

Aarti Makwana

Search Clerk

MUMBAI

ADD:- Flat No. 404, ROYAL RESIDENCY, TAWARIPADA, LALBAUG, MUMBAI – 400 012.

MOB:- 8080040808/8082810996. PAN NO. CVQPM1096M.

Date : 24/11/2021

Sub: Investigation of title piece or parcel of the land and structure
bearing C.T.S. No. 853/4, 853/5, Total 11 Flats & 4 Shops,
The Grand Rock CHSL, Lisa Apartment, Situated at Marol
Village, Taluka Andheri, District M.S.D.
A/c. M/s. Shethwala Infra.

Dear Sir,

As per your instructions, I have taken the search of above mentioned property at Andheri S.R.O. (Village Marol) Manual and Computer Records from the year 1992 to 2021 (30 Years).

While taking searches, I have found following documents Registered / Indexed therein pertaining to the aforesaid flat however some entries were found pertaining to other flat's in the same building but the same is not captured here as they are not related to the said flat.



Aarti Makwana
Search Clerk

Search taken at Sub-Registrar's Office at Andheri 1,2,3,4,5,6,7
S.R.O. (Village Marol) Manual & Computer Records from the year
1992 to 2021 (30 years).

1992	]	NIL-S.P.T.
1993	]	NIL-S.P.T.
1994	]	NIL-S.P.T.
1995	]	NIL-S.P.T.
1996	]	NIL-S.P.T.
1997	]	NIL
1998	]	NIL
1999	]	NIL
2000	]	NIL
2001	]	NIL
2002	]	NIL
2003	]	NIL
2004	]	ENTRY

<u>AND-3-1590</u>	<u>Agreement For Sale</u>	<u>29.04.2004</u>
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2004	AV. 790000/-	12.05.2004
	MV. 788424/-	

Mr. Ashfak Huseni Khalil Through Power Mr. Khuresh Jafer
Hussein Presswala.

To

Mr. Martuja Jed Tinwala, Miss. Sakina Jed Tinwala.

Schedule: Property bearing C.T.S. No. 853, Flat No. 302, 3rd Floor, Lisa
Apartment, Grand Rock CHSL, Situated at Marol Village,
Taluka Andheri, District M.S.D. Area 46.93 Sq. Mtr. B. Up

2005	]	NIL
2006	]	NIL
2007	]	ENTRY

<u>AND-2-9882</u>	<u>Agreement For Sale</u>	<u>28.12.2007</u>
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2007	AV. 1800000/-	28.12.2007
	MV. 1669570/-	

Miss. Dimple Bipin Shिवtarkar, Mr. Bipin Dattaram
Shिवtarkar.

To

Mr. Swaran Kaur Obhan.

Schedule: Property bearing C.T.S. No. 853, Flat No. 304, 3rd Floor, Lisa Apartment, Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 51.85 Sq. Mtr. B. Up

2008] NIL
2009] ENTRY

<u>AND-4-939</u>	<u>Declaration Deed</u>	<u>03.02.2009</u>
2009	AV. 0/- MV. 43750/-	03.02.2009

Mr. D’souza Mureal.

To

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Schedule: Property bearing C.T.S. No. 853, Flat No. 202, 2nd Floor, Lisa Apartment, Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 855 Sq. Ft. B. Up

2010] ENTRY

<u>AND-2-427</u>	<u>Declaration Deed</u>	<u>07.01.2010</u>
2010	AV. 0/- MV. 1/-	13.01.2010

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To

M/s. Famous Dairy Through Partner Mr. Akbarali
Noormohammed Momin.

Schedule: Property bearing C.T.S. No. 853, Shop No. 03, Lisa Apartment, Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 430 Sq. Ft. Carpet

2011] ENTRY

AND-3-1203 Agreement For Sale 05.02.2011

2011	AV. 4500000/-	05.02.2011
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MV. 2854000/-

Mr. Murtujha Jed Tinwala, Miss. Sakina Jed Tinwala.

To

Mr. Rohit Singh.

Schedule: Property bearing Flat No. 302, 3rd Floor, Lisa Apartment,
Grand Rock CHSL, Situated at Marol Village, Taluka Andheri,
District M.S.D. Area 46.93 Sq. Mtr. B. Up

AND-4-4851 Declaration Deed 04.05.2011

2011 AV. 28500/- 04.05.2011

MV. 28500/-

[illegible]

To

Mr. Anet Dcosta & Others.

