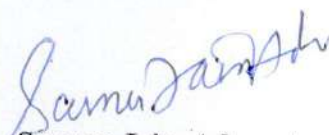

Title Search Report of Property
at
Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana.

15th day of December, 2022

Submitted by:



Sameer Jain, Advocate
Chamber No. 129, Shaheed Bhagat Singh Block,
District Courts, Gurgaon, Haryana

INTRODUCTION: -

I understand that presently LOON LAND DEVELOPMENT LIMITED, a company incorporated under the Companies Act, 1956 and validly existing under the Companies Act, 2013, (hereinafter referred to as "the Company") has hired me to give Title Search Report of the below mentioned property. The Company has engaged the undersigned to search and examine all that piece and parcel of land placed in **Rectangle No. 48, Killa Nos. 25/1/2(2-11-0), 25/2/2(1-14-0), 25/3(1-7-0), Rectangle No. 49, Killa Nos. 21/3(2-3-0), 21/4(0-15-0), 21/5(3-8-0), 24/1(2-11-0), Rectangle No. 57, Killa Nos. 1/2(4-17-0), 2/2(2-12-0), 3/1(2-19), 8/3(4-3-6), 13/1/1(1-19-1), 10/1(4-2-0), Rectangle No. 58, Killa Nos. 4/2/1(2-16-0), 5/1/2(3-1-0), 5/2(1-16-0), 6/1(3-2-0), 6/2(2-4-0), 6/3(2-13-0), 7(8-0-0), 14/1/2(7-9-0), 14/2(1-1-0), 15/2(2-10-0), Total field nos. 23, total measuring 69 Kanal 13 Marla 7 Sarsayi i.e 8.7111 Acres**, as more particularly described in the Chapter II of this Report (hereinafter referred to as the "Said Land"). At the request of the said Company, I have conducted a search on the title of the said Land owned by the Company.

(A) General Scope of Work

The scope of the investigation involved the search of the title of the Company over the Said Land by causing searches to be taken including at the offices of concerned Sub-Registrar and Patwari. The search was taken on the basis of number of years, how the said Land was acquired by the respective owners/companies, devolution of title, encumbrances and whether the Company has a clear and marketable title thereto.

(B) Methodology

Based upon the aforementioned scope of work, I have perused various documents and conducted searches at various offices as stated in this Report.

(C) Scope Limitation

The scope of our review is limited by the following general parameters:

1. I have assumed that the documents perused by us are copy(ies) of the original version(s).
2. To the extent possible, I have relied upon documents and records provided to me by the said Company.
3. I have also conducted searches at various offices as stated in the Report.
4. The Report is solely for the use of the said Company.


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CHAPTER I: GLOSSARY

Term	Meaning
Intakal	Means mutation records.
Jamabandi	Means record of rights.
Acre	1 Acre = 8 Kanals
Kanal	A denomination which is used in the State of Haryana for measurement of land, 1 Kanal = 20 Marla = 605 Sq. Yards.
Khasra or Kila	Means the identification number of every block as per revenue records.
Khatedar	Means owner of land as per revenue records.
Khewat	Means serial number on the Jamabandi.
Khata/Khatoni	Means revenue records in particular ledger / account book.
Marla	A denomination which is used in the State of Haryana for measurement of land. 1 Marla = 30.25 Sq. Yards.
Mustatil	Means Rectangle.
Patwari	Means the Government employee who keeps all the accounts connected with the land of one or more villages.
Term	Meaning


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CHAPTER II (DETAILS OF PROPERTY)

All that piece and parcel of land owned by the Company admeasuring 8.7111 Acres, situated in the revenue estate of Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana. We were furnished the following details of the land and in particular the Rectangle and Killa number and area of land as mentioned below, based on which the title search was carried out.

Village	Tehsil and District	State	Rect. No.	Killa No.	Area (Kanal-Marla)
Naurangpur	Tehsil Manesar, District Gurugram	Haryana	48	25/1/2	2-11-0
				25/2/2	1-14-0
				25/3	1-7-0
			49	21/3	2-3-0
				21/4	0-15-0
				21/5	3-8-0
				24/1	2-11-0
			57	1/2	4-17-0
				2/2	2-12-0
				3/1	2-19-0
				8/3	4-3-6
				13/1/1	1-19-1
				10/1	4-2-0
			58	4/2/1	2-16-0
				5/1/2	3-1-0
				5/2	1-16-0
				6/1	3-2-0
				6/2	2-4-0
				6/3	2-13-0
				7	8-0-0
				14/1/2	7-9-0
				14/2	1-1-0
				15/1	2-10-0
		Total		23 fields	69K-13M-7S
				Say	8.7111 Acres

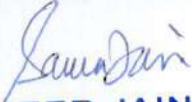
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CHAPTER III: OBSERVATIONS AND CONCLUSION

On the basis of the documents perused and searches made by me at the office of the concerned Sub Registrar and Patwari, I record my observations hereunder.

