

Date: 24th March, 2022

ENCUMBRANCE CERTIFICATE

I MR. HIREN SHAMJI RAVARIYA a Partner of M/s NMS Enterprises (i.e. Promoter) do hereby solemnly declare, undertake and state as under: -

That the promoter (i.e. M/s NMS Enterprises) has a legal title report to the land vide Plot No. 181, Sector-19, demarcated by its boundaries plot No. 166, 167, 168, 169 & 170 to the East, 30 Mtr Wide Road to the West, plot no. 180 to the North, Plot No. 165 to the South of Ulwe, Taluka -Panvel, District - Raigad, Navi Mumbai on which the development of the proposed project "**NMS ONE 8 ONE**" is being carried out.

I further certify that the Promoter has created charge in favour of Kotak Mahindra Prime Limited, Registered office at 27, BKC, C27, G Block, Bandra Kurla Complex, Bandra (E), Mumbai - 400051 against their sanctioned Loan Amount of Rs. 50,00,00,000/- (Rupees Fifty Crores Only) Vide Mortgage Deed dated 06/12/2021, Receipts No. 16074, Document No. PVL5-15331/2021, Executed between Kotak Mahindra Prime Limited and the Promoter (i.e. M/s NMS Enterprises).

AND there are no litigation pending before any court of law with respect to the said project land or said project.

This certificate is issued for Registration under MahaRea act 2016.

Thanking you,

FOR M/s NMS ENTERPRISES
For NMS Enterprises



Hiren Shamji Ravariya
Partner

MR. HIREN SHAMJI RAVARIYA

(Partner)