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Dated - 15th February, 2024

FORMAT - A

To,

MahaRERA

Housefin Bhavan,

Plot No. C-21, E-Block,

Bandra Kurla Complex, Bandra (E),

Mumbai - 410051

LEGAL TITLE REPORT

Subject : Title Clearance Certificate with respect to Layout Plot No. 1, 2 & 28, out of F.S. No. 218/1 & 218/2 (bearing Computerised Property No. / Bhumapan & Upvibhag No. 218/1/218/2/28/1/2), situated at Mouje - Rahatgaon, Taluka and District Amravati (hereinafter collectively referred as the "said plots").

(1) I have investigated the title of the said plots on the request of owner **Shri Kamalkumar Digrilalji Malviya, r/o. Amravati**, & following documents :-

1) Description of the property i.e. Plots & TDR (Rights).

(i) "All the piece and parcel of land situated at **Mouje - Rahatgaon**, Pragane - Nandgaon Peth, Tq. & Dist. Amravati, within the limits of Municipal Corporation of city of Amravati and within the Jurisdiction of Sub-Registrar, Amravati city, in the area known as 'Vishal Nagar (annexed to Siddhivinayak Nagar)', bearing

(a) **Field Survey No. 218/1**, out of which land admeasuring 1 H. 27 R., of which layout conversion is passed in Rev. Case No. N.A.P. 34/Rahatgaon-82/2016-17, dated 31.01.2017, out of this layout **Plot No. 28**, admeasuring 10341.51 sq.ft. (960.75 sq.mtrs),

(b) **Field Survey No. 218/2**, out of which land admeasuring 0 H. 14 R., of which layout conversion is passed in Rev. Case No. N.A.P. 34/Rahatgaon-101/2016-17, dated 22.03.2017, out of this layout **Plot No. 1**, admeasuring 7534.80 sq.ft. (700 sq.mtrs),



(2)

(c) **Field Survey No. 218/2** (as per Gift Deed FS No. 218), out of which land admeasuring 0 H. 14 R., of which layout conversion is passed in Rev. Case No. N.A.P. 34/Rahatgaon-101/2016-17, dated 22.03.2017, out of this layout **Plot No. 2**, admeasuring 7534.80 sq.ft. (700 sq.mtrs),

all the plots are adjoining to each other, **total admeasuring 25411.11 sq.ft. (2360.75 sq.mtrs.)**, and amalgamated vide order passed by Hon'ble Sub-Divisional Officer, Amravati in Rev Case No. N.A.P. 34/Rahatgaon/273/2023-24, dated 07.02.2023, forming one compact piece, bearing Layout Plot No. 218/1/218/2/28/1/2, total admeasuring **25411.11 sq.ft. (2360.75 sq. mtrs)**, which is bounded as under :-

Towards East : 9 mtr. wide Layout Road,

Towards West : Layout Plot No. 3,

Towards North : 60 mtr. wide Ring Road, , and,

Towards South : Layout Plot No. 27, Open Space & FS No. 218 (part)....."

DESCRIPTION OF THE TDR (RIGHTS)

(ii) "T. D. R. (rights) equivalent to 1343.00 sq. mtrs., from out of total rights admeasuring 2961 sq. mtrs. (Zone - N.A.) of TDR certificate issued by Amravati Municipal Corporation vide Folio No. AMC/ADTP/TDR/157/2021, dated 30.11.2021 and certificate No. 157, for a lieu of 1410 sq. mtrs. of land, out of Field Survey No. 161/2, of Mouje - Rahatgaon, Pragane - Nandgaon Peth, Tq. & Dist. Amravati, acquired by Amravati Municipal Corporation, Amravati for 12 mtr. wide Service Road...."

2) The following documents of said plot have been verified :-

i) 7/12 Extract issued by Talathi Mouje - Rahatgaon, Amravati, in respect of Field Survey No. 218, admeasuring 7 H. 20 R, of Mauje - Rahatgaon, showing the ownership of Maroti Sansthan, Rahatgaon, for the year 1986-87, 1987-88, 1988-89 onwards.

ii) Mutation Extract dated 24.04.1998, showing Mutation Entry No. 1218, dated 12.12.1997, in respect of change of trustees of Maroti Sansthan, in respect of Field Survey No. 218 & other fields of Mauje - Rahatgaon.



