

JAGJEET PRADEEP HATODE

B.COM., LL.B.

ADVOCATE, HIGH COURT, MUMBAI.

Office & communication Address

"YASHANJANI", HETKAR ALL, BEHAIND VASAI COURT,
TAL.-VASAI, DIST-PALGHAR, PIN CODE-401 201

MOB NO:9860273138

Date : 12/03/2020

TO WHOMSOEVER IT MAY CONCERN

TITLE CERTIFICATE AND SEARCH REPORT

DESCRIPTION OF PORPERTIES

RE : In the matter of Search Report in respect of Non- Agricultural land situate lying and being at Village Bolinj, Tal-Vasai, Dist-Palghar, within the limits of Talathi Saja Bolinj, Vasai Virar City Municipal Corporation and within the jurisdiction of Sub-Registrar of Vasai, Land bearing :-

Survey No.	Hissa No.	Area (Sq.Mtrs)	Assessment (Rs-Ps.)
346-B +	B/3	6487	Rs. 648-00 Ps.
356-B			

(Hereinafter referred to as the "SAID PROPERTY" for brevity's sake)

Owners : 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram Mhare 16) Nishant

Bhalchandra Mhatre 17) Pramila Bhalchandra Mhatre 18) Niramala
Dharmesh Mhatre 19) Poonam Dharmesh Mhatre

Documents relied upon: -

- 1) 7/12 Extract of said Property.
- 2) Mutation (Ferfar) Entries Nos. 3875, 3965, 4431, 4476, 5128, 5138, 5382, 5690, 6595, 7025 of Village Bolinj.
- 3) The Search Report from the offices of sub-Registrar of Vasai, 1 vide my application no. Vasai 1-0-2020 dated 11/03/2020 for the period from 1952 to 2020 i.e. 69 years Vide Receipt No. 3680.

THIS IS TO CERTIFY that I have investigated the title of above said area with documents referred above and given to me.

Originally the said Property is owned by above owners , for that purpose concern Talathi has confirmed Mutation Entries. The area of said Property is came from Survey No. 346B+356B, Hissa No. B Area admeasuring 12,700 Sq. Mtrs. The Deputy Superintendent of land Records (DSLRL), Vasai has carried out Pot Hissa Mojani under MR. No. 1129/2017 & under Rectification Tag No. 530 of 2017 a Aakar phod Patrak has been issued on 29/09/2017 in respect of Survey No. 346B+ 356B , Hissa No. B admeasuring 12,700 Sq. Mtrs. Accordingly Mutation Entry No. 7025 came to be sanctioned at village Bolinj. Pusuant to said Mutation Entry, the above mentioned property bearing Survey No. 346B+ 356B , Hissa No. B came to be sub-divided and numbered as :

- 1) Survey No. 346B+ 356B , Hissa No. B/1 admeasuring 455.76 Sq. Mtrs(In the name of CFC, Shri Ajiv Y. Patil & others)
- 2) Survey No. 346B+ 356B , Hissa No. B/2 admeasuring 108 Sq. Mtrs(In the name of Grampanchayat D.P. Road)
- 3) Survey No. 346B+ 356B , Hissa No. B/3 admeasuring 6387 Sq. Mtrs(In the name of Shri Ajiv Y. Patil & others)
- 4) Survey No. 346B+ 356B , Hissa No. B/4 admeasuring 2464 Sq. Mtrs(In the name of VVCMC- Channel Reservation) and

5) Survey No. 346B+ 356B , Hissa No. B/5 admeasuring 3185.24 Sq. Mtrs(In the name of Shri Ajiv Y. Patil & others).

After that by executing the registered Joint Development Agreement dated 30/06/2018, Registered on 07/08/2018 bearing document No. Vasai 2/7936/2018 M/S Raj Enterprises, through their Partners & others granted development rights of Proposed building No. 1 , Area admeasuring 15125.68 Sq. Mtrs F.S.I of said Property along with other property to MID Realtors & Developers LLP.

