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इतर पावती

Tuesday, 14 June 2016 7:05 PM

Original/Duplicate

नोंदणी क्र.: 39म

Regn.: 39M

पावती क्र.: 2913

दिनांक: 14/06/2016

गावाचे नाव:

दस्तऐवजाचा अनुक्रमांक: कलन3-0-2016

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: मयुर एन सुर्ते

वर्णन अर्ज क्रमांक 1032/2016 मौजे शिवाजीनगर, जुना स नं 164/6 नविन स नं 29/6 सन 1987-2016 शोध
30 वर्ष

SEARCHFEE

रु. 750.00

एकूण:

रु. 750.00

Joint Sub Registrar, Kalyan-3
सह दरम निबंधक वर्ग-२ कल्याण-३

1); देयकाचा प्रकार: eChallan रक्कम: रु.750/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH001793913201617E दिनांक: 14/06/2016

बँकेचे नाव व पत्ता:

MAYUR N. SURTE

SEARCHER

Room No. 2, Nira Niwas, Near Sakharam Nagar Complex, Kopar Cross Road,
Dombivli (West) – 421 202 Mobile No. 9819369449

Date :- 21/06/2016

SEARCH REPORT

Re:- Property bearing Old S. No. 164, H.No. 6, New. S.No. 29, H. No. 6, Area 0H-18 R-2
P+Pot Kharaba 0H-01R-0P Owner Shri. Maruti Shtrughna Bhoir & Others situate
at Mouje – Shivaji Nagar, Taluka Kalyan, Dist. Thane

I have taken the search in respect of the above mentioned property and I have gone through the available Index-II Registers kept in the office of Sub Registrar Kalyan 1 To 5 for the period of 30 years i.e. 1987 To 2016.

I could not taken the search for the year 1997 (Photo) the INDEX-II Register is in Police Custody in the Office of Sub-Registrar Kalyan 3 and for the year 2013 To 2016 the INDEX-II Register are still not ready in the office of Sub-Register Kalyan 1,2 & 4 and for the year 2015 & 2016 the INDEX-II Register are still not ready in the office of Sub-Registrar Kalyan 3& 5

SEARCH REPORT IS AS UNDER:-

At Sub-Registrar Office Kalyan – 1 from 1987 To 1991 and Nov. 2005 To 2016

YEAR	TRANSACTION
1987	SMPT
1988	Nil
1989	Nil
1990	Nil
1991	Nil
2005	Record Not Available
2006	Nil
2007	Nil
2008	Nil
2009	Nil
2010	Nil
2011	Nil
2012	Nil
2013	Record Not Ready
2014	Record Not Ready
2015	Record Not Ready
2016	Record Not Ready

At Sub-Registrar Office Kalyan – 2 from 2005 To 2016

YEAR	TRANSACTION
2005	Nil
2006	Nil
2007	Nil
2008	Nil
2009	Nil
2010	Nil
2011	Nil
2012	Nil
2013	Record Not Ready
2014	Record Not Ready
2015	Record Not Ready
2016	Record Not Ready

YEAR	TRANSACTION
1991	Nil
1992	Nil
1993	Nil
1994	Nil
1995	Nil
1996	Nil
1997	Record Not Available
1998	Nil
1999	Nil
2000	Nil
2001	Nil
2002	Nil
2003	Nil
2004	Nil
2005	Nil
2006	Nil
2007	Nil
2008	Nil
2009	Nil
2010	Nil
2011	Nil
2012	Nil
2013	Nil
2014	Nil
2015	Record Not Ready
2016	Record Not Ready

At Sub-Registrar Office Kalyan - 4 from Nov. 2005 to 2016

YEAR	TRANSACTION
2005	Nil
2006	Nil
2007	Nil
2008	Nil
2009	Nil
2010	Nil
2011	Nil
2012	Nil
2013	Record Not Ready
2014	Record Not Ready
2015	Record Not Ready
2016	Record Not Ready

