

ADDITIONAL SEARCH REPORT

Re.: ALL THAT PIECE AND PARCEL of property bearing Survey No. 18,

Old Hissa No.	New Hissa No.	Area Hectare - Ares	Name of the Holders
2/2+3+4/A/1	2A/4/A/1	00 - 10	Hemlata Dilip Shelar Snehal Dilip Shelar Harshad Dilip Shelar Subhash Sohonrao Shelar Alka Ashok Shelar Shruti Ashok Shelar Shraddha Ashok Shelar Ashwini Ashok Shelar Jaymala Sampatrao Jadhav Nilima Sopanrao Salunkhe
2/2+3+4/B/1	2A/4/B/1	00 - 10	Hemlata Dilip Shelar Snehal Dilip Shelar Harshad Dilip Shelar Subhash Sohonrao Shelar Alka Ashok Shelar Shruti Ashok Shelar Shraddha Ashok Shelar Ashwini Ashok Shelar Jaymala Sampatrao Jadhav Nilima Sopanrao Salunkhe
2/2+3+4/C/1	2A/4/C/1	00 - 10	Subhash Sohonrao Shelar
2/2+3+4/E/2	2A/4E/2	00 - 10	Hemlata Dilip Shelar

totally admeasuring 00 Hectares 40 Ares, situated at Village Kondhwa Budruk, within the local limits of Pune Municipal Corporation, Taluka Haveli, District Pune.

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A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/45/2008 dated September 26, 2008 and Additional Search Report and Further Additional Search Report relating to



the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/52/2010 dated September 15, 2010, CP/KP/45/2011 dated May 27, 2011, No. CP/KP/24/2013 dated March 5, 2013 and No. CP/KP/56/2014 dated July 14, 2014 and further Additional Search Report vide Ref. No. CP/SK/22/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

Copies of latest 7/12 extracts dated 17/01/2019 for the year 2011-12 to 2015-16 of the captioned properties as produced by the Developers have also been perused.

Now this further Additional Search Report is being issued at the request and requirement of the Developers/Promoters after conducting search of available records for the period 2017(Part) to 2019(Part) vide a e-search on the web site of grm.maharashtra.gov.in from 2017(Part) to 2019(Part).

Thereafter Possession Receipt dated 23/02/2018 registered at the Office of the Sub-Registrar Havelli No. 23 at Serial No. 2769/2018 was executed by A] Smt. Ganmala alias Jaymala Sampat Jadhav and 35 others represented by substituted power of attorney holders Arti Properties Private Limited through Director Kamlesh Mehta AND B] Shri. Subhash Sohanrao Shelar and 11 others represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta in favour of Pune Municipal Corporation for the composite land area of 15333.72 sq. mtrs. comprising of :

- A) an area admeasuring 6700 sq. mtrs. earmarked for 18 meter D. P. Road consisting of :
- i) an area of 688 sq. mtrs. out of S. No. 18/2A/4A/2, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/3, iii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/4, iv) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/5, v) an area of 1300 sq. mtrs. out of S. No. 19/9 & vi) an area of 1712 sq. mtrs. out of S. No. 19/10;
- B) an area admeasuring 1274.22 sq. mtrs. earmarked for 40 meter D. P. Road consisting of :



- i) an area of 1000 sq. mtrs. out of S. No. 18/2A/4/1 & ii) an area of 274.22 sq. mtrs. out of S. No. 18/2A/4A/1;
- C) an area admeasuring 7179.50 sq. mtrs. earmarked for Amenity Space consisting of :
- i) an area of 820 sq. mtrs. out of S. No. 18/2A/4A/7, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/8, iii) an area of 344.49 sq. mtrs. out of S. No. 18/2A/4/B/1, iv) an area of 1687.17 sq. mtrs. out of S. No. 19/10, v) an area of 1400 sq. mtrs. out of S. No. 19/11 & vi) an area of 1927.84 sq. mtrs. out of S. No. 19/13;
- D) an area admeasuring 180 sq. mtrs. out of S. No. 18/2A/4A/7 earmarked for Bus Bay.

However the revenue effect of the Possession Receipt dated 23/02/2018 bearing Registration No. 2769/2018 at Haveli No. 23 is yet to be given on the 7/12 extract.

Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found.

Accordingly, this Further Additional Search Report is issued.


Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/16/2019
Date : March 20, 2019

ADDITIONAL SEARCH REPORT

Re.: ALL THAT PIECE AND PARCEL of property bearing Survey No. 18,

Old Hissa No.	New Hissa No.	Area Hectare – Ares	Name of the Holder
2/2+3+4A/2	2A/4A/2	00 – 10	Jaymala Sampat Jadhav
2/2+3+4A/3	2A/4A/3	00 – 10	Sampat Babaso Jadhav
2/2+3+4A/4	2A/4A/4	00 – 10	Sachin Sampatrao Jadhav
2/2+3+4A/5	2A/4A/5	00 – 10	Rahul Sampatrao Jadhav
2/2+3+4A/6	2A/4A/6	00 – 10	Priya Sampatrao Jadhav
2/2+3+4A/7	2A/4A/7	00 – 10	Vimal Sadashivrao Takawane
2/2+3+4A/8	2A/4A/8	00 – 10	Sanjay Sadashivrao Takawane
2/2+3+4A/9	2A/4A/9	00 – 10	Pandit Sadashivrao Takawane
2/2+3+4B/2	2A/4B/2	00 – 10	Nilima Sopanrao Salunke
2/2+3+4B/3	2A/4B/3	00 – 10	Sopanrao Baburao Salunke
2/2+3+4B/4	2A/4B/4	00 – 10	Krupal (Kunal) Sopanrao Salunke
2/2+3+4B/5	2A/4B/5	00 – 10	Gauri Sopanrao Salunke
2/2+3+4B/6	2A/4B/6	00 – 10	Sadashivrao Balaso Takawane
2/2+3+4B/7	2A/4B/7	00 – 08	Dhanaji Sadashivrao Takawane
2/2+3+4C/2	2A/4C/2	00 – 10	Suvarna Subhash Shelar
2/2+3+4C/3	2A/4C/3	00 – 10	Smita Subhash Shelar
2/2+3+4C/4	2A/4C/4	00 – 10	Ranjit Subhash Shelar

Chitra

2/2+3+4C/5	2A/4C/5	00 - 10	Hemantkumar Sambhajirao Karanje
2/2+3+4C/6	2A/4C/6	00 - 10	Virdhaval Sambhajirao Karanje
2/2+3+4C/7	2A/4C/7	00 - 08	Meena Ganesh Jadhav
2/2+3+4D/1	2A/4D/1	00 - 10	Alka Ashok Shelar Shruti Ashok Shelar Shraddha Ashok Shelar Ashwini Ashok Shelar Sohonrao Ramchandra Shelar Tarabai Sohonrao Shelar
2/2+3+4D/2	2A/4D/2	00 - 10	Shruti Ashok Shelar Alka Ashok Shelar Sohonrao Ramchandra Shelar Tarabai Sohonrao Shelar
2/2+3+4D/3	2A/4D/3	00 - 10	Shraddha Ashok Shelar Alka Ashok Shelar Sohonrao Ramchandra Shelar Tarabai Sohonrao Shelar
2/2+3+4D/4	2A/4D/4	00 - 10	Ashvini Ashok Shelar Alka Ashok Shelar Sohonrao Ramchandra Shelar Tarabai Sohonrao Shelar
2/2+3+4D/5	2A/4D/5	00 - 10	Raoso Sambhajirao Karanje
2/2+3+4D/6	2A/4D/6	00 - 10	Ganesh Vishnupant Jadhav
2/2+3+4D/7	2A/4D/7	00 - 02	Dhanaji Sadashivrao Takawane
2/2+3+4D/8	2A/4D/8	00 - 02	Meena Ganesh Jadhav
2/2+3+4D/9	2A/4D/9	00 - 04	Indu Vishnupant Jadhav
2/2+3+4E/1 (As per 7/12 extract - 2A/4/A/1)	2A/4E/1	00 - 09	Hemlata Dilip Shelar Snehal Dilip Shelar Harshad Dilip Shelar



CHITRA VIJAY GHUME

B.COM. LL.M.

