

DARSHAN H. TRIVEDI

B.Com. LL. B. Advocate,

(Gujarat High Court),

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(એડ્વોકેટ)

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Dt.: 01/ 08/2022.

CERTIFICATE OF NON ENCUMBRANCES

Ref.: Certificate of non encumbrances for the land admeasuring 6625.90 Sq. Mtrs. comprised on plot no. 1 to 53 with land for internal common road and curved with land with common plots area admeasuring 2903.90 Sq. Mtrs. and Total land admeasuring 9529.80 Sq. Mtrs., known as Orchid green comprising in Non Agriculture land of revenue survey No. 74 paiki 3/1 of village Sidsar Taluka and District Bhavnagar.

I have investigated title of above referred land admeasuring 6625.90 Sq. Mtrs. comprised on plot no. 1 to 53 with land for internal common road and curve with land with common plots area admeasuring 2903.90 Sq. Mtrs. and Total land admeasuring 9529.80 Sq. Mtrs., area known as Orchid green comprising in Non Agriculture land of revenue survey No. 74 paiki 3/1 of village Sidsar Taluka and District Bhavnagar is in possession and ownership of (1) Ghanshyamsinh Amarsinh Gohil, (2) Chetanbhai Navinbhai Rajyaguru, (3) Dineshbhai Boghajibhai Rathod and (4) Jesal Boghajibhai Rathod and I have received relevant documents and I have taken the searches of the record from 1992 to 2022 in the office of The Sub Registrar, Bhavnagar as on 30/07/2022 and obtain statement showing charge on property, and did not reveal any subsisting charge, mortgage or any other kind of encumbrances registered thereat over the said property and I have issued Title clearance Certificate on 01.08.2022 for the same.

It is hereby certify that the title of (1) Ghanshyamsinh Amarsinh Gohil, (2) Chetanbhai Navinbhai Rajyaguru, (3) Dineshbhai Boghajibhai Rathod and (4) Jesal Boghajibhai Rathod to the said property briefly described in THE SCHEDULE herein after written is clear, marketable and free from any encumbrances over the said property for project known as Orchid green and the said (1) Ghanshyamsinh Amarsinh Gohil, (2) Chetanbhai Navinbhai Rajyaguru, (3) Dineshbhai Boghajibhai Rathod and (4) Jesal Boghajibhai Rathod has not availed any financial assistance from any financial institute and has not created any kind of charge on the said property.

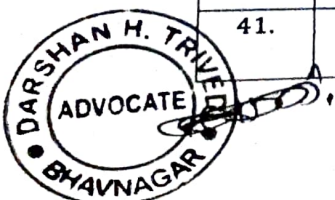
THE SCHEDULE

DESCRIPTION OF PROPERTY

All that piece and parcel of Non agriculture Land admeasuring 6625.00 Sq. Mtrs. comprised on plot no. 1 to 53 with land for internal common road and curve with land with common plots area admeasuring 2903.90 Sq. mtrs and Total land admeasuring 9529.80 Sq. Mtrs., known as Orchid green comprising in Non Agriculture land of revenue survey No. 74 paiki 3/1 of village Sidsar Taluka and District Bhavnagar and four boundaries of which are as under.



