Adv. Payal S. Kaware
Reg.No.MAH/5139/213
Office at 301A, Asha Laxmi Apt,
Ravi Nagar, Nagpur

FORMAT A
Circular \no.28/21

To,
Maha RERA

LEGAL TITLE REPORT.

Sub: Title clearance certificate with respect to plot/land within Local limits and jurisdiction of District Nagpur and Taluka- Hingna, Village Sukali, having total area- 0.89 Hector R', 1.42 Hector R', and 1.42 Hector R' having Mauja- Takali-45, Survey No. 38/1, 38/2 and 38/3 having plotting area of 37300 Sq. Mtrs.

1. I have investigated the title of the said plot on the request of Firm M/s Keshavam Infra and on the basis of fallowing documents i.e. -

1. Description of the property- Patwari Halka No. 45, khasra No. 38/1, Total area having 0.89 Hector R', 1.42 Hector R', and 1.42 Hector R' in Class I rights, Mauza Takali, Village Panchayat Sukali, Tah. Hingna, Dist. Nagpur.
2. Document of allotment of land- sale deed No.3796, 3795 and 3797 dated 17/5/2023
3. 7/12 extract of the Property issued by Village panchayat Sukali, Tehsil Hinga, Dist. Nagpur dated 19/5/2023 obtained from Maharashtra Bhumi Abhilek.
4. Search report of 17 years from 2007 to 2023, mutation entry No. 1386 dated 19/5/2023

2. That on perusal of the above-mentioned document and all other relevant documents relating to the title of the said property I, am of the opinion that title of the Firm M/s Keshavam Infra is clear marketable and without any encumbrance's

3. the report reflecting the flow of the title of the Firm is enclosed herewith.

Encl. Annexure :- A- Copy of the Index II., B-copy of the 7/12 extract., C- Copy of Challan

Date -29/10/2023
Nagpur

Payal S. Kaware
Adv. P. S. Kaware
Adv. Payal S. Kaware

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FLOW OF THE TITLE OF THE SAID LAND.

1) 7/12 extract of the Property issued by Village panchayat Sukali, Tehsil Hingna, Dist. Nagpur dated 19/5/2023 obtained from Maharashtra Bhumi Abhilek

2) Mutation Entry No. 1386 dated 19/5/2023

3) Search report of 17 years from 2007- 2023 taken from sub registrar office at Hingna Tehsil.

4) Any other relevant Title- No.

5) Litigations if any-No.

Date: 29/10/2023
Nagpur

Payal S. Kaware
Adv. P. S. Kaware

Adv. Payal S. Kaware
Mob.No. 8600585879