Thus 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram Mhare 16) Nishant Bhalchandra Mhatre 17)Pramila Bhalchandra Mhatre 18) Niramala Dharmesh Mhatre 19)Poonam Dharmesh Mhatre are sufficiently entitled to said property being owner & occupiers. I have obtained search of said property as per my above refered application and there is no such adverse entry to the title of 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram Mhare 16) Nishant Bhalchandra Mhatre 17)Pramila Bhalchandra Mhatre 18) Niramala Dharmesh Mhatre 19)Poonam Dharmesh Mhatre , in respect of said property.

By perusing the above-referred documents of title, the title of 1) Mr. Ajiv Yasahwant Patil 2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8) Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12) Rekha Vishnu Bhoir 13) Aruna Suresh Bhagat 14) Manisha Prakash Patil 15) Sunita Sitaram Mhare 16) Nishant Bhalchandra Mhatre 17) Pramila Bhalchandra Mhatre 18) Niramala Dharnesh Mhatre 19) Poonam Dharnesh Mhatre, in respect of said property is Clear and marketable & free from all encumbrances.

Yours,



MR. JAGJEET PRADEEP HATODE
ADVOCATE, HIGH COURT

JAGJEET PRADEEP HATODE
B.COM, LL.B., D.C.I.
ADVOCATE-HIGH COURT MUMBAI

JAGJEET PRADEEP HATODE

B.COM., LL.B.

ADVOCATE, HIGH COURT, MUMBAI

Office & communication Address

"YASHANJANI", HETKAR ALI, BEHAIND VASAI COURT,
TAL-VASAI, DIST-PALGHAR, PIN CODE-401 201

MOB NO:9860273138

Date : 12/03/2020

TO WHOMSOEVER IT MAY CONCERN

TITLE CERTIFICATE AND SEARCH REPORT

DESCRIPTION OF PORPERTIES

RE : In the matter of Search Report in respect of Non- Agricultural land situate lying and being at Village Bolinj, Tal-Vasai, Dist-Palghar, within the limits of Talathi Saja Bolinj, Vasai Virar City Municipal Corporation and within the jurisdiction of Sub-Registrar of Vasai, Land bearing :-

Survey No.	Hissa No.	Area (Sq.Mtrs)	Assessment (Rs-Ps.)
346 -B +	B/5	3185.24	Rs. 318-52 Ps.
356 - B			

(Hereinafter referred to as the "SAID PROPERTY" for brevity's sake)

Owners : 1) Mr. Ajiv Yasahwant Patil 2) Mr. Bipin Navinchandra Khokhari 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8) Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Memlata Meghnath Patil 12) Rekha Vishnu Bhoir 13) Aruna Suresh Bhagat 14) Manisha Prakash Patil 15) Sunita Sitaram Mhatre

Documents relied upon: -

- 1) 7/12 Extract of said Property.
- 2) Mutation (Ferfar) Entries Nos. 3875, 3965, 4431, 4476, 5128, 5138, 5382, 5690, 6595, 7025 of Village Bolinj.
- 3) The Search Report from the offices of sub-Registrar of Vasai, I vide my application no. Vasai 1-0-2020 dated 11/03/2020 for the period from 1952 to 2020 i.e. 69 years Vide Receipt No. 3680.

THIS IS TO CERTIFY that I have investigated the title of above said area with documents referred above and given to me.

Originally the said Property is owned by above owners , for that purpose concern Talathi has confirmed Mutation Entries. The area of said Property is came from Survey No. 346B+356B, Hissa No. B Arca admeasuring 12,700 Sq. Mtrs. The Deputy Superintendent of land Records (DSLIR), Vasai has carried out Pot Hissa Mojani under MR. No. 1129/2017 & under Rectification Tag No. 530 of 2017 a Aakar phod Patrak has been issued on 29/09/2017 in respect of Survey No. 346B+ 356B , Hissa No. B admeasuring 12,700 Sq. Mtrs. Accordingly Mutation Entry No. 7025 came to be sanctioned at village Bolinj. Pusuant to said Mutation Entry, the above mentioned property bearing Survey No. 346B+ 356B , Hissa No. B came to be sub-divided and numbered as :

