



BHARAT K. PATEL ASSOCIATES

Bharat K. Patel

Advocate & Notary

Mrugesh B. Patel

Advocate

ENCUMBRANCE CERTIFICATE

This is to certify that, I the undersigned has investigated the title of the immovable property which is more particularly described in herein under in 'Schedule' of the Property, which is owned by ACCURATE BUILDCON, a Partnership firm (Hereinafter referred as owner), by pursuing the title deeds relating there to and talking necessary searches; And through them, the partnership firm named by Accurate Buildcon, a Partnership firm has been to construct the development of the said land shown below schedule. Which was duly registered with the office of sub-registrar S.R.O. Ahmedabad-12(Nikol) under serial no.14758 dated 14.12.2015. Thereafter, which was duly registered indenture of mortgage in favor of Hero Fincorp Limited with the office of sub-registrar S.R.O. Ahmedabad-12(Nikol) under serial no.3804 dated 26.2.2020. I am of the opinion that the titles of the owner in respect of the said property are clear, marketable and free from encumbrance charges and/or claims. I have not found any charges except the project loan of Hero Fincorp Limited.

THE SCHEDULE ABOVE REFERRED TO

All the pieces and parcel of the rest of non agriculture land of 6556 sq. mtrs. after T.P. deduction of final plot no.71 allotted to the land of Hec.Are.Sq.Mtrs.1-09-27 and Akar of Rs.1646.44 Ps. of Block/Survey No.102 of Account no.1838 on inclusion in T.P. Scheme No.117 of Mouje Village Vastral Sim of Vatva Taluka in the registration District Ahmedabad, Sub District Ahmedabad Zone-12(Nikol) to be constructed in scheme called '**AMARNATH EMINENCE**' in the registration district Ahmedabad and sub-registrar S.R.O. Ahmedabad-12 (Nikol).

On or towards the east : Block/Survey No.108
On or towards the west : Block/Survey No.101
On or towards the north : Block/Survey No.156
On or towards the south : Block/Survey No.103, 104

Dated this 27TH day of August, 2021 at Ahmedabad.



For, BHARAT K. PATEL ASSOCIATES

Mrugesh B. Patel

MRUGESH B. PATEL, ADVOCATE

SANAD:G/1113/2010