

TITLE SEARCH REPORT

Office : 111/1, Advocate Chambers, District Court Compound, Nashik-422 002. Ph. : (0253) 2570970
Residence : Murali, 24/25, Tupsakhare Nagar, Holkar Marg, Nashik-422 002. Ph. : (0253) 2582360

TITLE SEARCH REPORT

Date-02/07/2016

To,

GALAXY INFRA PROJECTS,

through it's partner

SHRI RAHUL UTTAM PATEL alias PATIL

Property : S.No. 26/2A/1, Plot No.1, adm.0 H.
04.76 Are i.e. 476.00 sq.mtrs. of
village Makhmalabad.

Sir,

You have asked me to investigate into the title of the above mentioned property. I have inspected the revenue records for last 30 years and my observations are as follows....

- 1) The property S.No.26/2A/1+26/2A/2/1, Plot No.1 was owned by Shri. Haribhau Gopal Darve.
- 2) Shri. Haribhau Gopal Darve died on 27/09/1972 and the names of his legal heirs widow Indira Hari Darve and 3 daughters Vimal Prabhakar Vidhvans, Vijaya Hari Darve, Shobha Hari Darve have been mutated into the record of rights by M.E.No.7218.
- 3) The said property was numbered as 26/2A/1+26/2A/2/1, Plot No.1 and was renumbered by the order of District Domain Expert and District Punarvasan Adhikari Nashik bearing no. Kaksh4/Kul Kayada/ka.vi/811/2003 have numbered it as 26/2A/1, Plot No.1. The entry to that effect has been mutated into the record of rights by M.E.No.19732.
- 4) The co-owner Smt. Indira Hari Darve died on 26/12/2003 and the names of her legal heirs daughters were already on record, accordingly the daughters have been married and their names after marriage have been entered into the record of rights by M.E.No.28003.

- 5) The name of the co-owner of the property Shobha Hari Darve i.e. the daughter of Late Haribhau Gopal Darve and Smt. Indira Hari Darve was entered into the record of rights of the said property. However she has been married to Shri. Ramesh Ramkrishna Risbud and hence a name after marriage Sau. Rekha Ramesh Risbud has been entered into the record of rights by M.E.No.28014.
- 6) The owners sold the said property to you by a Sale Deed dated 04/03/2013. The said Sale Deed has been registered in the office of Joint Sub Registrar, Class - 2, Nashik - 1, at sr.no.2459 and accordingly your name has been entered into the record of rights, as the owner of the said property by M.E.No.29915.
- 7) You have prepared a plan for construction of building on the said property. The said building plan has been approved by the Nashik Municipal Corporation by it's letter No. LND/BP/C-2/44/381 dtd. 18/05/2016.
- 8) I have conducted a search of revenue records of the said property and no adverse entries have been found.

On the above observations I am of the opinion that you have a good, clear and marketable title to the said property and have further right to develop the same and sell the built-up premises.


Advocate

Original/Duplicate

Friday, 01 July 2016 3:05 PM

नोंदणी क्रं. :39म

Regn.:39M

पावती क्रं.: 12251 दिनांक: 01/07/2016

गावाचे नावः

दस्तऐवजाचा अनुक्रमांक: नसन1-0-2016

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: अँड. मनिषा विलास लोणारी

वर्णन मौजे मखमलाबाद स न 26/2अ/1 प्लॉट नंबर 1 या बाबत सन .1986 ते 2016 एकूण 30 वर्ष शोध.

शोध व निरीक्षणे

रु. 750.00

एकूणः

रु. 750.00

सह दुर्योधन Sub Registered Nashik 1

नाशिक-९

1); देयकाचा प्रकार: By Cash रक्कम: रु 750/-