



## HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

**BEFORE THE ADJUDICATING OFFICER  
EXECUTION NO. 2444 OF 2022  
IN  
COMPLAINT NO. 745 OF 2021**

Mubeen

....DECREE HOLDER

VERSUS

BPTP Ltd & Ms Countrywide Promoters Pvt Ltd

....JUDGMENT DEBTORS

**Date of Hearing: 14.01.2025**

**Hearing: 12<sup>th</sup>**

**Present:** None for decree holder.  
Mr. Hemant Saini, Advocate through VC with Ms. Neha,  
Advocate, for the judgement debtors.

**ORDER**

Today, the case is fixed for awaiting report regarding execution of conveyance deed, failing which, this Forum would be constrained to resort to provisions of Section 63 of the RERA Act, 2016.

2. Learned counsel for the judgment debtor has stated that dispute between parties has been settled and placed on record copy of settlement deed.

*14/1/2025*

However, none has appeared on behalf of the decree holder. Case called several times. It is already 04:00 PM. No further wait is justified. Hence, the present execution petition is **dismissed in default** for want of prosecution in view of the provisions of Order XXI Rule 105 of CPC, as this Forum while exercising the power under Section 40 of the RERA Act, 2016 read with Rule 27 of HRERA, Rules, 2017, is competent to exercise powers of a Civil Court, in the same manner as Civil Court is dealing with execution of a civil decree.

Let, file be consigned to the consigned record room after uploading the order on the website of the Authority.

  
.....  
**MAJOR PHALIT SHARMA**  
**ADSJ(Retd.)**  
**(ADJUDICATING OFFICER)**  
**14.01.2025**