(3)

iii) Order dated 02.06.2001, passed by Hon'ble Naib Tahasildar, Amravati, in Rev. Case No. RTS-64/Rahatgaon-46/2000-2001, in respect of conversion of Field Survey No. 218, admeasuring 7 H. 20 R, of Mauje - Rahatgaon, from Class-II to Class-I.

iv) Mutation Extract dated 24.07.2001, showing conversion of Field Survey No. 218, admeasuring 7 H. 20 R, of Mauje - Rahatgaon, from Class-II to Class-I, bearing Mutation Entry No. 1605, dated 08.07.2001.

v) Order dated 14.05.2001, passed by Jt. Charity Commissioner, Amravati, in Case No. 59/2001, which was revised by Order dated 24.01.2002 in Review Petition No. 20/2001, granting permission to the owner Maroti Sansthan, Rahatgaon, to sale the Field Survey No. 218 (part), admeasuring 6 H. 14 R, of Mauje - Rahatgaon.

vi) Sale Deed dated 28.02.2002, regd. at Sr. No. 618, with the office of the Sub Registrar, Amravati City-1, executed by Maroti Sansthan, through President, Secretary & Members, namely (a) Shri Sachin Laxminarayanji Jaiswal, (b) Shri Hanumanprasad Nemilal Saraiya, (c) Sau. Prabha Rajeshkumar Jaiswal, (d) Ku. Sadhna Hanumanprasad Saraiya & (e) Ku. Sarita Laxminarayanji Jaiswal, all r/o. Amravati, in favour of Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, in respect of Field Survey No. 218 (part), admeasuring 6 H. 14 R, of Mauje - Rahatgaon.

vii) Mutation Extract dated 25.07.2002, showing Mutation Entry No. 1696, dated 08.07.2002, in respect of Field Survey No. 218 (part), admeasuring 6 H. 14 R, of Mauje - Rahatgaon, taking the name of Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, as the sole owner.

viii) Notice of Lis Pendence, in respect of Dispute amongst Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola & Sunita Suresh Malviya, r/o. Amravati, registered at Sr. No. 787, dated 19.03.2004, with the office of Sub-Registrar, Amravati City-1.

ix) Sale Deed dated 12.01.2015, regd. at Sr. No. 125, with the office of the Sub Registrar, Amravati City-3, executed by Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, in favour of (a) Shri Suraj Ashokkumar Talda, (b) Sau. Asha Rameshwar Gaggad, (c) Shri Pranam Balkrushnaji Malu, (d)



(4)

Shri Akash Balkrushnaji Malu &, (e) Shri Kailash Ramchandji Ahuja, all r/o. Amravati, in respect of Field Survey No. 218 (part), admeasuring 0 H. 14 R land, of Mauje - Rahatgaon.

x) Sale Deed dated 16.07.2016, regd. at Sr. No. 3124, with the office of the Sub Registrar, Amravati City-1, executed by Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, which is consented by Sunita Suresh Malviya, r/o. Amravati, in favour of Ku. Purva Pravin Malu, r/o. Amravati, in respect of Field Survey No. 218/1, admeasuring 1 H. 13 R land, of Mauje - Rahatgaon.

xi) Sale Deed dated 07.10.2016, regd. at Sr. No. 4136, with the office of the Sub Registrar, Amravati City-1, executed by (a) Shri Suraj Ashokkumar Talda, (b) Sau. Asha Rameshwar Gaggad, (c) Shri Pranam Balkrushnaji Malu, (d) Shri Akash Balkrushnaji Malu &, (e) Shri Kailash Ramchandji Ahuja, all r/o. Amravati, in favour of Ku. Purva Pravin Malu, R/o. Amravati, in respect of Field Survey No. 218 (part), admeasuring 0 H. 14 R land, of Mauje - Rahatgaon.

