



Legal Nexus
Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

To,

05.02.2025

M/S. MANA PROJECTS PRIVATE LIMITED

No. 20/7, "Swamy Legato", 3rd floor, Kadubeesanahalli,
Marathahalli Outer Ring Road, Bangalore - 560 103

LEGAL SCRUTINY REPORT

Sub: Legal Opinion with respect to the Converted land bearing Sy. No. 190/1, 190/2, 190/3 and 190/4 (Old Sy.No.190), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District.

SCHEDULE PROPERTY

ITEM No.1:

All that piece and parcel of the Converted land bearing Sy. No. 190/1 (Old Sy.No. 190) measuring to an extent **0-10 Guntas** (duly converted from Agricultural to Non-Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No ALN (ASH) SR 283/2021-22, dated 30.03.2022 issued by the Deputy Commissioner, Bangalore Urban District), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District and bounded on the:

East By : Road and Land bearing Sy.No.132;
West By : Land bearing Sy. No. 191;
North By : Land bearing Sy. No. 132;
South By : Land bearing Sy. No. 190/2;

ITEM No.2:

All that piece and parcel of the Converted land bearing Sy. No. 190/2 (Old Sy.No. 190), measuring to an extent **1 Acre 10 Guntas** (duly converted from Agricultural to Non-Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by



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Parbhakar M Kunder BAL, LL.B

the Deputy Commissioner, Bangalore Urban District), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District and bounded on the:

East By : Road and Land bearing Sy. No. 132;
West By : Land bearing Sy. No. 191;
North By : Land bearing Sy. No. 190/1;
South By : Land bearing Sy. No. 190/3;

ITEM No.3:

All that piece and parcel of the Converted land bearing Sy. No. 190/3 (Old Sy.No. 190), measuring to an extent **0-10 Guntas** (duly converted from Agricultural to Non-Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District and bounded on the:

East By : Road and Land bearing Sy.No.132;
West By : Land bearing Sy. No. 132;
North By : Land bearing Sy. No. 190/2;
South By : Land bearing Sy. No. 190/4;

ITEM No.4:

All that piece and parcel of the Converted land bearing Sy. No. 190/4 (Old Sy.No. 190), measuring to an extent **0-20 Guntas** (duly converted from Agricultural to Non-Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. 473160 dated 06.03.2023 issued by the Deputy Commissioner, Bangalore Urban District), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District and bounded on the:

East By : Road and Land bearing Sy.No.132;
West By : Land bearing Sy. No. 191;
North By : Land bearing Sy. No. 190/3;
South By : Land bearing Sy. No. 190/5;





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Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

DOCUMENTS SCRUTINIZED:

Sl. No	Date of document	Name/ Type of document	Regd./Ref No. of the document with date	Whether original/ certified/ true copy/ Photostat
TITLE RELATED DOCUMENTS				
1.	13.03.1952	Sale deed executed by Smt.Guramma w/o Papanna and Sri. Singappa S/o Papanna in favour of Smt.Yailamma W/o Sri.Abbaiyappa concerning Sy.No.190 measuring to an extent of 03 Acres	Doc.No.2414/ 1951-52	Photostat
2.	27.01.1955	Sale deed executed by Smt.Yallamma W/o Sri.Abbaiyappa in favour of Sri.Narayanappa s/o Kaverappa concerning Sy.No.190 measuring to an extent of 03 Acres	Doc.No.2153- 1954-55	Photostat
3.	26.03.1959	Sale deed executed by Sri.Narayanappa S/o Kaverappa in favour of Sri.Ramaiah s/o Puttappa concerning Sy.No.190 measuring to an extent of 03 Acres	Doc.No.3298- 1958-59	Photostat
4.	15.05.1961	Sale Deed executed by Sri.Ramaiah S/o Puttappa in favour of Sri.Shata Kuntappa @ Muniyappa S/o Muniyappa concerning Sy.No.190 measuring to an extent of 03 Acres	Doc.No.592- 1961-62	Photostat
5.	07.09.1964	Sale Deed executed by Sri.Shata Kuntappa @ Muniyappa S/o Muniyappa in favour of Sri.Marappa S/o Pullappa	Doc.No.1708/ 1964-65	Photostat





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Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
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Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

		concerning Sy.No.190 measuring to an extent of 01 Acre 20 Guntas.		
6.	07.08.1984	Gift Deed executed by Sri.Marappa S/o Pullappa in favour of Smt.Pillamma w/o Sri.S.Nagaraju concerning Sy.No.190 measuring to an extent of 01 Acre 20 Guntas.	Doc.No.851-1984-85	Photostat
7.		Mutation Register	MR.No.6-1996-97.	Photostat
8.		Mutation Register	MR.No.44-1996-97.	Photostat
9.	18.09.2006	Sale Deed executed by Smt.Pillamma w/o Sri.S.Nagaraju and others in favour of Smt.Vasantha Kumari w/o K.Pullappa and Sri.K.Pullappa S/o late Kullappa concerning Sy.No.190 measuring to an extent of 0.10 Guntas out of 01 Acre 20 guntas.	Doc. No. ANK-1-20919-2006-07	Photostat
10.	18.02.2012	Deed of cancellation executed by Smt.Pillamma w/o Sri.S.Nagaraju and others in favour of Smt.Vasantha Kumari w/o K.Pullappa and Sri.K.Pullappa S/o late Kullappa concerning Sy.No.190 measuring to an extent of 0.10 Guntas out of 01 Acre 20 guntas.	Doc.No.SRJ-1-05838-2011-12	Photostat
11.	25.02.2012	Sale deed executed by Smt.Pillamma w/o Sri.S.Nagaraju and others in favour of Sri.R.Chetan S/o H.K.Raja Gopal concerning Sy.No.190 measuring to an extent of 01 Acre 10 Guntas out of 01 Acre 20 guntas.	Doc.No.SRJ-1-05989-2011-12	Photostat
12.		Mutation Register	MR.No.H56/2011-12	Photostat





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Suguna V Karkera BA.LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

