



SEARCHER

Office : 112, 1st Floor, 'A' Wing, Madhav Baug Apt., Opp. Bank of Maharashtra / Anand Sports,
Station Road, Kalyan (W)

Resi. : Datta Kripa Niwas Hsg. Soc., Chawl No. 1/4, Behind Sonali Bldg.,
Opp. Kala Talav, Thankar pada, Kalyan (W)-421301

Date :- 24/08/2017

SEARCH REPORT

Re:- Property bearing S.No. **39**, H.No. **1**, Area 0 H – 30 R – 4 P + Pot
Kharaba 0 H – 01 R – 0 P, Owner – Tarabai Savlaram Pawshe &
Others, situated at Mouje **KATEMANIVALI**, Taluka **Kalyan**, District
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 No. 1 To 5 for the period of 30 years i.e. 1988 To 2017.

I could not take the search for the year 1993 the Index-II register is in Torn Condition and for the year January 2013 To June 2013, 2016 & 2017 the Index-II register are still not ready in the office of Sub-Registrar Kalyan 1 and for the year 2016 & 2017 the Index-II register are still not ready in the office of Sub-Registrar Kalyan 2 and for the year July 2015 To 2017 the Index-II register are still not ready in the office of Sub-Registrar Kalyan 3 and for the year 2013 To 2017 the Index-II register are still not ready in the office of Sub-Registrar Kalyan 4 and for the year July 2016 To 2017 the Index-II register are still not ready in the office of Sub-Registrar Kalyan 5,

SEARCH REPORT IS AS UNDER :-

YEAR	TRANSACTION	YEAR	TRANSACTION
1988	NIL	2003	NIL
1989	NIL	2004	Transaction
1990	NIL	2005	NIL
1991	NIL	2006	NIL
1992	NIL	2007	NIL
1993	Torn Condition	2008	NIL
1994	NIL	2009	NIL
1995	NIL	2010	NIL
1996	NIL	2011	Transaction
1997	NIL	2012	Transaction
1998	NIL	2013	NIL
1999	NIL	2014	NIL
2000	NIL	2015	NIL
2001	NIL	2016	Transaction
2002	NIL	2017	Record Not Ready

The Transaction of the above mentioned property of which the details is as under :-

TRANSACTION FOR THE YEAR 2004 :-

(Seen from SRO KLN – 2 Index II register)

Development Agreement Rs. 1,05,13,000/-, Market Value Rs. 1,05,13,000/-;

S.No. 43/4, Area 800 Sq.Meters,

S.No. **39/1**, Area 3140 Sq.Meters,

Vendor :- 1) Barkubai Ramdas Gaikwad, 2) Ranjana Savlaram Pawshe, 3) Ravindra Sudam Pawshe, 4) Tarabai Savlaram Pawshe for Self & Natural Guardian for Minor – Sugandha, Tejashree & Ritesh, 5) Rajnesh Savlaram Pawshe, 6) Lata Sudam Pawshe, 7) Lala Sudam Pawshe, 8) Vaijanti Sudam Pawshe, 9) Sudam Ziprya Pawshe, 10) Sulochana Sudam Pawshe,

Purchaser/Developer :- Chandrashekhar Chhagan Chaudhari,

Date of Execution & Registration 17/12/2004; Regn.No. 5117,

Stamp Duty Rs. 1,05,130/- Registration Fee Rs. 30,000/-

TRANSACTION FOR THE YEAR 2011 :-

(Seen from SRO KLN – 2 Index II register)

Release Deed;

S.No. **39/1**, Area 30.4 Gunthe + Pot Kharaba 1 Guntha,

S.No. 44/18, Area 67 Gunthe,

Releasor :- 1) Barkubai Ramdas Gaikwad, 2) Ranjana Savlaram Pawshe, 3) Sugandha Savlaram Pawshe, 4) Tejashree Savlaram Pawshe,

Releasee :- 1) Tarabai Savlaram Pawshe, 2) Radnesh Savlaram Pawshe, 3) Ritesh Savlaram Pawshe, 4) Sudam Ziprya Pawshe,

Date of Execution & Registration 22/07/2011; Regn.No. 7924,

Stamp Duty Rs. 200/- Registration Fee Rs. 750/-

// 2 //

TRANSACTION FOR THE YEAR 2012 :-

(Seen from SRO KLN - 2 Index II register)

Release Deed;

S.No. **39/1**, Area 0 H - 30 R - 4 P + Pot Kharaba 0 H - 01 R - 0 P,

Releasor :- Sudam Ziprya Pawshe,

Releasee :- 1) Tarabai Savlaram Pawshe, 2) Radnesh Savlaram Pawshe,
3) Ritesh Savlaram Pawshe,

Date of Execution & Registration 07/11/2012; Regn.No. 9533,

Stamp Duty Rs. 200/- Registration Fee Rs. 750/-

TRANSACTION FOR THE YEAR 2016 :-

(Entry found in SRO KLN - 2 online Index II register search)

Partnership Deed;

S.No. **39/1**, Area 3140 Sq.Meters,

Name of Party :- M/s. Sapphire Developers Through its Partners -

1) Chandrashekhar C.Chaudhari, 2) Ashit Baloo Garud, 3) Prasad Subhas Patil,

Date of Execution & Registration 14/09/2016; Regn.No. 5846,

Stamp Duty Rs. 500/- Registration Fee Rs. 100/-

NOTE :- S.No. 43/4 & **39/1**, Constructed Building known as Saraswati Apartment by
M/s. Sai Ram Builders & Developers, various Agreement for Sale, Cancellation Deed,
Correction Deed, Mortgage Deed of Flats/Parking documents Executed and
Registered.

NOTE :- According to available Manual Index-II register from the year
1988 To Feb.2002 in S.R.O. KALYAN - 1 & 2.

NOTE :- According to available Computerized Index-II register from the year
2002 To 2015 in S.R.O. KALYAN - 2.

Nov. 2005 To 2012, July 2013 To 2015 in S.R.O. KALYAN - 1.

Nov. 2005 To June 2015 in S.R.O. KALYAN - 3.

Nov. 2005 To 2012 in S.R.O. KALYAN - 4.

Oct. 2011 To June 2016 in S.R.O. KALYAN - 5.

Attached Govt. Fees paid vide Receipt No. 13175,

Search Application No. 4990/2017, dated 18/08/2017

HENCE THIS SEARCH REPORT;

PLACE : KALYAN;

DATE :- 24/08/2017



G. H. JAGTAP
SEARCHER (B.Com.)

1/4, Datta Kripa Niwas, Chawl Soci. Opp. Kala -
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