



SLURM REHABILITATION AUTHORITY

No. B/PVT/128/20160531/AP
Date: 11 0 JAN 2020

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To,
Sheetal Nilhare of
M/s. S. S. Association,
202, Odyssey IT Park,
Road No.9, Wagle Estate,
Thane
(W).

Sub.: Amended IOA for composite building of Proposed
land bearing CTS. No. 231 A (pl), 234, 234/1 (pl), 235, 235/1 (pl)
6, 236, 236/1 to 7 of Village, Kamjur in Ward No. 10, Road
Bhandrup (W), Mumbai. for Shree Champat Mahal Society.



Ref.: Your Application u/no.6/SOP/S dt.03/01/2020

- Madam,
- With reference to above, the amended plans submitted by you for the composite building consisting of rehab wing Gr. (pl) +stilt (pl) +1st to 22nd (pl) upper floor & consisting of sale wing Gr. (pl) +stilt (pl) +1st to 16th (pl) upper floor are hereby approved subject to the following conditions:
1. That all conditions mentioned in revised LOI under No. SRA/ENG/2864/S/PVT/LOI dt.03/01/2020 shall be complied with.
 2. That all the conditions mentioned in IOA under No. S/PVT/128/20160531/AP dt.14/03/2018 shall be complied with.
 3. That the final plan mounted on canvas shall be submitted before asking for Occupation Certificate.
 4. That the revised R.C.C./structural design, drawing and calculation & peer review as per amended plans shall be submitted from Reg. structural engineer / consultant
 5. That you shall submit NOC from CFO (MGM) & NOC from E.E.(T&C) for parking arrangement as per amended plans.
 6. That you shall submit revised drainage approval as per amended plans.



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Maharashtra Real Estate Regulatory Authority

REGISTRATION CERTIFICATE OF PROJECT

FORM 'C'

(See rule 6(a))

This registration is granted under section 5 of the Act to the following project under project registration number :
 P516000/4024
 Project, Maharashtra Mandir, Plot Bearing / CTS / Survey / Final Plot No./231a part, 234/234/1 to 14,235, 235/1 to 6,
 236,236/1 to 7, 133/1,133/1/1 to 10 at Kuria, Kuria, Mumbai Suburban, 400078.

1. Adilkart Engineering Private Limited having its registered office / principal place of business at Tehsil: Kuria,
 District: Mumbai Suburban, Pin: 400080.

2. This registration is granted subject to the following conditions, namely:-
- The promoter shall enter into an agreement for sale with the allottees;
 - The promoter shall execute and register a conveyance deed in favour of the allottees or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 9 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Websites) Rules, 2017.
 - The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (i) of sub-section (2) of section 4 read with Rule 5;

OR

- That entire of the amounts to be realised hereinafter by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose, since the estimated receivable of the project is less than the estimated cost of completion of the project.
- The Registration shall be valid for a period commencing from 14/01/2020 and ending with 31/12/2023 unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 6.
 - The promoter shall comply with the provisions of the Act and the rules and regulations made there under.
 - That the promoter shall take all the pending approvals from the competent authorities
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.



Signature valid
 Digitally Signed by
 D. Venkay Ramnand Prabhu
 (Secretary, Maharashtra
 Date: 14/01/2020 18:07:25

Signature and seal of the Authorized Officer
 Maharashtra Real Estate Regulatory Authority

Date: 14/01/2020
 Place: Mumbai

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1331 (19/10) of Revenue Village Kanjur, Taluka Kurla, District Mumbai
 "S" Ward of Municipal Corporation of
 Greater Mumbai or thereabouts more particularly described in the First
 Schedule hereunder written at the consideration and for the terms and
 condition more particularly setout therein. The Society also executed
 Power of Attorney in favor of representatives of the Promoters pursuant to
 the Development Agreement.

The Promoter thus has the Authority to redevelop the said property
 under a SRA Scheme and has already taken steps to implement the said
 SRA Scheme. The Intimation of Approval (IOA) has already been issued by
 SRA bearing REF No. SRA/ENG/S/PVT/128/2016053/AP/R1 after due
 compliance of various steps by the Promoters.

