SANDEEP SHASTRI AND ASSOCIATES
ADVOCATES & LEGAL CONSULTANTS FOR TRANSFER OF PROPERTIES

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1A-2223-2063

REJOINDER
TO LEGAL TITLE REPORT DATED 24-11-2022

Sub : Rejoinder to the Title clearance certificate with respect to the Lay-out of plotted development to be known as **"Godrej Orchard Estate"** on ALL THOSE Pieces and Parcels of non-agricultural lands bearing Khasra Nos. 19/1/A, 19/1/B, 19/8, 19/9, 19/10 and 19/11 of MOUZA – GHOGLI, PatwariHalka No. 38, having an area of 5.0 Hectares, 0.94 Hectares, 5.94 Hectares, 2.97 Hectares, 5.93 Hectares and 2.96 Hectares respectively, thus totaling 23.74 Hectares (i.e. 237400.00 Sq. Mtrs.),all held in Occupancy Class - I Rights, situated at Village-Ghogli within the limits of Nagpur Metropolitan Region in Tahsil – Nagpur (Rural) and District – NAGPUR, consisting of 740 independent plots, 6 Amenity plots and 8 Open spaces.

1} In furtherance to the earlier Title Report issued by me on dated 24-11-2022, it is further observed that a Special Civil Suit bearing No. 1347/2022 is filed on 09-12-2022 by (1) Abdul Bashir s/o Abdul Wahab, (2) Bismilla Nafis Noor Ali, (3) Shabana Abdul Kadir, (4) Sahil Abdul Kadir, (5) Sohail Abdul Kadir, (6) Reshma Parveen Kadir Sheikh, (7) Rummna Abdul Kadir, (8) Faizan Ismail Khan, (9) Shireen Ismail Khan, (10) Shahrish Ismail Khan, (11) Ismail Ibrahim Khan against (1) Godrej Properties Ltd., (2) Vinita Atulkumar Gupta, (3) Vimalkumar Prahladrai Agrawal, (4) Sarojdevi Vimalkumar Agrawal, (5) Alok Vimalkumar Agrawal, (6) Vishal vimalkumar Agrawal thr. Karta Vishal Vimalkumar Agrawal, (7) Sandeep Vimalkumar Agrawal, (8) Anand Omprakash Agrawal, (9) Raju Omprakash Agrawal, (10) Shyamdevi Omprakash Agrawal, (11) Harsh Omprakash Agrawal, (12) Gopiram Bhaniram Agrawal, (13) Nagpur Metropolitan Regional Development Authority thr. Commissioner, (14) Collector, Nagpur, (15) District Superintendent of Land Records Nagpur, (16) Taluka Inspector of Land Records, Nagpur.

2} Perusal of the aforesaid Civil Suit reveal that the Suit is for Declaration, Partition, Separate Possession and Permanent Injunction. The Suit property consist of lands bearing Khasra Nos. 19/1/A, 19/1/B, 19/8, 19/9, 19/10 and 19/11 of MOUZA – GHOGLI, PatwariHalka No. 38, having an area of 5.0 Hectares, 0.94 Hectares, 5.94 Hectares, 2.97 Hectares, 5.93 Hectares and 2.96Hectares respectively, thus totaling 23.74 Hectares.

SANDEEP SHASTRI ★ NAGPUR ★ ADVOCATE

3} I have checked the status of the said suit and it is found that there is No Injunction or prohibitory orders passed restraining the present land Owners Godrej Properties Ltd.

Hence this Rejoinder.

Date: 15-01-2023

SANDEEP SHASTRI NAGPUR ADVOCATE

(SANDEEP SHASTRI)
Advocate