



04<sup>th</sup> MARCH 2026

**LEGAL SCRUTINY REPORT**

of

The Property bearing Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas, 95/8 measuring 0 Acre 10.75 Guntas situated at Mahal Chowdanahalli village, Sarjapura Hobli, Anekal Taluk, Bangalore Urban District.

**FOR**

**M/s MAX GLOBAL DEVELOPERS  
BENGALURU**

**FROM**

**ROOPA SHETTY  
ADVOCATE**

Privileged & Confidential



Date: 04.03.2026

To,

**M/s. MAX GLOBAL DEVELOPERS A REGISTERED PARTNERSHIP FIRM.**  
Registered office at, No. 444," Grand", 3<sup>rd</sup> Floor, 15<sup>th</sup> cross,  
5<sup>th</sup> Main, Hosur-Sarjapura Road Layout, Sector-6, Bengaluru-560102

*Hereunder referred to as "The Client"*

**LEGAL SCRUTINY REPORT**

I have pursued the documents furnished for the title opinion and herewith furnish my Legal Scrutiny Report in respect of property bearing Sy No's. 94/2A measuring 1A-17G, 95/2 measuring 1A-15G, 95/5 measuring 1A-14.5G, 95/6 measuring 1A-14.5G, 95/7 measuring 1A-2.5G, 95/8 measuring 0A-10.75 Guntas situated at Mahal Chowdanahalli village, Sarjapura Hobli, Anekal Taluk, Bengaluru Urban District.

**PRESENT OWNERS NAME** : 1. MR. LAKKANNA  
2. MR. S ABDUL KHUDDUS;

**DEVELOPER NAME** : M/s. MAX GLOBAL DEVELOPERS.

**SY NO' S.** : 94/2 A, 95/2, 95/5, 95/6, 95/7 and 95/8.

**EXTENT** : TOTAL: 6 ACRE - 33.5 GUNTAS  
(0 A-8.75 KHARAB)



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**REPORT ON TITLE:**

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**I. DESCRIPTION OF THE PROPERTY**

|                                             |   |                                                                                                                                          |
|---------------------------------------------|---|------------------------------------------------------------------------------------------------------------------------------------------|
| Property No.                                | : | Sy No's. 94/2 A, 95/2, 95/5, 95/6, 95/7, 95/8.                                                                                           |
| PID No.                                     | : | 150200102201021657                                                                                                                       |
| Located at                                  |   | Mahal Chowdanahalli village, Sarjapura Hobli, Anekal Taluk, Bengaluru Urban District.                                                    |
| Total Extent                                | : | 6 Acre - 33.5 Guntas (0 A-8.75 Kharab)                                                                                                   |
| Boundaries                                  | : | East by : Land in Sy No. 94/1 & 94/2B;<br>West by : Road<br>North by : Land in Sy No. 107 & 95/1<br>South by : Land in Sy No. 96 & 94/2B |
|                                             | : | Freehold                                                                                                                                 |
| Nature of usage                             | : | Residential use                                                                                                                          |
| Revenue Jurisdiction                        | : | Mahal Chowdanahalli Gram Panchyath                                                                                                       |
| Planning Authority                          | : | Anekal                                                                                                                                   |
| Zonal Area as per CDP of Planning Authority | : | Residential                                                                                                                              |
| Conversion Status                           | : | converted                                                                                                                                |
| Details of Building, if any                 | : | Group Housing development.                                                                                                               |
| No. of Floors                               | : | NA                                                                                                                                       |
| Area of the Building                        | : | NA                                                                                                                                       |
| Type of Building                            | : | NA                                                                                                                                       |



I. DETAILS/DESCRIPTION OF DOCUMENTS SCRUTINISED:

| SL. NO.                                                                                                   | DATE OF DOCUMENT | NAME OF DOCUMENT                                                                                                                                                                                                                                                                                                                                                                                                             |
|-----------------------------------------------------------------------------------------------------------|------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| With respect to Property bearing Sy No. 94/2A measuring 1 Acre 17 Guntas (06 Guntas Kharab) Total 1A-23G. |                  |                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 1.                                                                                                        | 04.01.1949       | Sale Deed executed by Mr. Appanna S/o Anneppa in favour of Mr. Thimmaiah S/o Muniyappa registered as Document No. 1125/1948-49, of Book-I, in the Office of Sub Registrar Anekal, with respect to property bearing Sy No. 94/2A measuring 1 Acre 14 Guntas.                                                                                                                                                                  |
| 2.                                                                                                        | 06.05.1952       | Sale Deed executed by Mr. Thimmaiah S/o Muniyappa in favour of Mr. Dodda Papaiah S/o Kabala Shamaiah registered as Document No. 330/1952-53, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 94/2A measuring 1 Acre 14 Guntas.                                                                                                                                           |
| 3                                                                                                         | 07.07.1959       | Sale Deed executed by Mr. Dodda Papaiah S/o Kabala Shamaiah in favour of Mrs. Thimmakka W/o Thimmaiah registered as Document No. 1336/1959-60, of Book-1, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 94/2A measuring 1 Acre 14 Guntas.                                                                                                                                         |
| 4                                                                                                         | 31.05.1984       | Sale Deed executed by Mrs. Thimmakka W/o Thimmaiah and her legal heirs namely Mr. Muniyappa, Mr. Narayanappa, Mr. Krishnappa in favour of Mr. Pachamma W/o Yallappa registered as Document No. 345/1984-85, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 94/2A measuring 1 Acre 17 Guntas.                                                                            |
| 5                                                                                                         |                  | Family Tree of Yallappa S/o Venkatappa issued by the Village Panchayath.                                                                                                                                                                                                                                                                                                                                                     |
| 6                                                                                                         | 07.01.2004       | Sale Deed executed by Mrs. Pachamma W/o Yallappa and her Husband Mr. Yallappa along with their legal heirs namely Mrs. Ramarathnamma, Mrs. Muni Lakshmamma, Mrs. Nagamani in favour of Mr. V. Nagaraju S/o Venkata Rama Shetty registered as Document No. 21640/2004-05, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 94/2A measuring 17 Guntas (0-06 Guntas Kharab). |
| 7                                                                                                         | 08.06.2022       | Sale Deed executed by Mr. V. Nagaraju S/o Venkata Rama Shetty and his wife Mrs. Hindumathi along with their legal heirs namely Mr. G.N Venkatesh, Mrs. Gagana in favour of Mr. D.                                                                                                                                                                                                                                            |



|    |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
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|    |            | Lakkanna S/o Durgappa registered as Document No. 2112/2022-23, of Book-I, in the Office Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 94/2A measuring 1 Acre 17 Guntas.                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 8  | 14.03.2024 | Official Memorandum of Land Conversion Vide No. 623846 issued by the DC Bangalore converting the land bearing Sy No. 94/2A measuring 01 Acre 23 Guntas (including Kharab 06 guntas) for residential purposes.                                                                                                                                                                                                                                                                                                                                                                                                                               |
| 9  |            | Records of Rights from the date of 1937-38 to 1940-41,                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 10 |            | Manual Records of Rights Tenancy and Crops Inspection (RTC) from the year 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000. Computerized RTC the Period of, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13, 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23. With respect to property bearing Sy No. 94/2A. |
| 11 |            | Hissa Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 12 |            | Moola Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 13 |            | Akarbandh                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| 14 |            | RR Edabaga & Balabaga                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| 15 |            | Atlas                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| 16 |            | Village Map                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 17 |            | Encumbrance Certificate for the period from 01.04.1930 to 31.03.2004 with respect to Sy No. 94/2A.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 18 |            | Encumbrance Certificate for the period from 01.04.2004 to 13.04.2022 with respect to Sy No. 94/2A.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 19 |            | Encumbrance Certificate for the period from 01.04.2004 to 03.02.2024 with respect to Sy No. 94/2A.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |



| With respect to property bearing Sy No's. 95/2, 95/5, 95/6 measuring 4 Acre 0.6 Guntas. (including 02 Kharab) total 4 Acre 04 Guntas. |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|---------------------------------------------------------------------------------------------------------------------------------------|------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 20                                                                                                                                    | 23.12.1999 | Partition deed entered into between Legal heirs of Late Mr. Chinnappa namely 1. Mr. Channarayappa, 2. Mr. Venkataramanappa, 3. Mr. Hanumanthappa registered as Document No. BNG(U)-ANKL/4448/1999-2000, of Book-I, in the Office of Sub Registrar Anekal, with respect to property bearing Sy No. 95/2 measuring 4 Acre 06 Guntas, (including Kharab 02 Gunatas), the subject of property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas was allotted to 1. Mr. Chinnarayappa, and Property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas was allotted to 2. Mr. Venkataramanappa, and property bearing Sy No. 95/2 measuring 1 Acre 16 Guntas was allotted to 3. Mr. Hanumanthappa. Situated at Mahal Chowdanahalli Village Sarjapura Hobli, Anekal Taluk. |
| With respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas                                                               |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 21                                                                                                                                    | 24.07.2014 | Sale Agreement executed by Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 1585/2014-25, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas.                                                                                                                                                                                                                                                                                          |
| 22                                                                                                                                    | 24.07.2014 | General Power of Attorney executed by Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 194/2014-25, of Book-IV, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas.                                                                                                                                                                                                                                                                               |
| 23                                                                                                                                    | 10.09.2014 | Sale Deed executed by Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa and represented by their GPA holder Mr. Rangaswamy in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 2282/2014-25, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas.                                                                                                                                                                                                                                            |