13.	23.02.2022	Joint Development Agreement entered in to between Smt.Pillamma w/o Sri.Nagaraju and others with M/s. Mana Projects Private Ltd represented by its managing director Mr.D.Kishore Reddy concerning Sy.No.190/1 (Old Sy.No.190) measuring to an extent of 0.10 Guntas.	Doc.No.SRJ-1-06909-2021-22	Photostat
14.	23.02.2022	General Power of Attorney executed by Smt.Pillamma w/o Sri.Nagaraju and others in favour of M/s. Mana Projects Private Ltd represented by its managing director Mr.D.Kishore Reddy concerning Sy.No.190/1 (Old Sy.No.190) measuring to an extent 0.10 Guntas.	Doc.No.SRJ-4-00352-2021-22	Photostat
15.	30.03.2022	Conversion order from Agricultural to Non- Agricultural Residential-Personal Housing purpose issued by the Deputy Commissioner, Bangalore Urban District with respect to Sy. No. 190/1, measuring to an extent of 0.10 Guntas	No. ALN (ASH) SR 283/2021-22	Photostat
16.		Conversion Sketch		Photostat
17.	29.01.2021	Conversion order from Agricultural to Non- Agricultural Residential-Personal Housing purpose issued by the Deputy Commissioner, Bangalore Urban District with respect to Sy. No. 190/4, measuring to an extent of 01 Acre 10 Guntas	No. ALN (ASH) SR 95/2020-21	Photostat
18.		Mutation Register	MR.No.T27/2 020-21	Photostat
19.	16.12.2021	Form 11B khata issued by Shantipura Gramapanchayathi in favour of Sri.R.chetahana S/o Sri.H.K.rajagopal	PID No.150200100 500520700	Photostat





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Kiran Kumar Hegde M.A, LL.B
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Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

		with respect to Sy.No.190/3 measuring to an extent of 0.10 Guntas		
20.	16.12.2021	Form 11B khata issued by Shantipura Gramapanchayathi in favour of Sri.R.chetahana S/o Sri.H.K.rajabopal with respect to Sy.No.190/4 measuring to an extent of 01 Acre 10 Guntas	PID No.150200100 500520701	Photostat
21.	22.07.2022	Form 11B khata issued by Shantipura Gramapanchayathi in favour of Smt.Pillamma w/o Sri.S.Nagaraju with respect to Sy.No.190/1 measuring to an extent of 0.10 Guntas	PID No.150200100 500521023	Photostat
22.	30.04.2022	Joint Development Agreement entered in to between Sri.R.Chetan S/o Sri.H.raja Gopal with M/s. Mana Projects Private ltd represented by its Managing Director Mr.D.Kishore Reddy concerning Sy.no.190/2, measuring 01 Acre 10 guntas.	Doc.no.SRJ-1-00895-2022-23	Photostat
23.	30.04.2022	General Power of Attorney executed by Sri.R.Chetan S/o Sri.H.raja Gopal in favour of M/s. Mana Projects Private ltd represented by its Managing director Mr.D.Kishore Reddy concerning Sy.no.190/2, measuring 01 Acre 10 Guntas.	Doc.no.SRJ-4-00055-2022-23	Photostat
24.	11.04.2022	Modified Conversion order from Agricultural to Non- Agricultural Residential-Personal Housing purpose issued by the Deputy Commissioner, Bangalore Urban District with respect to Sy. No. 190/4, measuring to an extent of 01 Acre 10 Guntas	No. ALN (ASH) SR 95/2020-21	Photostat





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Rajesh P Karkera BA, LL.B
Suguna V Karkera BA.LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

25.		Conversion Sketch		Photostat

26.	18.03.1968	Sale deed executed by Sri.Ramaiah S/o Patappa in favour of Smt.Saraswathi Bayamma concerning Sy.No.190 measuring 01 Acre 20 Guntas	Doc.No.4133/1967-68	Photostat
27.	13.12.1972	Sale deed executed by Smt.Saraswathi Bayamma in favour of Sri.Ramaiah. M S/o Late Munishamappa concerning Sy.No.190 measuring 01 Acre 20 Guntas	Doc.No.2532/1972-73	Photostat
28.	16.08.1984	Sale deed executed by Sri.M.Ramaiah S/o Late Munishamappa in favour of Sri.Ramaiah S/o Late Patappa concerning Sy.No.190 measuring 01 Acre 20 Guntas	Doc.No.905/1984-85	Photostat
29.		Death Certificate of Late Ramaiah		Photostat
30.		Mutation Register	MR.No.143/2004-05	Photostat
31.	09.09.2005	Sale deed executed by Sri.Nagaraju S/o late Ramaiah and others in favour of Sri.Krishnappa S/o Late Singappa concerning Sy.No.190 measuring 0.20 Guntas	Doc.No. ANK-1-08178-2005-06	Photostat
32.		Mutation Register	MR.No.55/2005-06.	Photostat
33.	14.02.2012	Sale deed executed by Sri.Krishnappa s/o Late Singappa and others in favour of Smt.M.Radha D/o Subbaiah concerning Sy.No.190 measuring 0.20 Guntas.	Doc.No.SRJ-1-05704-2011-12	Photostat
34.		Mutation Register	MR.No.96-2014-15	Photostat





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Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

35.		Mutation Register	MR.No.H9/2 015-16.	Photostat
36.	30.12.2022	Joint Development Agreement entered in to between Smt.M.Radhamanigandhan w/o Sri.Manigandhana Kumarappan with M/s. Mana Projects Private Ltd represented by its Managing director Mr.D.Kishore Reddy concerning Sy.No.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas.	Doc.No.SRJ- 1-07217-2022- 23	Photostat
37.	30.04.2022	General Power of Attorney executed by Smt. M. Radhamanigandhan w/o Sri. Manigandhana Kumarappan in favour of M/s. Mana Projects Private Ltd represented by its Managing Director Mr. D. Kishore Reddy concerning Sy.No.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas.	Doc.No.SRJ- 4-00437-2022- 23	Photostat
38.	06.03.2023	Conversion order from Agricultural to Non- Agricultural Residential-Personal Housing purpose issued by the Deputy Commissioner, Bangalore Urban District with respect to Sy. No. 190/4, measuring to an extent of 0.20.08 Guntas	No. 473160	Photostat
39.	21.09.2024	Confirmation deed executed by Smt. Manjula D/o Sri.Nagaraju and others in favour of Smt.M.Radhamanigandhan w/o Sri.Manigandhana Kumarappan and M/s. Mana Projects Private Ltd represented by its Managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad with respect to	Document No. SRJ-1- 05569-2024-25	Photostat





