

**BEFORE MAHARASHTRA REAL ESTATE
APPELLATE TRIBUNAL MUMBAI**

24] MA No. 215/24

in

Appeal No. AT00600000215056/24

Shubha Shailesh Shetty & Anr

... Appellants

V/s.

Sheth Creator & Harileela Projects Pvt. Ltd. & Ors

... Respondents

Alongwith

25] MA No. 216/24(Stay)

in

Appeal No. AT00600000215058/24

Uday Dongre

... Appellant

V/s.

Sheth Creator & Harileela Projects Pvt. Ltd. & 5 Ors

... Respondents

Adv. Mr. Sneha Prabhu for Appellant

Adv. Mr. Sagar Pillay for Respondent Nos. 1, 2 & 6

None for Respondent Nos. 3, 4 & 5.

**CORAM : SHRI SHRIRAM. R. JAGTAP, MEMBER (J), &
DR. K. SHIVAJI, MEMBER (A)**

**DATE : 08th May, 2024
(THROUGH VIDEO CONFERENCE)**

Issue notice to respondent Nos 3, 4 & 5 returnable before next date.

2] Appellants in both the appeals submit that the respondent No. 3, 4 and 5 have been duly served and affidavit of service has already been filed. Ld. Counsel for the appellants further submits that there is strong possibility that respondent promoter will alienate the



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subject flats by creating third party rights and pressed for status-quo to avoid creation of third party interest on the subject flat in both the appeals.

2] Heard Ld. Counsel for parties present today.

3] In view of the apprehension expressed, we are of the considered view that there is no impediment if, status quo is maintained and accordingly respondents promoters are directed to maintain status quo as on today and not to create any third party rights as well as will not alienate in whatever manner on the subject flats until further orders.

4] Adv. Pillay seeks time to file Vakalatnama.

5] Stand over to 22nd July, 2024 for appearance of respondent Nos.3, 4 and 5, Vakalatnama and reply by respondent Nos. 1, 2 and 6.


(DR. K. SHIVAJI)


(SHRIRAM. R. JAGTAP)