

Raksh Pal Singh
ADVOCATE



Panel Advocate Punjab & Sind Bank
OFFICE - Old Jail Road, Opp. Registry Office,
Kachaheri, Bareilly.
Mob. No. : 8273377150

Date : 04-06-2025

Sr. No.

TO WHOM SO IT MAY CONCERN

SUBJECT : Supplimentary NEC (Main N.E.C. Already Provided by the Undersigned Counsel on 30-11-2024 And This N.E.C. is For Period of 01-12-2024 Till 04-06-2025

Sir,

Please refer to your Instruction on the Captioned Matter. In this connection, we submit our Report as under :

Details of Property :

A Plot of Land vide Khet No. 186 Mi. Area 0.8850 Hect. situated at Udaipur Khas ander Chungi, Pargana, Tehsil and Distt. Bareilly & bounded as given below (hereinafter called the Property).

East : Nainital Road

West : Property of R.K. Sharma and other

North : Property of Pradeep Saxena and other

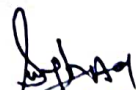
South : Property of Ajeet Babu and other

Document Scrutinized :

- (a) Copy of Khatauni Bearing No. 186 Mi. in the year 1428-1433 Fasli Rev., Vill. Udaipur Khas ander Chungi, Pargana, Tehsil and Distt. Bareilly Dated 30-05-2025 latest order A.S.D.M. Court Dt. 29-03-2025.
- (b) Copy of Reg. Gift Deed Dated 01-02-2024 in Book No. 1, Vol. No. 6845, Pages 259-578 at Sr. No. 1635 in the office of Sub Registrar-II, Sadar Bareilly.
- (c) Copy of Reg. Gift Deed dated 08-04-2015 in Book No. 1, Vol. No. 7764, pages 79-106 at Sr. No. 3910 in the office of Sub Registrar II Sadar Bareilly.
- (f) Copy of Reg. WILL dated 05-07-2016 in Book No. 3, Vol. No. 282, Page Nos. 319-336 at Sr. No. 492 in the office of Sub Registrar II, Sadar Bareilly.

FLOW OF TITLE

Initial Vipin Bihari Lal Sharma was the owner of Agriculture Land bearing Khet No. 186 Mi. area 0.8850 Hectare situated Udaipur Khas ander Chungi, Pargana Tehsil and Distt. Bareilly Later on after death of Vipin Bihari Lal Sharma the


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Partition Deed is executed between the legal heirs of Vipin Bihari Lal Sharma namely Shailendra Sharma, Subhash Kumar Sharma and Mahendra Kumar Sharma through Registered Deed dated 07-10-1937 / 22-10-1937

Book No. 1, Vol. No. 704, Pages 333-342, Sr. No. 2919 in the office of Sub Registrar Bareilly. As per partition deed mutation was done in favour of Shailendra Sharma Subhash Kumar Sharma and Mahendra Kumar Sharma and all the three became owner of 1/3 part each aforesaid property.

Shailendra Sharma S/o Vipin Bihari Sharma H. No. 03, Sharma Building Izzat Nagar Shastri Nagar Gujral Petrol Pump ke Samne Bareilly executed registered Gift Deed regarding his 1/3 share in aforesaid property Khet No. 186Mi. area 2950 Sq. Mtrs. in favour of Smt. Sangeeta Sharma D/o Shailendra Sharma W/o Pradeep Kumar Sharma R/o A-150 Nehru Colony, Dehradun (Uttarakhand) dated 01-02-2014 in Book No. 1, Vol. No. 6845 Pages 259-578, at Sr. No. 1635 registered in the office of Sub Registrar Bareilly.

