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IN THE HIGH COURT OF DELHI AT NEW DELHI

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BAIL APPLN. 2272/2025

PURUSHOTTAM MISHRA

.....Applicant

Through: Mr. Jatin Rajput, Mr.
Rajesh Kumar Jha, Mr.
Varun Panwar, Mr.
Vinamr & Mr. Sandeep
Kumar, Advs.

versus

STATE NCT OF DELHI

.....Respondent

Through: Ms. Priyanka Dalal, APP
for the State.
SI Sushil, PS Kapashera.

CORAM:

HON'BLE MR. JUSTICE AMIT MAHAJAN

ORDER

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13.10.2025

1. The present application is filed seeking pre-arrest bail in FIR No. 114/2025 ('FIR') dated 25.02.2025 registered at Police Station Kapashera for the offences under Sections 420/406/467/468 of the Indian Penal Code, 1860 ('IPC').
2. The Status report is handed over in Court today.
3. The same is taken on record.
4. The FIR was registered on an allegation that the applicant, even after accepting a sum of ₹10,00,000/- for the sale of a piece of land, has failed to register a sale deed or even hand over the possession of the said land.
5. This Court, while issuing notice in the present application, had noted that the alleged transaction between the complainant and the applicant took place way back in the year 2016 – 2018, whereas the FIR was registered much later in the year 2025.
6. It is pointed out that the applicant, pursuant to the
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protection granted to him by order dated 01.07.2025, has joined the investigation.

7. The learned Additional Public Prosecutor for the State vehemently opposes the grant of any relief to the applicant on the ground that two more FIRs have been registered against the applicant on the basis of similar allegations where the applicant had accepted money from the buyers but failed to hand over the possession of the land or register a sale deed.

8. It is pointed out that the applicant has already been admitted on pre-arrest bail in the other two FIRs by orders passed by the Coordinate Benches of this Court. The bail applications filed by the applicant were allowed by the Coordinate Benches of this Court noting that there has been a considerable delay in the registration of the FIRs as is the case in the present matter.

9. As noted above, the applicant has since joined the investigation and further undertakes to cooperate with the investigation as and when required.

10. In such circumstances, in the opinion of this Court, the custodial interrogation of the applicant is not required.

11. In view of the above, the present application is allowed and the applicant, in the event of arrest, is directed to be released on bail on furnishing a personal bond for a sum of ₹20,000/- with two sureties of the like amount, subject to the satisfaction of the concerned SHO, on the following conditions:

- a. The applicant shall join and cooperate with the investigation, if required, as and when directed by the IO;
- b. The applicant shall not leave the country without the



prior permission of the learned Trial Court;

- c. The applicant shall not directly or indirectly make any inducement, threat or promise to any person acquainted with the facts of the case or tamper with the evidence of the case, in any manner whatsoever;
- d. The applicant shall appear before the learned Trial Court as and when directed;
- e. The applicant shall provide the address where he would be residing to the concerned IO/SHO and shall not change the address without informing the concerned IO/SHO;
- f. The applicant shall give his mobile number to the concerned IO/SHO and shall keep his mobile phone switched on at all times.

12. In the event of there being any violation of the stipulated conditions, it would be open to the State to seek redressal by filing an application seeking cancellation of the bail.

13. It is clarified that the observations made in the present order are for the purpose of deciding the present pre-arrest bail application, and should not influence the outcome of the Trial and should not be taken, as an expression of opinion, on the merits of the case.

14. The present bail application is allowed in the aforesaid terms.

AMIT MAHAJAN, J

OCTOBER 13, 2025

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