

PARESH R. JANI
SOLICITOR & ADVOCATE
HURSH P. JANI
SOLICITOR & ADVOCATE

Jani & Co.
SOLICITORS & ADVOCATES
CORPORATE ATTORNEYS

HOUSE "M", MONDEAL RETAIL PARK, BETWEEN ISKCON TEMPLE AND RAJPATH CLUB, S. G. HIGHWAY, BODAKDEV,
AHMEDABAD - 380059. PHONE : (0) 29710100 - 29710200 E-mail : janiandco@gmail.com

REF. NO. 11196/2018

To,

M/s. Sarjan Buildcon

A Partnership Firm

Ahmedabad.



NON-ENCUMBRANCE CERTIFICATE

THIS IS TO CERTIFY THAT M/s. SARJAN BUILDCON, a Partnership Firm, having its registered office at 202, Shaswat Homes, Opp. 42 Park View, Science City, Sola, Ahmedabad - 380060 (hereinafter called the "Promoter") is the owner and possessor of the Non-Agricultural land bearing Final Plot No. 279/1 admeasuring about 4,431 sq. mtrs. of Draft Town Planning Scheme No. 69 (Chandkheda-Tragad-Zundal) (Given in lieu of land of Survey No. 333/1 admeasuring 7,385 Sq. mtrs.) situate, lying and being at Moje Tragad, Taluka Ghatalodiya, in the Registration District of Ahmedabad and Sub District Ahmedabad - 8 (Sola) more particularly described in the schedule hereunder written hereinafter called the "PROJECT LAND"

Further said Promoter has started constructing Residential and commercial project namely "Setu Altezza" 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 13-05-2019.

In furtherance of said Title Certificate Cum Report dated 13-05-2019 and subject to what is stated therein and, we hereby issue this Non Encumbrance Certificate and opine that the said Project Land is free from any encumbrance/litigations.

SCHEDULE

(Description of the Project Land)

ALL THAT piece or parcel of Non-Agricultural land bearing Final Plot No. 279/1 admeasuring about 4,431 sq. mtrs. of Draft Town Planning Scheme No. 69 (Chandkheda-Tragad-Zundal) (Given in lieu of land of Survey No. 333/1 admeasuring 7,385 Sq. mtrs.) situate, lying and being at Moje Tragad, Taluka Ghatalodiya, in the Registration District of Ahmedabad and Sub District Ahmedabad - 8 (Sola).

PLACE : AHMEDABAD

DATE : 13th May, 2019.

For Jani & Co,

Hursh P. Jani

HURSH P JANI

Solicitor & Advocate

