

THAT the said Miss. Poonam D/o Paras Gundecha in her turn transferred the Kh. No. 94 of Mouza – Sumthana by way of Sale to M/s. Rohit Iron and Steel India Private Limited by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3944 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 94 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NOS. 95/1 AND 162/1

THAT ALL THAT Agricultural land bearing Kh. No. 77/1 of Mouza - SUMTHANA, having an area of 2.51 Hectares, Rental Rs. 7.93 held in Bhogwatdar Class-2 Rights, situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Smt. Chandrabhagabai W/o Upasrao Belkhode, Shri. Rambhau S/o Upasrao Belkhode, Shri. Bhagwan S/o Upasrao Belkhode, Shri. Namdeo S/o Upasrao Belkhode, Master Shamrao S/o Upasrao Belkhode and Master Wasudeo S/o Upasrao Belkhode, being their separate property having been allotted the same to their exclusive share in terms of Oral Partition held in the Year 1958.

THAT the said Smt. Chandrabhagabai W/o Upasrao Belkhode, Shri. Rambhau S/o Upasrao Belkhode, Shri. Bhagwan S/o Upasrao Belkhode, Shri. Namdeo S/o Upasrao Belkhode, Shri. Shamrao S/o Upasrao Belkhode, Shri. Wasudeo S/o Upasrao Belkhode lateron jointly transferred the said Kh. No. 77/1 of Mouza – Sumthana by way of Sale to Shri. Sitaram S/o Jangalu Bhende by a Sale Deed Dated 26-5-1975, which is duly Registered in the Office of the Sub-Registrar, Nagpur in Book No. 1 at Sr. No. 2546 on even date. At the time of transfer of the said property the aforesaid Master Shamrao S/o Upasrao Belkhode and Master Wasudeo S/o Upasrao Belkhode had attained the age of majority. The said property was also accordingly mutated in their names in all relevant records. The said Kh. No. 77/1 is now renumbered as Kh. No. 148 of Mouza – Sumthana.

THAT the said Shri. Sitaram S/o Jangalu Bhende left for heavenly abode on 3-11-2001 and consequent upon his death/demise the said Kh. No. 148 devolved upon his widow Smt. Tulsabai, only son Shri. Baba and 2 daughters namely Mrs. Jijabai W/o Raju Mahakalkar and Mrs. Vandana W/o Sanju Kawadkar, by way of intestate succession, being the only legal heirs of the deceased.

THAT the said Smt. Tulsabai Wd/o Late Shri. Sitaram Bhende and others had availed the Loan from Allahabad Bank, Gumgaon Branch and mortgaged the said property to it by way of security for the repayment of Loan.

THAT the aforesaid land comprising Kh. No. 148 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Sub-Divisional Officer, Nagpur vide his Order Dated 30-7-2018 passed in Revenue Case No. 62/LND-18/2018-2019.

THAT a Piece of land having an area of 0.0669 Hectares out of Kh. No. 148 of Mouza – Sumthana is acquired by The Maharashtra Airport Development Authority for expansion of Road. And accordingly a Sale Deed is executed between The Maharashtra Airport Development Authority and Smt. Tulsabai Wd/o Late Shri. Sitaram Bhende and others on 3-11-2018.

THAT the said Smt. Tulsabai Wd/o Late Shri. Sitaram Bhende and others lateron jointly transferred the remaining Piece of land having an area of 2.4431 Hectares out of the said Kh. No. 148 of Mouza – Sumthana by way of Sale to M/s. Rohit Iron and Steel India Private Limited by a Sale Deed Dated 10-3-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 1850 on even date. The said Piece of land having an area of 2.4431 Hectares out of the said Kh. No. 148 of Mouza – Sumthana is specifically earmarked as "FINAL PLOT NO. 122" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi Improvement Scheme-2 Dated 27-2-2015.

THAT in the like manner ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. No. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.78 Hectare out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.00 Hectare out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Ishwar S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an

area of 0.78 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/1. The said Kh. No. 95/1 is specifically earmarked as "FINAL PLOT NO. 130" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi Improvement Scheme-2 Dated 27-2-2015 and a Piece of land having an area of 1.00 Hectar out of Kh. No. 162 is now renumbered as Kh. No. 162/1 of Mouza – Sumthana. The said Kh. No. 162/1 is specifically earmarked as "FINAL PLOT NO. 131" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi Improvement Scheme-2 Dated 27-2-2015.