3.A History of devolution of title on the present owner giving chain in title of

As per proper scrutiny and survey of the land records with the Patwari/ Revenue Record Keeper, it is revealed that Jamabandi of Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, for the year 2009-10 is available. The Jamabandi for the year 2009-10 and 2019-20 itself reflects the mutation numbers indicating the change in ownership till date. The Jamabandi's for the said relevant year(s) till date and the mutation numbers (mentioned in the Jamabandi's) indicating the change in ownership till present date and have been discussed below.


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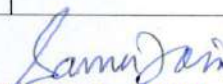
(1) **Khewat/Khata No. 112 for the year 2019-20.**

(1.1) **JAMABANDI:**

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), total measuring 4 Kanal 18 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana**, is discussed below as follows:

JAMABANDI:

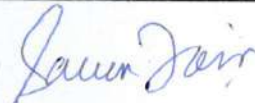
S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	102	106	2009-10	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Bholaram son of Tarachand son of Dharamchand;	Self
(ii)	105	108	2014-15	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Revital Realty Private Limited, having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land.	Self
(iii)	112	115	2019-20	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi.	Self


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(1.2) MUTATIONS & RAPATS:

The Mutations and Rapats in respect of **Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), total measuring 4 Kanal 18 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land)** reflected in the Jamabandi are discussed below as follows:

S. No.	Mutation No.	Description of Mutation
(i)	4148	Bholaram son of Tarachand son of Dharamchand sold the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi,</u> vide a registered Sale Deed bearing Vasika No. 2720 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4148	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the said land.</i>
(ii)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi,</u> vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.
	Status of ownership/ possession after Mutation No. 4758	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>
(iii)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Enrty on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>


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(2) **Khewat/Khata No. 113 for the year 2019-20.**

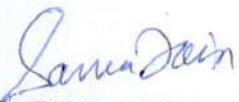
(2.1) **JAMABANDI:**

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9), total measuring 15 Kanal 9 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana**, is discussed below as follows:

JAMABANDI:

S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	103	107	2009-10	Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Bholaram son of Tarachand son of Dharamchand mortgaged land to Sewaram son of Tarachand son of Dharamchand to the extent of ¼ share, Gyanchand son of Pyarelal son of Lakhiram to the extent of 3/8 share and Smt. Lakshmi widow of Kewalram to the extent of 3/8 share;	Self
(ii)	106	109	2014-15	Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Revital Realty Private Limited, having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, mortgaged land to Dayachand son of Kudiaram son of Ramjilal to the extent of 3/8 th share, Narender Kumar, Satpal, Satish kumar sons of Dayanchad to the extent of 3/8 share; Subhash chand, Narender Kumar, Jai Parkash sons and Smt. Lakshmi Devi, Bimla Devi, Kamla Devi	Self

S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
					daughters of Sewaram to the extent of 3/14 share and Smt. Sushila widow and Tanuja, Chanchal daughters and Ramesh son of Sewaram to the extent of 1/28 share;	
(iii)	113	116	2019-20	Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, mortgaged land to Dayachand son of Kudiaram son of Ramjilal to the extent of 3/8 th share, Narender Kumar, Satpal, Satish kumar sons of Dayachand to the extent of 3/8 share; Subhash chand, Narender Kumar, Jai Parkash sons and Smt. Lakshmi Devi, Bimla Devi, Kamla Devi daughters of Sewaram to the extent of 3/14 share and Smt. Sushila widow and Tanuja, Chanchal daughters and Ramesh son of Sewaram to the extent of 1/28 share;	Self


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(2.2) MUTATIONS & RAPATS:

The Mutations and Rapats in respect of **Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9), total measuring 15 Kanal 9 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land)** reflected in the Jamabandi are discussed below as follows:

4400, 4430, 4758, Fard badar No. 18,

S. No.	Mutation No.	Description of Mutation
(i)	4149	Bholaram son of Tarachand son of Dharamchand sold the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi</u> , vide a registered Sale Deed bearing Vasika No. 2718 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4149	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land and</i> Sewaram son of Tarachand son of Dharamchand to the extent of ¼ share, Gyanchand son of Pyarelal son of Lakhiram to the extent of 3/8 share and Smt. Lakshmi widow of Kewalram to the extent of 3/8 share are in possession.
(ii)	4399	Sewaram son of Tarachand expired on 04.11.2012 and his possession over the said land was transferred among Subhash Chand, Narender Kumar, Jaiparkash sons and Smt. Lakshmi Devi, Vimla Devi, Kamla Devi daughter of sewaram to the extent of 6/7 share and Smt. Susheela widow and Tanuja, Chanchal daughters of Ramesh son of Sewaram to the extent of 1/7 share, in terms of the order passed by the Court of Sh. Omparkash, HCS, SDO cum Collector, Gurugram, in case no. 3/SDO/CR decided on 21.04.2014. This mutation was sanctioned on 23.05.2014.
	Status of ownership/ possession after Mutation No. 4399	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land and</i> Subhash Chand, Narender Kumar, Jaiparkash sons and Smt. Lakshmi Devi, Vimla Devi, Kamla Devi daughter of sewaram to the extent of 6/28 share and Smt. Susheela widow and Tanuja, Chanchal daughters of Ramesh son of Sewaram to the extent of 1/28 share; Gyanchand son of Pyarelal son of Lakhiram to the extent of 3/8 share and Smt. Lakshmi widow of Kewalram to the extent of 3/8 share are in possession.
(iii)	4400	The mortgage of all mortgages over the land in question was cancelled by the orders of the court of Sh. Om Parkash, HCS cum SDM and Collector, Gurugram, Haryana, in Case No. 7/SDO/G vide his order dated 21.04.2014. This mutation was sanctioned on 28.05.2014.
	Status of ownership/ possession after Mutation No. 4400	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the said land;</i>
(iv)	4430	The land bearing Rectangle No. 58, Killa No. 14/1(7-14) was partitioned and ladh bearing Rectangle No. 58, Killa No. 14/1/1(0-5) was acquired by Gram Panchayat and remaining area of land bearing Rectangle No. 5, Killa No. 14/1/2(7-9) remains in ownership and possession of <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi</u> . This mutation was sanctioned on 09.09.2014.
	Status of	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor,</i>

	ownership/ possession after Mutation No. 4430	<i>Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the land bearing Rectangle No. 58, Killa No. 7(8-0), 14/1/2(7-9) total measuring 15 Kanal 9 Marla.</i>
(v)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited</u> , having its registered office at M-62-63, First Floor, Connaught Place, Delhi, vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.
	Status of ownership/ possession after Mutation No. 4758	<u><i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i></u>
(vi)	Rapat No. 6 dated 03.11.2022	Through this Rapat the wrong possession of the said land in names of various mortgagees have been rectified and possessory rights were corrected in name of Loon Land Development Limited on 14.11.2022.
	Status of ownership/ possession	<u><i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i></u>
(vi)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Entry on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<u><i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i></u>

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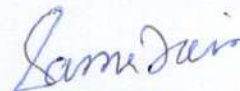
(3) **Khewat/Khata No. 388 for the year 2019-20.**

(3.1) **JAMABANDI:**

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1(6-4), total measuring 11 Kanal 16 Marla, (licensed land falls in Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1/2(3-1), total measuring 8 Kanal 13 Marla), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana,** is discussed below as follows:

JAMABANDI:

S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	331	346	2009-10	Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1(6-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Bholaram son of Tarachand son of Dharamchand mortgaged land to Sewaram son of Tarachand son of Dharamchand to the extent of ½ share and Ganeshi, Omparkash sons of Jiyaram to the extent of ½ share;	Self
(ii)	359	372	2014-15	Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1(6-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Revital Realty Private Limited, having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi;	Self
(iii)	388	399	2019-20	Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1(6-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi.	Self

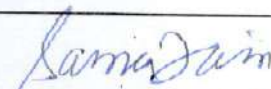

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(3.2) MUTATIONS & RAPATS:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1(6-4), total measuring 11 Kanal 16 Marla, (licensed land falls in Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1/2(3-1), total measuring 8 Kanal 13 Marla), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land) reflected in the Jamabandi are discussed below as follows:**

