



IN THE HIGH COURT OF JUDICATURE AT BOMBAY
NAGPUR BENCH, NAGPUR.

CRIMINAL APPLICATION (ABA) NO.885 OF 2025

Irfan s/o Salim Khan Vs. State of Maharashtra

Office Notes, Office Memoranda of Coram,
appearances, Court's orders of directions
and Registrar's Orders.

Court's or Judge's orders.

Shri R.A. Biramware, Advocate h/f/ Shri O.K. Masurke,
Advocate for the applicant.
Ms Trupti Udeshi, APP for non-applicant/State.

CORAM : M.W. CHANDWANI, J.

DATE : 06.01.2026.

1. The applicant apprehends his arrest in connection with Crime No.0162/2025 registered with Police Station, Wathoda, District Nagpur for the offences punishable under Sections 420, 468, 471 read with Section 34 of the Indian Penal Code. The allegation against the applicant is that he acted as an agent to sell the plots in the layout carved out by one Sai Ratna Housing Land and Developers.

2. One Karimullah Khan alongwith others owned a piece of land, which was acquired by the Nagpur Improvement Trust (NIT) in the year 1952 on payment of award paid to the original owners namely Karimtullah, Inayatullah, Rahemutullah, Hidaytullah, Sufiya Khan Likayatullah Khan. However, they conspired and during computerizing the land records, instead of name of NIT, the names of Karimtullah Khan and others were shown as owners of the said land. Taking benefit of this entry, they again sold the same land to the Sai Ratna Housing Land & Developers. The present

applicant acted on behalf of Sai Ratna Housing Land and Developers and further sold the property to various persons including the informant. When the facts were revealed, the FIR came to be lodged and the aforesaid offences came to be registered by Mohammad Shami Aalam Tahir Husain Ansari, one of the plot purchasers.

3. Heard the learned counsel for the applicant and the learned Additional Public Prosecutor for the non-applicant/ State.

4. Having gone through the case diary, it is revealed that the present applicant acted as a broker for selling the land between Sai Ratna Housing Land & Developers and the purchasers. Though, it has been claimed that the applicant has received the consideration amount but the material does not prima facie reveal that the present applicant had knowledge of the fact that Karimtullah Khan and others had already received compensation for acquisition of the same land from the NIT. Thus, the main allegations are against Inayatullah, Rahemutullah, Karimtullah, Hidaytullah and Sufiya Khan Likayatullah Khan.

5. It is also to be noted here that during the interim protection, the applicant has attended the police station and cooperated in the investigation. It is also informed that the charge-sheet has already been filed against the main accused.

6. Considering the role assigned to the present applicant, material against the present applicant, nature of allegations and the fact that investigation is completed, a case is made out for anticipatory bail. Accordingly, the interim anticipatory bail granted on 25.11.2025 is hereby confirmed.

7. Needless to mention that, the applicant shall attend the concerned police station as and when directed by the investigating officer.

8. With this, the application stands disposed of.

(M.W. Chandwani, J.)

Wagh