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Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

		Sy.No.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas.		
40.	21.09.2024	Confirmation deed executed by Sri. Jayaram s/o Late Singappa @ Ramaiah and others in favour of Smt. M. Radhamanigandhan w/o Sri. Manigandhana Kumarappan and M/s. Mana Projects Private Ltd represented by its Managing Director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad with respect to Sy.No.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas.	Document No. SRJ-1-05570-2024-25	Photostat
41.	25.02.2012	Sale deed executed by Sri. Nagaraju s/o late Singappa and others in favour of Sri. R. Chetan s/o H.K.Rajagopal concerning Sy.No.190 measuring 0.10 Guntas.	Doc.No.SRJ-1-05977-2011-12	Photostat
42.		Mutation Register	MR.No.H57/2011-12	Photostat
43.	29.01.2021	Conversion order from Agricultural to Non- Agricultural Residential-Personal Housing purpose issued by the Deputy Commissioner, Bangalore Urban District with respect to Sy. No. 190/3, measuring to an extent of 0.10 Guntas	No. ALN/ASH/S R 96/2020-21	Photostat
44.		Mutation Register	MR.No.T25/2020-21	Photostat
45.	03.12.2022	Confirmation deed executed by Sri.Jayaram s/o Late. Singappa @ Ramaiah and others in favour of Sri.R.Chetan with respect to Sy.No. 190/3, measuring to an extent of 0.10 Guntas.	Document No. SRJ-1-07225-2022-23	Photostat





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA.LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

46.	03.12.2022	Joint Development Agreement entered in to between Sri.R.Chetan s/o Sri.H.K.Rajagopal with M/s. Mana Projects Private ltd represented by its Managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad concerning Sy.No.190/3 (Old Sy.No.190) measuring 0.10 Guntas.	Doc.No.SRJ-1-07226-2022-23	Photostat
47.	03.12.2022	General Power of Attorney executed by Sri.R.Chetan s/o Sri.H.K.Rajagopal in favour of M/s. Mana Projects Private ltd represented by its Managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad concerning Sy.No.190/3 (Old Sy.No.190) measuring 0.10 Guntas.	Doc.No.SRJ-4-00438-2022-23	Photostat
48.	20.08.2024	Confirmation deed executed by Sri.Srinivas.K s/o late Krishnappa and others in favour of Sri.R.Chetan s/o Sri.H.K.Raja Gopal concerning Sy.no.190/3 (Old Sy.No.190) measuring 0.10 guntas.	Doc.No.SRJ-1-04352-2024-25	Photostat

49.	09.09.2005	Sale deed executed by Mrs.Katamma w/o late Ramaiah and others in favour of Mr.Y.Sivasundaram @ Sundaraiah s/o C.M.Yellappa concerning Old Sy.No.190 measuring 0.30 Guntas.	Doc.No. ANK-1-08173-2005-06	Photostat
50.		Mutation Register	MR.No.54/2005-06	Photostat





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Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

51.	22.08.2016	Petition and Order copy in RA/A No. 52/2015-16 filed by Smt.Yashoda and others in the Court of the Assistant Commisioner Bangalore South Sub division against Tahasildar and others.		Photostat
52.		Mutation Register	MR.No.H92/2014-15	Photostat
53.		Mutation Register	MR.No.H7/2020-21	Photostat
54.		Mutation Register	MR.No.H8/2020-21	Photostat
55.	19.03.2011	Petition and Judgement copy in Appeal No. 525/2019 (CH-1) filed by Smt.M.Radha before the Karnataka appellate Ttribunal at Bengaluru against the Assistant Commissioner and others.		Photostat
56.	17.08.2022	Petition and Order copy in RA/A No. 700/2021 filed by Sri.jayaram and others in the Court of the Assistant Commisioner Bangalore South Sub division against Tahasildar and others.		Photostat
57.	22.04.2013	Plaint and Summons in O.S.No.351/2002 filed by Smt.Yashoda and others in the Court of the Civil Judge (Sr.Dn) at Anekal against Sri. Jayaram and others.		Photostat
NO OBJECTION CERTIFICATES				
58.	08.12.2021	Intimation issued by PDO Shantipura Grama Panchayathi regarding Supply of water with respect to Sy.No.191, 190/2, 190/3 and 190/4		Photostat





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Suguna V. Karkera B.A., LL.B.
Krithi M.K. B.A., LL.B.
Parbhakar M. Kunder B.A., LL.B.

59.	10.02.2022	NOC issued by State Level Environment Impact Assessment Authority Karnataka	No. SEIAA 118/CON/2020	Photostat
60.	07.03.2022	NOC issued by the BIFCOM	No. SBI/RMCA/ BE/O/ABE/ O/21-22	Photostat
61.	14.03.2022	NOC for Height Clearance issued by AGM (Transmission Planning), Bharat Sanchar Nigam Ltd (BSNL)	Ref No. DGM (CM) B/11/ NOC For High Rise /2024-25	Photostat
62.	07.04.2022	NOC For Height Clearance issued by Deputy General Manager, Airport Services Centre, Airport Authority of India	Ref No. HOSU/ SOUTH/B/ 031722/ 661337	Photostat
63.	13.04.2022	NOC /Consent for Establishment issued by Senior Environmental Officer Karnataka State Pollution Control Board	No. CTE- 330894	Photostat
64.	07.06.2022	NOC issued by Director General of Police and Director General Karnataka Fire and Emergency Services	No. KSFFS/NOC /029/2022	Photostat
65.	22.10.2022	NOC issued by Director General of HAL	Vide bearing No. ASC/DGM/ AO/131/HA L-BG-27- 22/947/2022	Photostat
66.	31.05.2024	Approval for residential Sketch issued by BDA in favour of M/s. Mana Projects Pvt. Ltd	BDA/NAYO SA/DLP- 34/2023- 24/395/2024- 25	Photostat