Advocate

S. No. 29/1, Dwarka Park,

Opp. KRB Workshop,

Keshavnagar, Mundhwa,

Pune 411036

2/2+3+4E/3	2A/4E/3	00 – 10	Snehalata Dilip Shelar
2/2+3+4E/4	2A/4E/4	00 – 10	Harshal Dilip Shelar
2/2+3+4E/5	2A/4E/5	00 – 10	Chandrakala Sambhajirao Karanje
2/2+3+4E/6	2A/4E/6	00 – 10	Kailash Vishnupant Jadhav
2/2+3+4E/7	2A/4E/7	00 – 06	Indu Vishnupant Jadhav

totally admeasuring 03 Hectares 19 Ares, situated at Village Kondhwa Budruk, within the local limits of Pune Municipal Corporation, Taluka Haveli, District Pune.

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A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/44/2008 dated September 26, 2008 and Additional Search Report and Further Additional Search Report relating to the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/51/2010 dated September 15, 2010, CP/KP/44/2011 dated May 27, 2011, No. CP/KP/23/2013 dated March 5, 2013 and No. CP/KP/55/2014 dated July 14, 2014 respectively and further Additional Search Report vide Ref. No. CP/SK/23/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

Copies of latest 7/12 extracts dated 17/01/2019 for the year 2011-12 to 2015-16 of the captioned properties as produced by the Developers have also been perused.

Now this further Additional Search Report is being issued at the request and requirement of the Developers/Promoters after conducting search of available records for the period 2017(Part) to 2019(Part) vide a e-search on the web site of igrmaharashtra.gov.in from 2017(Part) to 2019(Part).



Thereafter Possession Receipt dated 23/02/2018 registered at the Office of the Sub-Registrar Haveli No. 23 at Serial No. 2769/2018 was executed by A] Smt. Ganmala alias Jaymala Sampat Jadhav and 35 others represented by substituted power of attorney holders Arti Properties Private Limited through Director Kamlesh Mehta AND B] Shri. Subhash Sohanrao Shelar and 11 others represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta in favour of Pune Municipal Corporation for the composite land area of 15333.72 sq. mtrs. comprising of :

- A) an area admeasuring 6700 sq. mtrs. earmarked for 18 meter D. P. Road consisting of :
- i) an area of 688 sq. mtrs. out of S. No. 18/2A/4A/2, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/3, iii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/4, iv) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/5, v) an area of 1300 sq. mtrs. out of S. No. 19/9 & vi) an area of 1712 sq. mtrs. out of S. No. 19/10;
- B) an area admeasuring 1274.22 sq. mtrs. earmarked for 40 meter D. P. Road consisting of :
- i) an area of 1000 sq. mtrs. out of S. No. 18/2A/4/1 & ii) an area of 274.22 sq. mtrs. out of S. No. 18/2A/4A/1;
- C) an area admeasuring 7179.50 sq. mtrs. earmarked for Amenity Space consisting of :
- i) an area of 820 sq. mtrs. out of S. No. 18/2A/4A/7, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/8, iii) an area of 344.49 sq. mtrs. out of S. No. 18/2A/4/B/1, iv) an area of 1687.17 sq. mtrs. out of S. No. 19/10, v) an area of 1400 sq. mtrs. out of S. No. 19/11 & vi) an area of 1927.84 sq. mtrs. out of S. No. 19/13;
- D) an area admeasuring 180 sq. mtrs. out of S. No. 18/2A/4A/7 earmarked for Bus Bay.



CHITRA VIJAY GHUME
B.COM. LL.M.
Advocate

S. No. 29/1, Dwarka Park,
Opp. KRB Workshop,
Keshavnagar, Mundhwa,
Pune 411036

However the revenue effect of the Possession Receipt dated 23/02/2018 bearing Registration No. 2769/2018 at Haveli No. 23 is yet to be given on the 7/12 extract.

Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found.

Accordingly, this Further Additional Search Report is issued.


Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/17/2019
Date : March 20, 2019

ADDITIONAL SEARCH REPORT

**Re: ALL THAT PIECE AND PARCEL OF property bearing
Survey No. 19,**

Hissa	Area
No.	Hectare - Ares
19B	00 - 17
21	00 - 17
22	00 - 15

**collectively admeasuring 00 Hectare 49 Ares, situated at
Village Kondhwa Budruk, within the local limits of Pune
Municipal Corporation, Taluka Haveli, District Pune**
=====

A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/40/2008 dated September 26, 2008 and Additional Search Report and further Additional Search Report relating to the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/47/2010 dated September 15, 2010, CP/KP/40/2011 dated May 27, 2011, No. CP/KP/19/2013 dated March 5, 2013 and No. CP/KP/51/2014 dated July 14, 2014 respectively and further Additional Search Report vide Ref. No. CP/SK/26/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

Copies of latest 7/12 extracts dated 17/01/2019 for the year 2011-12 to 2015-16 of the captioned properties as produced by the Developers have also been perused.

Now this further Additional Search Report is being issued at the request and requirement of the Developers/Promoters after conducting search of available records for the period 2017(Part) to 2019(Part) vide a e-search on the web site of grm.maharashtra.gov.in from 2017(Part) to 2019(Part).



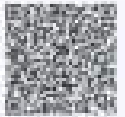
M/s. Unity Enterprises represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta executed Sale Deed dated 04/10/2010 duly registered at the Office of the Sub-Registrar Haveli No. 12 at Serial No. 9020/2010 in favour of Sharda Mansukhlal Kothari Charitable Trust through trustee Arti Dipak Kothari for an aggregate area admeasuring 7569.10 sq. mtrs. out of Survey No. 19, Hissa Nos. 9, 10, 11, 13, 14, 15, 19B, 21, 22, 23 & 26 and the name of the Purchaser has been duly recorded on the 7/12 extract vide Mutation Entry No. 28491 dated 13/07/2012.

Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found except as those mentioned and requisitioned in respect of Survey No. 19/19B in the Principal Search and Title Report.

Accordingly, this Further Additional Search Report is issued.


Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/18/2019
Date : March 20, 2019



GRN	MH013405581201819E	BARCODE			Date	19/03/2019-18:09:42		Form ID					
Department: Inspector General Of Registration					Payer Details								
Search Fee					TAX ID (If Any)								
Type of Payment: Other Items					PAN No.(If Applicable)								
Office Name: HVALI_HAVELI NO1 SUB REGISTRAR					Full Name		Advocate Chitra Vijay Ghume						
Location: PUNE													
Year: 2018-2019, One Time					Flat/Block No.								
Account Head Details				Amount In Rs.	Premises/Building								
0000972201 SEARCH FEE				300.00	Road/Street								
					Area/Locality								
					Town/City/District								
					PIN								
					Remarks (If Any)								
					Survey No. 19 Kondhwa Budruk Pune Search from 2017 Part to 2018 Part								
					Amount In		Three Hundred Rupees Only						
Total				300.00	Words								
Payment Details: BANK OF INDIA					FOR USE IN RECEIVING BANK								
Cheque/DD Details					Bank CIN		Ref. No.		02200292019031906728		79547543		
Cheque/DD No.					Bank Date		RBI Date		19/03/2019-18:10:46		Not Verified with RBI		
Name of Bank					Bank-Branch		BANK OF INDIA						
Name of Branch					Scroll No. , Date		351 , 20/03/2019						

Document ID

Mobile No : 885022224

NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document

NOTE:- This statement is valid for the year 2019-2020 only. It is not valid for the year 2020-2021.

ADDITIONAL SEARCH REPORT

Re.: ALL THAT PIECE AND PARCEL of property
bearing S. No. 19,

Hissa No.	Area Hectare – Ares
09	00 – 13
10	00 – 34
11	00 – 14

collectively admeasuring 00 Hectare 61 Ares,
situated at Village Kondhwa Budruk, within the
local limits of Pune Municipal Corporation,
Taluka Haveli, District Pune.

=====

A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/43/2008 dated September 26, 2008 and Additional Search Report and Further Additional Search Report relating to the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/50/2010 dated September 15, 2010, CP/KP/43/2011 dated May 27, 2011, No. CP/KP/22/2013 dated March 5, 2013 and No. CP/KP/54/2014 dated July 14, 2014 and further Additional Search Report vide Ref. No. CP/SK/24/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

Copies of latest 7/12 extracts dated 17/01/2019 for the year 2011-12 to 2015-16 of the captioned properties as produced by the Developers have also been perused.

