

Ref. No. :

Date : 20/03/2018

To,
M/s. Shivalik Bodakdev Project LLP,
Ahmedabad.



NON-ENCUMBRANCE CERTIFICATE



Re.: Non Agricultural land bearing Final Plot No. 320 admeasuring about 5134 sq. mtrs. (allotted in lieu of part of Revenue Survey No.250/4 admeasuring about : 6984 sq. mtrs.) of Town Planning Scheme No. 1/B, situated, lying and being at Meje Bodakdev, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-03 (Mennagar), alongwith the ongoing construction of scheme of Residential & Commercial Units in the aforesaid land in the name of "Shivalik Avenue", belonging to M/s. Shivalik Bodakdev Project LLP, a Limited Liability Partnership Firm being the absolute owner-occupier.
(Hereinafter referred to as the said "Property")

I hereby certify that, I have not received any objection till date from anybody against the public notice published by me in the daily newspaper "Divya Bhaskar" dtd.02.06.2017, "Gujarat Samachar" dtd.03.06.2017, "Sandesh" dtd.04.06.2017, regarding the title clearance of the said property. And I also certify that I have taken Sub-Registry Search relating to the said property for the period of 30 years from 1987 to 2017 (2018 Running). I have searched the Records of Concerned Sub-Registrar offices for the said period. And while taking the searches I have not found any charges / lien or any dues of any Bank or any Government or Semi Government or any Financial Institutions. The said property is free from all kind of litigations, charges, encumbrances and dues.

DATED THIS 20TH DAY OF MARCH, 2018



Maulik D. Modi
Advocate

Note : The Search of complete registration record is not available due to tearing of Book No. 2 of Registration Records of some years and the Search of registration record for some years is only available through Computerized Search Mode as per the prevailing government rules therefore due to the aforesaid reasons, no responsibility regarding accuracy of the said entire search of registration record is taken by me.

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To,
M/s. Shivalik Bodakdev Project LLP,
Ahmedabad.



TITLE REPORT

Re.: Non Agricultural land bearing Final Plot No. 320 admeasuring about 5134 sq. mtrs. (allotted in lieu of part of Revenue Survey No.250/4 admeasuring about : 6984 sq. mtrs.) of Town Planning Scheme No. I/B, situated, lying and being at Moje Bodakdev, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-03 (Memnagar), alongwith the ongoing development of scheme of Residential & Commercial Units in the aforesaid land in the name of "Shivalik Avenue", belonging to M/s. Shivalik Bodakdev Project LLP, a Limited Liability Partnership Firm being the absolute owner-occupier.
(Hereinafter referred to as the said "Property")



As per instructions given by you, I have caused necessary searches to be taken with the Revenue Records and Sub-Registry Records and from the information and documents obtained from the owner and also taken the Declaration of said property holder and have gone through relevant papers and have investigated the titles of the said property relating to M/s. Shivalik Bodakdev Project LLP, a Limited Liability Partnership Firm is clear and marketable and free from all reasonable doubts subject to the following :-

Land bearing Survey No. 250/4 being the Agricultural Land was held by Bhalabhai Chelabhai owner-occupier & self-cultivator as per Revenue Records.

Thereafter the said Bhalabhai Chelabhai sold and conveyed the said land to Ataji Becharji by Oral Instruction.

(Reference : Revenue Entry No.595, dated 10.09.1937).

Thereafter the said Ataji Becharji sold and conveyed the said land to Nagindas Ganpatram.

(Reference : Revenue Entry No.637, dated 10.07.1938).

Thereafter the name of Karnabhai Anthabhai was entered in the record of rights as a Protected Tenant by an order of Concern Authority.

(Reference : Revenue Entry No.899, dated 13.05.1948).

Thereafter the said land was declared as "Fragmented Piece" alias "TUKDO" by an order of competent authority. (Reference : Revenue Entry No.983).

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Thereafter by an order of concerned authority name of Karnabhai Amthabhai was Deleted from the record of rights as a Protected Tenant.

(Reference : Revenue Entry No.1128, dated 22.03.1953).

Thereafter the said land was declared as Khalasa Raiyat Hede Land by Hon'ble Collector vide Circular No. W.T.N.4035, dtd.28.07.1953.

(Reference : Revenue Entry No.1153, dated 05.02.1955).

