



IN THE HIGH COURT OF JUDICATURE AT BOMBAY
NAGPUR BENCH : NAGPUR

SECOND APPEAL NO. 193 OF 2025

Vijay s/o. Tarachand Kamble

Vs.

Kisan Abhiman Shambharkar (dead) through LR's Smt. Suvarna and anr.

Office Notes, Office Memoranda of
Coram, appearances, Court's Orders
or directions and Registrar's order

Court's or Judge's Order

Mr. A. S. Dhore, Advocate for appellant.

CORAM : ROHIT W. JOSHI, J.

DATE : 17.09.2025.

. The appellant is the original defendant. The plaintiff is the landlord of the defendant. The relationship between the parties is not in dispute. The suit property is situated at Tah. Maregaon, Dist. Yavatmal. It is not in dispute that the provisions of the Maharashtra Rent Control Act, 1999, are not applicable to Maregaon, Dist. Yavatmal.

2. In that view of the matter, the protection of the Rent Control Act is not available to the defendant. The landlord has terminated the tenancy. The lease is an oral lease. It is not in dispute that tenancy was terminated by the plaintiff/landlord by issuing proper notice as contemplated under Section 106 of the Transfer of Property Act, 1882.

3. Both the Courts have concurrently decreed the suit for eviction and possession.

4. On perusal of judgments delivered by both the learned Courts, in the considered opinion of this Court no substantial question of law arises for consideration.
5. Accordingly, the second appeal is dismissed.

(ROHIT W. JOSHI, J.)

Tanmay