



MUKUNDRAY N. JANI.

B.A. LL.B.

Advocate & Notary.

Mo: 94263 61703.



LAVKUMAR M. JANI.

B.A. LL.B.

Advocate.

Mo: 9898101573

Offices :- Dhandhuka:: Jagnath Chambers, Jagnath Darwaja, Ta. Dhandhuka. Dist. Ahmedabad.

Dholera :: S/F 21-22, Ridhdhi Sidhdhi Complex, Dholera, Ta. Dholera, Dist. Ahmedabad.

Date:24/04/2023.

-: TITLE CLEARANCE CERTIFICATE AND REPORT ON TITLE :-

TO WHOMSOEVER IT MAY CONCERN

Subject: Title Clearance certificate with respect to Non-Agricultural Multi-purpose use land of **Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs. in Draft T. P. Scheme No. 2, Restructure T. P. Scheme No. 2-B-2 in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hector – 1-76-59, Account No. 1010, of Village – Dholera, Ta. Dholera of District – Ahmedabad belonging to PARV INFRACON LLP through its authorized partner Shri Sunil Kumar Banwarilal Seksaria, Office Address :- G-3, Roongta Shopping Centre, V.I.P. Road, Vesu, Surat - 395007.**

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Lavkumar M. Jani.

(B.A. LL.B.)

ADVOCATE

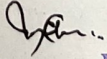
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Mo. 9898101573

With reference to the above subject and pursuant to instruction of my client, I have to state that, I have investigated the title of the property in question, more particularly described in the schedule as written bellow and submit my report on and the title clearance certificate as under.

That from the search of the records being maintained by the Talati cum Mantri of village **Dholera**, E-Dhara, Deputy Mamlatdar at **Dholera**, No due certificate of Talati Cum Mantri At. Dholera, Ta. Dholera, and also Zoning Certificate, Part Plan of Sanctioned Development Plan, Part Plan of Sanctioned Drat Town Planning Scheme No. 2, F Form (Redistribution and Valuation Statement) issued by Dholera Special Investment Regional Development Authority and also of the records being maintained by The Sub-Registrar at **Dhandhuka** search carried from **1994 to 2014** and The Sub-Registrar at **Dholera** search carried from **2014 to 2023** total years for last **30 years** and a public notice was published in "DIVYA BHASKAR" Daily News Paper on Dt. 15/04/2023 about Non-Agricultural Multi-purpose use land of **Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs.** in Draft T. P. Scheme No. 2, Restructure T. P. Scheme No. 2-B-2 in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hecter – 1-76-59, Account No. **1010**, of Village – **Dholera**, Ta. **Dholera** of District – **Ahmedabad** belonging to **PARV INFRACON LLP** through its

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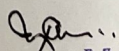
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authorized partner **Shri Sunil Kumar Banwarilal Seksaria** to invite any objection to issue title clearance certificate but, nobody has raise any objection before me till today, on this date and also according to title declaration of **Shri Sunil Kumar Banwarilal Seksaria authorized partner of PARV INFRACON LLP**, there is neither insolvency proceeding started nor pending against **PARV INFRACON LLP** through its authorized partner **Shri Sunil Kumar Banwarilal Seksaria** and said property/ies not involved in any proceeding in any court of law. Therefore I am opinion that, the property/ies mentioned in the schedule here under is title Clear, marketable and without any charge or encumbrance.

I have examined and consider the following documents which are produced before me:-


1. Certified copy of V.H.F. No. 8-A, Account No. **1010** of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 10/06/2022 and Dt. 15/04/2023.
2. Certified copy of V.H.F. No. 7 / 12 of S.No. **35** for 1965-66 to 1974-75 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.
3. Certified copy of V.H.F. No. 7 / 12 of S.No. **35** for 1975-76 to 1983-84 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.