S. No.	Mutation No.	Description of Mutation
(i)	4149	Bholaram son of Tarachand son of Dharamchand sold the said land to <u>Revital Realty Private Limited</u> , having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, vide a registered Sale Deed bearing Vasika No. 2718 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4149	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land and</i> Sewaram son of Tarachand son of Dharamchand to the extent of ½ share and Ganeshi, Omparkash sons of Jiyaram to the extent of ½ share are in possession.
(ii)	4399	Sewaram son of Tarachand expired on 04.11.2012 and his possession over the said land was transferred among Subhash Chand, Narender Kumar, Jaiparkash sons and Smt. Lakshmi Devi, Vimla Devi, Kamla Devi daughter of sewaram to the extent of 6/7 share and Smt. Susheela widow and Tanuja, Chanchal daughters of Ramesh son of Sewaram to the extent of 1/7 share, in terms of the order passed by the Court of Sh. Omparkash, HCS, SDO cum Collector, Gurugram, in case no. 3/SDO/CR decided on 21.04.2014. This mutation was sanctioned on 23.05.2014.
	Status of ownership/ possession after Mutation No. 4399	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land and</i> Subhash Chand, Narender Kumar, Jaiparkash sons and Smt. Lakshmi Devi, Vimla Devi, Kamla Devi daughter of sewaram to the extent of 6/28 share and Smt. Susheela widow and Tanuja, Chanchal daughters of Ramesh son of Sewaram to the extent of 1/28 share; Gyanchand son of Pyarelal son of Lakhiram to the extent of 3/8 share and Smt. Lakshmi widow of Kewalram to the extent of 3/8 share are in possession.
(iii)	4401	A Case titled as Devender etc. Vs. Revital Relaty Private Limited and other, bearing CIS No. CS/15250/2013 was filed before the Court of Smt. Mohini, Civil Judge, Junior Division, Gurugram, Haryana, vide Case No. 380/2013, which was decided on 24.05.2017 and the Cultivation/ Possession of the said Land was changed to self cultivated, a Revenue Rapat No. 542 was entered to this effect and the respective revenue records inclusive of Girdawari was also corrected and updated, in favour of <u>Revital Realty Private Limited</u> .
	Status of ownership/ possession after Mutation No. 4401	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land;</i>
(iv)	4758	Revital Realty Private Limited sold the said land to Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.

	Status of ownership/ possession after Mutation No. 4758	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</u>
(v)	4892	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi sold the said land bearing Rectanmgle No. 58, Killa No. 5/1/1(3-3) to Sarjit Singh son of Parkash Singh, vide a registered Sale Deed bearing Vasika No. 12499 dated 25.03.2022. This mutation was sanctioned on 02.05.2022.
	Status of ownership/ possession after Mutation No. 4892	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the land bearing Rectangle No. 48, Killa Nos. 25/1/2(2-11), 25/2/2(1-14), 25/3(1-7), Rectangle No. 58, Killa No. 5/1/2(3-1).</u>
(vi)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Enrty on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</u>


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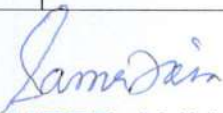
(4) Khewat/Khata No. 666 for the year 2019-20.

(4.1) JAMABANDI:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 57, Killa No. 13/1(4-9) measuring 4 Kanal 9 Marla, (licensed land falls in Rectangle No. 57, Killa No. 13/1/1(1-19-1) measuring 1 Kanal 19 Marla 1 Sarsayi), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana,** is discussed below as follows:

JAMABANDI:


S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	544	576	2009-10	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Bholaram son of Tarachand son of Dharamchand;	Self
(ii)	586	612	2014-15	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Revital Realty Pvt. Ltd., registered office at 1114 Floor, Hemkund;	Self
(iii)	666	685	2019-20	Rectangle No. 58, Killa No. 5/2(1-16), 6/1(3-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana;	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi	Self


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(4.2) MUTATIONS & RAPATS:

The Mutations and Rapats in respect of **Rectangle No. 57, Killa No. 13/1(4-9) measuring 4 Kanal 9 Marla, (licensed land falls in Rectangle No. 57, Killa No. 13/1/1(1-19-1) measuring 1 Kanal 19 Marla 1 Sarsayi), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land)** reflected in the Jamabandi are discussed below as follows: -

S. No.	Mutation No.	Description of Mutation
(i)	4148	Bholaram son of Tarachand son of Dharamchand sold the said land to <u>Revital Realty Private Limited</u> , having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, vide a registered Sale Deed bearing Vasika No. 2720 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4148	<u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the said land;</u>
(ii)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited</u> , having its registered office at M-62-63, First Floor, Connaught Place, Delhi, vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.
	Status of ownership/ possession after Mutation No. 4758	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</u>
(iii)	4892	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi sold the said land bearing Rectangle No. 57, Killa No. 13/1/2(1-11) to <u>Sarjit Singh son of Parkash Singh</u> , vide a registered Sale Deed bearing Vasika No. 12499 dated 25.03.2022. This mutation was sanctioned on 02.05.2022.
	Status of ownership/ possession after Mutation No. 4892	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the land bearing Rectangle No. 57, Killa No. 13/1/1(1-19-1).</u>
(iv)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Enrty on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</u>


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(5) Khewat/Khata No. 668 for the year 2019-20.