Now this further Additional Search Report is being issued at the request and requirement of the Developers/Promoters after conducting search of available records for the period 2017(Part) to 2019(Part) vide a e-search on the web site of igrmaharashtra.gov.in from 2017(Part) to 2019(Part).



M/s. Unity Enterprises represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta executed Sale Deed dated 04/10/2010 duly registered at the Office of the Sub-Registrar Haveli No. 12 at Serial No. 9020/2010 in favour of Sharda Mansukhlal Kothari Charitable Trust through trustee Arti Dipak Kothari for an aggregate area admeasuring 7569.10 sq. mtrs. out of Survey No. 19, Hissa Nos. 9, 10, 11, 13, 14, 15, 19B, 21, 22, 23 & 26 and the name of the Purchaser has been duly recorded on the 7/12 extract vide Mutation Entry No. 28491 dated 13/07/2012.

Thereafter Possession Receipt dated 23/02/2018 registered at the Office of the Sub-Registrar Haveli No. 23 at Serial No. 2769/2018 was executed by A] Smt. Ganmala alias Jaymala Sampat Jadhav and 35 others represented by substituted power of attorney holders Arti Properties Private Limited through Director Kamlesh Mehta AND B] Shri. Subhash Sohanrao Shekar and 11 others represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta in favour of Pune Municipal Corporation for the composite land area of 15333.72 sq. mtrs. comprising of :

- A) an area admeasuring 6700 sq. mtrs. earmarked for 18 meter D. P. Road consisting of :
- i) an area of 688 sq. mtrs. out of S. No. 18/2A/4A/2, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/3, iii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/4, iv) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/5, v) an area of 1300 sq. mtrs. out of S. No. 19/9 & vi) an area of 1712 sq. mtrs. out of S. No. 19/10;
- B) an area admeasuring 1274.22 sq. mtrs. earmarked for 40 meter D. P. Road consisting of :
- i) an area of 1000 sq. mtrs. out of S. No. 18/2A/4/1 & ii) an area of 274.22 sq. mtrs. out of S. No. 18/2A/4A/1;



- C) an area admeasuring 7179.50 sq. mtrs. earmarked for Amenity Space consisting of :
- i) an area of 820 sq. mtrs. out of S. No. 18/2A/4A/7, ii) an area of 1000 sq. mtrs. out of S. No. 18/2A/4A/8, iii) an area of 344.49 sq. mtrs. out of S. No. 18/2A/4B/1, iv) an area of 1687.17 sq. mtrs. out of S. No. 19/10, v) an area of 1400 sq. mtrs. out of S. No. 19/11 & vi) an area of 1927.84 sq. mtrs. out of S. No. 19/13;
- D) an area admeasuring 180 sq. mtrs. out of S. No. 18/2A/4A/7 earmarked for Bus Bay.

However the revenue effect of the Possession Receipt dated 23/02/2018 bearing Registration No. 2769/2018 at Haveli No. 23 is yet to be given on the 7/12 extract.

Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found.

Accordingly, this Further Additional Search Report is issued.



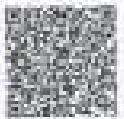
Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/19/2019

Date : March 20, 2019



CHALLAN
MTR Form Number-5



GRN	MH013405661201819E	BARCODE			Date	19/03/2019-18:09:42		Form ID	
Department: Inspector General Of Registration					Payer Details				
Search Fee					TAX ID (If Any)				
Type of Payment: Other Items					PAN No.(If Applicable)				
Office Name: HVL1_HAWELI NO1-SUB REGISTRAR					Full Name		Advocate Chitra Vijay Ghume		
Location: PUNE									
Year: 2018-2019 One Time					Flat/Block No.				
Account Head Details				Amount in Rs.	Premises/Building				
0030072201 SEARCH FEE				300.00	Road/Street				
					Area/Locality				
					Town/City/District				
					PIN				
					Remarks (If Any)				
					Survey No. 19 Kondhwa Budruk Pune Search from 2017 Part to 2019 Part				
					Amount in	Three Hundred Rupees Only			
Total				300.00	Words				
Payment Details: BANK OF INDIA					FOR USE IN RECEIVING BANK				
Cheque/DD Details					Bank CIN	Ref. No.	02202292019031906725		79547543
Cheque/DD No.					Bank Date	RBI Date	19/03/2019-18:10:45		Not Verified with RBI
Name of Bank					Bank-Branch		BANK OF INDIA		
Name of Branch					Scrial No. , Date		351 ,20/03/2019		

Department ID :

NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document.