- 1) Survey No. 346B+ 356B , Hissa No. B/1 admeasuring 455.76 Sq. Mtrs(In the name of CFC, Shri Ajiv Y. Patil & others)
- 2) Survey No. 346B+ 356B , Hissa No. B/2 admeasuring 108 Sq. Mtrs(In the name of Grampanchayat D.P. Road)
- 3) Survey No. 346B+ 356B , Hissa No. B/3 admeasuring 6387 Sq. Mtrs(In the name of Shri Ajiv Y. Patil & others)
- 4) Survey No. 346B+ 356B , Hissa No. B/4 admeasuring 2464 Sq. Mtrs(In the name of VVCMC- Channel Reservation) and
- 5) Survey No. 346B+ 356B , Hissa No. B/5 admeasuring 3185.24 Sq. Mtrs(In the name of Shri Ajiv Y. Patil & others).

After that by executing the registered Joint Development Agreement dated 30/06/2018 registered on 07/08/2018 bearing document No. Vasai 2/7936/2018 M/S Raj Enterprises, through their Partners & others granted development rights of Proposed building No. 1 , Area admeasuring 15125.68 Sq. Mtrs F.S.I of said Property along with other property to MD Realtors & Developers LLP.

Thus 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram Mhare are sufficiently entitled to said property being owner & occupiers. I have obtained search of said property as per my above refereed application and there is no such adverse entry to the title of 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram Mhare , in respect of said property.

By perusing the above-referred documents of title, the title of 1) Mr. Ajiv Yasahwant Patil2) Mr. Bipin Navinchandra Khokhani 3) Mr. Sandeep Vishnu Sankh 4) Mr. Kundan Jayantilal Bhatt 5) Chandrakant Vitthal Mhatre 6) Suman Vitthal Mhatre 7) Jayabai Vitthal Mhatre 8)Manjula Vitthal Gharat 9) Gulab Bhalchandra Mhatre 10) Bharat Sitaram Mhatre 11) Hemlata Meghnath Patil 12)Rekha Vishnu Bhoir 13)Aruna

Suresh Bhagat 14)Manisha Prakash Patil 15) Sunita Sitaram
Mhare , in respect of said property is Clear and marketable &
free from all encumbrances.

Yours,



MR. JAGJEET PRADEEP HATODE
ADVOCATE, HIGH COURT

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ADVOCATE HIGH COURT MUMBAI

JAGJEET PRADEEP HATODE**B.COM. LL.B.****ADVOCATE, HIGH COURT, MUMBAI.****Office & communication Address****"YASHANJANI", HETKAR ALL, BEHAIKD VASAI COURT,
TAL-VASAL, DIST-PALGHAR, PIN CODE-401 201****MOB NO:9860273138**

Date : 12/03/2020

TO WHOMSOEVER IT MAY CONCERNTITLE CERTIFICATE AND SEARCH REPORTDESCRIPTION OF PROPERTIES

RE : In the matter of Search Report in respect of Non- Agricultural land situate lying and being at Village Bolinj, Tal-Vasai, Dist-Palghar, within the limits of Talathi Saja Bolinj, Vasai Virar City Municipal Corporation and within the jurisdiction of Sub-Registrar of Vasai, Land bearing :-

Survey No.	Hissa No.	Area (Sq. Mtrs)	Assessment (Rs-Ps.)
346-B +	C	10240	Rs. 1024-00 Ps.
356-B			

(Hereinafter referred to as the "SAID PROPERTY" for brevity's sake)

Owners : 1) Mr. Ajiv Yasahwant Patil

Mr. Bipin Navinchandra Khokhani

Mr. Sandeep Vishnu Sankhe

Mr. Kundan Jayantilal Bhatt

Mr. Govind Jivan Gavad

Mr. Balkrushna Ramchandra Gavad (Area 7792 Sq. Mtrs)

2) Grampanchayat Bolinj D.P. (Area 1848 Sq. Mtrs)

3) Grampanchayat Bolinj Channel (Area 600 Sq. Mtrs)

Documents relied upon: -

1)7/12 Extract of said Property.

