

**SACHIN BHASKAR WALEKAR
SONALI SACHIN WALEKAR**

Advocates

Cell No. 9822739787
Mail ID walekar.sachin@gmail.com

[R] 405, "Vinayak Prabha" Apptt., Upadhyay Road, Mahal, Nagpur-440 002

ANNEXURE A

NO ENCUMBERANCE CERTIFICATE

This is to certify that I the undersign have investigated the title of the Recorded owner 1. SHRI PRABHAKAR KESHAORAO KHANDEKAR, (PAN : AVOPK 54100). 2. SHRI RAMCHANDRA KESHAORAO KHANDEKAR, (PAN : AAKPK 0604K) 3. SHRI BHALCHANDRA KESHAORAO KHANDEKAR (PAN no. AFIPK 0726L) 4. SHRI SURESH KESHAORAO KHANDEKAR (PAN no. (PAN : ACOPK 6634Q) R/O G- 10 Laxmi Nagar Nagpur 440015, acting through their constituted Power of Attorney M/S. DELTA DEVELOPERS, a Partnership Firm having its office at Plot No. 54-B Shankar Nagar Nagpur 440010 acting through its Partners i) SHRI JIVAN S/O GULABRAO GHIME R/o 28, Kannamwar Nagar Wardha Road, Nagpur 440005 (PAN NO. ACBPG0641E) (Mo. No.9822565879) & ii) SHRI NARENDRA BABURAO SATPUTE, R/o Opposite Sangh Building, Mahal, Nagpur 440002, (PAN NO. AQUPS9878E), (Mo. No. 9423100471) in respect of the property herein below, mentioned and perused the required documents supplied to me and after taking proper searches in the offices of Sub Registrar of Assurance at Nagpur and have not found any adverse entry affecting the title of above named owners over the said property and there is no charge or lien over the said property and the said property is free from all encumbrances and the recorded owners were having good valid clear and marketable title over the said same.

DISCRIPTION OF THE PROPERTY

All that piece and parcel of Plot No. 10 in Block No. G admeasuring about 739.90 Sq. Mtrs. (7,964.28 Sq. Feets (and As per Sale deed 8,000.00 Sq. Fts) situated at in the layout of Scientific Co-operative Housing Society, Ltd. Nagpur bearing Corporation House No. 216 Ward No. 75, Mouza Ajani City Survey No. 427, Sheet No. 33, together with conservancy lane admeasuring about 400.00 Sq., Fts (37.16 Sq. Mtrs) situated within the limits of Nagpur Municipal Corporation

