



## Extract from Public Registry

**Application Registration**  
**N 882025458255 - 24/04/2025 15:32:16**

**Preparation Date**  
**25/04/2025 11:11:19**

### Property Section

<b>Zone</b>	<b>Sector</b>	<b>Block</b>	<b>Plot</b>	<b>Land Plot's Ownership Type:</b> Ownership
Batumi	Sector 26			<b>Land Plot's Designation:</b> Non-Agricultural
<b>05</b>	<b>26</b>	<b>02</b>	<b>133</b>	<b>Specified Area:</b> 10804.00 sq.m.
<b>Address: N 127g, Petre Bagrationi Street, City Batumi</b>				<b>Land Plot's Previous Number:</b> <b>05.26.02.130;</b> <b>05.26.02.118; 05.26.02.117;</b>

### Owner's Section

**Application Registration : Number 882024597929 , Date 24/04/2024 12:21:50**  
**Registration of Right: Date 10/05/2024**

#### Titling Document:

- Certificate of Ownership, N6 , Date of Certification:31/05/2018 K.Batumis Municipality Aghmasrulebeli Organo,
- Agreement on the transfer of a plot of land to a free property, , Date of Certification:25/10/2016 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,
- Agreement on the transfer of a plot of land to a free property, , Date of Certification:25/10/2016 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,
- Certificate of Ownership N184, , Date of Certification:18/07/2017 Executive body of Batumi Municipality,
- Agreement on the transfer of a plot of land to a free property, , Date of Certification:25/10/2016 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,
- Resolution N M22006866/3, , Date of Certification:27/05/2022 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,
- Amendment to the Agreement Agreement, , Date of Certification:05/05/2017 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,
- Certificate of Ownership, N183 , Date of Certification:18/07/2017 Executive body of Batumi Municipality,
- Order, N708 , Date of Certification:18/07/2017 Mayor of Batumi Municipality,
- Request, Registry Number N25/9292, Date of Certification15/05/2018, Batumi City Hall,
- Agreement on the transfer of a plot of land to a free property, , Date of Certification:25/10/2016 LEPL National Agency of Public Registry under the Ministry of Justice of Georgia,

#### Owners:

**LLC Avenu Bai Orbi** , ID Number:445488749

#### Owner:

**LLC Avenu Bai Orbi**

#### Description:

### Mortgage

#### Tax Lien:

**Not Registered**

### Obligation

**Application Registration Number**  
**882017371011**  
**Date 05/05/2017 15:43:45**

**Registration of Right: Date**  
**11/05/2017**

**Seller: "Tvitmartveli Kalak Batumis Meria" 245576826;**

Subject:Condition of fulfilling the obligations under the protocol/contract;  
Registration of the application : Number 882016735818 , date 25/10/2016 15:44:13Right registration: Date 31/10/2016;

Agreement on the transfer of a plot of land into free ownership, date of certification: 25/10/2016 ,LEPL "National Agency of Public Registry" Agreement on the transfer of a plot of land into free ownership, date of certification: 25/10/2016 ,LEPL "National Agency of Public Registry" ,

Amendment to the Agreement Agreement, Date of Certification:05/05/2017 "National Agency of Public Registry" ,

Certificate of Ownership, Registration Number:183, **Date of Certification:18/07/2017,**

## Executive body of Batumi Municipality

Order, Registration Number:708, **Date of Certification:18/07/2017, Mayor of Batumi Municipality**

**Application  
Registration  
Number  
892018492672  
Date 07/06/2018  
10:23:25**

**Seller: LEPL Batumi Municipality 245576826;**

Subject:Specified area of land: 437.00 sq.m. ;

The obligation-restriction provided for by the protocol/contract (with the registered configuration (existing borders, area), as well as the area reduced in the division of land, without the right to construction. Construction is possible only in the case of the unification of the plot of land purchased at auction with a related plot of land (plots).;

**Registration of  
Right: Date  
12/06/2018**

Certificate of Ownership, Registration Number:6, **Date of Certification:31/05/2018, K.Batumis Municipality Aghmasrulebeli Organo**

**Application  
Registration  
Number  
882021167597  
Date 09/03/2021  
16:51:22**

**Seller: LEPL Batumi Municipality 245576826;**

Subject:Specified area: 5411.00 sq.m.. ;

Limitations and obligations under the contract;

Agreement on the transfer of a plot of land to a free property, Date of Certification:25/10/2016 , National Agency of Public Registry of Ministry of Justice of Georgia ,

Agreement on the transfer of a plot of land to a free property , Date of Certification:25/10/2016 , National Agency of Public Registry of Ministry of Justice of Georgia ,

**Registration of  
Right: Date  
15/03/2021**

Agreement , **Date of Certification:05/05/2017, LEPL National Agency of Public Registry under the Ministry of Justice of Georgia**

Request, Registration Number:25/9292, **Date of Certification:15/05/2018, Batumi Municipality City Hall**

Agreement, **Date of Certification:09/03/2021, LEPL National Agency of Public Registry under the Ministry of Justice of Georgia**

**Seizure/Injunction:**

**Not Registered**

**Registry of Debtors:**

**Not Registered**

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- If an individual earns supplementary income through non-entrepreneurial activities by utilizing their owned property or assets for a duration of up to 2 years, they are required to file their income tax declaration with the tax authority by the 15th of the subsequent month after the reporting month. Additionally, the corresponding income tax must be paid within the same timeframe.
  - Income tax is due for the tax year when an individual receives a gift of property valued at 1,000 GEL or more without the tax being withheld at the source of payment. The individual must submit a declaration to the tax authority regarding the relevant accounting year by April 1 of the following year.
  - Failure to meet the specified obligation constitutes a tax offense, resulting in accountability under Chapter XL of the Tax Code.
  - The authenticity of the document can be verified through the official web-page of the National Agency of Public Registry [www.napr.gov.ge](http://www.napr.gov.ge);
  - The extract can be obtained through the web-page [www.napr.gov.ge](http://www.napr.gov.ge), at any territorial registration office, Public Service Hall and Authorized Person of the National Agency of Public Registry;
  - In case of technical discrepancy in the extract, contact us at 2 405405 or personally fill out an application on the web-page;
  - Consultations are available through the hotline of the Public Service Hall at 2 405405;
  - In case of unlawful action by an employee of the National Agency of Public Registry, contact us at 08 009 009 09 ;
  - Email us at [info@napr.gov.ge](mailto:info@napr.gov.ge) regarding any issue.