

Ramesh N. Soni

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Office : Behind Panchratna Shopping Center, Amir Road, Palanpur, Taluka : Palanpur, District : Banaskantha
Branch : Purohit Complex, 1st Floor, Lalchali Road, At : Deesa, Taluka : Deesa, District : Banaskantha, N.Gujarat
Residence : 35, Panchvati Society, B/h. Shreeji Business World, Ahmedabad Highway, Palanpur, B.K. - Pincode - 385001

Ref. No.

Date

Word- S-9 –Land Mark- Palanpur -TH-23-02@ EC Report

27-03-2023

To

Jay Developers partnership firm,
administrative Partner : Mahasukhlal Vaikuthlal Pujara,
residents of the village: Palanpur, Taluka : Palanpur,
District: Banaskantha, North Gujarat (India)

Project : S-9 Landmark

Project Name: S-9 Landmark

Non Encumbrance Certificate

Project details: Property bearing Revenue Survey no.531+532/1/B and 531+532/2p2 6678-00 Sq.Meters situated in the sim of Palanpur, Taluka: Palanpur, District: Banaskantha, North Gujarat (India) being project S-9 Landmark belonging to Jay Developers partnership firm, administrative Partner : Mahasukhlal Vaikuthlal Pujara residents of the village: Palanpur, Taluka: Palanpur, District: Banaskantha, N.G. (India)

Description of Immoveable Property

That property bearing Revenue Survey no. 531+532/1/B and 531+532/2p2 ad-measuring in all 6678-00 Sq.Meters situated in the sim of Palanpur, Taluka: Palanpur, District: Banaskantha, North Gujarat (India) belonging to Jay Developers partnership firm, administrative Partner : Mahasukhlal Vaikuthlal Pujara residents of the village: Palanpur, Taluka : Palanpur, District: Banaskantha, North Gujarat (India). The measurements and four boundaries shown are as under:

MEASUREMENTS

Revenue Survey no. 531+532/1/B and 531+532/2p2
ad-measuring in all 6678-00 Sq.Meters

FOUR BOUNDARIES

On North : Ladabi river is situated
On South : Pakka road is going to Tirupati Township is situated
On East : National Highway is situated
On West : R.S. no.531+532/1/B an agricultural land is situated



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That there are no claims are pending relation to the property, **S-9 Landmark** which effects the title of the owner adversely. I certify that title to the said property in question is clear marketable, free from any charge or encumbrance and free from reasonable doubt. I had been assigned to undertake the search of the registration records of the office's of the appropriate sub-registrar, of assurance of verification of existence of any encumbrance in respect of the afore said property. pursuant there to I had caused the search to be taken through the search clerk of the available registration record and based on and relying the registration record as maintained and it search as available and the information available and obtain there from, I hereby certify that no encumbrance existed on the date of search of revenue record in respect of the afore said property. Search has been made at sub registrar office, from 1994 to 2023 for 30 years vide application no.1700 Receipt no.2023 08300003929 Receipt as attached, dated: 28-02-2023, from Palanpur. I state that I have entrusted with the work of investigation of title of the said land and that I have an experience more than 10 years, in matters of investigation of title to the said land and properties and to advise in the matter relating thereof.

At : Palanpur
Dated: 27-03-2023

(Ramesh N. Soni)
Panel advocate of the Bank

