

G. K. PATEL

Office –
A-002, G. Floor,
KalashKunj Residency,
Nr. Trilok Residency, Koteswar,
Motera – Bhat Road,
Koteswar, Gandhinagar.

Advocate Enr.G/28/2007 Resi.

311, Umiyanagar,
At-Koteswar – Motera,
Ta-Di – Gandhinagar.
Pin Coad : 382424
Mo- 97 12 45 25 25



To,
Shreeji Corporation Partnership Firm.
08, Tirupati Market (Akshar),
Near Prakash Day School, Kamana Char Rasta,
Visnagar, Mahesana. 384315.

Ref : Investigation of title to land admeasuring net 6682.00 Sq.Mts. and GUDA issued final Plot Area 4009.00 Sq.Mts., Comprised in N.A.Land bearing Revenue Survey No. 372/8 Final Plot No.372/8 its situated lying at Mouje Sargasan, Taluka – District of Gandhinagar. Along with the land In the firm named " Shreeji Corporation " Partnership Firm.

Subject To : Encumbrance Certificate.

Respected Sir,

Under your instructions, I have carried out investigation of title land admeasuring net 6682.00 Sq.Mts. and GUDA issued final Plot Area 4009.00 Sq.Mts., As per F.P record with proposed residential and commercial construction, comprised in N.A.Land bearing Revenue Survey 372/8, Final Plot No.372/8 of situated lying at Mouje Sargasan, Taluka –District of Gandhinagar. Along with the land In the firm named " **Shreeji Corporation** ". this scheme is Known " **Woods Ville** ". A Partnership Firm and searches of the record for the last 30 years from 1990 to 2021 has been carried out in the office of the sub- registrar of assurance Gandhinagar on 27.05.2021, did not reveal any subsisting charge, mortgage or any other kind of encumbrances registered thereat over the said immovable property, except registered development agreement with your firm.

It is, therefore, hereby certified that the title of "**Shreeji Corporation** ", Partnership firm to the said property briefly described in The Schedule hereinafter written is TITLE CLEAR, MARKETABLE AND FREE FROM ANY ENCUMBRANCES OVER THE SAID PROPERTY. And free from non encumbrance charge and/or claims except charge of **BAJAJ HOUSING FINANCE LIMITED (Mortgage Amount Rs.10,00,00,000/- Only)** of registered Mortgage deed on date 15/03/2022 under Serial No.11598/2022. When the loan amount fully paid then after this property call non encumbrance.

THE SCHEDULE BRIEF DESCRIPTION OF THE PROPERTY

This land admeasuring net 6682.00 Sq.Mts. and GUDA issued final Plot Area 4009.00 Sq.Mts., Comprised in N.A.Land bearing Revenue Survey No.372/8, Final Plot No.372/8 Situated lying at Mouje Sargasan, Taluka – District of Gandhinagar. Along with the land In the firm named " Shreeji Corporation ".

Bounded are as under ::

East : 24 Mtr. Road.
West : R.S.No.372/9
North : R.S.No.372/8/Paiki
South : 30 Mtr. Road



Dated : 07th April 2023

G. K. Patel
Advocate