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Dtd. 15.4.2013

Shree
TITLE CERTIFICATE

TO,
WHOM SOEVER IT MAY CONCERN

Subject:- Title Certificate with respect to

A] CTS no. 5875/3 measuring 339.83 Sq. Mtrs. bounded as East- Remaining part of CTS no. 5875/3, West- Remaining part of CTS no. 5875/3, South- Godavari River, North- Remaining part of CTS no. 5875/3.

B] CTS no. 5875/1/09, measuring 454.67 Sq. Mtrs. bounded as East- CTS no. 5875/1/10, West- CTS no. 5875/3 and CTS no. 5875/1/6, South- Road, North- CTS n. 5875/1/7.

Situated at Nashik within the limits of Nashik Municipal Corporation Nashik owned by Shivanand Guru Hariharnand Trust, taken on development by Deal Constructions, partnership firm

Sir,

Mr. Dilip Waman Shukla on behalf of Deal Constructions, partnership firm approached me and called upon me to issue my title certificate with respect to subject plots and for that purpose he has produced before the following referred documents, relying upon those documents, I am submitting my title certificate as under:-

1. Original Development agreement executed by Shivanand Guru Hariharnand Trust through their trustees in favour of Deal Constructions, partnership firm dtd. 2.1.2007, for which stamp duty is paid after impounding the same on 21.4.2008. The said Development agreement is registered along with the confirmation deed at sr.no. 3104 on

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28.4.2008. consideration is finalized 40% constructed area is to be given by the Deal Construction to Shivanand Guru Hariharnand Trust and Cash Rs. 1,11,000/- out of that Rs. 31,000/- paid Rs. 80,000.- is to be paid at the time of giving the possession of the constructed premises to Shivanand Guru Hariharnand Trust . 40% built up area is to given by the developers by separate building upon CTS no. 5875/3

2. Power of attorney Shivanand Guru Hariharnand Trust through their trustees in favour of Deal Constructions, partnership firm dtd. 2.1.2007, registered at sr.no. 3105 on 28.4.2008

3. Permission given by Charity Commission for given property for development dtd. 30.1.2008.

4. Copy of schedule I of the trust property dtd. 12.7.2006.

5. CTS extract dtd. 5.4.2013 of CTS no. 5875-1/9, in the name of Shivanand Guru Hariharnand Trust and their trustees and the name of developer is recorded in CTS extract vide entry dtd. 27.2.2009

6. Building permission given by Nashik Municipal Corporation Nashik vide permission no. LND/BP/ Panch/C-2/ 1194/ 6617 dtd. 15.3.2013 with respect to CTS no. 5875-1/9 Panchvati Gaothan Nashik

7. The property was belonging to Sardar Trimbakrao Narayanrao Rajebahaddar, then it is purchased by Shivanand Guru Hariharnand by sale deed dtd. 16.4.1942

8. Entry dtd. 6.3.1991 shows that the N.A. assessment has been revised for the property from 13.9.1989

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9. Entry dtd. 18.9.2006 shows that the name of the new trustees are recorded in CTS extract

10. Entry dtd. 27.2.2009 name of Deal Constructions partnership firm is recorded in CTS extract along with the name of Shivanand Guru Hariharnand Trust

Relying upon the above documents, I am of the opinion that the ownership of Shivanand Guru Hariharnand Trust with respect to the subject property is free, clear, marketable and free from encumbrances.

Development rights of Deal Constructions, partnership firm are in order.

Thanking you,

Yours Faithfully

U.L Deshpande
Advocate

CTS-5875-3+5875-1-9

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