

GAJANAN B. DHAYGUDE (PATIL)

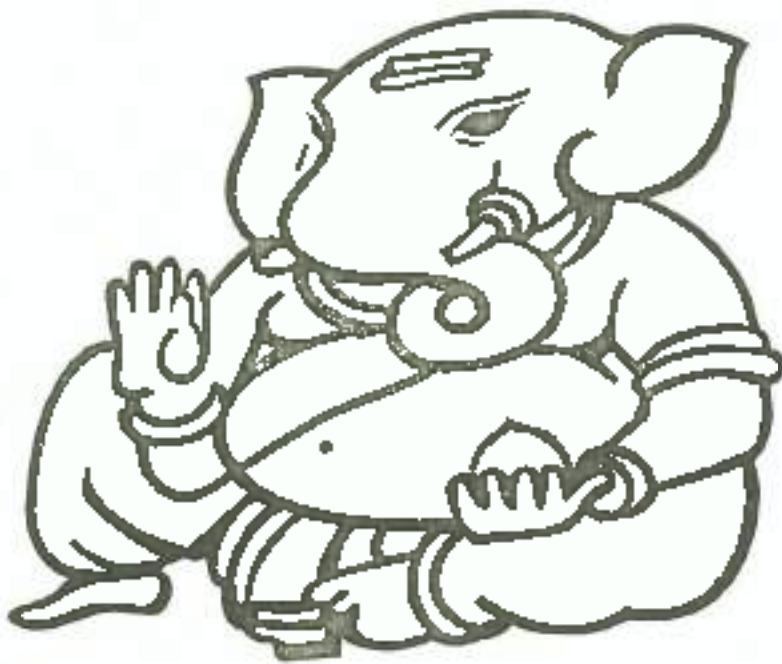
B.S.L.L.B.

ADVOCATE

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SEARCH REPORT

FROM : 1989 TO 2018 (30 Years)

OWNER : MR. ABHIJIT D. BHAMRE

VILLAGE : CHOVISAWADI,

HAVELI - HAVELI, DISTRICT - PUNE

SR. NO. 39/4, 39/5, 40/1D, 40/1E & 40/3

TOTAL AREA ADM : 00 H. 39.85 R.

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NOTE:- This challan is valid for reasons mentioned in type of payment only. Not valid for other reasons or pre-registered documents.
 अदर घालन 'सदय ऑफिस पेमेंट' मध्ये लघुद कारणासाठीच वापर करावा. इतर कारणासाठी किंवा नोंदवलेल्या न कळविलेल्या दस्तावेजासाठी अमान्य.





G. B. DHAYGUDE (PATIL)

B.S.L.L.B

ADVOCATE

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SEARCH AND TITLE REPORT

TO WHOMSOEVER IT MAY CONCERN



1. DISCRPTION OF THE PROPERTY :-

A) All that piece and parcel of Property bearing Survey No. 39 Hissa No. 4 (Old Survey No. 864/4) area admeasuring 00 Hector 13.65 Aar i.e. 1365 square meter out of the area admeasuring 00 Hector 28 Aar Plus Potkharaba 00 Hector 01 Aar i.e. total area admeasuring 00 Hector 29 Aar assessed at 00 Rs 28 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub -Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. I to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Proposed 18 Meter D. P. Road
On or towards South :	By Property of Sr. No. 39/6A
On or towards West :	By Property of Sr. No. 39/5 & Sr. No. 40/1D (Part)
On or towards North :	By Property of Sr. No. 39/4(Part)

B) All that piece and parcel of Property bearing Survey No. 39 Hissa No. 5 (Old Survey No. 864/5) area admeasuring 00 Hector 1.49 Aar i.e. 149 square meter out of the area admeasuring 00 Hector 06 Aar assessed at 00 Rs 28 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub -Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. I to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Property of Sr. No. 39/4
On or towards South :	By Property of Sr. No. 39/5 (Part)
On or towards West :	By Property of Sr. No. 40/1D & 40/1E
On or towards North :	By Property of Sr. No. 39/4)

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C) All that piece and parcel of Property bearing Survey No. 40 Hissa No. 1D (Old Survey No. 865/1D) area admeasuring 00 Hectar 12.43 Aar i.e. 1243 square meter out of the area admeasuring 01 Hectar 17 Aar assessed at 01 Rs 01 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub -Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. 1 to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Property of Sr. No. 39/4 & 39/5
On or towards South :	By Property of Sr. No. 40/3
On or towards West :	By Property of Sr. No. 41 (Part)
On or towards North :	By Property of Sr. No. 41/1D (Part)

D) All that piece and parcel of Property bearing Survey No. 40 Hissa No. 1E (Old Survey No. 865/1E) area admeasuring 00 Hectar 1.1 Aar i.e. 110 square meter out of the area admeasuring 00 Hectar 06 Aar assessed at 00 Rs 37 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub -Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. 1 to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Property of Sr. No. 39/5
On or towards South :	By Property of Sr. No. 40/1E (Part)
On or towards West :	By Property of Sr. No. 40/3
On or towards North :	By Property of Sr. No. 41/1D

E) All that piece and parcel of Property bearing Survey No. 40 Hissa No. 3 (Old Survey No. 865/3) area admeasuring 00 Hectar 6.83 Aar i.e. 683 square meter out of the area admeasuring 00 Hectar 29 Aar Plus Potkharaba 00 Hectar 06 Aar i.e. Total area admeasuring 00 Hectar 35 Aar assessed at 01 Rs 35 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub -Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. 1 to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Property of Sr. No. 40/1E
On or towards South :	By Property of Sr. No. 40/3 (Part)
On or towards West :	By Property of Sr. No. 41
On or towards North :	By Property of Sr. No. 40/1D

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Property mentioned in the Paragraph No. 1A, 1B, 1C, 1D & 1E is having total area admeasuring 00 Hectar 35.5 Aar i.e. 3550 square meter, Which is bounded as under :-

On or towards East :	By proposed 18 Meter D. P. Road
On or towards South :	By Property of Sr. No. 39/5, 39/6A, 40/1F, 40/3
On or towards West :	By Property of Sr. No. 41 (Part)
On or towards North :	By Property of Sr. No. 39/4, 40/1D

F) All that piece and parcel of Property bearing Survey No. 39 Hissa No. 4 (Old Survey No. 864/4) area admeasuring 00 Hectar 4.35 Aar i.e. 435 square meter out of the area admeasuring 00 Hectar 28 Aar Plus potkharaba 00 Hectar 01 Aar i.e. total area admeasuring 00 Hectar 29 Aar assessed including Potkharaba at 01 Rs 31 Paise situated at Village : Chovisawadi, Taluka : Haveli, District : Pune lying and within the limits of Registration District and Sub-Registration Taluka : Haveli, Pune and within the local limits of Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune and also within jurisdiction of Hon'ble Sub Registrar Haveli No. 1 to XXVIII, Pune, which is bounded as under :-

On or towards East :	By Property of Sr. No. 38
On or towards South :	By Property of Sr. No. 39/4 (Part)
On or towards West :	By Property of Sr. No. 39/4 (Part)
On or towards North :	By Property of Sr. No. 39/4 (Part)

Property mentioned in the Paragraph No. 1A, 1B, 1C, 1D, 1E & 1F is having total area admeasuring 00 Hectar 39.85 Aar i.e. 39.85 square meter which is the subject matter of this Search & Title Report.

2. INSTRUCTION CLIENT :-

MR. ABHJIT SHIRISH BHAMRE

3. LIST OF DOCUMENTS SUPPLIED :-

- A) 7 X 12 Extract
- B) Mutation Entries
- C) Sale Deed
- D) Index II
- E) Zone Extract
- F) Paper Notice
- G) Old Survey Number and New Survey Number Extract

4. I have caused search of the property bearing A) Survey No. 39/4 area admeasuring 00 Hectar 13.65 Aar B) Survey No. 39/5 area admeasuring 00 Hectar 1.49 Aar C) Survey No. 40/1D area admeasuring 00 Hectar 12.43 Aar D)

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Survey No. 40/1E area admeasuring 00 Hectar 1.1 Aar E) Survey No. 40/3 area admeasuring 00 Hectar 6.83 Aar F) Survey No. 39/4 area admeasuring 00 Hectar 4.35 Aar i.e. total area admeasuring 00 Hectar 39.85 Aar i.e. 3985 square meter situated at Village : Chovisawadi, Taluka : Haveli, District : Pune, for the last 30 years i.e. Period of 1989 to 2018 was conducted at the office of Hon'ble Sub-Registrar Haveli, Pune and Sub Registrar Haveli No. I to XXVIII, Pune. Search Fee of Rs. 750/- is paid by way of Challan bearing its Challan No. MH002237555201819E dt. 02/06/2018 from Sub-Registrar Haveli No. I, Pune.

