

Beena H Gandhi

LL.B.

Advocate

Enrolment : G/2100/2004

Sardar Chowk ,

Near Bank of Baroda ,

Vijalpore Road , Navsari



Date:- 31/01/2022

NO ENCUMBRANCE CERTIFICATE

OWNER OF THE PROPERTY : -

ABHAY ASSOCIATES PARTNERSHIP FIRM AUTHORIZED PARTNER ANANDKUMAR
KIRANSINH THAKOR , OFFICE ADDRESS - OFFICE ADDRESS - OPP. MAJUR
MAHAJAN , NEAR CNG PUMP , JAMALPORE ROAD , TAL.DIST -
NAVSARI

Property bearing Revenue / Block survey No - 51/ 1 paiki
12734.00 sq.mtrs paiki Northern side land New Block Survey No - 51/1
paiki 10 admeasuring 4859.15 sq.mtrs non-agricultural land Paiki
2233.41 sq.mtrs land **OLIVIA HOMES - B BUILDING** , ABHAY ASSOCIATES
PARTNERSHIP FIRM AUTHORIZED PARTNER ANANDKUMAR KIRANSINH THAKOR
situated at Jamalpore, Tal. Navsari City & Dist. Navsari and bounded
as under:-

East :- RSN - 52 paiki land and Final Plot No -78 land

West :- Navsari to Gandevi Main Road

North :- Survey No - 51/1 paiki southern side land

South :- Survey No - 51/1 paiki southern side CNG Pump

I have perused the under the under mentioned document
pertaining to the under-mentioned property hereinafter referred to as
The Said Land .



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LIST OF DOCUMENT VERIFIED :

[1] Original registered sale deed of the subject land registered at serial No. NSR/2567/2021 in favor of **Abhay Associates partnership Firm** Partner [1] **Manishsinh Abhaysinh Parmar** [2] **Heenaben Manishsinh Parmar** , [3] **siddharthsinh Manishsinh Parmar** , [4] **Vijaysinh Udhaysinh Thakor** , [5] **Harshaben Vijaysinh Thakor** , [5] **Anandkumar Kiransinh Thakor** and receipt thereof dated 06/04/2021.

[2] Xerox copy Partnership deed .

[3] Xerox copy of registered sale deed of the subject land registered at serial No. NSR/6574/2012 Date – 30/11/2012 in favor of [1] **Bharatbhai Motichand Shah** , [2] **Rameshbhai Thakorbhai Patel** , [3] **Sandip Girjashankar Varma** , [4] **Anandkumar Kiransinh Thakor** , [5] **Vijaysinh Udaysinh Thakor** , [6] **Harshaben Vijaysinh Thakor** .

[4] Xerox Copy of N.A. Permission order no. D.P. / N.A. / Reg. No. 93/82-83 dated - 29/01/1983 passed by collector , Valsad . revised permission order no - D.P. / N.A. / Reg. No. 2 vashi 951-956/05 dated - 31/03/2005 passed by collector , Valsad . revised permission order no – D.P. / RIV / NA/Reg.34/vashi-654-64/11 , Date – 08/03/2011.



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[5] Xerox copy of 7/12 RSN – 51/1 new block / survey no – 51/1 paiki
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[6] Permission of Construction granted by NUDA , Navsari in the name
of Bharatbhai Motichand shah and oth Reg No – 842 dated –
02/08/2019 revised permission of construction granter by NUDA
Navsari name of Abhay Associates Partnership firm Partner
Anandkumar Kiransinh Thakor And oth Reg no – 897 , Mukdama No -
1 , dated 07/06/2021.

[7] Plan of Construction approved by NUDA , Navsari in the name of
Abhay Associates Partnership firm Partner Anandkumar Kiransinh
Thakor And oth dated dated 07/06/2021.

CERTIFICATE

This is to certify that the subject land stands in the name of
ABHAY ASSOCIATES PARTNERSHIP FIRM AUTHORIZED PARTNER ANANDKUMAR
KIRANSINH THAKOR .

I have taken search at the office of sub-registrar , Navsari and
obtained no-encumbrances certificates from the said office. The said



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certificate also confirms that the above said land is free from any charge , lien , mortgage or encumbrances whatsoever . The Owner has not obtained any mortgage loan , Project loan or government loan over the said property till date.

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