

SANDEEP R. SONTAKKE

ADVOCATE

Apartment No. 6/203, Third

**Floor, Swaraj Apartment-6, Plot No. 6, Swaraj
Nagar, Opp. Central Bank, Omkar Nagar,
Cement Road, Nagpur -440027.**

Mob. No. 9850317071

FORMAT – A

(Circular No.:- 28/2021)

To

Maha RERA

LEGAL TITLE REPORT

Sub: Title clearance certificate with respect to plot no. CTS/C.S. No. 4757, Amalgamated Plot No. Plot No. 35, 36, situated at Omkar Nagar, Indraprastha Layout, Babhulkheda, Nagpur, Taluka & District NAGPUR (hereinafter referred as the said Amalgamated "Plot Nos. 35, 36")

I have investigated the title of the said plot on the request of (Name of owner/promoter/developer/company) and following documents i.e. :-

- 1) Description of the property.
- 2) The documents of title deeds of plot No. 35, 36.
- 3) Property Card (Aakhivpatrika) issued by City Survey Office. RL Letter issued by NIT.
- 4) Search report for 30 years from 1991 to 2021

2/- On 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 (following owner/promoter/developer/company) is clear, marketable and without any encumbrances. (If any encumbrances please mention in separate sheet)

Owners of the land

- (1) AYUSH INFRA Proprietor SHRI. HARISH MANOHARRAO GAJIMWAR owner of Amalgamated Plot No. 35, 36, bearing CTS No. 4757
- (2) Qualifying comments/remarks if any Clear Title.

3/- The report reflecting the flow of the title of the (owner/promoter/developer/company) on the said land is enclosed herewith as annexure.

Encl : Annexure.

Date: 03-12-2021


SANDEEP R. SONTAKKE
ADVOCATE
(SANDEEP SONTAKKE)

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Mob. No. 9850317071

Email Id. sandeepsonakke@gmail.com

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FLOW OF THE TITLE OF THE SAID LAND.

Sr.No.

- 1) P.R. Card as on date of application for registration.
- 2) Mutation Entry No. 28772 Dated 14-09-2021
- 3) Search report for 30 years from 1991 to 2021 Taken from Sub-Registrar' office at Nagpur - 1.
- 4) Any other relevant title.
- 5) Litigations if any.

Date: 03-12-2021


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ADVOCATE
(SANDEEP SONTAKKE)

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Email Id. sandeepsonakke@gmail.com