

Date :

NON-ENCUMBRANCE CERTIFICATE

This is to certify that Investigation of title to the Non-Agricultural land bearing Block/Survey No-776, admeasuring 8802 Sq.Mtrs. of Draft Town Planning Scheme No-89, of having Final Plot No-16 paiki admeasuring 5281 square meters, which was comprised into Town Planning Scheme No. 89 and allotted Final Plot No. 16 admeasuring about 4278 square meters paiki admeasuring about 3438.65 square meters, which was comprised in limit of City Survey Ward Vatva (Non Agriculture) and allotted City Survey No. NA776/PAIKI 2/2, SHEET NO. NA99 total admeasuring about 4278 square meters paiki admeasuring about 3438.65 square meters Non-Agricultural land situated at Mouje village **Vatva**, of Taluka **Vatva** in Registration District Ahmedabad-11 (**Aslali**) belonging to **Shabana Buildcon** a Partnership firm through it's a Partner **Mohammad Nasimkhan Azizkhan Pathan** .

We further state that, Residnetial/Commercial project known as "**Khyber Heights** " is being developed on said Non-Agricultural land bearing Non-Agricultural land bearing Block/Survey No-776, admeasuring 8802 Sq.Mtrs. of Draft Town Planning Scheme No-89, of having Final Plot No-16 paiki admeasuring 5281 square meters, which was comprised into Town Planning Scheme No. 89 and allotted Final Plot No. 16 admeasuring about 4278 square meters paiki admeasuring about 3438.65 square meters, which was comprised in limit of City Survey Ward Vatva (Non Agriculture) and allotted City Survey No. NA776/PAIKI 2/2, SHEET NO. NA99 total admeasuring about 4278 square meters paiki admeasuring about 3438.65 square meters Non-Agricultural land, situated at Mouje village Vatva, of Taluka Vatva in Registration District Ahmedabad-11 (**Aslali**) more



Binal Jignesh Pithava

(B.Com., L.L.B., L.L.M.)

84014 75212

79844 94223

PITHAVA
ASSOCIATES

8, Jay Ambe Estate, Nita Park Society, Jogeshwari Road, Amraiwadi, Ahmedabad-380026.
email : binalpithava86@gmail.com

Date :

particularly described in the Schedule hereunder written belonging to
" **SHABANA BUIDLCON** ".

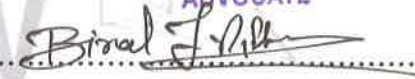
We state that, we are entrusted with the work of investigation of title of the said land and that, we have an experience of more than 10 (Ten) years in matters of investigation of title to the land and properties and to advise in the matters relating thereto.

We specifically state that there is no encumbrance of any type including title rights or financial charge of anybody over the said land and that, titles of the said lands are clear and marketable and free from encumbrance.

Date :- 04/03/2025

Place :- Ahmedabad

BINAL J. PITHAVA
B.Com., L.L.B., L.L.M.
ADVOCATE



Binal J. Pithava
(Advocate)