xii) N.A. order, in respect of Field Survey No. 218/1, admeasuring 1 H. 13 R + 0 H. 14 R = 1 H. 27 R, passed by Hon'ble Collector, Amravati in Rev. Case No. N.A.P - 34/Rahatgaon-82/2016-17, dated 31.01.2017.

xiii) Sale Deed dated 07.02.2019, regd. at Sr. No. 521, with the office of the Sub Registrar, Amravati City-1, executed by Ku. Purva Pravin Malu, R/o. Amravati, in favour of Shri Kamalkumar Digrilalji Malviya, R/o. Sham Nagar, Amravati, in respect of Plot No. 28, out of Field Survey No. 218/1, of Mauje - Rahatgaon.

xiv) Sale Deed dated 28.08.2014, regd. at Sr. No. 2968, with the office of the Sub Registrar, Amravati City-1, executed by Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, in favour of (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, in respect of Field Survey No. 218 (part), admeasuring 0 H. 40 R, of Mauje - Rahatgaon.

xv) Sale Deed dated 27.11.2015, regd. at Sr. No. 4451, with the office of the Sub Registrar, Amravati City-1, executed by (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, in favour of Pravinj Balkrushnaji Malu (HUF), in respect of Field Survey No. 218 (part), total admeasuring 0 H. 40 R, out of this



eastern side of north south division, admeasuring 0 H. 12 R, of Mauje - Rahatgaon.

xvi) Mutation Extract, showing Mutation Entry No. 2475, in respect of Partition of remaining area of 0 H. 28 R, out of total admeasuring 0 H. 40 R, of Field Survey No. 218, Mauje - Rahatgaon, took place among (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, whereby portion admeasuring 0 H. 14 towards eastern side was put to the share of Priya Pravinji Malu, while western side was put to the share of Purva Pravinji Malu.

xvii) N.A. order, in respect of Field Survey No. 218 (part), admeasuring 0 H. 14 R, owned by Priya Pravinji Malu, out of total admeasuring 0 H. 40 R, passed by Hon'ble Collector, Amravati in Rev. Case No. N.A.P - 34/Rahatgaon-101/2016-17, dated 22.03.2017, forming only 2 plots.

xviii) Sale Deed dated 15.04.2019, regd. at Sr. No. 1396, with the office of the Sub Registrar, Amravati City-3, executed by Ku. Priya Pravin Malu, R/o. Amravati, in favour of Sau. Pratibha Kamalkumar Malviya, R/o. Sham Nagar, Amravati, in respect of Plot No. 2, out of Field Survey No. 218, of Mauje - Rahatgaon.

xix) Sale Deed dated 06.06.2019, regd. at Sr. No. 1986, with the office of the Sub Registrar, Amravati City-3, executed by Ku. Priya Pravin Malu, R/o. Amravati, in favour of (a) Puranlal Rewachand Hablani, (b) Mangesh Mahadevrao Chaudhary & (c) Vinay Premchand Thakur, all R/o. Amravati, in respect of Plot No. 1, out of Field Survey No. 218/2, of Mauje - Rahatgaon.

xx) Sale Deed dated 21.01.2022, regd. at Sr. No. 255, with the office of the Sub Registrar, Amravati City-1, executed by (a) Puranlal Rewachand Hablani, (b) Mangesh Mahadevrao Chaudhary & (c) Vinay Premchand Thakur, all R/o. Amravati, in favour of Shri Kamalkumar Digrilalji Malviya, Prop. G.K.P. Associates, R/o. Sham Nagar, Amravati, in respect of Plot No. 1, out of Field Survey No. 218/2, of Mauje - Rahatgaon.

xxi) Gift Deed dated 07.12.2023, regd. at Sr. No. 7799, with the office of the Sub Registrar, Amravati City-3, executed by Sau. Pratibha Kamalkumar Malviya, R/o. Sham Nagar, Amravati, in favour of Shri Kamalkumar Digrilalji Malviya, r/o. Amravati, in respect of Plot No. 2, out of Field Survey No. 218, of Mauje - Rahatgaon.



