

Ref. 27.01.2024
Bangalore.

G

To

M/s Inspira Infinity LLP
Bangalore.

Sirs,

Sub:-	Legal scrutiny report regarding the title of Mr.Santhosh Thazhathu, Mrs.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh represented by their GPA holder M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K in respect of property bearing Sy.No.18/1A1 (old Sy no.18/1C1A), BBMP katha no.2109/18/1A1 measuring an extent of 1 acre 13 guntas (duly converted vide official memorandum bearing No-ALN(EVH)SR-55/2009-10 dated 21.07.2009 and Modified official memorandum dated 26.04.2021 bearing no.ALN (V2P)S.R.54/2020-21 issued by the Deputy commissioner Bangalore) situated at Doddakannahalli village, Varthur Hobli, Bangalore East Taluk, within the revenue jurisdiction of BBMP, in ward No.50, BELLANDUR, Bangalore.
-------	---

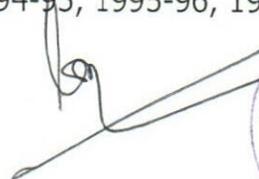
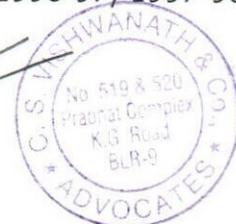
I DESCRIPTION OF PROPERTY:

All that piece and parcel of property bearing Sy.No.18/1A1 (old Sy no.18/1C1A), BBMP katha no.2109/18/1A1 measuring an extent of 1 acre 13 guntas)duly converted vide official memorandum bearing No-ALN(EVH)SR-55/2009-10 dated 21.07.2009 and Modified official memorandum dated 26.04.2021 bearing no.ALN (V2P)S.R.54/2020-21 issued by the Deputy commissioner Bangalore) situated at Doddakannahalli village, Varthur Hobli, Bangalore East Taluk, within the revenue jurisdiction of BBMP, in ward No.50, BELLANDUR, Bangalore and bounded as follows :

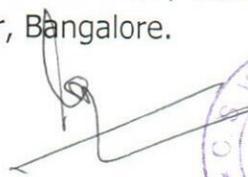
On the East by	:	Railway property
West by	:	Gunjur Road
North by	:	Property in Sy no.18/1A2
South by	:	Property in Sy no.18/1B

II LIST OF DOCUMENTS SCRUTINISED (all photo-copies):

1. RTC/s from period 1977-78 to 1981-82, 1982-83 to 1984-85 in respect of Sy no.18, 1992-93 to 1996-97, 1994-95, 1995-96, 1996-97, 1997-98 to 1998-99,

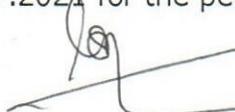
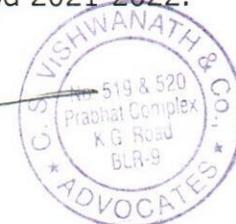