|                                                                                                 |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
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| 24                                                                                              | 17.01.2020 | Official Memorandum of Land Conversion Vide No. 8047 issued by the DC Bangalore converting the land bearing Sy No. 95/2 measuring 1 Acre 15 Guntas. for residential purposes.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <b>With respect to property bearing Sy No. 95/5 (Sy No. 95/2) measuring 1 Acre 14.08 Guntas</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| 25                                                                                              | 24.07.2014 | Sale Agreement executed by Mr. Venkataramanappa S/o Chinnappa and his legal heirs namle Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar. Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa in favour of Mr. Rangappa S/o Late Papanna registered as Document No, 1588/2014-25, of Book-I, in the Office of Sub Registrar Anekal Benagaluru, with respect to property bearing Sy No. 95/5 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.            |
| 26                                                                                              | 24.07.2014 | General Power of Attorney executed by Mr. Venkataramanappa S/o Chinnappa and his legal heirs namle Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar. Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa in favour of Mr. Rangappa S/o Late Papanna registered as Document No, 196/2014-25, of Book-IV, in the Office of Sub Registrar Anekal Benagaluru, with respect to property bearing Sy No. 95/5 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas. |
| 27                                                                                              | 10.09.2014 | Sale Deed executed by Mr. Venkataramanappa S/o Chinnappa and his legal heirs namely Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar. Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa and represented by their GPA holder Mr. Rangaswamy in favour of Mr. Rangappa S/o Late Papanna registered as Document No, 2283/2014-25, of Book-I, in the Office of Sub Registrar Anekal Benagaluru, with respect to                                           |



|                                                                                                     |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
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|                                                                                                     |            | property bearing Sy No. 95/5(Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 28                                                                                                  | 17.01.2020 | Official Memorandum of Land Conversion Vide No. 50640 issued by the DC Bangalore converting the land bearing Sy No. 95/5(Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas for residential purposes.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| <b>With respect to property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 29                                                                                                  | 24.07.2014 | Sale Agreement executed by legal heirs of Mr. Late Chinnarayappa namely Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian and Mother of Charan andn Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mrs. Savitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash babu in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 1582/2014-15, of Book-I, in the Office of Sub Registrar Anekal, with respect to property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.            |
| 30                                                                                                  | 24.07.2014 | General power of Attorney executed by legal heirs of Mr. Late Chinnarayappa namely Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian and Mother of Charan andn Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mrs. Savitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash babu in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 195/2014-15, of Book-IV, in the Office of Sub Registrar Anekal, with respect to property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas. |
| 31                                                                                                  | 12.17.2017 | Sale Deed executed by legal heirs of Mr. Late Chinnarayappa namely Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian                                                                                                                                                                                                                                                                                                                                                                                                                                                              |



|                                                           |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-----------------------------------------------------------|------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                           |            | and Mother of Charan andn Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash and represented by their GPA holder Mr. Rangaswamy babu in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1519/2014-15, of Book-I, in the Office of Sub Registrar Anekal, with respect to property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 32                                                        | 17.01.2020 | Official Memorandum of Land Conversion Vide No. 8020 issued by the DC Bangalore converting the land bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas. for residential purposes.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 33                                                        |            | Family Tree of Mr. Chinnappa notarized Copy issued by the village Grama Panchayath.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| <b>Common Documents of New Sy No's. 95/2, 95/5, 95/6,</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 34                                                        | 20.08.2016 | Confirmation Deed executed by legal heirs of Mr. Late Chinnappa namely 1. Mrs. Sakamma D/o Chinnappa, 2. Mrs. Anusuyamma D/o Sakamma, 3. Mr. Chakrapani S/o Sakamma, 4. Mr. Nanjundappa S/o Late Chowdappa, 5. Mr. Chowdappa S/o Nanjunadappa, 6. Miss. Vandana D/o Chowdappa, 7. Miss. Kavya D/o Chowdappa, 8. Miss. Rashmitha (Sl. No. 6 to 8 minors represented by their natural guardian, father Mr. Chowdappa) 9. Mr. Lakshminarayana S/o Nanjundappa, 10. Mrs. Jayamma D/o Late Chowdappa, 11. Mr. Sathyanarayana S/o Late Seetharamaiah, 12. Mr. Tejas S/o Sathyanarayana (represented by his natural guardian and father Mr. Sathyanarayana) 13. Mr. Venkatesh S/o Late Seetharamaiah, 14. Mrs. Lakshamamma D/o Late Seetharamaiah, 15. Mrs. Sharadamma D/o Grandfather Chowdappa, 16. Ramadas S/o Late Chowdappa, 17. Mr. Bhagyalakshmi W/o Ramadas, 18. Mrs. Komala D/o Ramadas, 19. Mrs. Kokila D/o Ramadas, 20. Mrs. R. Kalarani D/o Ramdas, 21. Mr. R. Krishna S/o Ramadas, 22. Miss. Aashika D/o R. Krishna (represented by her natural guardian father Mr. R. krishna), 23. Mr. Narayanaswamy S/o Late Chowdappa, 24. Mrs. Jayalakshmi W/o Narayanaswamy, 25. Mr. Mohan S/o Narayanaswamy, 26. Miss. M. Meenakshi D/o Mohan, 27. Mr. M. Adarsh S/o Mohan, (Sl. No. 26 to 27 minors represented by their natural guardian father Mr. Mohan), 28. Mr. Murali S/o Narayanaswamy (Consenters/First party) in favour of Mr. Rangaswamy S/o late papanna registered as Document No. 1924/2016-17, of Book-I, in the |



|    |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|----|------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|    |            | Office of Sub Registrar Sarjapura Bengaluru, with respect property bearing Sy No. 95/2 measuring 1 Acre 15, Guntas, and Sy No. 95/2 measuring 1 Acre 14.08 Guntas, another Sy No. 95/2 measuring 1 Acre 14.08 Guntas (out of 4 acres, 04 guntas 2 guntas kharab).                                                                                                                                                                                                                                                                                                                                                                                                              |
| 35 | 12.07.2017 | Sale Deed executed by Mr. P. Rangaswamy S/o Papanna in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1521/2017-8, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas.                                                                                                                                                                                                                                                                                                                                                                                                  |
| 36 | 12.07.2017 | Sale Deed executed by Mr. P. Rangaswamy S/o Papanna in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1520/2017-8, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 95/5 measuring 1 Acre 14.08 Guntas (old Sy No. 95/2).                                                                                                                                                                                                                                                                                                                                                                             |
| 37 |            | Manual Records of Rights Tenancy and Crops Inspection (RTC) from the year 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000. Computerized RTC the Period of, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13, 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25. With respect to property bearing Sy No. 95/2, 95/2, 95/5, 95/6. |
| 38 |            | Endorsement issued by the tahsildar there is no cases are pending in PTCL Act with respect to property bearing Sy No. 95/2, 95/5, 95/6.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 39 |            | Nil Tenancy Certificate issued by tahsildar there is tenant claims, with respect to property bearing Sy No. 95/2, 95/2, 95/5, 95/6.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| 40 |            | Hissa Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 41 |            | Moola Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 42 |            | Akarbandh                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 43 |            | RR Edabaga and Balabaga                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 44 |            | Village Map                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| 45 |            | Encumbrance Certificate for the period from 01.04.1940 to 31.03.1960 with respect to Sy No. 95/2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| 46 |            | Encumbrance Certificate for the period from 01.04.1950 to 31.03.2000 with respect to Sy No. 95/2                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |



|                                                                                                                         |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------------------------------------------------------------------------------------------------------------|------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 47                                                                                                                      |            | Encumbrance Certificate for the period from 01.04.2004 to 09.03.2018 with respect to Sy No. 95/2                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| 48                                                                                                                      |            | Encumbrance Certificate for the period from 01.04.2004 to 30.04.2024 with respect to Sy No. 95/2                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| <b>With respect to property bearing Sy No. 95/7 measuring 1 Acre 2.08 Guntas and 02 Guntas Kharab (Old Sy No. 95/1)</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| 49                                                                                                                      | 10.07.1988 | Unregistered Partition Deed entered into between Legal heirs of Mr. Munivenkatappa and Mr. Munishamappa namely Mr. Yallappa S/o Munivenkatappa and Mr. Lagumaiah S/o Munishamappa with respect to property bearing Sy No. 95/1 measuring 2 Acre 07 Guntas. the subject of Schedule-B property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas (out of 2A-07G & 2G-Kharab) was allotted to Yallappa S/o Munivenkatappa, along with other properties, the subject of property situated at Chowdahanahalli, Sarjapura Hobli, Anekal Taluk. |
| 50                                                                                                                      | 07.01.2005 | Sale Deed executed by Mr. Yallappa S/o Munivenkatappa with his legal heirs namely Mrs. Pachamma W/o Yallappa and her child Mr. Mrs. Ramarathnamma, Mrs. Munilakshamma, Mrs. Nagamani in favour of Mr. Nagaraju S/o Late Venkatarama Shetty registered as Document No. 21638/2004-05, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas.                                                                                                           |
| 51                                                                                                                      | 07.01.2005 | Mutation Registrar No. 23/2004-05                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 52                                                                                                                      | 08.06.2022 | Sale Deed executed by Mr. Nagaraju S/o Late Venkatarama Shetty with his legal heirs namely Mrs. Hindumathi W/o Nagaraju and her child Mr. G.N Venkatesh, Mr. V. Gagan in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 2112/2022-23, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas.                                                                                                                                       |
| 53                                                                                                                      | 08.06.2022 | Mutation Registrar No. H28/2022-23.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 54                                                                                                                      | 12.03.2024 | Official Memorandum of Land Conversion Vide No. 623848 issued by the DC Bangalore converting the land bearing Sy No. 95/7 measuring 1 Acre 3.08 Guntas for residential purposes                                                                                                                                                                                                                                                                                                                                                          |
| <b>With respect to property bearing Sy No. 95/8 measuring 1 Acre 2.08 Guntas and 02 Guntas Kharab (Old Sy No. 95/1)</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |



|    |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|----|------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 55 | 10.07.1988 | Unregistered Partition Deed entered into between Legal heirs of Mr. Munivenkatappa and Mr. Munishamappa namely Mr. Yallappa S/o Munivenkatappa and Mr. Lagumaiah S/o Munishamappa with respect to property bearing Sy No. 95/1 measuring 2 Acre 07 Guntas. the subject of Schedule-A property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas (out of 2A-07G & 2G-Kharab) was allotted to Lagumaiah S/o Munishamappa, along with other properties, the subject of property situated at Chowdahanahalli, Sarjapura Hobli, Anekal Taluk.                                                                                                                                  |
| 56 | 15.04.2005 | Partition Deed entered into between legal heirs of Mr. Late Lagumaih S/o Munishamappa namely Mr. Krishnamma S/o Late Lagumaiah and Others registered as Document No. 1170/2005-06, of Book-I, in the Office of Sub Registrar Anekal Bengaluru the Subject of property bearing Sy No. 95/1 measuring 0.10 Guntas was allotted to Mr. Krishnamma S/o Late Lagumaiah along with other properties.                                                                                                                                                                                                                                                                           |
| 57 | 07.04.2012 | Sale Deed executed by Mr. Krishnappa S/o Late Lagumaiah with his legal heirs namely Mrs. Varalakshamma W/o Krishnappa and her childs Mrs. Pavitra, Mrs. Manjula in favour of Mr. S. Abdul Khuddus S/o late Abdul Sattar registered as Document No. 1111/2012-13, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy no. 95/1 measuring 0.10 Guntas.                                                                                                                                                                                                                                                                      |
| 58 | 19.09.2024 | Official Memorandum of Land Conversion Vide No. 700584 issued by the DC Bangalore converting the land bearing Sy No. 95/8 measuring 0.10 Guntas for residential purposes.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| 59 |            | Manual Records of Rights Tenancy and Crops Inspection (RTC) from the year 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000. Computerized RTC the Period of, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13, 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2023-24, 2024-25. With respect to property bearing Sy No. 95/1, 95/7, 95/8. |
| 60 |            | Endorsement issued by the tahsildar there is no cases are pending in PTCL Act with respect to property bearing Sy No. 95/1.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |



|                         |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
|-------------------------|------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 61                      |            | Nil Tenancy Certificate issued by tahsildar there is tenant claims, with respect to property bearing Sy No. 95/1.                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 62                      |            | Endorsement issued by the tahsildar non availability of IHC 18/1984-85 with respect to property bearing Sy No. 95/1                                                                                                                                                                                                                                                                                                                                                                                                                    |
| 63                      |            | Hissa Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| 64                      |            | Moola Survey Tippani                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| 65                      |            | Akarbandh                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 66                      |            | RR Edabaga and Balabaga                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| 67                      |            | Village Map                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| 68                      |            | Encumbrance Certificate for the period from 01.04.1930 to 31.03.2004 with respect to Sy No. 95/1.                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 69                      |            | Encumbrance Certificate for the period from 01.04.2004 to 13.04.2022 with respect to Sy No. 95/1.                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| 70                      |            | Encumbrance Certificate for the period from 01.04.2004 to 03.02.2022 with respect to Sy No. 95/1.                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| <b>Common Documents</b> |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 71                      | 08.09.2023 | Joint Development Agreement entered into between Mr. D. Lakkanna S/o Durgappa, Mrs. Shantha W/o Lakkanna and M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talararla registered as Document No. 5778/2023-24, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No's. Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas. |
| 72                      | 08.09.2023 | General Power of Attorney executed by Mr. D. Lakkanna S/o Durgappa, Mrs. Shantha W/o Lakkanna in favour of M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talararla registered as Document No. 326/2023-24, of Book-IV, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No's. Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas.   |
| 73                      | 25.10.2024 | Joint Development Agreement entered into between Mr. S. Abdul Khuddus S/o late Abdul Sattar and M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talararla registered as Document No. 7737/2024-25, of Book-I, in the Office of Sub Registrar Sarjapura Bengaluru, with respect to property bearing Sy No. 95/8 measuring 0.10 Guntas.                                                                                                                                                                       |
| 74                      | 25.10.2024 | General Power of Attorney executed by Mr. S. Abdul Khuddus S/o late Abdul Sattar in favour M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talararla registered as Document No. 7737/2024-25, of Book-I, in the Office of Sub Registrar                                                                                                                                                                                                                                                                     |



|    |                 |                                                                                                                                                                                                                                                                                                              |
|----|-----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|    |                 | Sarjapura Bengaluru, with respect to property bearing Sy No. 95/8 measuring 0.10 Guntas.                                                                                                                                                                                                                     |
| 75 | 21.01.2025      | Relinquishment Deed executed by M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talamarla in favour of rural and urban Bengaluru Planning authority registered as Document No. 9934/2024-25, of Book-I, in the Office of Sub Registrar Anekal Bengaluru, with respected property. |
| 76 | 21.07.2025      | NOC issued by the BESCOM                                                                                                                                                                                                                                                                                     |
| 77 | 29.01.2025      | Commencement Certificate issued by Setellite Town Ring Road Planning Authority vide No. STRRI'A ITP I DP -01 12021-25.                                                                                                                                                                                       |
| 78 | 29.01.2025      | Approved Development plan Vide no. STRRI'A ITP I DP -01 12021-25, issued by the Setellite Town Ring Road Planning Authority.                                                                                                                                                                                 |
| 79 |                 | Form 11A (Rule 30(10)) PID No. 150200102201021657 Khatha Certificate issued by the Rural Development and Panchayath Raj Development in year of 2025-26, in the name of Mr. Lakkanna, and Mr. S Abdul Khuddus.                                                                                                |
| 80 | 19.01.2026      | Bridge Approval Vide No. L.N.D(A)/C.R.79/2024-25 issued by the Deputy Commissioner of Bengaluru.                                                                                                                                                                                                             |
| 81 | 19.01.2026.     | Tax paid receipt issued by the Rural Development and Panchayath Raj Development in the year of 2025-26.                                                                                                                                                                                                      |
| 82 | Online Verified | Encumbrance Certificate for the period from 01.04.2022 to 04.3.2026 with respect to Sy No. 95/1.                                                                                                                                                                                                             |

### III. GLOSSARY (indicative)

|    |                         |                                                                                                                                                   |
|----|-------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. | Acre                    | 6 Acre - 33.5 Guntas (0 A-8.75 Kharab);                                                                                                           |
| 2. | Akarbandh               | A Register showing the area and rate of assessment of holdings.                                                                                   |
| 3. | Atlas                   | A Survey document which shows a sketch of the land with hissas / survey sub-numbers assigned after the phodi / sub-division of the survey number; |
| 4. | Encumbrance Certificate | Search reports issued by the Registrar of Assurances (Land Registry);                                                                             |
| 5. | Gunta                   | 1/40 <sup>th</sup> of an acre or 121 square yards or 1089 Square Feet;                                                                            |
| 6. | Hissa                   | Portions formed in Survey numbers after phodi / partition;                                                                                        |



