



PADMAKAR GOVINDRAO SONAR

(ADVOCATE)

Office :- Office No. : FG-11, Thakkar Buzz'r, New C.B.S., Tryambak Naka, Nasik - 422002.

Sr. No.	Gat Nos.	Area (H.- R.)	Direction	Name of Possessor.
1)	264 (P)	00-08-50	South side.	Mr. Madhukar Sigar Donde.
2)	264 (P)	00-07-50	South side.	Mr. Hiranman Sigar Donde.
3)	264 (P)	00-07-50	North side.	Mr. Anaji Sigar Donde.

: Gat No. : 266, village Ambad Khurd.

M. L. No. 753, dated : 09-12-1961 shows that the Gat No. 266 belongs to Madhu Madhav Donde, on or before 1961. The said land was under Inam Class 6B. The land was regranted by Mamledar, Nasik vide Order No. : WTN/II/2702/4/8/61.

Further it appears that Mr. Madhukar Kashinath Donde and other through their G.P.A. holder – Anardhan Chintaman Gangurde entered in to Developer Agreement and General Power of Attorney dated : 26-12-2007 with M/s. Dharati Developers through their Partners, which were registered at Sr. Nos. 1564 and 1565 on 26-12-2007.

M. E. No. 6236, dated : 17-12-2008 shows that the said land was belong to Mr. Madhukar Kashinath Donde and others and the said land was of Inam Class 6B. Hence, the said land lord paid the amount of NAZARANA and interest of total Rs. 17,00,149=00 to the Government on 29-03-2008. Hence, the land was converted in to N. A. vide Collector order Kaksha / 3 / 4 / Be.She.P.Kra/ 143 / 2008, dated : 16-12-2008.

M. E. No. 6250, dated : 20-12-2008, M/s. Shweta Infrastructure and Housing (I) Pvt. Ltd., through it's Director – Mr. Sujoy Jayant Gupta and Shweta Sujoy Gupta have purchased the Gat No. 266, measuring 3600-00 Sq. Mtrs. from Mr. Madhu Kashu Donde and others through their G.P.A. – M/s. Dharati Developers by sale deed Doc. No. : 11547/2008, dated : 17-12-2008 and hence, their names have been entered in to the owners column of the 7/12 extract of this property.

Gat No. : 267, village Ambad Khurd.

M.E.No.1407,dated : 08-04-1985 shows that the Gat No. 267, area admeasuring : H. 00-26 R was belonged to Mr. Pandit Waghun Donde and Mr. Shiva Hari Donde on or before 1985. Mr. Shiva Hari Donde died on 15-10-1982, leaving behind him following legal heirs, Seetabai Deoram Jadhav – married daughter, Sugandhabai Dinkar Sabale – married daughter, Kashabai Shiva Donde – daughter, Jankabai Shiva Donde – Wife.

M. E. No. 1743, dated : 06-04-1996 shows that Mr. Pandit Waghun Donde died on 09-09-1989 leaving behind him following legal heirs, namely, Manohar, Ganesh, Balu, Ravindra, Rajendra, Ratan and Uttam Pandit Donde – all sons and then,Shantabai Pandit Donde - Wife,Sumanbai Balwantrao Kardak, Prayabai Sureshrao Jadhav and Sonubai Govindrao Awate – all daughters and Mr. Namdeo Waghun Donde – brother.

M. E. No. 2808, dated : 26-10-1999 shows that Shiva Hari Donde died on 15-10-1982 and hence, the name of his legal heir, namely, Krishna Hari Donde entered in to revenue record.



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M. E. No. 4824, dated : 14-08-2007 shows that Smt. Jankabai Shiva Donde has died on 26-05-2002, leaving behind her following legal heirs, namely, Ashabai Shiva Donde, Seetabai Devram Jadhav and Sugandabai Dinkar Salve – all are married daughters.

Further it appears that Sau. Seetabai Deoram Jadhav and other through their G.P.A. holder – Janardan Chintaman Gangurde entered in to Developer Agreement and General Power of Attorney dated : 26-12-2007 with M/s. Dharati Developers through their Partners, which were registered at Sr. Nos. 9026 and 9027 on 29-09-2007.

M. E. No. 6249, dated : 20-12-2008, shows that M/s. Shweta Infrastructure and Housing (I) Pvt. Ltd., through it's Director – Mr. Sujoy Jayant Gupta and Shweta Sujoy Gupta have purchased the Gat No. 267, admeasuring 1300-00 Sq.Mtrs. from Mrs. Seetavau Deiran Jadhav & others through their G.P.A. – M/s. Dharati Developers by sale deed Doc. No. : 11548/2008, dated : 17-12-2008 and hence, their names have been entered in to the owners column of the 7/12 extract of this property.

Gat No. : 268, village Ambad Khurd.

M. E. No. 1093, shows that the Gat No. 268, was belonged to Soma, Damu and Bayaji of HUF. The name of Soma Suka Donde was entered in to revenue record as a Karta of the HUF. Mr. Soma Suka Donde died on 17-09-1972 and hence, the name of his heirs, namely Popat, Manohar – both sons, Mathurabai Deoram Kedare – Daughter, and Anysayabai Soma Donde – Wife.

M. E. No. 2398, dated : 21-12-1997 shows that the said property is of HUF, but, name of Damu Suka Donde and Bayaji Suka Donde were not entered into revenue record. Only name of legal heir of Soma Suka Donde were entered. Hence, the names of Damu and Suka Donde and Bayaji Suka Donde were entered into revenue record.

