

Narendrakumar K. Solanki

B.Com LL.B (Advocate)

B/25,AlokBunglows,KhetiwadiRoad,Hadgud,Mob:987944295

ENCUMBRANCE CERTIFICATE

To,
The Real Estate Regulatory Authority,
Gujarat.

This is to certify that there is no encumbrance of any type including title, rights or financial on the Non Agriculture land which is situated at village Vallabh Vidhyanagar Dist. Anand, bearing City Survey No. 1149 adm. 1254.88 sq. mtr. More particular described in the schedule here under written here in after called the "PROJECT LAND".

Further, the promoter named Vrajdharm Infra proposes to construct and develop a Project namely "Vraj Prime" on the said project land.

After investing and searching necessary papers and other documents concerned this property and Anand registry record, I am of the opinion that the Title of the Non Agriculture land which is situated at village Vallabh Vidhyanagar Dist. Anand, bearing City Survey No. 1149 adm. 1254.88 sq. mtr. is clear and marketable and free from all encumbrances searching for last 30 years application.

There is no any burden or any mortgage over this project land and there is no any suit or case running or pending over this project land and there is no any dispute regarding common wall or boundaries with side owners. So title of the said project land is clear and marketable.

Relating to this project land till today no any person has create any problem or any dispute regarding this project land. So title of the said property is clear and marketable.



SCHEDULE

(Description of the Project Land)

Commercial scheme named "Vraj Prime" developed by Vrajdharm Infra is situated on the Non Agriculture Land bearing C.S.No. 1149 total admeasuring 1254.88 sq.mtrs, within limits of Village Vallabh Vidhyanagar, Tal. & Dist. Anand bounded as under:

East by: Public road

West by: Public road

North by: Public road

South by: City Survey No. 1150

We hereby issued this Non-Encumbrance Certificate and opine that the said Project Land is free from any encumbrance and litigation.

Date : 26-07-2023

Place Anand



N. K. Solanki
N. K. SOLANKI
Advocate
B/25, Alok Bunglows
Hadgud, Anand.
Mo.: 98794 42985
G/1433/1999