(6)

xxii) Sale Deed of T.D.R. dated 07.02.2023, regd. at sr. no. 623, with the office of Sub Registrar, Amravati City-2, executed by Shri Aman Subhash Talda, r/o. Kanwar Nagar, Amravati, in favour of Shri Kamalkumar Digrilalji Malviya, r/o. Amravati.

3) Amalgamation order, in respect of Layout Plot No. 1, 2 & 28, bearing Proposal No.14923, Approval No. DDMCA/SA/2022/APL/00528, dated 05.07.2022, technically sanctioned by Assistant Director Town Planning, Amravati Municipal Corporation, Amravati, which is confirmed by Sub-Divisional Officer, Amravati, in Rev. Case No. N.A.P - 34/Rahatgaon-273/2023-24, dated 26.12.2023.

4) 7/12 Extract issued by Talathi Mouje - Rahatgaon, Amravati, bearing mutation entry no. 55751, in respect of amalgamation of Layout Plot No. 1, 2 & 28, showing in New 7/12 Extract, dated 11.01.2024.

5) Map sanctioned by Amravati Municipal Corporation, vide Building Permit No. 306, dated 15.01.2024, in respect of proposed building, to be known as 'Gajanan Tower'.

6) Search report for 30 years from 1994 till 2024.

(2) On perusal of the above mentioned documents and all other relevant documents relating to title of the said property, I am of the opinion that the title of Owner / Promoter **Shri Kamalkumar Digrilalji Malviya, r/o. Sham Nagar, Amravati**, has clear, marketable and without any encumbrances.

Owner of the land :

1) **Shri Kamalkumar Digrilalji Malviya, r/o. Amravati**, owns Layout Plot No. 1, 2 out of CTS/C.S./F.S. No. 218/2 & Layout Plot No. 28, out of CTS/C.S./F.S. No. 218/1 (bearing Computerised Property No. 218/1/218/2/28/1/2)

2) No other comments/remarks are there on the said plot.

(3) The report reflecting the flow of the title of **Shri Kamalkumar Digrilalji Malviya, r/o. Amravati** (owner / promoter) on the said land is enclosed herewith as annexure.

Encl. : Annexure

Date : 15.02.2024



V. G. Lakhota

V. G. Lakhota,
Advocate.

Dated - 15th February, 2024

ANNEXURE

FLOW OF THE TITLE OF THE SAID LAND.

Sr. No.

- 1) 7 /12 extract as on date of application for registration.
- 2) Mutation Entry No. 1218, 1605, 1696, 2475.
- 3) Search report for 30 years from 1994 to 2024, Taken from Sub-Registrar office at Amravati, by paying requisite Fees of Rs. 750/-, vide Receipt No. 987, dated 05.02.2024.
- 4) Other relevant title :
 - a) From perusal of all the title documents, it is observed that Field Survey No. 218, admeasuring 7 H. 20 R, of Mauje - Rahatgaon, was initially owned & possessed by Maroti Sansthan, Rahatgaon.
 - b) That in pursuance of Order dated 02.06.2001, passed by Hon'ble Naib Tahasildar, Amravati, in Rev. Case No. RTS-64/Rahatgaon-46/2000-2001, the Field Survey No. 218, area 7 H. 20 R, of Mauje - Rahatgaon, was converted from Class-II to Class-I.
 - c) That Maroti Sansthan, Rahatgaon, got the permission to sale the Field Survey No. 218 (part), admeasuring 6 H. 14 R, of Mauje - Rahatgaon, from Jt. Charity Commissioner, Amravati, vide Order dated 14.05.2001, passed in Case No. 59/2001, which was revised by Order dated 24.01.2002 in Review Petition No. 20/2001.
 - d) That Maroti Sansthan, through President, Secretary & Members, namely (a) Shri Sachin Laxminarayanji Jaiswal, (b) Shri Hanumanprasad Nemilal Saraiya, (c) Sau. Prabha Rajeshkumar Jaiswal, (d) Ku. Sadhna Hanumanprasad Saraiya & (e) Ku. Sarita Laxminarayanji Jaiswal, all r/o. Amravati, sold the Field Survey No.