THAT the aforesaid lands comprising Kh. Nos. 95/1 and 161/1 are lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was mutated in his name on 27-5-2011 vide Mutation Entry No. 330.

THAT the said Shri. Ishwar S/o Devaji Bawankar lateron transferred the said Kh. No. 95/1 (i.e. Final Plot No. 130) and Kh. No. 162/1 (i.e. Final Plot No. 131) by way of Sale to M/s. Sanditi Projexis Private Limited, A Company duly Incorporated under the Companies Act, 1956 having its Registered Office at Plot No. 7-R, Bhange Vihar, Netaji Colony, Trimurti Nagar, Nagpur by a Sale Deed Dated 28-6-2018, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 2812 on even date. The said Sale Deed is duly Consented by Mrs. Chanda Ishwar Bawankar, Shri. Mayur Ishwar Bawankar, Mrs. Archana Bharatsingh Pawar and Mrs. Rachana Harshad Upasani.

THAT the said M/s. Rohit Iron and Steel India Private Limited and M/s. Sanditi Projexis Private Limited lateron exchanged their aforesaid properties in between them by executing a Deed of Exchange on 19-4-2023 and in terms of which M/s. Rohit Iron and Steel India Private Limited has now become Owner of the property comprising Kh. No. 95/1 (i.e. Final Plot No. 130) and Kh. No. 162/1 (i.e. Final Plot No. 131) of Mouza – Sumthana absolutely forever with heritable and transferable rights therein and the said M/s. Sanditi Projexis Private Limited has now become an exclusive, absolute and full owner of the property comprising Piece of land having an area of 2.4431 Hectares out of the said Kh. No. 148 of Mouza – Sumthana (i.e. Final Plot No. 122). The said Deed of Exchange Dated 19-4-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 2978 on even date.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. Nos. 95/1 and 162/1 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NOS. 95/2 AND 162/2

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. No. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.00 Hectare out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Harish S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/2 and a Piece of land having an area of 1.00 Hectare out of Kh. No. 162 is now renumbered as Kh. No. 162/2 of Mouza – Sumthana.

THAT the aforesaid lands comprising Kh. Nos. 95/2 and 162/2 are lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department on 16-5-2012.

THAT consequent upon the death of Shri. Harish S/o Devaji Bawankar the said Kh. Nos. 95/2 and 162/2 of Mouza – Sumthana devolved upon his widow Smt. Shalini and 2 sons namely Shri. Navin and Shri. Nikhil by way of intestate succession, being the only legal heirs of the deceased.

THAT the said Smt. Shalini W/o Late Shri. Harish Bawankar, Shri. Navin S/o Late Shri. Harish Bawankar and Shri. Nikhil Late Shri. Harish Bawankar lateron in their turn jointly transferred the said Kh. Nos. 95/2 and 162/2 by way of Sale to M/s. Rohit Iron and Steel (India) Private Limited by a Sale Deed Dated 13-7-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 4303 on even date.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. Nos. 95/2 and 162/2 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 162/3

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. No. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Tulsiram S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/3 and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 is now renumbered as Kh. No. 162/3 of Mouza – Sumthana. The said Kh. No. 162/3 is specifically earmarked as "FINAL PLOT NO. 131" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the aforesaid land comprising Kh. No. 162/3 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Sub-Divisional Officer, Nagpur vide his Order Dated 27-5-2011 passed in Revenue Case No. 438/LND-18/2010-2011.

THAT the said Shri. Tulsiram S/o Devaji Bawankar lateron transferred the said Kh. No. 162/3 (i.e. Final Plot No. 131) by way of Sale to Shri. Paras S/o Devraj Gundecha by a

Sale Deed Dated 5-9-2014, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3770 on even date. The said Sale Deed is duly Consented by Mrs. Poonam Pravin Lonkar, Mrs. Sunanda Tulsiram Bawankar and Shri. Saurabh Tulsiram Bawankar.

THAT the said Shri. Paras S/o Devraj Gundecha further transferred the said Kh. No. 162/3 (i.e. Final Plot No. 131) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3959 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 162/3 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 162/4

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. No. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.01 Hectare out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Ganesh S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/4 and a Piece of land having an area of 1.01 Hectare out of Kh. No. 162 is now renumbered as Kh. No. 162/4 of Mouza – Sumthana. The said Kh. No. 162/4 is specifically earmarked as "FINAL PLOT NO. 131" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the aforesaid land comprising Kh. No. 162/4 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was recorded in Revenue Records vide Entry No. 468 Dated 16-1-2015.

