

Vijay Patel
Jayraj Patel

Jayesh Patel
Radhika Patel

Shobha Patel
Jenisha Patel



**VIJAY PATEL
& ASSOCIATES**

(Advocates & Notary)

A LAW FIRM

ENCUMBRANCE CERTIFICATE

To,
Town Planning Officer
Gujarat Real Estate Regulatory Authority
4th Floor, Sahyog Sankul, Sector – 11,
Gandhinagar – 382010.
Ph. No.079-23258659
Dear Sir,

Ref.: RERA Registration of the Project "SANSKRUTI HEIGHTS"

Subject: ENCUMBRANCE STATUS

THIS IS TO CERTIFY THAT, at the request of M/s **SUCHANSA DEVELOPERS BAVLA LLP**, who is the owner of the immovable property more particularly described in the Schedule hereunder written, (hereinafter referred to as the said property) investigated the title of the said property causing necessary searches of the relevant village and revenue records maintained by the appropriate authority and I do not found any charges and encumbrances exists on the said property, therefore I prima facie opine that the title of the said property is clear and marketable and certify that the said property is free from any charges and/or encumbrances and also free from reasonable doubts.

SCHEDULE OF THE PROPERTY

All that piece and parcel of the being **Non Agricultural Land (for Multipurpose use)** having admeasuring 2223 Sq.Mtrs of Revenue Survey/Block No.2990 (old S.No.104/3) [**City Survey No.NA2990 adm.2223 Sq.Mtrs**, Final Plot No.154 of T.P.Scheme No.1, Sheet No.NA99 of Ward-Bavla, City Survey-Office-Dholka] & **Non Agricultural Land (for Multipurpose use)** having admeasuring 2835 Sq.Mtrs of Revenue Survey/Block No.2946 (old S.No.77/1) [City Survey No.NA2946 adm.2835 Sq.Mtrs, Final Plot No.151 of T.P.Scheme No.1, Sheet No.NA99 of Ward-Bavla, City Survey Office-Dholka], situated and lying at Mouje-Bavla of Taluka-Bavla of District-Ahmedabad and Registration Sub- District of Bavla Upon that land **SUCHANSA DEVELOPERS BAVLA LLP**, is under construction of Commercial & Residential under name and style of "**SANSKRUTI HEIGHTS**".

Date: 28.01.2025

Place: Ahmedabad



Jayesh Patel
(Advocate)

Note:

Please note that the Computerized/Manual record (1995 to 2024) is not well prepared/maintained by the state Government Agency and hence may be erroneous and according to the report of the computerized/manual search & submitted papers, I have issued this Encumbrance Certificate.

202, Solitaire, Sunrise Park, Opp. Himalaya Mall To Vastrapur Lake Road,
Near Drive-In Road, Bodakdev, Ahmedabad 380054 Gujarat, India.

Phone : 079-26859504 | 079-40076008

Email : vijaypatelandassociates@gmail.com | vpalawyers@gmail.com

www.vpalawyers.com

