

ઉદય ડી. રૂપારેલીયા
એડવોકેટ

ઓફીસ : ૧૩, "અંબા આર્કેડ" એમ. જી. રોડ,
જેનીલી શોપીંગ સેન્ટર પાસે, જૂનાગઢ.
મોબાઈલ : ૯૯૨૫૨૪૫૨૭૦



Uday D. Ruparelia
Advocate

Offi. : 13, "Amba Arced" M.G. Road
Nr. Jenili Shopping Centre, Junagadh
Mobile : 9925245270

તારીખ :- 10/12/2019.

ENCUMBRANCE CERTIFICATE

This is to certify that I, Uday D. Ruparelia, Advocate (En. No. G/1852/2009) have investigated the title of Shri Bhaveshbhai Bhagvanjibhai Abhani to the immovable property An open land admeasuring Sqr. Mtrs. 162 – 00 of Plot No. 117, open land admeasuring Sqr. Mtrs. 144 – 00 of Plot No. 118, open land admeasuring Sqr. Mtrs. 144 – 00 of Plot No. 119 and open land admeasuring Sqr. Mtrs. 156 – 23 of Plot No. 120 Total land admeasuring Sqr. Mtrs. 606 – 23 of N. A. R. S. No. 23/ P2, 24 & 138 known as "**Bhaktinagar**" Situated at Timbawadi, Taluka Junagadh, District Junagadh more particularly described hereinafter and on the basis of the title deed/s and other relevant documents produced to me, the discussion I/we had with him/them about the property he/they are in possession of, the Revenue Authorities and searches carried out by us in the office of Sub-registrar of Assurances, I am of the opinion that title vested in Shri Bhaveshbhai Bhagvanjibhai Abhani is free and clear of all liens and encumbrances, except as follows:

NONE

PROPERTY DESCRIPTION

Plotting Scheme known as "**BHAKTINAGAR**" constructed on piece and parcel of the non-agricultural land bearing An open land admeasuring Sqr. Mtrs. 162 – 00 of Plot No. 117, open land admeasuring Sqr. Mtrs. 144 – 00 of Plot No. 118, open land admeasuring Sqr. Mtrs. 144 – 00 of Plot No. 119 and open land admeasuring Sqr. Mtrs. 156 – 23 of Plot No. 120 Total land admeasuring Sqr. Mtrs. 606 – 23 of N. A. R. S. No. 23/ P2, 24 & 138, Situated at Village Timbawadi, Taluka District Junagadh.

The particulars in title deeds are in conformity with the records of the Sub-Registrar Junagadh and there is no deviation. The right, title and interest of the owner, over the above referred property is clear, marketable and free from any encumbrances and beyond reasonable doubt except as above.

Place: Junagadh

Date: 10th December, 2019.



(U. D. Ruparelia)
Advocate