- 1999-2000, 2000-01 in respect of Sy no.18/1c, a, 2007-2008, 2008-2009, 2009-2010, 2010-2011, 2011-2012, 2012-2013, 2013-2014, 2014-2015, 2015-2016, 2016-2017, 2017-2018, 2018-2019, 2019-2020, 2020-2021, 2021-22, 2022-23, 2023-24 in respect of Sy no.18/1A1, Doddakannahalli Village, Varthur Hobli, Bangalore South Taluk, Bangalore issued by the office of Tahsildar/Village Accountant, Bangalore South Taluk, Bangalore.
2. Copy of Index of Lands.
 3. Mutation register bearing MR no.65/1994-95 issued by the office of Taluk Shirastedar, Bangalore East Taluk.
 4. Mutation register bearing MR.no.43/2007-2008 issued by the office of Village Accountant, Bangalore East Taluk, KR Puram.
 5. Mutation register bearing MR.no.14/2009-2010 issued by the office of Village Accountant, Bangalore East Taluk, KR Puram.
 6. Certified copy of sale deed dated 21.03.1935 executed by Sri.Nanjundaiah in favour of Sri.Basetappa and Sri.Revanna, registered as doc no.2585/1934-35, in Book-I, Volume-315, entered in pages 243 to 244, at the office of Taluk Sub-Registrar, Bangalore.
 7. Certified copy of Release deed dated 04.08.1937 executed by Sri.Lakshmaiah Reddy, Sri.Linga Reddy, Sri.Venkataramanappa urf Doddanna and Sri.Chennappa in favour of Sri.Basetappa and Sri.Revanna registered as doc no.564/1937-38, in Book-I, Volume-399, entered in pages 176 to 178, at the office of Taluk Sub-Registrar, Bangalore.
 8. Certified copy of sale deed dated 05.08.1937 executed by Sri.Basetappa and Sri.Revanna in favour of Sri.C.Chikka Nanjundappa S/o Sri.Chikkananjundappa, registered as doc no.565/1937-38, in Book-I, Volume-401, entered in pages 76 to 79, at the office of Taluk Sub-Registrar, Bangalore.
 9. Certified copy of sale deed dated 19.07.1946 executed by Sri.M.C.Chikkananjundappa in favour of Sri.Kuppaswamy, registered as doc no.491/1946-47, in Book-I, at the office of Taluk Sub-Registrar, Bangalore.
 10. Partition deed dated 9.6.1975 executed amongst Sri.V.Kuppuswamy Naidu, Smt.Papamma, Sri.V.K.Venkatesalu, Sri.V.K.Balakrishna alias B.K. Naidu, Sri V.K.Sathyamurthy, Sri.V.K.Ravindra alias R.K.Naidu, Sri.Channakeshavalu, Sri.V.Kamalanabhan, Sri.V.K.Rajagopal, Sri.B.Udayashankar and Master. B.Ravishankar, minor represented by brother Sri.B.Udayashankar both sons of late Smt.Mahalakshmi Devi and Smt.Jayalakshmi, registered as doc no.1531/75-76, in Book-I, Volume-1155, entered in pages 179 to 188, at the office of Taluk Sub-Registrar, Bangalore.

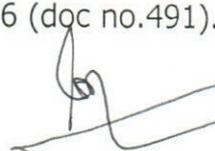
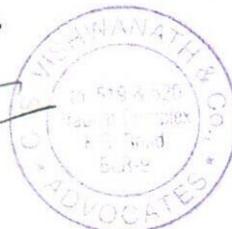



S1

11. General Power of Attorney dated 06.10.1993 executed by Sri.Mani Joseph in favour of Sri.Santhosh Thazhathu (doc no.35/1992-93).
12. Translated copy of Will dated 10.01.1992 by Sri.Joseph, registered as doc no.1, in Book-III, Volume-100, entered in pages 69-74, at the office of Sub-Registrar.
13. Codicil dated 28.04.2001 executed by Sri.Mani Joseph
14. Sale deed dated 13.03.1995 executed by Smt.Papamma, Sri.V.K.Venkateshalu, Sri.V.K.Balakrishna alias B.K.Naidu, Sri.V.K.Ravindra, Sri.V.K.Chennakeshvalu, Smt.Kusuma Kumari, Sri.V.K.Rajagopal and Smt.V.Jayalakshmi in favour of in favour of Sri.Mani Joseph rep by his GPA holder Sri.Santhosh Tazhathu registered as doc no.931/1995-96, in Book-I, Volume-4200, entered in pages 203 to 212, at the office of Sub-Registrar, Bangalore South Taluk, Bangalore.
15. Special power of Attorney dated 11.02.2021 executed by M/s Inspira Infinity LLP, represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K., in favour of Sri.Manjunatha.M.M, registered as doc no.322/2020-21, in Book-4, stored in CD no.SHVD812, at the office of Sub Registrar, Shivajinagar, Bangalore.
16. Joint Development Agreement dated 15.02.2021 entered into between Mr.Santhosh Thazhathu, Mrs.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh of the one part and M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K, registered as doc no. 5843/20-21, in Book-I, stored in CD no. SHVD813, at the office of Sub-Registrar, Shivajinagar, Bangalore.
17. General power of Attorney dated 15.02.2021 by executed by Mr.Santhosh Thazhathu, Mrs.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh of the one part and M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K registered as doc no.327/20-21, in Book-IV, stored in CD no. SHVD813, at the office of Sub-Registrar, Shivajinagar, Bangalore.
18. Death certificate dated 26.12.1982 of Sri.Kuppaswamy Naidu
19. Death certificate dated 06.06.1985 of Sri.S.Deena Dayalu Naidu
20. Death certificate dated 18.11.1977 of Sri.V.K.Satyamurthy
21. Death certificate dated 26.07.2005 of Sri.Mani Joseph
22. Genealogical tree of the family of Sri.Kuppaswamy Naidu dated 29.10.2004 issued by the office of Village Accountant, Bangalore East Taluk.
23. Tax paid receipt dated 02.07.2021 for the period 2021-2022.

