

**BEFORE THE  
TAMIL NADU REAL ESTATE REGULATORY AUTHORITY,  
CHENNAI**  
**Quorum : Mr. Sunil Kumar, I.P.S (Retd), M.A, LLB, Hon'ble Single Member**

**Execution Petition No. 15 of 2022 in RCP No. 44 of 2022**

C. Gopalan ...Petitioner/Complainant

**Vs.**

M/s. Arthveda Star (Vizag) Reality Pvt Ltd.,  
Rep. by its Director,  
Srilakshmi Ranganathan ... Respondent/Respondent

Complainant : Rep. by M/s. S.Revathy, Advocates.

Respondent : Ex-parte

**Heard on: 06/04/2023**  
**Delivered on: 02/06/2023**

**ORDER FOR RECOVERY UNDER SECTION 40(2) OF THE RERA ACT READ  
WITH RULE 27 OF TNRERA RULES FOR NON-COMPLIANCE  
OF THE ORDER IN THE ABOVE RCP DATED 19/10/2022**

The above complainants filed the petition for execution stating that the respondent has not complied with the order passed in the above RCP filed by them.

2. The respondent has not obtained any stay in any appeal preferred by the respondent before the Appellate Tribunal nor has he paid the amount due to the complainants in compliance of the order of this Forum.

3. In the above RCP, the respondent is directed to pay the complainant, the amount of Rs.35,00,000/- with interest as ordered in RCP No. 44 of 2022 dated 19/10/2022.

4. Since, the amount due to the complainant under the order is due and liable to be recovered, it is just and necessary to issue, order for attachment and sale under Section 40(2) of the RERA Act read with Rule 27 of the TNRERA Rules.

*A.F.*  
21/6/23

**TRUE COPY**

**In the result:**

It is ordered for attachment and sale of the properties scheduled as item no. 1 to 3 in the Execution Petition under section 40(2) of the RERA Act read with Rule 27 of TNRERA Rules to satisfy the claims under the orders passed in favor of the above complainant.

Sd/- 02/06/2023  
SUNIL KUMAR, I.P.S (Retd)  
SINGLE MEMBER  
TNRERA, CHENNAI

