

ADV. SONAM JAYWANT WAITY
B.L.S.LL.B.
Advocate High Court
Office: Prajapati Cascade, Shop No.33,
Sector-1, New Panvel-410206.
Email Id: sonamsk28@gmail.com



अड. सोनाम जयवंत वैती
वी.एल.एस.एल.एल.वी
अडवोकेट हायकोर्ट
ऑफिस: प्रजापती कॅसकेड, शॉप नं. ३३,
सेक्टर - १, न्यु पनवेल - ४१०२०६.

Date :- 23/07/2018

TITLE CERTIFICATE

1) INSTRUCTIONS :

On the request of my client **Mr. Parth Ashok Chhajer**, the Partner of **M/s Arihant Enterprises** having Office at, Arihant Oura, Floor No. 25 & 26, "B" Wing, Plot No. 13/1, T.T.C.Industrial Area, Turbhe, Navi Mumbai - 400705. I have carried out Search in respect of the said property which is described as follows and have given my Title Report in request thereof.

2) PROPERTY DESCRIPTION :

All that Pieces and Parcel of Land Bearing **Serve No. 32/1/A, Koynavele, Tal. - Panvel, Dist. - Raigad.** Admeasuring 50.80 Guntha, being and laying in the limits of The Sub-Registrar Panvel 1 to 5 Office (herein after it is referred to as said property).

3) SEARCH :

Accordingly, I have taken search of the Index No. II as maintained in the office of The Sub-Registrar Panvel No. 1 to 5 Office for a Period of 30 years i.e. 1989 to 2018, wide Search Receipt No. 8961 dated 05/07/2018 with respect to the said property.

During the search, I did not find any Transaction encumbering the said property in any manner.

4) INFORMATION :

I have gathered information by taking search office of the Sub-Registrar Panvel Office No. 1 to 5 about the said Property.

5) DOCUMENTS :

For the purpose of the investigation of title and search of the said property, I have perused the following documents:

- a) Sale Deed Dated 20th June, 2018

6) INCIDENTS :

- a) With regard to the document of Sale Deed dated 20th June, 2018, which is duly executed and registered with Sub-Registrar Panvel-5, having Document Registered No. 7010/2018, it contends that Mr. Prakash Lakshman Kadam had transferred and sold the said property to Mr. Parth Ashok Chhajjer, the Partner of M/s Arihant Enterprises.

7) CONCLUSION :

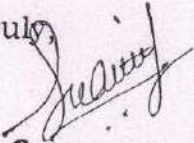
On the basis of the perusal of the documents referred to above, the information collected by me as has been mentioned above, so also incidents pointed out as above, I hereby certify that the **Mr. Parth Ashok Chhajjer, the Partner of M/s Arihant Enterprises** as appears in above mentioned documents has absolute clear and marketable title in respect of the said property under search herein.

The said property is free from all encumbrances and it has CLEAR AND MARKATABLE TITLE in respect thereof.

Place :- Navi Mumbai

Date :- 23/07/2018

Yours truly,



Adv. Sonam J. Waity
(BLS, LL B)
Advocate High Court

Shop No. , Prajapad Cascade,
Sector-1, New Panvel - 410206.