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I Have Inspected the Inbox record as available in the office of Sub-Registrar, Ponda, Taluka Ponda of South Goa district of State of Goa Relating to property more particularly described in schedule written hereunder.

It is stated that the above said property was purchased by M/S Pankaj Builders and Developers by virtue of Deed of Sale dated 04/03/2017 and registered before Sub Registrar Ponda and bearing Registration No. 409/17 at pages 190 to 214 of Book No. I, Volume 3362 dated 17/03/2017.

After making necessary search on the basis of the documents furnished and on certain inspection, I reached the following conclusion that the above said property till dated stands in the name of M/S Pankaj Builders and Developers.

It is submitted that M/S Pankaj Builders and Developers has not sold, gifted or transferred the same and hence in record that above said property stand in the name of M/S Pankaj Builders and Developers and hence the said property is free from all sorts of encumbrances such as sale, gift, mortgage etc. And in record M/S Pankaj Builders and Developers has a clean clear and better marketable title of the above said property with all rights.

SCHEDULE

ALL THAT PLOT No.2 admeasuring 473 sq.mts of the property known as "Borod" commonly known as "Bharad" situated at Orgao in Ponda Taluka, in the registration sub-District of Bicholim, District of North Goa, the entire property is described in the Land Registration office of Bicholim under no. 3628 of Book B-1 (new), not enrolled in the Taluka Revenue office and which



is part of the survey no. 59, sub-division 11 of village Orgao, and which plot no. 2 is bounded as under:

on the North: by plot no.1 of the same property

On the South: By Plot No.3 of Shri Shashikant Karande,

On the East: By property of Carmel Luiza D'Melo and

On the West: By 8 mts wide road.

Dated: 21/08/2018

Satish S.S. Pilgaonkar

Advocate

