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...TO WHOMSOEVER IT MAY CONCERN...

THIS is to certify that, the Non Agricultural Land bearing S.No.43A, Hissa No. 7(P), area admeasuring about 471.57 Sq.mtr, C.T.S. No. 8776, area as per C.T.S. 483 Sq,mtr or thereabout at Village Vadavali, Tal. Ambernath, Dist., Thane (hereinafter called as the "said Property") originally seized and possessed by Shri. Sudhir Narayan Mulgund and others who have granted development rights in respect of the said property unto M/s Perfect Builders and Developers a by Development agreement dated 09/07/2015.

AND on the basis of aforesaid development agreement and power of attorney the said M/s Perfect Builders and Developers have obtained Construction permission from Ambernath Municipal Council vide its letter bearing No. ANP/NRV/BP/15-16/601/8555/65 dated 01/08/2015.

THIS is to certify that, in view of the registered Development agreement and Power of Attorney and sanctioned plans and approvals, the said "**M/s Perfect Builders and Developers**" are entitled to develop the said property and to dispose flats/shops being constructed thereon on ownership basis to prospective purchasers. That as on 25th July, 2017 at present there are no secured loans on the project neither are there any other encumbrances on the said project.