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Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

REVENUE RECORDS

67.	Pahani Takthe for the period of 1961-62 to 1968-69 concerning Sy.No.190 and 191	Photostat
68.	Manual RTCs for the period of 1969-1970 to 1973-74, 1974-75 to 1978-79, 1979-80 to 1984-85, 1984-85 to 1987-88, 1989-90 to 1993-94, 1994-95 to 1996-97, 1997-98 to 2001-02 with respect to Sy. No. 190.	Photostat
69.	Computerized RTCs from 2001-02, 2002-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-2012, 2012-13, 2013-14, 2014-15, with respect to Sy. No. 190	Photostat
70.	Computerized RTC for the period of 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25 with respect to Survey No.190/1	Photostat
71.	Computerized RTC for the period of 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25 with respect to Survey No.190/2	Photostat
72.	Computerized RTC for the period of 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25 with respect to Survey No.190/3	Photostat
73.	Computerized RTC for the period of 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25 with respect to Survey No.190/4	Photostat





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ENDORSEMENTS

74.	21.06.2021	Endorsement issued by the Tahsildar for non-availability of Preliminary Record with respect to Sy. No. 190	No. RK/CR/1481/11-12	Photostat
75.	30.12.2014	Endorsement issued by the Assistant Commissioner under Section 79 (a) & (b) of KLR Act with respect to Sy. No. 190 measuring to an extent of 2Acre 03 Guntas.	No. L.R.F/CR/561/2014-15	Photostat
76.	30.12.2014	Endorsement issued by the Assistant Commissioner under PTCL Act with respect to Sy. No. 190 measuring to an extent of 2Acre 03 Guntas.	No. PTCL/CR (A)/455/2013-14	Photostat
77.	28.01.2015	Endorsement issued by the Tahasildar regarding non availability of MR.No.2/84-85 with respect to Sy. No. 190	RRT/NAKA LU/CR/06-14-15	Photostat
78.	07.08.2020	Endorsement issued by the Tahsildar confirming that there are no tenancy claims under in Form 7 and 7A of Karnataka Land Reforms Act, 1961 with respect to Survey No.190/3 Measuring 0.10 Guntas	No.RD003802 8171999	Photostat
79.	07.08.2020	Endorsement issued by the Tahsildar confirming that there are no tenancy claims under in Form 7 and 7A of Karnataka Land Reforms Act, 1961 with respect to Survey No.190/4 Measuring 01 Acre 10 Guntas	No.RD003802 8172000	Photostat





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80.	09.09.2020	Endorsement issued by the Special Land Acquisition Officer, Bangalore as to nil acquisition of the land bearing Sy. No. 190/3 measuring to an extent of 10 Guntas.	No. SLAO/ALN/171/20-21	Photostat
81.	09.09.2020	Endorsement issued by the Special Land Acquisition Officer, Bangalore as to nil acquisition of the land bearing Sy. No. 190/4 measuring to an extent of 01 Acre 10 Guntas.	No. SLAO/ALN/172/20-21	Photostat
82.	07.10.2020	Endorsement issued by the Karnataka Housing Board as to nil acquisition of the land bearing Sy. No. 190/3 measuring to an extent of 0.10 Guntas.	No. KHB/LAO/Anekal/587/2020-21	Photostat
83.	07.10.2020	Endorsement issued by the Karnataka Housing Board as to nil acquisition of the land bearing Sy. No. 190/4 measuring to an extent of 01 Acre 10 Guntas.	No. KHB/LAO/Anekal/586/2020-21	Photostat
84.	08.10.2020	Endorsement issued by the Karnataka Industrial Area Development Board as to nil acquisition of the land bearing Sy. No. 190/3 measuring to an extent of 0.10 Guntas.	No. Bangalore/SLAO-2/2227/2020-21	Photostat
85.	08.10.2020	Endorsement issued by the Karnataka Industrial Area Development Board as to nil acquisition of the land bearing Sy. No. 190/4 measuring to an extent of 01 Acre 10 Guntas.	No. Bangalore/SLAO-2/2228/2020-21	Photostat
86.	15.10.2020	Endorsement issued by the Bangalore Development Authority as to nil acquisition of the land bearing Sy. No. 190/3 measuring to an extent of 0.10 Guntas.	No. BDA/SLAO-(Pra)/885/2020-21	Photostat





Legal Nexus

Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

87.	15.10.2020	Endorsement issued by the Bangalore Development Authority as to nil acquisition of the land bearing Sy. No. 190/4 measuring to an extent of 01 Acre 10 Guntas.	No. BDA/SLAO-(Pra)/ 884/ 2020-21	Photostat
88.	09.02.2022	Endorsement issued by the Tahasildar regarding non availability of MR.No.12/70-71 and MR.No.2/84-85 concerning Sy.No.190/3 and 190/4	RRT/nakalu/ Cr/10442021-22	Photostat
SURVEY RECORDS				
89.		Kardha Nakalu		Photostat
90.		Moola Tippani		Photostat
91.		Atlas		Photostat
92.		RR Edabagha & RR Balabagh		Photostat
93.		Akarbandh concerning Sy.No.190/1, 190/2, 190/3 and 190/4		Photostat
ENCUMBRANCE CERTIFICATES				
94.	20.06.2011	Encumbrance Certificate from 01.04.1932 to 31.03.1978 with respect to Sy. No. 190.	SA NO. 4654/2011-12	Photostat
95.	23.06.2011	Encumbrance Certificate from 01.04.1977 to 31.03.2004 with respect to Sy. No. 190.	SA NO. 4976/11-12	Photostat
96.	15.09.2020	Encumbrance Certificate from 01.04.2004 to 14.09.2020 with respect to Sy. No. 190.	SA No. IGR-EC-C-0004698-2020-21	Photostat
97.	19.08.2024	Encumbrance Certificate from 01.04.2004 to 17.08.2024 with respect to Sy. No. 190/1.	SA No. SRJ-EC-A-130245-2024-25	Photostat





