



• Office •

336, 3rd Floor, Rudra Business Park,
Nr. Saidham Tenament, Opp. kashinath Park,
Mahadevnagar, Vastral Road, Ahmedabad.

• Court •

Block - A - Table No. 140, Ground Floor,
Gheekanta Court,
Ahmedabad-380 001.

Resi. : 101/A. Kashinath Park, Opp. Saidham Tenament, Vastral Road, Ahmedabad-382418.

Ref. No.

Date : 27/2/2025

TO,

ADITYA DEVELOPERS a Partnership Firm,

ENCUMBRANCE CERTIFICATE



THIS IS TO CERTIFICATE OF ADITYA DEVELOPERS a Partnership Firm having its office at Non-Agricultural land of Land bearing Survey No.230/004 which was comprised in Town Planning Scheme No.27 of Final Plot No.296/4/2 admeasuring 1979 sq mtrs. {City Survey No.NA230/1, Sheet No.NA99} Situated in the sim of Village: Ambapur, Taluka: Gandhinagar in the registration District of Gandhinagar Zone-2 and more particularly described in the schedule hereunder written hereinafter called the "PROJECT LAND".

Further said promoter has commenced with the Residential cum Commercial project namely "ADITYA ELEGANCE" on the said project land.

Earlier, I had investigated the titles of the above referred land and I have issued Title certificate, Title Report and Non Encumbrance Certificate dated 25-02-2025.

Thereafter at present, as per the request and requirement of owner of the aforesaid subject land ADITYA DEVELOPERS a Partnership Firm, I have caused to be taken searches of available registration record through our search clerk and believing the same to be true, correct and trustworthy; we hereby issue this Encumbrance Certificate and opine that the said project land is clear, marketable and free from all encumbrance on the Units allotted to him/her/them during the currency of the loan sanctioned/to be sanctioned by bank to him/her/them.

Bipin T. Prajapati

(M) 9898102365

B. Com., LL.B.
Advocate & Notary



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SCHEDULE

(Description of the Project Land)

All that undivided piece & parcel of immovable property i.e. Non-Agricultural land of Land bearing Survey No.230/004 which was comprised in Town Planning Scheme No.27 of Final Plot No.296/4/2 admeasuring 1979 sq mtrs. {City Survey No.NA230/1, Sheet No.NA99} Situated in the sim of Village: Ambapur, Taluka: Gandhinagar in the registration District of Gandhinagar Zone-2 is free from all types of lien, attachments, clear and Marketable, salable and free from any encumbrance.

Place:Ahmedabad

Date: 27.02.2025



BIPIN T PRAJAPATI

(Advocate)

Sanad No.3844/1999



BIPIN T. PRAJAPATI

ADVOCATE & NOTARY

336, 3rd Floor, Rudra Business Park,
Nr. Saidham Tenament,
Opp. Kashinath Park, Mahadevnagar,
Vastral Road, Ahmedabad-382418