

**MR MAHESH PAWAR (ADVOCATE)**

**B.COM., LLB**

**Office : 511, 5<sup>th</sup> floor, Rainbow Plaza,**

**Rahatani, Pune 411017**

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**CERTIFICATE**

I, Mr Mahesh Pawar, Advocate, hereby certify that, subject to my title opinion, the title of the present owner namely,

**SOMANI REALTY, ASSOCIATION OF PERSONS**

**THROUGH ITS MEMBER/S**

**MR NITIN PRABHUDAS SOMANI,**

In respect of all that piece and parcel of the area land bearing a) Survey No. 25 Hissa No. 4/1 admeasuring 00 Hectar 39 Ares, b) Survey No. 25 Hissa No. 4/2 admeasuring 00 Hectar 39 Ares, and c) Survey No. 25 Hissa No. 4/3 admeasuring 00 Hectar 39 Ares total area of A+B+C = 00 H. 117 Ares = 11700 Sq. Mtrs. situated at Mouje Punawale, Taluka - Mulshi, District Pune within the limits of Pimpri Chinchwad Municipal Corporation and within Registration Sub District Taluka of Haveli and Registration District of Pune, subject to pending Civil Suit No. 125/2016 (Old RCS No. 881/14) before Civil Judge Junior Division, Pimpri, However there is no interim relief or any injunction order passed by the court of law against my client Mr Nitin Prabhudas Somani, and the property is clear, absolute, free from any encumbrances, as evident from the records made available for my inspection and the information given to me by Mr. Nitin Prabhudas Somani. At the time of search carried out by me, at the Office of Sub Registrar Haveli, Pune and with all the constraints regarding the availability of record, during the search carried out and inspection taken by me, I did not notice recording of any registration of any transaction adversely affecting the title of the owner. At the request of my said client the above certificate is given related to the principal Title Report and Supplementary Title Report. Since the title report collectively form a bulky documents, so this title certificate is given to annex the same to the Agreements for sale of the apartments in the project named **"SOMANI TOWERS"**.

  
**MAHESH. V. PAWAR**  
**B.Com.L.L.B.**  
**Advocate**

**MR MAHESH PAWAR (ADVOCATE)**

**B.COM., LLB**

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I, therefore, certify that, in my opinion the title of present owner is having clear, free from any encumbrances till today related to the said plot / property.

Pune

Date - 18.07.2017



**Mr Mahesh Pawar**

**Advocate**

**MAHESH. V. PAWAR**

**B.Com.L.L.B.**

**Advocate**