



Date: 16/09/2022

To

**M/S. GREENNESTO BUILDERS
AND DEVELOPERS LLP,**

Office at # 800, 19th Main,
H.S.R Layout, Sector II,
Bangalore – 560 102

Sir,

Subject: Legal opinion in respect of Residentially Converted land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas and Residentially Converted land bearing Sy.No.32/4 (Old Sy.No.32/2) measuring 24 Guntas, totally measuring 2 Acres 15 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District (**Schedule Property**).

List of copies of the below mentioned documents are furnished for scrutiny and verification of the marketable right, title and interest of the Schedule Property.

Sl.No.	DETAILS OF DOCUMENTS
1.	Sale Deed dated 01/07/1974, registered as Document No.3199/1974-75, Book-I, Volume 1076, Pages 11 to 13, in the Office of Sub-registrar Bangalore South Taluk
2.	Sale Deed dated 21/02/1979, registered as Document No.7195/1978-79, Book-I, Volume 1376, Pages 71 to 74, in the Office of Sub-registrar Bangalore South Taluk
3.	Genealogical tree of Sri.Hanumanthappa
4.	Mutation Register Extract No.7/93-94
5.	Partition Deed dated 29/09/2006, registered as Document No.BAS-1-17345/2006-07, Stored in CD No.BASD276, in the office of Sub-registrar, Bangalore South Taluk
6.	Mutation Register Extract No.24/2006-07
7.	Release / Relinquishment Deed dated 17/09/2014, registered as Document No.VRT-1-02518/2014-15, Stored in CD No.VRTD231, in the office of Sub-registrar, Shivajinagar (Varthur)
8.	Joint Development Agreement dated 12/02/2019, registered as Document No.VRT-1-06600/2018-19 stored in CD No.VRTD384 in the office of Sub-Registrar, Shivajinagar (Varthur)
9.	General Power of Attorney dated 12/02/2019 registered as Document No.VRT-4-00310/2018-19 stored in CD No.VRTD384 in the office of Sub-Registrar, Shivajinagar (Varthur)



10.	Official Memorandum No. ALN(V2P)SR/60/18-19, dated 25/05/2019 issued by the Deputy Commissioner, Bangalore District, Bangalore along with conversion sketch, fee paid challan, RI report, Tahsildar report
11.	Endorsement dated 28/02/2019 issued by Town Planning Authority, Bangalore Development Authority
12.	Letter dated 14/03/2019, issued by Assistant Commissioner (Land Acquisition), Bangalore Development Authority
13.	Letter dated 26/02/2019 issued by Special Land Acquisition Officer, Karnataka Industrial Area Development Board, Bangalore
14.	Official Memorandum No. ALN(V2P)SR/59/18-19, dated 25/05/2019 issued by the Deputy Commissioner, Bangalore District, Bangalore along with conversion sketch, fee paid challan, RI report, Tahsildar report
15.	Endorsement dated 28/02/2019 issued by Town Planning Authority, Bangalore Development Authority
16.	Letter dated 14/03/2019, issued by Assistant Commissioner (Land Acquisition), Bangalore Development Authority
17.	Letter dated 26/02/2019 issued by Special Land Acquisition Officer, Karnataka Industrial Area Development Board, Bangalore
18.	M/s.Greennesto Builders and Developers LLP- Partnership Agreement dated 30/11/2018
19.	RTC extracts for the period 1967-68 to 2010-11 with respect to land bearing Sy.No.32/2
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21.	RTC extracts for the period 2011-12 to 2019-20, 2022-23 with respect to land bearing Sy.No.32/4
22.	RTC extracts for the period 1982-83 to 2019-20, 2022-23, with respect to land bearing Sy.No.38/2
23.	Encumbrance Certificate from 15/02/1957 to 31/03/2004 with respect to land bearing Sy.No.32/2
24.	Encumbrance Certificate from 01/04/2004 to 13/07/2015 with respect to land bearing Old Sy.No.32/2
25.	Encumbrance Certificate from 01/04/2004 to 07/09/2022 with respect to land bearing Old Sy.No.32/2, New Sy.No.32/4
26.	Encumbrance Certificate from 15/02/1957 to 31/03/2004 with respect to land bearing Sy.No.38/2
27.	Encumbrance Certificate from 01/04/2004 to 07/09/2022 with respect to land bearing Sy.No.38/2
28.	Nil Tenancy Endorsement dated 01/03/2019 issued by the Tahsildar, Bangalore East Taluk

