

Saijibhai Devkaranbhai Desai

Advocate

Office :
F/F/1, Parshi Panchayat Complex,
Nr. Jadhosanagar Char Rasta,
Ahmedabad – 382445.

Resi. :
32/33, Jay Shakti Park
Nr. Nilesh Park, on Canal
Maninagar (East) Ahmedabad-08
M.9879808105

Ref. : To, CHANDRA PUSHP RESIDENCY Date : 22 /7/2020

SHIVAM CONSTRUCTION

ENCUMBRANCES CERTIFICATE

Ref : Investigation of title of Non Agricultural land for residential purpose having Block / survey No.239 (Before Re-survey Block No.1040) Hec. Are.Sq.Mtr. 0-67-38 which is included in the T.P. Scheme No.515 and has been allotted Final Plot No.1040/1 and 1040/2 amasuring 6738 sq.mtrs. (as per final plot) situated at Mouje Village – Vanch, Tal. Dascroi, Dist. & Sub District of Ahmedabad-11 (Aslali) and along with individual, common rights & amenities belongs to Partnership Firm **Shivam Construction**.



Res. Sir,

As per instruction I have got necessary searches made from the records of Talati, Mamlatdar and Sub-Registrar of City Zone-5 (Narol) and 11 (Aslali), and have gone through relevant documents / papers and have investigated the title of the non agricultural land and encumbrances for residential purpose in question and report as under : subject to the usual declaration for title to be made before me and prevailing laws of the land and also to stipulations as mentioned in the necessary permission there of.

DESCRIPTION OF THE PROPERTY

N.A. Land situated in District – Sub-District Ahmedabad-11 (Aslali), Taluka : Dascroi Mouje – Vanch having Block / survey No.239 (Before Re-survey Block No.1040) Hec. Are.Sq.Mtr. 0-67-38 which is included in the T.P. Scheme No.515 and has been allotted Final Plot No.1040/1

S. D. Desai

and 1040/2 measuring 6738 sq.mtrs. (as per final plot) situated at Mouje Village – Vanch, together with common & individual rights & amenities.

For boundaries : (F.P.No.1040/1)

On the East : Sase land of 1040
On the West : 12 mt. T.P.Scheme Road
On the North : Land of 1034 and 1039
On South : 12 mt. T.P.Scheme Road

For boundaries : (F.P.No.1040/2)

On the East : Sase land of 1040
On the West : Same land of 12 mt. Road
On the North : 12 mt. T.P.Scheme Road
On South : Joint other Block No.

Owner of the Land

Shivam Construction (A Partnership Firm)

Partner

- (1) Malaviya Vikashkumar Madhubhai
 - (2) Malaviya Aakash Madhubhai
 - (3) Patel Parimal Chandubhai
 - (4) Khatana Aakash Navghanbhai
- (1) I have not found any charges or encumbrances subsisting as on date, from the Revenue, Records and available Records of the Sub Registrar (Index II).

SUBJECT TO WHAT HAS BEEN STATED HEREINABOVE, I am hereby of the opinion that the title of the property described in the schedule is clear, marketable, free from all encumbrances and reasonable doubt, subject to usual declaration on title being made, inter-alia incorporating therein that the said land in the hands of Shivam Construction (A Partnership Firm).

Date : 22/7/2020
Place : Ahmedabad.


Saijibhai D.Desai
Advocate