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
4. Certified copy of V.H.F. No. 7 / 12 of S.No. 35 for 1984-85 to 1994-95 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.
5. Certified copy of V.H.F. No. 7 / 12 of S.No. 35 for 1997-98 to 2005-06 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.
6. Certified copy of V.H.F. No. 7 of S.No. 80 (Old S. No. 35) of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 01/04/2021 and Dt. 02/06/2022 and Dt. 10/06/2022 and Dt. 15/04/2023.
7. Certified copy of V.H.F. No. 12 of S.No. 80 (Old S.No. 35) for 2003-2004 to 2005-2006 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.
8. Certified copy of V.H.F. No. 12 of S.No. 80 (Old S.No. 35) for 2006-2007 to 2008-2009 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.
9. Certified copy of V.H.F. No. 12 of S.No. 80 (Old S.No. 35) for 2009-2010 to 2011-12 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.
10. Certified copy of V.H.F. No. 12 of S.No. 80 (Old S.No. 35) for 2012-2013 to 2014-15 of Village - Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.
11. Certified copy of V.H.F. No. 12 of S.No. 80 (Old S.No. 35) for 2015-16 to 2017-2018 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.

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4. Certified copy of V.H.F. No. 7 / 12 of S.No. **35** for 1984-85 to 1994-95 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.
5. Certified copy of V.H.F. No. 7 / 12 of S.No. **35** for 1997-98 to 2005-06 of Village Dholera, Ta. Dhandhuka, Dist. Ahmedabad. Dt. 06/04/2016.
6. Certified copy of V.H.F. No. 7 of S.No. **80 (Old S. No. 35)** of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 01/04/2021 and Dt. 02/06/2022 and Dt. 10/06/2022 and Dt. 15/04/2023.
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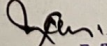
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12. Certified copy of V.H.F. No. 12 of S.No. **80 (Old S.No. 35)** for 2018-2019 to 2020-21 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 23/02/2021.
13. Certified copy of V.H.F. No. 12 of S.No. **80 (Old S.No. 35)** for 2019-2020 to 2021-20 of Village Dholera, Ta. Dholera, Dist. Ahmedabad. Dt. 10/06/2022.
14. Certified copy of V.H.F. No. 6 of record rights of Village Dholera, Ta. Dholera (Dhandhuka) Entry No. 1 (113-A), 20, 118, 191, 734, 845, 847, 1368, 1698, 1906, 2107, 2246, 2124, 2869, 2918, 2923, 3024, 3194 and 3234. Dt. 11/06/2022.
15. No Due Certificate of Talati cum Mantri of Village Dholera, Ta. Dholera. Dt. 20/04/2023.
16. Original Regd. Banakhat No. 742, Dt. 05/04/2021. which executed by (1) Rajkunvarba Bhikhubha, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradhyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama in favour of Shri Satishbhai Narshibhai Sheta.
17. Original Regd. Sale Deed No. 1105, Dt. 23/06/2021 which executed by (1) Rajkunvarba Bhikhubha, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradhyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama in favour of Shri Satishbhai Narshibhai Sheta for Rs. 54,00,000/-.

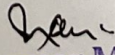
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18. Original Declaration Deed No. 1106, Dt. 23/06/2021 which executed by (1) Rajkunvarba Bhikhubha, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradhyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama in favour of Shri Satishbhai Narshibhai Sheta.
19. Original Regd. Confirmation Deed No. 1107, Dt. 23/06/2021 which executed by Rinaba Pradhyumansinh Chudasama herself and natural guardian of Minor Sakshiba Pradhyumansinh and Minor Suhaniba Pradhyumansinh.
20. Original Regd. Confirmation Deed No. 1108, Dt. 23/06/2021 which executed by Parulba Indravijaysinh Chudasama herself and natural guardian of Minor Dhruvansinh Indravijaysinh.
21. Original Regd. Sale Deed No. 2306, Dt. 09/12/2021, executed by Satishbhai Narshibhai Sheta in favour of Parv Infracon LLP through its authorized partner Sunilkumar Banwarilal Seksaria for Rs. 38,70,000/-.
22. Zoning Certificate of old R.S.No. 35, of village – Dholera which is encompassed in T. P. Scheme No. 2, High Access Corridor Zone, of Dholera Special Investment Regional Development Authority, issued by Senior Town Planner, DSIRDA, Gandhinagar. Dt. 16/07/2021.
23. Part Plan of Sanctioned Development Plan of R.S.No. 35 of village – Dholera which is encompassed in T. P. Scheme No. 2, High