PLOT no.	AREA	ON NORTH	ON SOUTH	ON EAST	ON WEST
01.	127.36	PLOT NO. 2.	KAPAN FOR NON T.P.S.-1	12.00 Mtr. road,	PLOT NO.3 .
02.	149.88	7.5 Mtr. road,	PLOT NO.1.	12.00 Mtr.road,	PLOT NO. 3.
03.	99.70	7.5 Mtr. road,	KAPAN FOR NON T.P.S.-1	PLOT NO. 1/2.	PLOT NO.4.
04.	99.70	7.5 Mtr. road,	KAPAN FOR NON T.P.S.-1	PLOT NO.3.	PLOT NO. 5.
05.	99.70	7.5 Mtr. road,	KAPAN FOR NON T.P.S.-1	PLOT NO.4.	PLOT NO.6.
06.	99.70	7.5 Mtr. road,	KAPAN FOR NON T.P.S.-1	PLOT NO.5.	KAPAN FOR NON T.P.S-1
07.	828.80	SURVEY NO. 74 PAIKI	COMMON PLOT/ ENTRY/ PLOT NO. 8	PLOT NO. 33/34/35.	SURVEY NO. 75
08.	70.50	PLOT NO. 7.	PLOT NO.9.	PLOT NO.32/33.	6.00 Mtr. road,
09.	86.16	PLOT NO. 8.	PLOT NO. 10.	PLOT NO.31.	6.00 Mtr. road,
10.	90.51	PLOT NO. 9.	PLOT NO.11.	PLOT NO. 30.	6.00 Mtr. road,
11.	90.51	PLOT NO. 10	PLOT NO.12.	PLOT NO.29.	6.00 Mtr. road,
12.	90. 1	PLOT NO. 11.	PLOT NO.13.	PLOT NO.28.	6.00 Mtr. road,
13.	130.88	PLOT NO. 12.	PLOT NO.14.	PLOT NO.27.	6.00 Mtr. road,
14.	90.51	PLOT NO. 13.	PLOT NO.15.	PLOT NO.26.	6.00 Mtr. road,
15.	90.51	PLOT NO. 14.	PLOT NO.16.	PLOT NO.25.	6.00 Mtr. road,
16.	90.51	PLOT NO. 15.	PLOT NO.17.	PLOT NO.24.	6.00 Mtr. road,
17.	90.51	PLOT NO. 16.	PLOT NO. 18/19/20.	PLOT NO.23.	6.00 Mtr. road,
18.	117.88	PLOT NO. 17.	7.5 Mtr. road,	PLOT NO.19.	6.00 Mtr. road,
19.	86.22	PLOT NO. 17.	7.5 Mtr. road,	PLOT NO.20.	PLOT NO.18.
20.	86.22	PLOT NO. 17 & 23.	7.5 Mtr. road,	PLOT NO.21.	PLOT NO.19.
21.	86.22	PLOT NO. 23.	7.5 Mtr. road,	PLOT NO.22.	PLOT NO.20.
22.	114.5	PLOT NO. 23.	7.5 Mtr. road,	12.00 Mtr. road,	PLOT NO. 21.
23.	90.51	PLOT NO. 24.	PLOT NO. 20/21/22.	12.00 Mtr. road,	PLOT NO.17.
24.	90.51	PLOT NO. 25.	PLOT NO. 23.	12.00 Mtr. road,	PLOT NO. 16.
25.	90.51	PLOT NO. 26.	PLOT NO.24.	12.00 Mtr. road,	PLOT NO. 15.
26.	90.51	PLOT NO. 27.	PLOT NO. 25.	12.00 Mtr. road,	PLOT NO.14.
27.	103.6	PLOT NO. 28.	PLOT NO.26.	12.00 Mtr. road,	PLOT NO. 13.
28.	90.51	PLOT NO. 29.	PLOT NO. 27.	12.00 Mtr. road,	PLOT NO.12.
29.	90.51	PLOT NO. 30.	PLOT NO.28.	12.00 Mtr. road,	PLOT NO. 11.
30.	90.51	PLOT NO. 31.	PLOT NO. 29.	12.00 Mtr. road,	PLOT NO. 10.
31.	90.51	PLOT NO. 32.	PLOT NO.30.	12.00 Mtr. road,	PLOT NO. 9.
32.	90.51	PLOT NO. 33.	PLOT NO. 31.	12.00 Mtr. road,	PLOT NO. 8.
33.	90.51	PLOT NO. 34.	PLOT NO. 32.	12.00 Mtr. road,	PLOT NO. 7.
34.	90.51	PLOT NO. 35.	PLOT NO. 33.	12.00 Mtr. road,	PLOT NO. 7.
35.	166.49	PART OF SURVEY NO. 74.	PLOT NO. 34.	12.00 Mtr. road,	PLOT NO. 7.
36.	123.10	PART OF SURVEY NO. 74.	PLOT NO.37.	KAPAN FOR NON T.P.S.-2	KAPAN FOR NON T.P.S. AND THEN ROAD.
37.	93.13	PLOT NO. 36.	PLOT NO.38.	KAPAN FOR NON T.P.S.-2	KAPAN FOR NON T.P.S. AND THEN ROAD.
38.	93.13	PLOT NO. 37.	PLOT NO. 39.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
39.	93.13	PLOT NO. 38.	PLOT NO.40.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
40.	93.13	PLOT NO. 39.	PLOT NO.41	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
41.	93.13	PLOT NO. 40.	PLOT NO.42.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.

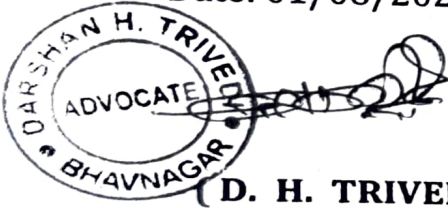


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42.	93.13	PLOT NO. 41.	PLOT NO.43.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
43.	99.95	PLOT NO. 42.	PLOT NO. 44.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
44.	92.46	PLOT NO. 43.	PLOT NO.45.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
45.	92.46	PLOT NO. 44.	PLOT NO. 46.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
46.	92.46	PLOT NO. 45.	PLOT NO.47.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
47.	92.46	PLOT NO. 46.	PLOT NO.48.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
48.	92.46	PLOT NO. 47.	PLOT NO. 49.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
49.	92.46	PLOT NO. 48.	PLOT NO. 50.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
50.	92.46	PLOT NO. 49.	PLOT NO. 51.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
51.	92.46	PLOT NO. 50.	PLOT NO. 52.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
52.	112.37	PLOT NO. 51.	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. -2	KAPAN FOR NON T.P.S. AND THEN ROAD.
53.	809.29	FLOW OF WATER	SURVEY NO. 75	FLOW OF WATER	SURVEY NO. 75
TOTAL	6625.90	---	---	---	---

Place: Bhavnagar,

Date: 01/08/2022.



(D. H. TRIVEDI).

(Advocate).

Bar Council of Gujarat.

Enrollment No.G/1359/2000.