



Form No.26

Certificate of Encumbrance on Property

Application No : **2021039022605**

Certificate No. : **EC0392021019303**

Applicant Name : **ADV. SUMANT KUMAR DAS**

Owner Name(as per application) : **JRG DEVELOPERS PVT. LTD.**

Having applied to me for a certificate giving particulars of registered acts and encumbrances,if any in respect of undermentioned property :-

Sr. No.	Village	Khata No.	Plot No.	Area	North Boundary	West Boundary	East Boundary	South Boundary
1	NUAHAT-45	498/491	786/2094	65 Decimal (1000D=1Acre)				
2	NUAHAT-45	406	786	410 Decimal (1000D=1Acre)				
3	NUAHAT-45	498/684	786	345 Decimal (1000D=1Acre)				

Office : **CUTTACK**

Date **21-OCT-2021**

Signature of Registering Officer

I hereby certify that a search has been made in book and in the indexes relating thereto for 27 years from 01-JAN-1995 to 21-OCT-2021 for acts and encumbrances affecting the said property, and that on such search the following acts and encumbrances as detailed on the reverse appear.

I also certify that save the aforesaid acts and encumbrances no other acts and encumbrances effecting the said property have been found.

Sr. No.	Registraion Office.	Property Description(Village/Khata Number/ Plot Number/Area/Boundary(East/West/North/South)/ Chaka Number/Flat Number)	Registration Number	Execution Date	Deed Type	Consideration Amount	First Party	Second Party
1	CUTTACK	NUAHAT-45 406 786 0.345 Acre PLOT NO-775 PLOT NO-786 PART OF PLOT NO-786 PLOT MO-928,929	10391104954	30-Apr-2011	SALE IMMOVABLE	2216970.00	1-MUKESH KUMAR ALIAS MUKESH LAL PATADIA	1-BHAVENDRA PATADIA
2	CUTTACK	NUAHAT-45 406 786 0.065 Acre PART OF PLOT NO-786 PLOT NO-787 PART OF PLOT NO-786 PART OF PLOT NO-928 & 929	10391104953	30-Apr-2011	SALE IMMOVABLE	740300.00	1-GIRISH PATADIA	1-BHAVENDRA PATADIA
3	CUTTACK	NUAHAT-45 406 786 0.065 Acre NA NA NA NA NUAHAT-45 406 786 0.345 Acre NA NA NA NA	10391301546	19-Feb-2013	AGREEMENT OF SALE WITHOUT POSSESSION	170820000.00	1-HASMUKHLAL PATADIA 2-BHAVENDRA PATADIA	1-RANJIT MALLICK AS REPRESENTED THROUGH MS SOLID WOOD CONSTRUCTION PVT.LTD 2-VINEET MOHAN GUPTA AS DIRECTOR FOR MS J.R.G. DEVELOPERS PVT.LTD
4	CUTTACK	NUAHAT-45 498/491 786/2094 0.065 Acre REVENUE PLOT NO. 775 REVENUE PLOT NO. 786(P) REVENUE PLOT NO. 786(P) REVENUE PLOT NO. 928 AND 929	10391404239	26-Aug-2014	SALE IMMOVABLE	29100000.00	1-BHAVENDRA PATADIA	1-VINEET MOHAN GUPTA AS DIRECTOR FOR MS J.R.G DEVELOPERS PVT LTD
5	CUTTACK	NUAHAT-45 498/684 786 0.345 Acre REV PLOT NO-786P REVN PLOT NO-787 REV.PLOT NO-786P REV.PLOT NO-928,929 [PREVIOUS KHATA NO-406,TOTAL AREA AC0.795DEC,RENT RS.5.00PS]	10391501851	09-Apr-2015	SALE IMMOVABLE	12500000.00	1-BHAVENDRA PATADIA	1-VINEET MOHAN GUPTA AS DIRECTOR FOR MS J.R.G.DEVELOPERS PVT.LTD
6	CUTTACK	NUAHAT-45 498/491 786/2094 0.065 Acre NA NA NA NA [CORREPSONDS TO KHATA NO.406, AND PLOT NO.928&786] NUAHAT-45 498/684 786 0.345 Acre NA NA NA NA [CORREPSONDS TO KHATA NO.406]	10391605334	27-Oct-2016	MORTGAGE BY DEPOSITE OF TITLE WITHOUT POSSESSION	447500000.00	1-MS JRG DEVELOPERS PVT LTD REPRESENTED BY ITS DIRECTOR VINEET MOHAN GUPTA	1-STATE BANK OF INDIA REPRESENTED BY ITS DEPUTY MANAGER RAKESH PANDA

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7	CUTTACK	NUAHAT-45 498/491 786/2094 0.065 Acre NA NA NA NA [KHATA NO 406,PLOT NO 928 & 786] NUAHAT-45 498/684 786 0.345 Acre NA NA NA NA [KHATA NO 406,PLOT NO 786]	10392000620	01-Feb-2020	MORTGAGE BY DEPOSIT OF TITLE WITHOUT POSSESSION	447500000.00	1-MS JRG DEVELOPERS PVT LTD REPRESENTED THROUGH ITS DIRECTOR VINEET MOHAN GUPTA	1-SATE BANK OF INDIA REPRESENTED THROUGH ITS ASST GEN MANAGER SUBASH CHANDRA BEHERA
8	CUTTACK	NUAHAT-45 498/491 786/2094 0.065 Acre NA NA NA NA [CORRESPONDING TO KHATA NO.406, PLOT NO.786] NUAHAT-45 498/684 786 0.345 Acre NA NA NA NA [CORRESPONDING TO KHATA NO.406, PLOT NO.786]	10392001999	30-May-2020	MORTGAGE BY DEPOSIT OF TITLE WITHOUT POSSESSION	363000000.00	1-MS JRG DEVELOPERS PVT LTD THROUGH DIRECTOR VINEET MOHAN GUPTA	1-STATE BANK OF INDIA THROUGH CHIEF MANAGER MANAGER PANCHANAN DASH

Note :

(1) The acts and encumbrances shown in the certificate are those discovered with reference to the description of properties furnished by the applicant.If the same properties have been described in registered documents in a manner different from the way in which the applicant has described them transactions evidenced by such documents will not be included in the certificate.

(2) Under Section 57 of the Registration Act and Rule 137(i), persons desiring to inspect entries in the registers and indexes, or requiring copies thereof or requiring certificates of encumbrances on specified properties should make the search themselves,when the registers and indexes will be placed before them on payment of the prescribed fees.

a) But as in the present case,the applicant has not undertaken the search himself, the requisite search has been made as carefully as possible by the office; but the department will not on any account hold itself responsible for any errors in the results of the search embodied in this certificate.

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