

Vijay Khodidas Chauhan

Advocate



વિજય ખોડિદાસ ચૌહાણ

એડવોકેટ

2nd Floor, Dr. Shivnath Building,
Opp. Ambaji Mata Mandir,
Court Road,
Bhavnagar – 364 001
(M): 9825552856

બીજો માળ, ડૉ. શિવનાથ બિલ્ડીંગ
અંબાજી માતાના મંદિર સામે, કોર્ટ રોડ
ભાવનગર – ૩૬૪ ૦૦૧
(મો): ૯૮૨૫૫૫૨૮૫૬

ENCUMBRANCES CERTIFICATE

This is to certify that, I, the undersigned have investigated the title for land admeasuring 3209.68 Sq.Mts., comprised in Plot No.1 to Plot No.12/A, Plot No.14 to Plot No.28 and Plot No.33 to 40 with land admeasuring 446.35 Sq.Mts. for common plot with land admeasuring 396.97 Sq.Mts. for internal common road and curve, total admeasuring 4053.00 Sq.Mts. of F.P.No.11 paiki and admeasuring 4462.00 Sq.Mts. as per Form-F, O.P.No.11 of T.P. Scheme No.12 [Tarsamiya], known as **HIR PARK RESIDENCY**, allotted against the original revenue survey No.94/2 of village Tarsamiya, Taluka and District Bhavnagar was owned by [1] **PREMJIBHAI PARSHOTTAMBHAI**, [2] **RAMJIBHAI PARSHOTTAMBHAI**, [3] **THAKARSHIBHAI NARSHIBHAI**, [4] **SHAMBHUBHAI NARSHIBHAI**, [5] **MADHUBEN PRAVINBHAI**, [6] **RAKESHBHAI PRAVINBHAI**, [7] **AKSHAYBHAI PRAVINBHAI** AND [8] **PRAKASHBHAI DEVRAJBHAI** subject to land of Plot No.1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 12/A, 14, 15, 17, 18, 19, 20, 21, 22, 23, 24, 25, 27, 28, 31, 33, 35, 37, 38, 39 and 40 are sold by above mentioned original land owners and searches of the record for the last 31 years from 1993 to 2023 has been carried out in the office of The Sub Registrar of Assurance, Bhavnagar-1, 2 & 4 on 17.03.2023 and on 24.03.2023 and obtain statement showing charge on properties, did not reveal any subsisting charge, mortgage or any other kind of encumbrances registered thereat over the said properties and title of [1] **PREMJIBHAI PARSHOTTAMBHAI**, [2] **RAMJIBHAI PARSHOTTAMBHAI**, [3] **THAKARSHIBHAI NARSHIBHAI**, [4] **SHAMBHUBHAI NARSHIBHAI**, [5] **MADHUBEN PRAVINBHAI**, [6] **RAKESHBHAI PRAVINBHAI**, [7] **AKSHAYBHAI PRAVINBHAI** AND [8] **PRAKASHBHAI DEVRAJBHAI** are clear and marketable and I have issued Title Clearance Certificate on 30.03.2023 for the same.

I am opinion that the title of [1] **PREMJIBHAI PARSHOTTAMBHAI**, [2] **RAMJIBHAI PARSHOTTAMBHAI**, [3] **THAKARSHIBHAI NARSHIBHAI**, [4] **SHAMBHUBHAI NARSHIBHAI**, [5] **MADHUBEN PRAVINBHAI**, [6] **RAKESHBHAI PRAVINBHAI**, [7] **AKSHAYBHAI PRAVINBHAI** AND [8] **PRAKASHBHAI DEVRAJBHAI** have not availed any financial assistance from any financial institution and has not create any kind of charge on their properties in past and at present and Out of Plot No.1 to 12/A & 14 to 40, said [1] **PREMJIBHAI PARSHOTTAMBHAI**, [2] **RAMJIBHAI PARSHOTTAMBHAI**, [3] **THAKARSHIBHAI NARSHIBHAI**, [4] **SHAMBHUBHAI NARSHIBHAI**, [5] **MADHUBEN PRAVINBHAI**, [6] **RAKESHBHAI PRAVINBHAI**, [7] **AKSHAYBHAI PRAVINBHAI** AND [8] **PRAKASHBHAI DEVRAJBHAI** are sold land of Plot No.1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 12/A, 14, 15, 17, 18, 19, 20, 21, 22, 23, 24, 25, 27, 28, 31, 33, 35, 37, 38, 39 and 40.



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(મો): ૯૮૨૫૫૫૨૮૫૬

THE SCHEDULE
BRIEF DESCRIPTION OF THE PROPERTY

All that pieces and parcel of land admeasuring 3209.68 Sq.Mts., comprised in Plot No.1 to Plot No.12/A, Plot No.14 to Plot No.28 and Plot No.33 to 40 with land admeasuring 446.35 Sq.Mts. for common plot with land admeasuring 396.97 Sq.Mts. for internal common road and curve, total admeasuring 4053.00 Sq.Mts. of F.P.No.11 paiki and admeasuring 4462.00 Sq.Mts. as per Form-F, O.P.No.11 of T.P. Scheme No.12 [Tarsamiya], known as **HIR PARK RESIDENCY**, allotted against the original revenue survey No.94/2 of village Tarsamiya, Taluka and District Bhavnagar

Dated 30th March, 2023

[V. K. CHAUHAN]
Advocate, Bhavnagar
Bar Council of Gujarat
Enrollment No.G/319/1983