5. Search from the year 1989 to 2018 in the office of Hon'ble Sub-Registrar Haveli No. I to XXVIII, Pune. I have also perused the records of the Index II extracts of the property registers in respect of the said property. My findings are based on records make available and legible. It is pertinent to note that, some records were missing from the bounds books available for inspection and some Index II are in loose sheets. I found most of the record in torn, scattered and misplaced condition. I was not able to locate any cross entry / charge / encumbrances in respect of the said property. I have carried out search for the period 2002 to March 2018 with the help of computer operator at Sub-Registrar Haveli, Pune. I have given this search and title report on the basis of the available record, computer search and documents produced by the concern party i.e. Mr. Abhijit Shirish Bhanure. I have reserved right to change or amend this search and title if any document or important information received later on. Due to centralized system of registration, conducting search in all the registration offices was not practically possible. I have been informed that there are no other transaction in respect of the said land barring the aforesaid. Therefore my title opinion is strictly based on the documents supplied to me for scrutiny.

I have also referred and relied upon Search & Title Report given by Mr. Kishor N. Patil (Advocate) on 25/07/2016 & 20/07/2016.

I have given Title Verification Paper Notice of the Previous Owner i.e. i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete in respect of property mentioned in the paragraph No. 1 situated at Village : Chovisawadi, Taluka Haveli District Pune in **Daily Prabhat New Paper on 05/04/2018**, if any person having any type of right, interest, title in the abovementioned property or objection to the title of the present owner by whatever means i.e. Sale, Agreement, Gift, Lease, Licence, Mortgage etc. come with his written objection with evidence within Fifteen days from the date of publication of the Public Paper Notice, otherwise Sale transaction will be proceed with previous owners i.e. i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete. Nobody raised objection to the Marketable Title of the previous owners till today.

6. DEVOLUTION OF TITLE : Predecessor in title :-

A) Survey No. 39 Hissa No. 4 (Old Survey No. 864/4) :

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From the record it is seen that, the subject property bearing Old Survey No. 864 area 4 area admeasuring 00 Yekar 29 Gunthe situated at Revenue Village : Charholi Budruk, Taluka - Haveli, District - Pune is originally owned and belonging to Mr. Namdev Bhiku Tapkir and other.

From the record it is seen that, on 03/09/1934, Village Charholi Budruk bearing its Survey No. 864 is divided by way of Falani Bara. As per Falani Bara Sr. No. 864/6 is belonging to Mr. Sripati Ganu Tapkir and other. Effect of the Falani Bara is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 2131.

It is seen from the record that, Mr. Shankar Moru Tapkir executed Mortgage Deed to the in favour of Sitabai Haribhau Gungal for Rs. 700/- on 07/12/1942 for the period four year. Charge of Mortgage is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 2794.

It is seen from the record that as per Mutation Entry No. 8121, provisions of the Maharashtra State Weight and Measurement Act 1958 and Indian Coin Act 1958 were made applicable in the state of 27.02.1969 through as per Special District Officer i.e. Bhumi Nirikshak (Land Record). To give documentary effect, new Dashaman scheme in Land Record introduced and effects were given to record in the village and all record were maintain in Dashaman scheme and aakarbad. The same was made applicable to the properties bearing Survey No. 01 to 1043 of Village : Charholi Budruk, Pune.

It is seen from the record that, Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind him legal heirs Mr. Dattu Kisan Tapkir (son), Mr. Shirish Kisan Tapkir (son), Ujawala Kian Tapkir (Daughter), Smt. Vimal Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 10289.

It is seen from the record that, Mr. Namdev Bhiku Tapkir died on 30/09/1988 leaving behind him legal heirs Mr. Sudam Namdev Tapkir (son), Mr. Kisan Namdev Tapkir (son), Mr. Ramdas Namdev Tapkir (son), Mr. Bhika Namdev Tapkir (son), Mrs. Sarubai Kaluram Chaudhari (daughter), Mrs. Shantabai Ramchandra Bhivare (daughter), Smt. Kantahai Namdev Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 10601.

It is seen from the record that, Mr. Kisan Namdev Tapkir died on 28/09/2001 leaving behind him legal heirs no son. Usha Tukaram Walunjkar (daughter), Nisha Satish Ghule (daughter), Varhsa Kisan Tapkir (daughter), Radha Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4708.

It is seen from the record that, Mr. Sudam Namdev Tapkir died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (son), Mr.

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Deepak Sudam Tapkir (son), Jyoti Ashok Yewale (daughter), Vijaya Sudam Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4709.

It is seen from the record that, Shantabai Sitaram Ghule died on 18/01/1990 leaving behind her legal heirs i.e. Mr. Machindra Sitaram Ghule (son), Late. Dnyndev Sitaram Ghule (son) through its legal heirs Mr. Ganesh Dnyndev Ghule (grandson), Mr. Mangesh Dnyndev Ghule (grandson), Smt. Sunanda Dnyndev Ghule (sons wife), Smt. Chandrabhaga Vasant Khavale (daughter), Ratan Shivaji Sathe (daughter), Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4847.

It is seen from the record that, Smt. Vimal Kisan Tapkir executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Rahul Dattatray Tapkir, Mr. Atul Dattatray Tapkir, Mr. Shirish Kisan Tapkir, Mr. Ajay Shirish Tapkir, Mr. Suraj Shirish Shirish Tapkir in respect of the property bearing Sr. No. 39/4, 39/3, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 8388/2013 on 26/07/2013. Name of Smt. Vimal Kisan Tapkir were eliminated as per Mutation Entry No. 5073.

It is seen from the record that, Late. Shantabai Sitaram Ghule (Shantabai Rambhau Tapkir) through her legal heirs Mr. Machindra Sitaram Ghule, Late. Dnyndev Sitaram Ghule through its legal heirs Mr. Ganesh Dnyndev Ghule, Mr. Mangesh Dnyndev Ghule, Smt. Sunanda Dnyndev Ghule, Smt. Chandrabhaga Vasant Khavale, Ratan Shivaji Sathe were executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Shirish Kisan Tapkir. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 7425/2013 on 01/07/2013. Name of Late. Shantabai Sitaram Ghule were eliminated as per Mutation Entry No. 5086.

It is seen from the record that, Smt. Anjanabai Rambhau Tapkir died on 26/03/1985 leaving behind her legal heirs i.e. Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind her legal heirs i.e. Mr. Dattu Kisan Tapkir (grandson), Mr. Shirish Kisan Tapkir (grandson), Ujawala Kisan Tapkir (grand daughter), Smt. Vimal Kisan Tapkir (sons wife), Shantabai Sitaram Ghule died on 18/01/1990 leaving behind her legal heirs i.e. Mr. Machindra Sitaram Ghule (grandson), Late. Dnyndev Sitaram Ghule (grandson) through its legal heirs Mr. Ganesh Dnyndev Ghule (grandgrandson), Mr. Mangesh Dnyndev Ghule (grand grandson), Smt. Sunanda Dnyndev Ghule (grandsons wife), Sundrabai Dattoha Chaudhari (daughter), Manubai Mahadu Devkar (daughter), Parvatibai Rambhau Tapkir (second wife of her husband). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5099.