Sudhakar



29.	Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk with respect to land bearing Sy.No.32/4
30.	Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk with respect to land bearing Sy.No.38/2
31.	Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk
32.	The Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk
33.	Akharbandh of Sy.No.32/4
34.	Akharbandh of Sy.No.38/2
35.	Atlas, Balabagada Nakulu in respect of land bearing Sy.No.32
36.	Atlas, Balabagada Nakulu in respect of land bearing Sy.No.38

FLOW OF TITLE

1. On perusal of the documents, it is observed that the Land bearing Sy.No.32/2 measuring 2 Acres 1 gunta and Land bearing Sy.No.38/2 measuring 1 Acre 31 guntas situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk (Erstwhile Bangalore South Taluk), Bangalore District was belonging to Sri.Sampangappa. And after the demise of Sri.Sampangappa there was an oral partition between his sons namely Sri.S.Ramaiah, Sri.S.Narayanappa and Sri.S.Krishnappa and in the said oral partition, the land bearing Sy.No.38/1 measuring 1 Acre 31 guntas and portion of land bearing Sy.No.32/2 measuring 1 Acre 1 gunta allotted to the share of Sri.S.Ramaiah. And remaining portion of land in Sy.No.32/2 measuring 1 Acre allotted joint to the shares of Sri.S.Narayanappa and Sri.S.Krishnappa.
2. By virtue of the Sale Deed dated 01/07/1974, Sri.S.Narayanappa and Sri.S.Krishnappa, both are sons of late.Sampangappa conveyed portion of Land bearing Sy.No.32/2 measuring 1 Acre ½ Gunta, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk (Erstwhile Bangalore South Taluk), Bangalore District in favour of Sri.Hanumanthappa S/o. Sanjeevappa. The said Sale deed is registered as Document No.3199/1974-75, Book-I, Volume 1076, Pages 11 to 13, in the Office of Sub-registrar Bangalore South Taluk. The copy of the Sale deed dated 01/07/1974 could be evidenced from **Document No.1.**



3. By virtue of the Sale Deed dated 21/02/1979, Sri.S.Ramaiah S/o. late.Sampangappa conveyed another portion of Land bearing Sy.No.32/2 measuring 1 Acre 1 Gunta and Land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk (Erstwhile Bangalore South Taluk), Bangalore District in favour of Sri.H.Krishnappa S/o. Hanumanthappa. The said Sale deed is registered as Document No.7195/1978-79, Book-I, Volume 1376, Pages 71 to 74, in the Office of Sub-registrar Bangalore South Taluk. The copy of the Sale deed dated 21/02/1979 could be evidenced from **Document No.2.**
4. On perusal of Genealogical tree of Sri.Hanumanthappa, it is observed that Sri.Hanumanthappa and his wife Smt.Venkatamma's children are Sri.H.Marappa, Sri.H.Sanjeevappa and Sri.H.Krishnappa and further bears out their respective families. The copy of the Genealogical tree of Sri.Hanumanthappa could be evidenced from **Document No.3.**
5. On perusal of Mutation Register Extract No.7/93-94, it is observed that after the demise of Sri.Hanumanthappa, the khatha of the Land bearing Sy.No.32/2 measuring 1 Acre, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk (Erstwhile Bangalore South Taluk), Bangalore District, was mutated in the name of Sri.H.Krishnappa. The copy of Mutation Register Extract No.7/93-94 could be evidenced from **Document No.4.**
6. By virtue of a Partition Deed dated 29/09/2006, the sons of late.Hanumanthappa namely Sri.H.Marappa, Sri.H.Sanjeevappa and Sri.H.Krishnappa divided / partitioned the land bearing Sy.No.32/2, Sy.No.38/2 situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk (Erstwhile Bangalore South Taluk), Bangalore District along with other lands. The said Partition Deed is registered as Document No.BAS-1-17345/2006-07, Stored in CD No.BASD276, in the office of Sub-registrar, Bangalore South Taluk. In the said Partition Deed, the portion of land bearing Sy.No.32/2 measuring 24 guntas and Sy.No.38/2 measuring 1 Acre 31 Guntas, both situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District was allotted to the share of Sri.H.Krishnappa. The copy of the Partition Deed dated 29/09/2006 could be evidenced from **Document No.5.**
7. In pursuance to the said Partition Deed, the Khatha of the land bearing Sy.No.32/2 measuring 24 Guntas and Land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas, both situated at



Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District was mutated in the name of Sri.H.Krishnappa vide. Mutation Register Extract No.24/2006-07. The copy of the Mutation Register Extract No.24/2006-07 could be evidenced from **Document No.6.**