(2)

218 (part), admeasuring 6 H. 14 R, of Mauje - Rahatgaon, vide Sale Deed dated 28.02.2002, regd. at Sr. No. 618, with the office of the Sub Registrar, Amravati City-1, to Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola.

e) That Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, sold the area admeasuring 0 H. 14 R land, out of Field Survey No. 218 (part), of Mauje - Rahatgaon, vide Sale Deed dated 12.01.2015, regd. at Sr. No. 125, with the office of the Sub Registrar, Amravati City-3, to (a) Shri Suraj Ashokkumar Talda, (b) Sau. Asha Rameshwar Gaggad, (c) Shri Pranam Balkrushnaji Malu, (d) Shri Akash Balkrushnaji Malu & (e) Shri Kailash Ramchandji Ahuja, all r/o. Amravati.

f) That Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola, with the consent of Sunita Suresh Malviya, r/o. Amravati, sold the area admeasuring 1 H. 13 R land, out of Field Survey No. 218 (part), of Mauje - Rahatgaon, vide Sale Deed dated 16.07.2016, regd. at Sr. No. 3124, with the office of the Sub Registrar, Amravati City-1, to Ku. Purva Pravin Malu, r/o. Amravati.

g) That (a) Shri Suraj Ashokkumar Talda, (b) Sau. Asha Rameshwar Gaggad, (c) Shri Pranam Balkrushnaji Malu, (d) Shri Akash Balkrushnaji Malu & (e) Shri Kailash Ramchandji Ahuja, again sold the area admeasuring 0 H. 14 R land, out of Field Survey No. 218 (part), of Mauje - Rahatgaon, vide Sale Deed dated 07.10.2016, regd. at Sr. No. 4136, with the office of the Sub Registrar, Amravati City-1, to Ku. Purva Pravin Malu, R/o. Amravati.

h) That Ku. Purva Pravin Malu, R/o. Amravati, got converted the Field Survey No. 218 (part), area 1 H. 13 R + 0 H. 14 R = 1 H. 27 R, vide N.A. order, passed by Hon'ble Collector, Amravati in Rev. Case No. N.A.P - 34/Rahatgaon-82/2016-17, dated 31.01.2017.

i) That, from out of layout passed in Field Survey No. 218 (part), which is renumbered as Field Survey No. 218/1, Ku. Purva Pravin Malu,



(3)

R/o. Amravati, sold the Layout Plot No. 28, vide Sale Deed dated 07.02.2019, regd. at Sr. No. 521, with the office of the Sub Registrar, Amravati City-1, to Shri Kamalkumar Digrilalji Malviya, R/o. Sham Nagar, Amravati.

j) That Field Survey No. 218 (part), admeasuring 0 H. 40 R, of Mauje - Rahatgaon, was initially owned & possessed by (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, having purchased the same vide Sale Deed dated 28.08.2014, regd. at Sr. No. 2968, with the office of the Sub Registrar, Amravati City-1, from Shri Rajesh Mohanlal Jaiswal (Amnah), r/o. Dahihanda, Tq. Akot, Dist. Akola.

k) That (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, sold the eastern side of north south division, admeasuring 0 H. 12 R, out Field Survey No. 218 (part), total admeasuring 0 H. 40 R, of Mauje - Rahatgaon, vide Sale Deed dated 27.11.2015, regd. at Sr. No. 4451, with the office of the Sub Registrar, Amravati City-1, to Pravinj Balkrushnaji Malu (HUF), as such land admeasuring 0 H. 28 R was remained with (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati.

l) That (a) Priya Pravinji Malu & (b) Purva Pravinji Malu, both r/o. Amravati, got partitioned the said land admeasuring 0 H. 28 R, out of total admeasuring 0 H. 40 R, of Field Survey No. 218, Mauje - Rahatgaon, which can be confirmed by the Mutation Extract, showing Mutation Entry No. 2475, issued by Talathi, whereby portion admeasuring 0 H. 14 towards eastern side was put to the share of Priya Pravinji Malu, while western side was put to the share of Purva Pravinji Malu.

m) That Priya Pravinji Malu, got converted her portion out of Field Survey No. 218 (part), admeasuring 0 H. 14 R, out of total admeasuring 0 H. 40 R, for non-agricultural purposes, vide passed by Hon'ble Collector, Amravati in Rev. Case No. N.A.P - 34/Rahatgaon-101/2016-17, dated 22.03.2017, whereby only 2 plots were formed.



