

- 5.17 Flat owned/controlled by societies: special requirements to be taken if society refuses to note bank lien/interest. Not Applicable
- 5.18 Please State the names of the persons who should join in the creation of mortgage of the Property either by deposit of title deeds or by registered mortgage, etc. Name of the Owner or borrowers named above
- 5.19 Any additional documents /precautions, required to be taken. Affidavit of Non-Encumbrance of Owners Record Charge of Bank in 7/12 extracts
6. Investigation under Income Tax Act, 1961 :
- a) Please investigate whether any action has been initiated by the Tax Recovery Officer under section 222. Not Applicable
- b) Please also investigate as to whether the provisions of section 230-A are to be complied with and if so whether the same are complied with. Not Applicable
- c) Please also advice whether any other permission of the concerned assessing officer u/s. 281(1) is required for any transfer (by way of sale, mortgage, gift, exchange or any other mode of transfer whatever) of the immovable property. No
- d) Please also investigate as to whether the provisions of Chapter XX-A and Chapter XX-C has been complied with and whether any transaction u/s. 269 AB is registered and whether any acquisition proceedings under chapter XX-A and Chapter XX-C have been initiated against the immovable property. If any acquisition proceedings etc. are pending or have been finalized and or are pending with the courts, please give full details thereof alongwith the necessary documentary evidence. Not Applicable
- e) Finally please also investigate as to whether any other proceedings under the IT Act, 1961 are pending. No
7. Search in respect of companies registered under the Companies Act, 1956.
- a) Please search the Index and the register of charges/file or folder containing forms - 13 and provide information on (i) charges subsisting on the property and undertaking of the company, and the brief particulars of the documents creating the charge
ii) the dates of creation, nature (mortgage/hypothecation etc. whether first/second or pari-passu charge) and the extent (i.e. the amount covered) of each charge Not Applicable