8. Subsequently the land in possession of Sri.H.Krishnappa was podied and assigned New Sy.No.32/4, by the land revenue authority.
9. By virtue of the Release / Relinquishment Deed dated 17/09/2014, the children of late.Muniyamma D/o. late.Hanumanthappa namely Smt.Munilakshmamma, Smt.Rathnamma and Sri.Narayanaswamy relinquished all their rights, title and interest in the Land bearing Sy.No.32/2 and Sy.no.38/2 situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District and confirmed the Partition Deed dated 29/09/2006, in favour of Sri.H.Marappa, Sri.H.Sanjeevappa and Sri.H.Krishnappa. The said Release / Relinquishment Deed is registered as Document No.VRT-1-02518/2014-15, Stored in CD No.VRTD231, in the office of Sub-registrar, Shivajinagar (Varthur). The copy of the Release / Relinquishment Deed dated 17/09/2014 could be evidenced from **Document No.7.**
10. By the virtue of the Joint Development Agreement dated 12/02/2019, Sri.H.Krishnappa along with Smt.Padma W/o Sri.H.Krishnappa, Smt.Shwetha.K. D/o. Sri.H.Krishnappa, Sri.Nagaraju.K. S/o. Sri.H.Krishnappa and Baby. Jeevika.N. D/o. Nagaraju.K. (minor represented by her father Sri.Nagaraju.K.) had entered into an agreement with M/s.Greenesto Builders and Developers LLP, for construction of multi-storied apartment in the land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas and Sy.No.32/4 (Old Sy.No.32/2) measuring 24 Guntas, totally measuring 2 Acre 15 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The said Joint Development Agreement is registered as Document No.VRT-1-06600/2018-19 stored in CD No.VRTD384 in the office of Sub-Registrar, Shivajinagar (Varthur). The said copy of the Joint Development Agreement dated 12/02/2019 could be evidenced from **Document No.8.**
11. In pursuance to the Joint Development Agreement dated 12/02/2019, Sri.H.Krishnappa along with Smt.Padma W/o Sri.H.Krishnappa, Smt.Shwetha.K. D/o. Sri.H.Krishnappa, Sri.Nagaraju.K. S/o. Sri.H.Krishnappa and Baby. Jeevika.N. D/o. Nagaraju.K. (minor represented by her father Sri.Nagaraju.K.) executed a General Power



of Attorney dated 12/02/2019 in favour of M/s.Greennesto Builders and Developers LLP. The said General Power of Attorney is registered as Document No.VRT-4-00310/2018-19 stored in CD No.VRTD384 in the office of Sub-Registrar, Shivajinagar (Varthur). The said copy of the General Power of Attorney dated 12/02/2019 could be evidenced from **Document No.9.**

12. Subsequently, the land bearing Sy.No.32/4 measuring 24 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District was converted from Agricultural purposes to Non-Agricultural Residential-personal purposes vide. Official Memorandum No. ALN(V2P)SR/60/18-19, dated 25/05/2019 issued by the Deputy Commissioner, Bangalore District, Bangalore. The copy of the Official Memorandum/Conversion Certificate along with conversion sketch, fee paid challan, RI report, Tahsildar report could be evidenced from **Document No.10.**
13. On perusal of an Endorsement dated 28/02/2019 issued by Town Planning Authority, Bangalore Development Authority states that the land bearing Sy.No.32/4 measuring 24 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District within purview of Residential (Main) zone. The copy of an Endorsement dated 28/02/2019 could be evidenced from **Document No.11.**
14. On perusal of Letter dated 14/03/2019, issued by Assistant Commissioner (Land Acquisition), Bangalore Development Authority, bears out that the land bearing Sy.No.32/4 measuring 24 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District is proposed for formation of layout in the name of K.C.Reddy layout, and further bears out that as on today there is no preliminary notification has been issued in that regard. The copy of the said Letter dated 14/03/2019 could be evidenced from **Document No.12.**
15. On perusal of Letter dated 26/02/2019 issued by Special Land Acquisition Officer, Karnataka Industrial Area Development Board, Bangalore, states that the land bearing Sy.No.32/4 measuring 24 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District has not been acquired for any of its projects. The copy of Letter dated 26/02/2019 could be evidenced from **Document No.13.**



