

Unmesh Deshpande & Associates

Advocate

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Date: 20.11.2019

ENCUMBRANCE CERTIFICATE

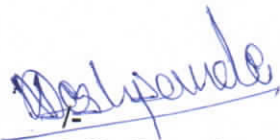
- 1) I have issued detailed Search and Title Report in respect of Said project on 05.06.2019.
- 2) We have mentioned the detailed title history, rights of promoters, existing encumbrance etc. in the said Search and Title Report.
- 3) That the entire project “**VENKATESH NAVITA**” comprising Two building has been mortgaged with State Bank of India, IFB Branch by promoters “**M/S. SHREE VENKATESH REALTY**” by Mortgage Deed dated 14.02.2019, registered in the office of Sub Registered Haveli 17 at Sr. No. 1854/ 2019.

SCHEDULE (of the “SAID PROJECT”)

Ownership units project styled as “**VENKATESH NAVITA**” comprising of building A and B upon portion of land admeasuring 3910.0 Sq. Mtrs. (after excluding Amenity Space admeasuring 690.00 Sq. Mtrs. handed over to PMC) according to the revised sanctioned layout by PMC Vide the Commencement Certificate No. CC/1184/2019 dated 23.08.2019 and subject to revisions/ additions as detailed in the agreement upon the land bearing Survey No. 101 Hissa No. 7 totally adm. 00 Hec. 46 Ares situated at Village Ambegaon Khurd, Taluka Haveli, District Pune and within the limits of Pune Municipal Corporation subject portion of the project adm. 3910.0 Sq. Mtrs. is bounded as under –

On or towards East	:	By adjoining Survey No. 101/ 2,
On or towards South	:	By Survey No. 101/ 8 Ambegaon Khurd (S. No. 101/ 8),
On or towards West	:	By 9 Mtrs. Wide Road,
On or towards North	:	By Amenity Space in the layout of S. No. 101/7 and adjoining S. No. 101/ 4 & 5 Ambegaon Khurd.

Hence this encumbrance Certificate.


Unmesh Deshpande
Advocate.

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 Advocate
 LLM, DLL & LW. DHL