I. More than 70% of the Eligible Slum Dwellers (as defined hereinafter) have
 also granted therein respective consents for appointment of the Promoter
 herein as the Promoter for undertaking the redevelopment of the said
 Property.



J. The Promoter is thus, validly appointed as the Promoter in respect of the
 said Property by the then proposed Society, agreed to formed by the Slum
 Dwellers who were occupying the said Property in accordance with the
 Provisions of Regulation 33 (10) and Appendix IV of the DCPR, 1991/
 2034, and thus, became entitled to redevelop the same under the said
 scheme. The Promoter through his Architect thereafter, prepared and
 submitted the requisite scheme on the plot area of 1730.50 Sqm where
 all Structures existing on that plot area was decided by the
 Competent authority, The Dy. Collector, Bhandrup (Enc and Rem). However
 the Slum Rehabilitation Scheme Area was measured and Confirmed
 by the City Survey Office, Mulund (The Competent Authority) as 1680.16
 and 739.50 SQM area is reserved for Play Ground as per the
 revised policy under DCPR 2034 it was Proposed that, out of total 739.50
 Sqm of PG Reservation Area, 35% area i.e. 260.39 Sq Meter shall be
 reserved for Play Ground and to be handover to MCGM. So the Actual Plot
 area taken into consideration for FSI calculations is 1328.55 SQM on
 which this Composite Building is proposed and approved by the Competent
 Authority The SRA vide No. SRA/ ENG/ 2864/S/PVT/LOI Revised LOI
 dated 03/01/2020 and Revised IOA vide No. S/PVT/128/20160531/AP
 dated 10/01/2020.

K. As regards the then existence of the slum structures on the said Property
 and the eligibility of the Slum Dwellers for rehabilitation under the said Property
 Policy, the following Annexure II have been issued by the said
 Authority Dy. Collector (Enc and Rem) from time to time :
 I. Annexure II bearing No. 28/2016 has been issued by The Deputy District Collector, (Enc. &
 Rem.)

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L. The structures and Slum Dw eligible for reh Annexure II r (hereinafter ref

M. The said Pro ENGINEERING "PROMOTERS

N.1 The SRA had is number SRA/ LOI") in favour Property on th dated 14/03/ redevelopment Annexure "B"

N.2 The SRA had 03/01/2020 referred to an undertaking n Sqm. A copy dated 03/01 redevelopment Annexure "C"

O. It is clarified a Revised LOI is constructed to required to spaces free o Area") and t benefits recei Property an a area may be r the concerned reserved und shall be har concerned at compensation handover of Promoter are be available referred to as owing to ch TDR/FSI by v property then

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L. The structures were declared as protected structures under the said Policy and whereon per various Annexure II referred above were declared as eligible for rehabilitation (hereinafter referred to as "Eligible Shm Dwellers").

M. The said Property is Private Land, belonging to M/s. ADHIKARI ENGINEERING PRIVATE LIMITED (hereinafter shall be referred to as "PROMOTERS").

N.1 The SRA had issued a Letter of Intent (LOI) DATED 14/03/2018 bearing number SRA/ENG/2864/S/PVT/LOI (hereinafter referred to as "THE LOI") in favour of the Promoter for undertaking redevelopment of the said Property on the area of 1730.50 Sqm. A copy of the Letter of Intent Letter dated 14/03/2018 in favour of the Promoter for undertaking redevelopment of the said Property is annexed hereto and annexed as Annexure "B" (hereinafter referred to as "LOI").

N.2 The SRA had issued Revised Letter of Intent (Revised LOI) DATED 03/01/2020 bearing number SRA/ENG/2864/S/PVT/LOI (hereinafter referred to as "THE Revised LOI") in favour of the Promoter for undertaking redevelopment of the said Property on the area of 1730.50 Sqm. A copy of the Letter of Intent Letter SRA/ENG/2864/S/PVT/LOI dated 03/01/2020 in favour of the Promoter redevelopment of the said Property is annexed hereto and annexed as Annexure "C" (hereinafter referred to as "Revised LOI").



