



NO ENCUMBRANCES CERTIFICATE

TO WHOMSOEVER IT MAY CONCERN

This is to certify that there is NO ENCUMBRANCE/s on the land for the Project **2/1, UMAKANTA SEN LANE** at Premises No. 2/1, Umakanta Sen Lane, under Ward No. 04 of Borough - I of KMC, PS - Chitpore, Kolkata - 700030, WB, India, as we have done Legal Searching, Court Searching and Due Diligences for the mentioned Parcel of Land and that the said property is not only free from all encumbrances but also free from charges, liens, lispendences, claims, demands, attachments, Mortgages, vested whatsoever or howsoever in nature and the said property have got a clear, free and good marketable title.

ALL THAT piece or parcel of a plot of bastu land containing by estimation an area of 03 Katha 06 Sq.ft. more or less lying and situated at Premises No. **2/1, Umakanta Sen Lane**, Kolkata - 700030 having Assessee No. **110041800094** within P.S. **Chitpur** under the local limits of Kolkata Municipal Corporation in Ward No. **004** within the jurisdiction of A.D.S.R., Sealdah in the District of South 24-Parganas (Zone : Umakanta Sen Lane to Umakanta Sen Lane) TOGETHERWITH a more than 70 years old and dilapidated two storied building having total covered area of **1645 Sq.ft.** more or less with **Cemented floorings** TOGETHERWITH all ways paths passages areas sewers drains water and water-courses lights privileges liberties easements appendages and appurtenances whatsoever to the said land hereditaments and premises belonging or in anywise appertaining to or usually held used occupied or enjoyed or reputed to belong or be appurtenant thereto and **Lift facility is not available in the said building** and the said premises is butted and bounded as that is to say :-

ON THE NORTH : By 2B, Umakanta Sen Lane

ON THE SOUTH : By Umakanta Sen Lane

ON THE EAST : By 3A, Umakanta Sen Lane

ON THE WEST : By private passage and beyond that 2A, Umakanta Sen Lane

SANTANU PAUL LLB, CS, Fin(M)

ADVOCATE

Date: - 06-01-2026

F/2006/2397/2025