

TITLE VERIFICATION & SEARCH REPORT

**OF THE PROPERTY OWNED AND POSSESSED BY
M/S RAI UDYOG LTD.,**

346/0

इतर पावती

Original/Duplicate

Tuesday, 26 February 2019 4:00 PM

नोंदणी क्र.: 39म

Regn.: 39M

पावती क्र.: 923 दिनांक: 26/02/2019

गावाचे नाव: बडनेरा

दस्तऐवजाचा अनुक्रमांक: अरन3-0-2019

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: अॅड-सोनाली गीरी रा. नागपुर

वर्णन शोध अर्ज क्र. 241/2019 मौजे बडनेरा स. न. 340/2, 340/2ए, 340/2बी, 340/2सी, 340/2डी, 340/3, 340/पाट

मधील प्लॉट नंबर 1 सन. 1990 ते 2019 (वर्षे 30)

शोध व निरीक्षणे

रु. 750.00

एकूण:

रु. 750.00

Joint Sub Registrar Amaravati III

1); देयकाचा प्रकार: By Cash रक्कम: रु 750/-

SONALI O. GIRI
Advocate

**Rajat Sankul, Opp S.T. Bus
Stand, Ganeshpeth,
Nagpur - 440018.
Mb. No. 9561890999**

Date: - 26/02/2019

TITLE VERIFICATION & SEARCH REPORT

THAT I have been engaged by M/s Rai Udyog Ltd, duly Registered Under Companies Act 1956, having Registered Office at "RAJAT SANKUL", Opp. S.T. Bus Stand, Ganeshpeth, Nagpur - 440018, for preparing Title Verification and Search Report of the Property owned and possessed by M/s Rai Udyog Ltd., and has submitted necessary relevant document for preparing the Title Verification and Search Report, I, Sonali Om Giri Advocate, R/o: - Ganeshpeth, Nagpur do hereby submit my detailed report as under: -

1. THAT, the property fully described in Schedule was previously owned and possessed by **Little Wonder Academy Pvt Ltd. through Authorized Officer Mr. Roshan Laxmanrao Thakare** by way of Registered Sale Deed Dated. 19/12/2018 VIDE ITS SR. NO. 3273 - 2018 Registered before the Sub Registrar, Office Amravati - 3, in favour of M/s Rai Udyog Ltd, acting through its Managing Director **SHRI. KISHOR S/O SHRI. GOPICHAND RAI** aged about **55 Years**, Occupation: - **Business**, R/o: - **136/A, Canal Road, Ramdaspath, Nagpur - 440010**. Thus after execution of Registered Sale Deed the said Firm M/s Rai Udyog Ltd. through Shri. Kishor Gopichand Rai has become the absolute owner of the said property fully described in the Schedule.

2. THAT, the Title History & Link of chain for the period of more than last 15 Years till date shows the following transactions described hereunder: -

i] All that piece and parcel of situated at **Mouza: Badnera, Pragane - Badnera, Tq. & Dist. Amravati**, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2,**

Sonali Om Giri

having yearly land revenue of Rs. 2.20, admeasuring **0H.43 R. + Pot Kharab 0 H. 02 R**, bounded as under:

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
TOWARDS WEST : AKOLI BADNERA ROAD,
TOWARDS NORTH : FIELD SURVEY NO. 340/3 & FIELD OF CHHABDA,
TOWARDS SOUTH : FIELD SURVEY NO. 340/2/E

ii] All that piece and parcel of situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2/A**, having yearly land revenue of Rs. 1.60, admeasuring **0 H. 40 R.**, bounded as under:

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
TOWARDS WEST : AKOLI BADNERA ROAD,
TOWARDS NORTH : FIELD SURVEY NO. 340/2/B,
TOWARDS SOUTH : FIELD SURVEY NO. 340 [PART] & 342

iii] All that piece and parcel of situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2/B**, having yearly land revenue of Rs. 1.75, admeasuring **0 H. 48 R.**, bounded as under:

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
TOWARDS WEST : AKOLI BADNERA ROAD,
TOWARDS NORTH : FIELD SURVEY NO. 340/2/C
TOWARDS SOUTH : FIELD SURVEY NO. 340/2/A

iv] All that piece and parcel of situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2/C [340/2/घ]**, having yearly land revenue of Rs. 1.95, admeasuring **0 H. 48 R.**, bounded as under :

Sonali Amleto

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
 TOWARDS WEST : AKOLI BADNERA ROAD,
 TOWARDS NORTH : FIELD SURVEY NO. 340/2/D
 TOWARDS SOUTH : FIELD SURVEY NO. 340/2/B

v] All that piece and parcel of situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2/D**, having yearly land revenue of Rs. 3.65, total admeasuring **0 H. 90 R.**, bounded as under :

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
 TOWARDS WEST : AKOLI BADNERA ROAD,
 TOWARDS NORTH : FIELD SURVEY NO. 340/2/E,
 TOWARDS SOUTH : FIELD SURVEY NO. 340/2/C

vi] All that piece and parcel of Situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/2/E**, having yearly land revenue of Rs. 1.60, total admeasuring **0 H. 40 R.**, bounded as under :

TOWARDS EAST : NATIONAL HIGHWAY NO. 6,
 TOWARDS WEST : AKOLI BADNERA ROAD,
 TOWARDS NORTH : FIELD SURVEY NO. 340/2
 TOWARDS SOUTH : FIELD SURVEY NO. 340/2/D

vi] All that piece and parcel of Situated at **Mouza: Badnera**, Pragane - Badnera, Tq. & Dist. Amravati, within the jurisdiction of Sub Registrar Amravati City and comes within the limits of Municipal Corporation Amravati, **Field Survey No. 340/3**, having yearly land revenue of Rs. 2.10, admeasuring **0 H. 54 R. + Pot Kharab 0 H. 02 R.**, bounded as under:

Sonal Omkari