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Ref:

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LAND TITLE SEARCH REPORT

Introduction : - Gorakhpur Development Authority, Gorakhpur, has proposed its plan "Lake View Apartment Project", at Ramgarh Tal Project, Gorakhpur. Plan is proposed to be developed on the land situated in revenue Village- Manhat **Plot No 3M Area 2.09 AC** Tappa and Pargana- Haveli, Tehsil- Sadar, District- Gorakhpur (U.P.).

Title History : - "Lake View Apartment Project", plan is proposed on the total area of plot no. **03M, Area 2.09 AC** Village- Manhat, **Plot No. 3M, Area 2.09 AC** Tappa and Pargana- Haveli, Tehsil- Sadar, District- Gorakhpur (U.P.). Said plots alongwith hundreds of other plots, was aquired through proceedings under provisions of Land Acquisition Act, 1894. Notification under section 4(1) of Land Acquisition Act, was issued/published on date 04.02.1987. Notification under section 6 of the Act was issued and published in the official Guzzette on date 21 February, 1987, after which possession of the land was taken by the government. In the official guzzette it is specifically mentioned that land was needed by and aquired for the development of 'Ramgarh Tal Pariyojana' of Gorakhpur Development Authority, Gorakhpur.

Award was legally processed and was passed on date 20.05.87 by the Special Land Acquisition Officer-II, Gorakhpur and accordingly amount of compesation was duly paid to the concerned land owners of the aquired plots. As stated above land was aquired for the Gorakhpur Development Authority, Gorakhpur, therefore, possession of the aquired land was delivered to the authority by the district administration, Gorakhpur. Delivery of possession was effected by means of memo dated 28.05.1987 and possession was taken by Gorakhpur Development Authority, Gorakhpur on the strength of said memo. Since then Gorakhpur Development Authority, Gorakhpur, is in the actual and physical possession of the land, so aquired.

As the land was aquired by the state government for the development projects of the

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Gorakhpur Development Authority, Gorakhpur, therefore, mutation proceedings were drawn and property is mutated in the name of 'Rajkiya Sampatti' in the Khatauni i.e. the revenue record of the government. Ramgarh Tal Pariyojana is the project of Gorakhpur Development Authority.

From the copy of proposed plan of said "Lake View Apartment Project" at Ramgarh Tal Pariyojana, Gorakhpur of the Gorakhpur Development Authority and also from the notification of state government dated 30 December, 2009 and entries made by GDA thereon, it is clear that said plan is proposed to be developed on the plot no. 03 ARCO-200AC, Village- Manhat, and plot no. 137, 138, 139 total area 1.00 Acre of Village- Manhat, Tappa and Pargana- Haveli, Tehsil- Sadar, District- Gorakhpur (U.P.).

Based on the papers like guzzette notifications, copy of Award, possession memo, extract khatauni, copy of project etc, made available to me, it is very much clear that the land was acquired by the state government long back in the year 1983. After completion of legal formalities, possession of the land was duly handed over to the Gorakhpur Development Authority, vide memo dated 28.05.1987, duly executed and signed by the revenue authorities and officials of the authority, as well. Meaning thereby Gorakhpur Development Authority, Gorakhpur is the recorded owner and in peaceful possession and use of the subject land since date 28.05.1987 i.e. since last about 30 years. There are few entries in the description column of the khatauni but they don't have any otherwise effect on the land of the said plan. However stay, if any, must be obeyed.

Conclusion : - Gorakhpur Development Authority, Gorakhpur, has clear, transferable and marketable title of the land total area 2.00 AC situated on plot no. 03 ARCO-200AC, Village- Manhat, and plot no. 137, 138, 139 of Village- Manhat, Tappa and Pargana- Haveli, Tehsil- Sadar, District- Gorakhpur (U.P.). Land is legally suitable for the purposes of development of plan "Lake View Apartment Project", at Ramgarh Tal Project, Gorakhpur.

Title search report is accordingly submitted.

Enclosures: - As above

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