- | 2) | Mutation | (Ferfar) | Entries | Nos. |
|----|--|----------|---------|-------|
| | 4431,4476,3965,5128,5138,5382,5690,3070,3080,5484, | | | 5413, |
| | 5698,5215,6595 of Village Bolinj. | | | |
- 3) Copy of by Deed of conveyance dated 22/03/1965 bearing Document No. Vasai-1-194/1965, executed between Mr. Anton Jojeph Koriya , the purchaser herein & 1)Hira Bistur Patil 2) Dharna Padman Patil 3) Gopal Padman Patil, the vendor herein in respect of Survey No. 356, Hissa No. 4 of Village Bolinj.
- 4) Copy Deed of Conveyance dated 24/09/1987 bearing document no. Vasai-1-2660/1987, executed between 1) Ranchhoddas V. Pariekh 2) Mahendra Ranchhoddas Pariekh 3)Pravin Ranchhoddas Pariekh 4) Praful Ranchhoddas Pariekh 5) Ramesh Ranchhoddas Pariekh 6) Mukesh Ranchhoddas Pariekh , the purchaser herein & 1) Mertinbai Anton Koriya 2) Hillary Anton Koriya 3) Fredy Anton Koriya 4) B. Thomas D'mello 5) Jessy Leslie D'mello, the Vendor herein in respect of Survey No. 356, Hissa No. 4 of Village Bolinj.
- 5) Copy of Registered Development Agreement dated 18/04/2002 bearing document no. Vasai2- 1687/2002 executed between 1) Mahendra Ranchhoddas Pariekh 2)Pravin Ranchhoddas. Pariekh 3) Praful Ranchhoddas Pariekh 4) Ramesh Ranchhoddas Pariekh 5) Mukesh Ranchhoddas Pariekh & M/S Shree Raj Properties , a partnership firm (regd) through its partners 1) Mr. Kirit Keshavlal Mehta 2)Mr. Kundan Jayantital Bhat 3)Mr. Mahesh Popatal Shah 4) Mr. Sandip Vishnu Sankhe in respect of Survey No. 356, Hissa No. 4, 13 of Village Bolinj..
- 6) Copy of Deed of Conveyance dated 13/08/2004 bearing document no. Vasai-2-4498/2004 executed between 1) Mr. Ajeev Yashwant Patil 2)Mr. Kundan Jayantital Bhat 3)Mr. Sandip Vishnu Sankhe 4) Mr. Bipin Navinchandra Khokhani, purchaser herein & 1) Mr. Mahendra Ranchhoddas Pariekh 2) Mr. Pravin