It is seen from the record that, Smt. Sakhubai Namdev Tapkir died on 08/04/1993 leaving behind her legal heirs Mr. Kisan Namdev Tapkir (son) died on

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28/09/2011 leaving behind him no son, Usha Tukaram Walunjkar (granddaughter), Nisha Satish Ghule (granddaughter), Varsha Kisan Tapkir (granddaughter), Radha Kisan Tapkir (sons wife), B) Mr. Sudam Namdev Tapkir (son) died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (grand son), Mr. Deepak Sudam Tapkir (grand son), Jyoti Ashok Yewale (granddaughter), Vijaya Sudam Tapkir (sons wife) C) Mr. Ramdas Namdev Tapkir (Brother) died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (grand Son), Kanchan Mayuresh Ranawade (grand daughter), Purnima Ramdas Tapkir (grand Daughter) Laxmi Ramdas Tapkir (sons Wife), Mr. Bhika Namdev Tapkir (son), Sarubai Kaluram Chaudhari (daughter), Kantabai Ramchandra Bhivare (daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5191.**

It is seen from the record that, Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranman Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were executed Release Deed to and infavour of Mr. Somnath Gulab Tapkir, Mr. Kishor Subhash Tapkir in respect of the property bearing Sr. No. 39/5, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. V, Pune bearing its Sr. No. 4751/2013 on 10/06/2013. Name of Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranman Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were eliminated as per **Mutation Entry No. 5155.**

It is seen from the record that Mr. Dattu alias Dattatray Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hecter 10.87 Aar, Survey No. 39/2 area admeasuring 00 Hecter 19.33 Aar, Survey No. 39/4 area admeasuring 00 Hecter 12.88 Aar, Survey No. 39/5 area admeasuring 00 Hecter 2.5 Aar, Survey No. 40/2 area admeasuring 00 Hecter 21 Aar, Survey No. 40/3 area admeasuring 00 Hecter 27.20 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 6931/2013 on 12/12/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per **Mutation Entry No. 5220.**

It is seen from the record that, Mr. Gulab Shankar Tapkir died on 28/02/1991 leaving behind him legal heirs Mr. Somnath Gulab Tapkir (son), Vandana Hiranman Lonari (daughter), Sangeeta Prakash Ghadge (daughter), Savita Subhash Lonari (daughter), Kavita Jaysingh Ghewade (daughter), Smt. Shantabai Gulab Tapkir (wife) . Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5240.**

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It is seen from the record that, Smt. Sirabai Hari Gunjal died on 03/09/1968 leaving behind him legal heirs no son, Late. Yashoda Shankar Tapkir died on 15/05/1976 through her legal heirs Mr. Somnath Gulab Tapkir (grand grand son), Vandana Hiraman Lonari (grand grand daughter), Sangeeta Prakash Ghadage (grand grand daughter), Savita Subhash Lonari (grand grand daughter), Kavita Jaysingh Ghewade (grand grand daughter), Smt. Shantabai Gulab Tapkir (sons wife) Smt. Sunan Subhash tapkir (grandson wife) Sushila Sahadu Ghadage (grand grand daughter), Shakubai alias Shakuntala Babaji Daundkar (grand grand daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5241.**

It is seen from the record that, Smt. Parubai Jias Parvatibai Rambhau Tapkir died on 03/04/1975 leaving behind him legal heirs Late. Chandrakant Rambhau Tapkir (Son) through his legal heirs Mr. Indrabhan alias Indrajit Chandrakant Tapkir (grandson), Mr. Nitin Chandrakant Tapkir (grandson), Smt. Savitrabai Chandrakant Tapkir (sons wife), Manubai Mahadu alias Mahadev Devkar (daughter), Late. Sundrabai Dattatray Chaudhari (daughter) through her legal heirs Anuja Vijay alias Vinayak Chaudhari (Pantu), Megha Vijay alias Vinayak Chaudhari (Pantu) Rota Rohidas Kale (Granddaughter), Mr. Vijay Dattatray Chaudhari (grand daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5328.**

It is seen from the record that Smt. Shantabai Gulab Tapkir and other were sold property bearing Survey No. 39/4 area admeasuring 00 Hecter 9.66 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 2438/2014 on 10/04/2014. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per **Mutation Entry No. 5366.**

It is seen from the record that Smt. Savitrabai Chandrakant Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hecter 2.33 Aar, Survey No. 39/2 area admeasuring 00 Hecter 7.25 Aar, Survey No. 39/4 area admeasuring 00 Hecter 4.83 Aar, Survey No. 39/5 area admeasuring 00 Hecter 0.375 Aar, Survey No. 40/2 area admeasuring 00 Hecter 4.5 Aar, Survey No. 40/3 area admeasuring 00 Hecter 5.83 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 3540/2014 on 24/07/2014. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per **Mutation Entry No. 5471.**

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It is seen from the record that, Mr. Bhikha Namdev Tapkir died on 20/12/2010 leaving behind him legal heirs no son, no daughter, no wife A) Mr. Kisan Namdev Tapkir (brother) died on 28/09/2011 leaving behind him no son, Usha Tukaram Walunjkar (brother daughter), Nisha Satish Ghule (brother daughter), Varsha Kisan Tapkir (brother daughter), Radha Kisan Tapkir (Brother wife), B) Mr. Sudam Namdev Tapkir (brother) died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (brother son), Mr. Deepak Sudam Tapkir (brother son), Jyoti Ashok Yewale (brother daughter), Vijaya Sudam Tapkir (brother wife) C) Mr. Ramdas Namdev Tapkir (Brother) died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (Brother Son), Kanchan Mayuresh Ranawade (Brother daughter), Pornima Ramdas Tapkir (Brother Daughter) Laxmi Ramdas Tapkir (Brother Wife), Sarubai Kaluram Chaudhari (Sister), Kantabai Ramchandra Bhivare (Sister). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5661.**

It is seen from the record that Smt. Radha Kisan Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hecter 0.80 Aar, Survey No. 39/2 area admeasuring 00 Hecter 2.42 Aar, Survey No. 39/4 area admeasuring 00 Hecter 1.63 Aar, Survey No. 39/5 area admeasuring 00 Hecter 1.25 Aar, Survey No. 40/2 area admeasuring 00 Hecter 1.5 Aar, Survey No. 40/3 area admeasuring 00 Hecter 1.97 Aar total area admeasuring 00 Hecter 8.445 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 6858/2015 on 31/05/2015. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per **Mutation Entry No. 5829.**

It is seen from the record that Mr. Chandrakant Rambhau Tapkir died in the year 1975 or there about leaving behind him legal heirs i.e. Mr. Indrabhan alias Indraject Chandrakant Tapkir (son), Mr. Nitin Chandrakant Tapkir (son), Savitrabai Chandrakant Tapkir (wife), Name of the legal heirs were duly recorded on the 7 X 12 Extract as per **Mutation Entry No. 9738.**

B) Survey No. 39 Hissa No. 5 (Old Survey No. 864/5) :

From the record it is seen that, the subject property bearing Old Survey No. 864 area 5 area admeasuring 00 Yekar 06 Gunthe situated at Revenue Village : Charholi Budruk, Taluka - Haveli, District - Pune is originally owned and belonging to Mr. Laxman Ganu Tapkir and other.

It is seen from the record that, **Mutation Entry No. 2503** is not related to the property bearing Sr. No. 39/5 (old Survey No. 864/5). It is related to the property bearing Sr. No. 864/2.

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It is seen from the record that, Mr. Maruti Laxman Tapkir made application that as per Mutation Entry No. 3877 partition were made in respect of the wheel property bearing Sr. No. 864/5 and 860/7 between Mr. Sahadu Laxman Tapkir and Mr. Maruti Laxman Tapkir equally. Record were not corrected. Therefore as per Mutation Entry No. 300 correction made in the 7 X 12 Extract of the said property.

It is seen from the record that, Mr. Damodhar Moru Tapkir died on 12/12/1997 leaving behind him legal heirs Mr. Balasaheb Damodhar Tapkir (son), Mr. Dnyaneshwar Damodhar Tapkir (son), Mr. Tukaram Damodhar Tapkir (son), Manu Govind Borhade (daughter), Smt. Muktabai Damodhar Tapkir (wife). Name of all the legal heirs is recorded on the 7 X 12 Extract of the property as per Mutation Entry No. 1891.

It is seen from the record that, Mr. Pandharinath Moru Tapkir died on 08/09/1990 leaving behind him legal heirs Mr. Kaluram Pandharinath Tapkir (son), Mr. Pralhad Pandharinath Tapkir (son), Smt. Bhamabai Baban Bhondave (daughter). Name of all the legal heirs is recorded on the 7 X 12 Extract of the property as per Mutation Entry No. 2753.

It is seen from the record that, Smt. Muktabai Damodhar Tapkir died on 23/07/2010 leaving behind him legal heirs Mr. Balasaheb Damodhar Tapkir (Son), Mr. Dnyaneshwar Damodhar Tapkir (Son), Mr. Tukaram Damodhar Tapkir (son), Manda Govind Borhade (Daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4081.

