

**IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD**

**FRIDAY, THE FOURTEENTH DAY OF AUGUST
TWO THOUSAND AND TWENTY SIX**

PRESENT

**THE HONOURABLE THE CHIEF JUSTICE APARESH KUMAR SINGH
AND
THE HONOURABLE SRI JUSTICE G.M. MOHIUDDIN**

WRIT APPEAL NO: 787 OF 2026

Writ Appeal under clause 15 of the Letters Patent preferred against the order dated 09/02/2026 in W P No 3825 OF 2026 on the file of the High Court.

Between:

1. Thadi Ram kumar Reddy,, S/o. T.V. Reddy, Age: 57 years, Occ: Business, R/o. H.No. 8-2-293/82/HE/381/1, Flat No. 8, Parnasala, Huda Enclave, Shaikpet, Jubilee Hills, Hyderabad.
2. V. Rajashekhar Reddy,, S/o. V. Bhaskar Reddy, Age: 58 Years, Occ: Business, R/o. Flat No. 102, ArudraGautami Society Plot No. 79, Near Chirec School, Kondapur, Serilingampally, R.R. District.
3. Kavitha Gajjela,, W/o. R. Sita Ram Reddy, Age: 44 Years, Occ: Business, R/o. G3501, My home Bhooja, Knowledge City, Raidurgpanmaktha, Serilingampally mandal, Ranga Reddy District.

...Appellant/Appellant

AND

1. N. Dharanidhar Reddy,, S/o. N. Shekhar Reddy, Age: 45 Years, Occ: Agriculture, R/o. H.No. 2-139, Dhannaram Village, Kandukuru Mandal, Rangareddy Distrcit.
2. N. Kousalya,, W/o. N. Shekar Reddy, Age: 67 Years, Occ: Agriculture, R/o. H.No. 2-139, Dhannaram Village, Kandukuru Mandal, Rangareddy Distrcit.
...Respondents/ Writ Petitioners
3. The State of Telangana,, Rep. by Principal Secretary, Revenue Department, Secretariat Buildings, Hyderabad.
4. The District collector,, Rangareddy, Rangareddy District
5. The Assistant Director,, Survey and Land records, Rangareddy, Rangareddy District.
6. The Revenue Divisional Officer,, Kandukur Division, Rangareddy, Rangareddy District.
7. The Tahsildar,, Kandukur Mandal, Rangareddy District.

8. The Mandal Surveyor,, Kandukur Mandal, Rangareddy District

...Respondents/Respondents

I.A. NO: 4 OF 2026

Petition under Section 151 CPC praying that in the circumstances stated in the affidavit filed in support of the petition, the High Court may be pleased to suspend the operation of the order dated 09.02.2026 passed in W.P NO. 3825/2026

**Counsel for the Appellants: Sri. B. SHIVA RAM SHARMA,
representing K. RATHANGAPANI REDDY**

Counsel for the Respondent Nos.1 & 2: Ms. M. HARTHIKA

**Counsel for the Respondent Nos.3 to 8: Sri. MURALIDHAR REDDY KATRAM,
GP FOR REVENUE**

The Court made the following: ORDER

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. 787 of 2026

DATED : 14.08.2026

Between:

Thadi Ram Kumar Reddy and two others

... Appellants

AND

N. Dharanidhar Reddy and seven others

... Respondents

JUDGMENT:

Mr. B. Shiva Ram Sharma, learned counsel appears for Sri K. Rathangapani Reddy, learned counsel for the appellants.

Ms. M. Harthika, learned counsel appears for respondent Nos.1 and 2/writ petitioners.

Mr. Muralidhar Reddy Katram, learned Government Pleader for Revenue appears for respondent Nos.3 to 8.

2. This Writ Appeal is filed assailing the order dated 09.02.2026 passed by the learned writ Court, in Writ Petition No.3825 of 2026.