O. It is clarified and explained by the Promoter to the Alotees, that the Revised LOI issued by the SRA, in addition to the rehabilitation of the said Property, the Promoter is required to construct certain Amenity Tenements/PAP Tenements spaces free of costs (hereinafter collectively referred to as "The Rehab Area") and the Promoter alone shall be entitled to the compensation/benefits receivable in that behalf. In addition, hereto, out of the said Property an aggregate area of approximately 260.39 square meters (which area may be revised hereafter as per the approvals that may be granted by the concerned authorities from time to time hereafter) is earmarked as and reserved under the development plan as PLAY GROUND and the same shall be handed over by the Promoter to the MCGM/SRA or other concerned authorities and the Promoter alone shall be entitled to the compensation/benefits receivable for construction/development and/or handover of such reservations, if any. In addition to the above, the Promoter are entitled to construct units on the said Property, which would be available for sale to the Promoter in the open market (hereinafter referred to as "THE FREE SALE AREA"). However, at any time hereafter owing to changes in law/regulations, if the benefit of increase in the TDR/FSI by whatever name called becomes available in respect of the said property then the only Promoter shall be entitled to the Benefits.

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Mumbai, 1991/ 2034 or any statutory notification or re-enactment thereof in accordance with the provisions applicable laws relating to any provisions of the DCPR 2034 herein, shall be deemed to mean a reference to the corresponding provisions of the re-enacted/modified development control regulations.

D. The said Property is declared as a slum area by virtue of notification issued under the provisions of the Maharashtra Slum Areas (Improvement, Clearance and Redevelopment) Act, 1971 vide Government notification no. SLM/1076/5280-G dated 16th Sept 1976 and 21st October 1976.

E. The Municipal Corporation of Greater Mumbai (hereinafter referred to as the "MCGM") has formulated and approved a policy for the redevelopment of Slums (hereinafter referred to as "The Said Policy") through participation of slum dwellers under the slum rehabilitation scheme as per the provisions contained in Regulation 33 (10) of the Government of Maharashtra, 1991/ 2034, which has been approved by the Government of Maharashtra. The term "The Said Policy" shall also mean to include all modifications made thereto, from time to time. The Slum Rehabilitation Authority (hereinafter referred to as "The SRA") established under the provisions of the Maharashtra Slum Areas (Improvement, Clearance and Redevelopment) Act, 1971 and the Maharashtra Slum Areas (Regulation) Act, 1966 for implementing the said Policy in Mumbai.

F. Various structures were standing on the said Property which were occupied by various slum dwellers (hereinafter shall be referred to as "The Slum Dwellers").

G. The Slum Dwellers occupying the slum structures on the said Property had in furtherance of their intent to get the said Property redeveloped under the said Policy, agreed to form themselves into a co-operative housing society viz. **'SHREE GANPAT MAI (SRA) CO-OPERATIVE HOUSING SOCIETY LIMITED (Prop)** which is now registered under the provisions of the Maharashtra Co-operative Societies Act, 1960 bearing No. MUM/SRA/HSG/TC/12894/Year 2018 dated 24-05-2018 and now known as **'SHREE GANPAT MAI SRA CO-OPERATIVE HOUSING SOCIETY LIMITED** (hereinafter shall be referred to as "The said Society").

H. By and under a Development Agreement 30 Dec 2014 made and executed by and between the Society (then proposed) of the one part and the Promoter of the other part, the said Society granted development rights to and in favour of the Promoter in respect of the said Property on the terms and conditions more particularly stated therein (hereinafter shall be referred to as "the said Development Agreement"). The Society also executed a Power of Attorney dated 30 December 2014 in favour of the Promoter, thereby conferring various powers and authorities to Promoter in respect of the said Property (hereinafter referred to as "the said Power of Attorney"). The said property being piece or parcel of freehold land lying and situated at Survey No.105 (Hissa No. 1/1/2), CTS No. 231A (PART), 234, 234 (1 to 14) 235, 235 (1 to 6), 236, 236 (1 to 7) 1331,