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

98.	17.08.2024	Encumbrance Certificate from 01.04.2004 to 17.08.2024 with respect to Sy. No. 190/2	SA.No.SRJ-EC-A-129617-2024-25	Photostat
99.2	19.08.2024	Encumbrance Certificate for the period of 01.04.2004 to 17.08.2024 concerning Sy.No.190/3	SA.No.SRJ-EC-A-129639-2024-25	Photostat
100.	20.08.2024	Encumbrance Certificate for the period of 01.04.2004 to 17.08.2024 concerning Sy.No.190/4	SA.No.SRJ-EC-A-129613-2024-25	Photostat
101.		Information Encumbrance Certificate for the period of 01.04.2003 to 13.01.2025 concerning Sy.No.190/1, 190/2, 190/3 and 190/4.	Only for Preview	Photostat

FLOW OF TITLE:

- The land bearing Sy. No. 190, measuring to an extent of 3 Acres, situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District was originally sold by Smt. Guramma w/o Papanna and her son Sri. Singappa S/o Papanna in favour of Smt.Yallamma w/o Sri.Abbaiyappa through a registered Sale deed dated 13.03.1952, registered as Document No. 2414/1951-52, registered in the office of Sub-Registrar Anekal.
- Whereas, Smt.Yallamma w/o Sri.Abbaiyappa absolutely conveyed the land bearing Sy.No.190 measuring to an extent of 03 Acres in favour of Sri. Narayanappa s/o Kaverappa through a registered Sale deed dated 27.01.1955, registered as Document No. 2153/1954-55, registered in the office of Sub-Registrar, Anekal.
- Further, Sri. Narayanappa S/o Kaverappa absolutely conveyed the land bearing Sy.No.190 measuring to an extent of 03 Acres in favour of Sri.Ramaiah s/o Puttappa through a registered Sale deed dated 26.03.1959, registered as Document No. 3298/1958-59, registered in the office of Sub Registrar, Anekal.





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

- Whereas, Sri. Ramaiah S/o Puttappa conveyed the land bearing Sy.No.190 measuring to an extent of 1 Acre 20 Guntas out of 3 Acres in favour of Sri. Muniyappa @ Shatha Kuntappa S/o Muniyappa through a registered sale deed dated 15.05.1961, registered as Document No. 592/1961-62, registered in the office of Sub-registrar, Anekal, Bangalore.
- Pursuant thereof, Sri. Ramaiah S/o Puttappa had retained the balance extent of the land bearing Sy.No.190 measuring to an extent of 1 Acre 20 Guntas.
- Further, Sri. Shatha Kuntappa @ Muniyappa S/o Muniyappa conveyed the property bearing Sy.No.190 measuring to an extent of 01 Acre 20 Guntas in favour of Sri. Marappa S/o Pullappa through a registered sale Deed dated 07.09.1964, registered as Document No. 1708/1964-65, registered in the office of Sub-registrar Anekal, Bangalore.
- Further, Sri.Marappa S/o Pullappa out of natural love and affection gifted the portion of the property bearing Sy.No.190 measuring to an extent of 01 Acre 20 Guntas in favour of his daughter Smt.Pillamma w/o Sri.S.Nagaraju through a registered Gift deed dated 07.08.1984, registered in the office of Sub-registrar, Anekal, Bangalore. Subsequently Khata was transferred to the name of Smt.Pillamma w/o Sri.S.Nagaraju as per MR. NO.6/1996-97.
- Further, Smt.Pillamma w/o S.Nagaraju, Sri.S.Nagaraju, along with their children, viz., Sri.Ravikumar, Sri.Chandrashekar, Smt.Manjula, Smt. Shashikala and Sri.Vasanth absolutely conveyed the Property bearing Sy.No.190 measuring to an extent of 0.10 Guntas out of 01 Acre 20 Guntas in favour of Smt.Vasantha Kumari w/o K.Pullappa and Sri.K.Pullappa S/o late Kullappa through a registered Sale deed dated 08.09.2006, registered as Document No. ANK-1-20919-2006-07, in Book-1, stored in CD.No.ANKD 160 registered in the office of Sub-Registrar, Anekal, Bangalore.
- Whereas, Smt.Pillamma w/o S.Nagaraju, Sri.S.Nagaraju, along with their children, viz., Sri.Ravikumar, Sri.Chandrashekar, Smt.Manjula, Smt.Shashikala and Sri.Vasanth executed Deed of cancellation with respect to





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

Sy.No.190 measuring to an extent of 0-10 Guntas out of 01 Acre 20 guntas in favour of Smt.Vasantha Kumari w/o K.Pullappa and Sri.K.Pullappa S/o late Kullappa through registered deed of cancellation dated 18.02.2012, registered as Document No. SRJ-1-05838-2011-12, in Book-1, stored in CD.No.SRJD 95, registered in the office of Sub-Registrar, Sarjapura, Bangalore for the Cancellation of Sale deed dated 08.09.2006, registered as Document No. ANK-1-20919-2006-07, in Book-1, stored in CD.No.ANKD 160 registered in the office of Sub-Registrar, Anekal, Bangalore.