(5.1) JAMABANDI:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), total measuring 10 Kanal 4 Marla, (licensed land falls in Rectangle No. 58, Killa Nos. 4/2/1(2-16), 6/3(2-13), 14/2(1-1), 15/1(2-10) total measuring 9 Kanal), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana,** is discussed below as follows:

JAMABANDI:

S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	546	578	2009-10	Rectangle No. 58, Killa No. 4/2(4-0), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Bholaram son of Tarachand son of Dharamchand mortgaged the land to Smt. Prem Devi widow of Kashiram son of Kewalram;	Self
(ii)	547	579	2009-10	Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Bholaram son of Tarachand son of Dharamchand mortgaged the land to Ashok Kumar son of Lagharam son of Tarachand son of Dharamchand;	Self
(iii)	588	614	2014-15	Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Revital Realty Pvt. Ltd., registered office at 1114 Floor, Hemkund Chambers, 89, Nehru Place, New Delhi;	Self
(iv)	668	687	2019-20	Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi;	Self

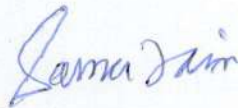
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Distt. Courts, Gurgaon, Haryana

(5.2) MUTATIONS & RAPATS:

The Mutations and Rapats in respect of **Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), total measuring 10 Kanal 4 Marla, (licensed land falls in Rectangle No. 58, Killa Nos. 4/2(1-16), 6/3(2-13), 14/2(1-1), 15/1(2-10) total measuring 9 Kanal), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land) reflected in the Jamabandi are discussed below as follows: -**

S. No.	Mutation No.	Description of Mutation
(i)	4149	Bholaram son of Tarachand son of Dharamchand sold the land bearing Rectangle No. 58, Killa No. 4/2(4-0) to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi,</u> vide a registered Sale Deed bearing Vasika No. 2718 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4149	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the land bearing Rect. No. 58 Killa No. 4/2(4-0) and</i> Smt. Prem Devi widow of Kashiram son of Kewalram remained in possession; and Bholaram son of Tarachand son of Dharamchand remained owner in possession of land bearing Rectangle No. 58, Killa Nos. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10), and Ramesh Kumar and Ashok Kumar son of Lagharam son of Tarachand son of Dharamchand remained in possession.
(ii)	4379	The mortgage of Ramesh Kumar and Ashok Kumar son of Lagharam son of Tarachand son of Dharamchand over the said land bearing Rectangle No. 58, Killa Nos. 6/3(2-13), 14/2(1-1), 15/1(2-10), was cancelled by the orders of the court of Sh. Satyendra Duhan, HCH cum SDM and Collector, Gurugram, Haryana, in Case No. 5/SDO/G vide his order dated 30.12.2013 and Rapat No. 457 dated 18.02.2014, was also entered in this regard. This mutation was sanctioned on 21.02.2014.
	Status of ownership/ possession after Mutation No. 4379	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the land bearing Rect. No. 58 Killa No. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10); and</i> Smt. Prem Devi widow of Kashiram son of Kewalram remained in possession of land bearing Rectangle No. 58, Killa Nos. 4/2(4-0);
(iii)	4380	The mortgage of Smt. Prem Devi widow of Kashiram son of Kewalram over the land bearing Rectangle No. 58, Killa Nos. 4/2(4-0) was cancelled by the orders of the court of Sh. Satyendra Duhan, HCH cum SDM and Collector, Gurugram, Haryana, in Case No. 5/SDO/G vide his order dated 30.12.2013 and Rapat No. 457 dated 18.02.2014, was also entered in this regard. This mutation was sanctioned on 21.02.2014.
	Status of ownership/ possession after Mutation No. 4380	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the land bearing Rect. No. 58 Killa No. 4/2(4-0), 6/3(2-13), 14/2(1-1), 15/1(2-10);</i>
(iv)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi,</u> vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.
	Status of ownership/	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>

	possession after Mutation No. 4758	
(v)	4892	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi sold the said land bearing Rectanmgle No. 58, Killa No. 4/2/2(1-2) to <u>Sarjit Singh son of Parkash Singh</u> , vide a registered Sale Deed bearing Vasika No. 12499 dated 25.03.2022. This mutation was sanctioned on 02.05.2022.
	Status of ownership/ possession after Mutation No. 4892	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possesion of the land bearing Rectangle No. 58, Killa Nos. 4/2/1(2-16), 6/3(2-13), 14/2(1-1), 15/1(2-10).</u>
(vi)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Enrty on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possesion of the said land.</u>



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(6) **Khewat/Khata No. 674 for the year 2019-20.**

(6.1) **JAMABANDI:**

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 57, Killa No. 10/1(4-2), measuring 4 Kanal 2 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana**, is discussed below as follows:

JAMABANDI:

