

Date: 10/7/2017

NON ENCUMBRANCE CERTIFICATE/SEARCH REPORT

I have examined the photocopies of title deeds of commercial plot at scheme no. 8, Gandhi nagar alwar. area 4670 sq.mtr. is presently owned by golden dunes colonizers pvt. ltd. Th. Director kapil taneja.

I have caused necessary searches in the sub registrar office 1 alwar for the period of 2012 to 2017 and I have inspected all relevant records and all other relevant documents in respect of the aforesaid property. my search report is as follows;

That the commercial plot at scheme no 8, gandhi nagar, alwar admeasuring area 4670 sq.mtr. is presently owned by golden dunes colonizers pvt.ltd. th.director kapil taneja. Address;- c - 6 vashisth marg, hanuman nagar ,vaishali nagar, jaipur. above said plot was allotted by urban improvement trust alwar, th, lease deed dated 5/10/2012 to mr.kapil taneja director of golden dunes colonizers pvt. Ltd. 50,cosmo colony, vaishali nagar ,jaipur. allottee deposited consideration of Rs.15,31,76000/- for the period of 9 years from 31/3/13 . and said lease deed was regd. At SR-1 Alwar on 5/10/2012 in book no.1 ,vol. no.1005, page no. 7, Sr. no.2012006125 and pasted on add. Book no.1, vol. no. 3099, page no.50-58.

That the golden dunes colonizers pvt. Ltd. is incorporated at company registrar in ID No. U45201RJ2011PTC034130 year 2010-11 and Mr. Kapil Taneja is appointed as authorized signatory by board of Directors.

That the said property is commercial plot situated at scheme No.8 Gandhi Nagar, Alwar is already mortgaged at India Bulls Home Finance Ltd & original papers are in safe custody of IHFL for availing construction loan 4,52,50,000 /- Rupees.


UMRAO SINGH KINIYA
Advocate
RAJ. HIGH COURT
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JAIPUR-21, RAJASTHAN

That the said property is commercial plot situated at scheme No.8 Gandhi Nagar, Alwar is free from all sorts of govt. encumbrances, Charges liabilities, attachment of any kind what so ever and the title of the said property is absolutely clear, free and marketable.

I hereby certified that the said property is not effected by Urban Land Ceiling Act and Tenancy law Act etc. and any No objection certified or permission is necessary for the purpose of sale or construction.

It is also herby certified that above mentioned plot is not hit by any restrictions of Urban Land (Ceilings Regulations) Act 1976.

UMRAO SINGH KINIYA

Advocate

633 HIGH COURT

Old No. 43 Vih Vihar, RFC

Colony 5/3 Road, Vaishali Nagar

RAJASTHAN

Umrao Singh Kiniya

(Umrao Singh Kiniya)

Advocate

Place

Date