

ITEM NO.7

COURT NO.9

SECTION XII

S U P R E M E C O U R T O F I N D I A
RECORD OF PROCEEDINGS

Petition(s) for Special Leave to Appeal (C) No(s).4893-4894/2023

[Arising out of impugned final judgment and order dated 01-09-2022 in WA No.809/2017 and WA No.1059/2017 passed by the High Court of Judicature at Madras]

M/S MAYAJAAL ENTERTAINMENT (P) LIMITED

Petitioner(s)

VERSUS

THE ASSISTANT SETTLEMENT OFFICER (NORTH) & ANR.

Respondent(s)

(IA No. 37485/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT

IA No. 37484/2023 - EXEMPTION FROM FILING O.T.

IA No. 37489/2023 - PERMISSION TO FILE LENGTHY LIST OF DATES)

WITH

SLP(C) Diary No(s).47674/2024

M/S MAYAJAAL ENTERTAINMENT PVT. LTD.

Petitioner(s)

VERSUS

THE DIRECTOR OF LAND SURVEY AND SETTLEMENT & ORS.

Respondent(s)

Date : 08-09-2026 These matters were called for hearing today.

CORAM :

HON'BLE MR. JUSTICE AHSANUDDIN AMANULLAH

HON'BLE MR. JUSTICE MANMOHAN

For Petitioner(s) Mr. S.S. Sundar, Sr. Adv.
Mr. Shoeb Alam, Sr. Adv.
Mr. D. Ravichander, Adv.
Mr. Sivagnanam Karthikeyan, Adv.
Mr. Lakshay Singh, Adv.
Mr. Tushar Giri, Adv.
Mr. Sahil Bhalaik, AoR

Mr. Jayant Bhushan, Sr. Adv.
Mr. Shantanu Singh, Adv.
Mr. Ravi Sehgal, Adv.

Mr. Amartya Bhushan, Adv.
Mr. Yojit Mehra, Adv.
Ms. Ishika Jain, Adv.
Mr. Adithya S. Nair, Adv.
Mr. Amit Pai, AoR

For Respondent(s) Mr. Prashanto Chandra Sen, Addl. A.G.
Ms. Jayasree Narasimhan, AoR

Mr. B. Karunakaran, AoR
Ms. Pooja Lakshmi, Adv.

Mr. Sabarish Subramanian, AoR

O R D E R

Heard Mr. Jayant Bhushan and Mr. Shoeb Alam, learned senior counsel for the petitioner and Mr. Prashanto Chandra Sen, learned Additional Advocate General for the respondents.

2. SLP(C) Nos.4893-4894 of 2023 have been filed against the common impugned judgment dated 01.09.2022 passed by the High Court of Judicature at Madras in W.A.Nos.809 and 1059 of 2017 and C.M.P.Nos.11320 and 14855 of 2017 by which, the orders dated 10.09.2015 & 02.11.2012 respectively passed by the two learned Single Judges in W.P.No.25594 of 2015 and W.P.No.29465 of 2012 in favour of the petitioner, both with regard to granting of *patta* and subsequently with regard to making entries in the relevant revenue records on the basis of *patta* issued in its favour with regard to the property in question, has been interfered with.

3. In the SLP(C) Diary No.47674 of 2024, the issuance of *patta*, which was under the signature of the Assistant Settlement Officer, became the subject matter of a *suo motu* revision in the year 2018. Against the said proceedings, being aggrieved, the petitioner had

moved the High Court. The challenge having failed, an appeal was filed by the petitioner, which was dismissed and the said order is assailed in SLP(C) Diary No.47674 of 2024 by the petitioner before this Court.

4. On the basis of what is before the Court in the present proceedings and the assistance rendered to the Court, the Special Leave Petitions are disposed of in the following terms:-

(i) The *suo motu* revision exercised by the Director of Land Survey, Tamil Nadu, shall be proceeded with and concluded expeditiously after giving due opportunity of hearing to the parties concerned.

(ii) SLP(C) Diary No.47674 of 2024 stands disposed of as not pressed.

5. Since *suo motu* revision power can be exercised only when a legally valid *patta* is issued and subsisting, the impugned Division Bench judgment dated 01st September, 2022 is set aside.

6. However, to ensure that the parties have a 'level playing field' in the *suo motu* proceedings the order passed by the learned Single Judge dated 10th September, 2015 is set aside as it directs consequential changes in village and taluk accounts.

7. It is directed that till the time the *suo motu* revision is not disposed of, the parties shall maintain *status quo* in all aspects with regard to the property in question.

8. As a measure of abundant caution, it is clarified that the authority considering the statutory *suo motu* revision shall not be prejudiced by any observation made or finding recorded in any of the orders passed by the learned Single Judges of the High Court dated 02.11.2012 and 10.09.2015 or by the Division Bench dated

01.09.2022. It shall be open to the parties to raise all points available to them, both on facts as well as in law before the Revisional Authority which shall independently consider the same.

9. As the matter is old, we expect that the revision proceedings would be concluded, latest within four months from today. The parties have assured the Court of their cooperation in the conclusion of the said proceedings.

10. Depending on the outcome of the revision proceedings, the parties shall be at liberty to move this Court by filing an appropriate application in the present case seeking consequential orders/directions, as may be required.

11. Pending application(s), if any, shall also stand disposed of.

(SAPNA BISHT)
COURT MASTER (SH)

(ANJALI PANWAR)
ASSISTANT REGISTRAR