|     |                                                          |                                                                                                                                                                                                                                                                               |
|-----|----------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 7.  | Hissadar                                                 | Co-owner / Co-sharer of the bifurcated portion of the Survey Number i.e., the sub-survey number;                                                                                                                                                                              |
| 8.  | Tippani                                                  | A Revenue document which discloses the sketch of the survey number, not drawn to scale, but showing the measurements;                                                                                                                                                         |
| 9.  | Hobli                                                    | The sub-division of a taluk;                                                                                                                                                                                                                                                  |
| 10. | Khatha                                                   | Ledger of receipts and disbursements. It consists of the Government account in which the amount for recovery under the heads of Land Revenue, Local Funds, Pasture, etc., are credited and remittances from the village to the Taluk Treasury of costs recovered are debited. |
| 11. | Khathedar                                                | Owner/Occupant of the land in the revenue records of the Government.                                                                                                                                                                                                          |
| 12. | Mutation Register                                        | A revenue document which records the transfer of ownership of lands along with details of such transfer;                                                                                                                                                                      |
| 13. | Palupatti/Panchayath Parikath                            | Customary oral partition effected amongst the co-owners/family members in the presence of the Panchayatdars;                                                                                                                                                                  |
| 14. | Pakka Book/RR Pakka Book                                 | A Field Book which discloses the Hissas and the Hissedars of a survey number after phodi along with the extent of the land.                                                                                                                                                   |
| 15. | Phodi                                                    | Bifurcation / partition of a survey number into Hissas with sub survey numbers or sub dividing of fields;                                                                                                                                                                     |
| 16. | Phut Kharab/Kharab                                       | A piece or pieces of land classified as non-arable and included in a survey number;                                                                                                                                                                                           |
| 17. | RTC/Pahani Record of Rights, Tenancy and Crop Inspection | A survey statement showing old and new survey numbers, names of fields, description of tenure, names of occupants or agricultural land;                                                                                                                                       |
| 18. | Survey Number                                            | A portion of land of which the area and other particulars are separately entered under an indicative number in the land records;                                                                                                                                              |
| 19. | Sub-division                                             | A portion of a survey number of which areas, a Survey Number and assessment are separately entered in the land records under an indicative number sub-ordinate to that of the Survey Number of which it is a portion.                                                         |



|     |             |                                                                                                                                    |
|-----|-------------|------------------------------------------------------------------------------------------------------------------------------------|
| 20. | Village Map | A Village Map is a graphical representation of a Village's land and resources, used for both administrative and planning purposes. |
| 21. | CDP         | A Comprehensive Development Plan -is vital long- term growth and development strategies for a city                                 |

#### IV. TRACING OF TITLE:

#### WITH RESPECT TO PROPERTY BEARING SY NO. 94/2A MEASURING 1 ACRE 17 GUNTAS (06 GUNTAS KHARAB) TOTAL 1A-23G.

The property bearing Sy. No. 94/2A measuring 1 Acres 14 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk was originally belonged to Mr. Thimmaiah S/o Muniyappa who acquired the same from his previous owner Mr. Appanna S/o Anneppa in terms of registered Sale Deed dated: 04.01.1949 registered as Document No. 1125/1948-49 of Book I, registered in the office of the Sub-Registrar, Anekal Bangaluru Taluk and same is evident and available for the perusal at Document No. 1 in the list of Documents Scrutinized. By virtue of the aforesaid Mr. Thimmaiah S/o Muniyappa became the absolute owner of the property bearing Sy. No. 94/2A measuring 1 Acre 14 Guntas.

Subsequently aforesaid Mr. Thimmaiah S/o Muniyappa conveyed aforesaid land bearing Sy No. 94/2A measuring 1 Acre 14 Guntas in term of sale deed dated 06.05.1952 in favour of Mr. Dodda Papaiah S/o Kabala Shamaiah registered as Document No. 330/1952-53, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 2 in the list of documents scrutinized.

Thereafter aforesaid Mr. Dodda Papaiah S/o Kabala Shamaiah conveyed aforesaid land bearing Sy No. 94/2A measuring 1 Acre 14 Guntas in term of sale deed dated 07.07.1959 in favour of Mrs. Thimmakka W/o Thimmaiah registered as Document No. 1336/1959-60, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 3 in the list of documents scrutinized.

Thereafter aforesaid Mrs. Thimmakka W/o Thimmaiah and her legal heirs namely Mr. Muniyappa, Mr. Narayanappa, Mr. Krishnappa jointly conveyed aforesaid land bearing Sy No. 94/2A measuring 1 Acre 17 Guntas (as per possession) in term of sale deed dated 31.05.1984 in favour of Mr. Pachamma W/o Yallappa registered as Document No.



345/1984-85, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at **Document No. 4** in the list of documents scrutinize.

As per RTC extract in the year of 1969-70 the property bearing Sy No. 94/2A measures 1 Acre 17 Guntas, including 06 Guntas classified as Kharab land. and it is continued to be reflected in the RTC records from 1969-70 up to current year without any change.

We have verified the Family tree of Yallappa S/o Venkatappa confirms the legal heir of Mrs. Pachamma w/o Yallappa and her Daughters Mrs. Ramarathnamma, Mrs. Muni Lakshmmamma, Mrs. Nagamani in favour of Mr. V. Nagaraju S/o Venkata Rama Shetty and is available for perusal at **Document Nos. 5** in the list of Documents Scrutinized

Further aforesaid Mrs. Pachamma W/o Yallappa and her Husband Mr. Yallappa along with their legal heirs namely Mrs. Ramarathnamma, Mrs. Muni Lakshmmamma, Mrs. Nagamani conveyed aforesaid land bearing Sy No. 94/2A measuring 1 Acre 17 Guntas. in term of sale deed dated 07.01.2004 in favour of Mr. V. Nagaraju S/o Venkata Rama Shetty registered as Document No. 21640/2004-05, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at **Document No. 6** in the list of documents scrutinize.

Subsequently aforesaid Mr. V. Nagaraju S/o Venkata Rama Shetty and his wife Mrs. Hindumathi along with their legal heirs namely Mr. G.N Venkatesh, Mrs. Gagana conveyed aforesaid land bearing Sy No. 94/2A measuring 1 Acre 17 Guntas. in term of sale deed dated 08.06.2022 in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 2112/2022-23, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at **Document No. 7** in the list of documents scrutinize.

It is observed that, Mr. D. Lakkanna S/o Durgappa made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 94/2A measuring 1 Acre 23 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 623846 dated: 14.03.2024 according to



which the property bearing Sy No: 94/2A measuring 1 Acre 23 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru , has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at **Document No: 10** in the list of Documents Scrutinized.

#### REVENUE DOCUMENTS:

Record of Rights Tenancy and Crops (RTC) pertaining to the years 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23 to 2025-2026 with respect to Sy.No. 94/2A are collectively available for perusal at **Document No. 10** in the list of Documents Scrutinized. Perusal of Record of Rights, Tenancy and Crop Inspection (RTC) extracts makes it clear that the names of the aforesaid person is forthcoming in both ownership column and possessory column as the owners and person in possession.

#### Survey Records:

Moola Tippyany, Record of Rights, Hissa Survey Tippani and RR Edabaga and Balabaga of land bearing Sy No. 94/2A and Village Map of Mahal Chowdanahalli Village are available for perusal, which confirms the location of the said Survey Number. The extract of the Akarbandh, Atlas for Sy. No. 94/2A are available for perusal which confirms the extent of the said Survey Number and the same are available for perusal at **Document No's. 11 to 16** in the list of Documents Scrutinized

#### TRACING OF ENCUMBRANCES CERTIFICATE:

1. The Encumbrance Certificate produced from 01.04.1930 to 31.03.2004 do not show any encumbrances in respect of the Sy.No. 94/2A and the same appear to be free from all encumbrances and is available for perusal at **Document No. 17** in the list of Documents Scrutinized.
2. The Encumbrance Certificate produced from 01.04.2004 to 13.04.2022 do not show any encumbrances in respect of the Sy.No. 94/2A and the same appear to be free



from all encumbrances and is available for perusal at Document No. 18 in the list of Documents Scrutinized.

3. The Encumbrance Certificate produced from 01.04.2004 to 03.02.2024 do not show any encumbrances in respect of the Sy.No. 94/2A and the same appear to be free from all encumbrances and is available for perusal at Document No. 19 in the list of Documents Scrutinized.

**With respect to property bearing Sy No's. 95/2, 95/5, 95/6 measuring 4 Acre 0.6 Guntas. (including 02 Kharab) total 4 Acre 04 Guntas.**

Upon perusal of revenue documents, it has been observed that, land bearing Sy No. 95/2 measuring 4 Acres 06 Guntas situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk was originally belonged to Mr. Chinappa Reddy S/o Nanjundappa, as it could be evidenced from RTC for the period from 1969-1970.

It has been observed that, after death of aforesaid Mr. Chinappa Reddy his Legal heirs namely 1. Mr. Channarayappa, 2. Mr. Venkataramanappa, 3. Mr. Hanumanthappa entered into a Partition Deed, dated: 23.12.1999, registered as Document No. BNG(U)-ANKL/4448/1999-2000 of Book I registered in the office of the Senior Sub-Registrar, Varthur, Bangalore, with respect to property bearing Sy No. 95/2 measuring 4 Acre 06 Guntas, (including Kharab 02 Gunatas) and in the said Partition Deed, the subject of property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas was allotted to 1. Mr. Chinnarayappa, and Property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas was allotted to 2. Mr. Venkataramanappa, and property bearing Sy No. 95/2 measuring 1 Acre 16 Guntas was allotted to 3. Mr. Hanumanthappa is available for perusal at Document No. 22 in the list of Documents Scrutinized.