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Access Corridor Zone, of Dholera Special Investment Regional Development Authority, issued by Senior Town Planner, DSIRDA, Gandhinagar.

24. Second Notice issued by Town Planning Officer of Draft T.P. 2-B-2 (Dholera S.I.R.) in case of DSIR/No.2-B-2 / Case No. 9 / 1631, showing Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs. allotted instead of 12,861 Sq. Mtrs. land from S.No. 80 Part of Village-Dholera, Ta. Dholera in the name of Rajkunvarba Bhikhubha and others. Dt. 17/10/2019.
25. Advertisement of Final Plot No. 9, T.P. Scheme No. 2 Restructure T.P. No. 2-B-2 S.No. 80 (Old S. No. 35), High Access Corridor Zone of Village - Dholera in "Divya Bhaskar" Daily Newspaper on Dt. 15/04/2023.
26. Certified Copy of N. A. Order of District Collector at Ahmedabad vide order no.2673/07/13/056/2021, Dt. 02/11/2022.
27. Certified Copy Correction Order of Hone. Mamlatdar at Dholera, vide order No. IORA/20/0713/2022, Dt. 03/06/2022.
28. Notarized Title Declaration of occupant Parv Infracon LLP through its authorized partner Sunilkumar Banwarilal Seksaria. Dt. 17/04/2023.
29. Search Receipt No. 202302700002009, Dt. 17/04/2023 from 1994 to 2014 of Sub-Registrar office At. Dhandhuka.
30. Search Receipt No. 202340200002995 Dt. 19/04/2023 from 2014 to 2023 of Sub-Registrar office At. Dholera.

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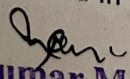

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- Brief history of ownership and title about Non-Agricultural Multi-purpose use land of Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs. in Draft T. P. Scheme No. 2 Restructure T. P. Scheme No. 2-B-2 in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hecter – 1-76-59, Account No. 1010, of Village – Dholera, Ta. Dholera of District – Ahmedabad.

-: Non Agricultural land 6,340 Sq. Mts. of Final Plot No. 9 in T.P. 2-B-2 bearing S.No. 80 (Old S.No. 35), Hec. 1-76-59 of village– Dholera, Ta. Dholera :-


“Gujarat Stvarpan Inam Nabudi Dharo-1963” came in to force on Dt. 01/10/1963 and this act applicable to village Dholera and as per the provisions of the said act, name of Bhikhubha Shivubha entered in revenue record as occupant of this land along with another agricultural land. (Entry No. 1 (113-A), Dt. 21/04/1965). Thereafter Bhikhubha Shivubha partitioned his agricultural land in his lifetime and in this family partition Mahendrasinh Bhikhubha got this land along with another agricultural land. (Entry No. 191, Dt. 30/10/1971). Thereafter, Mahendrasinh Bhikhubha willingly excepted his sister namely Rajkunvarba Bhikhubha as co sharer of this land and according to that facts vide entry posted in revenue