- Further, 1. Smt. Pillamma w/o S. Nagaraju, 2.Sri. S. Nagaraju, 3.Sri. N. Ravikumar, 4.Smt. Jamuna, 5.Master. Apeksh, 6.Master Himesh Sl.No.5 & 6 are minors represented by natural guardian father Sri.N.Ravikumar, 7. 8. Sri.N.Chandrashekar, 9. Smt.Suguna, 10.Kumari.Harshitha, Sl.No.9 & 10 being minors represented by natural guardian Father Sri.N.Chandrashekar, 11. Smt.Manjula, 12. Smt.Shashikala and 13. Smt.Vasantha conveyed the property bearing Sy.No.190 measuring to an extent of 01 Acre 10 Guntas out of 01 Acre 20 guntas in favour of Sri.R.Chetan S/o H.K.Raja Gopal through a registered sale deed dated 25.02.2012, registered as document no. SRJ-1-05989-2011-12, in Book-1, stored in CD.No.SRJD96, in the office of Sub-Registrar, Sarjapura, Bangalore. Subsequently Khata was transferred to the names as per MR. NO. H56/2011-12.
- Further it could be observed that, 1.Smt.Pillamma w/o S.Nagaraju, 2.Sri.S.Nagaraju, 3.Sri.N.Ravikumar, 4.Smt.Jamuna, 5.Master Apeksh, 6.Master Himesh Sl.No.5 & 6 are minors represented by natural guardian father Sri.N.Ravikumar, 7. Sri.N.Chandrashekar, 9. Smt.Suguna, 10.Kumari.Harshitha, Sl.No.9 & 10 being minors represented by natural guardian Father Sri.N.Chandrashekar, 11. Smt.Manjula, 12. Smt.Shashikala and 13. Smt.vasantha with an intention to develop the land bearing Sy.No.190/1 (Old Sy.No.190) measuring to an extent of 0.10 Guntas situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District in to a Residential Apartment project, had entered in to a Joint Development Agreement dated 23.02.2022, with M/S.MANA PROJECTS PRIVATE LTD, A Partnership firm having its office at No. 20/7, Swamy legato, 3rd floor,





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

Kadubeesanahalli, marathahalli outer Ring Road, Bangalore rep by its managing director Mr.D.Kishore Reddy which has been registered as document No. SRJ-1-06909-2021-22, Book 1, stored in CD.No.SRJD 1052, registered before the office of Sub-Registrar, Sarjapura, with a ratio of 37% of developed constructed area shall belongs to the Owners and 63 % of developed constructed area shall belongs to the Developers and thereafter the said Owners had authorized the Developers as their lawful attorney to commence the developmental related activities and to sell the Developers share of saleable area, through a General Power of Attorney dated 23.02.2022 registered as Document No.SRJ-4-00352-2021-22 in Book-4, stored in CD.No.SRJD 1052 in the Office of Sub-Registrar Sarjapura.

- The land bearing Sy. No. 190/1, measuring to an extent of 0.10 Guntas has been converted from Agricultural to Non-Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 283/2021-22, dated 30.03.2022 issued by the Deputy Commissioner, Bangalore Urban District in the name of Smt.Pillamma w/o Sri.Nagaraju and conversion sketch is available.
- The land bearing Sy.No.190/4, measuring to an extent of 01 Acre 10 Guntas has been converted from Agricultural to Non- Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District in the name of Sri.R.Chethan S/o Sri.H.K.Rajgopal and the same is recorded in MR. NO. T27/2020-21.
- Further it could be observed that, Sri.R.Chethan s/o Sri.H.K.Rajgopal with an intention to develop the land bearing Sy.No.190/2, measuring 01 Acre 10 guntas situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District in to a Residential Apartment, had entered in to a Joint Development Agreement dated 30.04.2022, with M/S.MANA PROJECTS PRIVATE LTD, A Partnership firm having it's office at No. 20/7, Swamy legato, 3rd floor, Kadubeesanahalli, marathahalli outer Ring Road, Bangalore rep by its managing director Mr.D.Kishore Reddy which has been





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA.LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

registered as document No. SRJ-1-00895-2022-23, Book 1, stored in CD.No.SRJD 1102, registered before the office of Sub Registrar, Sarjapura, with a ratio of 38% of developed constructed area shall belongs to the Owner and 62 % of developed constructed area shall belongs to the Developer and thereafter the said owner had authorized the Developer as his lawful attorney to commence the developmental related activities and to sell the Developers share of saleable area, through a General Power of Attorney dated 30.04.2022 registered as Document No.SRJ-4-0055-2022-23 in Book-4, stored in CD.No.SRJD 1102 in the Office of Sub-Registrar Sarjapura.

- The land bearing Sy.No.190/4, measuring to an extent of 01 Acre 10 Guntas has been converted from Agricultural to Non- Agricultural Residential- Personal Housing purpose vide Modified Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District in the name of Sri.R.Chethan s/o Sri.H.K.Rajgopal and Conversion Sketch is available for perusal.

- Whereas, Sri. Ramaiah S/o Patappa conveyed the land bearing Sy.No.190 measuring 01 Acre 20 Guntas in favour of Smt. Saraswathi Bayamma through a registered sale deed dated 18.03.1968, registered as document no. 4133/1967-68, in the office of Sub Registrar, Anekal, Bangalore.
- Whereas, Smt. Saraswathi Bayamma conveyed the land bearing Sy.No.190 measuring 01 Acre 20 Guntas in favour of Sri.Ramaiah. M S/o Late Munishamappa through a registered sale deed dated 13.12.1972, registered as Document No. 2532/1972-73, in the office of Sub-Registrar, Anekal, Bangalore.
- Whereas, Sri.Ramaiah. M S/o Late Munishamappa conveyed the land bearing Sy.No.190 measuring 01 Acre 20 Guntas in favour of Sri.Ramaiah. M S/o Late Patappa through a registered sale deed dated 16.08.1984, registered as Document No. 905/1984-85, in the office of Sub-Registrar, Anekal, Bangalore.