THAT the said Shri. Ganesh S/o Devaji Bawankar lateron transferred the said Kh. No. 162/4 (i.e. Final Plot No. 131) by way of Sale to Cadence Agri Lands Private Limited, A Company duly Incorporated under the Companies Act, 1956 having its Office at 13, Middle Ring Road, Wardhaman Nagar, Nagpur by a Sale Deed Dated 21-5-2019, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 2880 on even date. The said Sale Deed Dated 21-5-2019 is duly consented by Shri. Pratik S/o Ganesh Bawankar.

THAT the said Cadence Agri Lands Private Limited lateron transferred the said Kh. No. 162/4 (i.e. Final Plot No. 131) by way of Sale to M/s. Rohit Iron and Steel India Private Limited by a Sale Deed Dated 18-1-2023, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 459 on even date.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 162/4 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 162/5

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. No. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.01 Hectare out of Kh. No. 162 of Mouza – Sumthana

was allotted to the exclusive share of Shri. Ramesh S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/5 and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 is now renumbered as Kh. No. 162/5 of Mouza – Sumthana. The said Kh. No. 162/5 is specifically earmarked as "FINAL PLOT NO. 131" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the aforesaid land comprising Kh. No. 162/5 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was recorded in Revenue Records vide Entry No. 272 Dated 10-2-2009.

THAT the said Shri. Ramesh S/o Devaji Bawankar lateron transferred the said Kh. No. 162/5 (i.e. Final Plot No. 131) by way of Sale to Shri. Paras S/o Devraj Gundecha by a Sale Deed Dated 1-12-2011, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 6178 on even date.

THAT the said Shri. Paras S/o Devraj Gundecha further transferred the said Kh. No. 162/5 (i.e. Final Plot No. 131) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3960 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 162/5 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 95/3

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. Nos. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Tulsiram S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/3 and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 is now renumbered as Kh. No. 162/3 of Mouza – Sumthana.

THAT the aforesaid land comprising Kh. No. 95/3 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Sub Divisional Officer, Nagpur vide his Order Dated 27-5-2011 passed in Revenue Case No. 437/LND-18/2010-2011 and accordingly the same was mutated in his name on 27-5-2011 vide Mutation Entry No. 331.

THAT the said Shri. Tulsiram S/o Devaji Bawankar lateron transferred the said Kh. No. 95/3 of Mouza – Sumthana by way of Sale to Shri. Paras S/o Devraj Gundecha by a Sale Deed Dated 5-9-2014, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3770 on even date. The said Sale Deed is duly Consented by Mrs. Poonam Pravin Loanekar, Mrs. Sunanda Tulsiram Bawankar and Shri. Saurabh Tulsiram Bawankar. The said Kh. No. 95/3 is specifically earmarked as "FINAL PLOT NO. 130" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the said Shri. Paras S/o Devraj Gundecha further transferred the said Kh. No. 95/3 of Mouza – Sumthana (i.e. Final Plot No. 130) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, Nagpur by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3951 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 95/3 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 95/4

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at

Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. Nos. 74-75-76 was allotted new Kh. No. 162 of Mouza – SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza – Sumthana and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 of Mouza – Sumthana was allotted to the exclusive share of Shri. Ganesh S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/4 and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 is now renumbered as Kh. No. 162/4 of Mouza – Sumthana.

THAT the aforesaid land comprising Kh. No. 95/4 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was mutated in his name on 16-1-2015 vide Mutation Entry No. 469.

THAT the said Shri. Ganesh S/o Devaji Bawankar lateron transferred the said Kh. No. 95/4 by way of Sale to Candence Agri Lands Private Limited by a Sale Deed Dated 21-5-2019, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 2880 on even date. The said Sale Deed is duly Consented by Shri. Pratik Ganesh Bawankar. The said Kh. No. 95/4 is specifically earmarked as "FINAL PLOT NO. 130" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the said Candence Agri Lands Private Limited further transferred the said Kh. No. 95/4 (i.e. Final Plot No. 130) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, Nagpur by a Sale Deed Dated 18-1-2023, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 458 on even date.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 95/4 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 95/5

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 66 and 74-75-76 of Mouza - SUMTHANA, having an area of 4.46 Hectares and 5.03 Hectares respectively, Rental Rs. 8/- and 16/- respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Devaji S/o Kashinath Bawane, being his separate property. The said Shri. Devaji S/o Kashinath Bawane lateron changed his surname as Bawankar and accordingly the said property was mutated in the name of Shri. Devaji S/o Kashinath Bawankar vide Entry No. 48 Dated 1-7-1988.

