



|| SIDDHI || ASSOCIATES

H.L.PATEL (B.Com., LL.B.)

(ADVOCATE)

(Bar Council No.:G/797/1995)

Office : Shop No.F.F.D-110,Shyam Arcade,
Nr.Gangotri Circle,Nikol,Ahmedabad.
☎ : 9327030909 , 8160343366

Office : Shop No.11,Bhavani Park Society,
Nr.Chamunda Dairy,Hirawadi Road, Saijpur
Bogha,Ahmedabad. ☎: 9408130909

Date :16.08.2022

To,

SHIVAM DEVELOPERS,

A Partenership Firm, through it's partner,

Patel Jagdishbhai Prahaladbhai

ENCUMBRANCE CERTIFICATE

THIS IS TO CERTIFY, SHIVAM DEVELOPERS A PARTNERSHIP FIRM having its office at Survey No. 672/2/1,Nr.B.A.P.S. Swaminarayan Sanskardham, Village- Sanand, Tal. Sanand,Dist. Ahmedabad. (hereinafter called the **"Promoter"**) is the owners and possessors of the Freehold Non Agricultural Land bearing Revenue Block / Survey No. 672/2/1, admeasuring about 0-60-70 He.Are.Sq.Mtrs. i.e. 6070 Sq.Mtrs total land and after covertion to non- agricultural remaining land 0-36-42 He.Are.Sq.Mtrs.i.e.3642 Sq.Mtrs (As per Plan 3610.10)situated at Village.Sanand, Ta. Sanand & Dist.Ahmedabad in the Registration District Sanand and more particularly described in the schedule hereunder written hereinafter called the **"PROJECT LAND"**.

Further said promoter has commenced with the Commercial project namely **"SHREENAND ATRIA"** on the said project land.

Earlier, I had investigated the titles of the abovereferred land and I have issued Title Certificate, Title Report and on Encumbrance Certificate dated 24th May, 2021.

Thereafter at present, as per the request and requirement of owner of the aforesaid subject land **SHIVAM DEVELOPERS A PARTNERSHIP**



FIRM, I have caused to be taken searches of available registration record through our search clerk and believing the same to be true, correct and trustworthy; we hereby issue this Encumbrance Certificate and opine that the said Project Land is free from any encumbrance except Project Loan subject to:-

1. Charge of State Bank Of India, for Rs. 6,00,00,000/- (Rupees Six Crore Only) as per mortgage deed which was registered before the Sub Registrar Sanand under serial no. 11423 dated 25.05.2022.
2. Allotment or Agreement for sale (without possession) for units of the said project.

SCHEDULE

(Description of the Project Land)

All that piece and parcel of Freehold Non Agricultural Land bearing Revenue Block / Survey No. 672/2/1, admeasuring about 0-60-70 He.Are.Sq.Mtrs. i.e. 6070 Sq.Mtrs total land and after covention to non-agricultural remaining land 0-36-42 He.Are.Sq.Mtrs.i.e.3642 Sq.Mtrs (As per Plan 3610.10)situated at Village.Sanand, Ta. Sanand & Dist.Ahmedabad in the Registration District Sanand.

PLACE : AHMEDABAD

DATE : 16/08/2022



Yours' Faithfully,

**H.L.PATEL
(ADVOCATE)**