It is seen from the record that, Mr. Bhiku Narayan Tapkir died in the year 1950 leaving behind him legal heirs Mr. Rambhau Narayan Tapkir (brother), Mr. Namdev Bhiku Tapkir (Son). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4328.

It is seen from the record that, Mr. Kisan Namdev Tapkir died on 28/09/2001 leaving behind him legal heirs no son, Usha Tukaram Walunjkar (daughter), Nisha Satish Ghule (daughter), Varsha Kisan Tapkir (daughter), Radha Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4708.

It is seen from the record that, Mr. Sudam Namdev Tapkir died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (son), Mr. Deepak Sudam Tapkir (son), Jyoti Ashok Yewale (daughter), Vijaya Sudam Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4709.

It is seen from the record that, Mr. Ramdas Namdev Tapkir died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (son),

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Kanchan Mayuresh Ranawade (daughter), Pornima Ramdas Tapkir (daughter), Laxmi Ramdas Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4710.**

It is seen from the record that, Smt. Laxmi Mahadu Tapkir died on 09/11/2002 leaving behind her legal heirs Mr. Manohar Mahadu Tapkir (Grand Son), Mr. Vishwanath Mahadu Tapkir (Grand Son), Mr. Vitthal Mahadu Tapkir (grandson), Mr. Dattatray Mahadu Tapkir (grandson), Mr. Vishwas Mahadu Tapkir (Grand Son), Smt. Asha Chandrakant Devkar (Granddaughter), Smt. Usha Janardhan Tingare (Granddaughter), Shashikata Kalidas Date (Granddaughter), Smt. Sunanda Dnyaneshwar Yelwande (Granddaughter), Smt. Indubai Vitthal Tapkir (sons wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4832.**

It is seen from the record that, Mr. Vishwas Vitthal Tapkir died on 05/02/2012 leaving behind him legal heirs Mr. Rushikesh Vishwas Tapkir (Son), Mr. Rudra Vishwas Tapkir (Son), Smt. Sheetal Vishwas Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4833.**

It is seen from the record that, Shantabai Sitaram Ghule died on 18/01/1990 leaving behind her legal heirs i.e. Mr. Machindra Sitaram Ghule (son), Late. Dnyndev Sitaram Ghule (son) through its legal heirs Mr. Ganesh Dnyndev Ghule (grandson), Mr. Mangesh Dnyndev Ghule (grandson), Smt. Sunanda Dnyndev Ghule (sons wife), Smt. Chandrabhaga Vasant Khavale (daughter), Ratan Shivaji Sathe (daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4847.**

It is seen from the record that, Mr. Rambhau Naryan Tapkir died on 03/04/1959 leaving behind him legal heirs Mr. Kisan Rambau Tapkir (Son), Mr. Chandrakant Rambau Tapkir (Son), Smt. Parvatibai Rambhau Tapkir (wife), Shantabai Sitaram Ghule (daughter), Sundrabai Dnynoha Chaudhari (daughter), Manubai Mahadev Devkar (daughter), Anjanabai Rambhau Tapkir (second wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4915.**

It is seen from the record that, Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranman Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were executed Release Deed to and in favour of Mr. Somnath Gufab Tapkir, Mr. Kishor Subhash Tapkir in respect of the property bearing Sr. No. 39/5, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. V, Pune bearing its Sr. No. 4751/2013 on 10/06/2013. Name of Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranman Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were eliminated as per **Mutation Entry No. 5155.**

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It is seen from the record that Mr. Mahadu alias Mahadev Satav died on 27/01/1998 leaving behind him legal heirs i.e. Mr. Dattatray Mahadev Satav (son), Mr. Digambar Mahadev Satav (son), Mrs. Alka Dattatray Bhambare (daughter), Mrs. Chandrakala Eknath Gopale daughter), Manda Dilip Tapkir (daughter), Rakhamabai Mahadev Satav (wife.). Name of the legal heirs is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5938.

It is seen from the record that as per Mutation Entry No. 8121, provisions of the Maharashtra State Weight and Measurement Act 1958 and Indian Coin Act 1958 were made applicable in the state of 27.02.1969 through as per Special District Officer i.e. Bhunū Nirikshak (Land Record). To give documentary effect, new Dashaman scheme in Land Record introduced and effects were given to record in the village and all record were maintain in Dashaman scheme and aakarbad. The same was made applicable to the properties bearing Survey No. 01 to 1043 of Village : Charholi Budruk, Pune.

It is seen from the record that, Mr. Laxman Ganu Tapkir is was died on 19/01/1970 leaving behind him legal heirs Mr. Sahadu Laxman Tapkir (son), Mr. Sopan Laxman Tapkir (son), Mr. Dnyaneshwar Laxman Tapkir (son), Mr. Dattatray Laxman Tapkir (son), Anjanabai Ranchandra Dhawade (Daughter), Indubai Laxman Tapkir (wife). Name of Mr. Sahadu Laxman Tapkir is recorded as H.U.F. as per Mutation Entry No. 8256.

It is seen from the record that, Mr. Mahadu Laxman Satav purchased property bearing Sr. No. 860/1A, 860/6A, 864/6A, 864/1A, 863/5A from Mr. Laxman Ganu Tapkir for Rs. 12,000/- on 16/12/1969. Name of the purchaser i.e. Mr. Mahadu Sakharan Satav is duly recorded on the 7 X 12 Extract of the property as per Mutation Entry No. 8452.

It is seen from the record that, Mr. Shripati Ganu Tapkir died ten to twelve before 1981 leaving behind him legal heirs Mr. Vitthal Mahadu Tapkir (Grand Son), Mr. Manohar Mahadu Tapkir (Grand Son), Mr. Vishwanath Mahadu Tapkir (Grand Son), Rakhamabai Mahadev Satav (Grand Daughter), Venubai Mahadev Saste (Grand Daughter), Suman Maruti Kad (Grand Daughter), Tanhubai Gulabrao Satav (Grand Daughter), Champabai Tukaram Vahile (Grand Daughter) & Smt. Laxmibai Mahadu Tapkir (Sons wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 9102.

It is seen from the record that, Mr. Shankar Moru Tapkir died ten to twelve before 1983 leaving behind him legal heirs Mr. Gulab Shankar Tapkir (son), Mr. Subhash Shankar Tapkir (son), Shakubai (daughter), Sushila Sadhu Ghadage (daughter), Mr. Pandharinath Moru Tapkir (brother), Mr. Damodhar Moru Tapkir (brother). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 9258.

It is seen from the record that Mr. Chandrakant Rambhau Tapkir died in the year 1975 or there about leaving behind him legal heirs i.e. Mr. Indrabhan alias Indrajeet Chandrakant Tapkir (son), Mr. Nitin Chandrakant Tapkir (son), Savitribai Chandrakant Tapkir (wife), Name of the legal heirs were duly recorded on the 7 X 12 Extract as per Mutation Entry No. 9738.

It is seen from the record that, Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind him legal heirs Mr. Dattu Kisan Tapkir (son), Mr. Shirish Kisan Tapkir (son), Ujawala Kisan Tapkir (Daughter), Smt. Vimal Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 10289.

It is seen from the record that, Mr. Namdev Bhiku Tapkir died on 30/09/1988 leaving behind him legal heirs Mr. Sudam Namdev Tapkir (son), Mr. Kisan Namdev Tapkir (son), Mr. Ramdas Namdev Tapkir (son), Mr. Bhika Namdev Tapkir (son), Mrs. Sarubai Kaluram Chaudhari (daughter), Mrs. Shantabai Ramchandra Bhivare (daughter), Smt. Kantabai Namdev Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 10601.

It is seen from the record that, Smt. Vimal Kisan Tapkir executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Rahul Dattatray Tapkir, Mr. Atul Dattatray Tapkir, Mr. Shirish Kisan Tapkir, Mr. Ajay Shirish Tapkir, Mr. Suraj Shirish Shirish Tapkir in respect of the property bearing Sr. No. 39/4, 39/3, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 8388/2013 on 26/07/2013. Name of Smt. Vimal Kisan Tapkir were eliminated as per Mutation Entry No. 5073.