THAT the said Kh. No. 66 was allotted new Kh. No. 95 of Mouza - SUMTHANA, having an area of 4.46 Hectares and Kh. Nos. 74-75-76 was allotted new Kh. No. 162 of Mouza - SUMTHANA having an area of 5.03 Hectares.

THAT the said Shri. Devaji S/o Kashinath Bawankar and his sons namely Shri. Ishwar, Shri. Harish, Shri. Tulsiram, Shri. Ganesh and Shri. Ramesh lateron effected a Partition of the said Kh. Nos. 95 and 162 in between them on 15-1-1991 and thereby a Piece of land having an area of 0.79 Hectares out of Kh. No. 95 of Mouza - Sumthana and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 of Mouza - Sumthana was allotted to the exclusive share of Shri. Ramesh S/o Devaji Bawankar absolutely forever with heritable and transferable rights therein. The said Piece of land having an area of 0.79 Hectares out of Kh. No. 95 is now renumbered as Kh. No. 95/5 and a Piece of land having an area of 1.01 Hectares out of Kh. No. 162 is now renumbered as Kh. No. 162/5 of Mouza - Sumthana.

THAT the aforesaid land comprising Kh. No. 95/5 is lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was mutated in his name on 15-1-2010 vide Mutation Entry No. 272.

THAT the said Shri. Ramesh S/o Devaji Bawankar lateron transferred the said Kh. No. 95/5 of Mouza - Sumthana by way of Sale to Shri. Paras S/o Devraj Gundecha by a Sale Deed Dated 1-12-2011, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 6184 on even date. The said Kh. No. 95/5 is specifically earmarked as "FINAL PLOT NO. 130" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the said Shri. Paras S/o Devraj Gundecha further transferred the said Kh. No. 95/5 of Mouza – Sumthana (i.e. Final Plot No. 130) by way of Sale to M/s. Rohit Iron & Steel India Private Limited, Nagpur by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3952 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 95/5 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 96

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 96 and 161 (Old Nos. 71/1, 71/2K, 72/1Gh, 72/1K, 72/2K, 72/2K, 73/2 and 73/3) of Mouza - SUMTHANA, having an area of 3.33 Hectares and 3.43 Hectares respectively, Rental Rs. 4.24 and Rs. 5.86 respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Maroti S/o Dumna Belkhode, being his separate property.

THAT consequent upon the death of Shri. Maroti S/o Dumna Belkhode the aforesaid entire property devolved upon his widow Smt. Tulsabai, 4 sons namely Shri. Wasudeo, Shri. Vithoba, Shri. Dashrath and Shri. Bholenath and 2 daughters namely Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane by way of intestate succession, being the only legal heirs of the deceased.

THAT the aforesaid lands comprising Kh. Nos. 96 and 161 are lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was mutated in his name on 15-4-2008 vide Mutation Entry No. 236.

THAT during the course of time some dispute arose in between Shri. Wasudeo S/o Late Shri. Maroti Belkhode, Shri. Vithoba S/o Late Shri. Maroti Belkhode, Shri. Dashrath S/o Late Shri. Maroti Belkhode, Shri. Bholenath S/o Late Shri. Maroti Belkhode, Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane, which resulted into the initiation of legal proceedings in the Court of Law. Accordingly Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane had filed a Civil Suit for Separate Possession and Permanent Injunction before the Hon'ble Court of Civil Judge, Junior Division against their brothers, which was registered as Civil Suit No. 11/09. After hearing both the parties at length the said suit was decided by the Hon'ble

Court on 9-3-2010 and thereby he declared that Mrs. Baby Natthuj Zode and Mrs. Indu Kundlik Sathawane holds and owns the Undivided 2/7th share and interest (i.e. 1/7th by each of them) in the said property. Against the said Order the Respondents preferred an Appeal before the Adhoc District Court, Nagpur, which was registered as Appeal No. 189/2010.