**With respect to property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas**

The aforesaid Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa Agree to sale the aforesaid land bearing Sy No. Sy No. 95/2 measuring 1 Acre 15 Guntas. in term of sale Agreement dated 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 1585/2014-25, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 21 in the list of documents scrutinize.



Subsequently, aforesaid Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa being owners for the property bearing Sy No. 95/2 measuring 1 Acre 15 Guntas, executed a General Power of Attorney, dated: 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna, registered as Document No. 194/2014-25, of Book-IV, in the Office of Sub Registrar Anekal Bengaluru. The document is available for perusal at Document No. 22 in the list of Documents Scrutinized.

Thereafter, aforesaid Mr. Hanumappa S/o Chinnappa and his legal heirs namely Mrs. Rathnamma W/o Hanumappa and her minor child Miss. Navya represented by her natural guardian and Mother is Mrs. Rathnamma, Mrs. Suma D/o Hanumappa and represented by their GPA holdee Mr. Rangaswamy conveyed the aforesaid land bearing Sy No. 95/2 measuring 1 Acre 15 Guntas in term of Sale Deed dated. 10.09.2014 in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 2282/2014-25, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 23 in the list of documents scrutinize. By virtue of the foregoing transfer, aforesaid Mr. Rangaswamy S/o Late Papanna became the absolute owner of land bearing Sy No. 95/2 measuring 1 A 15 Guntas.

It has been observed that, Mr. Rangaswamy S/o Late Papanna made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 95/2 measuring 1 Acre 15 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 8047 dated: 14.03.2024 according to which the property bearing Sy No: 95/2 measuring 1 Acre 15 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at Document No: 24 in the list of Documents Scrutinized.



**With respect to property bearing Sy No. 95/5 (Sy No. 95/2) measuring 1 Acre 14.08 Guntas**

Subsequently aforesaid Mr. Venkataramanappa S/o Chinnappa and his legal heirs namely Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa Agree to sale the aforesaid land bearing Sy No. 95/5 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas. in term of Sale Agreement dated. 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 1588/2014-25, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 25 in the list of documents scrutinize

Thereafter, aforesaid Mr. Venkataramanappa S/o Chinnappa and his legal heirs namely Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar. Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa being owners for the property bearing Sy No. 95/5 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, executed a General Power of Attorney, dated: 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna, registered as Document No. 196/2014-25, of Book-IV, in the Office of Sub Registrar Anekal Bengaluru. The document is available for perusal at Document No. 26 in the list of Documents Scrutinized.

Subsequently aforesaid Mr. Venkataramanappa S/o Chinnappa and his legal heirs namely Mrs. Gowramma W/o Venkataramanappa, Mr. Narendra S/o Venkataramanappa, Mrs. Deepa W/o Narendra and her minor child's Kumar. Tejus and Kumar. Vasudev represented by their natural guardian and mother is Mrs. Deepa and Mrs. Shoba D/o Venkataramanappa, Mr. Sarvesha S/o Venkataramanappa, Mrs. Bindu D/o Venkataramanappa in favour of Mr. Rangappa S/o Late Papanna and represented by their GPA holder Mr. Rangaswamy conveyed the aforesaid land bearing Sy No. Sy No. 95/5(Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas. in term of Sale Deed dated. 10.09.2014 in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 2283/2014-25, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 27 in the list of documents scrutinize.



It is observed that, Mr. Rangaswamy S/o Late Papanna made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 95/5(Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 50640 dated: 14.03.2024 according to which the property bearing Sy No. 95/5(Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at Document No: 28 in the list of Documents Scrutinized.

**With respect to property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.**

Subsequently, after death of aforesaid Sri Chinnarayappa i.e. Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian and Mother of Charan andn Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mrs. Savitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash babu Agree to sale the aforesaid land bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas.. in term of Sale Agreement dated. 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna registered as Document No. 1582/2014-15, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 31 in the list of documents scrutinize.

Thereafter aforesaid Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian and Mother of Charan andn Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mrs. Savitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash being owners for the property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, executed a General Power of Attorney, dated: 24.07.2014 in favour of Mr. Rangaswamy S/o Late Papanna, registered as Document No. 195/2014-25, of Book-IV, in the Office of Sub Registrar



Anekal Bengaluru. The document is available for perusal at Document No. 30 in the list of Documents Scrutinized.

Subsequently aforesaid Mrs. Yashodamma W/o Chinnarayappa, Mr. Srinivas S/o Chinnarayappa, Mr. S. Komalamma W/o Srinivas, Mr. Sandeep S/o Srinivas, Mr. Chowdappa S/o Channarayappa, Mrs. Bharathi W/o Chowdappa and (she was natural guardian and Mother of Charan and Pallavi), Mrs. Laxmi D/o Channarayappa, Mrs. Kavitha D/o Channarayappa, Mr. Prakash babu S/o Channarayappa, Mrs. Vedhavathi W/o Prakash babu and represented by their GPA holdee Mr. Rangaswamy conveyed the aforesaid land bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas in term of Sale Deed dated. 12.17.2017 in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1519/2014-15, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 31 in the list of documents scrutinize.

It is observed that, Mr. Rangaswamy S/o Late Papanna made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 8020 dated: 17.01.2020 according to which the property bearing Sy No. 95/6 (Old Sy No. 95/2) measuring 1 Acre 14.08 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at Document No: 32 in the list of Documents Scrutinized.

It is further observed that, the legal heirs of erstwhile owner Late Chinnappa i.e. 1. Mrs. Sakamma D/o Chinnappa, 2. Mrs. Anusuyamma D/o Sakamma, 3. Mr. Chakrapani S/o Sakamma, 4. Mr. Nanjundappa S/o Late Chowdappa, 5. Mr. Chowdappa S/o Nanjunadappa, 6. Miss. Vandana D/o Chowdappa, 7. Miss. Kavya D/o Chowdappa, 8. Miss. Rashmitha (Sl. No. 6 to 8 minors represented by their natural guardian, father Mr. Chowdappa) 9. Mr. Lakshminarayana S/o Nanjundappa, 10. Mrs. Jayamma D/o Late Chowdappa, 11. Mr. Sathyanarayana S/o Late Seethatamaiah, 12. Mr. Tejas S/o Sathyanarayana (represented by his natural guardian and father Mr. Sathyanarayana) 13.



Mr. Venkatesh S/o Late Seetharamaiah, 14. Mrs. Lakshamma D/o Late Seetharamaiah, 15. Mrs. Sharadamma D/o Grandfather Chowdappa, 16. Ramadas S/o Late Chowdappa, 17. Mr. Bhagyalakshmi W/o Ramadas, 18. Mrs. Komala D/o Ramadas, 19. Mrs. Kokila D/o Ramadas, 20. Mrs. R. Kalarani D/o Ramdas, 21. Mr. R. Krishna S/o Ramadas, 22. Miss. Aashika D/o R. Krishna (represented by her natural guardian father Mr. R. krishna), 23. Mr. Narayanaswamy S/o Late Chowdappa, 24. Mrs. Jayalakshmi W/o Narayanaswamy, 25. Mr. Mohan S/o Narayanaswamy, 26. Miss. M. Meenakshi D/o Mohan, 27. Mr. M. Adarsh S/o Mohan, (Sl. No. 26 to 27 minors represented by their natural guardian father Mr. Mohan), 28. Mr. Murali S/o Narayanaswamy who were not made as a party to the above mentioned Sael Deeds, have confirmed the Sale Deeds in terms of Confirmation Deed dated: 20.08.2016 registered as Document No. 1924/2016-17, of Book-I, in the office of Senior Sub-Registrar, Anekal Bengaluru and is available for perusal at **Document No: 34** in the list of Documents Scrutinized.

Subsequently aforesaid Mr. P. Rangaswamy S/o Papanna conveyed aforesaid land bearing Sy No. 95/2 measuring 1 Acre 15 Guntas. in term of sale deed dated 12.07.2017 in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1521/2017-8, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at **Document No. 35** in the list of documents scrutinize.

Subsequently aforesaid Mr. P. Rangaswamy S/o Papanna conveyed aforesaid land bearing Sy No. 95/5 measuring 1 Acre 14.08 Guntas (old Sy No. 95/2). in term of sale deed dated 12.07.2017 in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 1520/2017-18, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at **Document No. 36** in the list of documents scrutinize.

#### RECORD OF RIGHTS TENANCY AND CROPS (RTC)

Record of Rights Tenancy and Crops (RTC) pertaining to the years 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2022-23, 2023-24, 2024-25 & 2025-2026 with respect to Sy No. 95/2, 95/2, 95/5, 95/6 are collectively



available for perusal at Document No. 37 in the list of Documents Scrutinized. Perusal of Record of Rights, Tenancy and Crop Inspection (RTC) extracts makes it clear that the names of the aforesaid person is forthcoming in both ownership column and possessory column as the owners and person in possession

#### Statutory Endorsement

1. The Endorsement, have been provided to the effect that no proceedings have been initiated under the provisions of Karnataka Scheduled Castes and Scheduled Tribes (Prohibition of Transfer of Certain Lands) (PTCL) Act, 1978, with respect to property bearing Sy.No.95/2 and is available for perusal at Document No. 38 in the list of Documents Scrutinized.
2. The Nil Tenancy Certificate have been provided there is no any tenant claims, with respect to property bearing Sy.No. 95/2 and is available for perusal at Document No. 39 in the list of Documents Scrutinized.