M. E. No. 2403, dated : 11-01-1998 shows that Khatedar of Gat No. 268, Mr. Popat Soma Donde died on 03-02-1979 leaving behind him following legal heirs, namely, Satish & Balkrushna – both sons, then, Sheetabai Hiranman Salve, Sunita Ram Karde, Anita Sunil Jadhav - all daughters. Also, it appears that the wife of Popat Soma Donde – Smt. Manjulabai alias Yashodabai was died earlier, hence, her name was not entered in to record of rights. Mr. Manohar – the son of Soma Suka Donde was absconding hence, the name of his legal heirs were also entered into revenue record, as namely Shantabai Manohar Donde – Wife, Sunil Manohar Donde, Narendra Manohar Donde – sons and Ranjana Manohar Sabale – Daughter.

M. E. No. 2422, dated : 15-03-1998 shows that Khatedar of Gat No. 268, Mr. Dame Suka Donde died on 09-10-1984, leaving behind him following legal heirs, namely, Gojarabai Damu Donde – Wife, Baban and Ramdas Damu Done (deceased), Ashok Damu Done – son, Sushilabai Hiranman Bhalerao and Alaka Bharat Alhate – both daughter. Mr. Ashok Damu Donde died earlier, hence, the name of his legal heirs, namely, Wife – Meerabai Ashok Donde and Vijay Ashok Donde entered in to revenue record.

M. E. No. 2521, dated : 03-06-1998 shows that Smt. Anusayabai Soma Donde died on 12-02-1989. The names of her legal heirs have been mutated earlier vide M. E. No. 1083. Hence, their names have been deleted from the record of rights.



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M. E. No. 3636, dated : 07-04-2003 shows that further it appears that then, Talathi – Mr. Gosavi has done several wrong entries in revenue record. Hence, there was entries required as per Land Revenue Code 1966, Sec-257. Hence, Divisional Officer under his Order No. : RTS / Revisional / Kavi / 447 / 2003, dated : 12-03-2003 stayed all entries order. Hence, the 6D No. 2825 of Gat No. 268 were stayed.

M. E. No. 3781, dated : 07-01-2004 shows that the name of Sunita Ram Karde and Anita Sunil Jadhav were entered into other right column in Gat No. 268 vide M. E. No. 2825. The said M. E. No. was cancelled, then, also then, Talathi had deleted names through the 6-D, which was cancelled. Hence, as per order of the Sub Divisional Officer, Nasik, vide it's letter No.: RTS / Ambad / Revisional / 82 / 2003, dated : 22-12-2013 revenue record has updated.

M. E. No. 3960, dated : 08-09-2004 shows that name of " Ambad Kamathawade Multipurpose Co-op. Society Ltd., " deleted, as the owners – Bayaji Suka Donde and others have repaid the loan with interest.

M. E. No. 4291, dated : 15-02-2005 shows that the Khatedar – Balkrishna Popat Donde died on 08-11-2004, leaving behind him following legal heirs, namely, Rachana Blakrishna Donde – Wife, Sidhant, Sahil – sons. Both sons, were minor, hence, name of their mother – Rachana Balkrishna Donde has mutated as " Minor Guardian".

Mrs. Dharati Developers through their Partners - Mr. Digambar Sadashiv Govardhane and Mr. Prakash Punjaji Tidke entered into Development Agreement and General Power of Attorney dated : 29-06-2007 with Mr. Satish Popat Donde and other twenty seven only on 26-09-2007 for Gat No. 268, area admeasuring : H. 00-39 R, Those documents have been registered at Sr. Nos. 6788 and 6789 on 26-09-2007 in the office of the Joint Sub Registrar, Class-II, Nasik.

M. E. No. 4901, dated : 15-11-2007 shows that Khatedar – Bayaji Suka Donde died on 12-06-2002, leaving behind him following legal heirs, namely, Banubai Bayaji Donde – wife, Shantaram, Rajendra and Mohan - all sons, Leelabai Laxman Netawate, Latabai Anand Gode, Maya Bhagwan Gode – all married daughters.

M. E. No. 4967, dated : 15-12-2007 shows that the Khatedar – Ranjana Manohar Sabale died on 18-10-2002, leaving behind her following legal heirs, namely, Prashant and Devidas – sons, Sunita Manohar Sabale – daughter. Devidas is minor and hence, name of Shantabai Manohar Donde has nominated as "Minor Guardian".

M. E. No. 6121, dated : 12-08-2008 shows that Khatedar – Mathurabai Deoram Kedare died on 25-04-1984, leaving behind her following legal heirs, namely, Satish Popat Donde – Cousin, Rachana Balkrishna Donde – Cousin – Daughter-in-Law. Sidhant Balkrishna Donde and Sahil Balkrishna Donde – Grandsons.

M. E. No. 6239, dated:17-12-2008 shows that the property bearing Gat No. 268, admeasuring area H. 00-39 R of Inam Class-6B. Hence, the Developer has paid the " Nazarana " in Govt. Treasury of Rs. 16,60,000=00, as per Order of Collector, Nasik, vide it's Order No.: Kaksha-4/Ku.Ka./ Vatan / Kavi / 520 / 08, dated : 02-05-2008. The above said land has converted in to non agriculture use, vide order of Collector, Nasik, having it's Order No. : Mah / Kaksha - 3 / 4 / Bi. She. P./ 143 / 08, dated : 16-12-2008.