

LAW CHAMBERS



**‘U’ ARE THE REASON
FOR ‘Y’ WE ARE**



LAW CHAMBERS

U&Y Law Chambers was founded on 3rd November 2022 by Uma Giri and Yamuna.S as Partners.

Uma Giri and Yamuna.S have a combined expertise of over 45 years across assignments, which includes title due diligence and transactional documentation.

The transactional documentation includes various Agreements/Deeds, Conveyance Deeds, Family Settlement Deeds, Joint Development Agreements, General Power of Attorney, Lease / Leave and License Deeds, Wills, Trust Deeds, Deed of Declarations and Byelaws for the formation of Apartment Owners Association under the Karnataka Apartment Ownership Act 1960.

Uma Giri started her career with a Senior Advocate in Cochin for over 4 years and thereafter has been with AKS LAW ASSOCIATES in Bangalore for over 15 years and with DSK Legal, Bangalore for over 3 years as a Real Estate Attorney to a host both domestic and international clients in a range of fields of Real estate comprising of Commercial investment acquisitions and dispositions, commercial/residential leases, joint ventures, developments, sales, purchase, and lettings of large scale commercial and residential projects, Wills, Trust Deeds, Conducting due diligence in depth and drafting transactional documents, Formation of Apartment Owners Association under the Karnataka Apartment Ownership Act (1960) . Uma Giri holds a degree in law from Bangalore University



Uma Giri
Partner

Yamuna.S started her career with Senior Advocate in Bangalore for over 7 years and thereafter has been with AKS LAW ASSOCIATES, Bangalore for over 11 years, with DSK Legal, Bangalore for over 3 years, with Tatva Legal, Bangalore for over 8 months and with Magnah Law Firm, Bangalore for over 4 months as a Real Estate Attorney. To a host of both domestic and international clients in Real estate comprising of conducting due diligence and title verification in depth and identifying potential problems in respect of the acquisition and disposal of agricultural and non-agricultural lands, structures, buildings, flats, commercial spaces and industrial units, issuing title reports and certificates relating to property titles. She also has experience in drafting transactional documents. Yamuna holds a degree in law from Bangalore University.



Yamuna S
Partner



Umashree N
*Off-Counsel -
Litigation Practice*

Umashree started her carrier with AKS Law Associates, Bangalore and has an experience of over 15 years in Litigation Practice. She has successfully represented clients and handled civil, commercial, testamentary matters for the clients before the various courts and tribunals in Karnataka. She has advised on pre litigation strategy and represented clients in civil and commercial matters, including in arbitration/ conciliation and mediation proceedings. She has represented the clients before Commercial Courts and the Appellate Courts. She has also represented the clients for cheque dishonour cases and also family matters.



U&Y LAW CHAMBERS HIGHLIGHTS

We have advised and assisted clients (domestic and high net worth individuals) with respect to sale and purchase of properties in Bangalore, conducting in depth due diligence and assisting in transactional documentation and registering the same with the Sub Registrar Office.

We have advised and assisted clients with respect to their investment in Developer Company by way of conducting due diligence of the property located at Bangalore, Hyderabad, Cochin and Chennai also assisting in finalising the transactional documents.

We have advised and assisted clients who are the landowners of various properties at Bangalore in assisting them in finalizing the Joint Development Agreement, General Power of Attorney and Sharing Agreement with various Developers.

We have advised and assisted clients who are the landowners of multistoried commercial buildings in Bangalore, assisting them in negotiating and finalizing Lease Deed with multinational Companies.

We have advised and assisted clients in the acquisition of Hospitals, Resorts, Pharmaceutical company in conducting in depth due diligence and Transactional documentation.

We advised and assisted Banks & Financial Institutions with respect to their investments and providing mortgage for various developers that included property due diligence and legal advice.

We advised and assisted, an assisted senior living company in conducting in depth due diligence with respect to their properties in Bangalore, Kochi, Chennai, Coimbatore, and Hyderabad. Also in finalising the lease deeds with respective owners.

WHY CHOOSE US?

U & Y are committed to providing practical legal advice tailored to each client's unique needs in order to ensure a smooth transaction that follows all applicable laws.

1

Client focused solutions & results

2

Flexible

3

Women's Empowerment

4

We act with integrity, not just doing things right but doing the right thing



WHAT DO OUR CLIENTS SAY?

After having worked closely with Uma and her team over several transactions spanning a decade, can confidently endorse the team's credentials on due diligence (thorough and uncompromising), their solution oriented approach towards risk identification and mitigation and a deep rooted customer centricity that has resulted in several wins. Specifically remember a transaction involving 4 parties and 2 financiers and the role played in not only securing our interest but lending objectivity to the overall negotiation, all thanks to a herculean effort from Uma & team.

- Rakshith Rangarajan

U&Y law chambers was referred to me by my consultant, after doing some background check I saw that these two ladies are seasoned professionals and have worked on property related matters, their expertise was visible on my very first draft feedback. The transaction was challenging and tricky and they stood by me assuring/guiding me on every step and conversation with the Vendor. The best was they never ignored my request for a phone call even at odd times which is rare in these times. I wish Uma and Yamuna greater success.

- Preetam Prabhu

Sales Director (Revenue
Technology Services)

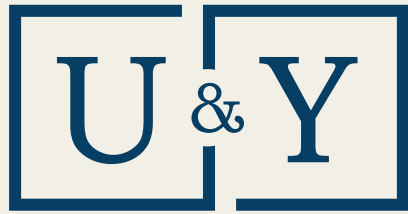
I worked with Uma for the sale of our apartment in Bangalore. An outstanding professional, knowledgeable, thorough, and proactive, she develops trusting relationships with the opposite party and relentlessly drives the deal to completion.

- Naren Nanda

It was a pleasure working with Uma and her team. They help my daughter and I navigate through real estate legalities and pre-arranged the work that needed to get done in the government offices. This made it possible for us to execute documents in a day when we visited Bengaluru from overseas for a short visit. Uma's diligence and knowledge of the legal system helped simplify the process for us. What was impressive is the way in which she prepares for any unexpected surprises. Her team was very flexible when we encountered some unexpected challenges during our visit and was very accommodating. Overall, the professionalism and promptness with which she interacted with us was outstanding. I would wholeheartedly recommend U&Y to anyone for their real estate legal needs.

- Aju John

Massachusetts
USA



L A W C H A M B E R S

GET IN TOUCH

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