S. V. Tarte
B. Com. LL.B.
Advocate & Notary

Tarte Plaza, Ground Flr., Plot No. 121,
Gandhi Nagar, Dombivli (E) 421 204,
Dist. Thane. Phone : 2820491 Mob : 9821313285

TITLE REPORT

Property:-All the Piece or parcel of land bearing Plot No.42, Dombivli Co-operative Housing Society Ltd, Survey No. 91/A/1/1 and 91 B, C.T.S. No. 8388 to 8393, admeasuring 618 sq.yards (as per 7/12 Exact), admeasuring 478.50 sq.mtrs. (as per C.T.S.), Situated at Village – Ayre, Taluka- Kalyan, Dist- Thane and within the limits of Kalyan Dombivli Municipal Corporation, and within the Registration Dist. Thane Sub-Registration Dist. Kalyan.

With a view to investigate the title of **MR. JAGANNATH SITARAM PRABHU AND 6 OTHERS** to the above described property. **Mr. G. H. Jagtap** has taken searches in the offices in the offices of Sub- Registrar Kalyan for past 30 Years i.e from 1983 to 2012 and given search Report on 24/01/2012. Further I have also perused the documents of title of the said property. On scrutiny of all my detailed report of the same is as under:-

Previously Dombivli Co-operative Housing Society Ltd. has acquired used land from govt. Village – Ayre, Taluka- Kalyan, Dist – Thane, within the limits of Kalyan Dombivli Municipal Corporation.

Afterwards Dombivli Co-operative Housing Society Ltd. divided the said used land into various plots and allotted the said plots to their members.

Accordingly the said plot bearing No.42, Dombivli Co-operative Housing Society Ltd., Survey No. 91/A/1/1 and 91 B, C.T.S. No. 8388 to 8393, admeasuring 618 sq.yards (as per 7/12 Exact), admeasuring 478.50 sq.mtrs. (as per C.T.S.), situated at Village – Ayre, Taluka- Kalyan, Dist- Thane has been allotted by Dombivli Co-operative Housing Society Ltd. to **MR. SITARAM ATMARAM PRABHU**

Afterwards **MR. SITARAM ATMARAM PRABHU** expired leaving behind him legal heirs namely, 1) Mr. Purushottam Sitaram Prabhu 2) Mr.Jagannath Sitaram Prabhu, 3) Mr. Damodar Sitaram Prabhu, 4) Mr. Shankar Sitaram Prabhu 5) Mr. Atmaram Sitaram Prabhu, 6) Mrs. Anita Anant Thakur, 7) Mrs. Manisha Manohar Prabhu, 8) Mrs. Usha Purushottam Prabhu.

Afterwards Mr. Purushottam Sitaram Prabhu has expired leaving behind him legal heirs namely Mrs. Usha Purushottam Prabhu.

NOTARY S.V.Tarte GOVT. OF INDIA

S. V. Tarte
B. Com. LL.B.
Advocate & Notary

Tarte Plaza, Ground Flr., Plot No. 121,
Gandhi Nagar, Dombivli (E) 421 204,
Dist. Thane. Phone : 2820491 Mob : 9821313285

As such 1) Mr.Jagannath Sitaram Prabhu, 2) Mr. Damodar Sitaram Prabhu, 3) Mr. Shankar Sitaram Prabhu 4) Mr. Atmaram Sitaram Prabhu, 5) Mrs. Anita Anant Thakur, 6) Mrs. Manisha Manohar Prabhu, 7) Mrs. Usha Purushottam Prabhu. remained as sole owners of the said plot bearing No.42, Dombivli Co-operative Housing Society Ltd., Survey No. 91/A/1/1 and 91 B, C.T.S. No. 8388 to 8393, admeasuring 618 sq.yards (as per 7/12 Exact), admeasuring 478.50 sq.mtrs. (As per C.T.S.), situated at Village – Ayre, Taluka- Kalyan, Dist- Thane.

Afterwards Mr.Jagannath Sitaram Prabhu and 6 others have given for Development the above said property to **M/s Impressions** vide Agreement dated 28/12/2011 and which is registered with Sub-Registrar Kalyan-3 dated 06/01/2012 under Document No. 114/2012 and Power of Attorney dated 30/12/2011 and which is registered with Sub-Registrar Kalyan-3 dated 06/01/2012 under Document No. 115/2012

In result I did not come across any adverse entry regarding this in the records indicating their transfer of ownership by the above referred Mr.Jagannath Sitaram Prabhu and 6 others enter any one else by way of Sale, development, Mortgage, Gift, Will, Charity, Donation etc. which is agreed to be transferred to **M/s Impressions**.

Under the circumstances, therefore in my opinion **Mr.Jagannath Sitaram Prabhu and 6 others** bear a clear and marketable title without any encumbrances to the above described property expect agreement for Development with M/s **Impressions.**

Date: 08/02/2012

NOTARY (S.V.Tarte) GOVT. OF INDIA

(S.V. TARTE)

Advocate & Notary