

મેલકતનું વર્ણન રે.સ.નં. 407 પેકી 1, પ્લોટ નં. 2, 3701 21 ચો મી.

Search in : CHANI/CHANI

પહોંચ નંબર: 2013319001366

અરજી નંબર:

585

અરજી વર્ષ:

2013

તા: ૨૬

માહે: ફેબ્રુઆરી

સને: ૨૦૧૩

રજ કરનારનું નામ મુકેશ બી શાહ

નીચે પ્રમાણે ફી પહોંચી

રૂ. પૈસા

રજીસ્ટ્રેશન ફી.....

નકલ કરવા ની ફી સાઈડ / કોલોનો..... 0

શેરોની નકલ કરવા માટે ફી.....

ટપાલ ખર્ચ..... 0

નકલો અથવા યાદીઓ (કલમ ૬૪ થી ૬૭)..... 20

શોધ અગર તપાસણી.....

Year: 2012 2013

દંડ કલમ-૨૫.....

કલમ-૩૪ (કલમ-૫૦)..... 0

નકલ ફી કોલોનો.....

ઈ-દાખલ-૨/ફી.....

આ સિવલિન બાબતોની ફી
સત્ય મેલ જગતે
છાત્રી

કુલ એકંદરે રૂ.

૨૦

અંકે રૂપિયા વીસ પુરા.

દસ્તાવેજ

ના દિવસે તૈયાર થશે અને

નકલ

તે રજીસ્ટર ટપાલથી મોકલવામાં

આવશે.

કચેરીમાં આપવામાં

દસ્તાવેજ રજીસ્ટર ટપાલથી નીચેના સરનામે મોકલશો.

(N.S. DAMOR)

સબ રજીસ્ટ્રાર

વડોદરા - 7 છાત્રી

MUKESH B. SHAH

B.Com., LL.B., D.L.P.

Advocate

(Gujarat High Court)

'SAGAR'

**C/105, Shripadnagar, VIP Road,
Karelibag, Vadodara-390 018**

Phone : 248 85 69

Date: 27/02/2013

To,
Maa Developers
D-13 Shyam Residency
Chani Jakat Naka,
Baroda.

Subject: Title Clearance Certificate

**Reference: Property being Non Agricultural Land situated at Mouje Chhani,
bearing Revenue Survey No. 407 paiki 1 admeasuring 17531 sq mts paiki plot
no: 2 admeasuring 3710.21 sq mts in Registration District Baroda Sub District
Baroda.**

My TCC dated 6/07/2012

I have issued a detailed Title Clearance Certificate in respect of the above mentioned property on 06/07/2012 and I have certified the title of the said property as clear, marketable and free from encumbrances subject to the rights in favor M/s Maa Developers.

Subsequently VMSS has approved the plans and has issued a building permission no Ward/7/L-113/12-13 dated 05/12/2012 which is for construction of flats.



M/s Maa Developers have put up a scheme which is known as 'Shyam Heights' on the said land and as per their certificate dated 20/2/2013 they have not transferred or sold any flats.

I have caused a further search to be made with the Sub Registrar at Baroda for the period of July 2012 till 26/2/2013 and I could not find any charge or encumbrances having been registered with the Sub Registrar Baroda

From the document referred to above and limiting my opinion to the further search report and subject to my TCC dated 06/07/2012 I am of the opinion that the title of the above mentioned property being Non Agricultural Land situated at Mouje Chhani, bearing Revenue Survey No. 407 paiki 1 admeasuring 17531 sq mts paiki plot no: 2 admeasuring 3710.21 sq mts in Registration District Baroda Sub District Baroda. is clear marketable and free from encumbrances subject to the rights in favor of M/s Maa Developers.

Place: Vadodara

Date: 27/02/2013



(MUKESH B. SHAH)

ADVOCATE



MUKESH B. SHAH

B.Com., LL.B., D.L.P.

Advocate

(Gujarat High Court)

'SAGAR'

**C/105, Shripadnagar, VIP Road,
Karelibag, Vadodara-390 018**

Phone : 248 85 69

M.: 098242 61705

TO WHOMSOEVER IT MAY CONCERN

I, hereby solemnly, declare that, I have experience of more that Ten years in Land related matters, in which Land title search report, issuing of "no encumbrance" certificate on the land including right, title, interest or name of any party in or over land, and my experience of 36 years, in land related matters accordance to GUJ RERA Rules.

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

Date: 23.09.2017

Place: Vadodara



Mukesh B Shah
Advocate



To,
Maa Developers,

Property Ref:
Non Agricultural Land
R.S.Nos. 407 paiki 1,
Adm 17531 sq. mtrs Paiki
Plot No 2 adm. 3710.21 sq. mtrs.
Mouje Chhani, District Baroda.