THAT during the course of time Smt. Tulsabai Wd/o Late Shri. Maroti Belkhode left for heavenly abode on 25-6-2010 and consequent upon her death/demise, her Undivided 1/7th share and interest in the said property devolved upon her aforesaid sons and daughters, by way of intestate succession.

THAT the aforesaid Belkhode brothers and their sisters lateron settled their dispute amicably out of Court. And accordingly they filed a Compromise Decree before the Adjudicating Authority which was referred to the Maha Lok Adalat, Nagpur and the Hon'ble Adhoc District Judge, Nagpur passed a Compromise Decree on 9-8-2011 in the aforesaid Case.

THAT the said Shri. Wasudeo S/o Late Shri. Maroti Belkhode, Shri. Vithoba S/o Late Shri. Maroti Belkhode, Shri. Dashrath S/o Late Shri. Maroti Belkhode, Shri. Bholenath S/o Late Shri. Maroti Belkhode, Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane lateron jointly transferred the said Kh. Nos. 96 and 161 of Mouza – Sumthana by way of Sale to Shri. Paras S/o Devraj Gundecha by a Sale Deed Dated 1-11-2011, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 6180 on 1-12-2011. The said Sale Deed 1-11-2011 is duly Consented by Shri. Vinod S/o Chaturbhuj Jain and Shri. Tilakraj S/o Indrajeet Chaddha. The said Kh. No. 96 is specifically earmarked as "FINAL PLOT NO. 142" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the said Shri. Paras S/o Devraj Gundecha lateron in his turn transferred the said Kh. No. 96 (i.e. Final Plot No. 142) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3954 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 96 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NO. 161

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 96 and 161 (Old Nos. 71/1, 71/2K, 72/1Gh, 72/1K, 72/2K, 72/2K, 73/2 and 73/3) of Mouza - SUMTHANA, having an area of 3.33 Hectares and 3.43 Hectares respectively, Rental Rs. 4.24 and Rs. 5.86 respectively both held in Bhogwatdar Class-2 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to Shri. Maroti S/o Dumna Belkhode, being his separate property.

THAT consequent upon the death of Shri. Maroti S/o Dumna Belkhode the aforesaid entire property devolved upon his widow Smt. Tulsabai, 4 sons namely Shri. Wasudeo, Shri. Vithoba, Shri. Dashrath and Shri. Bholenath and 2 daughters namely Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane by way of intestate succession, being the only legal heirs of the deceased.

THAT the aforesaid lands comprising Kh. Nos. 96 and 161 are lateron converted from Bhogwatdar Class-2 Rights to Bhogwatdar Class-1 Rights by the Revenue Department and accordingly the same was mutated in his name on 15-4-2008 vide Mutation Entry No. 236.

THAT during the course of time some dispute arose in between Shri. Wasudeo S/o Late Shri. Maroti Belkhode, Shri. Vithoba S/o Late Shri. Maroti Belkhode, Shri. Dashrath S/o Late Shri. Maroti Belkhode, Shri. Bholenath S/o Late Shri. Maroti Belkhode, Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane, which resulted into the initiation of legal proceedings in the Court of Law. Accordingly Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane had filed a Civil Suit for Separate Possession and Permanent Injunction before the Hon'ble Court of Civil Judge, Junior Division against their brothers, which was registered as Civil Suit No. 11/09. After hearing both the parties at length the said suit was decided by the Hon'ble Court on 9-3-2010 and thereby he declared that Mrs. Baby Natthuj Zode and Mrs. Indu Kundlik Sathawane holds and owns the Undivided 2/7th share and interest (i.e. 1/7th by each of them) in the said property. Against the said Order the Respondents preferred an Appeal before the Adhoc District Court, Nagpur, which was registered as Appeal No. 189/2010.

THAT during the course of time Smt. Tulsabai Wd/o Late Shri. Maroti Belkhode left for heavenly abode on 25-6-2010 and consequent upon her death/demise, her Undivided 1/7th share and interest in the said property devolved upon her aforesaid sons and daughters, by way of intestate succession.

THAT the aforesaid Belkhode brothers and their sisters lateron settled their dispute amicably out of Court. And accordingly they filed a Compromise Decree before the

Adjudicating Authority which was referred to the Maha Lok Adalat, Nagpur and the Hon'ble Adhoc District Judge, Nagpur passed a Compromise Decree on 9-8-2011 in the aforesaid Case.