याच वरून "चलन प्रमाण-पत्र" असे नसत. कारणानुसार लागू आहे. याच वरून केलेले दस्तावेज कोर्टीत न मान्यता देण्यात येईल असे नमूद आहे.

Mobile No. : 8859022324

ADDITIONAL SEARCH REPORT

Re: ALL THAT PIECE AND PARCEL of property bearing
S. No. 19,

Hissa	Area
No.	Hectare – Ares
14	00 – 21
15	00 – 23
26	00 – 33

collectively admeasuring 00 Hectare 77 Ares, situated at
Village Kondhwa Budruk, within the local limits of Pune
Municipal Corporation, Taluka Haveli, District Pune.
=====

A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/41/2008 dated September 26, 2008 and Additional Search Report and further Additional Search Report relating to the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/48/2010 dated September 15, 2010 and No. CP/KP/41/2011 dated May 27, 2011, No. CP/KP/20/2013 dated March 5, 2013 and No. CP/KP/52/2014 dated July 14, 2014 respectively and further Additional Search Report vide Ref. No. CP/SK/25/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

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Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found.

Accordingly, this Further Additional Search Report is issued.


Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/20/2019
Date : March 20, 2019

ADDITIONAL SEARCH REPORT

Re.: ALL THAT PIECE AND PARCEL of property bearing Survey No. 19, Hissa No. 23, admeasuring 00 Hectare 14 Ares, situated at Village Kondhwa Budruk, within the local limits of Pune Municipal Corporation, Taluka Haveli, District Pune.
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A Search and Title Report for the above property was initially issued under the signature of Advocate Surekha Kolhe vide Search Report No. CMP/SP/39/2008 dated September 26, 2008 and Additional Search Report and Further Additional Search Report relating to the captioned property were issued under the signature of Advocate Kirti Pimpalkar / Nimbalkar vide No. CP/KP/46/2010 dated September 15, 2010, CP/KP/39/2011 dated May 27, 2011, No. CP/KP/18/2013 dated March 5, 2013 and No. CP/KP/50/2014 dated July 14, 2014 and further Additional Search Report vide Ref. No. CP/SK/27/2017 dated April 24, 2017 is issued by Advocate Shakila Intezar Ahmed.

Copies of latest 7/12 extracts dated 17/01/2019 for the year 2011-12 to 2015-16 of the captioned properties as produced by the Developers have also been perused.

Now this further Additional Search Report is being issued at the request and requirement of the Developers/Promoters after conducting search of available records for the period 2017(Part) to 2019(Part) vide a e-search on the web site of igmaharashtra.gov.in from 2017(Part) to 2019 (Part).

M/s. Unity Enterprises represented by power of attorney holder Arti Properties Private Limited through Director Kamlesh Mehta executed Sale Deed dated 04/10/2010 duly registered at the Office of the Sub-Registrar Haveli No. 12 at Serial No. 9020/2010 in favour of Sharda Mansukhlal Kothari Charitable Trust through trustee Arti Dipak Kothari for an aggregate area admeasuring 7569.10 sq. mtrs. out of Survey No. 19, Hissa Nos.



9, 10, 11, 13, 14, 15, 19B, 21, 22, 23 & 26 and the name of the Purchaser has been duly recorded on the 7/12 extract vide Mutation Entry No. 28491 dated 13/07/2012.

Other than the aforesaid entries of documents and based on record made available no other encumbrance adversely affecting rights of the Owners and/or of the Promoter/Developer as stated in the Principal Report was found.

Accordingly, this Further Additional Search Report is issued.



Chitra Vijay Ghume
Advocate

Ref. No. : CP/CG/21/2019

Date : March 20, 2019

