

**Bhavnes A. Mehta**

Advocate

**Samip B. Mehta**

Advocate

(O) 2436735 9824239139

1st Floor, B. K. Chamber, Court Road,  
Near Main Post Office, Bhavnagar-364001 (Guj.)  
bhavneshmehtaadvocate@gmail.com

Date : 23/9/2021

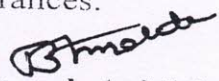
**NON ENCUMBRANCES CERTIFICATE**  
**TO WHOME SO EVER IT MAY CONCERN**  
**Search Report**

**Vrusha Infracon a partnership firm** has purchased the property of **Plot No. 1040-B** land admeasuring 563.96 Sq.Mtrs. as per Municipal Record & 564.38 Sq.Mtrs. as per City Survey record situated in Ambawadi Area, Krishnanagar, Bhavnagar within City Survey Ward No.6 Sheet No.193 and Survey No.1938 Paiki from **Kalyanbhai Jivrajbhai Jivani** by registered sale deed bearing No. 2426 dt. 24/05/2021.

It appears that **Vrusha Infracon a partnership firm** intends to construct residential flat building known as "**Vrusha Suvarnam**" on the said land. Bhavnagar Municipal Corporation has sanctioned building plan and issued Development Permission bearing No. 06 on dated 06/08/2021. I have issued detailed title opinion report on dt. 23/09/2021 and that may be considered part of this certificate and hence each and every points are not repeated in this certificate.

The relevant searches of the records for last 30 years have been carried out by me at the office of the Sub-Registrar of Assurances, Bhavnagar on under -receipt dated 12/02/2021 & 22/09/2021 for the property mentioned in this certificate and I have not found any subsisting charge, mortgage or other encumbrances registered in the records of the Sub-Registrar over the property. Thus there is no encumbrances found on the said Property and property is free from encumbrances.

Place: Bhavnagar  
Date: 23-09-2021

  
**Bhavnes A. Mehta**  
Advocate  
G/703/1989



2