



Snehal K. Shah

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Advocate & Notary

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Non-Encumbrances Certificate

This is to certify that I, the Undersigned have investigated the title of immovable property which is more particularly declared in schedule which is owned by **M/s Lilleria Developers LLP, a partnership firm through its partner Vir Rajesh Patel** (Hereinafter known as owner/ Developer) and project/scheme titled "**Lilleria Signature**".

That the Vadodara Municipal Corporation had issued Development Permission/Raja Chhitthi vide no.Ward-11/SHB-49/2020-2021 dtd.08/02/2021 in favour of M/s Lilleria Developers LLP, a partnership firm through its partner Vir Rajesh Patel for the land bearing R.S.no.973, R.S.no.974 & R.S.no.975 having T.P. Scheme no.60, Final Plot no.86 of mouje: Gotri.

In respect of the below mentioned property by pursuing revenue records, title deed relating thereto and taking necessary search from the concerned office of sub-registrar for last 30 years and by publishing paper notice dated 03/07/2019. I have issue a Title Clearance Certificate dated 13/07/2019 & 26/02/2021. In my opinion the title of the owner & developers in respect of below mentioned property is clear, marketable and free from the encumbrances.

Schedule of Property

Property bearing R.S.no.973, admeasuring Hq.0-19-22 Are. Sq. Mtrs., R.S.no.974, admeasuring Hq.0-14-16 Are. Sq. Mtrs. & R.S.no.975, admeasuring Hq.0-41-48 Are. Sq. Mtrs. total admeasuring Hq.0-74-86 Are. Sq. Mtrs. having T.P. Scheme no.60(Gotri), O.P. no.86, F.P.no.86, as per final plot total admeasuring 5200 Sq. Mtrs. Non Agricultural land having respectively City Survey no.2430/2, 2429/2, 2428/2 of mouje : Gotri Ta.Vadodara in the Registration District Vadodara and Sub District Vadodara.

Date : 01/03/2021

Place : VADODARA

SNEHAL K. SHAH
(ADVOCATE & NOTARY)

