

Sachdeva Associates

Advocates & Legal Consultants

Phone Office: 011-41048314, Mobile: +91 - 9910006297, 9810006297

E-mail : sachdevaassociates@gmail.com

Ref. No.

Dated

Dated: 31st January, 2022

TITLE SEARCH & NON ENCUMBRANCE REPORT

To,

M/s Godrej Projects North LLP
Registered Office at Godrej One, 5th Floor,
Pirojshanagar, Eastern Express Highway,
Vikroli (East), Mumbai – 400079

Also at 3rd Floor, UM House, Tower A,
Plot No. 35, Sector 44, Gurugram, 122002

Sub: Title Search & Non Encumbrance Report in relation to Plot bearing No. 88/1-A, admeasuring 4235 Sq. Yards (0.875 Acres), Lady Hardinge Road (now known as 14, Lady Hardinge Road), New Delhi ("Subject Property").

Sir/ Ma'am,

This report is with the intent to identify any encumbrance adverse to the rights of M/s Godrej Projects North LLP acquired on the Subject Property pursuant to the Sale Deed 3rd December, 2021 duly registered in the office of the Sub Registrar VII, New Delhi on 6th December, 2021 as Document No. 11,814 in Book No. I Volume No. 8114 on Pages from 12 to 40 and Development Rights Transfer Agreement dated 3rd December, 2021 duly registered in the office of the Sub Registrar VII, New Delhi, on 6th December, 2021 as Document No. 537 in Book No. 4 Volume No. 1717 on Pages from 163 to 182 coupled with General Power of Attorney dated 3rd December, 2021 duly registered in the office of the Sub Registrar VII, New Delhi on 6th December, 2021 as Document No. 538 in Book No. 4 Volume No. 1717 on Pages from 183 to 188, executed in favour of M/s Godrej Projects North LLP.

The following exercise has been carried out for the purposes of this report:

- (i) Inspection of public records maintained at the office of jurisdictional sub-registrar i.e. Sub Registrar VII, New Delhi;



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Based on the above exercise, we note that the aforesaid deeds/documents have been validly executed and registered and the Subject Property vests with M/s Godrej North Projects LLP.

In light of the above, we conclude that we have not come across any registered encumbrance on the Subject Property.

Inspection slips is attached herewith.


Gaurav Sachdeva
Advocate

For Sachdeva Associates
Advocates & Legal Consultants

GAURAV SACHDEVA
ADVOCATE
ENRL. No. - D/566/06
C-21, Malviya Nagar
New Delhi-110 017

Sub Registrar Office : Sub Registrar VII

Cash ReceiptReceipt-BOriginal

Slip No. 186,517

BBook Type Inspection

Applicant Name GAURAV SACHDEVA

Mobile No. 9999999999

Address ND

From Date 01-01-2010

Calculated Fee 1,300

Print Date 31/01/2022

Payment Date 31/01/2022

Payment Mode POS

TID 011816

To Date 31-01-2022

Paid Fee 1,300

Initials of the Officer of Registration Office

Sub Registrar VII

New Delhi