One registered WILL was executed by Subhash Kumar Sharma S/o Vipin Bihari Sharma R/o 19, Maimiya Tola Bareilly regarding his 1/3 share in aforesaid property Khet No. 186 Mi. area 2950 Sq. Mtrs. in favour of Smt. Sangeeta Sharma D/o Shailendra Sharma W/o Pradeep Kumar Sharma R/o A-150 Nehru Colony Dehradun Uttarakhand. Dated 05-07-2016 Book No. 3 Vol. No. 282 Pages 319-336 at Sr. No. 492 registered in the office of Sub Registrar II Bareilly. Later on Subhash Kumar Sharma died on dated 14-02-2018 after the death of Subhash Kumar Sharma, Smt. Sangeeta Sharma D/o Shailendra Sharma W/o Pradeep Kumar Sharma R/o A-150 Nehru Colony Dehradun Uttarakhand became owner of entire aforesaid property Khet No. 186 Mi area 0.8850 Hect. i.e. 8850 Sq. mtrs. at Udaipur Khas ander Chungi Pargan, Tehsil Distt. Bareilly.

The Name of Mrs. Sangeeta Sharam W/o Mr. Pradeep Kumar Sharma has not been entered in Revenue Record Fasli Year 1428-1433 on the basis of Gift Deed Dated 01-02-2014 Serial No. 1635 and Registered Will Dated 05-07-2016 Serial No. 492 Vide order passed by A.S.D.M. (Sadar) Bareilly in case No. T202512130106705 mutated in favour of Mrs. Sangeeta Sharma W/o Mr. Pradeep Kumar Sharma.

That Mr. Mahendra Kumar Sharma died leaving behind himself Smt. Meena Sharma (wife), Mr. Prashant Sharma (son), Mrs. Anjali Pachauri (married daughter), his legal heirs and name of only Smt. Meena Sharma, Mr. Prashant Sharma got mentioned in revenue records as per succession rules of concerned act. The nature of land of deceased Mahendra Kumar Sharma was residential, therefore registered Gift Deed executed by Smt. Meena Sharma Late Shri Mahendra Kumar Sharma and Prashant Sharma S/o Late Shri Mahendra Kumar Sharma and Smt. Anjali Pachauri D/o Late Shri Mahendra Kumar Sharma W/o Ravi Shanker Pachauri R/o 19, Maimiya Tola Bareilly regarding 1/3 Share in

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[Signature]
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 BAREILLY

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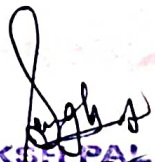
aforesaid property Khet No. 186Mi. Area 2950 Sq. Mtrs. in favour of Smt. Sangeeta Sharma D/o Shailendra Sharma W/o Pradeep Kumar Sharma R/o A-150 Nehru Colony Dehradun Uttarakhand. Dated 08-04-2015 Book No. 1. Vol. No. 7764 Pages 79-106 Sr No. 3910 registered in the office of Sub Registrar-II, Bareilly.

The Name of Smt. Sangeeta Sharma has been entered in the record of Nagar Nigam Bareilly on bases of Gift Deed dated 08-04-2015 Sr. No. 3910 through ARV 102201 issued by Nagar Nigam Bareilly. (Receipt issued by the Nagar Nigam Bareilly annexed)

Thus on the bases of Gift Deed dated 01-02-2014 Sr. No. 1635 and registered will on dated 05-07-2016 Sr. No. 492 and Gift Deed dated 08-04-2015 Sr. No. 3910 Mrs. Sangeeta Sharma W/o Pradeep Kumar Sharma is the absolute owner of entire property. Bearing Khasra No. 186Mi Area 0.8850 Hect. i.e. 8850 Sq. Mtrs. of land Udaypur Khas Ander Chungi Pargana, Tehsil and Distt. Bareilly. The Chain of title is complete.

ENCUMBRANCE

I have inspected the Legible Relevant Indices (Permissible Records for Inspection) in respect of the Said Property, as made available for inspection at the time of inspection at the office of Sub Registrar Sadar II Bareilly, on 04-06-2025 since 2024 to 2025 in search of encumbrance, if any. The original Inspection Receipt bearing No. 2025076016388 dated 04-06-2025. Is being enclosed herewith. The said property, as per above noted available records, Encumbrance Serial No. 22025076001064 issued by S.R. II Bareilly Dated 01-01-2014 to 31-05-2025 is free from all sort of encumbrances & the borrower is having valid, absolute clear and marketable title. to the said property.


