

- 3.10.1 It appears from the **mutation entry no. 464 dated 07/07/1951** that the Tenth Property was declared as Tukda (Fragment) in accordance with the provisions of Prevention of Fragmentation and Consolidation of Holdings Act, 1947.
- 3.10.2 It appears from the **mutation entry no. 495 dated 22/06/1954** that Govind Janardan Dandekar demised around the year 1904 leaving behind him his son Jaywant Govind Dandekar as his legal heir.
- 3.10.3 It appears from the **mutation entry no. 610 dated 20/02/1957** that as per the Taluka order bearing no. RTS. SR I 886 dated February 11, 1957, the name of Jaywant Govind Dandekar was removed from the record of rights as possession holder of the Tenth Property and the names of Rangnath Mukund Dandekar, Nagendranath Mukund Dandekar and Firozshah Mukund Dandekar was mutated in the record of rights.
- 3.10.4 It appears from the **mutation entry no. 780 dated 30/06/1957** that the name of Valakya Pandu was removed from the record of rights as Protected Tenant as he was not cultivating the Tenth Property.
- 3.10.5 It appears from the **mutation entry no. 898 dated 15/01/1962** that Agricultural Land Tribunal and Sub Divisional Officer, Thane have passed order bearing no. IV108 dated May 11, 1961 and thereby determined the purchase price to be paid by the tenant Hirya Balya Thakur.
- 3.10.6 It appears from the **mutation entry no. 2195 dated 02/05/1992** that After payment of purchase price, Certificate of Purchase bearing no. 3554 dated April 27, 1983 was issued under section 32M of MTAL Act in favour of tenant Hirya Balya Thakur.
- 3.10.7 It appears from the **mutation entry no. 2828 dated 04/12/2007** that Hirya alias Hira Balya Thakur demised intestate in the year 1966 and his wife Balibai Hira Thakur demised in the year 1971 leaving behind them, four sons 1) Trimbak Hira Thakur, 2) Waman Hira Thakur, 3) Pandurang Hira Thakur, 4) Pundlik Hira Thakur and three



daughters 1) Mathurabai Kamalya Bhoir, 2) Sakhubai Mahadu Bhoir and 3) Anubai Mahadu Patil as their legal heirs.

Waman Hira Thakur also demised on March 28, 1982 leaving behind him wife Draupadi Waman Thakur, 3 sons 1) Anil Waman Thakur, 2) Kishor Waman Thakur, 3) Nivrutti Waman Thakur and daughter Nandini Santaji Madhvi as his legal heirs.

Trimbak Hira Thakur demised on June 29, 2007 leaving behind him wife Budhibai Trimbak Thakur, son Naresh Trimbak Thakur, 4 daughters 1) Smt. Changuna Pandharinath Gharat, 2) Shashi Vasudev Patil, 3) Usha Ravindra Ture and 4) Jayashree Jagannath Patil as his legal heirs.

3.10.8 It appears from the **mutation entry no. 2927 dated 12/08/2009** that as per the order bearing no. Pot Hissa/Village-Owale/ Du.R.No. 554 dated August 11, 2009 of Taluka Inspector of Land Records and Hissa form no. 12, the names of Budhibai Trimbak Thakur and others were recorded as Possession Holder in respect of Tenth Property in the record of rights.

3.10.9 It appears from the **mutation entry no. 2975 dated 29/04/2010** that Sub Divisional Officer, Thane has passed order-bearing no. TD/Te. 6/KUV/VIP/SR/479/2009 and thereby granted permission for development and sale in respect of Tenth Property in accordance with the provisions of section 43 of Maharashtra (Bombay) Tenancy and Agricultural Lands Act, 1948 subject to the terms and conditions mentioned therein.

3.11 Land bearing Survey No. 99/3 (old 64/3) (Eleventh Property):
In respect of 7/12 extract:

It appears from perusal of recent 7/12 extract that, the Tenth Property is owned by Smt. Gajanan Kamlya Patil and others.

Gajanan



- 3.11.1** It appears from the **mutation entry no. 603 dated 19/11/1956** that as per the oral statement of Jana Padman, the names of Jana Padman and Kamlya Padman was recorded in the record of rights.
- 3.11.2** It appears from the **mutation entry no. 2371 dated 23/08/1996** Kamalya Padman Patil demised in the year 1988 leaving behind him legal heirs 4 sons 1) Gajanan Kamalya Patil, 2) Anand Kamalya Patil, Bhiva Kamalya Patil, 4) Dattu Kamalya Patil and 3 daughters 1) Dwarkabai Hender Bhoir, 2) Hasubai Janardan Thakur and 3) Kusum Arvind Thakur.
- 3.11.3** It appears from the **mutation entry no. 2666 dated 21/09/2005** that Eleventh Property was declared as excess land. Additional Collector and Competent Authority, Thane have passed order-bearing no. ULC/Thane/R.N.7/S.R/85 dated September 21, 2005 and thereby name of the original owner of the Eleventh Property was removed and name of Government of Maharashtra was recorded as occupant in 7/12 extract of the Eleventh Property.
- 3.11.4** It appears from the **mutation entry no. 3024 dated 02/11/2010** that Additional Collector and Competent Authority, Thane have cancelled the order passed under Section 10 (3) and Section 10 (5) of the ULC Act, 1976 by passing order-bearing no. ULC/TA/Owale/240, dated October 19, 2010. Accordingly, the name of original owner was reinstated in 7/12 extract of the Eleventh Property.
- 3.11.5** It appears from the **mutation entry no. 3055 dated 01/02/2011** that Bhiva Kamalya Patil demised on December 01, 2010 leaving behind him his legal heirs his wife Vithabai Bhiva Patil, 2 sons 1) Mr. Dinesh Bhiva Patil 2) Mr. Atish Bhiva Patil, 3 daughters 1) Mrs. Karuna Balaram Mhatre 2) Mrs. Vandana Hemant Patil 3) Mrs. Ashwini Keval Thakur.

4. IN RESPECT OF SEARCH REPORT:

- 3 Search Report in respect of **First Property and Second Property** is issued by Searcher Mr. Sanjay Shinde.



Search is based on search carried out in the office of Sub-Registrar of Assurances at Thane, I, II and V, for the period of year 1985 to July 11, 2014 was placed before me.

- 1) No entries are recorded for the Year 1985 to 2002 and 2004 to 2013. Index is not available for the year 2014.
- 2) Relevant transactions were recorded in the Year 2003.
- 3) Apart from the documents referred in the present title report, no other transactions are recorded for rest of the years from 1985 to July 11, 2014.

- 4 Search Report in respect of **First Property** is issued by Searcher Mr. Vishal Gaikwad.

Search is based on search carried out in the office of Sub-Registrar of Assurances at Thane, Old Custom I, II, V, VII, VIII, IX, X, XI, XII and XIII, for the period of year 2014 to October 2017 was placed before me.

- 1) No entries are recorded for the Year 2014-2017 as record is Nil
- 2) Apart from the documents referred in the present title report, no other transactions are recorded for rest of the years from 2014 to October 2017.

- 5 Search Report in respect of **Second Property** is issued by Searcher Mr. Vishal Gaikwad.

Search is based on search carried out in the office of Sub-Registrar of Assurances at Thane, Old Custom I, II, V, VII, VIII, IX, X, XI, XII and XIII, for the period of year 2014 to October 2017 was placed before me.

- 3) No entries are recorded for the Year 2014-2017 as record is Nil
- 4) Apart from the documents referred in the present title report, no other transactions are recorded for rest of the years from 2014 to October 2017.