

Ref. No. A/12/2-20

Date.....

To

Real Estate Regulatory Authority,
Punjab Mandi Bhawan, Sector 65,
S.A.S. Nagar (Mohali), Punjab.

Subject: Legal Search Report of the Property of 'AEROVISTA PHASE - 3' being promoted by M/s Manglam Infra, Registered Office at S.C.O. No.9, First Floor, Highland Marg, Zirakpur, District SAS Nagar.

I, Vijay Kumar, Advocate, office at Chamber No. 42, Top Floor, Distt. Court Ambala City **do hereby declare that I am having an experience of more than 10 years and in my capacity as an Advocate, I certify to you that the detail of the properties of Project AEROVISTA PHASE - 3 being promoted by M/s Manglam Infra, Registered Office at S.C.O. No.9, First Floor, Highland Marg, Zirakpur, District SAS Nagar is like as under:**

That **Sh. Gurneb Singh** S/o Amar Singh and **Sh. Sukhdev Singh** S/o Jit Singh both R/o Village Diyalpura, Sub-Tehsil Zirakpur, District S.A.S. Nagar, Mohali, Hadbast No.289 are the sole and undisputed owner of Land Measuring **15B-08B-00B** comprising in Khewat/ Khatauni No. 128/177, Khasra Nos. 665(5-0), 666(2-9), 667(4-0), 668(3-19) total Land being **15B-08B-00B**, situated in the Village Dialpura, Hadbast No.289, Sub-Tehsil, Zirakpur, District SAS Nagar, has given **LETTER OF CONSENT** as per Section 3(2)(a) of the Punjab Apartment and Property Regulation Act, 1995 (as amended from time to time) for the development of a colony/group housing/ duplex/triplex houses, etc. in favour of **M/s Manglam Infra, having the Registered Office at S.C.O. No.9, First Floor, Highland Marg, Zirakpur, District SAS Nagar** for development into apartment/ building/ plots/ commercial Building as per Section 2(e)(g)(f) of the aforesaid Act and construction thereon for the purposes of sale as per the provisions of the Punjab Apartments and Property regulation Act 1995 and as per the approved layout plan by Competent Authority.



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Also, as per the Jamabandi dated **04.08.2020**, **Sh. Gurneb Singh** S/o Amar Singh and **Sh. Sukhdev Singh** S/o Jit Singh both R/o Village Diyalpura, Sub-Tehsil Zirakpur, District S.A.S. Nagar, Mohali, Hadbast No.289 are the sole and undisputed owner of Land Measuring **15B-08B-00B** comprising in Khewat/Khatauni No. 128/177, Khasra Nos. 665(5-0), 666(2-9), 667(4-0), 668(3-19)

That as per the **NEC Report** dated **04.06.2020** given by the office of Joint Sub-Registrar Zirakpur, **Sh. Gurneb Singh** S/o **Sh. Amar Singh** and **Sh. Sukhdev Singh** S/o **Sh. Jit Singh** are the absolute owner of the Land **15B-08B-00B** comprising in Khewat/Khatauni No. 128/177, Khasra Nos. 665(5-0), 666(2-9), 667(4-0), 668(3-19), total Land being **15B-08B-00B** situated in the Village Dialpura, Hadbast No.289, Sub-Tehsil, Zirakpur, District SAS Nagar. The above said land is free from any encumbrance as per Jamabandi for the year 2017-2018.

The above said land measuring **15B-08B**, has a clear marketable title and is free from any encumbrance.

Hence this report.


Advocate

Mod. 9729003809
VIJAY KUMAR
P/3311/07 Advocate
Chamber No. 42, Top Floor
Distt Courts, Ambala City