

To,
The Presiding Officer
District Consumer Disputes Redressal Forum
Bangalore, Karnataka

Subject: Complaint Regarding Fraudulent Alteration of Sale Deed and Claim for Full Ownership of Land Parcel

Respected Sir/Madam,

I, heeh, resident of Bangalore, Karnataka, wish to file a formal complaint against Concerned Authority regarding the following matter:

FACTS OF THE CASE:

1. On March 15, 2023, Ramesh Kumar and Meera Devi executed a sale deed for a parcel of land, which initially reflected Meera Devi's ownership of the entire property.
2. Prior to the registration of the deed, Ramesh Kumar allegedly tampered with the document, altering it to indicate that Meera Devi only held a 1/3 share of the land, which was registered on April 5, 2023.
3. Meera Devi claims to have evidence, including witness testimonies and original documents, that support her assertion of fraudulent alteration of the sale deed.
4. The legal precedent established in *Suraj Lamp & Industries Pvt. Ltd. vs. State of Haryana* (2012) emphasizes that tampered documents can be rendered invalid, which is crucial for Meera Devi's case against the registered deed.

LEGAL BASIS:

1. Section 17 of the Registration Act, 1908: This section mandates that any document affecting immovable property must be registered to be admissible as evidence. If Meera Devi can prove that the sale deed was tampered with before registration, the altered document may be deemed invalid, thereby supporting her claim to the entire land parcel.
2. Section 23 of the Indian Contract Act, 1872: This section states that an agreement is void if it is made under a mistake of fact or is induced by fraud. If Meera Devi can demonstrate that Ramesh Kumar engaged in fraudulent conduct by altering the sale deed, the contract may be rendered void, reinforcing her entitlement to the full ownership of the land.
3. Section 2(1)(c) of the Consumer Protection Act, 2019: This section defines a consumer as someone who buys goods or services for consideration. If Meera Devi can establish that she was misled by Ramesh Kumar's fraudulent actions regarding the sale deed, she may be entitled to seek redress under this Act, as the transaction involved a service (the sale of land) that was

compromised by deceit.

4. Section 58 of the Transfer of Property Act, 1882: This section outlines the requirements for a valid transfer of property, including the necessity for the transferor to have the authority to transfer. If Meera Devi can prove that Ramesh Kumar lacked the authority to alter the sale deed due to fraudulent actions, the transfer may be deemed invalid, thereby validating her claim to the entire property.

PRAYERS:

In light of the above, I most respectfully pray that:

1. That the Honorable Court directs Ramesh Kumar to produce the original sale deed and any related documents for examination within 30 days to ascertain the authenticity and any alterations made to the document.
2. That the Honorable Court orders a forensic examination of the sale deed by a qualified handwriting expert to determine the presence of tampering, with findings to be submitted within 45 days.
3. That the Honorable Court grants Meera Devi full ownership of the land parcel in question, based on the evidence of tampering, and declares the altered sale deed invalid within the next hearing session.

DOCUMENTS ENCLOSED:

1. Original sale deed signed by Ramesh Kumar, including any initialed changes or annotations made prior to registration.
2. Forensic analysis report from a handwriting expert confirming alterations made to the sale deed.
3. Witness statements from individuals who were present during the signing of the sale deed, attesting to the original terms agreed upon.
4. Correspondence or communication records between Meera Devi and Ramesh Kumar regarding the sale and any disputes that arose post-signing.
5. Legal opinion letter from a property lawyer outlining the implications of the tampering and the relevant case law supporting Meera Devi's claims.

I hereby declare that the information provided above is true to the best of my knowledge and belief.

Date: 18 May, 2025

Place: Bangalore, Karnataka

Yours faithfully,

heeh

Contact: 1234567890

Address: Banglaore, Karnataka