S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	548	580	2009-10	Rectangle No. 57, Killa No. 10/1(4-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Bholaram son of Tarachand son of Dharamchand to the extent of 1213/1276 share; and Pratap Chand son of Bholaram son of Tarachand to the extent of 63/1276 share	Netram, Amarsingh sons of Shrikrishan to the extent of 2/3 share and Mohanlal, Shriram sons of Ramnarayan son of Shrikrishan to the extent of 1/3 share;
(ii)	590	616	2014-15	Rectangle No. 57, Killa No. 10/1(4-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Revital Realty Pvt. Ltd., registered office at 1114 Floor, Hemkund Chambers, 89 Nehru Place, New Delhi;	Netram, Amarsingh sons of Shrikrishan to the extent of 2/3 share and Mohanlal, Shriram sons of Ramnarayan son of Shrikrishan to the extent of 1/3 share;
(iii)	674	693	2019-20	Rectangle No. 57, Killa No. 10/1(4-2), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Loon Land Developers Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi;	Self

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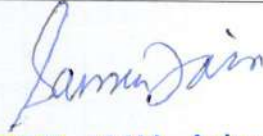
(6.2) MUTATIONS & RAPATS:

The Mutations and Rapats in respect of **Rectangle No. 57, Killa No. 10/1(4-2), measuring 4 Kanal 2 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land)** reflected in the Jamabandi are discussed below as follows: -

S. No.	Mutation No.	Description of Mutation
(i)	4149	Bholaram son of Tarachand son of Dharamchand sold his 1213/1276 share in the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi</u> , vide a registered Sale Deed bearing Vasika No. 2718 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4149	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of 1213/1276 share;</i> <i>Pratap Chand son of Bholaram son of Tarachand remained owner to the extent of 63/1276 share; and</i> Netram, Amarsingh sons of Shrikrishan to the extent of 2/3 share and Mohanlal, Shriram sons of Ramnarayan son of Shrikrishan to the extent of 1/3 share are in possession.
(ii)	Rapat No. 542	A Case titled as Devender etc. Vs. Revital Relaty Private Limited and other, bearing CIS No. CS/15250/2013 was filed before the Court of Smt. Mohini, Civil Judge, Junior Division, Gurugram, Haryana, vide Case No. 380/2013, which was decided on 24.05.2017, in favour of Revital Realty Private Limited and the Cultivation/ Possession of the said Land was changed to self cultivated and the respective revenue records inclusive of Girdawari was also corrected and updated.
	Status of ownership/ possession after Rapat No. 542	<i>Revital Realty Private Limited became owner in possession of the said land;</i>
(iii)	4757	Revital Realty Private Limited, having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi sold the said land to <u>Loon Land Developers Limited, having its registered office at M-62-63, First Floor, Connaught Place, New Delhi</u> , vide a registered Sale Deed bearing Vasika No. 5757 dated 13.03.2019. This mutation was sanctioned on 22.07.2019.
	Status of ownership/ possession after Mutation No. 4757	<i>Loon Land Developers Limited, having its registered office at M-62-63, First Floor, Connaught Place, New Delhi became ownrer in possession of the said land;</i>
(iv)	Rapat No. 264 dated 01.02.2022	Name of Loon Land Developers Limited has been wrongly entered in Mutation No. 4757, which was rectified through this Rapat.
	Status of ownership/ possession after Rapat No. 264	<i>Name of Loon Land Development Limited has been rectified.</i>
(v)	4889	Name of Loon Land Developers Limited has been wrongly entered in Mutation No. 4757, which was rectified through this Rapat and corrected name of Loon Land Development Limited has been incorporated.

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ADVOCATE

Status of ownership/ possession after Mutation No. 4889	<i>Name of Loon Land Development Limited has been rectified and entered.</i>
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(7) **Khewat/Khata No. 967 for the year 2019-20.**

(7.1) **JAMABANDI:**

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 58, Killa No. 6/2(2-4), measuring 2 Kanal 4 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana**, is discussed below as follows:

JAMABANDI:

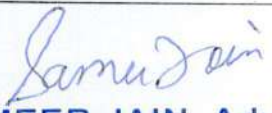
S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	761	802	2009-10	Rectangle No. 58, Killa No. 6/2(2-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Bholaram son of Tarachand son of Dharamchand mortgaged land to Ladharam son of Khotaram son of Mulchand;	Ramgopal son of Chunnilal son of Ramdayal
(ii)	826	858	2014-15	Rectangle No. 58, Killa No. 6/2(2-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Revital Realty Pvt. Ltd., registered office at 1114 Floor, Hemkund mortgaged land to Ramesh Kumar, Ashok Kumar sons of Lacharam son of Khotaram to the extent of 2 shares and Dheeraj Hasija son of Gyanchand	Self
(iii)	967	990	2019-20	Rectangle No. 58, Killa No. 6/2(2-4), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi	Self