#### Survey Records:

Moola Tippyany, Record of Rights, Hissa Survey Tippani and RR Edabaga and Balabaga of land bearing Sy No. 95/2 and Village Map of Mahal Chowdanahalli Village are available for perusal, which confirms the location of the said Survey Number. The extract of the Akarbandh, Atlas for Sy. No. 95/2 are available for perusal which confirms the extent of the said Survey Number and the same are available for perusal at Document No's. 40 to 44 in the list of Documents Scrutinized

#### TRACING OF ENCUMBRANCES CERTIFICATE

1. The Encumbrance Certificate produced from 01.04.1940 to 31.03.1960 do not show any encumbrances in respect of the Sy.No. 95/2 and the same appear to be free from all encumbrances and is available for perusal at Document No. 45 in the list of Documents Scrutinized.
2. The Encumbrance Certificate produced from 01.04.1950 to 31.03.2000 do not show any encumbrances in respect of the Sy.No. 95/2 and the same appear to be free from all encumbrances and is available for perusal at Document No. 46 in the list of Documents Scrutinized.
3. The Encumbrance Certificate produced from 01.04.2004 to 09.03.2018 do not show any encumbrances in respect of the Sy.No. 95/2 and the same appear to be free from all encumbrances and is available for perusal at Document No. 47 in the list of Documents Scrutinized.



4. The Encumbrance Certificate produced from 01.04.2004 to 30.04.2024 do not show any encumbrances in respect of the Sy.No. 95/2 and the same appear to be free from all encumbrances and is available for perusal at Document No. 48 in the list of Documents Scrutinized.

**With respect to property bearing Sy No. 95/7 measuring 1 Acre 2.08 Guntas and 02 Guntas Kharab (Old Sy No. 95/1)**

Upon perusal of revenue documents, it has been observed that, land bearing Sy No. 95/1 measuring 2 Acres 07 Guntas situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk was originally belonged to Mr. Munivenkatappa and Mr. Munishamappa, as it could be evidenced from RTC for the period from 1969-1970.

Subsequently, after death of Mr. Munivenkatappa and Mr. Munishamappa, their legal heirs namely, Mr. Yallappa S/o Munivenkatappa and Mr. Lagumaiah S/o Munishamappa entered into a Unregistered Partition Deed, dated: 10.07.1988, with respect to property bearing Sy No. 95/1 measuring 2 Acre 07 Guntas, and in the said Partition Deed, the subject of Schedule-B property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas (out of 2A-07G & 2G-Kharab) was allotted to Mr. Yallappa S/o Munivenkatappa, is available for perusal at Document No. 49 in the list of Documents Scrutinized. By virtue of the foregoing partition Mr. Yallappa S/o Munivenkatappa, became the absolute owner of the property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas.

Thereafter aforesaid Mr. Yallappa S/o Munivenkatappa with his legal heirs namely Mrs. Pachamma W/o Yallappa and her child Mr. Mrs. Ramarathnamma, Mrs. Munilakshamma, Mrs. Nagamani conveyed aforesaid land bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas. in term of sale deed dated 07.01.2005 in favour of Mr. Nagaraju S/o Late Venkatarama Shetty registered as Document No. 21638/2004-05, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 50 in the list of documents scrutinize.

Thereafter aforesaid Mr. Nagaraju S/o Late Venkatarama Shetty with his legal heirs namely Mrs. Hindumathi W/o Nagaraju and her child Mr. G.N Venkatesh, Mr. V. Gagan conveyed aforesaid land bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas. in term of sale deed dated 08.06.2022 in favour of Mr. D. Lakkanna S/o Durgappa registered as Document No. 2112/2022-23, of Book-I registered at the office of the Sub-Registrar



Anekal, Bengaluru which is available for perusal at Document No. 52 in the list of documents scrutinize.

It is further observed that, Mr. D. Lakkanna S/o Durgappa made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 95/7 measuring 1 Acre 3.08 Guntas for residential purposes, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 623848 dated: 12.03.2024 according to which the property bearing Sy No. 95/7 measuring 1 Acre 3.08 Guntas for residential purposes, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at Document No: 54 in the list of Documents Scrutinized.

**With respect to property bearing Sy No. 95/8 measuring 1 Acre 2.08 Guntas and 02 Guntas Kharab (Old Sy No. 95/1)**

Subsequently, the aforesaid Legal heirs of Mr. Munivenkatappa and Mr. Munishamappa namely Mr. Yallappa S/o Munivenkatappa and Mr. Lagumaiah S/o Munishamappa entered into a Unregistrar Partition Deed, dated: 10.07.1988, with respect to property bearing Sy No. Sy No. 95/1 measuring 2 Acre 07 Guntas, and in the said Partition Deed, the subject of Schedule-B property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas (out of 2A-07G & 2G-Kharab) was allotted to Mr. Lagumaiah S/o Munishamappa, is available for perusal at Document No. 55 in the list of Documents Scrutinized. By virtue of the foregoing partition Mr. Lagumaiah S/o Munishamappa, became the absolute owner of the property bearing Sy No. 95/1 measuring 1 Acre 2.08 Guntas.

It has been observed that, after death of Mr. Late Lagumaih S/o Munishamappa, his legal heirs namely Mr. Krishnamma S/o Late Lagumaiah and Others entered into a Partition Deed, dated: 15.04.2005, registered as Document No. 1170/2005-06, of Book-I, in the Office of Sub Registrar Anekal Bengaluru and in the said Partition Deed, the subject of property bearing Sy No. 95/1 measuring 0.10 Guntas (out of larger extent) was allotted to Mr. Krishnamma S/o Late Lagumaiah, is available for perusal at Document No. 56 in the list of Documents Scrutinized. By virtue of the foregoing partition Mr. Krishnamma



S/o Late Lagumaiah, became the absolute owner of the property bearing Sy No. 95/1 measuring 0.10 Guntas.

Thereafter aforesaid Mr. Krishnappa S/o Late Lagumaiah with his legal heirs namely Mrs. Varalakshamma W/o Krishnappa and her child Mrs. Pavitra, Mrs. Manjula conveyed aforesaid land bearing Sy No. 95/1 measuring 0.10 Guntas. in term of sale deed dated 07.04.2012 in favour of Mr. S. Abdul Khuddus S/o late Abdul Sattar Shetty registered as Document No. 1111/2012-13, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 57 in the list of documents scrutinize.

It is observed that, Mr. S. Abdul Khuddus S/o late Abdul Sattar made an application to Deputy Commissioner, Bengaluru District for conversion of land in Sy No. 95/8 (Old Sy No. 95/1) measuring Acre 10 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, for conversion of land from agricultural to non-agricultural purpose and subsequent to said Application the Deputy Commissioner, Bengaluru District issued a Demand Notice thereby demanding payment conversion charges and in pursuance of payment of conversion charges the Special Deputy Commissioner, Bengaluru District has issued an Official Memorandum bearing No: 700584 dated: 19.09.2024 according to which the property bearing Sy No. 95/8 (Old Sy No. 95/1) measuring 0.10 Guntas, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru, has been converted from agricultural to non-agricultural residential purposes. All the above facts could be evidenced from documents available for perusal at Document No: 58 in the list of Documents Scrutinized.

#### RECORD OF RIGHTS TENANCY AND CROPS (RTC)

Record of Rights Tenancy and Crops (RTC) pertaining to the years 1969-70 to 1970-71, 1971-72 to 1972-73, 1973-74 to 1974-75, 1975-76 to 1976-77, 1978-78 to 1970-80, 1980-81 to 1981-82, 1982-83, 1983-84 to 1985-86, 1986-87 to 1987-89, 1989-90 to 1990-91, 1991-92 to 1992-93, 1994-95 to 1995-96, 1997-98 to 1998-99, 1999-2000, 2000-01, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06, 2006-07, 2007-08, 2008-09, 2009-10, 2010-11, 2011-12, 2012-13 2013-14, 2014-15, 2015-16, 2016-17, 2017-18, 2018-19, 2019-20, 2020-21, 2021-22, 2022-23, 2022-23, 2023-24, 2024-25 to 2025-2026 with respect to Sy No. 95/1, are collectively available for perusal at Document No. 59 in the list of Documents Scrutinized. Perusal of Record of Rights, Tenancy and Crop Inspection (RTC) extracts makes it clear that the names of the aforesaid person is forthcoming in both ownership column and possessory column as the owners and person in possession.



### Statutory Endorsement

3. The Endorsement, have been provided to the effect that no proceedings have been initiated under the provisions of Karnataka Scheduled Castes and Scheduled Tribes (Prohibition of Transfer of Certain Lands) (PTCL) Act, 1978, with respect to property bearing Sy.No. 95/1 and is available for perusal at **Document No. 60** in the list of Documents Scrutinized.
4. The Nil Tenancy Certificate have been provided there is no any tenant claims, with respect to property bearing Sy.No. 95/1 and is available for perusal at **Document No. 61** in the list of Documents Scrutinized.
5. The Endorsement, have been provided to the non-availability of IHC 18/1984-85 with respect to property bearing Sy.No. 95/1 and is available for perusal at **Document No. 62** in the list of Documents Scrutinized.