It is seen from the record that, Ujawala Kisan Tapkir after marriage Name Mrs. Ujawala Dattatray Sahale executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Rahul Dattatray Tapkir, Mr. Atul Dattatray Tapkir, Mr. Shirish Kisan Tapkir, Mr. Ajay Shirish Tapkir, Mr. Suraj Shirish Shirish Tapkir in respect of the property bearing Sr. No. 39/4, 39/3, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 7754/2013. Name of Ujawala Kisan Tapkir after marriage Name Mrs. Ujawala Dattatray Sahale was eliminated as per Mutation Entry No. 5085.

It is seen from the record that, Late. Shantabai Sitaram Ghule (Shantabai Rambhau Tapkir) through her legal heirs Mr. Machindra Sitaram Ghule, Late. Dnyndev Sitaram Ghule through its legal heirs Mr. Ganesha Dnyndev Ghule, Mr. Mangesh Dnyndev Ghule, Smt. Sunanda Dnyndev Ghule, Smt. Chandrabhaga Vasant Khavale, Ratan Shivaji Sathe were executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Shirish Kisan Tapkir. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No.

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7425/2013 on 01/07/2013. Name of Late. Shantabai Sitaram Ghule were eliminated as per Mutation Entry No. 5086.

It is seen from the record that, Smt. Sakhubai Namdev Tapkir died on 08/04/1993 leaving behind her legal heirs Mr. Kisan Namdev Tapkir (son) died on 28/09/2011 leaving behind him no son, Usha Tukaram Walunjkar (granddaughter), Nisha Satish Ghule (granddaughter), Varhsa Kisan Tapkir (granddaughter), Radha Kisan Tapkir (sons wife), B) Mr. Sudam Namdev Tapkir (son) died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (grand son), Mr. Deepak Sudam Tapkir (grand son), Jyoti Ashok Yewale (granddaughter), Vijaya Sudam Tapkir (sons wife) C) Mr. Ramdas Namdev Tapkir (Brother) died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (grand Son), Kanchan Mayuresh Ranawade (grand daughter), Pornima Ramdas Tapkir (grand Daughter) Laxmi Ramdas Tapkir (sons Wife), Mr. Bhika Namdev Tapkir (son), Sarubai Kaluram Chaudhari (daughter), Kantabai Ramchandra Bhivare (dughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5191.

It is seen from the record that, Manda Govind Borhade executed Release Deed to and infavour of Mr. Balasaheb Damodhar Tapkir, Mr. Dnyaneshwar Damodhar Tapkir, Mr. Tukaram Damodhar Tapkir in respect of the property bearing Sr. No. 38/4, 40/2, 40/3, 183/9 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVII, Pune bearing its Sr. No. 8733/2013. Name of Manda Govind Borhade eliminated as per Mutation Entry No. 5192.

It is seen from the record that, Smt. Anjanabai Rambhau Tapkir died on 26/03/1985 leaving behind her legal heirs i.e. Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind her legal heirs i.e. Mr. Dattu Kisan Tapkir (grandson), Mr. Shirish Kisan Tapkir (grandson), Ujawala Kian Tapkir (grand daughter), Smt. Vimal Kisan Tapkir (sons wife), Shantabai Sitaram Ghule died on 18/01/1990 leaving behind her legal heirs i.e. Mr. Machindra Sitaram Ghule (grandson), Late. Dnyndev Sitaram Ghule (grandson) through its legal heirs Mr. Ganesh Dnyndev Ghule (grandgrandson), Mr. Mangesh Dnyndev Ghule (grand grandson), Smt. Sunanda Dnyndev Ghule (grandsons wife), Sundrabai Dattoba Chaudhari (daughter), Manubai Mahadu Devkar (daughter), Parvatibai Rambhau Tapkir (second wife of her husband). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5099.

It is seen from the record that, Smt. Parubai has Parvatibai Rambhau Tapkir died on 03/04/1975 leaving behind him legal heirs Late. Chandrakant Rambhau Tapkir (Son) through his legal heirs Mr. Indrabhan alias Indrajit Chandrakant Tapkir (grandson), Mr. Nitin Chandrakant Tapkir (grandson), Smt. Savitrabai Chandrakant Tapkir (sons wife), Manubai Mahadu alias Mahadev Devkar (daughter), Late. Sundrabai Dattatray Chaudhari (daughter) through her legal heirs Anuja Vijay alias Vinayak Chaudhari (Pantu), Megha Vijay alias Vinayak Chaudhari (Pantu) Ruta

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Rohidas Kale (Granddaughter), Mr. Vijay Dattatray Chaudhari (grand daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5328.

It is seen from the record that, Mr. Bhikha Namdev Tapkir died on 20/12/2010 leaving behind him legal heirs no son, no daughter, no wife A) Mr. Kisan Namdev Tapkir (brother) died on 28/09/2011 leaving behind him no son, Usha Tukaram Walunjkar (brother daughter), Nisha Satish Ghule (brother daughter), Varsha Kisan Tapkir (brother daughter), Radha Kisan Tapkir (Brother wife), B) Mr. Sudam Namdev Tapkir (brother) died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (brother son), Mr. Deepak Sudam Tapkir (brother son), Jyoti Ashok Yewale (brother daughter), Vijaya Sudam Tapkir (brother wife) C) Mr. Ramdas Namdev Tapkir (Brother) died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (Brother Son), Kanchan Mayuresh Ranawade (Brother daughter), Pornima Ramdas Tapkir (Brother Daughter) Laxmi Ramdas Tapkir (Brother Wife), Sarubai Kaluram Chaudhari (Sister), Kantabai Ramchandra Bhivare (Sister). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5661.

It is seen from the record that Mr. Manohar Mahadu Tapkir and other were sold property bearing Survey No. 39/6B area admeasuring 00 Hectar 8.5816 Aar i.e. 858.16 square meters, Survey No. 40/1A area admeasuring 00 Hectar 39 Aar i.e. 3900 square meters, Survey No. 40/1E area admeasuring 00 Hectar 06 Aar i.e. 600 square meters, Survey No. 39/5 area admeasuring 00 Hectar 0.75 Aar i.e. 75 square meters, Survey No. 40/1E area admeasuring 00 Hectar 06 Aar i.e. 600 square meters situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVII, Pune bearing its Sr. No. 4611/2013 on 10/05/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 4990.

It is seen from the record that Mr. Dattu alias Dattatray Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hectar 10.87 Aar, Survey No. 39/2 area admeasuring 00 Hectar 19.33 Aar, Survey No. 39/4 area admeasuring 00 Hectar 12.88 Aar, Survey No. 39/5 area admeasuring 00 Hectar 2.5 Aar, Survey No. 40/2 area admeasuring 00 Hectar 21 Aar, Survey No. 40/3 area admeasuring 00 Hectar 27.20 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 6931/2013 on 12/12/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5220.

It is seen from the record that Smt. Savitrahai Chandrakant Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hectar 2.33 Aar, Survey No. 39/2 area admeasuring 00 Hectar 7.25 Aar, Survey No. 39/4 area admeasuring 00 Hectar 4.83 Aar, Survey No. 39/5 area admeasuring 00 Hectar 0.375 Aar, Survey No. 40/2 area admeasuring 00 Hectar 4.5 Aar, Survey No. 40/3 area admeasuring 00 Hectar 5.83 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its St. No. 3540/2014 on 24/07/2014. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5471.

It is seen from the record that Smt. Radha Kisan Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hectar 0.80 Aar, Survey No. 39/2 area admeasuring 00 Hectar 2.42 Aar, Survey No. 39/4 area admeasuring 00 Hectar 1.63 Aar, Survey No. 39/5 area admeasuring 00 Hectar 1.25 Aar, Survey No. 40/2 area admeasuring 00 Hectar 1.5 Aar, Survey No. 40/3 area admeasuring 00 Hectar 1.97 Aar total area admeasuring 00 Hectar 8.445 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its St. No. 6858/2015 on 31/05/2015. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5829.

It is seen from the record that, As per Mutation Entry No. 6165, Hand written recorded is edited by using E. Pherfar Project Edit Modular as per Government Official Gazette bearing its No. PRA/K/180/1-1 Dt. 07/05/2016 as per direction of Tahsildar - Prashant Suresh Pisal. Correction is made in the record computerized 7 X 12 Extract under E. Pherfar Project.

