

ASHUTOSH



Ref. No.

Date: - 15-09-2023

To
The Authority
WBREDA, Kolkata
West Bengal

Sub: - **Non encumbrance in my project/land.**

Sir,

This is to certify that I do not have any encumbrance on my project "ASHUTOSH APARTMENT".
And, have not taken any project loan or mortgage loan till date on my aforesaid project at Lichutala,
Bholardabri, Alipurduar – 736123 from any bank or financial institution.

Place: Alipurduar

PRANAB KUMAR DE
[PROPRIETOR]

+91-9831332191

+91-8910034102

manik.de.75@gmail.com

Lichutala, Bholardabri, 736123



HAREKRISHNA DAS
(Advocate)

Alipurduar Court,
P.O. – Alipurduar Court,
P.S. – Alipurduar
Dist. – Alipurduar
PIN – 736122
Ph. No. 8512915425

Dated: - 15-09-2023

NON-ENCUMBRANCES REPORT

Ref: - All that piece or parcel of vacant Bastu land measuring 12 decimals, appertains to and forms part of R.S. Plot No. 311, corresponding to L.R. Plot No. 477, recorded in R.S. Khatian No. 311 and L.R. Khatian No. 1631, situated within Mouza – Chechakhata, J.L. No – 57, Pargana – Buxa, corresponding to L.R. Sheet No. 01, P.S. – Alipurduar, at Lichutala (Chechakhata), Bholardabri, 736123, under Vivekananda – I no Gram Panchayet of District – Alipurduar.

A) PRESENT OWNER OF THE PROPERTY: -

Pranab Kumar De, son of late Ashutosh De aged about **63 years**, by Religion – Hindu, by Nationality – Indian, by Occupation – Business, resident of **Lichutala, Bholardabri, Alipurduar, 736123**, West Bengal.

I have done online searching from 2009 to till date and inspected all relevant documents which were available for inspection in respect of the aforesaid property.

B) REPORT OF DEVOLUTION: -

WHEREAS the abovenamed Mr. Pranab Kumar De had obtained the land measuring 12 decimals by virtue of three different gift deeds being Document No 3426 dated 08-08-2006 and Document Nos 5007 & 5009 dated 01-11-2017 and same was registered in Office of the Additional District Sub-Registrar, Alipurduar having permanent, heritable and transferable right, title and interest therein.

The owners thereafter had demolished the existing structure (if there was any) and in the manner aforesaid abovenamed Mr. Pranab Kumar De became the sole, absolute and exclusive owner of all that land measuring 12 decimals, having permanent, heritable and transferable right, title and interest therein.

C) OPINION: -

THAT after necessary searches and the documents which were available before me it appears that the abovementioned land is free from all sorts of encumbrances, charges, liabilities and the title of the abovenamed **Mr. PRANAB KUMAR DE** in respect of the aforesaid land is clear, free and marketable title.

Thanking you,

Yours faithfully,


HAREKRISHNA DAS
ADVOCATE
ALIPURDUAR COURT
Enrolment No - F-1277 / BBS of 2019