3. Learned counsel for respondent Nos.1 and 2/writ petitioners has drawn the attention of this Court to the description made in the writ affidavit as regards the subject property to submit that the writ petitioners have substantial chunks of land admeasuring Acs.10.36 guntas and Acs.10.00 in Survey Nos.76 and 76/A3/1; 77/1, respectively, situated at Muralinagar Village, Kandukuru Mandal, Ranga Reddy District, which

have been mutated in the revenue records and e-pass books were also issued in their favour as they are the absolute owners thereof. The aforesaid Writ Petition was filed for a direction upon respondent No.3 to conduct subdivision patta survey in respect of the subject property for which applications with requisite challans were made on 22.08.2025 but had remained pending without any action. She submits that the writ petitioners are unaware of the injunction order dated 03.12.2025 passed by the learned Junior Civil Judge, Ranga Reddy District at Maheshwaram. in I.A.No.1687 of 2025 in O.S.No.209 of 2025. By referring to the said injunction order, it is submitted that the parcels of the land claimed by the appellants herein before the learned trial Court are only small chunks of land in Survey Nos.76 and 77 with which the writ petitioners may not have any overlap. Otherwise, the survey has to be conducted after due notice to the interested parties as per the impugned direction passed by the learned writ Court. Therefore, the appellants should not have been aggrieved by the innocuous nature of the direction issued by the learned writ Court *vide* order under appeal dated 09.02.2026. Therefore, the instant Writ Appeal may not be entertained.

4. On the part of the appellants, attention of this Court is drawn to the aforesaid injunction order dated 03.12.2025 in which the respondents/defendants therein are the writ petitioners. It is their case that the learned trial Court has granted *ad interim* injunction in favour of the appellants restraining the writ petitioners from interfering with the Petition

Schedule 'A' to 'C' properties till 06.01.2026. The schedule properties are also on Survey Nos.76 and 77. As such, the appellants were necessary parties to the writ petition in the absence of whom and without impleading them by the writ petitioners, the impugned direction has been passed by the learned writ Court which would adversely affect their interests and claim over the subject property involved in the aforesaid Writ Petition. Therefore, the appellants have rightly preferred the instant Writ Appeal.

5. Upon consideration of the rival submissions of the parties and the material facts taken note above, we are of the view that since the appellants had substantial interest in respect of the subject property and injunction order had already been passed in their favour and against the writ petitioners in respect thereof, the impugned direction passed by the learned writ Court upon the official respondents to conduct survey, demarcate and subdivide the subject property by issuing notice to the writ petitioners, adjacent land owners and other interested parties, could have adverse affect on the interests of the appellants as it was passed without hearing them.

6. Therefore, the order under appeal dated 09.02.2026 passed by the learned writ Court in Writ Petition No.3825 of 2026 is set aside. The appellants shall be impleaded as respondents in W.P.No.3825 of 2026 which in turn shall be heard afresh.

The Writ Appeal is disposed of in the manner and to the extent indicated hereinabove. However, it is made clear that the observations, if

any made in the present judgment are only for the purposes of determining whether the impugned direction issued by the learned writ Court were vulnerable on account of non-impleadment of the appellants as necessary parties in the aforesaid Writ Petition. It is open for the learned writ Court to decide the aforesaid Writ Petition on merits uninfluenced by any of the observations made hereinabove. There shall be no order as to costs.

Miscellaneous applications, if any pending, shall stand closed.

//TRUE COPY//

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

SECTION OFFICER

To,

1. The Principal Secretary, Revenue Department, Secretariat Buildings, Hyderabad.
2. The District collector,, Rangareddy, Rangareddy District
3. The Assistant Director,, Survey and Land records, Rangareddy, Rangareddy District.
4. The Revenue Divisional Officer,, Kandukur Division, Rangareddy, Rangareddy District.
5. The Tahsildar,, Kandukur Mandal, Rangareddy District.
6. The Mandal Surveyor,, Kandukur Mandal, Rangareddy District
7. One CC to SRI. K. RATHANGA PANI REDDY, Advocate [OPUC]
8. One CC to SRI. MALLAREDDYGARI HARTHIKA, Advocate [OPUC]
9. Two CCs to GP FOR REVENUE, High Court for the State of Telangana at Hyderabad [OUT]
10. Two CD Copies

PSR

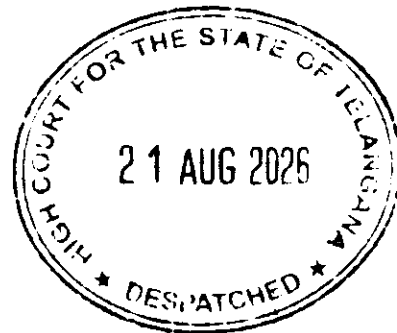
(S/P)

HIGH COURT

DATED: 14/08/2026

ORDER

WA.No.787 of 2026



**DISPOSING OF
THE WRIT PETITION
WITHOUT COSTS.**

13 SKN
21/08/24