

Mitesh M. Shah

B.A. (LAWS): LL.B. (PROF)
ADVOCATE

Ref. No.-----

A/1, Monalisa Apartment,
Athwagate, SURAT
Ph. : 2465961
Date :- 21 - 11 - 2020

To Whom It May Concern:

SUB: Title Opinion regarding "SALASAR TEXTILE MARKET" situated at land bearing R.S.No.53/54/55, Block No.66/A, T.P.S.No.19 (Parvat-Magob), Final Plot No.50 admeasuring about 28615 sq. mts. paiki Northern portion admeasuring about 12565 sq.mts i.e. sub-division no.B, of village : Parvat, Sub -Dist : City Surat/Puna, Dist : Surat.

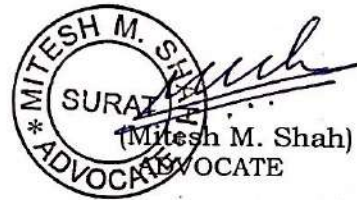
Name of Owner : M/s.Girdhar World & Associates LLP

Encumbrances/Charge Certificate

That the Sub-Registrar Surat-3 (Navagam) has issued Encumbrance Certificate No.2020020029417 dtd.21/11/2019 of the said land and certified that Project i.e. SALASAR TEXTILE MARKET is mortgaged with State Bank of India vide reg. mortgage deed Sr.No.3864 dt.26/3/2018 and Sr.No.5518 dt.24/8/2020, and owners have taken a Project Loan of Rs.49.00 crore from State Bank of India, Apart from that there is no charge or encumbrances registered on other shops of the Subjected Property.

Original Encumbrance Certificate issued by the Sub-registrar, (Navagam) is enclosed herewith.

That looking to the documents produced before me the title of "**SALASAR TEXTILE MARKET**" are clear and marketable free from all encumbrances and charges.



Place : Surat.
Date : 21/11/2020.

ENROLMENT NO-G/1116/1991

Encls: Search Receipt
& Encumbrance Certificate
from Sub-registrar office at Surat.

GIRDHAR WORLD & ASSOCIATES LLP

A-201, RICHMOUND PLAZA ABOVE DHIRAJ SONS, NR. SWASTIK MILESTONE VESU SURAT-395007

REF NO.

DATE:-----

Date- 24/11/2020

DECLARATION

This is certify Mr. JayKumar H Tekwani Authorized signatory of a LLP firm office Address.- **A-201, Richmond plaza above Dhiraj sons , Near Swastik milestone Vesu surat - Their project –Salasar Textile Market** Site address.- T.P. scheme no.- **19(pravat-magob) block no.-66, o.p. no- 34, f.p. no- 50 paikee sub divison -B Surat- total Area of plot -12543 Sq mt. There is loan on these land from STATE BANK OF INDIA of amount Rs.49,00,00,000 for these project- Salasar Textile Market.**

FOR GIRDHAR WORLD & ASSOCIATES LLP
24/11/20
PARTNER

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