24. Special notice dated 09.06.2015 issued by BBMP.
25. Letter dated 29.06.2007 issued by the office of Tahsildar, Bangalore East Taluk addressed to Asst. Commissioner, Bangalore North Sub-Division, Bangalore
26. Letter dated 04.03.2008 issued by the office of Asst. Commissioner, Bangalore North Sub-Division, Bangalore addressed to Tahsildar, Bangalore East Taluk, KR Puram.
27. Official memorandum dated 21.07.2009 bearing no.ALN [EVH] SR.55/2009-10 issued by the office of Asst. Commissioner, Bangalore District, Bangalore regarding conversion of 1 acre 13 guntas of land in Sy no.18/1A1, Doddakannahalli Village, Varthur Hobli, Bangalore South Taluk, Bangalore from agriculture to non-agricultural residential purpose.
28. Modified official memorandum dated 26.04.2021 bearing no.ALN (V2P)S.R.54/2020-21 issued by office of Deputy Commissioner, Bangalore with regard to correction of boundaries.
29. Endorsement dated 24.01.2022 issued by BBMP.
30. Endorsement dated 25.11.2008 issued by Asst. Commissioner, Bangalore North Sub-Division, Bangalore
31. Application for certified copy of plaint, written statement, issues, judgement and decree passed in O.S. no.2757/1986 on the file of City Civil and Sessions Judge (CCH21)
32. Endorsement dated 14.12.2021 has been issued the Registrar at City Civil Court
33. Mutation register bearing MR no.46/2007-08.
34. Katha certificate dated 17.06.2021 issued by the office of BBMP in favour of Sri.Santhosh Thazhathu.
35. Katha extract dated 17.06.2021 issued by the office of BBMP in favour of Sri.Santhosh Thazhathu .
36. Endorsement dated 17.02.2021 bearing no.PTCL/BE/CR: 425/2020-21 issued by the office of Asst. Commissioner, Bangalore
37. Copy of Land conversion sketch.
38. Copy of Atlas.
39. Copy of Hissa Tippani.
40. Copy of karda.
41. Copy of Hissa Survey
42. Copy of Hissa.
43. Encumbrance certificate from :
 - a) Dated 05.05.2022 for the period 01.07.1946 to 14.02.1957 depicting the sale deed dated 19.07.46 (doc no.491).

- S1
- b) Dated 19.07.2022 for the period 15.02.1957 to 31.12.1980 depicting the entries of mortgage deeds dated 27.01.1967 (doc no.58) & 05.11.1968 (doc no.4077) and Partition deed dated 09.06.1975 (doc no.1531).
- c) Dated 25.04.1995 for the period 01.04.1980 to 18.04.1995.
- d) Dated 08.11.2005 for the period 01.04.1995 to 31.03.2005 depicting the entry of sale deed dated 15.05.1995 (doc no.931).
- e) Dated 28.01.2021 for the period 01.04.2004 to 28.01.2021.
- f) Dated 15.11.2021 for the period 01.04.2000 to 15.11.2021 depicting the entry of Development agreement dated 15.02.2021 (doc no.5843).
- g) Dated 20.08.2022 for the period 15.11.2021 to 20.08.2022.
- h) Dated 18.01.2024 for the period 01.01.2021 to 11.01.2024 depicting the entry of JDA dated 15.02.2021 (doc no.5843).

III SOURCE OF TITLE :

On perusal of documents produced for scrutiny, it is noticed that land bearing Sy.No.18 measuring an extent of 34 acres 09 guntas situated at Doddakannahalli Village, Varthur Hobli, Bangalore South Taluk, Bangalore was earlier owned by Sri.Basetappa and Sri.Revanna, they having acquired the same from Sri.Nanjundaiah under a Sale deed dated 21.03.1935 (doc no.2585/1934-35).

The erstwhile cultivators of land viz., Sri.Lakshmaiah Reddy (S/o Sri.Nanjundappa), Sri.Linga Reddy (S/o Sri.MuniReddy), Sri.Venkataramanappa urf Doddanna (S/o Sri.Munivenkatappa) and Sri.Chennappa (S/o Sri.Hanumaiah) executed a Release deed dated 04.08.1937 (doc no.564/1937-38) in favour of Sri.Basetappa (S/o Sri.Nanjundappa) and Sri.Revanna (S/o Sri.Siddalingappa) releasing their rights over Sy no.18 measuring 34 acres 9 guntas.

