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FORMAT -A
(Circular No. 28/2021)

To
MahaRERA

LEGAL TITLE REPORT

Sub- Title clearance certificate with respect to **Plot No. 16**, admeasuring about 222.96 (2400 Sq. Ft), being a portion of entire Kh No. 55/1 in the layout of Gurudatta Gruhanirman Sahkari Sansth Ltd.. & under 572 Layouts Development Scheme of N.I.T., Situated at Mouza-Somlwada, bearing Corporation House No. 3469/A/16, ward No. 15, Sheet No. 682/22, City Survey No.510, Tal. Dist. Nagpur.

I have investigated the title of the said plot on the request of Mr. Prakash Govindrao Murekar and following documents i.e.-

1) Description of the Property:-

All that piece and parcel of land within the limits of Nagpur Municipal Corporation and Nagpur Improvement Trust bearing **Plot No. 16**, admeasuring about 222.96 (2400 Sq. Ft), being a portion of entire Kh No. 55/1 in the layout of Gurudatta Gruhanirman Sahkari Sansth Ltd.. & under 572 Layouts Development Scheme of N.I.T., Situated at Mouza-Somlwada, bearing Corporation House No. 3469/A/16, ward No. 15, Sheet No. 682/22, City Survey No.510, Tal. Dist. Nagpur and which is bounded as under :-

On East by	-	Sai Krupa Layout
On West by	-	30 Feet Road
On North by	-	Plot No. 15
On South by	-	Plot No. 16-A

- 2) The documents of allotment of Plot.- Sale Deed
- 3) Property Card issued by City Survey office 3, dtd. 21/04/2022 & mutation entry No. 47889.
- 4) Search Report for 30 years from 1993 to 2022.

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 is clear, marketable and without any encumbrances.

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Owners of the Land:-

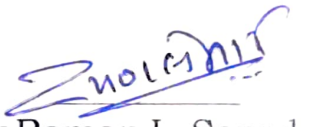
Mr. Prakash Govindrao Murekar

4) Qualifying comments/remarks if any _ NA

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

Date :-02/06/2022

Place-Nagpur


Adv Raman L. Senad



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FLOW OF THE TITLE OF THE SAID LAND

Sr. No.

- 1) Property Card as on date of application for registration
- 2) Mutation Entry No. 47889, dtd. 04/03/2020, City Survey office 3,
- 3) Search Reposrt for 30 yrs from 1993 to 2022, taken from Sub-Registrar Office at Nagpur.
- 4) Any other relevant title.
- 5) Litigations if any.

Date-02/06/2022

Raman L. Senad
Advocate