C) Survey No. 40 Hissa No. 1D (Old Survey No. 865/1D) :

From the record it is seen that, the subject property bearing Old Survey No. 865 area 1D area admeasuring 00 Yekar 16 Gunthe situated at Revenue Village : Charholi Budruk, Taluka - Haveli, District - Pune is originally owned and belonging to Mr. Laxman Ganu Tapkir.

It is seen from the record that, Properties belong to and in name of Mr. Shripati Ganu Tapkir is divided between Mr. Shripati Ganu Tapkir and Mr. Laxman Ganu Tapkir by way of partition. Effect of the partition is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 2857.

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It is seen from the record that, Mr. Maruti Laxman Tapkir and Mr. Laxman Ganu Tapkir made partition of their movable and immovable. Partition Deed is duly made on 11/08/1951 of Rs. 0/-. Effect of the partition is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 3877.

It is seen from the record that as per Mutation Entry No. 8121, provisions of the Maharashtra State Weight and Measurement Act 1958 and Indian Coin Act 1958 were made applicable in the state of 27.02.1969 through as per Special District Officer i.e. Bhumi Nirikshak (Land Record). To give documentary effect, new Dashaman scheme in Land Record introduced and effects were given to record in the village and all record were maintain in Dashaman scheme and aakarbad. The same was made applicable to the properties bearing Survey No. 01 to 1043 of Village : Charholi Budruk, Pune.

It is seen from the record that, Maruti Laxman Tapkir taken loan from Prafull Vikas Karykari Seva Society of Rs. 15,000/- on 09/07/1981. Charge of Ekrar is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 9034.

It is seen from the record that, Mr. Maruti Laxman Tapkir repaid loan amount to the Prafull Vikas Karykari Seva Society. Society given no dues certificate to the Mr. Maruti Laxman Tapkir. Charge of Society is eliminated on the 7 X 12 Extract as per Mutation Entry No. 9980.

It is seen from the record that Mr. Maruti Laxman Tapkir and other were sold property bearing Survey No. 39/5 area admeasuring 00 Hecter 0.375 Aar, Survey No. 40/1B area admeasuring 00 Hecter 17 Aar, Survey No. 40/1C area admeasuring 00 Hecter 10 Aar, Survey No. 40/1D area admeasuring 00 Hecter 17 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVII, Pune bearing its Sr. No. 10393/2013 on 30/12/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5242.

It is seen from the record that, As per Mutation Entry No. 6131, Hand written Revenue Record is edited by using E Pherfar Project Edit Modular as per Government Official Gazette bearing its No. RA.BHU.A./PRA/KRA/180/T-1 Dt. 07/05/2016 as per direction of Tahsildar - Prashant Suresh Pisal-REVPSPM7601, Pune. Correction is made in the record computerized 7 X 12 Extract under E Pherfar Project.

D) Survey No. 40 Hissa No. 1E (Old Survey No. 865/1E) :

From the record it is seen that, the subject property bearing Old Survey No. 865 area 1E area

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admeasuring 00 Yekar 6 Gunthe situated at Revenue Village : Charholi Budruk, Taluka - Haveli, District - Pune is originally owned and belonging to Mr. Shripati Ganu Tapkir.

It is seen from the record that, Properties belong to and in name of Mr. Shripati Ganu Tapkir is divided between Mr. Shripati Ganu Tapkir and Mr. Laxman Ganu Tapkir by way of partition. Effect of the partition is duly recorded on the 7 X 12 Extract as per Mutation Entry No. 2857.

From the record it is seen that, Bombay Government Notification on 17/05/1950, declare minimum area for Survey Number for the Pune District & if any area of the Survey Number is small then Survey Number is declare as Tukada Area as per provisions of Bombay Prevention of Fragmentation and Consolidation of Holding Act, 1947. Effect of the said provision is Tukadi is recorded as per Mutation Entry No. 3831.

It is seen from the record that as per Mutation Entry No. 8121, provisions of the Maharashtra State Weight and Measurement Act 1958 and Indian Coin Act 1958 were made applicable in the state of 27.02.1969 through as per Special District Officer i.e. Bhumi Nirikshak (Land Record). To give documentary effect, new Dashaman scheme in Land Record introduced and effects were given to record in the village and all record were maintain in Dashaman scheme and aakarbad. The same was made applicable to the properties bearing Survey No. 01 to 1043 of Village : Charholi Budruk, Pune.

It is seen from the record that, Mr. Shripati Ganu Tapkir died ten to twelve before 1981 leaving behind him legal heirs Mr. Vitthal Mahadu Tapkir (Grand Son), Mr. Manohar Mahadu Tapkir (Grand Son), Mr. Vishwanath Mahadu Tapkir (Grand Son), Rakhmabai Mahadev Satav (Grand Daughter), Venubai Mahadev Saste (Grand Daughter), Suman Maruti Kad (Grand Daughter), Tanhubai Gulabrao Satav (Grand Daughter), Champabai Tukaram Vahile (Grand Daughter) & Smt. Laxmibai Mahadu Tapkir (Sons wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 9102.

It is seen from the record that, Mr. Vitthal Mahadu Tapkir made application that name of my sisters are record as a legal heir. They are residing with their family. All the ancestral property is in possession of them. Name of sister is eliminated on the 7 X 12 Extract. Sister is also given their consent for elimination of name on the 7 X 12 Extract. Therefore Name of 1. Rakhmabai Mahadev Satav 2. Venubai Mahadev Saste 3. Suman Maruti Kad 4. Tanhubai Gulabrao Satav 5. Champabai Tukaram Vahile was eliminated on the 7 X 12 Extract as per Mutation Entry No. 9471.

It is seen from the record that, Mr. Vitthal Mahadu Tapkir died on 22/01/2007 leaving behind him legal heirs Smt. Indubai Vitthal Tapkir (Son), Mr. Dattatray Vitthal Tapkir (Son), Mr. Vishwas Vitthal Tapkir (son), Mrs. Asha Chandrakant Devkar (Daughter), Smt. Usha Janardhan Tingare (Daughter), Smt.

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Shashikala Kalidas Date (Daughter), Mrs. Sunanada Dnyaneshwar Yelwande (Daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 2987.**

It is seen from the record that, Smt. Laxmi Mahadu Tapkir died on 09/11/2002 leaving behind her legal heirs Mr. Manohar Mahadu Tapkir (Grand Son), Mr. Vishwanath Mahadu Tapkir (Grand Son), Mr. Vitthal Mahadu Tapkir (grandson), Mr. Dattatray Mahadu Tapkir (grandson), Mr. Vishwas Mahadu Tapkir (Grand Son), Smt. Asha Chandrakant Devkar (Granddaughter), Smt. Usha Janardhan Tingare (Granddaughter), Shashikala Kalidas Date (Granddaughter), Smt. Sunanda Dnyaneshwar Yelwande (Granddaughter), Smt. Indubai Vitthal Tapkir (sons wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4832.**

It is seen from the record that, Mr. Vishwas Vitthal Tapkir died on 05/02/2012 leaving behind him legal heirs Mr. Rushikesh Vishwas Tapkir (Son), Mr. Rudra Vishwas Tapkir (Son), Smt. Sheetal Vishwas Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4833.**

It is seen from the record that Mr. Manohar Mahadu Tapkir and other were sold property bearing Survey No. 39/6B area admeasuring 00 Hector 8.5816 Aar i.e. 858.16 square meters, Survey No. 40/1A area admeasuring 00 Hector 39 Aar i.e. 3900 square meters, Survey No. 40/1E area admeasuring 00 Hector 06 Aar i.e. 600 square meters, Survey No. 39/5 area admeasuring 00 Hector 0.75 Aar i.e. 75 square meters, Survey No. 40/1E area admeasuring 00 Hector 06 Aar i.e. 600 square meters situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVII, Pune bearing its Sr. No. 4611/2013 on 10/05/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per **Mutation Entry No. 4990.**

It is seen from the record that, As per **Mutation Entry No. 6131**, Hand written Revenue Record is edited by using E Pherfar Project Edit Modular as per Government Official Gazette bearing its No. RA.BIRUA/PRA/KRA/180/L-1 Dt. 07/05/2016 as per direction of Tahsildar - Prashant Suresh Pisal-REVPSPM7601, Pune. Correction is made in the record computerized 7 X 12 Extract under E Pherfar Project.

