

Dr. Sunil Sharma

Advocate LL.B., LL.M., Ph.D.
E.No. R/1029/2008
Rajasthan High Court, Jaipur
Email : Sunil.sshrm@gmail.com



Office Address
• 2, Maruti Colony,
Sanganer, Jaipur
• 29, Gayatri Colony
Sanganer, Jaipur
☎ 9828377407
9928500407

Date: 10-11-2025

Land Search Report

That I have examined the documents and revenue records of past 20 years of the below mentioned property at the office of **Sub Registrars, Registration & Stamps Sanganer IInd, Jaipur** and after due consideration I certify:

1. That the Property **Khasara No. 105, 117, 118, 119, 120, 202, 203, 204, 205, 208, 212, 215, 216, 1369/207, 1372/217, 1374/218, 1376/222, 202/1148, 202/1147, 1453/278, 1456/279, 1458/280**, Total Area 12.38 Hectare (1,23,800 Sq. Meter) is situated at Village-Bhapura, Tehsil-Sanganer, District-Jaipur as per 90-A order issued by Jaipur Development Authority, Jaipur Vide Serial no. 90A/JDA/2025-26/100143, Dated 13.08.2025.
2. That the said land was converted from agriculture to non-agriculture purpose for the residential use as per the section 90-A of land revenue act, 1956. The land conversion order for the above mentioned land was issued in favour of **M/s Kissan Real Infra LLP, Registered Address- Basement, Plot No. 04, Narayan Enclave, Mangyawas, Mansarovar, Jaipur, Rajasthan.**
3. That as per present revenue records the above mentioned property stands in the name of Jaipur Development Authority, Jaipur.
4. That as per present revenue records **M/S Kissan Real Infra LLP, Registered Address-Basement, Plot No. 04, Narayan Enclave, Mangyawas, Mansarovar, Jaipur, Rajasthan** is absolute owner & presently having all selling rights of the above mentioned Property.
5. That as per present revenue records above mentioned property is clear and marketable and fit for accepting the same as security by way of mortgage.



6. That there are no claims of minors in the above mentioned property.
7. That the above mentioned property is free from all encumbrances.
8. That there is no impediment for creating the mortgage.
9. That the above mentioned property has not been acquired under land acquisition Act, 1894 and no notification giving the intention of the acquisition of the above mentioned property has been issued.

Details of the said property :

Owner- M/S Kissan Real Infra LLP
Registered Address-Basement, Plot No. 04, Narayan Enclave, Mangyawas, Mansarovar, Jaipur, (Raj.).

Khasra No.- 105, 117, 118, 119, 120, 202, 203, 204, 205, 208, 212, 215, 216, 1369/207, 1372/217, 1374/218, 1376/222, 202/1148, 202/1147, 1453/278, 1456/279, 1458/280

Total Area- 12.38 Hectare (1,23,800 Sq. Meter)

Situated at- Village- Bhapura Tehsil-Sanganer, District-Jaipur

It is certified that **M/S Kissan Real Infra LLP, Registered Address-Basement, Plot No. 04, Narayan Enclave, Mangyawas, Mansarovar, Jaipur, Rajasthan** is absolute owner and presently having all selling rights of the said property.

Enclosures :

- 1) Copy of Receipt GRN No. 0113264516 , Dated 10-11-2025.
- 2) Copy of 90-A Order.
- 3) Copy of Sale Deed's.


For : Dr. Sunil Sharma
(Advocate)

e-Challan

Registration and Stamps department
Government of Rajasthan

GRN: 0113264516



Payment Date: 10/11/2025 19:14:00

Office Name: SUB REGISTRAR-II REGISTRATION & STAMPS, SANGANER

Location: JAIPUR (CITY)

Period: 01/04/2025-To-31/03/2026

S.No	Purpose/Budget Head Name	Amount (₹)
1	0030-02-800-01-00-अन्य प्राप्तियां	1000.00

Commision(-): 0.00

Total/NetAmount: 1000.00

One Thousand Rupees and Zero Paise Only

Payee Details:

Full Name: Dr. Sunil Sharma

Tin/Actt.No./VehicleNo./Taxid :

Pan No.(If Applicable):

City(Pincode): Jaipur(302029)

Address:9, Maruti Colony, Sanganer, Jaipur

Remarks:LandSearch Report of khasra No.105, 117, 118, 119, 120, 202, 203, 204, 205, 208, 212, 215, 216, 1369/207, 1372/217, 1374/218, 1376/222, 202/1148, 202/1147, 1453/278, 1456/279, 1458/280, Vill. Bhapura

Payment Details:

Challan No. - 0

Bank: UPI

Bank CIN No: CNRB11326451610112025

Date: 10/11/2025 19:14:00

Refrence No: IK20251110035506

Computer generated copy on : 10/11/2025

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