

Government of Rajasthan
REGISTRATION & STAMPS DEPARTMENT, RAJASTHAN, AJMER
SUB-REGISTRAR : JHANWAR

Fee Receipt

Appendix I-Form No. 9 (Rule 75 & 131) Print Date : 13-11-2025 6:10 PM

Fee Receipt No	: 202502093003320	Receipt Date	: 13/11/2025
Name	: Advocate Mukul Angiras , MUKUL ANGI	Document S. No.	: 202501093003270
Address	: KH NO 1034/121 BORANADA JHANWAR JODHPUR		
Document Type	: Inspection And Search		
Face Value	: ₹ 0	Evaluated Value	: ₹ 0
Ord-Registration Fee	: ₹ 0	Fee for Memorandum Us_64_67	: ₹
CSI	: ₹ 0	Certified copying fees Us_57	: ₹ 0
Stamp (Memorandum)	: ₹	Reg (memorandum)	: ₹
Surcharge	: ₹ 0	Stamp Duty	: ₹ 0
Penalty	: ₹ 0	Inspection fee	: ₹ 650
Us_25_34	: ₹ 0	Commission	: ₹ 0
Custody	: ₹	Others	: ₹ 0
SiteInspection Fees	: 0	Cash Amount Received	: ₹ 0
From Year 2013 To Year 2025		Other than Cash	: ₹ 650
		Total Amount	: ₹ 650

Mode of Payment (#Mode Number Amount #)

e-Gras Challan 113350919 ₹ 650

Signature of presenter or applicant for
copy or Search certificate

Cashier



Signature of recipient
and date of return receipt

SUB-REGISTRAR

जिला-जोधपुर

Date :- 21.11.2025

To Whom It May Concern

Sub. :-Legal Report Regarding the property situated At Kh. No. 1034/121, Gram
Narnadi, Tehsil Jhanwar, District Jodhpur.

Project Name – Ayushi Smart City Sector B

Developer – M/s Ayushi Buildcon Pvt. Ltd.

Owner of Property – Hariram S/o Binjaram

Details of Property – Non Agriculture Converted (Residencial/Commercial
Plots/ Villa) Property Situated At Kh. No. 1034/121, Gram
Narnadi, Tehsil Jhanwar, District Jodhpur.

Total admeasuring Area – 1.9182 Hectare (19182 Sq. Meter)

In my opinion, the Property Type Transaction is Various Residential / Commercial
Plots/Villa.

I have perused the following to this letter in respect of the above mentioned project.

01. Photo Copy of Jamabandi in the name of Hariram S/o Binjaram. (Khasra No. 1034/121)
02. Photo Copy of Conversion Order No. LU2012/JOD/2023-24/102646 issued by JDA, Jodhpur in favour of Hariram S/o Binjaram, S.No. 102646 on Dated 19.03.2025. (Khasra No. 1034/121)



03. Photo Copy of JDA Approved Layout Plan on Dated 01.09.2025. (**Khasra No. 1034/121**)
04. Photo Copy of POA executed by Hariram S/o Binjaram in favour of M/s. Ayushi Buildcon Pvt. Ltd. Th Dir. M.D. Sharma S/o Lt. Bhansilal Sharma, which was duly Registered before Sub Registrar IV, Jodhpur Registered on Dated 18.09.2025, Book No. 4, Zild No. 18, Page No. 93, S.No. 202503054400328. (**Khasra No. 1034/121**)
05. Photo Copy of Developer Joint Venture Agreement executed by Hariram S/o Binjaram in favour of M/s. Ayushi Buildcon Pvt. Ltd. Th Dir. M.D. Sharma S/o Lt. Bhansilal Sharma, which was duly Registered before Sub Registrar IV, Jodhpur Registered on Dated 18.09.2025, Book No. 1, Zild No. 741, Page No. 44, S.No. 202503054115914. (**Khasra No. 1034/121**)

TITLE-CERTIFICATE

This is to certify Property Residencial/Commercial Plots/ Villa **Situated At Kh. No. 1034/121, Gram Narnadi, Tehsil Jhanwar, District Jodhpur is owned** (Residencial/Commercial Plots/ Villa) by is **Developers M/s. Ayushi Buildcon Pvt. Ltd. Th Dir. M.D. Sharma** Title of ownership of the said property is clear, free marketable and chain of title is complete Property is marketable and mortgage-able.

Place: Jodhpur

SEARCH CUM NON-ENCUMBRANCE CERTIFICATE

This is to certify that a search has been conducted by me in the Sub Registrar Office, Jhanwar Jodhpur for a Total Period of 2013- 2025 and no registered encumbrances was found.

Enclosed

Search Receipt No. 202502093003320 Dated 13.11.2025 of Rs. 650/- for the 13 year from 2013-2025.

