

RUPALI THOSAR

Advocate, High Court

Maruti Paradise, Row House No.1, Sector 15, CBD Belapur

Ref. No. AJ4773/53353

5th December 2012

To

The Executive Engineer (B.P.),
Municipal Corporation of Greater Mumbai,
Kandivil (West),
Mumbai 400 067

Dear Sir,

Re : Property admeasuring about 848.34 square meters bearing CTS Nos. 697 and 697/1 to 13, Revenue Village and City Survey: Malad-North, Taluka and Registration Sub District: Borivali in the District and Registration District : Mumbai Suburban together with the structure known as 'Kapadia Bulding'

This is to certify that I have perused the documents pertaining to the abovereferred property and report as follows:

By a Deed of Conveyance dated 27th day of October, 1948 registered with the Sub-Registrar of Assurances at Mumbai at their office, Mr. Ratilal Girdharlal Talati (Kapadia) had purchased the abovereferred property for the consideration as mentioned therein.

Said Mr. Ratilal Girdharlal Talati (Kapadia) died at Mumbai on 12th day of December 1988 leaving behind him, his last Will dated 8th day of January 1986 wherein abovereferred property is bequeathed to his wife Smt. Lalitaben Ratilal Talati (Kapadia) absolutely. The said Smt. Lalitaben Ratilal Talati (Kapadia) has applied for probate of the said Will.

Thus in my opinion the said Lalitaben Ratilal Talati (Kapadia) has good, clear and marketable title to the abovereferred property.

Yours truly,

RUPALI THOSAR