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Date : 13/8/2022

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

(1) Ushaben Savjibhai Patel and (2) Prikesh Munjal Kothari has purchased the property of N.A. Land admeasuring 19707.00 Sq.Mtrs. out of which layout plan for 19688.00 Sq. Meters has been sanctioned by Bhavnagar Municipal Corporation under it's Raja Chitthi No.17 dated 19/07/2022 of Tarasamiya Revenue Survey No.30 paiki 1 and 30 paiki 2 consisting Plot No.1 to 127 known as "Shiv Dhara" net Plotting area admeasuring 14716.89 Sq.Mtrs., Common Plot area (1 + 2) admeasuring 1971.00 Sq.Mtrs., Internal Road and Curvature admeasuring 3000.11 Sq.Mtrs. situated at Village Tarasamiya, Taluka and District - Bhavnagar with in T.P. Scheme No.13 (Tarasamiya), F.P. No.7 from Sai Bandhan Infinium Pvt. Ltd. (Formerly known as Sai Inductomelt Pvt. Ltd.) by Registered Sale Deed bearing No.1750 dated 30/03/2021. I have issued detailed title opinion report on dt. 13/08/2022 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 08/08/2022 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: 13-08-2022



Bhavnes A. Mehta
Advocate

G/703/1989