F) Survey No. 40 Hissa No. 3 (Old Survey No. 865/3) :

From the record it is seen that, the subject property bearing Old Survey No. 865 area 3 area admeasuring 00 Yekar 35 Gunthe situated at Revenue Village : Charholi Budruk, Taluka - Haveli, District - Pune is originally owned and belonging to Mr. Bhiku Narayan Tapkir and other.

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It is seen from the record that, Mr. Damodhar Moru Tapkir died on 12/12/1997 leaving behind him legal heirs Mr. Balasaheb Damodhar Tapkir (son), Mr. Dnyaneshwar Damodhar Tapkir (son), Mr. Tukaram Damodhar Tapkir (son), Manda Govind Borhade (daughter), Smt. Muktabai Damodhar Tapkir (wife). Name of all the legal heirs is recorded on the 7 X 12 Extract of the property as per Mutation Entry No. 1891.

From the record it is seen that, on 03/09/1934 Palani Bara made in the Village Charholi Bk and Survey No. 865 is divided into sub Hissa. Property bearing Survey No. 865 Hissa No. 3 is belonging to Mr. Bhiku Narayan Tapkir and other. Their name is duly recorded as owner of the said property as per Mutation Entry No. 2132.

It is seen from the record that, Mr. Pandharinath Moru Tapkir died on 08/09/1990 leaving behind him legal heirs Mr. Kaluram Pandharinath Tapkir (son), Mr. Prahlad Pandharinath Tapkir (son), Smt. Bhamabai Baban Bhondave (daughter). Name of all the legal heirs is recorded on the 7 X 12 Extract of the property as per Mutation Entry No. 2753.

It is seen from the record that, Smt. Muktabai Damodhar Tapkir died on 23/07/2010 leaving behind him legal heirs Mr. Balasaheb Damodhar Tapkir (Son), Mr. Dnyaneshwar Damodhar Tapkir (Son), Mr. Tukaram Damodhar Tapkir (son), Manda Govind Borhade (Daughter). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4081.

It is seen from the record that, Mr. Bhiku Narayan Tapkir died in the year 1950 leaving behind him legal heirs Mr. Rambhau Narayan Tapkir (brother), Mr. Namdev Bhiku Tapkir (Son). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4328.

It is seen from the record that Mr. Chandrakant Rambhau Tapkir died in the year 1975 or there about leaving behind him legal heirs i.e. Mr. Indrabhan alias Indrajeet Chandrakant Tapkir (son), Mr. Nitin Chandrakant Tapkir (son), Savitribai Chandrakant Tapkir (wife). Name of the legal heirs were duly recorded on the 7 X 12 Extract as per Mutation Entry No. 9738.

It is seen from the record that, Mr. Rambhau Naryan Tapkir died on 03/04/1959 leaving behind him legal heirs Mr. Kisan Rambau Tapkir (Son), Mr. Chandrakant Rambau Tapkir (Son), Smt. Parvatibai Rambhau Tapkir (wife), Shantabai Sitram Ghule (daughter), Sundrabai Dnyanoba Chaudhari (daughter), Manubai Mahadev Devkar (daughter), Anjanabai Rambhau Tapkir (second wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 4915.

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It is seen from the record that as per **Mutation Entry No. 8121**, provisions of the Maharashtra State Weight and Measurement Act 1958 and Indian Coin Act 1906 were made applicable in the state of 27.02.1969 through as per Special District Officer i.e. Hhumi Nirikshak (Land Record). To give documentary effect, new Dashaman scheme in Land Record introduced and effects were given to record in the village and all record were maintain in Dashaman scheme and aakarbad. The same was made applicable to the properties bearing Survey No. 01 to 1043 of Village : Charholi Budruk, Pune.

It is seen from the record that, Mr. Shankar Moru Tapkir died ten to twelve before 1983 leaving behind him legal heirs Mr. Gulab Shankar Tapkir (son), Mr. Subhash Shankar Tapkir (son), Shakubai (daughter), Sushila Sadhu Gihadage (daughter), Mr. Pandharinath Moru Tapkir (brother), Mr. Damodhar Moru Tapkir (brother). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 9258**.

It is seen from the record that, Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind him legal heirs Mr. Dattu Kisan Tapkir (son), Mr. Shirish Kisan Tapkir (son), Ujawala Kian Tapkir (Daughter), Smt. Vimal Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 10289**.

It is seen from the record that, Mr. Namdev Bhiku Tapkir died on 30/09/1988 leaving behind him legal heirs Mr. Sudam Namdev Tapkir (son), Mr. Kisan Namdev Tapkir (son), Mr. Ramdas Namdev Tapkir (son), Mr. Pradika Namdev Tapkir (son), Mrs. Sarubai Kaluram Chaudhari (daughter), Mrs. Shambai Ramchandra Bhivare (daughter), Smt. Kantabai Namdev Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 10601**.

It is seen from the record that, Mr. Subhash Shankar Tapkir died on 04/11/1986 leaving behind him legal heirs Mr. Kishor Subhash Tapkir (son), Mangal Balasaheb Pokharkar (daughter), Suman Subhash Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4707**.

It is seen from the record that, Mr. Kisan Namdev Tapkir died on 28/09/2001 leaving behind him legal heirs no son, Usha Tukaram Wanjikar (daughter), Nisha Satish Ghule (daughter), Varsha Kisan Tapkir (daughter), Radha Kisan Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4708**.

It is seen from the record that, Mr. Sudam Namdev Tapkir died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (son), Mr. Deepak Sudam Tapkir (son), Jyoti Ashok Yewale (daughter), Vijaya Sudam Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4709**.

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It is seen from the record that, Mr. Ramdas Namdev Tapkir died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (son), Kanchan Mayuresh Ranawade (daughter), Pornima Ramdas Tapkir (daughter), Laxmi Ramdas Tapkir (wife). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 4710.**

It is seen from the record that, Smt. Anjanabai Rambhau Tapkir died on 26/03/1985 leaving behind her legal heirs i.e. Mr. Kisan Rambhau Tapkir died on 18/04/1989 leaving behind her legal heirs i.e. Mr. Dattu Kisan Tapkir (grandson), Mr. Shirish Kisan Tapkir (grandson), Ujawala Kian Tapkir (grand daughter), Smt. Vimal Kisan Tapkir (sons wife), Shantabai Sitaram Ghule died on 18/01/1990 leaving behind her legal heirs i.e. Mr. Machindra Sitaram Ghule (grandson), Late. Dnyndev Sitaram Ghule (grandson) through its legal heirs Mr. Ganesh Dnyndev Ghule (grandgrandson), Mr. Mangesh Dnyndev Ghule (grand grandson), Smt. Sunanda Dnyndev Ghule (grandsons wife), Sundrabai Dattoba Chaudhari (daughter), Manubai Mahadu Devkar (daughter), Parvatibai Rambhau Tapkir (second wife of her husband). Name of all the legal heirs were duly recorded on the 7 X 12 Extract as **Mutation Entry No. 5099.**

It is seen from the record that, Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranani Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were executed Release Deed to and in favour of Mr. Somnath G. Lab Tapkir, Mr. Kishor Subhash Tapkir in respect of the property bearing Sr. No. 39/5, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. V, Pune bearing its Sr. No. 4751/2013 on 10/06/2013. Name of Sushila Sahadu Ghadage, Shakubai Babaji Daundkar, Vandana Hiranani Lonari, Sangeeta Prakash Ghadage, Savita Subhash Lonari, Kavita Jaysingh Ghewade, Mangal Balasaheb Pokharkar were eliminated as per **Mutation Entry No. 5155.**

It is seen from the record that, Smt. Vimal Kisan Tapkir executed Release Deed to and in favour of Mr. Dattatray Kisan Tapkir, Mr. Rahul Dattatray Tapkir, Mr. Atul Dattatray Tapkir, Mr. Shirish Kisan Tapkir, Mr. Ajay Shirish Tapkir, Mr. Suraj Shirish Shirish Tapkir in respect of the property bearing Sr. No. 39/4, 39/3, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 8388/2013 on 07/07/2013. Name of Smt. Vimal Kisan Tapkir were eliminated as per **Mutation Entry No. 5073.**