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04-06-2025
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Jall Road Opp. Registry Office
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Raksh Pal Singh
Advocate

कार्यालय उप निबंधक सदर द्वितीय बरेली जनपद बरेली

आवेदन संख्या :2202507601073

प्रमाण संख्या :22025076001064

भार मुक्त प्रमाण-पत्र
(रजि० मैनुअल के नियम 328)

श्री- रक्षपाल सिंह एड० पुत्र- - तहसील बरेली जिला बरेली ने निम्नलिखित सम्पत्ति से सम्बन्धित प्रपत्रों/द्वारा प्रस्तुत भार मुद्रित प्रमाण पत्र हेतु प्राथना पत्र प्रस्तुत किया है।

सम्पत्ति का विवरण : ग्राम/मोहल्ला - उदयपुर खास अ.चुंगी, वार्ड/परगना- बरेली, आवासीय- श्रीमती संगीता शर्मा पत्नी श्री प्रदीप कुमार शर्मा नि० ए १५० देहरादून बरेली।, आवासीय आराजी तादादी खसरा न० 186मि. रकवा 8850 वर्ग मी. उदयपुर खास अन्दर चंगी बरेली।, .

मै एतद्वारा प्रमाणित करता हू कि इंडेक्स सं 02 तथा उससे सम्बन्धित सूची प्रपत्रों की तलाश दिनांक 01/01/2014 से दिनांक 31/05/2025 तक उक्त सम्पत्ति के सम्बन्ध में की गयी जिसमे निम्नलिखित भार पाये गये

कोई भार नहीं पाया गया

दिनांक :02-06-2025

- नोट - 1. इस प्रमाण-पत्र के समस्त विवरण आवेदक द्वारा दिए गए संपत्ति के ब्यौरे के आधार पर ढूँढे गए हैं। यदि रजिस्ट्रीकृत लेखपत्र में संपत्ति को आवेदक द्वारा आवेदन में दिये गए वर्णन से किसी दूसरे ढंग से वर्णित किया गया हो तो ऐसे लेखपत्रों से प्राप्त सूचना को प्रमाण पत्र में दर्ज नहीं किया जायेगा।
- वांछित तलाश कार्यालय द्वारा यथासंभव सावधानी के साथ किया गया है, और विभाग प्रमाणपत्र में शामिल सूचना के लिए उत्तरदायी नहीं होगा।
- इस प्रमाण-पत्र में उन लेखपत्रों से सम्बंधित सूचना शामिल नहीं है जो प्रस्तुत हो चुके हैं, परन्तु जिनका आज की तारीख तक रजिस्ट्रीकरण नहीं हुआ है।
- यह प्रमाण-पत्र किसी संपत्ति के स्वत्व का प्रमाण नहीं है।

तलाशकर्ता एवं प्रमाण पत्र बनाने वाले निबन्धन लिपिक: शिवम मिश्रा कनिष्ठ सहायक निबन्धन।
मिलान करने वाले निबन्धन लिपिक : ओम प्रकाश कनिष्ठ सहायक निबन्धन।

Digitally signed by Rajendra Prasad
Date: 2025.06.02 17:22:02

उप निबंधक सदर द्वितीय
बरेली

भाग 2

प्रस्तुतकर्ता अथवा प्रार्थी द्वारा रखा जाने वाला

उप निबंधक सदर द्वितीय
बरेली

क्रम संख्या 2025076016388

लेख या प्रार्थना पत्र प्रस्तुत करने का दिनांक 04/06/2025

प्रस्तुतकर्ता या प्रार्थी का नाम रक्षपाल सिंह एड

लेख का प्रकार: मुआयना 2024 वर्ष से 2025 वर्ष तक

प्रतिफल की धनराशि

1. रजिस्ट्रीकरण शुल्क
2. प्रतिनिधिकरण शुल्क
3. निरीक्षण या तलाश शुल्क
4. मुद्दतार के अधिप्रमाणीकरण लिए शुल्क
5. कमीशन शुल्क
6. विविध
7. यात्रिक भत्ता

1 से 6 तक का योग 20

शुल्क वसूल करने का दिनांक 04/06/2025

दिनांक जब लेख प्रतिनिधि या तलाश 04/06/2025

प्रमाण पत्र वापस करने के लिए तैयार किया

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

