

**:-TOWHOM SOEVERE IT MAY CONCERN:-**  
**(TITLE CERTIFICATE)**

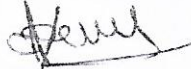
This is to certify after the investigation of the Revenue records and the records available in the office of Sub Registrar - Kalyan as well as the documents, papers solemnly produced by **SHRI AAKASH PRAKASH BHOIR** Partners of **M/S JAI MATADI DEVELOPERS** of Kalyan that the land property bearing S. No.9 H. No.3/1/2/2A adm.2120 Sq. Meters, of Revenue Village - Chikanghar Tal. - Kalyan, District -Thane, within the limits of Kalyan Dombivali Municipal Corporation and Sub -Registration Dist. Kalyan is absolutely Owned, possessed & Occupied by **SHRI ANANTA BALARAM BHOIR**.

The said owners have obtained the above said property from his father under Gift Deed Registered in the Office of Sub- Registrar Kalyan under Registration No. 9041/2015 dtd.23.12.2015 . after registration of said Gift Deed he has mutated his name in revenue records under mutation entry No. 4788 . Now the said Owner **SHRI ANANTA BALARAM BHOIR** wants to develop the said property for greater advantages of their family but they are unable to develop the same , hence he has given the above said property to the develops **M/S JAI MATADI DEVELOPERS** and its Partner (1)**SHRI AAKASH PRAKASH BHOIR** (2)**MRS.POOJA SAGAR BHOIR** & (3) **SHRI PRASHANT SHIVAJI BHOIR** under registered development agreement, Registered in the Office of Sub- Registrar Kalyan under Registration No.3440 /2016 dtd. 07.05.2016. The said owners have further executed irrevocable General Power of Attorney in favour of said developers in the Office of Sub- Registrar Kalyan under Registration No. 3441/2016 dtd. 07.05.2016 and put the said Developers in use, Occupation and possession of said property.

Now the said developers wants to develop the said property by constructing the building thereon after obtaining the necessary plan and permission from the competent authorities and sell the constructed flats / shops to any person on Ownership basis. I have seen the search report of the said property taken by searcher **SHRI G.H.JAGTAP** in the office of Sub Registrar - Kalyan and I have not seen any other transaction of the said property.

On looking the documents I am in Opinion that the said land is clear and said Owners as well as said developers have all right to develop the said property after obtaining all necessary plan and permission required for development from local body and other concerned authorities.

Hence this certificate is issued at Kalyan on this 21<sup>th</sup> day of JUNE 2016.

  
A.P. TIWARI  
ADVOCATE

**A. P. Tiwari**  
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