

ASHISH P. UMAK
ADVOCATE

Office / Resident :-

Plot No. 62, Bhole Baba Nagar,
Chikhali layout, Nagpur. 440034
Mobil No.9765552129

Court :- Room No 309, 3rd Floor, Nyay Mandir, Civil Lines, Nagpur

Dated:- 18/11/2021

TO WHOM SO EVER CONCERN

Format - A

To,
Maha RERA

LEGAL TITLE REPORT

Sub:- Title clearance certificate with respect to All that piece and parcel of Non Agriculture land bearing Plot No. 5, admeasuring 973.91 Sq.m, bearing Kh. No. 179, P.H. No. 46, Mouza - Wanadongari, within the limit of Nagar Parishad-Wanadongari, Tahsil - Hingna, Dist. - Nagpur. along with all trees, shrubs, affixed stones, and rocks and any thing and every thing standing thereon Together with All Easement Right like Road etc. of Mouza - Wanadongari.

I have investigated the title of the above said kh.no. on the request of M/s Krishna Infrastructure, through Partner Mr. Madhukar Hiranman Dakhare & Mr. Sanjay Vishwanath Bele, R/o Shop No. 5, Rohera Arcade, Ground floor, Ajni Square, Wardha Road, Nagpur. and the following documents i.e.

1. Original Adhikar Abhilekh
2. Original Sale Deed Copy, Sr. No. 6598/2000 Dated 4/11/2000.
3. Original Copy of Agreement to Sale Sr. no. 6348/2020.dated 19/11/2020,
4. Original Copy of Power of Attorney,Sr. no. 6394/2020 Dated 19/11/2020.
5. Original Copy of N.A. Order, Sr. No. 179/1330 dated 31/05/2018.
6. Original Sanction Layout Map from Nagar ParishadWanadongari.Letter No. 1330, Dated 31/05/2018.
7. Original Release Letter from Nagar Parishad Wanadongari, Letter No. 996 Dated 24/08/2021.
8. Original Sanction Building Permit from Nagar Parishad Wanadongari, Sr. no. 1208/2021 Dated 15/11/2021.
9. Original Tax Receipt from Nagar Parishad Dated 22/10/2021.
10. Original Copy of 7/12, 8 A & Map from Patwari Record in the name of present owner.
11. Search Report for 30 years from 1992 till 2021.

On the perusal of the above mentioned documents and all other relevant documents relating to title of the said property I am of the opinion that the title of M/s KRISHNA INFRASTRUCTURE, is clear marketable and without any encumbrances.

Owner of Land:-

M/s KRISHNA INFRASTRUCTURE, through its Partner Mr. Madhukar Hiranman Dakhare & Mr. Sanjay Vishwanath Bele.

Schedule of Property:-

All that piece and parcel of Non Agriculture land bearing Plot No. 5, admeasuring 973.91 Sq.m, bearing Kh. No. 179, P.H. No. 46, Mouza – Wanadongari, within the limit of Nagar Parishad, Wanadongari, Tahsil – Hingna, Dist. – Nagpur. along with all trees, shrubs, affixed stones, and rocks and any thing and every thing standing thereon Together with All Easement Right like Road etc. of Mouza – Wanadongari.

The Report reflecting the flow of the title of the owner of All that piece and parcel of Non Agriculture land bearing Plot No. 5, admeasuring 973.91 Sq.m, bearing Kh. No. 179, P.H. No. 46, Mouza – Wanadongari, within the limit of Nagar Parishad, Wanadongari, Tahsil – Hingna, Dist. – Nagpur. along with all trees, shrubs, affixed stones, and rocks and any thing and every thing standing thereon Together with All Easement Right like Road etc. of Mouza – Wanadongari., on the said land as enclosed herewith.

Encl:- Annexure



(Ashish P. Umak)

Advocate.

Adv. Ashish P. Umak

Co. 62, Bhole Baba Nagar, Chikhali Lay-
Nagpur-34. M : 9765552129, 8928076711

En. No. MAH/30th 200th

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Nagpur.

Dated :- 18/11.2021



(Ad. Ashish P. Umak)

Adv. Ashish P. Umak

/o. 62, Bhole Baba Nagar, Chikhali Lay.

Nagpur-34. M : 9765552129, 89280767

En. No. MAP/2021/2005