

NON - ENCUMBRANCE CERTIFICATE

MOUJE : KATHWADA

Revenue Survey No. : 1021

T.P. Scheme No. 117, F. P. No. 105

**DINESH B. PATEL
ADVOCATE**

**Office : 404, 4th Floor, C - wing, Revati Plaza, Near Bhakti Circle,
off. Sardar Patel Ring Road, New Nikol, Ahmedabad-380049.**

E-mail : dbpatellawfirm@gmail.com and dbpatel.adv@gmail.com

Mobile No. : +91 98790 57290

To,

M/s. JINAL DEVELOPERS

A Partnership Firm, Through It's Partner,

Atulkumar Shivilal Vasiyani

NON - ENCUMBRANCE CERTIFICATE

THIS IS TO CERTIFY, M/s. JINAL DEVELOPERS, A Partnership Firms having its office at F/302, Krish Residency - 2, Near Dipak School, Gangotri Circle, Nikol Naroda Road, Nikol, Ahmedabad. (hereinafter called the "**Promoter**") is owner and possessor of the Freehold Non Agricultural Land bearing Revenue Survey/Block No. 1021 admeasuring 29160 sq.mts. (Before Re-Survey known as Survey /Block No. 177) which was included in Draft Town Planning Scheme No. 117 and allotted Final Plot No. 105 admeasuring 17552 sq.mts., situate, lying and being at Mouje Kathwada of Dascroi Taluka in the Registration District of Ahmedabad and Sub District of Ahmedabad - 12 (Nikol). and more particularly described in the schedule hereunder written hereinafter called the "**PROJECT LAND**"

Further said promoter has commenced with the Industrial project namely "**GAJANAN INDUSTRIAL ESTATE - 3**" on the said project land.

As per instruction, we have examined the titles of the abovereferred land and have caused to be taken searches of available revenue and registration record for the last more than 30 years from now viz. 1990 to 19.05.2021 through our search clerk and believing the same to be true, correct and trustworthy; we have issued a Title Certificate and Title Report dated 18th June, 2021.



In furtherance of said Title Certificate cum Report dated 18th June, 2021 and subject to what is stated therein and based on the information provided by M/s. Jinal Developers, A Partnership Firm, we hereby issue this Non-Encumbrance Certificate and opine that the said Project Land is free from any encumbrance/litigations.

SCHEDULE

(Description of the Project Land)

All That piece or parcel of Freehold Non Agricultural Land bearing Revenue Survey/Block No. 1021 admeasuring 29160 sq.mts. (Before Re-Survey known as Survey /Block No. 177) which was included in Draft Town Planning Scheme No. 117 and allotted Final Plot No. 105 admeasuring 17552 sq.mts., situate, lying and being at Mouje Kathwada of Dascroi Taluka in the Registration District of Ahmedabad and Sub District of Ahmedabad - 12 (Nikol).

PLACE : AHMEDABAD
DATE : 18/06/2021



DINESH B. PATEL
ADVOCATE