In turn, Sri.Basetappa and Sri.Revanna sold the aforesaid land in Sy no.18 measuring 34 acres 9 guntas in favour of Sri.C.Chikka Nanjundappa S/o Sri.Chikkananjundappa vide a Sale deed dated 05.08.1937 (doc no.565/1937-38)

Subsequently, Sri.M.C.Chikkananjundappa sold the aforementioned land in Sy no.18 measuring 34 acres 9 guntas in favour of Sri.Kuppaswamy in terms of a sale deed dated 19.07.1946 (doc no.491/1946-47)

The said Sri.V.Kuppaswamy Naidu entered into a Partition deed dated 09.6.1975 (doc no.1531/75-76) with his family members Smt.Papamma, Sri.V.K.Venkatesalu, Sri.V.K.Balakrishna alias B.K. Naidu, Sri V.K.Sathyamurthy,

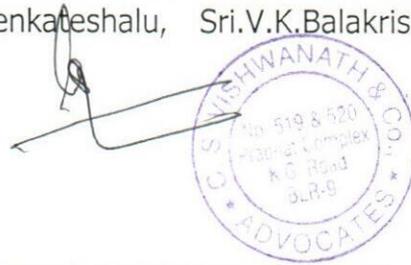



Sri.V.K.Ravindra alias R.K.Naidu, Sri.Channakeshavalu, Sri.V.Kamalanabhan, Sri.V.K.Rajagopal, Sri.B.Udayashankar and Master. B.Ravishankar, minor represented by brother Sri.B.Udayshankar both sons of late Smt.Mahalakshmi Devi and Smt.Jayalakshmi for division of aforesaid land by metes and bounds as under ;

- a) Portion of Sy no.18 measuring 16.1/2 guntas was allotted to the share of Sri.V.Kuppaswamy Naidu and Smt.Papamma.
- b) Portion of Sy no.18 measuring 3 acres 20 guntas + East to West : 100 ft., North to South : 200 ft., was allotted to Sri.Venkateshalu
- c) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., North to South : 200 ft., was allotted to the share of Sri.V.K.Balakrishna alias B.K.Naidu.
- d) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., and North to South : 200 ft., was allotted to the share of **Sri.Sathyamurthy V.K.**
- e) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., and North to South : 200 ft., was allotted to the share of Sri.V.K.Ravindra alias R.K.Naidu.
- f) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., and North to South : 200 ft., was allotted to the share of Sri.V.K.Channakeshavalu
- g) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., and North to South : 200 ft., was allotted to the share of Sri.V.K.Kamalanabha.
- h) Portion of Sy no.18 measuring 3 acres 29 guntas + East to West : 100 ft., and North to South : 200 ft., was allotted to the share of Sri.V.K.Rajagopal.
- i) Portion of Sy no.18 measuring 115 ft., +77 ft., /2 X 245 ft., +260 ft.,/2 was allotted to the share of Sri.B.Udayashankar and Sri.B.Ravishankar.
- j) Portion of Sy no.18 measuring 115 ft., +77 ft., /2 X 246 ft., + 245 ft., /2 allotted to the share of Smt.Jayalakshmi

The said Sri.V.K.Satya Murthy (his wife had predeceased him) died intestate on 18.11.1977 and his son Sri.S.Deena Dayalu Naidu had also died on 06.06.1985. The copy of Death certificate dated 26.12.1982 of Sri.Kuppaswamy Naidu (father of Sri.V.K.Satya Murthy) is produced.

Thereafter, Smt.Papamma (mother of Sri.V.K.Sathyamurthy) together with her family members Sri.V.K.Venkateshalu, Sri.V.K.Balakrishna alias B.K.Naidu,



Sri.V.K.Ravindhra, Sri.V.K.Chennakeshavalu, Smt.Kusuma Kumari, Sri.V.K.Rajagopal and Smt.V.Jayalakshmi, sold and conveyed the aforesaid land bearing Sy no.18 1c, 1a measuring 1 acre 13 guntas in favour of Sri.Mani Joseph rep by his GPA holder Sri.Santhosh Thazhathu in terms of a Sale deed dated 13.03.1995 (doc no.931/1995-96). The fact of sale is reflected in the Mutation register bearing MR no.65/1994-95 issued by the office of Taluk Shirastedar, Bangalore East Taluk.

The copy of General Power of Attorney dated 06.10.1993 (doc no.35/1992-93) executed by Sri.Mani Joseph in favour of Sri.Santhosh Thazhathu, empowering the attorney to various acts, deeds and things concerning all his properties.