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record vide entry no. 734, Dt. 28/04/2003 and name of Rajkunvarba Bhikhubha entered in this land as co sharer. (Entry No. 734, Dt. 28/04/2003). Thereafter, name of Rajkunvarba Bhikhubha was wrongly and by mistaken removed from the revenue record, therefore Mamlatdar at Dhandhuka passed an correction order no. JAMIN/KHASTI/SUDHARNA/S.R.-64/11/VASHI / - 2011, and on the strength of the said order name of Rajkunvarba Bhikhubha entered in revenue record as above. (Entry No. 1368, Dt. 16/06/2011). Thereafter, Mahedrasinh Bhikhubha died and his legal heirs entered in revenue record namely (1) Nirmalaba Mahendrasinh, (2) Divyabha Mahendrasinh, (3) Pradhyumansinh Mahendrasinh and (4) Indravijaysinh Mahendrasinh by way of heir ship. (Entry No. 1698, Dt. 26/07/2013). Thereafter resurvey of agricultural land, held by Kansagara Umeshchanra Mohanbhai (SLR) superintended of land record office at Ahmadabad, and after the following prescribed procedure Kansagara Umeshchanra Mohanbhai please to passed an order no. dso / resurvey / Akarbandh / Kayam Khardo / Dholera / 2016, Dt. 16/09/2016 and on the strength of the said order this survey no. 35 became New Survey No. 80 and area became Hec. 1-76-79 instead of Hec. 1-77-05 and vide entry posted in revenue record entry no. 2107, Dt. 19/09/2016. (Entry No. 2107, Dt. 19/09/2016). Thereafter, Resurvey held of Agricultural land and Deputy Director of Land Records pleased to

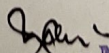
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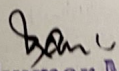
pass an order no. D.S.O. / RESURVEY / PROMULGATION / DHOLERA / 2018, Dt. 11/07/2018 and as per said order issued Durasti Kami Jasti Patrak No. 25 and vide entry posted in revenue record entry no. 2421, Dt. 25/04/2019. (Entry No. 2421, Dt. 25/04/2019). Thereafter, (1) Rajkuvarba Bhikhuba, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama willingly executed Regd. Agreement to Sale in favour of Satishbhai Narshibhai Sheta on Dt. 05/04/2021. Thereafter, (1) Rajkuvarba Bhikhuba, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama willingly sold and conveyed this land to Shri Satishbhai Narshibhai Sheta by way of Regd. Sale Deed No. 1105 on Dt. 23/06/2021 for Rs. 54,00,000/- (Entry No. 2918, Dt. 02/07/2021). Thereafter, (1) Rajkuvarba Bhikhuba, (2) Nirmalaba Mahendrasinh Chudasama, (3) Divyaba Mahendrasinh Chudasama, (4) Pradyumansinh Mahendrasinh Chudasama and (5) Indravijaysinh Mahendrasinh Chudasama willingly executed Regd. Confirmation Deed No. 1106, Dt. 23/06/2022 in connection of Regd. Sale Deed No. 1105, Dt. 23/06/2022. Thereafter, Heirs of Pradhyumansinh Mahendrasinh Chudasama namely Rinaba Pradhyumansinh Chudasama self and Natural and Legal Guardian of Minor Sakshiba Pradhyumansinh

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Chudasma and Minor Suhaniba Pradhyumansinh Chudasma willingly executed Regd. Confirmation Deed No. 1107, Dt. 23/06/2022 in connection of Regd. Sale Deed No. 1105, Dt. 23/06/2022. Thereafter, Heirs of Indravijaysinh Mahendrasinh Chudasama namely Parulba Indravijaysinh Chudasama self and Natural and Legal Guardian of Minor Dhruvansinh Indravijaysinh Chudasama willingly executed Regd. Confirmation Deed No. 1108, Dt. 23/06/2022 in connection of Regd. Sale Deed No. 1105, Dt. 23/06/2022. Thereafter, this land of S.No. 80, Hec. 1-76-59 encompassed in T. P. Scheme No. 2, of Dholera Special Investment Regional Development Authority. Thereafter, authority restructured the said town planning scheme and divided in two T.P. Scheme consequently allotted final plots, as Final Plot No. 896/2, Admeasuring – 2,489 in T.P. Scheme No. 2/A and also allotted Final Plot No. 9, Admeasuring – 6,340 in T.P. Scheme No. 2-B-2. Thereafter, Shri Satishbhai Narshibhai Sheta seek an application for getting permission to convert the said land admeasuring – 8,829 in Non-Agricultural land of both final plots i.e. Final Plot No. 896/2, admeasuring 2,489 Sq. Mtrs and Final Plot No. 9, admeasuring 6,340 Sq. Mtrs., which is allotted by DSIRDA instead of land of S.No. 80 (Old S.No. 35) and in response of the said application Hone. District Collector at Ahmedabad pleased to pass an order no. 2673/07/13/056/2021, Dt. 02/11/2021 and on the strength of said order this land convert in