16. Subsequently, the land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District was converted from Agricultural purposes to Non-Agricultural Residential-personal purposes vide. Official Memorandum No. ALN(V2P)SR/59/18-19, dated 25/05/2019 issued by the Deputy Commissioner, Bangalore District, Bangalore. The copy of the Official Memorandum/Conversion Certificate along with conversion sketch, fee paid challan, RI report, Tahsildar report could be evidenced from **Document No.14.**
17. On perusal of an Endorsement dated 28/02/2019 issued by Town Planning Authority, Bangalore Development Authority states that the land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas,, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District within purview of Residential (Main) zone. The copy of an Endorsement dated 28/02/2019 could be evidenced from **Document No.15.**
18. On perusal of Letter dated 14/03/2019, issued by Assistant Commissioner (Land Acquisition), Bangalore Development Authority, bears out that the land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District is proposed for formation of layout in the name of K.C.Reddy layout, and further bears out that as on today there is no preliminary notification has been issued in that regard. The copy of the said Letter dated 14/03/2019 could be evidenced from **Document No.16.**
19. On perusal of Letter dated 26/02/2019 issued by Special Land Acquisition Officer, Karnataka Industrial Area Development Board, Bangalore, states that the land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District has not been acquired for any of its projects. The copy of Letter dated 26/02/2019 could be evidenced from **Document No.17.**
20. On perusal of Limited Liability Partnership Agreement dated 30/11/2018 Sri.Ashok Kumar, Sri.Chintamani Rama Rao Nagendra, Sri.Lokesh Chikkamuniyappa, Sri.Mallikarjuna Khened, Sri.Muniramareddy Venkatesh, Sri.Anantanarayana Meenakshi Sundaram Seivur have formed a limited liability Partnership firm in the name of M/s.Greennesto Builders and Developers LLP. The copy of Limited Liability Partnership Agreement dated 30/11/2018 could be evidenced from **Document No.18.**



21. On perusal of the RTC extracts for the period 1967-68 to 2010-11, it is observed that land bearing Sy.No.32/2 totally measures 2 Acres 1 gunta. RTC extracts for the period 1967-68 to 1981-82 bears out the name of Ramaiah as the owner in column No.9. RTC for the period 1982-83 to 1991-92 bears out the name of H.Krishnappa and Hanumanthappa as the owners in Column No.9. RTC extracts for the period 1992-93 to 2005-06 bears out the name of H.Krishnappa as the owner in Column No.9. RTC extracts for the period 2006-07 to 2010-11, bears out the names of H.Marappa, H.Sanjeevappa and H.Krishnappa as the owners in Column No.9. The copy of the RTC extracts could be evidenced from **Document No.19.**
22. On perusal of the RTC extracts for the period 2011-12 to 2019-20, 2022-23 it is observed that land bearing Sy.No.32/4 totally measures 24 guntas and bears out the name of H.Krishnappa as the owner in Column No.9. The copy of the RTC extracts could be evidenced from **Document No.20.**
23. On perusal of the RTC extracts for the period 1982-83 to 2019-20, 2022-23, it is observed that land bearing Sy.No.38/2 totally measures 1 Acre 32 guntas including 1 gunta of kharab. RTC for the period 1982-83 to 2019-20, 2022-23 bears out the name of H.Krishnappa as the owner in Column No.9. The copy of the RTC extracts could be evidenced from **Document No.21.**
24. Encumbrance Certificate from 15/02/1957 to 31/03/2004 bears out (a) the registration of the Sale deed dated 01/07/1974 and (b) the registration of the Sale deed dated 21/02/1979 and otherwise bears out 'Nil' encumbrances with respect to land bearing Sy.No.32/2, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of Encumbrance Certificate could be evidenced from **Document No.22.**
25. Encumbrance Certificate from 01/04/2004 to 13/07/2015 bears out the registration of the Partition deed dated 29/09/2006 and otherwise bears out Nil' encumbrances with respect to land bearing Old Sy.No.32/2, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of Encumbrance Certificate could be evidenced from **Document No.23.**
26. Encumbrance Certificate from 01/04/2004 to 07/09/2022 bears out the registration of the Release Deed dated 17/09/2014 and otherwise bears out Nil' encumbrances with respect to land bearing Old



Sy.No.32/2, New Sy.No.32/4 situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of Encumbrance Certificate could be evidenced from **Document No.24.**

