



Maa Tarini

REAL ESTATE (P) LTD.

Regd. Office : Plot No. 1158/1159, Patia, Bhubaneswar-31
Branch Office : Plot No. 464 (P), Kiran Enclave, Shree Vihar,
Bhubaneswar-31, Mob. 9437309741

To,
The Chairperson,
Real Estate Regulatory Authority,
Bhubaneswar.

Sub: Clarification on objection raised by ORERA on dtd.05.01.2023.

Sir,

With reference to subject cited above, I am to say that an objection raised by ORERA on my project "KIRAN HOME" to clarify as follows:

The Revenue Plot No-1873 total area A0.150 is the project plot. As per uploaded EC it is found that Plot No-1873 A0.150 has been transferred by Dharendra Kumar Tripathy in favour of Geeta Mohanty vide RSD No-3158 dt 08.04.2019. Further an Agreement of Sale bearing Registration No.0733 dt-25.01.2019 the same vendor transferred to another person Sitaram Mohanty over same Revenue plot and same area.

In this regard, I am to clarify you that the recorded tenants Mahendra Bala, Kulamani Pattnaik & Dharendra Kumar Tripathy has transferred the land to Geeta Mohanty who is wife of Sitaram Mohanty with whom Dharendra Kumar Tripathy has executed sale agreement. After getting possession Geeta Mohanty converted the land to Gharabari. Further, Geeta Mohanty sold this land to the promoter and from that day, the promoter is in peaceful possession.

Also, as mentioned by respected Authority in the Authority meeting **dtd.09.01.2023**, there is clear flow of title from the original RT Geeta Mohanty to the promoter and even if any sale agreement is executed, but the sale deed executed between RT & promoter which invalidate the sale agreement. Also, this is to clarify you that the advocate report is in line with the above mentioned points.

This is for your kind information and necessary approval of my project "KIRAN HOME".

Yours sincerely,

For Maa Tarini Real Estate (P) Ltd.


Managing Director

For Maa Tarini Real Estate Pvt. Ltd.