133/0 **इतर पावती** **Original/Duplicate**

Friday,04 August 2017 1:56 PM नोंदणी क्रं. :39म

Regn.:39M

पावती क्रं.: 5192 दिनांक: 04/08/2017

गावाचे नाव: **पाचोरा**

दस्तऐवजाचा अनुक्रमांक: **पचर-0-2017**

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: **ॲड.सचीन पी देशपांडे रा.ता.पाचोरा**

वर्णन **पाचोरा येथील गट नं-58/1/अ/5 क्षेत्र-11.14.83 आकार 1900 सन 2005 ते 2017 एकुण 13 वर्ष मिळकत-1**

SEARCHFEE रु. 325.00

एकूण: रु. 325.00

Sub Registrar Pachora

सह.दुय्यम निंबंधक (वर्ग-२)
पाचोरा

1); देयकाचा प्रकार: By Cash रक्कम: रु 325/-

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Adv. Sachin P. Deshpande
B.Com.LL.B.
12,Sant Gadgebaba Nagar,
Pachora, Tal.Pachora,Dist. Jalgaon
Mo.No.9890942600

Date - 04/08/2017.

SEARCH CUM TITLE REPORT

TO,

Respected Sir,

I have gone through revenue papers and I have taken a search of Sub Registry Pachora for a period of 13 years in respect of **Plot No.5, area 1114.83 Sq.Mtr out of NA Surevey No.58/1A** situated Pachora Municipal Councial area, Pachora Tal.Pachora,Dist-Jalgaon at present above Plot property belongs to **PRASHANT BALKRUSHNA PUJARI ,**R/o.Pachora ,Tal.Pachora, Dist. Jalgaon.

PARTICULARS OF PLOT No.05:

Taluka & District	Situated at	PLOT No.	Area
PACHORA JALGAON	**WITHIN PACHORA MUNICIPAL COUNCIAL AREA**	**PLOT No.5 Out of N.A.Survey No.58/1A**	**Area 1114.83 Sq.Mtr.**

The Boundaries of the Plot No.05 as follows:-

PLOT No.	On East	On West	On North	On South
PLOT No.05	Plot No.4 & 10	9 Mtr. Road	9 Mtr.Road	7.5 Mtr.Road

Sachin P. Deshpande Advocate

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And I found that **PRASHANT BALKRUSHNA PUJARI,**R/o. Pachora,Tal.Pachora,Dist.Jalgaon is in possession of abovementioned Plot Property, Present owner have taken all the permission from the appropriate authority. Title of the above property is clear,free and marketable title.

PAST AND PREVIOUS TITLE HISTORY:

1) Previously Survey No.58/1A area 1 H.54 R. situated at Pachora Tal.Pachora,Dist-Jalgaon was owned and possessed by Balkrushna Chintaman Pujari, then Balkrushna Chintaman Pujari had applied before The Collector,Jalgaon for NA Residential use permission then Collector,Jalgaon passed order no. RB/ LNA/ SR/ 33 for NA Residential Use permission for Survey No.58/1A, then Hon'ble ADTP Jalgaon sanctioned Lay-out by office letter Dated 14/12/1982 for NA Survey No. 58/1A and total 39 plots demarcated in that lay-out. **VIDE M.E. NO.612 DT.10/02/1983.**

2) Then Balkrushna Chintaman Pujari have mutually distributed and transferred to N.A.Plot No.5,6, 11, 12, 14, 39 out of N.A.Survey No.58/1A and other properties in the name of his son Prashant Balkrushna Pujari **VIDE M.E. NO.15741 DT.10/07/2009.**

3) then Prashant Balkrushna Pujari had applied for consolidation and amalgamation of plots for residential purpose before Hon'ble SDO Pachora and Town Planner, ADTP Jalgaon for consolidation and amalgamanion of above Plots No.5-area 278.709 Sq.Mtr., Plot No.6 area 278.709 Sq.Mtr., Plot No.11 area 278.709 Sq.Mtr., Plot No.12 area 278.709 Sq.Mtr. in this effect Hon'ble Town Planner,ADTP Jalgaon has passed lay-out no.1568 dated 18/06/2016,and Pachora Municipal Council Pachora passed order Letter no. Bandh/ 1150/ 2016 Dated 01/07/2016.. Accordingly **M.E.No.26681 dated 27/10/2016** had been effected and sanctioned by the revenue authority

Sachin P. Deshpande Advocate

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4) Then present owner have applied dated 11/11/2016 before Hon'ble Chief Officer of Pachora Municipal Council for ermission of construction over Property Plot No.5+6+11+12,total area 1114.83 Sq.Mtr. out of out of NA Surevey No. 58/1A. so after due enquiry permission is granted Dt.30/11/2016.

LEGAL OPINION:

(1) On perusal of all the above referred documents and after taking search, I am of the opinion that the above **Plot No.5, area 1114.83 Sq.Mtr out of NA Surevey No.58/1A**, situated Pachora Municipal Councial area, Pachora Tal.Pachora,Dist-Jalgaon is absolutely owned and possessed by above mentioned owner **PRASHANT BALKRUSHNA PUJARI,**R/o.Pachora ,Tal.Pachora, Dist. Jalgaon.

(2) The said documents of title referred to above are the perfect evidence of the Title of the property. There is no any previous charges/ encumbrances on the above property,Hence I certify that title is clear and free from all encumbrances and also readily marketable.

Search Date -04/08/2017

Receipt No.5192/2017.

Sachin P. Deshpande ADVOCATE Advocate

PACHORA

DATE: 04/08/2017

SACHIN P.DESHPANDE

ADVOCATE, PACHORA.

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