Legal Nexus

Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

- Further it could be seen that Sri.Ramaiah S/o Patappa died on 11.10.2004, and Death certificate of Ramaiah is available for perusal. Subsequently Khata was transferred to the names of Sri.Nagaraju S/o Late Ramaiah as per MR. NO. 143/2004-05.
- Whereas, Sri.Nagaraju S/o late Ramaiah along with his children ie., Sri.Ravikumar and Sri.Chandrashekar conveyed the land bearing Sy.No.190 measuring 0.20 Guntas in favour of Sri.Krishnappa S/o Late Singappa through a registered Sale deed dated 09.09.2005, registered as document no. ANK-1-08178-2005-06, in Book-1, stored in CD.No.ANKD78, registered in the office of Sub-Registrar Anekal, Bangalore. Subsequently Khata was transferred to the name of Sri.Krishnappa S/o Late Singappa as per MR. NO. 55/2005-06.
- Further, Sri.Krishnappa S/o Late Singappa along with his children ie., Sri.Srinivas, Smt.prema, Sri.Muniraju, Sri.Rakesh and Sri.Shankar conveyed the land bearing Sy.No.190 measuring 0.20 guntas in favour of Smt.M.Radha w/o Sri.Manigandan through a registered sale deed dated 14.02.2012, registered as document no. SRJ-1-05704-2011-12, in Book-1, stored in CD.No.SRJD95, in the office of Sub-Registrar, Sarjapura Bangalore. Subsequently Khata was transferred to the name of Smt.M.Radha w/o Sri.Manigandan a as per MR. NO. 96/2014-15.
- Further it could be observed that, Smt.M.Radha w/o Sri.Manigandan with an intention to develop the land bearing Sy.no.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District in to a Residential Apartment project, had entered in to a Joint Development Agreement dated 30.12.2022, with M/S. MANA PROJECTS PRIVATE LTD, a Partnership firm rep by its managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad which has been registered as document No. SRJ-1-07217-2022-23, Book 1, stored in CD.No.SRJD 1263, registered before the office of Sub Registrar, Sarjapura, with a Ratio of 36.25% of developed constructed area shall belongs





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

to the Owner and 63.75% of developed constructed area shall belongs to the Developers and thereafter the said owner had authorized the Developer as her lawful attorney to commence the developmental related activities and to sell the Developer's share of saleable area, through a General Power of Attorney dated 30.12.2022 registered as Document No.SRJ-4-0437-2022-23 in Book-4, stored in CD No. SRJD 1263 in the Office of Sub-Registrar Sarjapura.

- Whereas, the land bearing Sy.No.190/4, measuring to an extent of 0.20 Guntas has been converted from Agricultural to Non- Agricultural Residential- Personal Housing purpose vide Official Memorandum bearing SL.No.437160, dated 06.03.2023 issued by the Deputy Commissioner, Bangalore Urban District in the name of Smt.M.Radha w/o Sri.Manigandan.
- It could be observed that Smt.N.Manjula D/o Sri.Nagaraju, Sri.Rupesh V, Sri.Monish V, Smt.Vasanth had confirmed the right, title, interest and ownership of Smt.M.Radha w/o Sri.Manigandan and development rights of M/s. Mana Projects Private Ltd represented by its Managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad over the land bearing Sy.no.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 Guntas vide Confirmation deed dated 21.09.2024, Document No. SRJ-1-05569-2024-25, stored in Book-1, in the Office of the Sub-Registrar, Sarjapura.
- It could be observed that Sri.Jayaram s/o late ramaiah, Smt.Yashodha J, Smt.savitha J, Sri.J.Shanth Kumar, Smr.Radha J (Children of Sri.jayaram) had confirmed the right, title, interest and ownership of Smt.M.Radha w/o Sri.Manigandan and development rights of M/s. Mana Projects Private Ltd represented by its Managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad over the land bearing Sy.no.190/4 (Old Sy.No.190 & 190/2) measuring 0.20 guntas vide Confirmation deed dated 21.09.2024, Document No. SRJ-1-05570-2024-25, stored in Book-1, in the Office of the Sub-Registrar, Sarjapura.





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

- Whereas, 1.Smt.Pillamma w/o S.Nagaraju, 2.Sri.S.Nagaraju, 3.Sri.N.Ravikumar, 4.Smt.Jamuna, 5.Master Apeksh, 6.Master Himesh Sl.No.5 & 6 are minors represented by natural guardian father Sri.N.Ravikumar, 7. Sri.N.chandrashekar, 8. Smt.Suguna, 9.Kumari.Harshitha, 1.Master Nandish Sl.No.9 & 10 being minors represented by natural guardian Father Sri.N.Chandrashekar, 11. Smt.Manjula, 12. Smt.Shashikala and 13.Smt.Vasantha absolutely conveyed the land bearing Sy.No.190 measuring 0.10 guntas in favour of Sri.R.Chetan s/o H.K.Rajagopal through a registered sale deed dated 25.02.2012, registered as Document no. SRJ-1-05977-2011-12, in Book-1, stored in CD.No.SRJD 96, registered in the office of Sub-Registrar, Sarjapura, Bangalore. Subsequently Khata was transferred to the name of Sri.R.Chetan s/o H.K.Rajagopal as per MR. NO. H57/2011-12.
- Whereas, the land bearing Sy. No. 190/3, measuring to an extent of 0.10 Guntas has been converted from Agricultural to Non- Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN/ASH/SR 96/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District in the name of Sri.R.Chetan s/o H.K.Rajagopal and the same is recorded in MR. NO. T25/2020-21.
- It could be observed that Sri.Jayaram, s/o late Ramaiah, Smt.Yashodha J, Smt.savitha J, Sri.J.Shanth Kumar, Smr.Radha J (Children of Sri.jayaram) had confirmed the right, title, interest and ownership of Sri.R.Chetan s/o H.K.Rajagopal over the land bearing 190/3, measuring to an extent of 0.10 Guntas vide Confirmation deed dated 03.12.2022, Document No. SRJ-1-07225-2022-23, in Book-1, stored in CD.No.SRJD 1263, in the Office of the Sub-Registrar, Sarjapura.
- Further it could be observed that, Sri.R.Chetan s/o H.K.Rajagopal with an intention to develop the land bearing Sy.no.190/3 (Old Sy.No.190) measuring 0.10 guntas situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District in to a Residential Apartment project, had entered in to a Joint Development Agreement dated 03.12.2022, with M/S.MANA



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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

PROJECTS PRIVATE LTD, A Partnership firm rep by its managing director Mr.D.Kishore Reddy represented by SPA holder Sri.A.Syam Prasad which has been registered as document No. SRJ-1-07226-2022-23, Book 1, stored in CD No. SRJD 1263, registered before the office of Sub Registrar, Sarjapura, with a ratio of 38% of developed constructed area shall belongs to the Owner and 62% of developed constructed area shall belongs to the Developers and thereafter the said owner had authorized the Developer as his lawful attorney to commence the developmental related activities and to sell the Developer's share of saleable area, through a General Power of Attorney dated 03.12.2022 registered as Document No.SRJ-4-00438--2022-23 in Book-4, stored in CD No. SRJD 1263 in the Office of Sub-Registrar Sarjapura.

