

Ref. No. TC/F.No.5777/18

To,
Square Projects
a Partnership Firm
through its Partners
Snehal Gunvantlal Shah
and another,
Ahmedabad



NON-ENCUMBRANCE CERTIFICATE

This is to certify that we have examined titles of Sub Plot No.6 admeasuring 448 sq. yds. i.e. 374.585 sq.mts. and Sub Plot No.7 admeasuring 411 sq. yds. i.e. 344 sq.mts. totally admeasuring 859 sq. yds. i.e. 718.585 sq. mts. along with right of co-occupation and co-ownership of 2/14th share in land of road situated on the land of Final Plot No.409 paiki [Survey No.144 paiki] of Town Planning Scheme No.6. situate, lying and being at Mouje Paldi, Taluka Sabarmati in the Registration District of Ahmedabad and Sub-District of Ahmedabad-4 (Paldi) [hereinafter referred to as "said land"] on which scheme known as "Samvat Residency" is being constructed belonging to Square Projects, a Partnership Firm through its Partners [1] Snehal Gunvantlal Shah and [2] Rajesh Gunvantlal Shah.

We have also published Public Notice in daily newspaper "Gujarat Samachar" on dated 17.11.18 and in "Sandesh" on dated 18.11.18 inviting objections against the said land. In response to that we have not received any objection within the stipulated time limit.

Square Projects, a Partnership Firm through its Partners [1] Snehal Gunvantlal



Shah and [2] Rajesh Gunvantlal Shah has filed Declaration cum Indemnity Bond notarised before Notary Kima Laxmi G Brahmhatt under serial No.13670 dated 1.12.2018. It is declared in the said Declaration cum Indemnity Bond that the said land has not been given in security nor created any charge or security nor created any charge or encumbrance of any nature whatsoever thereon nor the said land is subject matter of any pending proceedings nor any order, decree, attachment or any order of any court operating against the said land which adversely affects the title, and on the basis of the Affidavit/Declaration we hereby opine that the said land is without encumbrance subject to [1] Fulfilment of terms and conditions of N.A. Order [2] Name of present owner being entered in revenue record [3] Provisions of Town Planning Scheme and use of land as per Zoning and [4] Agreement/Booking rights of the Prospective Acquirers of the Scheme as per agreements executed by Vendor/Promoter.

DATED THIS 3RD DAY OF DECEMBER 2018.

Place : Ahmedabad.

Hitesh M. Rawal

Advocate
(H. M. Rawal & Co.)