

SUBHASH MENON

ADVOCATE AND NOTARY

Date: 24.01.2024

SEARCH NOTE

As per your instruction we have carried out search in the Office of Sub Registrar of Assurances, **Mumbai**, on 24.01.2024, W.r.t. to the property of **Mr. Rakesh Kumar Midha**, in respect of **Unit No. 2004**, admg. 1100 sq. ft., Carpet area in B-Wing on the 20th floor of in the building known as "**East Tower**", in the Project known as "**LODHA VENEZIA**" constructed on Plot bearing CTS No. 12/124, 13/124, 14/124 forming part of Old Cadastral Survey No. 124 of Parel Seweree Division, assessed by Assessor and Collector under "F" South Ward Nos. 1068(1), 1068(5) etc, Parel Tank Road, Mumbai 400 012, at Village Parel Seweree, in the Registration District of Mumbai City, from the Year 1995 to 2023.

YEAR(s)	REMARKS
1995-1999 :	No entries found during search
2000-2001 :	No entries found during search
2002	<p>Agreement for Sale dated 27.05.2002. BETWEEN M/s. The Provident Investment Company Ltd. AND M/s. Esque Finmark Pvt. Ltd.</p> <p>In respect of land admg. 43374 Situated at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Agreement for Sale was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 2/2582 of 2002 dated 27.05.2002.</p>
2002	<p>Conveyance Deed dated 14.08.2002. BETWEEN M/s. The Provident Investment Company Ltd. AND M/s. Esque Finmark Pvt. Ltd.</p> <p>In respect of land admg. 32989.68 Sq. Mtrs. Situated at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Conveyance Deed was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 2/4098 of 2002 dated</p>

	14.08.2002.
2003-2007	No entries found during search
2008-2009	No entries found during search
2010	<p>Development Agreement dated 09.12.2010. BETWEEN M/s. Esque Finmark Pvt. Ltd. AND M/s. Krona Realities Pvt. Limited</p> <p>In respect of Land being Cadastral Survey No. 12/124, C.S. No. 13/124, 14/124, Situated at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Development Agreement was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 3/11723 of 2010 dated 10.12.2010.</p>
2011	No entries found during search
2012	<p>Mortgage Deed dated 29.10.2012. BETWEEN M/s. Krona Realities Private Limited and M/s. Esque Finmark Pvt. Ltd. AND Panjab and Sindh Bank</p> <p>In respect of Land being Cadastral Survey No. 12/124, C.S. No. 13/124, 14/124, Situated at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Mortgage Deed was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 5/199 of 2012 dated 30.10.2012.</p>
2013	<p>Agreement for Sale dated 06.09.2013. BETWEEN M/s. Krona Realities Private Limited AND Mr. Rakesh Kumar Midha</p> <p>In respect of Unit No. 2004, admg. 1100 sq. ft., Carpet area in B-Wing on the 20th floor of in the building known as "East Tower", in the Project known as "LODHA VENEZIA" constructed on Plot bearing CTS No. 12/124, 13/124, 14/124 forming part of Old Cadastral Survey No. 124 of Parel Seweree Division, assessed by Assessor and Collector under "F" South Ward Nos. 1068(1), 1068(5) etc,</p>


	<p>Parel Tank Road, Mumbai 400 012, at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Agreement for Sale was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 4/4911 of 2013 dated 09.12.2013.</p>
2014-2015	<p>No entries found during search</p>
2016	<p>Mortgage Deed dated 26.04.2016. BETWEEN Sarvavasa Buidtech abd Ors.. AND IDBI Trusteeship Services Limited</p> <p>In respect of Land being Cadastral Survey No. 12/124, C.S. No. 13/124, 14/124, Situated at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Mortgage Deed was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 5/2531 of 2016 dated 26.04.2016.</p>
2016	<p>Notice of Intimation dated 26.10.2016. BETWEEN Mr. Rakesh Kumar Midha AND HDFC Bank</p> <p>In respect of Unit No. 2004, admg. 1100 sq. ft., Carpet area in B-Wing on the 20th floor of in the building known as "East Tower", in the Project known as "LODHA VENEZIA" constructed on Plot bearing CTS No. 12/124, 13/124, 14/124 forming part of Old Cadastral Survey No. 124 of Parel Seweree Division, assessed by Assessor and Collector under "F" South Ward Nos. 1068(1), 1068(5) etc, Parel Tank Road, Mumbai 400 012, at Village Parel Seweree, in the Registration District of Mumbai City</p> <p>The said Notice of Intimation was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 2/3038 of 2016 dated 07.11.2016.</p>
2016	<p>Re-Conveyance Deed dated 01.06.2016. BETWEEN M/s. Krona Realities Private Limited and M/s. Esque Finmark Pvt. Ltd.</p>

	<p style="text-align: center;">AND</p> <p>Panjab and Sindh Bank</p> <p>In respect of Land being Cadastral Survey No. 12/124, C.S. No. 13/124, 14/124, Situated at Village Parel Seweree, in the Registration District of Mumbai City (Doc. No. BBE 5/199 of 2012 dated 30.10.2012)</p> <p>The said Re-Conveyance Deed was duly registered with the Office of the Sub-Registrar of Assurances, Mumbai under Doc. Srl. No. BBE 5/3494 of 2016 dated 01.06.2016.</p>
2017-2021	No entries found during search
2022-2024	No entries found during search

Notes :

- Enclosures:
 - ✓ Search Fee Receipt for Rs. 750/- .
 - ✓ Copies of Index-II.
 - ✓ Cersai Report



Yours truly,

Subhash Menon
Advocates & Notary