- It could be observed that Sri.Srinivas.K, Sri.K.Muniraja, Sri.Shankara.K, Sri.Prakash.K and Smt.Prema (Childrens of late Krishnappa) had confirmed the right, title, interest and ownership of Sri.R.Chetan s/o H.K.Rajagopal over the land bearing 190/3, measuring to an extent of 0.10 Guntas vide Confirmation deed dated 20.08.2024, Document No. SRJ-1-04352-2024-25, in Book-1, in the Office of the Sub-Registrar, Sarjapura.

- Whereas, Mrs.Katamma w/o Late Sri.Ramaiah along with her Children, Sri.Nagaraj, Sri.Krishnappa and Sri.Jayaram conveyed the land bearing Old Sy.No.190 measuring 0.30 guntas in favour of Mr.Y.Sivasundaram @ Sundaraiah s/o C.M.Yellappa through a registered sale deed dated 09.09.2005, registered as Document No. ANK-1-08173-2005-06, in Book-1, stored in CD.No.ANKD77, registered in the office of Su-Registrar, Anekal Bangalore. Subsequently Khata was transferred to the name of Smt.M.Radha w/o Sri.Manigandan a as per MR.NO.54/2005-06.
- Whereas, Smt.Yashodha D/o Jayaram and others had preferred an appeal before the Court of the Assistant Commissioner Bangalore South Sub-Division in Case No. Regular Appeal No.52/2015-16 by challenging the transfer of Khata in MR 54/2005-06 in the name of Sri. Y. Shivasundaram @ Sundaraiah





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA, LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

with respect to the land bearing Sy.Nos.190 measuring 0.30 Guntas. However the said appeal got dismissed.

- It is observed that the Assistant Commissioner in its Order bearing No. LRD (83) (AS)/43/2015-16, dated 18.09.2018 ordered for the restoration of land bearing Sy. No. 190/2, measuring to an extent of 0-20 Guntas to the Government for the violation of provisions of Section 79 (a) (b) of KLR Act by Smt. M. Radha during the purchase of the said land. However the said Order was quashed by the Karnataka Appellate Tribunal in Appeal No. 525/2019 filed by Smt. M. Radha.
- Whereas, Sri.Jayaram s/o Late Ramaiah preferred an appeal under section 136(2) of the Karnataka Land Revenue Act challenging the Mutation entry in MR.No.54/2005-06, MR.No.57/2011-12, in respect of Property in Sy.No.190/2 and 190/3 situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District. The appeal came to be dismissed.
- We have verified all the Revenue records and Survey records as listed in the index, which reflects the names of the relevant owners, extent of the land as mentioned above.
- We have verified and considered all the Endorsements issued for the specific purpose as listed in the index.
- Further we have verified the Encumbrance Certificates listed in the index, which reflects all the relevant transactions as detailed above.

CERTIFICATE OF TITLE

In view of the foregoing discussion, **SMT.PILLAMMA w/o Nagaraju** is the absolute owner of the Converted land bearing **Sy.No.190/1**, measuring to an extent **0-10 Guntas** (duly converted from Agricultural to Non- Agricultural Residential- Personal Housing purpose vide Official Memorandum bearing No ALN (ASH) SR 283/2021-22, dated 30.03.2022 issued by the Deputy Commissioner, Bangalore





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Advocates & Consultants

Kiran Kumar Hegde M.A, LL.B
Chennakeshava B.S BAL, LL.B
Rajesh P Karkera BA, LL.B
Suguna V Karkera BA,LL.B
Krithi M.K BA, LL.B
Parbhakar M Kunder BAL, LL.B

Urban District), **SRI.R.CHETHAN** S/o Gopal Raju is the absolute owner of the Converted land bearing **Sy. No. 190/2**, measuring to an extent **01 Acre 10 Guntas** (duly converted from Agricultural to Non- Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District), **SRI.R.CHETHAN** S/o GopalRaju is the absolute owner of the Converted land bearing **Sy. No. 190/3**, measuring to an extent **0-10 Guntas** (duly converted from Agricultural to Non- Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. ALN (ASH) SR 95/2020-21, dated 29.01.2021 issued by the Deputy Commissioner, Bangalore Urban District), **Smt.M.RADHA w/o Late Subbaiah** is the absolute owner of the Converted land bearing **Sy. No. 190/4**, measuring to an extent **0-20 Guntas** (duly converted from Agricultural to Non- Agricultural Residential-Personal Housing purpose vide Official Memorandum bearing No. 473160 dated 06.03.2023. issued by the Deputy Commissioner, Bangalore Urban District), situated at Gattahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District and holds clear and marketable title over the same. **M/S. MANA PROJECTS PRIVATE LIMITED** has got the developmental rights over the said land as per the Joint Development Agreement and both the Owner and Developer are entitled to deal with their respective Residential flats to be allotted under the Sharing Agreement pursuant to obtaining the building plan approved by the competent authority.

As per the documents furnished to us for scrutiny, the said land is free from Mortgage, Deposit of title deeds, Lien, Charge, Suit, disputes etc.,

This legal opinion has been given without any interest, direct or indirect after verifying all the Xerox copies of the relevant papers.

