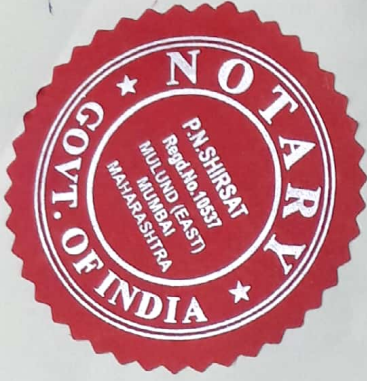




DECLARATION OF NO ENCUMBRANCES

We, (1) **Yogesh Kulin Gala**, an adult of Mumbai, Indian Inhabitant, aged 41 years, (2) **Hitesh Kulin Gala**, an adult of Mumbai, Indian Inhabitant, aged 38 years, (3) **Mr. Suresh Dhanji Chheda**, an adult of Mumbai, Indian Inhabitant, aged 65 years, (4) **Mr. Jay Suresh Chheda**, an adult of Mumbai, Indian Inhabitant, aged 36 years, (5) **Mr. Samir Anil Savla**, an adult of Mumbai, Indian Inhabitant, aged 42 years, (6) **Mr. Mayur Prakash Thakkar**, an adult of Mumbai, Indian Inhabitant, aged 40 years, (7) **Mr. Prashant Pandurang Padwalkar**, an adult of Mumbai, Indian Inhabitant, aged 41 years, and (8) **Mrs. Prajakta Sahdev Shinde**, an adult of Mumbai, Indian Inhabitant, aged 36 years, being the only partners of **M/S. AYODHYA CONSTRUCTION CO.**, a Partnership Firm, registered under the Indian Partnership Act, 1932 having its registered office at 6, Navin Manju, Sevaram Lalwani Road, Mulund (W), Mumbai - 400 080 do and each of us doth hereby on solemn affirmation state and declare as under: -

1. We state that we are developing the Project known as "**Saffron Residency**" on all that piece and parcel of land or ground admeasuring 8162.50 sq. yds. equivalent to 6824.20 sq. mtrs. or thereabouts, bearing Survey No. 14 corresponding to CTS Nos. 115, 115/1 to 12 of Revenue Village Chembur, Taluka Kurla, lying being and situated at S.G. Barve Marg No. 14, Opp. Tansa Pipeline, Kurla (East), Mumbai - 400 024, within the Registration District and Sub-District of Mumbai Suburban and more particularly described in the Schedule hereunder written (hereinafter referred to as "the said property").

2. We say that by and under Indenture of Mortgage dated 31st August 2017 and registered with the Sub-Registrar of Assurances at Kurla bearing No. KRL-1/8534 of 2017 property more particularly described in the Schedule written thereto has been mortgaged in favour of Reliance Home Finance Ltd. for the total loan amount of Rs. 25 Crores.
3. We state that save and except the existing members/ occupants and encumbrances there are no encumbrances of whatsoever nature on the said property where the said project known as "Saffron Residency" is going on.
4. We are making this Declaration on of No Encumbrances as required under the Provisions of Real Estate (Regulation & Development) Act, 2016.

THE SCHEDULE ABOVE REFERRED TO

(Description of "the said property")

All that pieces and parcels of land bearing Survey No. 14, now corresponding to C.T.S. No. 115 & 115/1 to 12 admeasuring 8162.5 sq. yds. i.e. 6824.40 sq. mtrs. or thereabout (on survey and measurements at site and as per the rectification and area correction carried out by the concerned City Survey Authority, now, an aggregate area of **6802.05 sq. mtrs.** is incorporated in P.R. Cards) together with old building/ structures the then standing thereon situate being and lying in Revenue Village Chembur, Taluka Kurla, Mumbai Suburban District, at S.G. Barve Marg No. 14, Opp. Tansa Pipeline, Kurla (East), Mumbai - 400 024 in the Registration District and Sub-District of Mumbai City and Mumbai Suburban and bounded as follows:

On or towards the North by : S.G. Barve Marg
On or towards the South by : the land owned by ST Bus Depot
On or towards the East by : Pipeline Road
On or towards the West by : the land owned by ST Bus Depot.



Solemnly declared at Mumbai)
M/s. Ayodhya Construction Co.)
Through its Partners)
(1) Mr. Yogesh Kulin Gala,)

Yogesh Kulin

(2) Mr. Hitesh Kulin Gala,)

Hitesh Kulin

(3) Mr. Suresh Dhanji Chheda,)

Suresh Chheda

(4) Mr. Jay Suresh Chheda,)

J S Chheda

(5) Mr. Samir Anil Savla,)

Samir Savla

(6) Mr. Mayur Prakash Thakkar,)

Mayur Thakkar

(7) Mr. Prashant Pandurang Padwalkar,)

Prashant Padwalkar

(8) Mrs. Prajakta Sahdev Shinde

P. S. Shinde

On this day of October 2017)

Before me,
Identified, Interpreted &
explained by me,



27 OCT 2017

Advocate High Court, Bombay

H. M. YADAV
(B.Com., PM., & IR, LL.B.,)
ADVOCATE HIGH COURT
51, Indira Colony, BR Rd.,
Mulund (W) Mumbai - 80.
M No.: 9772-5872

BEFORE ME
P. N. SHIRSAT
27/10/2017
P. N. SHIRSAT
M.COM., LL.B., F.I.C.S.
ADVOCATE & NOTARY
MULUND (EAST), MUMBAI-81
MAHARASHTRA STATE

