

# e-Challan

Registration and Stamps department  
Government of Rajasthan

GRN: 0114256956



Payment Date: 29/11/2025 11:02:00

Office Name: SUB REGISTRAR-I REGISTRATION & STAMPS, JAIPUR  
Location: JAIPUR (SECTT.)  
Period: 29/11/2025-To-30/11/2025

S.No	Purpose/Budget Head Name	Amount (₹)
1	0030-03-800-01-00-अन्य प्रदियां	50.00

Commision(-): 0.00

Total/NetAmount: 50.00

Fifty Rupees and Zero Paise Only

## Payee Details:

Full Name: MOHIT NATANI ADV

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

Pan No.(If Applicable):

City(Pincode): JAIPUR(302017)

Address:JAIPUR

Remarks:Search period 2025-2025  
Party name SAHIT REALTY THRO PARTNER MANISH BHATIA  
Property address PLOT KHASRA NO 2643/2624 GRAM SIRSI JAIPUR

## Payment Details:

Challan No. - 0

Bank: UPI

Bank CIN No: CNRB11425695629112025

Date: 29/11/2025 11:02:00

Refrence No: IK20251129184390

Computer generated copy on : 29/11/2025

Courtsy : <https://Egras.rajasthan.gov.in>



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**Mohit Natani**

Advocate  
Rajasthan High Court, Jaipur

Shop No. 250/2, Brij Vihar  
Opp. Gurudwara, Mahal Road  
Jagatpura, Jaipur  
(M) 9983333828

Ref. No. 163 / 2025

Dated.29-11-2025

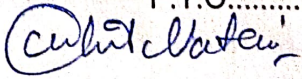
**NON-ENCUMBRANCES CERTIFICATE/SEARCH REPORT**

Plot Khasra No.2643/2624 at Vill-Sirsi, Tehsil & Dist. Jaipur measuring area 1130.27 Sq.Mtr. is presently owned by **M/S SAHIT REALTY Reg. Office F.No. 1101, 11th floor, La Foresta Building, Income Tax Colony-Ist, Model Town, Jagatpura, Jaipur, Thro. Partner Shri Manish Bhatia S/o Shri Pitamber Bhatia.**

I, Mohit Natani, Advocate have caused necessary searches in the Sub-Registrar Office Jaipur Ist for the period of 2025 and have inspected all relevant records and all other relevant documents in respect of the aforesaid property. My search report is as follows:

1- Plot Khasra No.2643/2624 at Vill-Sirsi, Tehsil & Dist. Jaipur Area 1130.27 Sq.Mtr. Allotted by Nizi Khatedar and then regulized in JDA. Then After JDA issued Patta (Freehold) No. F-JDA/ZONE-07/2025/329 in favour of **M/S SAHIT REALTY Reg. Office F.No. 1101, 11th floor, La Foresta Building, Income Tax Colony-Ist, Model Town, Jagatpura, Jaipur, Thro. Partner Shri Manish Bhatia S/o Shri Pitamber Bhatia** .This Patta is registred in Sub-Registrar Jaipur-VII on Dated 25.09.2025 Book No.1 Vol.No.1258 Page No.138 On Sr.No.202503021122490 and Add.Book No.1 Vol.No.5032 on Page No.609 to 622.

2- Then after Jda Issued **Construction Permission Letter No. – ज.वि.प्रा./अति.मु.न.नि. /बी.पी.सी.(बीपी) / 2025 / D-2038 dated 25-11-2025** in respect of the Plot Khasra No.2643/2624 at Vill-Sirsi, Tehsil & Dist. Jaipur in favour of **M/S SAHIT REALTY Reg. Office F.No. 1101, 11th floor, La Foresta Building, Income Tax Colony-Ist, Model Town, Jagatpura, Jaipur, Thro. Partner Shri Manish Bhatia S/o Shri Pitamber Bhatia.**

P.T.O.....  
  
**Mohit Natani**  
Advocate





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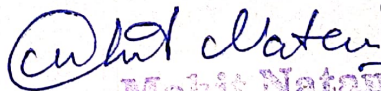
That M/S SAHIT REALTY Reg. Office F.No. 1101, 11th floor, La Foresta Building, Income Tax Colony-Ist, Model Town, Jagatpura, Jaipur, Thro. Partner Shri Manish Bhatia S/o Shri Pitamber Bhatia became the absolute owner of Plot Khasra No.2643/2624 at Vill-Sirsi, Tehsil & Dist. Jaipur.

I hereby certify that the above said Plot Khasra No.2643/2624 at Vill-Sirsi, Tehsil & Dist. Jaipur is free from all sorts of encumbrances, charge liabilities, liens and dispenses, attachment of any kind what so ever and the title of the said property is absolutely clear, free and marketable.

I hereby certify that the said property is not effected by Urban Land Ceiling Act and Tenancy Law Act etc. and no permission or any No Objection certificates for the propose sale is necessary.

It is also hereby certified that the above-mentioned plot is not hit by any restriction of Urban Land (Ceilings Regulations) Act 1976, and it is fit for equitable mortgage.

The receipt for the relevant search is enclosed here with.

  
Mohit Natani  
Mohit Natani Advocate  
Advocate