

title
Certificate

Maulik Satishbhai Sheth, Advocate

UGF-9, Goyal Complex,

Near Sandesh Press,

Bodakdev, Ahmedabad

Ph.no. 079-26730600-31600

Email : shethassociates.advocates@gmail.com

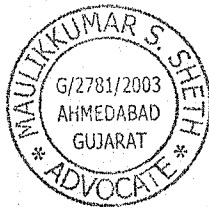
To,

Ayman Infra, a Partnership Firm

Registered office at : 82, Jafri Tower,

Behind Tagor Hall, Elisbridge,

Ahmedabad.



Re:- Opinion in the matter of Title for land bearing Survey No. 587/2 admeasuring about 8598 Sq. Mtrs. Covered Under Draft Town Planning Scheme No. 85 (Sarkhej-Makrba-Okaf) and allotted Final Plot No. (39+40)/2/1 admeasuring 1335 Sq. Mtrs. and Final Plot No. (39+40)/2/2 admeasuring 3824 Sq. Mtrs., out of these two Final Plots, Non-Agricultural Land for Residential purpose bearing Final Plot No. (39+40)/2/1 admeasuring 1335 Sq. Mtrs. of Mouje: Sarkhej, Taluka: Vejalpur, in Registration District Ahmedabad Sub-District Ahmedabad-4 (Paldi) in the State of Gujarat.

THIS IS TO OPINE THAT...

With your instruction I have caused investigation of titles of the land described in the schedule hereunder for last about thirty years only from the available copies of the papers of the said land produced before me by you



Maulik Satishbhai Sheth, Advocate
UGF-9, Goyal Complex,
Near Sandesh Press,
Bodakdev, Ahmedabad
Ph.no. 079-26730600-31600
Email : shethassociates.advocates@gmail.com

and your authorized person(s) as well as I have taken searches from the records of Sub-Registrars of (1) Ahmedabad-1 (City) dated 29-08-2018, (2) Ahmedabad-4 (Paldi) dated 20-08-2018 and 5-4-2019 for last about 30 years through my search clerk and in reference of it I have issued a public notice in daily Gujarati news paper "Divya Bhaskar" on 26-3-2019 and further rectification notice was issued on 1-4-2019 and invited any claims, rights or objection of any type from any person, institute etc from public at large and in reference of it I am not in receipt of any objection carrying weightage in prescribed time limit in the said matter as well as you declare a declaration on oath for your clear title on 12-4-2019 so on the basis of all above facts and furnished papers meaning it trustworthy, I hereby opine that the land described in the schedule hereunder belongs to you Subject to...

- (1) Fulfillment of The Provision of The Bombay Tenancy and Agricultural Lands Act, The Bombay Fragmentation and consolidation of holdings Act, Town Planning Act, stamp Act, registration Act or any other Act, rule / notification, gazette etc, whichever may apply.
- (2) Detailed Report /Opinion on title in reference of this opinion is required to be studied.
- (3) Fulfillment of all the terms and conditions mentioned in the orders issued for the scheduled land/property and in any concerned case and any other permission related to it including N. A. Order.
- (4) Production of all relevant and necessary Original Papers, Documents, Orders, Deeds, etc of the said property.

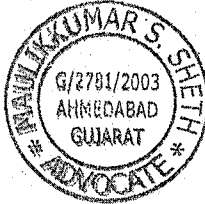


Maulik Satishbhai Sheth, Advocate
UGF-9, Goyal Complex,
Near Sandesh Press,
Bodakdev, Ahmedabad
Ph.no. 079-26730600-31600
Email : shethassociates.advocates@gmail.com

SCHEDULE ABOVE REFERRED TO

All that piece and parcel of land bearing Survey No. 587/2 admeasuring about 8598 Sq. Mtrs. Covered Under Draft Town Planning Scheme No. 85 (Sarkhej-Makrba-Okaf) and allotted Final Plot No. (39+40)/2/1 admeasuring 1335 Sq. Mtrs. and Final Plot No. (39+40)/2/2 admeasuring 3824 Sq. Mtrs., out of these two Final Plots, Non-Agricultural Land for Residential purpose bearing Final Plot No. (39+40)/2/1 admeasuring 1335 Sq. Mtrs. of Mouje: Sarkhej, Taluka: Vejalpur, in Registration District Ahmedabad Sub-District Ahmedabad-4 (Paldi) in the State of Gujarat.

AT AHMEDABAD DATED THIS 13th DAY OF April, 2019.



Maulik S. Sheth, Advocate

Note of caution and disclaimer:-

- (1) That the computerized record of sub registrar is not well prepared / maintained / recorded by the agency which is appointed by the State Government and hence may be erroneous, resulting into our / my error.
- (2) The Record of the Sub-Registrar and some past record is illegible or destroyed or not visible for some years.
- (3) In case.... if any deed(s) / writing(s) etc. executed through power of attorney holder then consent deed / letter is required to be taken from the person(s) who have given power of attorney i.e. from original owner.
- (4) That I had not been informed by you for any legal matters pending before any judicial court, quasi judicial authorities, tribunals etc. as well as I had not inquire in any concerned court.
- (5) I have issued this opinion only to you and no other shall rely on or use this without my written permission.



— x —