THAT the said Shri. Wasudeo S/o Late Shri. Maroti Belkhode, Shri. Vithoba S/o Late Shri. Maroti Belkhode, Shri. Dashrath S/o Late Shri. Maroti Belkhode, Shri. Bholenath S/o Late Shri. Maroti Belkhode, Mrs. Baby W/o Natthuji Zode and Mrs. Indu W/o Kundlik Sathwane lateron jointly transferred the said Kh. Nos. 96 and 161 of Mouza – Sumthana by way of Sale to Shri. Paras S/o Devraj Gundecha by a Sale Deed Dated 1-11-2011, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 6180 on 1-12-2011. The said Sale Deed 1-11-2011 is duly Consented by Shri. Vinod S/o Chaturbhuj Jain and Shri. Tilakraj S/o Indrajeet Chaddha. The said Kh. No. 161 is specifically earmarked as "FINAL PLOT NO. 140" in Nagpur Improvement Trust's Sumthana-Kotewada-Sondapar-Jamtha-Parsodi proposed Improvement Scheme-2 Dated 27-2-2015.

THAT the said Shri. Paras S/o Devraj Gundecha lateron in his turn transferred the said Kh. No. 161 (i.e. Final Plot No. 140) by way of Sale to M/s. Rohit Iron and Steel India Private Limited, by a Sale Deed Dated 31-3-2022, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 3957 on 28-6-2022.

THAT the said M/s. Rohit Iron and Steel India Private Limited lateron transferred the said Kh. No. 161 by way of Sale to M/s. Dream World Landmark LLP, by a Sale Deed Dated 28-9-2023, which is duly Registered in the Office of the Sub-Registrar, Hingna in Book No. 1 at Sr. No. 8110 on even date.

KH. NOS. 116/1, 116/3, 122/1 AND 122/2

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 116/1, 116/3, 122/1 and 122/2 of Mouza - SUMTHANA, having an area of 1.2750 Hectares, 1.2650 Hectares, 1.3406 Hectares and 0.82 Hectares respectively, Rental Rs. 1.57, Rs. 1.57, Rs. 1.88 and Rs. 1.11 respectively All held in Bhogwatdar Class-1 Rights, all situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to M/s. Rajadhiraj Tirupani Vinayak Natraj Private Limited, being its separate and self acquired property.

THAT the said M/s. Rajadhiraj Tirupani Vinayak Natraj Private Limited lateron transferred a piece of land having a total area of 0.1217 Hectares out of Kh. Nos. 116/1, 116/3, 122/1 and 122/2 (i.e. an area of 0.0323 Hectares out of Kh. No. 116/1, an area of 0.0671 Hectares out of Kh. No. 116/3, an area of 0.0093 Hectares out of Kh.

No. 122/1 and an area of 0.0128 Hectares out of Kh. No. 122/2 thus totalling to Approx. 0.1217 Hectares) by a Sale Deed Dated 24-1-2024 to M/s. Dream World Landmark LLP, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 769 on even date. The said Sale Deed 24-1-2024 is duly Consented/Confirmed by M/s. Rohit Iron and Steel India Private Limited and M/s. Shrivani Estates LLP.

KH. NOS. 123/2/1 AND 123/3/1

THAT ALL THOSE Agricultural lands bearing Kh. Nos. 123/2/1 and 123/3/1 of Mouza - SUMTHANA, having an area of 0.6953 Hectares and 0.7053 Hectares respectively, Rental Rs. 2.11 and Rs. 2.15 respectively, both held in Bhogwatdar Class-1 Rights, both situate at Village - Sumthana, P.S.K. 72 in Tahsil - Hingna and District - NAGPUR, Originally belonged to M/s. Shrivani Estates LLP, being its separate and self acquired property.

THAT the said M/s. Shrivani Estates LLP lateron transferred a piece of land having a total area of 1.2136 Hectares out of Kh. Nos. 123/2/1 and 123/3/1 (i.e. an area of 0.4905 Hectares out of Kh. No. 123/2/1 and an area of 0.5308 Hectares out of Kh. No. 123/3/1 thus totalling to Approx. 1.2136 Hectares) by a Sale Deed Dated 24-1-2024 to M/s. Dream World Landmark LLP, which is duly Registered in the Office of the Sub Registrar, Hingna in Book No. 1 at Sr. No. 765 on even date. The said Sale Deed 24-1-2024 is duly Consented/Confirmed by M/s. Rohit Iron and Steel India Private Limited.

