

F. K. Lakhani Associates

Advocates

601, 6th Floor, Haveli Arcade, Above Radhe Sweets, Sector - 11, Gandhinagar - 382011
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NO ENCUMBRANCE CERTIFICATE

Date : 07/10/2022.

To,
M/s. OM INFRACON COMPANY, A Partnership Firm,
Plot No.796/1, Sector No.4/C,
Gandhinagar.

Dear Sir,

RE: No Encumbrance Certificate for the property bearing City Survey No.NA533/P2, Sheet No.NA99, Block/Survey No.533 admeasuring Hec. 0 - 55 Are - 64 Sq.Mtrs. i.e. 5564 Sq.Mtrs. which is covered under the Town Planning Scheme No.13 (Vavol) and Allotted Final Plot No.23 admeasuring 3617 Sq.Mtrs. Non Agricultural Land for Multipurpose Use and Residential and Commercial scheme being constructed thereon which is known as "SHIVAM HEIGHTS" Situated at Mouje : Vavol, Taluka: Gandhinagar in the Registration Sub District and District of Gandhinagar - Gujarat BELONGING TO M/s. OM INFRACON COMPANY, A Partnership Firm.

Pursuant to your instructions, we hereby certify on the basis of search taken at the office of The Sub Registrar, Gandhinagar from the year 1992 to 2022 that the above party has not created any charge or encumbrance over the said property and the same is free from all encumbrances and the same are clear and marketable and the said property is more particularly described in the SCHEDULE hereunder written and the same are belonging to M/s. OM INFRACON COMPANY, A Partnership Firm.



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SCHEDULE (Description of the property)

All that piece and parcel of the land situated at **MOUJE: VAVOL**,
TALUKA: GANDHINAGAR in the Registration Sub District and
District of **GANDHINAGAR - GUJARAT** bearing City Survey
No.NA533/P2, Sheet No.NA99, Block/Survey No.533 admeasuring
Hec. 0 - 55 Are - 64 Sq.Mtrs. i.e. 5564 Sq.Mtrs. which is covered
under the Town Planning Scheme No.13 (Vavol) and Allotted Final
Plot No.23 admeasuring 3617 Sq.Mtrs. Non Agricultural Land for
Multipurpose Use and Residential and Commercial scheme being
constructed thereon which is known as "**SHIVAM HEIGHTS**" and
bounded as follows :-

BOUNDARY:

EAST : 9 Mtrs. Wide Road
WEST : 45 Mtrs. Wide Road
NORTH : Final Plot No.24
SOUTH : Final Plot No.1+9/1

Disclaimers :-

1. This Certificate is issued on the basis of Computerized Search Report provided by The Sub-Registrar, Gandhinagar for this property on dated 06/10/2022 vide Money Receipt No.202204800079963



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2. While conducting search in the office of the Sub Registrar of Assurances, we have found that certain Index-II Books are torn while the entries are also not maintained up to date and are also not in good condition. Further, we have relied on computer report provided by The Sub Registrar assuming to be correct, we shall not be responsible for any error committed by the said office in the said Search Report. We have also relied on the land revenue record i.e. Village Form No.7/12 and mutation entries reflect transfers, intervener, inheritance tenancy rights and other diverse interests created in the said land. The Mutation Entries so far as the said land are concerned are only relevant extract and they depict the position of the said land.

PLACE : GANDHINAGAR

DATE : 07/10/2022

For F.K.LAKHANI - ASSOCIATES, ADVOCATES
Regd. No.G/440/1978, Bar Council of Gujarat.

