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File No. 10776

Ref. No.83/2014

Date-22/04/2014

TITLE REPORT WITH CERTIFICATE



Re:-Investigation of title to the land bearing Final Plot No.66 of Draft T.P. Scheme No.81 [LAMBHA-LAXMIPURA] of Block No. 226 admeasuring about 7770 Sq.Mtrs. situate at Moje LAXMIPURA Taluka AHMEDABAD- CITY-EAST in the Registration Sub-District and District of AHMEDABAD.

We have gone through relevant documents / papers produced before us and the search report prepared by our search clerk for last 30 years of the available records of Mamlatdar, Talati and Sub-Registrar of AHMEDABAD and AHMEDABAD-11 (ASLALI) (the period of 1981 to 1994 is not available as papers are torn) and on this basis we have investigated the title to the land in question and report as under:

1..The land in question is bearing Block No. 226 of Moje LAXMIPURA Taluka AHMEDABAD-CITY-EAST and District of AHMEDABAD.

2.. Prior to the year 1975 MOHANBHAI CHATURBHAI was owner of the said land.

3..The said MOHANBHAI CHATURBHAI got enter the names of his family members SHAKRIBEN wife of MOHANBHAI CHATURBHAI, NARESHBHAI MOHANBHAI, AMITBHAI MOHANBHAI, LATABEN MOHANBHAI, PADMABEN MOHANBHAI and SARLABEN MOHANBHAI. Entry to that effect was entered in the Revenue Record by Mutation Entry No. 1198 dated-14/05/1997.

4..The Town Planning Scheme No.81 [LAMBHA-LAXMIPURA] (which is draft) made applicable to the said land as per T.P. Scheme the Final Plot No.66 allotted in lieu of Block No.226.

5..The said MOHANBHAI CHATURBHAI, SHAKRIBEN wife of MOHANBHAI CHATURBHAI, NARESHBHAI MOHANBHAI, AMITBHAI MOHANBHAI, LATABEN MOHANBHAI, PADMABEN MOHANBHAI and SARLABEN MOHANBHAI by deed of Power of Attorney dated-30/05/2013 in favour of PARESHBHAI MOHANBHAI; which was registered with the Sub-Registrar of AHMEDABAD-13 CITY under Serial No. 1238.

6..The said MOHANBHAI CHATURBHAI, SHAKRIBEN wife of MOHANBHAI CHATURBHAI, NARESHBHAI MOHANBHAI, AMITBHAI MOHANBHAI, LATABEN MOHANBHAI, PADMABEN MOHANBHAI and SARLABEN MOHANBHAI by agreed to develop the said land to BRAHMANI

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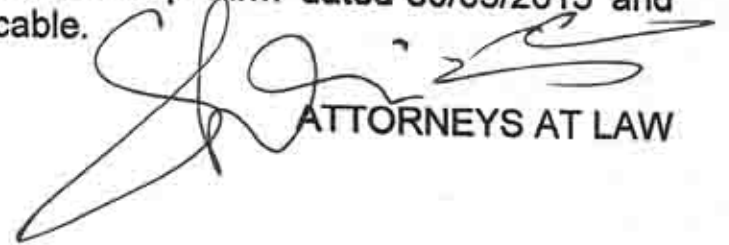
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INFRASTRUCTURE a Partnership Firm by development agreement dated-30/05/2013; which was registered with the Sub-Registrar of AHMEDABAD-13 CITY under Serial No. 1239.

7..SHRI N. K. PATEL, Advocate issued a Public Notice in GUJARAT SAMACHAR News Paper dated-27/02/2014 inviting any rights claims or interest if any in the said land and he informed us that he has not received any claim or objection in response thereof.

8..In view of what is hereinabove stated we are of the opinion that the title to the land in question and belonging to MOHANBHAI CHATURBHAI, SHAKRIBEN wife of MOHANBHAI CHATURBHAI, NARESHBHAI MOHANBHAI, AMITBHAI MOHANBHAI, LATABEN MOHANBHAI, PADMABEN MOHANBHAI and SARLABEN MOHANBHAI is clear and free from reasonable doubts and encumbrances, SUBJECT TO [1] Provisions of The Bombay Tenancy and Agricultural Lands Act, [2] Variation of T.P. Scheme, if any, [3] Power of Attorney in favour of PARESHBHAI MOHANBHAI dated-30/05/2013, [4] Development Agreement with BRAHMANI INFRASTRUCTURE a Partnership Firm dated-30/05/2013 and [3] Any other Rules, Laws, Acts applicable.



ATTORNEYS AT LAW