

to the aforesaid property (i.e. Apartments) out of the aforesaid entire Project collectively known and styled as "MAXX ELITE", in favour of the prospective Purchasers/Buyers.

(23) THAT, naturally therefore any prospective buyer/purchaser who desires to purchase a Built-up premises in the said Group Housing Scheme/Complex proposed to be constructed on ALL THAT Piece and Parcel of Residential Plot of land containing by admeasurement 2813.42 Sq. Mtrs., being a portion of the entire land bearing Kh. No. 26/7 of MOUZA – BESA, P.S.K. 38, out of the Multistoried Buildings proposed to be constructed thereon and to be known and styled as "MAXX ELITE", situated at Besa within the limits of the Grampanchayat - Besa in Tahsil – Nagpur (Rural) and District – NAGPUR shall also acquire equally good, valid and marketable title thereto on obtaining a proper and duly registered Sale Deed from the present Owners (i) Shri. Sandeep Girish Singh, (ii) Mrs. Varsha Madhav Shembekar, (iii) Mrs. Devyani Vijay Umalkar and (iv) Mrs. Ketki Vishal Umalkar, **(All Partners of M/s. Maxx Builder and Developers)** in the capacity of Land Owners & Developer.

(24) THAT, it is needless to mention here that on obtaining such Sale Deed, the said prospective purchaser/buyer can very well mortgage her/his/their/it property to any Financial Institution by way of security for the repayment of housing loan, if any advanced to her/him/them/it.

SCHEDULE OF PROPERTY

ALL THAT Piece and Parcel of Residential Plot containing by admeasurement 2813.42 Sq. Mtrs. (OR 30283.652 Sq. Ft.), being a portion of land entire land bearing Khasra No. 26/7 (Old Nos. 26/1 & 26/2) of MOUZA – BESA, P.S.K. 38, including all other easementary rights appurtenant belonging thereto, situated at Besa within the limits of the Grampanchayat - Besa in Tahsil – Nagpur (Rural) and District – NAGPUR and bounded as under :

ON THE EAST	-	REMAINING PORTION OF KHASRA NO. 26/7,
ON THE WEST	-	BUILDING OF "MAXX SANMAN" ON KH. NO. 26/9/2,
ON THE NORTH	-	HARIHAR NAGAR,
ON THE SOUTH	-	REMAINING PORTION OF KH. NO. 26/7.

Hence this report.



SANDEEP A. SHASTRI
ADVOCATE