THAT the said M/s. Dream World Landmark LLP has now decided to develop the aforesaid entire lands bearing Kh. Nos. 120/1, 120/2, 120/3, 121/1, 121/2, 126/1, 126/2, 127/1/A, 127/2, 127/3, 147/1, 147/2, 150, 152, 153/1, 153/2, 93, 94, 95/1, 95/2, 95/3, 95/4, 95/5, 96, 161, 162/1, 162/2, 162/3, 162/4, 162/5, 123/2/1, 123/3/1, 116/1, 116/3, 122/1 and 122/2 of Mouza – SUMTHANA into a RESIDENTIAL ESTATE by carving out various Plots of different sizes therein.

THAT accordingly it has prepared a Layout of the said Kh. Nos. 120/1, 120/2, 120/3, 121/1, 121/2, 126/1, 126/2, 127/1/A, 127/2, 127/3, 147/1, 147/2, 150, 152, 153/1, 153/2, 93, 94, 95/1, 95/2, 95/3, 95/4, 95/5, 96, 161, 162/1, 162/2, 162/3, 162/4, 162/5, 123/2/1, 123/3/1, 116/1, 116/3, 122/1 and 122/2 to be known and styled as "GODREJ FOREST ESTATE" and the same is duly sanctioned and approved by Executive Engineer, Nagpur Metropolitan Region Development Authority vide his Commencement Certificate/Permit No. NMRDA/LT/2023/APL/00240 Dated 28-12-2023 (Permit No. 46616 and Proposal Code : NMRDA-23-96284)

B. Latest 7/12 Extract/s issued by Revenue Department, Government of Maharashtra all Dated 14-12-2023 for Kh. Nos. 120/1, 120/2, 120/3, 121/1, 121/2, 126/1, 126/2, 127/1/A, 127/2, 127/3, 147/1, 147/2, 150, 152, 153/1, 153/2, 93, 94, 95/1, 95/2, 95/3, 95/4, 95/5, 96, 161, 162/1, 162/2, 162/3, 162/4 and 162/5. Mutation Entry No. 914 Dated 10-11-2023.

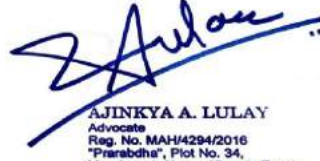
C. I have verified all the relevant index entries from the books and records kept and maintained in the Office of the Sub-Registrar, Hingna and found that the aforesaid property is absolutely free from encumbrances of all kinds whatsoever and that the present Owner thereof namely M/s. Dream World Landmark LLP holds good, valid and marketable title thereto. The necessary Search fees for the Period commencing from 2011 to 2024 is deposited in the Office of the Sub-Registrar, Hingna, the details of which are as under :

Kh. No.	Challan No.	Amount (in Rs.)	Dated
120/1	MH014921078202324E	325.00	1-2-2024
120/2	MH014921529202324P	325.00	1-2-2024
120/3	MH014921788202324E	325.00	1-2-2024
121/1	MH014921850202324E	325.00	1-2-2024
121/2	MH014921906202324E	325.00	1-2-2024
126/1	MH014922110202324E	325.00	1-2-2024
126/2	MH014922165202324E	325.00	1-2-2024
127/1/A	MH014922238202324E	325.00	1-2-2024
127/2	MH014922283202324E	325.00	1-2-2024
127/3	MH014922341202324E	325.00	1-2-2024
147/1	MH014922410202324E	325.00	1-2-2024
147/2	MH014922471202324E	325.00	1-2-2024
150	MH014922521202324E	325.00	1-2-2024
152	MH014922574202324E	325.00	1-2-2024
153/1	MH014922621202324E	325.00	1-2-2024
153/2	MH014922681202324E	325.00	1-2-2024
93	MH014923249202324E	325.00	1-2-2024
94	MH014923306202324E	325.00	1-2-2024
95/1	MH014923616202324E	325.00	1-2-2024
95/2	MH014923644202324E	325.00	1-2-2024
95/3	MH014923684202324E	325.00	1-2-2024
95/4	MH014923714202324E	325.00	1-2-2024
95/5	MH014923760202324E	325.00	1-2-2024
96	MH014923791202324E	325.00	1-2-2024

Contd. . .

