

M) 99984 78923

JIGNESH C. UPADHYAY

ADVOCATE & NOTARY

Sanad No. 3362/1999

Office : 4, J. K. Complex, Near : Chandlodiya Post Office, Chandlodiya, Ahmedabad-382 481.

:: NON - ENCUBRANCE CERTIFICATE::

To,

BALATRIPURA DEVELOPERS - a partnership firm
58/B, Beside IOC Petrol Pump,
Opp. Nirman Tower,
R.C. Technical Road,
Ghatlodia, Ahmedabad-380061.

This is to certify that the Scheme of Residential Flat and Commercial Shop known as "AADHYA ARAMBH" situated non-agricultural land bearing Survey No. 204/2 and 205 admeasuring 16997 Sq. meters merged in to Town Planning Scheme No. 29 (Gota-Chandlodia-Sola) and allotted Final Plot No. 37 admeasuring 8499 Sq. meters situated lying and being at Mouje Chandlodia, Taluka Sabarmati in the District of Ahmedabad and Sub-District of Ahmedabad-8 (Sola) and further it is developed by **BALATRIPURA DEVELOPERS - a partnership firm.**

Pursuant of records of said land I have not found of any charges created on the said land by **BALATRIPURA DEVELOPERS - a partnership firm** and (1). **Sumanbhai Dahyabhai Patel**, (2). **Anupama Sumanbhai Patel**, (3). **Shivang Sumanbhai Patel**, AND (4). **Dishant Sumanbhai Patel** land owners / developers has not borrowed loan against charge of said entire land and / or construction / project standing thereon with any bank, company or financial institution and land is having clear and marketable title as per the Title Certificate and encumbrance free.

This is further state that it is not a Title Certificate and hereby certify I have issued this Certificate only on the basis of available records of land in question.

Place :- Ahmedabad.

Date :- 13/10/2023



JIGNESH C. UPADHYAY,
ADVOCATE & NOTARY

Note : This Certificate is issued on the basis of Search Report obtained from Sub-Registrar Office and This Certificate don not contains units sold or agreed to sell by above said firm and bankers of the such allottee members.