### Survey Records:

Moola Tippiany, Record of Rights, Hissa Survey Tippiani and RR Edabaga and Balabaga of land bearing Sy No.95/1 and Village Map of Mahal Chowdanahalli Village are available for perusal, which confirms the location of the said Survey Number. The extract of the Akarbandh, Atlas for Sy. No. 95/1 are available for perusal which confirms the extent of the said Survey Number and the same are available for perusal at **Document No's. 63 to 67** in the list of Documents Scrutinized.

### TRACING OF ENCUMBRANCES CERTIFICATE

1. The Encumbrance Certificate produced from 01.04.1930 to 31.03.2004 do not show any encumbrances in respect of the Sy.No. 95/1 and the same appear to be free from all encumbrances and is available for perusal at **Document No. 68** in the list of Documents Scrutinized.
2. The Encumbrance Certificate produced from 01.04.2004 to 13.04.2022 do not show any encumbrances in respect of the Sy.No. 95/1 and the same appear to be free from all encumbrances and is available for perusal at **Document No. 69** in the list of Documents Scrutinized.
3. The Encumbrance Certificate produced from 01.04.2004 to 03.02.2022 do not show any encumbrances in respect of the Sy.No. 95/1 and the same appear to be free from all encumbrances and is available for perusal at **Document No. 70** in the list of Documents Scrutinized. We have verified latest EC from 01.2.2022 to till date through online portal also.



In the manner stated above, Mr.Lakkanna became the absolute owner for the property bearing Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas and Mr. S. Abdul Khuddus become the absolute owner for the property bearing Sy No. 95/8 measuring 0.10 Gunatas Situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Talik Bengaluru.

Thereafter, aforesaid Mr. D. Lakkanna S/o Durgappa being owner of the property bearing Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas along with his wife and Mrs. Shantha W/o Lakkanna with an intention of developing the said property, entered into a Joint Development Agreement, dated: 08.09.2023 with M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Tamarla, with sharing ratio of 66:34 registered as Document No. 5778/2023-24 of Book 1, registered in the Office of the Senior Sub-Registrar, Sarjapura Bengaluru and in pursuance thereof on the same day, Mr. D. Lakkanna S/o Durgappa along with his wife Mrs. Shantha W/o Lakkanna, executed a General Power of Attorney in favour of M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Tamarla, registered as Document No. 326/2023-24 of Book IV, registered in the Office of the Senior Sub-Registrar, Sarjapura, thereby authorizing M/s. Max Global Developers to deal with the property therein. Both the documents are available for perusal at Document No's. 71 & 72 in the list of Documents Scrutinized.

Subsequently, aforesaid Mr. S. Abdul Khuddus S/o late Abdul Sattar being owner of the property bearing Sy No. 95/8 measuring 0.10 Guntas. (Old Sy No. 95/1), with an intention of developing the said property, entered into a Joint Development Agreement, dated: 25.10.2024 with M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Tamarla, with sharing ratio of 66:34 registered as Document No. 7737/2024-25 of Book 1, registered in the Office of the Senior Sub-Registrar, Sarjapura Bengaluru and in pursuance thereof on the same day, Mr. S. Abdul Khuddus S/o late Abdul Sattar, executed a General Power of Attorney in favour of M/s. Max Global Developers, registered as Document No. 449/2024-25 of Book IV, registered in the Office of the Senior Sub-Registrar, Sarjapura, thereby authorizing M/s. Max Global Developers to deal with the property therein. Both the documents are available for perusal at Document No's. 73 & 74 in the list of Documents Scrutinized.



It is observed that M/s. Max Global Developers represented by managing partner Mr. Madhusudhan Talamarla executed the relinquishment Deed, dated 21.01.2025 in favour of Satellite Town Ring Road Planning Authority registered as Document No. 9934/2024-25, of Book-I registered at the office of the Sub-Registrar Anekal, Bengaluru which is available for perusal at Document No. 75 in the list of documents scrutinize.

It has been observed that land owner Rep. by their GPA Holder obtained NOC form the BESCOM & is available for perusal at Document No. 76 in the list of Documents Scrutinized.

It has been observed that subsequent of aforesaid Joint Development Agreement, M/s. MAX GLOBAL DEVELOPERS applied for the approval of Development Plan and accordingly, Commencement Certificate was issued by Satellite Town Ring Road Planning Authority vide No. STRRI'A ITP I DP -01 12021-25 including Approved Development plan in the dated. 29.01.2025 with are available for perusal at Document No's. 77 & 78 in the list of Documents Scrutinized.

It has been observed Deputy Commissioner of Bengaluru, issued a Bridge Approval letter Vide No. L.N.D(A)/C.R.79/2024-25 dated. 19.01.2026, for permission to construct a public communication bridge over a stream/canal in land bearing area of 00.04 guntas in Sy No. 95/8, 00.12 guntas between lands 95/2 and 95/5, 00.03 guntas in Sy No. 94/2B and 00.1.8 guntas in 94/2A totaling 00.5.8 guntas. is available for perusal as Document No. 80 in the list of Documents Scrutinized.

#### KATHA CERTIFICATE:

It has been observed that property bearing Sy.No's 94/2A, 95/2, 95/5, 95/6, 95/7, 95/8 measuring 27,670.00 Sq. Mtrs, situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk coming within the limits of the Mugaluru Village Panchayath, vide Khatha PID No. 150200102201021657 and the name of Mr. Lakkanna, and Mr. S Abdul Khuddus. was registered in the records maintained by the Mugaluru Village Panchayath as evidenced from Computerized Panchyath E Katha (Form-11A), is available for perusal as Document No. 79 in the list of Documents Scrutinized.

#### TAX PAID RECEIPT:

I am provided with Tax Paid Receipt, dated: 19.01.2026 which shows that tax is also paid for the year of 2025-26, and is available for perusal at Document No. 81 in the list of Documents Scrutinized.



V. CERTIFICATE OF TITLE.

Based on the documents referred to above and the observations made, I certify that, Mr. Lakkanna is holding good, valid & marketable title to the property bearing Sy No's. 94/2A measuring 1 Acre 17 Guntas, 95/2 measuring 1 Acre 15 Guntas, 95/5 measuring 1 Acre 14.5 Guntas 95/6 measuring 1 Acre 14.5 Guntas, 95/7 measuring 1 Acre 2.5 Guntas situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru.

Further, based on the documents referred to above and the observations made, I certify that, Mr. S. Abdul Khuddus are holding good, valid & marketable title to the property bearing Sy No's. 95/8 measuring 0.10 Guntas. situated at Mahal Chowdanahalli Village, Sarjapura Hobli, Anekal Taluk Bengaluru.

Thereafter aforesaid Mr. Lakkanna along with his wife Mrs. Shantha and Mr. S. Abdul Khuddus have entered into two separate JDA/s and GPA/s with M/s. MAX GLOBAL DEVELOPERS for the development of their respective portions into Residential Villa Project. Hence, on receipt of the Sharing Agreement each parties become entitled to sell their respective portion of Built-up area/area in favour of any prospective buyer.

VI. OUR UNDERSTANDING

We understand that M/s. MAX GLOBAL DEVELOPERS. (the "Client") intends to know the marketable title of the Schedule Property and accordingly has instructed us to conduct legal due diligence on the Schedule Property and provide our report on the same.

VI. MANDATE: OBJECTIVE, SCOPE OF WORK AND METHODOLOGY ADOPTED

With a view to check and verify the encumbrances and liens thereon and to provide the Report on the Schedule Property, the Client instructed LEX SITUS to carry out a due diligence exercise, based exclusively on the records/information made available to LEX SITUS by Client.

The Methodology adopted for carrying out the legal due diligence was as under:

1. The legal due diligence has been restricted and kept limited to and based entirely and exclusively on the Documents, records, files, and registers as made available to LEX SITUS by Client (hereinafter collectively referred to as "Documents").
2. We have perused the copies of the Documents and records and other papers and information made available to us by the Client and have issued this Report based on the available Documents, records, and information.



3. We have not undertaken any litigation search on the Schedule Property. Therefore, the Report is subject to the specific case details, if any, that have been provided by the Client.
4. We assume no responsibility/liability for any adverse claims or charges on the property that could not be inferred from the Documents provided to us.
5. The Report is valid as on the date of issue of the endorsement/ Document by the respective statutory authority.

## VII. APPLICABLE ASSUMPTIONS AND DISCLAIMERS

### 1. ASSUMPTIONS

All information, opinion and conclusion in this Report are prepared as instructed by the Client from time to time and as we have understood the scope and requirements and subject to certain assumptions, including but not limited to the assumption that:

- a) All signatures appearing on the reviewed documents are genuine;
- b) The Documents perused by us as copies are complete and conform to the original documents (which are assumed as authentic);
- c) The Documents on which the Report relies remain accurate;
- d) The Documents on which the Report relies are the only documents and there are no other papers, documents or information available or no other papers, documents or information have been suppressed or withheld from us.

