

**CNR NO. DLNT01-002076-2022**

**CS DJ NO. 197/22**

**SONU GOLA VS. SMT. RAJU NAGPAL AND ORS.**

**16.03.2022.**

Present: Sh. Gaurav Mannuja-I. Counsel for the plaintiff.

Ld. counsel for the plaintiff submits that he is filing one annexure alongwith list of document.

Ld. counsel for plaintiff advanced his argument for grant of ex-parte ad-interim injunction. During the course of argument, ld. counsel argued that an Agreement to Sell and Purchase dated 23.07.2021 was executed between the defendant no. 1 and the plaintiff in respect of the suit property i.e. Plot measuring 60 sq. meters bearing No. 358, Block-C, Pocket-4, Sector-34, Rohini, Delhi-110085 (hereinafter referred as suit property) for a total sum of Rs. 63,00,000/-, out of which Rs. 4,00,000/- was paid by the plaintiff to the defendant on the same day i.e. 23.07.2021 and further part payment of Rs. 4,00,000/- was to be made to the defendant no. 1 on or before 23.09.2021. On 13.09.2021, the plaintiff approached to the defendant for the payment of the said part payment of Rs. 4,00,000/- but the defendant no. 1 refused to accept the same. Now, it has come to the knowledge of the plaintiff that a Sale Deed dated 09.02.2022 has been executed by the defendant no. 1 in favour of the defendant no. 2 in respect of the suit property. Ld. counsel also argued that the defendant no. 3 in reply to their representation

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dated 11.03.2022 directed the plaintiff to provide any stay order from Court of law within two days failing which Sale Deed presented for registration in respect of the suit property will be registered without any further notice. In given fact and circumstances, the present suit has been filed.

I have heard arguments and perused the material available on record.

In light of above-mentioned fact and circumstances of the case and keeping in view of material available on record, parties are directed to maintain Status quo with regard to the suit property till the next date of hearing subject to filing of appropriate court fees. The plaintiff is directed to make the necessary compliance of provision of Order XXXIX Rule 3 CPC.

Issue summons of the suit and notice of the application U/o 39 Rule 1 and 2 CPC to the defendant no. 1 and 2 vide PF/RC. Copy of this order be given dasti as prayed for.

Be put up on 28.03.2022.

(Rekha)

ADJ-02/ North/ Rohini Court

Delhi/16.03.2022