



**AJAY TRIPATHI &
ASSOCIATES**
a law firm



Advocate (Gujarat High Court) & Property Consultant

NOTARY (Govt. of India)

Office No. 103/A, 201/202/203, Akshar Plaza,
B/s. Govardhan Nathji Haveli,
Nizampura Main Road, Vadodara 390 024, Gujarat.
Mobile : +91 990 903 0474, E-mail : ajaytripathilegal@gmail.com

Ajay B. Tripathi

B.Com., LL.B.

NON-EN NON-ENCUMBRANCE CERTIFICATE

This is to certify that I, the Undersigned have Investigated the title of the Owner and Developers **Nexon Developers** (hereinafter known as Owner and Developers).

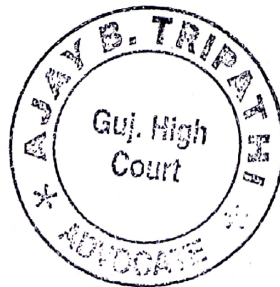
In respect of the below mentioned property by pursuing revenue records, title deeds relating thereto and taking necessary search from the concerned office of sub- registrar for last 30 years and by publishing paper notice dated 14.04.2021. I have issue a Title Clearance Certificate dated 30.09.2021. In my opinion the title of the owner in respect of below mentioned property is clear, marketable and free from all encumbrances.

Schedule of Property

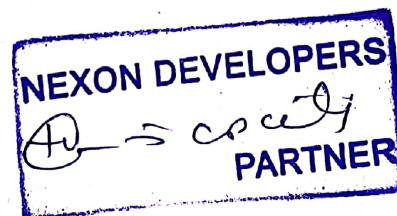
Project Name : Nexon Elite

Non Agricultural Land bearing Block / Survey No.358, admeasuring 1829.00 Sq.Mtr., T.P. Scheme No.1, Final Plot No.47, as per Final Plot admeasuring 1351 Sq.Mtr. and as per N.A. Order admeasuring 1280.00 Sq.Mtr. of Mouje Village Sama, Taluka and District Vadodara State of Gujarat.

Place : Vadodara
Date : 01.10.2021



AJAY TRIPATHI
Advocate
Sanad No.G/1762/2004
Sanad Date : 14.08.2004





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सत्यमेव जयते

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TO WHOM SO EVER IT MAY CONCERN

I, hereby solemnly declare that I have experience of more than ten year in land related matters, in which land title search report, issuing of “no encumbrance certificate” on the Non Agricultural Land bearing Block / Survey No.358, admeasuring 1829.00 Sq.Mtr., T.P. Scheme No.1, Final Plot No.47, as per Final Plot admeasuring 1351 Sq.Mtr. and as per N.A. Order admeasuring 1280.00 Sq.Mtr. of Mouje Village Sama in the Registration District Vadodara and Sub-Registration District Vadodara State of Gujarat for scheme land, and units sold or agreed to be sold in the scheme land as discussed in detailed TCR of the undersigned of even date.

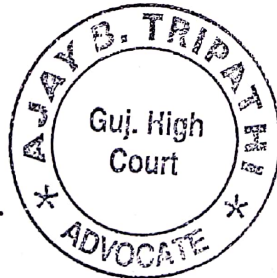
my experience of 14 years in land related matters accordance to GUJ RERA RULES.

The contents of above are true and correct. And nothing material has been concealed by me there form.

The said no encumbrance certificate used for Nexon Elite, and Land Owners name Nexon Developers a Partnership Firm through its Managing Parnters (1) Hareshbhai Ishwarbhai Prajapati (2) Vimalkumar Chandubhai Patel (3) Chiragbhai Khodabhai Patel.

Date : 01.10.2021.

Place: Vadodara



Advocate Sign:

Advocate Name: Ajay B. Tripathi

ENROLMENT NO.G/1762/2004

