

V. V. Patel & Associates

Advocates & Legal Advisors

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Date : 26/09/2022

To,
Elysium Infra a Partnership Firm
Chandlodiya, Ahmedabad

ENCUMBRANCE CERTIFICATE

This is to Certify that Elysium Infra a Partnership Firm a Partnership Firm having its registered office at office at H-101, Suyojan Apartment, Nr. Bhagwat Vidyapith, Sola, Ahmedabad-380061 (herein after called the (PROMOTER") is the owner and possessor Non Agricultural land bearing Final Plot No. 80 admeasuring 3132 Sq. Mtrs allotted in lieu of Survey No. 190 which is comprised in T. P Scheme No. 28 Situated at Mouje : Chandlodiya, Taluka : Sabarmati in the Registration District and Sub-District Ahmedabad-8 (Sola) more particularly described in the schedule hereunder written called the "PROJECT LAND"

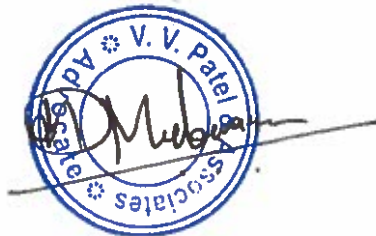


Further said Promoter has started constructing Residential and Commercial Project namely **"SHLOK ELYSIUM"** on the said Project Land.

As per instructions, we have examined the titles of the above referred land and have caused to be taken searches of available revenue and registration record for last 30 years through our search clerk and believing the same to be true, correct and trustworthy, we have issued a Title Certificate Cum Report dated 26/09/2022

CHARGE OF SHREE KADI NAGRIK SAHKARI BANK LTD

That the Promoter has obtained financial assistance of Rs.9,75,00,000/- (Rupees Nine Crore Seventy Five Lakhs only) from Shree Kadi Nagrik Sahkari Bank Ltd in this regards, Promoter has mortgage the said project land along with constructed Unit/Flats/Shops in the said Project "SHLOK ELYSIUM" constructed on the said Project land in favour of Shree Kadi Nagrik Sahkari Bank Ltd vide indenture of Mortgage cum Charge executed on 15/06/2021 registered at Serial No. 11559 on 15/06/2021 in the office of Sub Registrar Ahmedabad-08 (Sola)



SCHEDULE

(Description of the Project Land)

All That piece or Parcel of Final Plot No. 80 admeasuring 3132 Sq. Mtrs allotted in lieu of Revenue Survey No. 190 admeasuring 8802 Sq. Mtrs. which is comprised in T. P Scheme No. 28, Situated at Mouje : Chandlodiya, Taluka : Sabarmati in the Registration District Ahmedabad and Sub-District Ahmedabad-8 (Sola)



For V. V. Patel & Associates

Deepak H. Makwana

(Advocate)

G/175/2002

Subject to : -

1. Registered Mortgage Deed agreement of the said Project land executed in favor of Shree Kadi Nagrik Sahkari Bank Ltd with Serial no. 11559 on 15/06/2021.