

HIGH COURT FOR THE STATE OF TELANGANA AT HYDERABAD

**TUESDAY, THE THIRTY FIRST DAY OF MARCH
TWO THOUSAND AND TWENTY SIX**

PRESENT

**THE HONOURABLE THE CHIEF JUSTICE SRI APARESH KUMAR SINGH
AND**

THE HONOURABLE SRI JUSTICE G.M. MOHIUDDIN

WRIT APPEAL NO: 362 OF 2026

Writ Appeal under clause 15 of the Letters Patent Against the Order Dated 20-01-2026 in W.P.NO 808 of 2026 on the file of the High Court.

Between:

Smt.Allam Rajitha, W/o. Allam Laxmaiah, aged about 36 years, Occ. Agriculture R/o H.No. 2-12, Ramreddipalle Village, Urkonda Mandal, Nagarkurnool District.

...APPELLANT

AND

1. The State of Telangana, Represented by its Principal Secretary, Revenue department, Secretariat Buildings, Hyderabad.
2. The District Collector, Nagarkurnool District.
3. The Tahsildar-cum-Joint Sub-Registrar, Urkonda Mandal, Nagarkurnool District.

...RESPONDENTS

Counsel for the Appellant : SRI V.RAMESH KUMAR

**Counsel for the Respondents: SRI MURALIDHAR REDDY KATRAM,
GP FOR REVENUE**

The Court made the following: JUDGMENT

IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD

THE HON'BLE THE CHIEF JUSTICE SRI APARESH KUMAR SINGH
AND
THE HON'BLE SRI JUSTICE G.M.MOHIUDDIN

WRIT APPEAL No.362 of 2026

Dated: 31.03.2026

Between:

Smt. Allam Rajitha

...Appellant

and

The State of Telangana,
Represented by its Principal Secretary,
Revenue Department,
Secretariat Buildings, Hyderabad,
and 2 others.

...Respondents

JUDGMENT:

Learned counsel Sri V.Ramesh Kumar appears for the appellant.

Sri Muralidhar Reddy Katram, learned Government Pleader for
Revenue, appears for the respondents.

2. The present writ appeal arises out of the judgment passed by the learned writ court dated 20.01.2026 disposing of W.P.No.808 of 2025, which was filed by the appellant herein.

3. W.P.No.808 of 2025 was preferred with the following prayer:

“For the reasons stated in the accompanying affidavit, it is therefore prayed that this Hon’ble court be pleased to issue a writ, order or direction more particularly one in the nature of writ of mandamus declaring the action of the 3rd Respondent, who is designated as Registrar under the ‘THE TELANGANA RIGHTS IN LAND AND PATTADAR PASS BOOKS, ACT 2020, ACT No 9 OF 2020’ and authority in his capacity as Tahsildar-cum-Joint Sub-Registrar of the Mandal in not acting on my Online application Dated:25.10.2024 vide application No.2400022556 through Dharani Portal to delete the land from Prohibited Properties List which stands in my name and I am the absolute owner and possessor of land admeasuring Ac.1.38 gts in Survey No.193 situated at Ramreddypalle Village, Urkonda Mandal, Nagarkurnool District included in Prohibitory list under Section 22-A of Registration Act without any basis despite my Online application Dated 25.10.2024 vide application No.2400022556 through Dharani Portal requesting to delete from Prohibitory List as illegal, arbitrary and violative of Articles 14, 21 and 300-A of Constitution of India and consequently direct the respondents to delete the land admeasuring Ac.1.38 gts in Survey No.193 situated at Ramreddipalle Village, Urkonda Mandal, Nagarkurnool District from Prohibited Properties in Rural Prohibited Register and pass such further or other orders as this Hon’ble Court may deem fit and proper in the circumstances of the case.”

4. The writ petition was disposed of taking note of G.O.Ms.No.98, dated 23.08.2025, constituting a Committee to consider the grievances of the persons affected by the notifications issued under Section 22-A(1)(e) of the Registration Act, 1908 (hereinafter referred to as, “the Act”). The learned writ court directed the said Committee to examine the case of the appellant after notice and opportunity of hearing to all

concerned parties. The appellant, being aggrieved, has approached this Court alleging that the Committee is not competent to deal with the cases which are covered under Section 22-A(1)(a) of the Act like that of the appellant.

5. We have heard learned counsel for the parties.

6. It appears from the submission of the learned counsel for the appellant that the subject property is no longer shown in the prohibited list under the Telangana Bhu Bharati (Record of Rights in Land) Act, 2025 (hereinafter referred to as, "the Act of 2025"), which is the successor of the previous enactment i.e., the Telangana Rights in Land and Pattadar Pass Books Act, 2020, which stood repealed by virtue of Section 23 of the Act of 2025. If that be so, the grievance of the appellant no longer remains.

7. Learned counsel for the appellant submits that the appellant apprehends that even after deletion of her property from the prohibited list, the conveyance of the said property may not be registered by the registering authority.

8. However, at this stage, we do not find any basis for such apprehension. As such, in our view, since no cause of action remains,

the appellant is not required to approach the Committee constituted under G.O.Ms.No.98, dated 23.08.2025.

9. The present writ appeal is, therefore, closed with the observation that the directions passed by the learned writ court in the impugned judgment shall not have any effect in the circumstances discussed above.

There shall be no order as to costs.

Miscellaneous applications pending, if any, shall stand closed.

**SD/- MOHD. ISMAIL
DEPUTY REGISTRAR**

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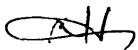
SECTION OFFICER

To,

1. One CC to SRI V.RAMESH KUMAR, Advocate. [OPUC]
2. Two CCs to GP FOR REVENUE, High Court for the State of Telangana. [OUT]
3. Two CD Copies.

BSK

TKS

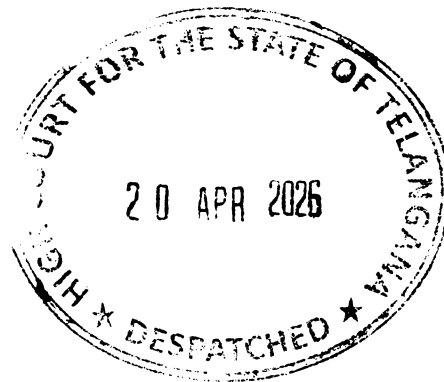


HIGH COURT

DATED:31/03/2026

JUDGMENT

WA.No.362 of 2026



**CLOSING THE WRIT PETITION
WITHOUT COSTS**

⑥ NT
8/4/26.