161	MH014923830202324E	325.00	1-2-2024
162/1	MH014923871202324E	325.00	1-2-2024
162/2	MH014923959202324E	325.00	1-2-2024
162/3	MH014923994202324E	325.00	1-2-2024
162/4	MH014924055202324E	325.00	1-2-2024
162/5	MH014924089202324E	325.00	1-2-2024
123/2/1	MH014924138202324E	325.00	1-2-2024
123/3/1	MH014924167202324E	325.00	1-2-2024
116/1	MH014924216202324E	325.00	1-2-2024
116/3	MH014924271202324E	325.00	1-2-2024
122/1	MH014924317202324E	325.00	1-2-2024
122/2	MH014924348202324E	325.00	1-2-2024

D. There is No Litigation/pending Litigation against the aforesaid properties as on today.


AJINKYA A. LULAY
 Advocate
 Reg. No. MAH/4294/2016
 "Pranabdh", Plot No. 34,
 Vyankatesh Nagar, Khamla Road,
 Nagpur - 440025. (M) 9730414589
 Tel. No.(Off) 2293781 (R) 2293281

NAGPUR
 DATED : 1-2-2024.

(A. A. LULAY)
 Advocate



CHALLAN
MTR Form Number-6



GRN	MH014923249202324E	BARCODE			Date	01/02/2024-21:12:16		Form ID		
Department Inspector General Of Registration					Payer Details					
Type of Payment Search Fee Other Items					TAX ID / TAN (If Any)					
					PAN No.(If Applicable)					
Office Name PND1_JT DISTT REGISTRAR PUNE URBAN					Full Name		Ajinkya Anant Lulay			
Location PUNE										
Year 2023-2024 One Time					Flat/Block No.					
Account Head Details				Amount In Rs.		Premises/Building				
0030072201 SEARCH FEE				325.00		Road/Street				
						Area/Locality				
						Town/City/District				
						PIN				
						Remarks (If Any)				
						Amount In		Three Hundred Twenty Five Rupees Only		
Total				325.00		Words				
Payment Details PUNJAB NATIONAL BANK					FOR USE IN RECEIVING BANK					
Cheque-DD Details					Bank CIN		Ref. No.		03006172024020200072 498883743	
Cheque/DD No.					Bank Date		RBI Date		01/02/2024-21:12:46 Not Verified with RBI	
Name of Bank					Bank-Branch		PUNJAB NATIONAL BANK			
Name of Branch					Scroll No. , Date		Not Verified with Scroll			

Department ID : 770425300

Mobile No. : 9730414589

NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document

सदर चलन "ट्राइप ऑफ पेमेंट" मध्ये नमुद कारणासाठीच लागू आहे. इतर कारणासाठी किंवा नोंदणी न करावयाच्या दस्तांसाठी लागू नाही.



CHALLAN
MTR Form Number-6



GRN	MH014923306202324E	BARCODE			Date	01/02/2024-21:14:50		Form ID		
Department Inspector General Of Registration					Payer Details					
Type of Payment Search Fee Other Items					TAX ID / TAN (If Any)					
					PAN No.(If Applicable)					
Office Name PND1_JT DISTT REGISTRAR PUNE URBAN					Full Name		Ajinkya Anant Lulay			
Location PUNE										
Year 2023-2024 One Time					Flat/Block No.					
Account Head Details				Amount In Rs.		Premises/Building				
0030072201 SEARCH FEE				325.00		Road/Street				
						Area/Locality				
						Town/City/District				
						PIN				
						Remarks (If Any)				
						Amount In		Three Hundred Twenty Five Rupees Only		
Total				325.00		Words				
Payment Details PUNJAB NATIONAL BANK					FOR USE IN RECEIVING BANK					
Cheque-DD Details					Bank CIN		Ref. No.		03006172024020200076 498884507	
Cheque/DD No.					Bank Date		RBI Date		01/02/2024-21:15:23 Not Verified with RBI	
Name of Bank					Bank-Branch		PUNJAB NATIONAL BANK			
Name of Branch					Scroll No. , Date		Not Verified with Scroll			

Department ID : 531719726

Mobile No. : 9730414589

NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document

सदर चलन "ट्राइप ऑफ पेमेंट" मध्ये नमूद कारणासाठीच लागू आहे. इतर कारणासाठी किंवा नोंदणी न करावयाच्या दस्तांसाठी लागू नाही.