- Ranchhoddas Pariekh 3) Mr. Praful Ranchhoddas Pariekh 4) Mr. Ramesh Ranchhoddas Pariekh 4)Mr. Mukesh Ranchhoddas Pariekh -through POA Holder 1) Mr. Mahesh Popatlal Shah 2)Mr. Kirti Keshavlal Mehta 3)Mr. Kundan Jayantilal Bhat 4) Mr. Sandip Vishnu Sankhe, Vendor herein & Confirming Party - M/S Raj Properties- through Partner 1) Mr. Kirti Keshavlal Mehta 2)Mr. Kundan Jayantilal Bhat 3) Mr. Mahesh Popatlal Shah 4)Mr. Sandip Vishnu Sankhe in respect of Survey No. 356, Hissa No. 4, 13 of Village Bolinj.
- 7) Copy Of Deed of Conveyance dated 25/04/1979 executed between Mr. Dominic Joseph Koriya , purchaser herein & 1) Smt. Bhimibai Dama Patil 2) Mr. Dilip Dama Patil 3)Mr. Ashok Dama Patil 4) Smt. Kusum Yashwant Patil, Seller herein in respect of Survey No. 356, Hissa No. 13 of Village Bolinj.
- 8) Copy Of Deed of Conveyance dated 24/09/1987 bearing document no. Vasai-1-2662/1987 executed between 1) Ranchhoddas V. Pariekh 2) Mahendra Ranchhoddas Pariekh 3)Pravin Ranchhoddas Pariekh 4) Praful Ranchhoddas Pariekh 5) Ramesh Ranchhoddas Pariekh 6) Mukesh Ranchhoddas Pariekh, purchaser herein & Vendor –Waman Krushanaji Deshmukh through Confirming party –Dominic Jojeeph Koriya. in respect of Survey No. 356, Hissa No. 13 of Village Bolinj.
- 9) Copy of Deed of Conveyance dated 10/08/2006 bearing document no. Vasai-2-7119/2006 executed between M/S Raj Enterprises – registered Partnership-through Partners - Kundan Jayantilal Bhat for Self & POA Holder for 1) Mr. Ajeev Yashwant Patil 2) Mr. Bipin Navinchandra Khokhani 3)Mr. Sandip Vishnu Sankhe, Purchasers herein & Vendor – Rekha Charles Lopes & Confirming Party – Kuwarji Bachchubhai Shah ,Ganesh Pawar in respect of Survey No. 356, Hissa No. 03 of Village Bolinj.
- 10) The Search Report from the offices of sub-Registrar of Vasai, I vide my application no. Vasai 1-0-2020 dated 11/03/2020 for

the period from 1952 to 2020 i.e. 69 years Vide Receipt No. 3680.

THIS IS TO CERTIFY that I have investigated the title of above said area with documents referred above and given to me.

Originally the Survey No. 356, Hissa No. 4 of Village Bolinj was owned and possessed by 1)Hira Bistur Patil 2) Dharna Padman Patil 3) Gopal Padman Patil . Thereafter by Deed of conveyance dated 22/03/1965 bearing Document No. Vasai-1-194/1965, Mr. Anton Jojeph Koriya purchased said property from 1)Hira Bistur Patil 2) Dharna Padman Patil 3) Gopal Padman Patil. Thereafter by another Deed of Convaynace dated 24/09/1987 bearing document no. Vasai-1-2660/1987 1) Ranchhoddas V. Pariekh 2) Mahendra Ranchhoddas Pariekh 3)Pravin Ranchhoddas Pariekh 4) Praful Ranchhoddas Pariekh 5) Ramesh Ranchhoddas Pariekh 6) Mukesh Ranchhoddas Pariekh have purchased the said property from Vendor – 1) Merinbai Anton Koriya 2) Hillary Anton Koriya 3) Fredy Anton Koriya 4) B. Thomas D'mello 5) Jessy Leslie D'mello. Thereafter 1) Mahendra Ranchhoddas Pariekh 2)Pravin Ranchhoddas Pariekh 3) Praful Ranchhoddas Pariekh 4) Ramesh Ranchhoddas Pariekh 5) Mukesh Ranchhoddas Pariekh had executed Registered Development Agreement dated 18/04/2002 bearing document no. Vasai2-1687/2002 with M/S Shree Raj Properties , a partnership firm (regd) through its partners 1) Mr. Kirit Keshavlal Mehta 2)Mr. Kundan Jayantilal Bhat 3)Mr. Mahesh Popatlal Shah 4) Mr. Sandip Vishnu Sankhe. Thereafter By Deed of Conveyance dated 13/08/2004 bearing document no. Vasai-2-4498/2004 1) Mr. Ajeev Yashwant Patil 2)Mr. Kundan Jayantilal Bhat 3)Mr. Sandip Vishnu Sankhe 4) Mr. Bipin Navinchandra Khokhani had purchased said property from Vendors – 1) Mr. Mahendra Ranchhoddas Pariekh 2) Mr. Pravin Ranchhoddas Pariekh 3) Mr. Praful Ranchhoddas Pariekh 4) Mr. Ramesh Ranchhoddas Pariekh 4)Mr. Mukesh Ranchhoddas Pariekh -through POA Holder 1) Mr. Mahesh Popatlal Shah 2)Mr. Kirit Keshavlal

Mehta 3)Mr. Kundan Jayantilal Bhat 4) Mr. Sandip Vishnu Sankhe & Confirming Party - M/S Raj Properties- through Partner 1) Mr. Kirti Keshavlal Mehta 2)Mr. Kundan Jayantilal Bhat 3) Mr. Mahesh Popatlal Shah 4)Mr. Sandip Vishnu Sankhe. For that purpose mutation entry no. 5138 dated 17.08.2004 has been confirmed by Talathi Saja Bolinj.

