Hemangi D. Pathare
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ADVOCATE HIGH COURT
✆ Cell : 932 4848 202

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Date : 06.06.2023.

To

Bharati CHSL,
Godavari Mhatre Road,
Dahisar (West),
Mumbai – 400 068.

SUB.: **TITLE CLEARANCE CERTIFICATE WITH RESPECT TO C.T.S. NO. 738/B, SITUATED AT VILLAGE – DAHISAR, TALUKA - BORIVALI, DISTRICT – MUMBAI SUB-URBAN DISTRICT.**

Respected Sir/ Madam,

This is with reference to your request for providing 'Title Certificate in respect of C.T.S. No. 738/B situated at Village – Dahisar, Taluka – Borivali, District – Mumbai Suburban District.

1. On perusal of Property Registered Card of the said C.T.S. No. 738/B situated at Village – Dahisar, Taluka – Borivali, District – Mumbai Suburban District it has been observed that the Tenure is 'F' and the name of Brihanmumbai Mahanagarpalika is recorded as Holder of the said property vide Mutation Entry dated 21/04/1997 in view of the order in Mo.R.No. 62/97 after opening new Property Registered Card for area admeasuring 45 sq. mtrs.

2. Likewise, in schedule of the Conveyance Deed (Deemed/ Unilateral) dated 1st December, 2022 registered at the Office of the Jt. Sub-Registrar of Assurances, Borivali – 5 at Serial No. BRL-5/712/2023 executed between Bharati CHSL a housing society registered under the Maharashtra Co. Operative Societies Act, 1960 at Registration No. MUM/WR/HSG/TC/14601/ 2009-10 dated 4/12/2009 and having its registered office address at – Godavari Mhatre Road, Dahisar

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HEMANGI D. PATHARE ADVOCATE

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(West), Mumbai 400068, being **"PURCHASERS"** in view of **Deemed Conveyance Order No. DDR-4/Mum./D.C./ Bharati CHSL/3555/2016 dated 31/12/2016** passed by the Competent Authority, it is specifically recorded that the said Property Registered Card bearing C.T.S. No. 738/B of Village – Dahisar, Taluka – Borivali, District – Mumbai Suburban District admeasuring 45.00 sq. mtrs. is in the name of Brihanmumbai Mahanagarpalika, which is given for road widening.

3. In view of this fact, I cannot give 'Title Clearance Certificate' in respect of the said property, viz. C.T.S. No. 738/B of Village – Dahisar, Taluka – Borivali, District – Mumbai Suburban District admeasuring 45.00 sq. mtrs., which is in the name of Brihanmumbai Mahanagarpalika.

HEMANGI D. PATHARE
(Advocate, High Court)

HEMANGI D. PATHARE ADVOCATE MUMBAI