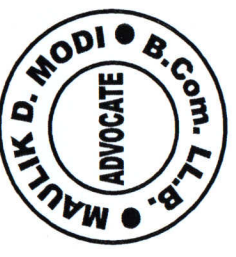


Ref. No. :

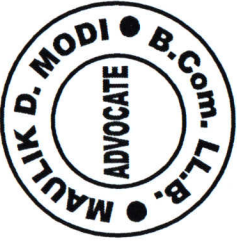
Date : 14 / 09 /2021

To,
M/s. Prakalp Infrastructure, a Partnership Firm
Ahmedabad.



ENCUMBRANCE CERTIFICATE

Re:- Non Agricultural land bearing Final Plot No. 303 admeasuring about : 6313 Sq. Mtrs. (Residential Use N.A. land admeasuring about : 5683 Sq. Mtrs. and Commercial Use N.A. land admeasuring : 630 Sq. Mtrs.) (allotted in lieu of Block No. 240 admeasuring about : 10522 Sq. Mtrs.) of Town Planning Scheme No. 405, situated, lying and being at Moje Ambli, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-9 (Bopal), alongwith the projection of scheme of Residential Cum Commercial Units named as “**BINORI AARNA**” in/upon the aforesaid land belonging to **M/s. Prakalp Infrastructure**, a Partnership Firm being the absolute Owner-Occupier.
(Hereinafter referred to as the said “Property”)



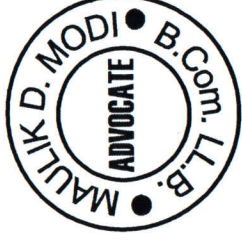
I hereby certify that, I have investigated the titles of Non Agricultural land bearing Final Plot No. 303 admeasuring about : 6313 Sq. Mtrs. (Residential Use N.A. land admeasuring about : 5683 Sq. Mtrs. and Commercial Use N.A. land admeasuring : 630 Sq. Mtrs.) (allotted in lieu of Block No. 240 admeasuring about : 10522 Sq. Mtrs.) of Town Planning Scheme No. 405, situated, lying and being at Moje Ambli, Taluka Ghatlodiya, in the Registration District of Ahmedabad and Sub District of Ahmedabad-9 (Bopal), alongwith the projection of scheme of Residential Cum Commercial Units named as “**BINORI AARNA**” in/upon the aforesaid land, belonging to **M/s. Prakalp Infrastructure**, a Partnership Firm, being the absolute Owner-Occupier. 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 “Gujarat Samachar”, dtd.05.04.2021, 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 1990 to 2020 (2021 – running). I have searched the Records of Concerned Sub-Registrar offices for the said period. And while taking the searches I have found entry related to Registered Mortgage Deed executed by **M/s. Prakalp Infrastructure** in favour of Aditya Birla Housing Finance Limited vide Sr. No.10135, dtd.28.07.2021 as the said Owner-Developer has obtained Project Loan for an amount of Rs.25,00,00,000/- (Rupees Twenty Five Crore Only) against the mortgage of the project land with Aditya Birla Housing Finance Limited as referred above and except it. I have not found any charges / lien or any dues of any Bank or any Government or Semi Government or any Financial Institutions while taking the searches.

(P.T.O.)



:: 2 ::

As **M/s. Prkalp Infrastructure** have agreed to sale / sold certain Commercial as well as Residential Units of the aforesaid project to several parties, they might have taken loans / financial facilities to purchaser their concerned Unit. Therefore this Certificate is issued subject to the said loans / financial facilities.



DATED THIS 14th DAY OF SEPTEMBER, 2021

A handwritten signature in black ink, appearing to be "Maulik D. Modi".

Maulik D. Modi
Advocate

(Enrollment No. G / 997 / 2002)

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.