It is seen from the record that, Ujawala Kian Tapkir after marriage Name Mrs. Ujawala Dattatray Sabale executed Release Deed to and in favour of Mr. Dattatray Kisan Tapkir, Mr. Rahul Dattatray Tapkir, Mr. Atul Dattatray Tapkir, Mr. Shirish Kisan Tapkir, Mr. Ajay Shirish Tapkir, Mr. Suraj Shirish Shirish Tapkir in respect of the property bearing Sr. No. 39/4, 39/3, 40/2, 40/3 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. V bearing its Sr. No. 7754/2013 of Ujawala Kian Tapkir after marriage Name Mrs. Ujawala Dattatray Sabale were eliminated as per **Mutation Entry No. 5085.**

It is seen from the record that, Late. Shantabai Sitaram Ghule (Shantabai Rambhau Tapkir) through her legal heirs Mr. Machindra Sitaram Ghule, Late. Dnyndev Sitaram Ghule through its legal heirs Mr. Ganesh Dnyndev Ghule, Mr. Mangesh Dnyndev Ghule, Smt. Sunanda Dnyndev Ghule, Smt. Chandrabhaga Vasant Khavale, Ratan Shivaji Sathe were executed Release Deed to and infavour of Mr. Dattatray Kisan Tapkir, Mr. Shirish Kisan Tapkir. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. VI, Pune bearing its Sr. No. 7425/2013 on 01/07/2013. Name of Late. Shantabai Sitaram Ghule were eliminated as per Mutation Entry No. 5086.

It is seen from the record that, Smt. Sakhubai Namdev Tapkir died on 08/04/1993 leaving behind her legal heirs Mr. Kisan Namdev Tapkir (son) died on 28/09/2011 leaving behind him no son, Usha Tukaram Walunjkar (granddaughter), Nisha Satish Ghule (granddaughter), Varhsa Kisan Tapkir (granddaughter), Radha Kisan Tapkir (sons wife), B) Mr. Sudam Namdev Tapkir (son) died on 01/08/1986 leaving behind him legal heirs Mr. Ganesh Sudam Tapkir (grand son), Mr. Deepak Sudam Tapkir (grand son), Jyoti Ashok Yewale (granddaughter), Vijaya Sudam Tapkir (sons wife) C) Mr. Ramdas Namdev Tapkir (Brother) died on 20/05/2012 leaving behind him legal heirs Mr. Vikram Ramdas Tapkir (grand Son), Kanchan Mayuresh Ranawade (grand daughter), Pornima Ramdas Tapkir (grand Daughter) Laxmi Ramdas Tapkir (sons Wife), Mr. Bhika Namdev Tapkir (son), Sarubai Kaluram Chaudhari (daughter), Kantabai Ramchandra Bhivare (dughter) Name of all the legal heirs were duly recorded on the 7 X 12 Extract as Mutation Entry No. 5191.

It is seen from the record that, Manda Govind Borhade executed Release Deed to and infavour of Mr. Balasaheb Damodhar Tapkir, Mr. Dnyaneshwar Damodhar Tapkir, Mr. Tukaram Damodhar Tapkir in respect of the property bearing Sr. No. 38/4, 40/2, 40/3, 183/9 and others. Release Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVII, Pune bearing its Sr. No. 8733/2013. Name of Manda Govind Borhade eliminated as per Mutation Entry No. 5192.

It is seen from the record that Mr. Dattu alias Dattatray Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hector 10.87 Aar, Survey No. 39/2 area admeasuring 00 Hector 19.33 Aar, Survey No. 39/4 area admeasuring 00 Hector 12.88 Aar, Survey No. 39/5 area admeasuring 00 Hector 2.5 Aar, Survey No. 40/2 area admeasuring 00 Hector 21 Aar, Survey No. 40/3 area admeasuring 00 Hector 27.20 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 6931/2013 on 12/12/2013. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5220.

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It is seen from the record that Smt. Savitrabai Chandrakant Tapkir and other were sold property bearing Survey No. 38/4 area admeasuring 00 Hectar 2.33 Aar, Survey No. 39/2 area admeasuring 00 Hectar 7.25 Aar, Survey No. 39/4 area admeasuring 00 Hectar 4.83 Aar, Survey No. 39/5 area admeasuring 00 Hectar 0.375 Aar, Survey No. 40/2 area admeasuring 00 Hectar 4.5 Aar, Survey No. 40/3 area admeasuring 00 Hectar 5.81 Aar situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete by way of Sale Deed. Sale Deed is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 3540/2014 on 24/07/2014. Name of the Purchaser i.e. Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 5471.

It is seen from the record that, As per Mutation Entry No. 6131, Hand written Revenue Record is edited by using E Pherfar Project Edit Modular as per Government Official Gazette bearing its No. RA.BHU.A/PRA/KRA/180/L-1 Dt. 07/05/2016 as per direction of Tahsildar - Prashant Suresh Pisal-REVPSPM7601, Pune. Correction is made in the record computerized 7 X 12 Extract under E Pherfar Project.

It is seen from the record that Mr. Jitendra Prataprao Sonar and Chitra Prashant Mete were sold property bearing A) Survey No. 39/4 area admeasuring 00 Hectar 13.65 Aar B) Survey No. 39/5 area admeasuring 00 Hectar 1.49 Aar C) Survey No. 40/1D area admeasuring 00 Hectar 12.43 Aar D) Survey No. 40/1E area admeasuring 00 Hectar 1.1 Aar E) Survey No. 40/3 area admeasuring 00 Hectar 6.83 Aar F) Survey No. 39/4 area admeasuring 00 Hectar 4.35 Aar i.e. total area admeasuring 00 Hectar 39.85 Aar i.e. 3985 square meter situated at Village : Chovisawadi, Taluka : Haveli, District : Pune to and favour Mr. Abhijit Shirish Bhamre by way of Sale Deed and Power of Attorney. Sale Deed and Power of Attorney is duly made and registered before Hon'ble Sub Registrar Haveli No. XVIII, Pune bearing its Sr. No. 6554/2018 and 6555/2018 respectively on 25/05/2018. Name of the Purchaser i.e Mr. Abhijit Shirish Bhamre is duly recorded on the 7 X 12 Extract of the said property as per Mutation Entry No. 6517.

The Links in the chain of title have been properly established. All the transactions have duly verified from the relevant records of Registrar of Documents.

7. POSSESSION :-

It appears from the documentary records that the said property is in the possession of Mr. Abhijit Shirish Bhamre.

8. ENCUMBRANCES :-

All the documents show that the name of Present Owner i.e. Mr. Abhijit Shirish Bhamre is having absolute right, title and interest in the said

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property. No financial institution or any person / s or any other institution have any charge like loan, sale deed, mortgage deed whatsoever on the said property.

9. CONCLUSION :-

From the above going search that the Present Owner i.e. Mr. Abhijit Shirish Bhamre is having absolute right, title and interest in the said property and the property mentioned in paragraph 1 does not bear any encumbrances. The present owner of the said property is thereof has clear, clean and marketable title.

10. REFUND OF PAPERS :-

After completing the scrutiny, inspection, observation and present title report in respect of the above said property and the papers, documents, extracts etc. submitted to me by the applicant is returned herewith. Hence this search and title report is given accordingly.

This search and title report is given upon and subject to the condition that any inaccuracy or omission from any deed or document relating to the said property or any certified or examined copy or abstract of the any deed or documents. I have not carried out any personal inspection of the said property and have no liability in respect of the anything, which would have been ascertained by me only upon a personal inspection of the said property.

All the documents are returned herewith.



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Kalewadi, Pune - 17

Date : 2nd July 2018

(MR. G. B. DILAYGUDE (PATIL))

ADVOCATE

Gajanan B. Dhaygude (Patil)

Advocate



956, Vijay Nagar, Near Nirmal Sch.,
Kalewadi, Pimpri, Pune - 411 017;

Mobile: 9822427427

(Note : It is presumed that documents and information provided to me is genuine and present report is prepared as per best of my knowledge, ability and on the basis of documents submitted and instructions given to me. I do not claim any authenticity of search as the record is in dilapidated condition there is very limited access to the electronic record. Right were reserved for Proper Legal Correction in regarding with above Search / Title Report, if required.)



जहाँही सौंदर्य

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संख्या २२/१४७७६
श्रीमान धानुदास घायगुडे (पाटोल), अजमेर
६५६, गिरगाव, अजमेर, गुजरात-३६
ज. २. १०१३१०००६.