At Sub-Registrar Office Kalyan - 5 from 2011 to 2016

YEAR	TRANSACTION
2011	Nil
2012	Nil
2013	Nil
2014	Nil
2015	Record Not Ready
2016	Record Not Ready

NOTE:- According to available Rewritable Manual Index-II register in the office of Sub-Registrar Kalyan 1&3

NOTE :- According to available Computerised Index-II register in the office of Sub Registrar Kalyan 1 To 5,

Attached Govt. Fees paid vide Receipt No. 2913,

Advocate High Court

Off. : Shop No. B/63, Kasturi Plaza C. H. S., Manpada Road, Dombivli (E)-421 201. ☎ : 286 10 57. Email : abhi_chitnis@yahoo.com
Resi. : A/9, Snehgandha Chhaya C. H. S., Plot No. RH-20, M. I. D. C., Residential Zone, Dombivli (E) - 421 203. ☎ : 244 56 27

Ref. No.

Date :

TITLE - REPROT

PROPERTY: - ALL THAT PIECE OR PARCEL of a property bearing New S.No.29 (Old S.No.164), H.No.6, admeasuring 1920 Sq.Mtrs., lying, being and situate at village Shivajinagar, Tal. Kalyan, Dist. Thane, within the limits of Kalyan Dombivli Municipal Corporation, and within Registration District Thane and Sub-District Kalyan.

With an endeavour to investigate the title of Mr. Maruti Shatrughna Bhoir & Mr. Barkya Gajanan Bhoir with regards to the above captioned land being all that piece and parcel of a land bearing S.No.29 (Old S.No.164), H.No.6, admeasuring 1920 Sq.Mtrs., lying, being and situate at village Shivajinagar, Tal. Kalyan, Dist. Thane, within the limits of Kalyan Dombivli Municipal Corporation, and within Registration District Thane and Sub-District Kalyan (hereinafter called and referred to as the **Said Land**), I have perused the Search Report dated 21.06.2016, issued by Searcher Mr. Mayur Surte, in respect of searches taken by him of Index-II maintained in the Office of Sub-Registrar, Kalyan, at Kalyan and Dombivli for the period of 30 years, commencing from 1987 to 2016, and have gone through the record of rights and documents relating to the said property and on the perusal thereof my observations are as under: -

1. The said land was originally owned by the erstwhile Owners Mr. Dattu Sajan Bhoir & Others.
2. Vide Conveyance Deed dated 27.08.2012, duly registered with the Office of Joint Sub-Registrar of Assurances, Kalyan-5, at Sr.Nos.2402/2012, the erstwhile Owners of the said land, Mr. Dattu Sajan Bhoir & Others through their Constituted Attorney Mr. Sadashiv Dattatray Bhoir have sold, conveyed and transferred the said land to Mr. Maruti Shatrughna Bhoir & Mr. Barkya Gajanan Bhoir, and vide Mutation Entry No.694, dated 08.08.2013, the names of Mr. Maruti Shatrughna Bhoir & Mr. Barkya Gajanan Bhoir came to be duly mutated in the revenue records of the said land, as the owners thereof.



Continue...

3. Upon perusal of Search Report dated 21.06.2016, issued by Searcher Mr. Mayur Surte in respect of search taken by him of Index-II Registers maintained in the Office of Sub-Registrar, Kalyan & Dombivli, pertaining to the period from 1987 to 2016, and upon perusal of the record of rights relating to the said land, I have not noticed any standing encumbrance over, upon or in respect of the said land in the nature of gift, lease, mortgage, sale, agreement or such other encumbrance of like nature.

From the above discussion and upon going through the documents referred to hereinabove, and upon the information given by Mr. Maruti Shatrughna Bhoir & Mr. Barkya Gajanan Bhoir, I am of the opinion that, the title of Mr. Maruti Shatrughna Bhoir & Mr. Barkya Gajanan Bhoir to the said land is clean, clear, marketable and without any encumbrance and reasonable doubts..

Place : Dombivli
Date : 25.06.2016


(A.A. CHITNIS)
ADVOCATE