27. Encumbrance Certificate from 15/02/1957 to 31/03/2004 bears out the registration of the Sale deed dated 21/02/1979 and otherwise bears out 'Nil' encumbrances with respect to land bearing Sy.No.38/2, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of Encumbrance Certificate could be evidenced from **Document No.25.**
28. Encumbrance Certificate from 01/04/2004 to 07/09/2022 bears out (a) the registration of the Partition deed dated 29/09/2006 (b) the registration of the Release Deed dated 17/09/2014 (c) the registration of Rectification deed dated 31/08/2017 and (d) the registration of the Joint Development Agreement dated 12/02/2019 and otherwise bears out Nil' encumbrances with respect to land bearing Sy.No.38/2, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of Encumbrance Certificate could be evidenced from **Document No.26.**
29. Nil Tenancy Endorsement dated 01/03/2019 issued by the Tahsildar, Bangalore East Taluk bears out that there are no tenancy claims initiated under Karnataka Land Reforms Act, 1961 with respect to land bearing Sy.No.32/4 measuring 24 guntas and Sy.No.38/2 measuring 1 Acre 31 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of the Endorsement dated 01/03/2019 could be evidenced from **Document No.27.**
30. The Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk bears out that there are no proceedings initiated under Section 79(A) and (B) of Karnataka Land Reforms Act, 1961 with respect to land bearing Sy.No.32/4 measuring 24 guntas situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of the Endorsement dated 15/02/2019 could be evidenced from **Document No.28.**
31. The Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk bears out that there are no proceedings initiated under Section 79(A) and (B) of Karnataka Land Reforms Act, 1961 with respect to land bearing Sy.No.38/2 measuring 1 Acre 31 guntas situated at Chikkanayakanahalli Village,



Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of the Endorsement dated 15/02/2019 could be evidenced from **Document No.29.**

32. The Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk bears out that there are no proceedings initiated under PTCL Act with respect to land bearing Sy.No.32/4 measuring 24 guntas situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of the Endorsement dated 15/02/2019 could be evidenced from **Document No.30.**
33. The Endorsement dated 15/02/2019 issued by the Assistant Commissioner, Bangalore North Taluk bears out that there are no proceedings initiated under PTCL Act with respect to land bearing Sy.No.38/2 measuring 1 Acre 31 guntas situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District. The copy of the Endorsement dated 15/02/2019 could be evidenced from **Document No.31.**
34. Akharbandh in respect of land bearing Sy.No.32/4 situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District bears out that it totally measures 24 guntas. The copy of the Akarbandh could be evidenced from **Document No.32.**
35. Akharbandh in respect of land bearing Sy.No.38/2 situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District bears out that it totally measures 1 Acre 32 guntas including 1 gunta of kharab. The copy of the Akarbandh could be evidenced from **Document No.33.**
36. On perusal of Atlas, Balabagada Nakulu in respect of land bearing Sy.No.32 it is observed that the said land has been poded into 4 portion i.e 32/1 to 32/4. The copy of survey documents could be evidenced from **Document No.34.**
37. On perusal of Atlas, Balabagada Nakulu in respect of land bearing Sy.No.38 it is observed that the said land has been poded into 4 portion i.e 38/1 to 38/4. The copy of survey documents could be evidenced from **Document No.35.**
38. On perusal of the Village Map of Chikkanayakanahalli Village, it is observed that the land in Sy.Nos.32 and 38 finds place in the map and is also in conformity with the survey sketch. The copy of the



Village map of Chikkanayakanahalli could be evidenced from
Document No.36.

SCHEDULE PROPERTY

All that piece and parcel of the Residentially Converted land bearing Sy.No.38/2 measuring 1 Acre 31 Guntas (Duly converted from agricultural purposes to non-agricultural residential purposes vide. Conversion Certificate/ Official Memorandum bearing No.ALN:(V2P):SR 59/18-19 dated 25/05/2019 issued by District Commissioner, Bangalore District) and Residentially Converted land bearing Sy.No.32/4 (Old Sy.No.32/2) measuring 24 Guntas, (Duly converted from agricultural purposes to non-agricultural residential purposes vide. Conversion Certificate/ Official Memorandum bearing No.ALN(V2P)SR:60/18-19 dated 25/05/2019 issued by District Commissioner, Bangalore District) totally measuring 2 Acres 15 Guntas, situated at Chikkanayakanahalli Village, Varthur Hobli, Bangalore East Taluk, Bangalore District and bounded on:

East by : Road and land bearing Sy.No.38/3;
West by : Land bearing Sy.No.32/1 and Sy.No.38/1;
North by : Land bearing Sy.No.32/3;
South by : Land bearing Sy.No.38/1.

CERTIFICATE

I hereby certify that on perusal of the documents furnished to me, it is observed that Sri.H.Krishnappa is the absolute owner of the Schedule Property having a valid and marketable title to the Schedule Property and M/s.Greenesto Builders and Developers LLP is having development rights on the Schedule Property.

G.V.Sudhakar