OM HARIRAMANI
ADVOCATE

"HARIRAMANI ASSOCIATES"
15, 16, NMC Complex, J.B. Wing,
Mangalwari, Sadar, Nagpur – 440 001.
Phones (O): 9326444422,
Mobile No. 9373107039
Email: adv.om_hariramani@rediffmail.com

Ref. No:

Date: 24/02/2016

TITLE VERIFICATION REPORT

Having been engaged by **MADHUR REALTECH PVT. LTD.,** through its Director, **SHRI RAHUL S/O. GAJANAN JAMBHULKAR** R/o. Plot No. 02, Ingle Layout, Mankapur Ring Road, Nagpur – 440 030, I the under signed have verified and inspected the available record of the office of the Sub-Registrar, Nagpur, with respect to ALL THAT piece and parcel of land comprising of plot No. 13 admeasuring 1102.911 Sq. Mts. as per NIT release letter, in Manmode Layout, out of Khasra No. 36/1, Patwari Halka No. 11, bearing city survey No. 53, Sheet No. 1025(47), of Mouza – Zingabai Takli, corresponding to municipal corporation house No. 533/13, ward No. 61, situated at Suman Nagari, Manmode Layout, Zingabai Takli, within the limits of Nagpur Municipal Corporation and Nagpur Improvement Trust, Tahsil & District Nagpur, more particularly described in the schedule written here under, vide search case receipt No. MH007557142201516E dated 24/02/2016. I have also called for and verified various deed and documents produced before me and on the basis of the Title Verification and the records placed before me, I submit this Title verification report as under.

1. **PRESENT OWNERSHIP**

Presently the aforesaid property is owned by and recorded in the name of

MADHUR REALTECH PVT. LTD.

Through its Director –

SHRI GAJANAN S/O. DAJIBA JAMBHULKAR

(Hereinafter referred to as the said owner)

At the time of purchase of the plot, the sale deed was executed by Shri Gajanan Dajiba Jambhulkar on behalf of Madhur Realtech Pvt. Ltd. Shri Rahul S/o. Gajanan Dajiba Jambhulkar is also one of the director of Madhur Realtech Pvt. Ltd.

SCHEDULE OF PROPERTY

ALL THAT piece and parcel of land comprising of plot No. 13 admeasuring 1102.911 Sq. Mts. as per NIT release letter, in Manmode Layout, out of Khasra No. 36/1, Patwari Halka No. 11, bearing city survey No. 53, Sheet No. 1025(47), of Mouza – Zingabai Takli, corresponding to municipal corporation house No. 533/13, ward No. 61, situated at Suman Nagari, Manmode Layout, Zingabai Takli, within the limits of Nagpur Municipal Corporation and Nagpur Improvement Trust, Tahsil & District Nagpur, bounded as follows:

TO THE EAST	:	PLOT No. 14
TO THE WEST	:	PLOT No. 12
TO THE NORTH	:	KHASRA No. 36/2
TO THE SOUTH	:	ROAD

NAGPUR.
Date: 24/02/2016

(OM HARIRAMANI)
ADVOCATE
26/2/16