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(7.2) MUTATIONS:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 58, Killa No. 6/2(2-4), measuring 2 Kanal 4 Marla, situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land)** reflected in the Jamabandi are discussed below as follows:

S. No.	Mutation No.	Description of Mutation
(i)	4149	Bholaram son of Tarachand son of Dharamchand sold the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, vide a registered Sale Deed bearing Vasika No. 2718 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.</u>
	Status of ownership/ possession after Mutation No. 4149	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner of the said land and</i> Ladharam son of Khotaram son of Mulchand is in possession.
(ii)	4378	The Mortgage of Ramesh Kumar, Ashok Kumar sons of Ladharam was cancelled and removed in the revenue records vide orders passed by the Court of Sh. Mahender Duhan, HCS, SDO and Collector, Gurugram, Haryana, in case no. 4/SDO/CJ decided on 06.02.2014 and the said land remained in the ownership and possession of Revital Realty Pvt. Ltd. having its registered office at 1114, 11 th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi. This mutation was sanctioned on 21.02.2014.
	Status of ownership/ possession after Mutation No. 4378	<i>Revital Realty Pvt. Ltd. having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi became owner in possession of the said land.</i>
(iii)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.</u>
	Status of ownership/ possession after Mutation No. 4758	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>
(iv)	Rapat No. 170 dated 30.11.2022	Through this Rapat a Red Entry on Jamabandi for the Year 2019-20 is reflected stating the change of nature of the said land.
	Status of ownership/ possession	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>


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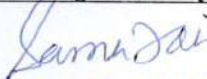
(8) Khewat/Khata No. 969 for the year 2019-20.

(8.1) JAMABANDI:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1(8-0), 2(6-7), 3(6-19), 8(8-0), total measuring 38 Kanal 3 Marla, (licensed land falls in Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1/2(4-17), 2/2(2-12), 3/1(2-19), 8/3(4-3-6), total measuring 23 Kanal 5 Marla 6 Sarsayi), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, is discussed below as follows:**

JAMABANDI:

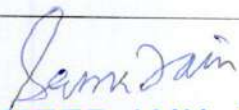
S. No.	Khewat No.	Khatauni No.	Jamabandi for the year	Details of Land (as per jamabandi)	Persons recorded as owner(s)	Person recorded in possession as cultivator
(i)	762	803	2009-10	Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1(8-0), 2(6-7), 3(6-19), 8(8-0), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Bholaram son of Tarachand son of Dharamchand to the extent of 1213/1276 share; and Pratap Chand son of Bholaram son of Tarachand to the extent of 63/1276 share.	Self
(ii)	828	860	2014-15	Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1(8-0), 2(6-7), 3(6-19), 8(8-0), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Revital Realty Pvt. Ltd., registered office at 1114 Floor, Hemkund;	Self
(iii)	969	992	2019-20	Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1(8-0), 2(6-7), 3(6-19), 8(8-0), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana	Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi;	Self


SAMEER JAIN, Advocate
Enrl. No.: P/1094/2006
Chamber No. 129,
Shaheed Bhagat Singh Block,
Distt. Courts, Gurgaon, Haryana

(8.2) MUTATIONS:

The land details shown in Jamabandi(s) with respect to the **Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1(8-0), 2(6-7), 3(6-19), 8(8-0), total measuring 38 Kanal 3 Marla, (licensed land falls in Rectangle No. 49, Killa Nos. 21/3(2-3), 21/4(0-15), 21/5(3-8), 24/1(2-11), Rectangle No. 57, Killa Nos. 1/2(4-17), 2/2(2-12), 3/1(2-19), 8/3(4-3-6), total measuring 23 Kanal 5 Marla 6 Sarsayi), situated in Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana, (said land) reflected in the Jamabandi are discussed below as follows: -**