Thereafter the name of Ataji Becharji was entered in the record of rights as an Ordinary Tenant by an order of Concern Authority.

(Reference : Revenue Entry No.1167, dated 11.02.1955).

Thereafter the name of Ataji Becharji was removed from the record being the Ordinary Tenant and name of Karnabhai Amthabhai was entered in the record of rights as an Ordinary Tenant by an order of Concern Authority.

(Reference : Revenue Entry No.1216, dated 31.08.1956).

Thereafter as the aforesaid tenant Karnabhai Amthabhai was not having right over the said land and he filed an affidavit before the concerned authority, his name was deleted from the record by an order of Mamlatdar and Krushipanch, Dascroi on dtd.28.02.1975.

(Reference : Revenue Entry No.2045, dated 30.04.1975).

Thereafter land owner applied for joining the names of his heirs in the revenue record of the said property during his lifetime namely Popatlal Nagindas, Bipin Popatlal, Vinod Popatlal, Rajesh Popatlal, Manubhai Nagindas, Paresi Manubhai, Sumanlal Nagindas and Kanaiyalal Nagindas. And as a result of that their names were entered in the revenue record being the Co-Owners.

(Reference : Revenue Entry No.2973, dated 05.01.1981).

Thereafter the family partition took place between the Land Owners by way of Register Partition Deed Vide Sr. No. 457 dtd. 23.01.1957, Present to which, undivided 50% Share in Survey No. 250/4 vested in Nagindas Ganpatram and rest of the undivided 50% Share in Revenue Survey No. 250/4 Vasantiben Nagindas being the owner-occupier. And the said Nagindas Ganpatram died on dtd.15.06.1983 and he executed a WILL during his lifetime and under said "WILL" duly Sr. No. 10343 on dtd.14.07.1980, he bequeathed his Share in the said land to Popatlal Nagindas, Chandanben

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Popatlal, Bipin Popatlal, Vinod Popatlal, Rajesh Popatlal, P.N. Vadwala H.U.F., Bipin Popatlal H.U.F., Daksha Bipinbhai, Jay Bipinbhai, Manubhai Nagindas, Kantaben Manubhai, Paresh Manubhai, Jatin Manubhai, Manubhai Nagindas H.U.F., Sumanbhai Nagindas, Shushilaben Sumanlal, Mayur Sumanlal, Sumanlal Nagindas H.U.F., Kanaiyalal Nagindas, Arunaben Kanaiyalal, Bimal Kanaiyalal, Tejas Kanaiyalal and Kanaiyalal Nagindas H.U.F. as per percentage right.
(Reference : Revenue Entry No.3385, dated 30.08.1983).

Thereafter Haribhai Atabhai and others filed R.T.S. Appeal No.10/96 against Trikambhai Naranbhai and others. R.T.S. Appeal was rejected by the order Passed by Concerned Authority on dtd.06.10.1997.

(Reference : Revenue Entry No.6339, dated 11.01.1999).

Thereafter the said land was declared as "Fragmented Piece" alias "TUKDO" was deleted from the revenue record.

(Reference : Revenue Entry No.6385, dated 05.03.1999).

Thereafter land owner of undivided Share in the said land namely Shushilaben Sumanlal died on dtd.14.08.1996 and She executed a WILL on dtd. 30.04.1996 during her lifetime and under said "WILL" She bequeathed her undivided share being the beneficiary of Late Nagindas Ganpatram under the "WILL" to Mayurbhai Sumanlal.

(Reference : Revenue Entry No.6524, dated 20.08.1999).

Thereafter Nagindas Ganpatram died and he executed a WILL vide Sr. No. 10343 on dtd.14.07.1980 during his lifetime and under said "WILL" he bequeathed his undivided share in Survey No. 250/4 between his legal heirs. And thereafter Vasantiben Nagindas also died on dtd.13.05.1990 and She executed a WILL on dtd.14.07.1980 during her lifetime and under said "WILL" She bequeathed her undivided share in Survey No. 250/4 between her legal heirs. The Share of all the beneficiaries is mentioned hereinbelow:

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Sr.	Name	undivided Share as per the WILL of Nagindas Ganpatlal (%)	Share as per the WILL of Vasantiben Nagindas (%)	As per Final Plot Share (In Paisa)	As per Final Plot Share (In Percentage) (%)
1	Popatlal Nagindas	2	2	4	2
2	Chandanben Popatlal	2	2	4	2
3	Bipinbhai Popatlal	2	4	6	3
4	Vinodbhai Popatlal	5	1	6	3
5	Vinodbhai Popatlal H.U.F.	-	4	4	2
6	Rajesh Popatlal	5	7	12	6
7	P.N. Vadwala H.U.F.	3	3	6	3
8	Bipin Popatlal H.U.F.	2	-	2	1
9	Dakshaben Bipinbhai	2	-	2	1
10	Jay Bipinbhai	2	-	2	1
11	Manubhai Nagindas	5	5	10	5
12	Kantaben Manubhai	5	5	10	5
13	Paresh Manubhai	5	5	10	5
14	Jatin Manubhai	5	5	10	5
15	Manubhai Nagindas H.U.F.	5	5	10	5
16	Sumanlal Nagindas H.U.F.	7	7	14	7
17	Shushilaben Sumanlal	6	6	12	6
18	Mayur Sumanlal	6	6	12	6
19	Sumanbhai Nagindas	6	6	12	6
20	Kanaiyalal Nagindas	5	5	10	5
21	Arunaben Kanaiyalal	5	5	10	5
22	Bimal Kanaiyalal	5	5	10	5
23	Tejas Kanaiyalal	5	5	10	5
24	Kanaiyalal Nagindas H.U.F.	5	5	10	5
25	Diptiben Vinodkumar	-	2	2	1
Total		100	100		100

(Reference : Revenue Entry No.6582, dated 06.11.1999).

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Thereafter above referred owner-occupiers applied to convert the said land from Agricultural Land into Non Agricultural Land and Hon'ble District Collector, Ahmedabad converted the said land from Agricultural Land into Non Agricultural Land for Residential Use by his / her order No.: BKHP/S.R./160/1774-77/2000, dtd.24.08.2000.
(Reference : Revenue Entry No.6738, dated 28.08.2000).

Thereafter under tenancy proceeding Mamlatdar and Krushipanch, Ahmedabad passed an order in Tenancy Case No. 18/2000, dated 14.08.2007 and Pursuant to the same Tenancy Case under Section 70 (O) was initiated and the said application was rejected by order dtd. 29.02.2000.
(Reference : Revenue Entry No.8460, dated 24.08.2007).

Thereafter, the Computerized Mistake of Revenue Record were rectified by an order of Mamlatdar of Daskroi, vide Order No. RTS/Sudharo/Bodakdev/SR No. 281/08, dated 29.02.2008.
(Reference : Revenue Entry No.8614, dated 01.03.2008).

Thereafter, the Computerized Mistake of Revenue Record were rectified by an order of Mamlatdar of Daskroi, vide Order No. RTS/Recordrights/73/08, dated 03.10.2008.
(Reference : Revenue Entry No.8852, dated 17.11.2008).

Thereafter the Daskroi Taluka and City Taluka of Ahmedabad were amalgamated and two (02) new taluka namely Ahmedabad City West and Ahmedabad City East were organized. Accordingly the

Bodakdev Village was involved in the territories of Ahmedabad City West by an order passed by Revenue Department, vide Order No. Pafar/102011/275/L/1, dated 17.03.2012.
(Ref.: Revenue Entry No.9955, dated 03.05.2012 approved by dated. 05.05.2012).

Thereafter as name of Shushilaben Sumanlal remained in the revenue record through She bequeathed her Share to Mayur Sumanlal, the Computerized Mistake of Revenue Record were rectified by an order of City Deputy Collector (West) of Ahmedabad, vide Order No. CDC(Paschim)/TPS/Sudharahukam/ Bodakdev/SR-28/24, dated 12.01.2005.
(Reference : Revenue Entry No.10802, dated 16.01.2015).

The land bearing Survey No.250/4 admeasuring about 116.Are.Sq.Mtrs.: 0-69-84, included in Town Planning Scheme No.1/B (Bodakdev) and allotted Final Plot No.320, admeasuring about 5134 sq. mtrs.

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Thereafter one of the land owner Sumanlal Nagindas Vadwala gifted half of his undivided Share in the said land i.e. 3% out of the total Share of 6% to Maulika W/o. Mayurbhai Sumanlal Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1703 dtd.07.03.2015. (Reference : Revenue Entry No.10839, dated 25.03.2015).

