

TITLE CLEAR
CERTIFICATE

Mouje Kalol, Ta. Kalol, Dist. : Gandhinagar

Survey no. 931, 3946 sqm. Agriculture land.


R. K. PUNJABI

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En. no. G/1313/2000

F/43, 44, City Mall-1,
Navjivan Compound,
Opp. B.T. Mall-1,
Kalol (N.G.), Dist. G'nagar.

DATE: 04/ 03 /2019

TITLE CERTIFICATE

TO,

Mariyamben Umarbhai and others 15.

All residing at : kalol.

Sir/Madam,

SUB :-

Investigation of Title To The Property
Bearing Revenue A/c no. 275, Survey No.
931, admeasuring 0-39-46 Hac-Are-
Sq.mts. T.P. Scheme no. 5 Final Plot no.
182, Agriculture land situated in the sim of
Village Kalol, Ta. Kalol, Dist-
Gandhinagar.

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The present owners of the said agriculture land have demanded a title Clearance Certificate from me and have placed its related documents, papers and revenue records in my hands & I have relied on the facts mentioned therein believing the same to be true.

:- The Brief History of the said property :-

Originally the whole land of Survey no. 931 was belonged to Sultanbbhai Jalambhai, But after his death Umedbhai Jalambhai became the owner of the said land vide entry no. 242 and the same was certified and granted.

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(2)

Entry No. 1301 is the fragment (tukda) entry and by the sr. no. 157, survey no. 931 declared as Fragment & the said entry was certified.

Entry no. 1308 is the entry of encumbrance of Mandli.

After then, Jalalbhai Sultanbhai was died and Bai Mariyam wd/o. Jalalbhai Sultanbhai, Bakarbhahi Sultanbhai & Umedbhai Jalambhai's names entered in revenue record vide entry no. 1814.

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Thereafter Survey No. 931 entered in the areas of Kalol Nagarpalika by the declaration published in Gujarat Government Gazete Central Section page no. 110-111 which came into force dated 28-02-70. So the Fragment entry No. 1301/157 was cancelled as a fragment (tukda) and said entry entered in the revenue record vide entry no. 3419 and the same was certified and granted.

After then, Bai Mariyam has released her right from the said land and her name was deleted vide entry no. 3444.

After then, the encumbrance of Mandli was cancelled vide entry no. 3972.

After then, the death of Chauhan Bakarbhahi Sultanbhai, his legal heirs Busatbibi wd/o. Bakarbhahi Sultanbhai, Ahmadbhai

Received

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(3)

Bakarbhai, Umarbhai Bakarbhai, Gulamnabi Bakarbhai, Husenabibi Bakarbhai & Hanifabibi Bakarbhai were became co-owner of the said land and entered their name in the revenue record vide entry No. 6662.

After then, Husenabibi Bakarbhai & Hanifabibi Bakarbhai have released their all interest in favor of Busatbibi wd/o. Bakarbhai Sultanbhai, Ahmadbhai Bakarbhai, Umarbhai Bakarbhai, Gulamnabi Bakarbhai by free consent and their names were deleted from the revenue record vide entry no. 6663.

Entry no. 8468/1 is the entry of deleting name of Bai Busatbibi Bakarbhai.

After then, the death of Chauhan Umedbhai Jalambhai on 21/12/93, his legal heirs Chauhan Akbarbhai Umedbhai, Sultanbhai Umedbhai, Husenbhai Umedbhai, Aiyubbhai Umedbhai, Aminabibi Umedbhai & Jinnatbibi Umedbhai were became co-owner of the said land and entered their name in the revenue record vide entry No. 8925.

Entry no. 8944 is the entry of deleting name of Busabbu Bakarbhai because of death on 13/12/86.

After then, the death of Chauhan Umarbhai Bakarbhai on 08/11/90, his legal heirs Chauhan Mariyambibi wd/o. Umarbhai

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Bakarbhai, Mahmadbhai Umarbhai, Salimbhai Umarbhai, Farjanabanu Umarbhai, Madina Umarbhai & Shirinben Umarbhai were became co-owner of the said land and entered their name in the revenue record vide entry No. 8979.

After then, disrtribution made by the owners of the said about the said land and other land, by this distribution the name of Chauhan Akbarbhai Umedbhai, Sultanbhai Umedbhai, Husenbhai Umedbhai, Aiyubbhai Umedbhai, Aminabibi Umedbhai & Jinnatbibi Umedbhai were deleted and the effect to that entered in revenue record vide entry no. 9044.

After then, the encumbrance of Mandli was cancelled vide entry no. 9779.

Entry no. 11827 is the entry of Promulgation order dated 30/09/08 and by this order the names of Shirinben Umarbhai was corrected in revenue record.

After then, the death of Chauhan Gulambhai alias Gulamnabi on 06/12/09, his legal heirs Chauhan Zebanbibi Gulambhai alias Gulamnabi, Jinnatben Gulambhai alias Gulamnabi, Afsanabanu Gulambhai alias Gulamnabi, Sartajbanu Gulambhai alias Gulamnabi were became co-owner of the said land and entered their name in the revenue record vide entry No. 12130 dated 23/02/10 and certified on 23/05/10.

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After then, the death of Chauhan Ahemadbhai Bakarbai on 14/06/10, his legal heirs Chauhan Zubedabibi wd/o. Ahemadbhai Bakarbai, Chauhan Sikandarbai Ahemadbhai, Chauhan Rasulbai Ahemadbhai, Chauhan Firozbhai Ahemadbhai and Chauhan Shehnazbanu Ahemadbhai were became co-owner of the said land and entered their name in the revenue record vide entry No. 12889 dated 22/03/11 and certified on 8/6/11.

Entry no. 13178 is the entry of correction of name of Senajbanu in place of sarnajbanu.

The aforesaid Report on Title is not the Report of the entire Records. This Report on Title is limited, to understand the devolution of title and to ascertain any charge or encumbrances on the said property.

I have also Search vide receipt no. 2019050005289 Dated- 02/03/2019 in sub-registrar office at Kalol for the last 30 years (i.e.1990 to 2019) in transpire that the title pertaining to the said land property described herein able is in exclusive possession of the holders and they are the exclusive owners of the said land property as per revenue record.

As per the search report given by me that the Register of the sub-Registrar of Kalol of the some year's records is broke which

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(6)

is not shown clear information and computerized search report given by sub-registrar Kalol which is NO Data Available.

I have also published Notice in the daily newspaper " SANDESH " regarding title of above said land on 15th February, 2019 inviting any claim, objection etc. in, up to against the aforesaid property. I have not received any claim from any concern parties till today.

From the verification of the documents, papers, declaration made by him and other related evidences I am of the opinion that titles to above said property is clear, Saleable and marketable subject however to Usual Declaration on title being made & any other Act, Law, Rule, if any, applicable.

Date : 04/03/19

Place : Kalol.


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