



MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY

महाराष्ट्र स्थावर संपदा नियामक प्राधिकरण

Circular No. 50 /2025

No. MahaRERA/Secy/File No. 27/ 602 /2025
Date: 18.11.2025

Sub: In the matter of execution and registration of documents by a fit and proper person appointed by the Authority.

Whereas, the Hon'ble Division Bench, Bombay High Court, vide judgement dated 06.10.2025, in Writ Petition (L) No. 18256 of 2025, has directed that upon default in compliance of the orders concerning execution of documents, a fit and proper person of the Authority shall be appointed to execute and register such documents with specific directions to the concerned Registrar of Assurances to register the same.

Now therefore, in compliance with the aforesaid judgement dated 06.10.2025, the Authority hereby prescribes the following Standard Operating Procedure:

1. In complaints filed seeking orders to direct the respondent (promoter or allottee) to execute and register an Agreement for Sale or Deed of Cancellation ("the said document"), a fit and proper person of the Authority shall be appointed to execute and register the said document upon default by the respondent. The order shall specifically direct the Registrar of Assurances concerned to register the said document executed by the appointed fit and proper person.
2. The above procedure shall apply to pending non-compliance applications awaiting hearing and final disposal.

This Circular shall come in force with immediate effect.

(As approved by the Authority)

(Prakash Sabale)
Secretary / MahaRERA

MAHARERA HEADQUARTERS

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महारेरा मुख्यालय

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