Thereafter the said Kantaben Manubhai Vadwala Gifted undivided 2% out of his 5 % undivided Share in the said land to Rajvi Paresbhai Vadwala D/o. Paresbhai Manubhai Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1697 dtd.07.03.2015. (Reference : Revenue Entry No.10840, dated 25.03.2015).

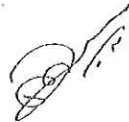
Thereafter the said Mayur Sumanlal Vadwala Gifted undivided 6% out of his 12 % undivided Share in the said land to Bina Sumanlal Vadwala W/o. Harendra Rasiklal Modi by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1698 dtd.07.03.2015. (Reference : Revenue Entry No.10841, dated 25.03.2015).

Thereafter the said Rajeshbhai Popatlal Vadwala Gifted undivided 2% out of his 6 % undivided Share in the said land to Bhavya Rajeshbhai Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1699 dtd.07.03.2015. (Reference : Revenue Entry No.10842, dated 25.03.2015).

Thereafter the said Bipinbhai Popatlal Vadwala Gifted undivided 1% out of his 3 % undivided Share in the said land to Hardik Bipinbhai Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1700 dtd.07.03.2015. (Reference : Revenue Entry No.10843, dated 25.03.2015).

Thereafter the said Kanaiyalal Nagindas Vadwala Gifted undivided 1% out of his 5 % undivided Share in the said land to Kushan Bimal Vadwala S/o. Bimal Kanaiyalal Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1701 dtd.07.03.2015. (Reference : Revenue Entry No.10844, dated 25.03.2015).

Thereafter the said Arunaben Kanaiyalal Vadwala Gifted undivided 1% out of his 5 % undivided Share in the said land to Ishan Tejas Vadwala S/o. Tejas Kanaiyalal Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1702 dtd.07.03.2015. (Reference : Revenue Entry No.10845, dated 25.03.2015).



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Thereafter the said Pareshbhai Manubhai Vadwala Gifted undivided 2% out of his 5 % undivided Share in the said land to Manisha Pareshbhai Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1704 dtd.07.03.2015.
(Reference : Revenue Entry No.10846, dated 25.03.2015).

Thereafter the said Rajeshbhai Popatlal Vadwala Gifted undivided 1% out of his 4 % undivided Share in the said land to Nirali Rajeshbhai Vadwala W/o. Deval Mukeshbhai Gandhi by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.2130 dtd.07.03.2015.
(Reference : Revenue Entry No.10847, dated 25.03.2015).

Thereafter the said Kantaben Manubhai Vadwala Gifted undivided 2% out of his 3 % undivided Share in the said land to Urvil Jatinbhai Vadwala S/o. Jatinbhai Manubhai Vadwala by way of executing Gift Deed registered in the office of Sub Registrar vide Sr. No.1705 dtd.23.03.2015.
(Reference : Revenue Entry No.10848, dated 25.03.2015).

Thereafter the land owner Popatlal Nagindas Vadwala died on dtd.13.10.2013 and as his wife Chandanben Popatlal Vadwala also died on dtd.04.11.2012, their undivided share vested in their heirs namely :- Bipinbhai Popatlal Vadwala, Vinodbhai Popatlal Vadwala and Rajeshbhai Popatlal Vadwala. (Reference : Revenue Entry No.10856, dated 01.04.2015).

Thereafter the land owner Manubhai Nagindas Vadwala died on dtd.07.06.2014 leaving behind him, his heirs namely : Kantaben Manubhai Vadwala, Pareshbhai Manubhai Vadwala, Jatinbhai Manubhai Vadwala, Rekhaben D/o. Manubhai Nagindas Vadwala and W/o. Bhadrash Modi, Mudra D/o. Manubhai Nagindas Vadwala and W/o. Alkeshbhai Modi.
(Reference : Revenue Entry No.10857, dated 01.04.2015).

Thereafter the land owner Kantaben Manubhai Vadwala died on dtd.21.05.2016 leaving behind him, his heirs namely : Rekhaben Manubhai Vadwala, Mudraaben Manubhai Vadwala, Pareshbhai Manubhai Vadwala and Jatinbhai Manubhai Vadwala.
(Reference : Revenue Entry No.11294, dated 19.07.2016).

