ABHAY P. PACHPOR

Advocate

Ganj Ward, Chandrapur – 442402, Phone No. 258401, Cell No. 9890452661

No. :

Date : 31/2/2017

SEARCH AND TITLE VERIFICATION REPORT

ANNEXURE - II

CHECKLIST FOR THE GUIDANCE OF THE ADVOCATES FOR SUBMISSION OF LEGAL SCRUTINY REPORT

Sr. No.	Particulars	Remarks
1.	Nature of Title (Ownership/ Leasehold/ Occupancy/ Govt. Grant/ allotments etc.	Ownership
2.	If Leasehold, Whether a) Lease deed is duly stamped and registered. b) Lessee is permitted to mortgage the Leasehold right. c) Duration of the Lease/unexpired period of lease. d) If, a sub-lease, check the lease deed in favour of Lessee as to whether Lease deed permits sub-leasing and mortgage by sub-lessee also.	Not Applicable
3.	If Govt. grant /allotment /Lease cum Sale agreement, whether : a) Grant /agreement etc. provides for alienable rights to the mortgagor with or without conditions, b) The mortgagor is competent to create charge on such property.	Not Applicable
4.	If, Occupancy right, whether a) Such right is heritable and transferable. b) Mortgage can be created.	Yes Yes
5.	a) Whether provisions of Urban Land Celling Act applicable /permission obtained. b) Whether NOC under Income Tax Act is required / obtained.	Not Applicable