### 2. DISCLAIMERS

This Legal Due Diligence Exercise/Report is only based on the copies of documents and information that have been made available to me by the client from time to time. In rendering this report, I have clarifications furnished to me. The information included in this report is not meant to be published or is it intended to be a substitute for the representations and warranties that the client may wish to seek from any person. The decision whether to proceed with and consummate the proposed transaction lies solely with the client and my work and findings shall not in any way constitute a recommendation as to whether the client should or should not consummate the aforesaid transaction. This report is addressed to and is solely for the benefit of the client and no other person shall, save with my consent in writing, rely on this report or any part thereof.

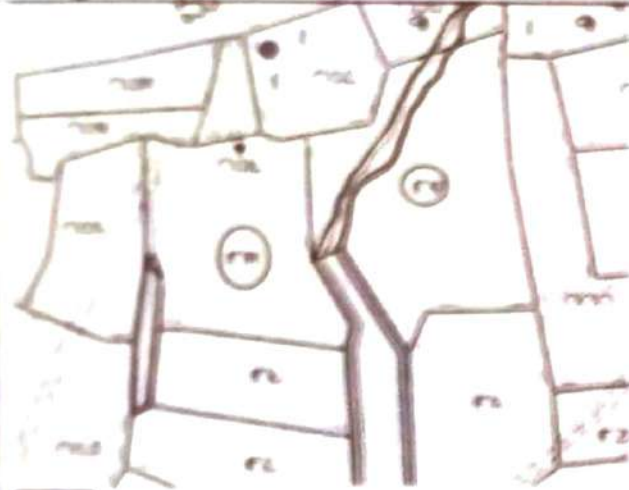
Place: Bengaluru

Date: 04.03.2026

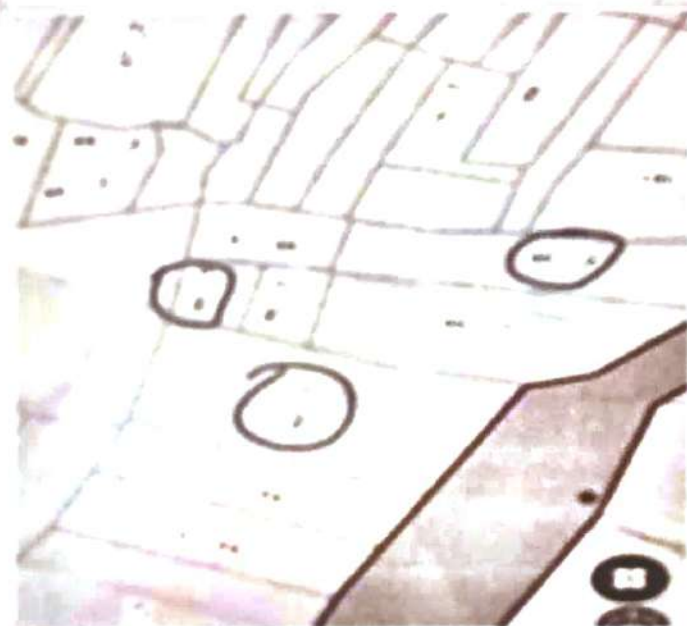
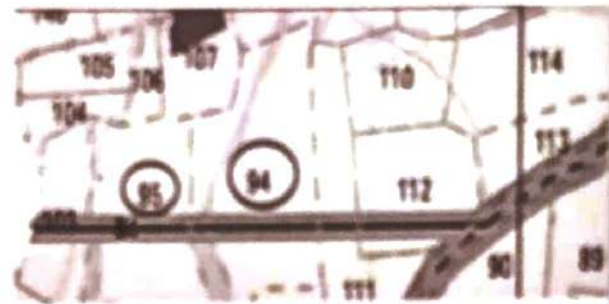


ANNEXURES: I:

Village MAP OF SY NO.94&95



CDP and Dishaank of Sy No.94&95



*[Handwritten signature]*



RTC . Sy sNo. 94/2A of Mahal Chowdanahali

ರೋಪಾ ಶೆಟ್ಟಿ ರೈಟ್ಸ್ ಗೇಡ್ ಮತ್ತು ಪಹಣಿ ಪತ್ರಿಕೆ (RTC) ಫಾರಂ ನಂ. 1/1  
Print Page No: 1/1 Village Account Form No. 2  
Valid from 20/03/2024 To Till Date

|                  |                                                                    |                                                   |                                                          |                                           |                       |                       |                       |                       |                        |                        |                        |                        |                        |                        |                        |                        |                        |                        |                        |
|------------------|--------------------------------------------------------------------|---------------------------------------------------|----------------------------------------------------------|-------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|
| 1. ದೇಶ<br>ಕರಾವಳಿ | 2. ಭೂಮಿ<br>ಬಟ್ಟು ಬೆಳೆ<br>ಫಲಾ ಭಾರ (ಅ)<br>ಫಲಾ ಭಾರ (ಬ)<br>ಫಲಾ ಭಾರ (ಉ) | 3. ಭೂಮಿ<br>1.23.00.00<br>0.06.00.00<br>1.17.00.00 | 4. ಕರಾವಳಿ<br>(ಅ) ಭೂ ಕರಾವಳಿ<br>(ಬ) ಭೂ<br>(ಉ) ಭೂ<br>(ಉ) ಭೂ | 5. ಕರಾವಳಿ<br>2.26<br>0.00<br>0.00<br>0.00 | 6. ಭೂಮಿ<br>1.17.00.00 | 7. ಭೂಮಿ<br>1.17.00.00 | 8. ಭೂಮಿ<br>1.17.00.00 | 9. ಭೂಮಿ<br>1.17.00.00 | 10. ಭೂಮಿ<br>1.17.00.00 | 11. ಭೂಮಿ<br>1.17.00.00 | 12. ಭೂಮಿ<br>1.17.00.00 | 13. ಭೂಮಿ<br>1.17.00.00 | 14. ಭೂಮಿ<br>1.17.00.00 | 15. ಭೂಮಿ<br>1.17.00.00 | 16. ಭೂಮಿ<br>1.17.00.00 | 17. ಭೂಮಿ<br>1.17.00.00 | 18. ಭೂಮಿ<br>1.17.00.00 | 19. ಭೂಮಿ<br>1.17.00.00 | 20. ಭೂಮಿ<br>1.17.00.00 |
|------------------|--------------------------------------------------------------------|---------------------------------------------------|----------------------------------------------------------|-------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|

RTC . Sy No. 95/2 of Mahal Chowdanahali

ರೋಪಾ ಶೆಟ್ಟಿ ರೈಟ್ಸ್ ಗೇಡ್ ಮತ್ತು ಪಹಣಿ ಪತ್ರಿಕೆ (RTC) ಫಾರಂ ನಂ. 1/1  
Print Page No: 1/1 Village Account Form No. 2  
Valid from 20/03/2024 To Till Date

|                  |                                                                    |                                                   |                                                          |                                           |                       |                       |                       |                       |                        |                        |                        |                        |                        |                        |                        |                        |                        |                        |                        |
|------------------|--------------------------------------------------------------------|---------------------------------------------------|----------------------------------------------------------|-------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|
| 1. ದೇಶ<br>ಕರಾವಳಿ | 2. ಭೂಮಿ<br>ಬಟ್ಟು ಬೆಳೆ<br>ಫಲಾ ಭಾರ (ಅ)<br>ಫಲಾ ಭಾರ (ಬ)<br>ಫಲಾ ಭಾರ (ಉ) | 3. ಭೂಮಿ<br>1.03.08.00<br>0.01.00.00<br>1.02.08.00 | 4. ಕರಾವಳಿ<br>(ಅ) ಭೂ ಕರಾವಳಿ<br>(ಬ) ಭೂ<br>(ಉ) ಭೂ<br>(ಉ) ಭೂ | 5. ಕರಾವಳಿ<br>1.68<br>0.00<br>0.00<br>0.00 | 6. ಭೂಮಿ<br>1.02.08.00 | 7. ಭೂಮಿ<br>1.02.08.00 | 8. ಭೂಮಿ<br>1.02.08.00 | 9. ಭೂಮಿ<br>1.02.08.00 | 10. ಭೂಮಿ<br>1.02.08.00 | 11. ಭೂಮಿ<br>1.02.08.00 | 12. ಭೂಮಿ<br>1.02.08.00 | 13. ಭೂಮಿ<br>1.02.08.00 | 14. ಭೂಮಿ<br>1.02.08.00 | 15. ಭೂಮಿ<br>1.02.08.00 | 16. ಭೂಮಿ<br>1.02.08.00 | 17. ಭೂಮಿ<br>1.02.08.00 | 18. ಭೂಮಿ<br>1.02.08.00 | 19. ಭೂಮಿ<br>1.02.08.00 | 20. ಭೂಮಿ<br>1.02.08.00 |
|------------------|--------------------------------------------------------------------|---------------------------------------------------|----------------------------------------------------------|-------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|