Thereafter above referred owner-occupiers applied to convert the said land from Agricultural Land into Non Agricultural Land and Hon'ble District Development Officer, Jilla Panchayat, Ahmedabad converted the said land from Agricultural Land into Non Agricultural Land for

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Residential Use by his / her order No.: BKIP/S.R.160/1774-77/2000, dtd.24.08.2000. Thereafter above referred owner-occupiers applied to convert the said land from Residential Use Non Agricultural Land into Non Agricultural Land for Commercial Use by his / her order No.: MSL/BKIP/S.R.VASIH.1010 to 1015, dtd.07.10.2004.

The said land owner decided to construct commercial unit in the aforesaid land and appointed engineer, architect & contractors and prepared plans of the said land after keeping the required space etc. and submitted the same in the Office of Ahmedabad Urban Development Authority (AUDA) and the said authority by its Order No.P.R.M./33/1/2003/008264 dtd.27.05.2003 sanctioned the said plans. And thereafter constructed commercial Units in / upon the said Property.

And since then the said property being Commercial Use Non Agricultural land bearing Final Plot No. 320 admeasuring about 5134 sq. mtrs. (allotted in lieu of part of Revenue Survey No.250/4 admeasuring about : 6984 sq. mtrs.) of Town Planning Scheme No. 1/B, situated, lying and being at Moje Bodakdev, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-03 (Memnagar) is in the absolute ownership and possession of (1) Bipinbhai Popatlal Vadwala (2) Vinodbhai Popatlal Vadwala (3) Vinodbhai Popatlal H.U.F (4) Rajesh Popatlal (5) P.N. Vadwala H.U.F. (6) Bipin Popatlal H.U.F. (7) Dakshaben Bipinbhai (8) Jay Bipinbhai (9) Paresb Manubhai (10) Jatin Manubhai (11) Manubhai Nagindas H.U.F. (12) Sumanlal Nagindas H.U.F. (13) Mayur Sumanlal (14) Sumanbhai Nagindas (15) Kanaiyalal Nagindas (16) Arunaben Kanaiyalal (17) Bimal Kanaiyalal (18) Tejas Kanaiyalal (19) Kanniyalal Nagindas H.U.F. (20) Diptiben Vinodkumar (21) Maulika Mayurbhai Vadwala (22) Rajvi Paresbhai Vadwala D/o. Paresbhai Manubhai Vadwala (23) Bina Sumanlal Vadwala W/o. Harendra Rasiklal Modi (24) Bhavya Rajeshbhai Vadwala (25) Hardik Bipinbhai Vadwala (26) Kushan Bimal Vadwala S/o. Bimal Kanaiyalal Vadwala (27) Ishan Tejas Vadwala S/o. Tejas Kanaiyalal Vadwala (28) Manishaben Paresbhai Vadwala (29) Nirali Rajeshbhai Vadwala W/o. Deval Mukeshbhai Gandhi (30) Urvil Jatinbhai Vadwala S/o. Jatinbhai Manubhai Vadwala (31) Rekhaben D/o. Manubhai W/o. Bhadrashbhai Modi and (32) Mudra D/o. Manubhai and W/o. Alkeshbhai Modi.

The aforesaid owner - occupiers agreed to Sale the said land to Shivalik Bodakdev Project LLP by way of executing Agreement to Sale duly registered in the office of Sub Register of Ahmedabad - 3 (Memnagar), Vide Sr. No. 5941 dtd.10.08.2017. Thereafter Sale Deed was executed by the aforesaid owners - Occupiers in favour of Shivalik Bodakdev Project LLP duly registered in the office of Sub Register of Ahmedabad - 3 (Memnagar), Vide Sr. No. 2240 dtd.16.03.2018.

(Reference : Revenue Entry No.11853, dated 16.03.2018).

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: 9 :

The Plans of Construction pertaining to the Scheme in the said land has been sanctioned by Ahmedabad Municipal Corporation vide their Order No. BLNTI/AWZ/121017/GDR/A9257/R0/M1 dtd.21.01.2018. Accordingly Commencement Letter (Vikas Parvangi) has also been issued in the same concerned on the same date.

(Reference : Plans Approved by AMC and Commencement Letter issued by the same authority).

