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TANMOY GUPTA

ADVOCATE

PUNJAB AND HARYANA HIGH COURT AT CHANDIGARH
RESI.-OFF. - H.NO.848, SECTOR 12-A, PANCHKULA-134112

MOBILE : 97803-02602

E-mail-tanmaygupta87@gmail.com

Ref. No.....

Dated: 29/09/2024.

TO WHOSOEVER IT MAY CONCERN:

**LAND TITLE SEARCH REPORT/
DUE DILIGENCE REPORT**

That the undersigned is a practicing lawyer in Punjab and Haryana High Court at Chandigarh having an experience of more than 14 years in the legal field and is registered with the Punjab and Haryana Bar Council, bearing registration no. P/1975/2010 (PH225416), copy of the certificate of practice is attached alongwith Due Diligence Report.

Location and Area of the Land in question:

That the land in question is admeasuring 5.64 acres bearing Plot No.3, situated at Sector 79, SAS Nagar (Mohali), Punjab.

Ownership status of the land in question:

That Grater Mohali Area Development Authority (hereinafter referred to as GMADA) had allotted the land in question as mentioned above to Central Govt.

Employees Welfare Housing Organization, (hereinafter referred to as CGEWHO) having its Registered Office at Janpath Bhawan, New Delhi and the land in question was conveyed to CGEWHO through Sh. Manoj Kumar Maity, Deputy Director (Admn.) by GMADA on 17.03.2010 for a total sale consideration of Rs.5,30,59,710/-.

Current Status of the Land in question:

That the above mentioned land as on day is owned and possessed by CGEWHO as sole owner in possession of the same.

Observation with regard to any charge / lien / loan / attachment etc.:

That as per the documents perused and apprised to the undersigned, it has transpired that the property in question is free from all encumbrances and the same is clear and clean as far as the title of the property is concerned and there is no encumbrance or any charge on the property in question. No loan whatsoever has been obtained on the land in question from any institution (whether public or private). The land in question is not subject to any attachment or lien with regard to any execution proceedings before any court in the country or otherwise.

Construction Status:

That the land in question is vacant and there is no construction on the same.

Observations:

That the above mentioned property/ site is free hold and there are no legal encumbrances or impediments with regard to the title of the same, however, it is clarified that CGEWHO is having clear and marketable title with respect to the land in question and the same is unhindered.



TANMOY GUPTA
Advocate