Originally the Survey No. 356, Hissa No. 13 of Village Bolinj was owned and possessed by One Smt. Nanibai Dadu Patil . After the death of Smt. Nanibai Dadu Patil the name of 1) Smt. Bhimibai Dama Patil 2) Mr. Dilip Dama Patil 3)Mr. Ashok Dama Patil 4) Smt. Kusum Yashwant Patil was recorded on 7/12 extercr. Thereafter by Deed of Conveyance dated 25/04/1979 Mr. Dominic Joseph Koriya purchased said property from 1) Smt. Bhimibai Dama Patil 2) Mr. Dilip Dama Patil 3)Mr. Ashok Dama Patil 4) Smt. Kusum Yashwant Patil. Thereafter by another Deed of Conveyance dated 24/09/1987 bearing document no. Vasai-1-2662/1987 1) Ranchhoddas V. Pariekh 2) Mahendra Ranchhoddas Pariekh 3)Pravin Ranchhoddas Pariekh 4) Praful Ranchhoddas Pariekh 5) Ramesh Ranchhoddas Pariekh 6) Mukesh Ranchhoddas Pariekh have purchased the said property from Vendor -Waman Krushanaji Deshmukh through Confirming party - Dominic Joieph Koriya. Thereafter 1) Mahendra Ranchhoddas Pariekh 2)Pravin Ranchhoddas Pariekh 3) Praful Ranchhoddas Pariekh 4) Ramesh Ranchhoddas Pariekh 5) Mukesh Ranchhoddas Pariekh had executed Registered Development Agreement dated 18/04/2002 bearing document no. Vasai2- 1687/2002 with M/S Shree Raj Properties , a partnership firm (regd) through its partners 1) Mr. Kirit Keshavlal Mehta 2)Mr. Kundan Jayantilal Bhat 3)Mr. Mahesh Popatlal Shah 4) Mr. Sandip Vishnu Sankhe. Thereafter By Deed of Conveyance dated 13/08/2004 bearing document no. Vasai-2-4498/2004 1) Mr. Ajeev Yashwant Patil 2)Mr. Kundan Jayantilal Bhat 3)Mr. Sandip Vishnu Sankhe 4) Mr. Bipin Navinchandra Khokhani had purchased said property from Vendors - 1) Mr.

Mahendra Ranchhoddas Pariekh 2) Mr. Pravin Ranchhoddas Pariekh 3) Mr. Praful Ranchhoddas Pariekh 4) Mr. Ramesh Ranchhoddas Pariekh 4)Mr. Mukesh Ranchhoddas Pariekh -through POA Holder 1) Mr. Mahesh Popatal Shah 2)Mr. Kirit Keshavlal Mehta 3)Mr. Kundan Jayantilal Bhat 4) Mr. Sandip Vishnu Sankhe & Confirming Party - M/S Raj Properties-through Partner 1) Mr. Kirti Keshavlal Mehta 2)Mr. Kundan Jayantilal Bhat 3) Mr. Mahesh Popatal Shah 4)Mr. Sandip Vishnu Sankhe. For that purpose mutation entry no. 5138 dated 17.08.2004 has been confirmed by Talathi Saja Bolinj.

