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TITLE CERTIFICATE

NAME OF THE HOLDER:- [1] M/S. S.N. CONSTRUCTIONS
THROUGH ITS PARTNER [A] MR. SHAILESH SURESHBHAI
GUJRATHI [B] MR. MAHENDRA KANJIBHAI PATEL

NAME OF THE DEVELOPER - M/S. ANURAJ BUILDCON,
PARTNERSHIP FIRM.

PROPERTY :- All that piece and parcel of the property bearing S. No. 467/1 admeasuring 1909-00 Sq. Mtrs. situated at Nashik Taluka and District Nashik, within Nashik Municipal Corporation and within Registration and Sub Registration District Nashik, bounded as follows :-

On or towards East :- By S.No. 467/2
On or towards West :- By S.No. 468
On or towards South :- By 15 Mtrs. D.P. Road & Nasardi River
On or towards North :- By 7.5 Mtrs. Colony Road

HISTORY:- After going through the relevant revenue records like, 7/12 extracts and mutation entries and other relevant orders and papers, my observations are as follows :-

Following documents perused:

- [1] 7/12 extract since last 30 years
- [2] Mutation Entries since last 30 years
- [3] Copy of Sale Deed Dated 22-12-2003
- [4] N. A. Order Dated 22-9-2004
- [5] Copy of Development Agreement & General Power of Attorney 25-10-2007
- [6] Copy of earlier Development Agreement & General Power of Attorney 4-1-2007

It appears from the record of rights that S.No. 467/1 was owner by Namdeo Rambhaji Bankar since prior to 1962-63.

M. E. No. 12378 is effected in the record of rights on 19-5-1971 for giving effect to the Indian Coinage Act and Enforcement Act.

The charge of Nashik Shivar Bank Canal society is mutated in the other rights column under M.E.No. 8298 on 22-8-1962 which is deleted from the other rights column under M.E.No. 24135 on 4-1-1988.

That Mr. Rajendra Raghunath Wagh and Yatin Raghunath Wagh purchased the aforesaid property from the earlier owner Namdeo Rambhaji Bankar by sale deed dated 21-6-1990 and as such name of the said purchaser is mutated in the owners column of the record of rights under M. E.No. 27462 on 17-11-1990.

That the aforesaid holder purchased the aforesaid property from Mr. Rajendra Raghunath Wagh and Yatin Raghunath Wagh by a sale deed dated 15-3-2004 which is duly registered at the office of Sub Registrar, Nashik and as such name of the aforesaid holder is mutated in the owners column of the record of rights under M. E.No. 50557 on 12-3-2004.

The present holder entrusted the aforesaid property to M/s. Shantusha Developerrs and Builders Prop. Rahul shantaram Savle under

Bhabh