Schedule: Property bearing Flat No. 03 (New 303), 3rd Floor, Lisa Apartment, Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 52.97 Sq. Mtr. B. Up

AND-4-5032 Declaration Deed 07.05.2011

2011 AV. 28000/- 07.05.2011

MV. 28000/-

[illegible]

To

Mr. Manish Mohan Kotwal.

Schedule: Property bearing Flat No. 301, 3rd Floor, Lisa Apartment,
Grand Rock CHSL, Situated at Marol Village, Taluka Andheri,
District M.S.D. Area 39.03 Sq. Mtr. B. Up

2012	]	NIL
2013	]	ENTRY

AND-3-8990 Gift Deed 09.12.2013

2013 AV. 0/- 11.12.2013

MV. 3019290/-

Mr. Tansukhlal S. Mehta, Mr. Santosh Tansukhlal Mehta.
To

Mr. Kantilal S. Mehta.

Schedule: Property bearing C.T.S. No. 853, Flat No. 103, 1st Floor, Lisa Apartment, The Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 52.97 Sq. Mtr.

AND-3-9316 Gift Deed 20.12.2013

2013	AV. 2693500/-	21.12.2013
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MV. 2693500/-

Mr. Jugraj S. Mehta.

To

Mr. Kantilal S. Mehta.

Schedule: Property bearing C.T.S. No. 853/4, Shop No. 01, Ground Floor, Lisa Apartment, The Grand Rock CHSL, Situated at Marol Village, Taluka Andheri, District M.S.D. Area 300 Sq. Ft.

2014	1	NIL
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2015	1	NIL
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2016 | ENTRY

AND-2-11264 Gift Deed 29.12.2016

2016 AV. 0/- 29.12.2016

MV. 3534096/-

Miss. Farida Huseni Patabhai.

To

Miss. Fatema Hujefa Handi.

Schedule: Property bearing C.T.S. No. 853/4, Flat No. 101, 1st Floor,
Lisa Apartment, The Grand Rock CHSL, Situated at Marol
Village, Taluka Andheri, District M.S.D. Area 350 Sq. Ft.

2017] ENTRY

<u>AND-5-6307</u>	<u>Gift Deed</u>	<u>20.06.2017</u>
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2017	AV. 0/-	21.06.2017
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MV. 4640517.72/-

Mr. Huseni T. Fatabhoy.

To

Miss. Kusai Huseni Fatabhoy.

Schedule: Property bearing C.T.S. No. 853/4, Flat No. 102, 1st Floor,
The Grand Rock Premises CSL, Situated at Marol Village,
Taluka Andheri, District M.S.D. Area 41.81 Sq. Mtr.

2018] NIL

2019] NIL

2020] NIL

2021] ENTRY

<u>AND-4-2121</u>	<u>Conveyance Deed</u>	<u>22.02.2021</u>
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2021	AV. 0/-	25.02.2021
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MV. 1/-

Mr. Neel John Credo Through Power District Deputy

Registrar Co-op. Society Mumbai City Mr. Kailas Jebale &
Others.

To

Grand Rock CHSL Through Secretary Mr. Huseni Fatabhoy
& Others.

Schedule: Property bearing 1) Area 645 Sq. Mtr., C.T.S. No. 853/4,
853/5, Grand Rock CHSL, C.T.S. No. 853/4, Area 633.8 Sq.
Mtr., 2) Area 645 Sq. Mtr., C.T.S. No. 853/4, 853/5, Grand
Rock CHSL, C.T.S. No. 853/5, Area 11.20 Sq. Mtr., Situated
at Marol Village, Taluka Andheri, District M.S.D.

<u>AND-7-11576</u>	<u>Development Agreement</u>	<u>06.09.2021</u>
2021	AV. 54568000/- MV. 52533000/-	06.09.2021

Grand Rock CHSL Through Secretary Mr. Huseni T.
Fatabhoy & Others.

To

M/s. Shethwala Infra Through Partner Mr. Mohamed Anvar
Shethwala & Others.

Schedule: Property bearing C.T.S. No. 853/4, 853/5, Grand Rock
CHSL, Situated at Marol Village, Taluka Andheri, District
M.S.D. Area 567 Sq. Mtr.

Note: Manual & Computer Index II 1992 TO 2021 not maintain
properly, Search is subject to available records.



Aarti Makwana
Search Clerk