(4)

n) That, from out of layout passed in Field Survey No. 218 (part), which is renumbered as Field Survey No. 218/2, Ku. Priya Pravin Malu, R/o. Amravati, sold the Plot No. 2, vide Sale Deed dated 15.04.2019, regd. at Sr. No. 1396, with the office of the Sub Registrar, Amravati City-3, to Sau. Pratibha Kamalkumar Malviya, R/o. Sham Nagar, Amravati.

o) Likewise, from out of said layout, Ku. Priya Pravin Malu, R/o. Amravati, sold the Plot No. 1, vide Sale Deed dated 06.06.2019, regd. at Sr. No. 1986, with the office of the Sub Registrar, Amravati City-3, to (a) Puranlal Rewachand Hablani, (b) Mangesh Mahadevrao Chaudhary & (c) Vinay Premchand Thakur, all R/o. Amravati.

p) That (a) Puranlal Rewachand Hablani, (b) Mangesh Mahadevrao Chaudhary & (c) Vinay Premchand Thakur, all R/o. Amravati, again sold the Plot No. 1, vide Sale Deed dated 21.01.2022, regd. at Sr. No. 255, with the office of the Sub Registrar, Amravati City-1, to Shri Kamalkumar Digrilalji Malviya, Prop. G.K.P. Associates, R/o. Sham Nagar, Amravati.

q) That Sau. Pratibha Kamalkumar Malviya, R/o. Sham Nagar, Amravati, gifted the Plot No. 2, vide Gift Deed dated 07.12.2023, regd. at Sr. No. 7799, with the office of the Sub Registrar, Amravati City-3, to Shri Kamalkumar Digrilalji Malviya, r/o. Sham Nagar, Amravati.

r) That, in view of two sale deeds & one gift deed as mentioend above, Shri Kamalkumar Digrilalji Malviya, r/o. Sham Nagar, Amravati, became the sole & absolute owner of Layout Plot Nos. 1, 2 & 28 & accordingly got amalgamated the Layout Plot Nos. 1, 2 & 28, which are adjoining to each other, total admeasuring 25411.11 sq.ft. (2360.75 sq. mtrs), vide order passed by Hon'ble Asstt. Director, Town Planning, AMC, Amravati, vide Proposal No. 14923, Approval No. DDMCA/SA/2022/APL/00528, dated 05.07.2022, which is confirmed by Revenue Authority i.e. Sub-Divisional Officer, Amravati, vide order dated 26.12.2023, passed in Rev. Case No. N.A.P.-34/Rahatgaon-273/2023-24.



(5)

s) That said owner namely Shri Kamalkumar Digrilalji Malviya, r/o. Amravati, intended to construct the building over the said plot, and for which purchased T.D.R. (Rights), vide Sale Deed of T.D.R. dated 07.02.2023, regd. at sr. no. 623, with the office of Sub Registrar, Amravati City-2, from Shri Aman Subhash Talda, r/o. Kanwar Nagar, Amravati.

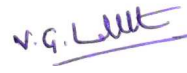
t) In view of the above said series & sequence of documents, Shri Kamalkumar Digrilalji Malviya, r/o. Amravati, became the sole & absolute owner of Layout Plot No. 218/1/218/2/28/1/2 & T.D.R. (Rights).

u) That Shri Kamalkumar Digrilalji Malviya, r/o. Amravati got sanctioned the building map from Amravati Municipal Corporation; vide Building Permit No. 306, dated 15.01.2024, for construction of building over said plot, by using T.D.R. (rights).

5) Litigations if any : It is observed that there is no litigation pending in respect of said land / plot.

Date : 15.02.2024




V. G. Lakhota,
Advocate