



**Kunal A. Joshi**

B.S.L., LL.B., D.L.L., D.C.L.

ADVOCATE

G-3, 'Kasliwal Suvarnyog' Garkheda, Aurangabad Ta. & Dist. Aurangabad Mobile: 9689896160

FORMAT-A

To,  
**Maha RERA**  
BKC, Mumbai

### LEGAL TITLE REPORT

Sub: Title clearance certificate with respect to Gut No. 206 adm 80 R out of 11 H 79 R of village Shendra Jahangir Tq & Dist Aurangabad {hereinafter refereed as the said plot}

1/- I have investigated the title of the plot on the request of **Mr. Yash Sunil Agrawal and Mr. Saffar Kha Sardar Kha Pathan** and following documents i.e:-

- 1} Description of the property. Gut No. 206 adm 80 R out of 11 H 79 R of village Shendra Jahangir Tq & Dist Aurangabad.
- 2} Sale Deed no. 6900 dated 27/12/2012
- 3} Sale Deed no. 2098 dated 30/03/2016
- 4} Sale Deed no. 3933 dated 21/05/2021

5} Search report for 30 years from 1990 till 25/10/2021

2/- on perusal of the above motioned documents and all other relevant documents relating to title of the said property I am of the opinion that the title of (following owner/ promoter / developer /company) is clear, marketable and without any encumbrances.

Owners of the land:

**Mr. Yash Sunil Agrawal and Mr. Saffar Kha Sardar Kha Pathan**

3/- the report reflecting the flow of the title of the **Mr. Yash Sunil Agrawal and Mr. Saffar Kha Sardar Kha Pathan** on the said is enclosed herewith as annexure.

Encl: Annexure.  
Date: 25/10/2021



FLOW OF THE TITLE OF THE SAID PROPERTY.

Sr. no.

- 1} 7/12 extract/P.R card as on date of application for registration.
- 2} Mutation Entry No.....
- 3} Search report for 30 years from 1990 taken from sub-Registrar office at Aurangabad
- 4} Any other relevant title. N.A.
- 5} Litigations if any. No

