



NO ENCUMBRANCES CERTIFICATE

TO WHOMSOEVER IT MAY CONCERN

This is to certify that there is NO ENCUMBRANCE/s on the land for the Project **AASHI CREST** at Premises No. 61C, Kalighat Road, under Ward No. 73 of Borough – Ix of KMC, PO and PS – Kalighat, Kolkata – 700026, 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 and parcel of land measuring about 2067 sq.ft. more or less equivalent to 2 cottahs 13 chittaks 42 sq.ft. more or less together with old two storied building area 1600 sq.ft. 800sq.ft on the ground floor and 800sq.ft on the first floor (Cemented floor without lift) more or less along with easement rights of common passage attached thereto for free ingress and egress of premises No.61/C, Kalighat Road, Kolkata-700026, within the limits of Kolkata Municipal Corporation, Ward No.73, Vide Assessee Nò. 11-0731300677, District South 24- Parganas, which is butted and bounded by:

ON THE NORTH : 'Shanty no.49

ON THE SOUTH : Kalighat Road, 61/L Kalighat Road

ON THE EAST : 61/D Kalighat Road

ON THE WEST : 61/B, 61/R, 61/A, Kalighat Road

SANTANU PAUL LLB, CS, Fin(M)

ADVOCATE

Date: 20-01-2026

F/2006/2397/2025