

MOHAN K. DEOTALE

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Advocate

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Res. 48-B, Saoli Ganesh Nagar, Nagpur.

Court Room No. - 201 Nyay Mandir, Civil Lines, Nagpur.

FORMAT - A
(Circular No. - _28/2021)

To,
MahaRERA
Nagpur.

LEGAL TITLE REPORT

Sub : Title clearance certificate with respect of Kh no. 76 situated at Bhokara, Tah. Nagpur (Gramin) Dist. Nagpur (hereinafter referred as the said Khasra No. 76)

I have investigated the title of the said Khasra on the request of Shri Kalidas Namdeo Adhau & 16 Others and following documents i.e. :-

- 1) Description of the property.
All that Piece and Parcel of Land bearing Khasra No. 76, P.H.No. 12-A, Gram Panchayat Bhokara admeasuring 1.61 H.R. Reneve Rs. 8.75, class right - 01, Book No. 73, Mouza - Bhokara, Tah. Nagpur (Gramin) Dist. Nagpur.
- 2) The documents of allotment of Khasra.
 - a) Original copy of Registered Sale Deed.
 - b) Original Copy of Extract of 7/12.
 - c) Original Copy of N.A.
 - d) Sanction map of Layout
- 3) 7/12 extract or property card issued by 08/04/2021 dated 08/04/2021 mutation entry no. ~~2473~~
- 4) Search report for 30 years from 1992 till 2022
2/- On persual 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 Shri Ashish Ramraog Bobde is clear, marketable and without any encumbrances.

Owners of the land

- (1) Ashish Ramraog Bobde CTS/C.S./ Kh. No. 76
- (2) _____ CTS/C.S. No.
- (3) _____ CTS/C.S. No.
- (4) Qualifying comments/remarks if any No

3/- The report reflecting the flow of the title of the Shri Ashish Ramraog Bobde on the said land is enclosed herewith as annexure.

Encl. : Search Report.
Date : 04/02/2022



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FLOW OF THE TITLE OF THE SAID LAND

Sr.No

- 1) 7/12 extract/ P.R Card as on date of application for registration
- 2) Mutation Entry No. 2473.....
- 3) Search report for 30 years from 1992 to 2022 Taken from Sub-Registrar office at Nagpur
(Gramin)
- 4) Any other relevant title
- 5) Litigations if any

Date : 04/02/2022

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