

72/0

इतर
पावती

Original/Duplicate

Tuesday, 27 February 2018
2:35 PM

नोंदणी क्र. :39म

Regn.:39M

पावती क्र.: 1899 दिनांक: 27/02/2018

गावाचे नाव:

दस्तऐवजाचा अनुक्रमांक: कलन3-0-2018

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: अॅड एस व्ही तटें

वर्णन अर्ज क्रमांक 309/2018 मीजे माणगांव जुना सर्व्हे नं-165 हिस्सा नं-5/1 नविन
सर्व्हे नं-65 हिस्सा नं-5अ सन 1989 ते 2018 शोध 30 वर्ष

शोध व निरीक्षणे

रु. 750.00

एकूण:

रु. 750.00

Joint Sub Registrar Kalyan 3

1); देयकाचा प्रकार: eChallan रकम: **सहस्रमुख्य निबंधक वर्ग-३ कल्याण क्र-३**
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH011139549201718E दिनांक: 27/02/2018
बँकेचे नाव व पत्ता:

NON ENCUMBRANCE TITLE CERTIFICATE

Cum
SEARCH REPORT

PROPERTY: All that piece and parcel land of bearing **Old Survey No. 165 Hissa No. 5/1, New Survey No. 65 Hissa No. 5 A admeasuring 3035.15 sq. mtrs. of Mouje: Mangaon, Taluka Kalyan, Dist. Thane**, and within the limits of Kalyan Dombivli Municipal Corporation, and within the Registration Dist. Thane Sub-Registration Dist.Kalyan.

With a view to investigate the title of **SHRI. RAMESH D. SHAH** to the above described property. I have taken searches in the offices of the Sub-Registrar Kalyan for past 30 years i.e. from **1989 to 2018** further I have also perused the documents of title of the said property. On scrutiny of all my detailed report of the same is as under.

Previously a piece and parcel of land bearing **Old Survey No. 165 Hissa No. 5/1, New Survey No. 65 Hissa No. 5 A admeasuring 3035.15 sq. mtrs. of Mouje: Mangaon, Taluka Kalyan, Dist. Thane**, was belonging to **Nisha Ram Pawar** She has sold the said property to **SHRI. RAMESH D. SHAH** vide Sale deed dt. 29/08/2011 and Registered with Sub-Registrar Kalyan-2 on 30/08/2011 under Registration No. KLN-2/9333/2011, & since then **SHRI. RAMESH D. SHAH** is the absolute owner of the above said Property.

In result I did not come across any adverse entry regarding this in the records indicating their transfer of ownership by the above referred **SHRI. RAMESH D. SHAH** to any one else by way of Sale, Mortgage, Gift, Will, Charity, Donation etc.



S. V. Tarte

B. Com. LL.B.

Advocate & Notary

Arihant Puja CHS Ltd., Ground Floor,
Nr. Tarte Plaza, Gandhi Nagar,
Dombivli (E) 421 204. Dist. Thane.
Phone : 2820491 Mob : 9821313285

Under the circumstances, therefore in my opinion **SHRI. RAMESH D. SHAH** bears a clear and marketable title without any encumbrances to the above described Property.

Date: 27/02/2018



S.V. TARTE
(Advocate & Notary)

SEARCH REPORT

PROPERTY: All that piece and parcel land of bearing **Old Survey No. 165 Hissa No. 5/1, New Survey No. 65 Hissa No. 5 A admeasuring 3035.15 sq. mtrs. of Mouje: Mangaon, Taluka Kalyan, Dist. Thane,** and within the limits of Kalyan Dombivli Municipal Corporation, and within the Registration Dist. Thane Sub-Registration Dist.Kalyan.

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YEAR	TRANSACTION
1989	NIL
1990	NIL
1991	NIL
1992	NIL
1993	NIL
1994	NIL
1995	NIL
1996	NIL
1997	NIL
1998	NIL
1999	NIL
2000	NIL
2001	NIL
2002	NIL
2003	NIL
2004	NIL



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2005	NIL
2006	NIL
2007	NIL
2008	NIL
2009	NIL
2010	NIL
2011	Transaction given bellow
2012	NIL
2013	NIL
2014	NIL
2015	NIL
2016	NIL
2017	NIL
2018	NIL

1. **Sale Deed between Nisha Ram Pawar & SHRI. RAMESH D. SHAH**
vide Sale deed dt. 29/08/2011 and Registered with Sub-Registrar
Kalyan-2 on 30/08/2011 under Registration No. KLN-2/9333/2011.

Under the circumstances, therefore in my opinion **SHRI. RAMESH D. SHAH** bears a clear and marketable title without any encumbrances to the above described Property.

Date: 27/02/2018



S.V. TARTE
(Advocate & Notary)

इतर पावती

Original/Duplicate

Friday, 28 May 2019 7:55 PM

नोंदणी क्र. :39म

Regn.:39M

पावती क्र.: 6486 दिनांक: 28/05/2019

गावाचे नाव:

दस्तऐवजाचा अनुक्रमांक: कलन3-0-2019

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: अँड एस व्ही तर्ते

वर्षान अर्ज क्र.770 अन्वये मौजे माणगाव जुना स न 165/5/1, नवीन स नं.65 हि नं 5अ,(2018-2019)

SEARCHFEE

रु. 300.00

एकूण:

रु. 300.00

Joint Sub Registrar Kalyan 3

1); देयकाचा प्रकार: eChallan रकम: रु.300/-

डीडी/घनादेश/पे ऑर्डर क्रमांक: MH001947826201920E दिनांक: 28/05/2019

बँकेचे नाव व पत्ता:

सह.दुय्यम निबंधक वर्ग २ कल्याण क्र.३

S. V. Tarte

B. Com. LL.B.

Advocate & Notary

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NON ENCUMBRANCE TITLE CERTIFICATE

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With a view to investigate the title of **SHRI. RAMESH D. SHAH** to the above described property. I have taken searches in the offices of the Sub-Registrar Kalyan for past 2 years i.e. from **2018 to 2019** further I have also perused the documents of title of the said property. On scrutiny of all my detailed report of the same is as under.

Previously a piece and parcel of land bearing **Old Survey No. 165 Hissa No. 5/1, New Survey No. 65 Hissa No. 5 A** admeasuring **3035.15 sq. mtrs. of Mouje: Mangaon, Taluka Kalyan, Dist. Thane,** was belonging to **Nisha Ram Pawar** She has sold the said property to **SHRI. RAMESH D. SHAH** vide Sale deed dt. 29/08/2011 and Registered with Sub-Registrar Kalyan-2 on 30/08/2011 under Registration No. KLN-2/9333/2011, & since then **SHRI. RAMESH D. SHAH** is the absolute owner of the above said Property.

Thereafter, **SHRI. RAMESH D. SHAH** has obtained Commencement Certificate from Kalyan Dombivli Municipal Corporation as per Letter bearing No. **KDMC/NRV/BP/ 27-Village/ 2019-20/05** dated 03/05/2019.

S. V. Tarte

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Under the circumstances, therefore in my opinion **SHRI. RAMESH D. SHAH** bears a clear and marketable title without any encumbrances to the above described Property.

Date: 24/05/2019



S.V. TARTE
(Advocate & Notary)

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YEAR	TRANSACTION
2018	NIL
2019	NIL

Under the circumstances, therefore in my opinion **SHRI. RAMESH D. SHAH** bears a clear and marketable title without any encumbrances to the above described Property.

Date: 24/05/2019



S.V. TARTE
(Advocate & Notary)