S. No.	Mutation No.	Description of Mutation
(i)	4146	Pratap Chand son of Bholaram son of Tarachand sold his 63/1276 share in the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi</u> , vide a registered Sale Deed bearing Vasika No. 2739 dated 25.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4146	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the said land to the extent of 23/1276 share; and</i> Bholaram son of Tarachand son of Dharamchand remained owner to the extent of 1213/1276 share in the said land.
(ii)	4148	Bholaram son of Tarachand son of Dharamchand sold his 1213/1276 share in the said land to <u>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi</u> , vide a registered Sale Deed bearing Vasika No. 2720 dated 22.03.2013. This mutation was sanctioned on 01.04.2013.
	Status of ownership/ possession after Mutation No. 4148	<i>Revital Realty Private Limited, having its registered office at 1114, 11th Floor, Hemkund Chambers, 89 Nehru Place, New Delhi, became owner in possession of the said land.</i>
(ii)	4758	Revital Realty Private Limited sold the said land to <u>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi</u> , vide a registered Sale Deed bearing Vasika No. 5756 dated 13.03.2019. This mutation was sanctioned on 09.08.2019.
	Status of ownership/ possession after Mutation No. 4758	<i>Loon Land Development Limited, having its registered office at M-62-63, First Floor, Connaught Place, Delhi, became owner in possession of the said land.</i>


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B. NATURE OF LAND


The nature of land as it appears from the Revenue Record for the year 2014-15 is showing as Agricultural. Loon Land Developers Limited applied to The Director, Town & Country Planning Haryana, Chandigarh, for grant of license to develop and set up an Affordable Residential Plotted Colony, under Migration Policy dated 18.02.2016 on the said land parcel of 8.7111 Acres, situated in the revenue estate of Village Naurangpur, Sector 79, Tehsil Manesar, District Gurugram, Haryana, thereby complying with all the mandatory requirements and a License bearing No. 194 of 2022 was granted vide Letter bearing Endst. No. LC-4210-JE(DS)-2022/35743 dated 29.11.2022, which is valid till 28.11.2027.

C. CONCLUSION

Subject to my observations & on the basis of documents reviewed and the searches made at the office of concerned Sub-Registrar and Patwari by me and the online search being conducted, I opine that the said Company viz. **Loon Land Developers Limited** (hereinafter Company), is the sole and absolute recorded owner of the said Licensed Land situated in the revenue estate of Village Naurangpur, Sector 79, Tehsil Manesar, District Gurugram, in the State of Haryana. The said Company has a free, clear and marketable devolution title in respect of the said Land, as stated above.

- i. Certified true copy (**Annexure 'A'**):
For Village Naurangpur, Tehsil Manesar, District Gurugram, Haryana:
 - Jamabandi for the period 2009-10, bearing Khewat No. 102, Khata No. 106; Khewat No. 103, Khata No. 107; Khewat No. 331, Khata No. 346; Khewat No. 544, Khata No. 576; Khewat No. 546, Khata No. 578; Khewat No. 547, Khata No. 579; Khewat No. 548, Khata No. 580; Khewat No. 761, Khata No. 802; Khewat No. 762, Khata No. 803; and
 - Jamabandi for the period 2014-15, bearing Khewat No. 105, Khata No. 106; Khewat No. 106, Khata No. 109; Khewat No. 359, Khata No. 372; Khewat No. 586, Khata No. 612; Khewat No. 588, Khata No. 614; Khewat No. 590, Khata No. 616; Khewat No. 826, Khata No. 858; Khewat No. 828, Khata No. 860.
- ii. Certified true copy of Mutation Nos. 4757, 4758, 4889 recording transfer of land in favour of the said Company. (**Annexure 'B'**);
- iii. Certified true copy of Rapat Ronamcha No. 264 dated 01.02.2022 and 170 dated 30.11.2022; in favour of the said Company. (**Annexure 'C'**);
- iv. Certified true copy of registered Sale Deeds bearing Vasika Nos. 5756 dated 13.03.2019 and 5757 dated 13.03.2019; in favour of the said Company. (**Annexure 'D'**);

Regards,


SAMEER JAIN,
Advocate.
SAMEER JAIN, Advocate
Enrl. No.: P/1094/2006
Chamber No. 129,
Shaheed Bhagat Singh Block,
Distt. Courts, Gurgaon, Haryana

No:26057

Sub Register Office :गुरुग्राम

Date :16-12-2022

Received with Thanks from **Sameer Jain Adv Gurugram Year 2009-2022** resident of **GGM** sum of rs **twenty**
on account of **Inspection** charges.

Rs.20

(Incharge)

सब रजिस्ट्रार
गुरुगाँव

(Second party copy)

B Book Receipt for Non Registration Purpose

16-12-2022

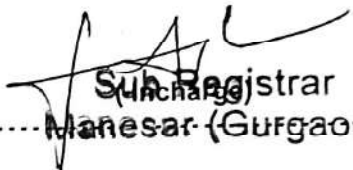
No:3546

Sub Register Office :Manesar

Date :16-12-2022

Received with Thanks from **SAMEER JAIN** resident of **DISTT.COURT GGM 2009 TO 2022** sum of rs
fifteen
on account of **Inspection** charges.

Rs.15


Sub Registrar
Manesar (Gurgaon)