Accordingly the M/s. Shivalik Bodakdev Project LLP have initiated the development of the scheme of Residential & Commercial Units in the aforesaid land in the name of "Shivalik Avenue" in pursuance of the aforesaid plans and the scheme is under-construction.

I have taken search relating to the said property. I have taken search for the period from 1987 to 2017 (2018 Running), relating to the said property. I have searched the concerned Sub-Registrar Ahmedabad Records for the said period.

Devolution :-

Both the Will of Late Nagindas Ganpatlal Vadwala and his Wife Late Vasutiben Nagindas Vadwala were orally confirmed by their Daughter Madhukantaben but as her written confirmation was not obtained her all the heirs executed Separate Notarized Confirmation to Confirm the Will and Chain of Titles of the said land under which they also confirmed the ownership and possession rights of (1) Bipinbhai Popatlal Vadwala (2) Vinodbhai Popatlal Vadwala (3) Vinodbhai Popatlal H.U.F. (4) Rajesh Popatlal (5) P.N. Vadwala H.U.F. (6) Bipin Popatlal H.U.F. (7) Dakshaben Bipinbhai (8) Jay Bipinbhai (9) Paresb Manubhai (10) Jatin Manubhai (11) Manubhai Nagindas H.U.F. (12) Sumanlal Nagindas H.U.F. (13) Mayur Sumanlal (14) Sumanbhai Nagindas (15) Kanaiyalal Nagindas (16) Arunaben Kanaiyalal (17) Bimal Kanaiyalal (18) Tejas Kanaiyalal (19) Kanaiyalal Nagindas H.U.F. (20) Diptiben Vinodkumar (21) Maulika Mayurbhai Vadwala (22) Rajvi Paresbhai Vadwala D/o. Paresbhai Manubhai Vadwala (23) Bina Sumanlal Vadwala W/o. Havendra Rasiklal Modi (24) Bhavya Rajeshbhai Vadwala (25) Hardik Bipinbhai Vadwala (26) Kushan Bimal Vadwala S/o. Bimal Kanaiyalal Vadwala (27) Ishan Tejas Vadwala S/o. Tejas Kanaiyalal Vadwala (28) Manishaben Paresbhai Vadwala (29) Nirali Rajeshbhai Vadwala W/o. Deval Mukeshbhai Gandhi (30) Urvil Jatinbhai Vadwala S/o. Jatinbhai Manubhai Vadwala (31) Rekhaben D/o. Manubhai W/o. Bhadrashbhai Modi and (32) Mudra D/o. Manubhai and W/o. Alkeshbhai Modi owner – Occupiers.



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And Since then, the said property being Final Plot No. 320 admeasuring about 5134 sq. mtrs. (allotted in lieu of part of Revenue Survey No.250/4 admeasuring about : 6984 sq. mtrs.) of Town Planning Scheme No. 1/B, situated, lying and being at Moje Bodakdev, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-03 (Memnagar), alongwith the ongoing development of scheme of Residential & Commercial Units in the aforesaid land in the name of "Shivalik Avenue", is in the ownership and Possession of M/s. Shivalik Bodakdev Project LLP.

As a part of investigation of title, I have published a public notice in the names of previous land owners in daily newspaper "Divya Bhaskar" dtd.02.06.2017, "Gujarat Samachar" dtd.03.06.2017, "Sandesh" dtd.04.06.2017 regarding the said property in the name of previous land owners, and in pursuance the said public notice, I have not received any objection from anybody for the said property.

As a part of investigation of title, I have searched Revenue Records and Sub-Registry Records, I have not found any charges and any dues. There is not any dues or charges of any Bank or any Government or Semi Government or any Financial Institutions. The said property is free from charges and dues.

I may state that the title of M/s. Shivalik Bodakdev Project LLP, a Limited Liability Partnership Firm with respect to the said property is clear and marketable and free from any encumbrances and doubts subject to :

- (1). Use as per the terms referred in N.A. Permission.
- (2). Provision of Town Planning Act and pursue the rules and regulations of Town Planning Authority.

DATED THIS 20th DAY OF MARCH, 2018



Maulik D. Modi
Advocate

Note : The Search of complete registration record is not available due to tearing of Book No. 2 of Registration Records of some years The Search of registration record for some years is only available through Computerized Search Mode as per the prevailing government rules therefore due to the aforesaid reasons, no responsibility regarding accuracy of the said entire search of registration record is taken by me.