

SCHEDULE 'C'TITLE CLEARANCE REPORT

THIS IS TO CERTIFY THAT I have investigated the title of N.A. lands bearing Survey No. 87 (old Survey No. 186), Hissa No. 1, admeasuring 3840 Square metres, Survey No. 87 (old Survey No. 186), Hissa No. 2, admeasuring 5010 Square metres, Survey No. 88 (old Survey No. 185), Hissa No. 1, admeasuring 7870 Square metres, Survey No. 89 (old Survey No. 184), Hissa No. 1, admeasuring 5610 Square metres, lying, being and situate at Village DONGARE (old Village Naringi), Taluka Vasai, District Thane, within the area of Sub-Registrar at Vasai No. II (Virar).

By and under several diverse and separate agreements, deed of conveyance, M/s. Housing Development and Infrastructure Limited have purchased and acquired the development rights respectively in respect of the said land different pieces or parcels of the said land alongwith other land.

By an Development Agreement dated 8<sup>th</sup> February 2011 and registered in the office of Sub-Registrar at Vasai No. II (Virar) under Serial No. 05141 – 2011, dated 26/04/2011, M/s. Housing Development And Infrastructure Limited (therein called "The Owners") of the First Part and **M/s. ACE PROPERTY DEVELOPERS** (therein called "The Developers") of the Second Part, the said M/s. Housing Development And Infrastructure Limited have agreed to sell the FSI of Building No. 7 Wing 'B', admeasuring 54849.68 Square feet or thereabouts Built up area and Wing 'C' admeasuring 25445.34 Square feet or thereabouts Built up area total admeasuring 80295.02 Square feet of thereabouts Built up area (including balcony, Staircase, Lift area, lobby & opla area) forming part of Sector II, out of total FSI of the layout to be consumed on land admeasuring 2513.48 Square metres or thereabout, out of Survey No. 87 (old Survey No. 186), Hissa No. 1, Survey No. 87 (old Survey No. 186), Hissa No. 2, Survey No. 88 (old Survey No. 185), Hissa No. 1, Survey No. 89 (old Survey No. 184), Hissa No. 1, to **M/s. ACE PROPERTY DEVELOPERS**, on the terms and conditions mentioned in the said agreement.

I have investigated the title and the same is found clear, marketable and without any encumbrance.

sd/-  
N.B.DESHMUKH & CO.  
ADVOCATE