

HINA AGARWAL  
Advocate  
B.B.A. L.L.B.

Residence Chamber :-  
Vidya Sagar Road,  
Khalpara,  
Siliguri, 734005.

Mobile No.:- 8918311575.

### NON-ENCUMBRANCE CERTIFICATE

This is to certify that I have verified the title of the below schedule property along with the chain of title and it is found "M/S. B. L. BUILDERS" (P. A. No. AALFB9864G), a partnership firm, registered under the partnership Act 1932, having its Administrative Office at "53, Ranisati Mandir Road, Ganga Nagar, Siliguri, within S.M.C Ward No. V, P.O-Siliguri Bazar, P.S-Siliguri, Dist. Darjeeling, Pin-734005, in the State of West Bengal, represented by one of its partner SRI DALURAM AGARWAL S/O Late Banwarilal Agarwal, Hindu by Religion, Business by Occupation, Indian by Nationality, residing at 53, Ranisati Mandir Road, Ganganagar, Siliguri, within S. M. C. Ward No. V, P.O-Siliguri Bazar, P.S-Siliguri, Dist. Darjeeling, Pin-734005, in the State of West Bengal, have acquired a valid title over the schedule mentioned property by virtue of Deed of Conveyance, by virtue of Deed of Conveyance, recorded in Book No. I, CD Volume No. 6, Pages from 3948 to 3970, being Document No. 01757, for the year 2014, registered at Addl. District Sub-Registry Siliguri, Dist. Darjeeling, and is owner in possession of the below mentioned schedule property.

That said M/S. B. L. BUILDERS have valid title over the same and I have caused proper searching in the Registry Offices and it is found that the property mentioned in the schedule below is free from all encumbrances.

### SCHEDULE

#### (DESCRIPTION OF THE LAND)

All that piece or parcel of land measuring **10(Ten) kathas**, appertaining to R. S. Plot No. **12306/13120** corresponding to L. R. Plot Nos. **2353 & 2357**, recorded in R.S. Khatian No. **4273/9 & 4273/11** corresponding to L. R. Khatian No. **5969**, J. L. No. **110(88) Now 93**, situated at Mouza-SILIGURI Now SILIGURI DAKSHIN-2, within Siliguri Municipal Corporation in Ward No. "XXIV", Located at "South Bharat Nagar Road", being Holding No. **VL/100/M**, Pargana – Baikunthapur, Police Station-Siliguri, Addl. District Sub-Registry Office Siliguri, District-Darjeeling.



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It does not have any encumbrance on our project "**GANESH SQUARE**",

And, have not taken any project loan or mortgage loan till date on our project "**GANESH SQUARE**", Located at "**South Bharat Nagar Road**", Siliguri, within S. M. C Ward No. "**XXIV**", P.O- Siliguri, P.S-Siliguri, Dist-Darjeeling, West Bengal from any bank or financial institution.

Place: Siliguri

Date:

For

(Authorized Signatory)

*Hina Agarwal*  
**HINA AGARWAL (ADVOCATE)**  
SILIGURI, ENROL NO- F/859/750/2022