

**IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD**

THE HONOURABLE SMT. JUSTICE K. SUJANA

CRIMINAL PETITION No.2467 of 2026

DATE : 27.02.2026

Between:

Sri Surender Kumar Rathi.

...Petitioner/Accused No.4

AND

The State of Telangana, rep., by its Public Prosecutor,
High Court at Hyderabad, Shadnagar, Mahboobnagar P.S.

...Respondent

ORDER:

This Criminal Petition is filed before this Court for grant of pre-arrest bail to the petitioner who is arrayed as accused No.4 in Crime No.255 of 2025 before the Shadnagar Police Station, Mahboobnagar, registered for the offences punishable under Sections 318(4), 338, 336(2), 340 r/w 3(5) of the Bharatiya Nyaya Sanhita, 2023 (for short 'BNS').

2. The case of the prosecution is that the *de-facto* complainant, lodged a report before the police on 10.03.2025

stating that the de-facto complainant is the owner of the property in Sy.Nos.829, 830 and 831 to an extent of 18 Acres and 12 guntas and the said property is an agricultural land and are in possession of the said property. It is further stated that when the de-facto complainant is verifying the documents, he came to know that somebody forged the documents in the year 1992 and the revenue records shows that 500 Acres of land was sold to the grand mother of the de-facto complainant, but there is no such transaction and all the documents have been fabricated by the subsequent purchasers, as such requested the police for taking necessary action. On receipt of the said complaint, the Police registered case against the accused for the offences as alleged.

3. Heard Sri Damodar Mundra, learned counsel for the petitioner as well as Sri M. Ramachandra Reddy, learned Additional Public Prosecutor appearing on behalf of the respondent - State.

4. Learned counsel for the petitioner submitted that the petitioner purchased the alleged property in the year 2013 itself and has established industries in the said property and that as on date there is no such agricultural land existing. It is further

submitted that without verifying the revenue record, the Investigating Authority erroneously arrayed the petitioner as accused No.4 in this case. Therefore, he prayed the Court to grant pre-arrest bail to the petitioner by allowing this criminal petition.

5. On the other hand, the learned Additional Public Prosecutor opposed the submissions made by the learned counsel for the petitioner, contending that the allegations against the petitioners are serious in nature. It is further contended that the investigation is at the initial stage and they have to verify the documents, therefore, he prayed the Court to dismiss the criminal petition.

6. In light of the submissions made by both the learned counsel and upon perusal of the material available on record, it appears that the petitioner is arrayed as accused No.4 and he is the subsequent purchaser of the said property. The petitioner purchased the property in the year 2013 and also established industries with proper licences and he also filed documents pertaining to the revenue records showing that the petitioner has purchased the land in the survey numbers pertaining to the subject property. Considering the facts and circumstances of

the case, this Court deems it fit to grant pre-arrest bail to the petitioner, subject to compliance of the following conditions:

- i. The petitioner shall surrender before the Station House Officer, Shadnagar Police Station, Mahboobnagar, within two weeks from today, and on such surrender, the said Station House Officer shall release him on bail, on petitioner executing a personal bond for Rs.25,000/- (Rupees Twenty Five Thousand only), with two sureties, for the like sum each.
- ii. The petitioner shall abide by the other conditions stipulated in Section 482(2) of Bharatiya Nagarik Suraksha Sanhita, 2023 and co-operate with the Investigating Officer in investigating the case.
- iii. The petitioner shall appear before the concerned Investigating Officer on every Monday between 09:00 a.m, and 05:00 p.m., till the filing of the charge sheet and thereafter, as and when required.

7. Accordingly, this Criminal Petition is allowed.

Miscellaneous applications, if any pending, shall stand closed.

K. SUJANA, J

Date: 27.02.2026
SRK

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