

NATWARLAL K. PATEL

B.Com., LL.B., Advocate

E.NO. G/425/1977.

GAWF NO. AM/GRT/21251 Date:- 14/07/2005

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Date : 01/12/2020

TITLE CLEARANCE CERTIFICATE

TO,

**"MEMNAGAR MONAPARK CO.OP.
HOUSING SOCIETY LTD"**

(Registration No:- GH- 10540
dated- 09/05/1983)

Office :- Near- R.M.S. Lake,
B/h – Divyapath Campes,
Memnagar, AHMEDABAD-380052.



Ref:- Non Agricultural land bearing Survey No. 200/1 & 200/2 (A/c No. 10) land covered under Town Planning Scheme No. 01 (Memnagar) and allotted Final Plot No. 19 admeasuring about 3623 sq. mtrs land thereabouts situate, lying & being at Mouje MEMNAGAR Sim, District AHMEDABAD, taluka-GHATLODIYA and Sub District Ahmedabad - 3 (Memnagar) and belonging to **"MEMNAGAR MONAPARK CO.OP.HOUSING SOCIETY LTD"**

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THIS IS TO CERTIFY THAT, I issued a Public Notice in "Sandesh" News paper dated- 07/11/2020 inviting any right, claim or interest if any in the said land and then I have not received any other claim or objection in response of above Public Notice, After I have taken the necessary searches for more than last 30 years from the Record of Talati and Sub-Registrar of Ahmedabad -1 (City) by receipt No. 2020002022074 dated- 09/11/2020 & Sub-Registrar of Ahmedabad -3 (Memnagar) by receipt No. 2020001024512 dated- 09/11/2020 & Sub-Registrar of Ahmedabad -13 (City taluka kheti) by receipt No. 2020313005338 dated- 09/11/2020 and also taken the declaration dated 30/11/2020 from chairmen & secretary of Society and have gone through relevant papers and have investigated the title to the Non Agricultural land belonging to **"MEMNAGAR MONAPARK CO.OP.HOUSING SOCIETY LTD"** who is a owner of above Non Agricultural land bearing Survey No. 200/1 & 200/2 (A/c No. 10) land covered under Town Planning Scheme No. 01 (Memnagar) and allotted Final Plot No. 19 admeasuring about 3623 sq. mtrs land thereabouts

situate, lying & being at Mouje MEMNAGAR Sim, District AHMEDABAD, taluka-GHATLODIYA and Sub District Ahmedabad - 3 (Memnagar) which is more particularly described in the Schedule here under written and have found the same to be clear, marketable and free from reasonable doubts and all encumbrances subject to the...

[1]... To maintain and fulfillment the terms and conditions stipulated in the Non- Agricultural Permission dated- 06/03/2020 & Commencement Letter from Ahmedabad Municipal Corporation dated- 04/11/2020.

[2]... Entry No.3352 to be deleted from record of right.

[3]..Development Agreement dated- 18/09/2019 before Sub Registrar, Ahmedabad -3 (Memnagar) wide Serial No. 8896 in favour of "VISHWA DEVELOPERS" a partner ship firm for the said land.

[4]... Any other Law, Rules, Acts, Applicable in force.

NOTE :-

Please note that the registration record of the year 1990 to 1993 of sub registrar's office is destroyed / torn out. Hence it can not be inspected and its search is not available . That the computerized record is not well prepared / maintained by state government agency and hence may be erroneous.

THE SCHEDULE ABOVE REFERRED TO

All the piece of parcel of Non Agricultural land bearing Survey No. 200/1 & 200/2 (A/c No. 10) land covered under Town Planning Scheme No. 01 (Memnagar) and allotted Final Plot No. 19 admeasuring about 3623 sq. mtrs land thereabouts situate, lying & being at Mouje MEMNAGAR Sim, District AHMEDABAD, taluka-GHATLODIYA and Sub District Ahmedabad - 3 (Memnagar).

DATED THIS 01 DAY OF DECEMBER, 2020



[Signature]

[N. K. PATEL Advocate]