

NON-ENCUMBRANCE CERTIFICATE

MOUJE : HANSPURA

Revenue Survey No.49/A

T. P. Scheme No.121, F. P. No.90/1

Sub Plot No. 3

**DINESH B. PATEL
ADVOCATE**

**Office : 404, 4th Floor, C - wing, Revati Plaza, Near Bhakti Circle,
off. Sardar Patel Ring Road, New Nikol, Ahmedabad-380049.**

E-mail : dbpatellawfirm@gmail.com and dbpatel.adv@gmail.com

Mobile No. : +91 98790 57290

To,
VEDANT INFRAST,
A Partnership Firm,

NON - ENCUMBRANCE CERTIFICATE

THIS IS TO CERTIFY, VEDANT INFRAST, A Partnership Firms having its office at 26, Vasant Vihar, Near D - Mart, Nikol, Ahmedabad. (hereinafter called the **"Promoter"**) is owners and possessors of the Freehold Non-Agricultural Land situate, lying and being at Mouje Hanspura, Taluka Asarwa, District Ahmedabad bearing Revenue Survey/Block No. 49/A land admeasuring 26305 square meter, which was comprised into Town Planning Scheme No. 121 and allotted Final Plot No. 90/1 admeasuring 15783 square meters out of which Sub-Plot No. 3 land admeasuring 3641.06 square meters as per plan approved by AMC in the Registration District Ahmedabad and Sub District of Ahmedabad-6 (Naroda) and more particularly described in the schedule hereunder written hereinafter called the **"PROJECT LAND"**.

Further said promoter has commenced with the Residential project namely **"THE FORTUNE"** on the said project land.

As per instruction, we have examined the titles of the abovereferred land and have caused to be taken searches of available revenue and registration record for the last more than 30 years from now viz. 1990 to 10.06.2022 through our search clerk and believing the same to be true, correct and trustworthy; we have issued a Title Certificate and Title Report dated 20th June, 2022.



In furtherance of said Title Certificate cum Report dated 20th June, 2022 and subject to what is stated therein and based on the information provided by Vedant Infrast, A Partnership Firms, we hereby issue this Non-Encumbrance Certificate and opine that the said Project Land is free from any encumbrance, litigations or lien.

SCHEDULE

(Description of the Land)

All That piece or parcel of Freehold Non-Agricultural Land situate, lying and being at Mouje Hanspura, Taluka Asarwa, District Ahmedabad bearing Revenue Survey/Block No. 49/A land admeasuring 26305 square meter, which was comprised into Town Planning Scheme No. 121 and allotted Final Plot No. 90/1 admeasuring 15783 square meters out of which Sub-Plot No. 3 land admeasuring 3641.06 square meters as per plan approved by AMC in the Registration District Ahmedabad and Sub District of Ahmedabad-6 (Naroda).

PLACE : AHMEDABAD

DATE : 20/06/2022



DINESH B. PATEL
ADVOCATE