

**ANUJ KUMAR SHARMA**  
**ADVOCATE**  
**Registration No.6503/2008**



**Chamber No. 81**  
**Tehsil Compound Ghaziabad**  
**Mob. No. 9810963670**

**NON-ENCUMBRANCE CERTIFICATE**

**1. Description of Property:**

The Leasehold Land situated at Plot No. 37 & 38, Block- A, Sector-62, Noida, Gautam Buddha Nagar, Uttar Pradesh, admeasuring 40,000 Sq. Mtrs. was Allotted by New Okhla Industrial Development Authority (NOIDA) to the Chambal Trading Private Limited on Leasehold basis, for 90 Years (Hereinafter referred as "**Said Land**").

That Chambal Trading Private Limited thereafter executed and entered into a registered Lease Deed dated 01.08.2005 ("Lease Deed") with the New Okhla Industrial Development Authority as "Lessor" with respect to the said Land. The said Lease Deed was duly registered in the office of Sub Registrar, Noida, Gautam Buddha Nagar, Uttar Pradesh on 01.08.2005 as document No. 5419-20, Book No.1, Volume No.649, Page No. 453 to 552.

**2. Search in the Office of Sub-Registrar, NOIDA, Gautam Buddha Nagar, Uttar Pradesh:**

An inspection was carried out vide application no. 2202514600678 dated-24.12.2025, in the office of Sub Registrar-I, Noida, Gautam Buddha Nagar, Uttar Pradesh, the followings facts were revealed:

- (i) As per 'Non-Encumbrance Certificate' bearing No. 22025146000637, dated 31.12.2025 issued by the Sub Registrar-I, NOIDA, Gautam Buddha Nagar, Uttar Pradesh, no mortgage found in respect of above-mentioned land and the copy of the same was obtained and annexed herewith as **Annexure-1**.

Receipt, in original, dated 24.12.2025 is annexed herewith as "**Annexure-2**".

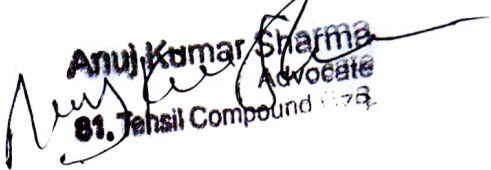
- (ii) Inspection Receipt No. 2026146000078 dated-02.01.2026 is annexed herewith as "**Annexure-3**" regarding Chambal Trading Private Limited.

Anuj Kumar Sharma  
Advocate  
81, Tehsil Compound GZB.

3. **Observation:**

In view of the above, we conclude as under:

- (i) As per Non- Encumbrance Certificate bearing No. 22025146000637, dated 31.12.2025 issued by the Sub Registrar-I, NOIDA, Gautam Buddha Nagar, Uttar Pradesh, no mortgage found in respect of above-mentioned property.

  
Anuj Kumar Sharma  
Advocate  
81, Tehsil Compound 178

Dated: 07.01.2026

(Anuj Kumar Sharma Adv.)