ANAND M. GADGE

L.L.B. **Advocate & Legal Consultant**

Mobile No. 9970368720 , 9766352842 **pravinaurade@gmail.com**

Office Address- 340-A, New Subhedar Lay Out, Hudkeshwar Road, Beside Shikshak Sahakari Bank Ltd., In Front Of Janki Motors, Nagpur 440024

Format – A

(Circular No. 28 / 2021)

To,
Maha RERA

LEGAL TITLE REPORT

Sub - Title clearance certificate with respect to plot no. CTS/CS N0. 159 / 3 / A , Situated at - pipala, Mouza - Pipala, Patwari Halka No. 38. District - Nagpur (Rural) , maharshtra. (hereinafter referred as the said plot)

I have investigated the title of the said plot on the request of Shri. Purushottam Ramaji Yenurkar, Sou. Madhuri Purushottam Yenurkar and Shri. Sanjay Haribhau Bagulkar and following documents i.e.-

1. description of the property.

2. The documents of allotment of plot.

3. 7 / 12 extract or property card issued by talathi, dated 19.10.2021, Mutation entry No. 3344

4. Search report for 30 years from 1991 till 2022.

2/- On perusal of the above mentioned documents and all other relevant document relating to title of the said property I am of the opinion that the title of the following owner is clear, marketable and without any encumbrances.

Owners of the land.....

(1) Shri. Purushottam Ramaji Yenurkar CTS/CS N0. 159 / 3 / A

(2) Sou. Madhuri Purushottam Yenurkar CTS/CS N0. 159 / 3 / A

(3) Shri. Sanjay Haribhau Bagulkar CTS/CS N0. 159 / 3 / A

(4) Qualifying comments/remark if any... NIL

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

Encl : annexure - 7 / 12 extract

Date : 01. 03. 2022

Anand M. Gadge
Advocate
340-A, New Subhedar Layout
Nagpur - 24. M. 9921250557

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To,
Maha RERA

FORMATE – A

(Circular No. 28 / 2021)

FLOW OF THE SAID TITLE OF THE SAID LAND.

Sr. No.

1) 7 / 12 extract / P.R. Card as on date of application for registration.

2) Mutation Entry N0. 3344

3) Search report for 30 years from 1991 till 2022 taken from Sub-Registrar Office at Nagpur

4) Any other relevant title.....NIL

5) Litigations if any.....NIL

Date : 01. 03. 2022

Anand M. Gadge
Advocate
340-A, New Subhedar Layout
Nagpur - 24. M. 9921250557