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Non-Agricultural land Multi-Purpose Use and in lieu of that order vide entry posted in revenue record entry no. 3024, Dt. 02/11/2021. (Entry No. 3024, Dt. 02/11/2021). Thereafter, Satishbhai Narshibhai Sheta willingly sold and conveyed 6,340 Sq. Mtrs. land of Final Plot No. 9, out of Total 8,829 Sq. Mtrs. Non-Agricultural land of both final plots allotted instead of S.No. 80 (Old S.No. 35), Hec. 1-76-59 of Village-Dholera, Ta. Dholera, Dist. Ahmedabad to Parv Infracon LLP through its authorized partner Sunilkumar Banwarilal Seksaria for Rs. 38,70,000/- by way of Regd. Sale Deed, vide Regd. Sale Deed No. 2306, Dt. 09/12/2021. (Entry No. 3194, Dt. 21/04/2022). Thereafter, at the time of giving an effect of entry no. 3194 in revenue record, by mistaken name of Satishbhai Narshibhai Sheta removed in V.H.F. No. 7/12 of S.No. 80 (Old S.No. 35), as occupant of 6,340 Sq. Mtrs. and 2,489 Sq. Mtrs. instead of only 6,340 Sq. Mtrs. and not remaining name of Satishbhai Narshibhai Sheta in 2,489 Sq. Mtrs., therefore Hone. Mamlatdar at Dholera pleased to pass a correction Order No. IORA/20/0713/2022, Dt. 02/09/2022 to correct the mistake and vide entry posted in revenue record vide entry no. 3234, Dt. 03/06/2022. (Entry No. 3234, Dt. 03/06/2023).

As per above stated facts I have opined that, Non-Agricultural Multi-purpose use land of **Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs.** in Draft T. P. Scheme No. 2, Restructure T. P. Scheme No. 2-B-2

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Off:- S/F- 21-22, Riddhi Sindhani Complex
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in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hecor – 1-76-59, Account No. 1010, of Village – Dholera, Ta. Dholera of District – Ahmedabad belonging to PARV INFRACON LLP through its authorized partner Shri Sunil Kumar Banwarilal Seksaria, is title clear, marketable and without any charge or encumbrance on this date.

-: Schedule :-

Non-Agricultural Multi-purpose use land of **Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs. in Draft T. P. Scheme No. 2 Restructure T. P. Scheme No. 2-B-2** in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hecor – 1-76-59, Account No. 1010, of Village – Dholera, Ta. Dholera of District – Ahmedabad.

(A)

Boundaries of S.No. 80 (Old S.No. 35) As per V.H.F No. 7.

S.No.	Hec.	On East	On West	On North	On South
80 (old S.No. 35)	1-76-59	S.No. 82 and S.No. 151	S.No. 79	S.No. 78	S.No. 151

Lavkumar M. Jani
Lavkumar M. Jani,
 (B.A.LL.B)
 ADVOCATE
 Off:- S/F- 21-22, Riddhhi Siddhhi Complex
 Dholera, Ta. Dholera, Dist. Ahmedabad.
 Mo. 9898101573

(B)

Boundaries of Final Plot No. 9 As per Regd. Sale Deed No. 2306.

