



NIDHI SHARMA

ASSOCIATE

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Professional Summary:

Nidhi specializes in real estate due diligence and property compliance, advising clients across Northern and Western India. Her work spans assessing marketable title, encumbrances and legal validity of proposed mortgage. She expertly examines state specific land revenue records along with title documents to determine any defects in the chain of title. Nidhi is particularly skilled in drafting title opinions and reports that align with banks' internal standards. Nidhi has also advised clients on stamp duty queries arising from conveyances, mortgages and corporate restructuring exercises.

Areas of Practice:

Real Estate

Education:

B.A. L.L.B – Ramaiah
College of Law (2022)

Master of Business Laws
(MBL) – National Law
School of India University
(2026)

Affiliations:

Bar Council of Delhi

Representative Clients :

Citi Bank, Yara Fertilizers Private Limited, Hindustan Uniliver,
Virescent Infrastructure, Godrej Real Estate.

Relevant Recent Experience:

- Conducted thorough title searches and reviewed property documentation to verify clear ownership and identify potential legal issues
- Conducting multi-state RERA verification, reviewing project registrations and approvals, and compliance.
- Advised on stamp duty implications on corporate restructuring exercises.
- Preparing Title Reports in line with the lender's checklist and standards.