The copy of Genealogical tree of the family of Sri.Kuppaswamy Naidu dated 29.10.2004 issued by the office of Village Accountant, Bangalore East Taluk depicts the names of his children as Sri.V.K.Venkateshalu, Sri.V.K.Balakrishna, late Sri.V.K.Sathyamurthy, Smt.Jayalakshmi, Sri.V.K.Ravindra and Sri.V.K.Chennakeshavalu, Sri.V.K.Rajagopal and Sri.V.K.Kamalanabha is produced and the same is in conformity to what is discussed above.

The copy of Translated copy of Will dated 10.01.1992 by Sri.Joseph (registered as doc no.1) with regard to bequest properties already purchased by him is also given for reference purpose.

The said Sri.Mani Joseph died testate on 26.07.2005, leaving behind a Codicil dated 28.04.2001 bequeathing land bearing Sy no.18-1c 1a measuring 1 acre 13 guntas (i.e., the subject property) in favour of his grand son Sri.Santhosh Thazhathu. The factum of Will is reflected in the Mutation register bearing MR.no.43/2007-2008 issued by the office of Village Accountant, Bangalore East Taluk, KR Puram.

There is an endorsement dated 17.09.2008 which mentions that Will dated 10.01.1992 executed by Sri.Mani Joseph who had bequeathed land Sy no.18/1c 1a to an extent of 1 acre 13 guntas with another land in favour of Sri.Santhosh Thazhathu with a specific mention that probate of Will should be obtained (also mentioned in MR no.38/2005-06). The endorsement issued by the Tahsildar further mentions that under Section 213 2 (2) of Indian Succession Act 1925, probate to Will is not applicable for Indian Christians.

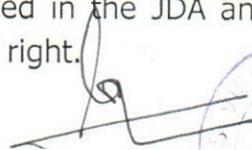



It is noticed that an application for certified copy of plaint, written statement, issues, judgement and decree passed in O.S. no.2757/1986 on the file of City Civil and Sessions Judge (CCH21) was made, for which an endorsement dated 14.12.2021 has been issued the Registrar at City Civil Court mentioning that the records pertaining to the said case was destroyed on 14.07.2000. The said case was contested between one Sri.Venkatesh against Smt.Bhayavathi and others.

The land in Sy no.18/1A1 measuring 1 acre 13 guntas is converted from agriculture to non-agricultural residential purpose vide Official memorandum dated 21.07.2009 bearing no.ALN [EVH] SR.55/2009-10 issued by the office of Asst. Commissioner, Bangalore District, Bangalore. The fact of conversion is depicted in the Mutation register bearing MR.no.14/2009-2010 issued by the office of Village Accountant, Bangalore East Taluk, KR Puram. Further, the wrong mention of boundaries in the said conversion was rectified vide Modified official memorandum dated 26.04.2021 bearing no.ALN (V2P)S.R.54/2020-21 issued by the Deputy Commissioner, Bangalore.

The copy of Special power of Attorney dated 11.02.2021 (doc no.322/2020-21) executed by M/s Inspira Infinity LLP, represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K., in favour of Sri.Manjunatha. M.M, empowering the attorney to do present any sale deed/sale agreement/joint development agreement/General Power of Attorney/Memorandum of Understanding/Rectification Deed/Confirmation deed/Cancellation deed/mortgage deed/confirmation deed/agreement in respect of Sy no.18/1A1 (old Sy no.18/1C1A) of Doddakannahalli Village.

The owners Sri.Santhosh Thazhathu together with his wife Smt.Mili Santhosh and children Ms.Elizabeth Maria Thazhathu and Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh have entered into a Joint Development Agreement dated 15.02.2021 (doc no.5843/20-21) with M/s Inspira Infinity LLP represented by its Designed Partners Sri.Aravinda.M.S and Sri.Sridhar M.K. rep by their SPA holder Sri.Manjunatha M.M. for construction of residential building on the subject property under symbiotic terms. The parties to the said JDA have agreed as 36540 Sq. ft., of super built-up area towards land owners' share and remaining super built-up area in the project towards builders' share. It is also made known that the name of Master. Mathew Sebastian though not a co-owner has been arrayed in the JDA and GPA only out of abundant caution without any semblance of right.




Further, Sri.Santhosh Thazhathu, Smt.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh have executed a General Power of Attorney dated 15.02.2021 (doc no.327/20-21) in favour of M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K, empowering the attorney to do various acts, deeds and things with power of alienation of builder's share of constructed area.