F.P.No.	Sqmtr	On East	On West	On North	On South
9	6,340	F.P.No. 11 of S.No. 82	Reserve Plot No. R-86 of Hone. Govt.	F.P.No. 10 of S.No. 81	24 Mtr. T.P. Road.

Note :- (1) Entry No. 3313 is mentioned in V.H.F. No. 7 of S.No. 80 but this entry is not related with this land therefore not consider and also discussed in this title report.

(2) At the time of caring a search at the sub registrar office at Dhandhuka, I found that, some record like Index-2 of years 1993, 2002 and 2004, 2006 damaged in said sub registrar office and also at Dholera, immediate past about some months is not maintained properly due to that not in the position to carrying search properly therefore, search may lack some particulars and that the computerized record (2007 to 2023) is not well prepared / maintained by the State Government Agency and hence may be erroneous and according to the report of computerized search I have issued this title report.

Date :- 24/04/2023.

Place :- Dhandhuka.

Thanking You,



Yours faithfully,

L. M. JANI.

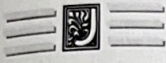
(Advocate)

Lavkumar M. Jani,
(B.A.L.L.B.)

ADVOCATE
Off: S/F-21-22, Rudraji Siddhi Complex
Dholera, Ta. Dholera, Dist. Ahmedabad
Mo. 9898101373

Attached with :-

All the documents which is referred in this title clearance report.



M. N. JANI ASSOCIATES



MUKUNDRAY N. JANI.

B.A. LL.B.

Advocate & Notary.

Mo: 94263 61703.



LAVKUMAR M. JANI.

B.A. LL.B.

Advocate.

Mo: 9898101573

Offices :- Dhandhuka:: Jagnath Chambers, Jagnath Darwaja, Ta. Dhandhuka. Dist. Ahmedabad.
Dholera :: S/F 21-22, Ridhdhi Sidhdhi Complex, Dholera, Ta. Dholera, Dist. Ahmedabad.

Date: 24/04/2023.

-: NO ENCUMBRANCE CERTIFICATE :-

Non-Agricultural Multi-purpose use land of Final Plot No. 9, Admeasuring – 6,340 Sq. Mtrs. in Draft T. P. Scheme No. 2 Restructure T. P. Scheme No. 2-B-2 in High Access Corridor Zone of DSIRDA, which is allotted by Dholera Special Investment Regional Development Authority (DSIRDA) instead of acquired land of Revenue S.No. 80 (Old S.No. 35), Hector – 1-76-59, Account No. 1010, of Village – Dholera, Ta. Dholera of District – Ahmedabad of PARV INFRACON LLP through its authorized partner Shri Sunil Kumar Banwarilal Seksaria, We have checked all the documents which produce before me/us regarding the above said property and We have carried search from 1994 to 2014 at office of The Sub-Registrar Dhandhuka and also carried search from 2014 to 2023 at office of The Sub-Registrar Dholera total years for last 30 years and also press out a public notice published in "DIVYA BHASKAR" Daily News Paper on Dt. 15/04/2023 but nobody has raised any objection regarding the said property and also according to notarized title declaration of occupant submitted before me, I have opined that, the above mentioned property is clear and Marketable and also there is no litigation and encumbrance till date.

Going through the documents produce before us, I conclude that, as per the letter of PARV INFRACON LLP through its authorized partner Shri Sunil Kumar Banwarilal Seksaria, will construct six buildings respectively A, B, C, F, E and F (4 Storied), for residential and commercial purpose under name and style "Shantiban Dreams".

The Certificate is prepared and issued at special request of the authorized partner Sunil Kumar Banwarilal Seksaria of the said firm for being submitted under RERA.

Date :- 24/04/2023.

Place :- Dhandhuka.



Page 15 of 15

Yours faithfully,

L. M. JANI.

(Advocate) Sanad No. G/1867/2014.

Lavkumar M. JANI.

(B.A.L.L.B.)
ADVOCATE

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