

DEBASISH DAS

(Advocate)

Naukaghat More,

P.O Siliguri Bazar

P.S Bhaktinagar

Dist- Jalpaiguri

Ph. No. 9851256897

Dated :- 25/08/2020

NON ENCUMBRANCE REPORT

Ref:- All that piece or parcel of land measuring 42.5 Kathas recorded in R.S Khatian No. 822, appertaining to and forming part of R.S Plot No. 149 , R.S Sheet No.15, J.L No.2, situated at Mouza Dabgram, Pargana Baikunthapur, P.S Bhaktinagar, District Jalpaiguri. The said land is situated at within the limits of Ward No. 33 of Siliguri Municipal Corporation.

A) PRESENT OWNER OF THE PROPERTY :-

SHREE SHYAM DEVELOPERS, a Partnership Firm, having its principle place of business at Jamunalal Bajaj Street, Khalpara, P.O. Siliguri Bazar P.S. Siliguri in the District of Darjeeling - (PAN : ADOFS1323D), represented by its authorized partners **SRI BANKATLAL AGARWAL**, son of Late Radha Kishan Agarwal, Hindu by Religion, Indian by Nationality, Business by occupation, Resident of Green Valley, Upper Bhanunagar, P.O Sevoke Road, P.S. Bhaktinagar, District Jalpaiguri .

I have done online searching from 2008 till date and inspected all relevant documents which were available for inspection in respect of the aforesaid property.

B) REPORT OF DEVOLUTION :-

A. SHREE SHYAM DEVELOPERS, is the absolute and lawful owner of land measuring 42.5 Kathas recorded in R.S Khatian No. 822, appertaining to and forming part of R.S Plot No. 149 , situated at Mouza Dabgram, P.S Bhaktinagar, District Jalpaiguri, vide sale deed executed by Sri Krishnadas Dey & others, dated 29.09.2018, Registered as document No. I-204 for the year 2019 at the office of the Additional District Sub-Registrar Bhaktinagar, in the District Jalpaiguri.

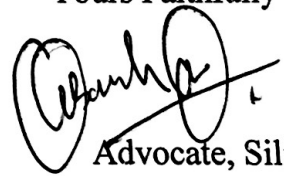
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C) Opinion:-

That after necessary searches and the documents which were available it appears before me that the abovementioned land is free from all sorts of encumbrances, charges, liabilities and the title of the abovenamed **SHREE SHYAM DEVELOPERS**, in respect of the aforesaid land is clear, free and marketable title.

Thanking You

Yours Faithfully

A handwritten signature in black ink, appearing to be 'A. K. Saha', written over a horizontal line.

Advocate, Siliguri