

Ref. No. :

Date : 02 / 02 / 2022

To,
M/s. Aashray Projects,
a Partnership Firm
Ahmedabad.



NON-ENCUMBRANCE CERTIFICATE



Re.: Multipurpose use Non Agricultural land bearing Final Plot No. 79/1 admeasuring about : 6515 Sq. Mtrs. (allotted in lieu of Block No. 253/A admeasuring about : 9308 Sq. Mtrs.) of Town Planning Scheme No. 215 (Ambali), 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 proposed scheme of Commercial cum Residential Units named as "AASHRAY AURUM" in/upon the aforesaid land belonging to M/s. Aashray Projects, 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 Property being Multipurpose use Non Agricultural land bearing Final Plot No. 79/1 admeasuring about : 6515 Sq. Mtrs. (allotted in lieu of Block No. 253/A admeasuring about : 9308 Sq. Mtrs.) of Town Planning Scheme No. 215 (Ambali), 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 proposed scheme of Commercial cum Residential Units named as "AASHRAY AURUM" in/upon the aforesaid land belonging to M/s. Aashray Projects and 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.19.10.2020 in the name of Previous Owner, 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 1991 to 2021 (2022 – 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 clear and marketable and free from reasonable doubts and all kind of charges, encumbrances and dues.

DATED THIS 02nd DAY OF FEBRUARY, 2022




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.