The office of Asst. Commissioner, Bangalore has issued an Endorsement dated 17.02.2021 bearing no.PTCL/BE/CR: 425/2020-21 confirming that no case has been filed under the provisions of PTCL Act in respect of Sy no.18/1A1 of Doddakannali Village, Bangalore East Taluk, Bangalore.

The office of Tahsildar, Bangalore East Taluk issued a Letter dated 29.06.2007 to Asst. Commissioner, Bangalore North Sub-Division, Bangalore for correction of land in Sy no.18/1A1 of Doddakannahalli Village.

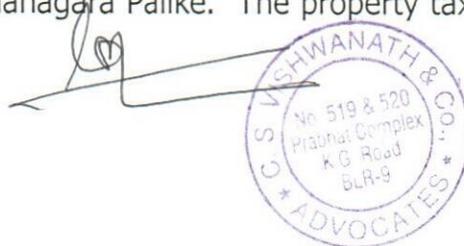
The copy of Letter dated 04.03.2008 issued by the office of Asst. Commissioner, Bangalore North Sub-Division, Bangalore addressed to Tahsildar, Bangalore East Taluk, KR Puram for correction of hissadar name and Hissa phodi in respect of Sy no.18/1A1 is produced.

The office of Bruhat Bangalore Mahanagara Palike has issued an Endorsement dated 24.01.2022 confirming the ownership of Sri.Santhosh Thazhathu in respect of Sy no.18/1A1, katha no.2109/18/1A1 measuring 1 acre 13 guntas of Doddakanahalli Village.

The office of Asst. Commissioner, Bangalore North Sub-Division, Bangalore has issued an Endorsement dated 25.11.2008 bearing no.LRF (BE) CR.646/08-09 confirming that no case has been filed under Section 79A & B of KLR Act in respect of Sy no.18/1A1 of Doddakannahalli Village.

The office of BBMP has issued a Special notice dated 09.06.2015 assigning new municipal no.2109/18/1A to the property, besides assessing the same to tax.

The katha for the subject property stands in the name of Sri.Santhosh Thazhathu vide Katha certificate and Katha extract both dated 17.06.2021 issued by the office of Bruhat Bangalore Mahanagara Palike. The property tax is paid upto the period 2021-2022.

A handwritten signature in black ink is written over a circular purple stamp. The stamp contains the text: 'C. S. VISHWANATH & CO.', 'No 519 & 520', 'Prajna Complex', 'K.G Road', 'BLR-9', and 'ADVOCATES'.

S1

All the documents produced for the scrutiny evidence the possession of property in favour of Sri.Santhosh Thazhathu, Smt.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh rep their GPA holder M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K.

V OPINION:

On the basis of documents perused & information furnished, We are of the opinion that the title of Sri.Santhosh Thazhathu, Smt.Mili Santhosh, Ms.Elizabeth Maria Thazhathu Master.Mathew Sebastian rep by his mother and natural guardian Smt.Mili Santhosh rep their GPA holder M/s Inspira Infinity LLP represented by its Designed partners Sri.Aravinda.M.S and Sri.Sridhar M.K. in respect of property described at para-I supra is legally valid, clear and marketable.

NOTE :

1. THE CONSTRUCTION OF BUILDING SHOULD BE IN ADHERENCE TO APPROVED SANCTION PLAN TO BE OBTAINED
2. THE PROJECT SHOULD BE REGISTERED UNDER THE RERA ACT.
3. ALL THE ORIGINAL DOCUMENTS OF TITLE HAVE BEEN VERIFIED BY SMT.PALLAVI C, ADVOCATE AND THE DOCUMENTS ARE FOUND TO BE IN ORDER.
4. COPIES OF DOCUMENTS PERUSED AND VERIFIED HEREIN ARE BONA-FIDE BELIEVED TO BE GENUINE.
5. IN THE PROCESS OF LEGAL VERIFICATION OF DOCUMENTS, WE HAVE RELIED UPON THE VERACITY OF CONTENTS OF DOCUMENTS AND HAVE ASSUMED THE IDENTITY AND SIGNATURES OF THE PARTIES TO DEEDS AS AUTHENTIC

NOTE : THIS REPORT IS PREPARED WITH THE ASSISTANCE OF SMT.PALLAVI C, ADVOCATE.

All the documents referred to us are returned herewith.

Thanking you,
For C.S.Vishwanath

Advocate.

