

NON ENCUMBRANCE CERTIFICATE

This is to state that M/s. Navkar Infrastructure (hereinafter referred to The Said Firm) having its Office Shop No. : N,L Block B, 1st Floor, Kalatirth Complex, Nr. Prernatirth Jain Derasar, Jodhpur, Ahmedabad - 380015 and Site at – F.P. No. 54, T.P.S. – 44, Sr. Nos. 753, Mouje Chandkheda, Ta. Sabarmati, Dist. Ahmedabad-382424 has created a charge over the Project named “KALADHAM” in favour of Federal Bank Ltd., Ashram Rd. Branch by sanction letter No.-AHD/NAV KAR/TLOD/ALP/2017/CL/2017/11580001183, Dated – 13-02-2017 and registered under mortgage deed No. 2168, Dated 27-02-2017 for Term Loan amounting to Rs. 5,00,00,000.00 and Over Draft of Rs. 4,00,00,000.00(Total Rs. 9.00 Cr.) on the above mentioned Residential Project. We further state that said firm does not have any other charge or loan on above project. This statement is given specifically on the request of partners and to mitigate the requirement of RERA registration. The project details are as under;

PROJECT NAME : KALADHAM
F.P. NO. : 54
T.P.S. NO. : 44 (CHANDKHEDA)
MOUJE : CHANDKHEDA
DISTRICT : AHMEDABAD
STATE : GUJARAT
TOTAL CARPET AREA : 10736.60 Sq. Mts. (which consists only carpet area of Flats
OF ENTIRE PROJECT admeasuring 9978.64 Sq. Mts. + Wash Area & Varanda Area 757.96
Sq. Mts. Total of 196 Units.)

BUILTUP AREA OF ENTIRE PROJECT :

BLOCK	RAJA CHITTHI NO.	DATED	BUILTUP AREA IN SQ.MTS.
BLOCK A	9123/040716/A6784/R1/M1	23/08/2017	4109.82
BLOCK B	9123/040716/A6784/R1/M1	23/08/2017	4109.82
BLOCK C	6740/040716/A6785/R0/M1	22/08/2016	1350.66
BLOCK D	6741/040716/A6786/R0/M1	22/08/2016	2288.65
BLOCK E	6741/040716/A6786/R0/M1	22/08/2016	2288.65
BLOCK F	6742/040716/A6787/R0/M1	22/08/2016	1245.4
BLOCK G	6743/040716/A6788/R0/M1	22/08/2016	2288.65
BLOCK H	6743/040716/A6788/R0/M1	22/08/2016	2288.65
TOTAL			19970.30

Above statement is based on the information, explanation, data, documents and audited books of accounts produced before me.

Date :27-09-2017

Place : Ahmedabad