Originally the Survey No. 356, Hissa No. 3 of Village Bolinj was owned and possessed by One Rekha Charles Lopes. The said property was affected under section 43 of Bombay tenancy and agricultural land act, 1948. So as per the order of collector dated 19/05/2005 and as per the provision of Bombay tenancy and agricultural land rules 1956, Rekha Charles lopes paid the amount to remove the provision of section 43. For that purpose mutation entry no. 5215 has been confirmed on 20/05/2005. Thereafter By Deed of Conveyance dated 10/08/2006 bearing document no. Vasai-2-7119/2006 M/S Raj Enterprises – registered Partnership-through Partners - Kundan Jayantilal Bhat for Self & POA Holder for 1) Mr. Ajeev Yashwant Patil 2) Mr. Bipin Navinchandra Khokhani 3)Mr. Sandip Vishnu Sankhe had purchased said property from Vendor – Rekha Charles Lopes & Confirming Party – Kuwarji Bachchubhai Shah ,Ganesh Pawar. For that purpose mutation entry no. 5413 dated 30/08/2006 has been confirmed by Talathi saja Bolinj.

Originally the Survey No. 356, Hissa No. 12 of Village Bolinj was owned and possessed by 1) Mr. Jivan Dharm Gavad 2) Janabai Jivan 3) Sakhubai Ramchandra 4) Tukaram Jivan 5) Balkrishna Ramchandra 6) Govind Jivan 7) Latabai Janardan Bhoir 8) Madhukar Ramchandra 9) Krushna Manglya 10) Manaki Bhaskar. By deed of conveyance deed dated 31/12/1979 one Bhiva Babu Vartak had purchased said property

from 1) Mr. Jivan Dharm Gavad 2) Janabai Jivan 3) Sakhubai Ramchandra 4) Tukaram Jivan 5) Balkrishna Ramchandra 6) Govind Jivan 7) Latabai Janardan Bhoir 8) Madhukar Ramchandra 9) Krushna Manglya 10) Manaki Bhaskar. For that purpose mutation entry no. 3079 dated 27/08/1982 has been confirmed by Talathi saja Bolinj. After that Bhiva Babu Vartak cancelled the above conveyance and again transferred the said property to 1) Balkrishna Ramchandra 2) Govind Jivan. For that purpose mutation entry no. 3080 dated 21/09/1982 has been confirmed by Talathi saja Bolinj.

As per the order dated 30/03/2004 of T.I.L.R and measurement taken of survey no. 356 Hissa no. 3,4,12,13, and other properties as per M.R. No. 70/2003, 96/2003 the effect of kami jast patrak (कमी जास्त पत्रक) has been given to 7/12 extract vide mutation entry no. 5128 dated 14/07/2004 of village Bolinj. As per the order dated 19.05.2005 of collector Thane area 1653.35 sq.mtrs for D.P Road, area 1249.34 sq.mtrs. for Channel, area 1841.59 sq.mtrs. for R.G. (15%), area 613.66 sq.mtrs for C.F.C. (5 %) Keep reserved . For that purpose mutation entry no. 5215 has been confirmed by Talathi saja Bolinj.

After that M/S Raj Enterprises – registered Partnership-through Partners - Kundan Jayantilal Bhat for Self & POA Holder for 1) Mr. Ajeev Yashwant Patil 2) Mr. Bipin Navinchandra Khokhani 3)Mr. Sandip Vishnu Sankhe and Mr. Govind Jivan Gavad & others executed a gift deed dated 20/02/2007 in respect of survey no. 356, Hissa no. 3+4+12+13 of area 1255.03 sq. mtrs. for road purpose out of total N.A. area admeasuring 25370 sq. mtrs. in favour of Grampanchayat Bolinj. For that purpose mutation entry no. 5484 dated 17/03/2007 has been confirmed by Talathi Saja Bolinj.

After that again area 3064.41 sq.mtrs keep reserved for Grampanchayat Bolinj , Channel Class. For that purpose mutation entry no. 5698 has been confirmed by Talathi Saja Bolinj.

After that as per the Aakarphod & the measurement taken by T.I.L. R as per the M.R. No. 856/2014 , there is amendment carried out in Aakarphod & Kami jast Patrak . After that amendment Carried out in