

Shirke & Associates

Vijaykumar J. Shirke

B. Com., LL.B., D. L. P., D. I. R. & P. M.

ADVOCATE (GUJARAT HIGH COURT)



OFFICE :

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CERT.NO.VJS/RERA/2021-22/18

DATE: -11/02/2022

Advocate Enrolment No. G/673/1988

-: TO WHOM SO EVER IT MAY CONCERN :-

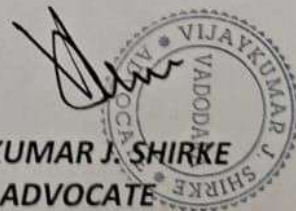
I, Vijaykumar J. Shirke, Advocate, do hereby solemnly, declare that, I have experience of more than ten years in land related matters and issuing Title Clearance Certificates for which "no encumbrance" certificate is issued. I have issued Title Clearance Certificate No. **CERT.NO.VJS/TCC/O/2021-22/108** dated **11/02/2022** in respect of Plot No. 40 situated on the land bearing R.S. No. 18, admeasuring 960 Sq. Mtrs., C.S. No. 2030 to 2032, 2038 to 2040, 2044 to 2067 and 2072 of Village: Jetalpur, Taluka & Dist: Vadodara and a scheme developed thereon under the name of "R Serenity" for rights, title & interest over the said land. I am possessing required experience of more than ten years in land related matters in accordance to GUJ RERA Rules.

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

Date : 11/02/2022.

Place: Vadodara

VIJAYKUMAR J. SHIRKE
ADVOCATE



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NON ENCUMBRANCES CERTIFICATE

I, Vijaykumar J. Shirke, Advocate undersigned has investigated the Title of the immovable property which is more particularly described herein under "Schedule of the Property" mentioned below, which is owned & Developed by M/s Sai Harmony Developers, a partnership firm being represented by its partners (1) Roshan Narayanbhai Talekar, (2) Ritesh Hasmukhlal Parikh. By perusing the Title Deeds relating thereto and taking necessary search, I am of the opinion that the Title of said property (unsold) are clear, marketable and free from encumbrances, charges and/or claims.

SCHEDULE OF THE PROPERTY

The non agriculture land bearing open Plot No. 40 situated on the land bearing R.S. No. 18, admeasuring 960 Sq.Mtrs., C.S. No. 2030 to 2032, 2038 to 2040, 2044 to 2067 and 2072 of village: Jetalpur, Taluka & Dist: Vadodara and a scheme developed thereon under the name of "R Serenity".

Date: 11/02/2022.

Vadodara



VIJAYKUMAR J. SHIRKE
ADVOCATE