

Ref. No. 7987/2023

NON ENCUMBRANCE CERTIFICATE

This is to certify that, Non-Agricultural Land bearing **Final Plot No. 240**, admeasurements 1578 Sq. Mtrs. (allotted in lieu of Survey No. 437/2/1, containing by total admeasurements 2630 Sq. Mtrs.) of Town Planning Scheme No. 234 (Zundal), situate, lying and being at Moje Zundal, Taluka Gandhinagar in the Registration District and Sub District Gandhinagar is owned and possessed by **“Sparsh Realty”** a partnership firm.

We further state that, a **Residential and Commercial** project known as **“VIVAAN SOLITAIRE”** is being developed on the said Non-Agricultural Land bearing **Final Plot No. 240**, admeasurements 1578 Sq. Mtrs. (allotted in lieu of Survey No. 437/2/1, containing by total admeasurements 2630 Sq. Mtrs.) of Town Planning Scheme No. 234 (Zundal), situate, lying and being at Moje Zundal, Taluka Gandhinagar in the Registration District and Sub District Gandhinagar by **“Sparsh Realty”** a partnership firm.

We state that, we are entrusted with the work of investigation of title of the said land and that we have an experience of more than 10 years in matters of investigation of title to the lands and properties and to advise in the matters relating thereto.

We specifically state that, there is no encumbrance of any type including title rights or financial charge of anybody over the said land and that title of the said land are clear and marketable and free from encumbrance.

DATED THIS 19TH DAY OF APRIL, 2023.



(Sharad N. Darji)

Advocate