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AGARWAL nee URSULA PVARELAL GUPTA of Mumbai, Indian Inhabitant, aged 71 years, having her address at 15B, 1ST Floor, Kapur Mumbai-400020, (b) MRS. URSULA RAVI AGARWAL nee URSULA PVARELAL GUPTA of Mumbai, Indian Inhabitant, aged 49, occupation Housewife, having her address at Plot No. 30, Murla Manor, Manikrao Lohikar Marg, Matunga (East), Mumbai-400019, (c) MRS. PRIYA SUMESH KHANNA nee PRIYA PVARELAL GUPTA, of Mumbai, Indian Inhabitant, aged 44 years, occupation Housewife, having her address at 4B, 4th floor, Prem Kutir, Backbay Reclamation, Mumbai-400020, being the Releasees therein referred to of the First Part and the Vendors above named being the Ailotee/s, therein referred to of the Other Part, the said Smt. Nirmala Banwarlal Gupta and others released, relinquished, waived, transferred, assigned and assured unto the Vendors abovementioned entitled share, right, title and interest inherited by them in the said properties described in the First Schedule hereunder written in the manner mentioned in the said Deed of Release dated 6th October 2011.



AND WHEREAS The said Deed of Release was duly registered with the Sub-Registrar of Assurances at Chembur under Serial No. 744/2012 dated 24th January 2012. In the circumstances aforesaid, subject to the occupancy of the various occupants thereof and subject to various reservations imposed in the revised development plans of Mumbai City and Suburban: on the said property described in the First Schedule hereunder written or any part or portion thereof as also subject to various transactions that might have been committed by the said late Smt. J. Amekshaur and Banwarlal Jannadas Gupta and others they are alive and to all encroachments on the said property described in the First Schedule hereunder written, AND WHEREAS as on today, (1) MR. RAJIV BANWARLAL GUPTA, (2) MR. ANIL RAJESH GUPTA, (3) (a) MR. PUNJ PVARELAL GUPTA, (b) MRS. NIRMALA PVARELAL GUPTA became the absolute Owners in respect of the said property described in the First Schedule.

AND WHEREAS the Promoter decided to purchase the said Property with a view to develop the same AND WHEREAS by Deed of Conveyance dated 24/12/2014, Purchased and Registered in the office of the Sub-Registrar of Assurances at Kuria under Sr. No. BDR-2 12684, dt. 24/12/2014 for the consideration and on the terms and conditions contained therein, the said previous owners sold, conveyed and transferred the said property to the Promoter annexed hereto as an Annexure G, G1 and G2.

AND WHEREAS under the circumstances stated hereinabove, the Promoter is the absolute owner of the said property.

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his daughters and Mr. Krishan Harbanslal Gupta as his only legal heir and next of kin according to the provisions of the Hindu Succession Act, 1956 by which he was governed at the time of his death and accordingly they inherited the undivided share, right, title and interest belonging to the said deceased late Shri Harbanslal Jammadas Gupta in the said properties described in the schedule hereunder written.

AND WHEREAS the said Pyarelal Jammadas Gupta died at Mumbai on 16th May, 1987 without leaving behind any will and/or other testamentary disposition and that he was survived by Smt. Shashi Pyarelal Gupta, as his widow, Mrs. Ursula Ravi Agarwal nee Ursula Pyarelal Gupta and Mrs. Priya Sunesh Khanna nee Priya Pyarelal Gupta, as his daughters and Mr. Punit Pyarelal Gupta and Mr. Munish Pyarelal Gupta as his sons as his only legal heir and next of kin according to the provisions of the Hindu Succession Act, 1956 by which he was governed at the time of his death. And accordingly they inherited the undivided share, right, title and interest belonging to the said deceased late Shri Pyarelal Jammadas Gupta in the said properties described in the schedule hereunder written.

AND WHEREAS The said Pyarelal Jammadas Gupta died at Mumbai on 16th May, 1987 without leaving behind any will and/or other testamentary disposition and that he was survived by Smt. Shashi Pyarelal Gupta, as his widow, Mrs. Ursula Ravi Agarwal nee Ursula Pyarelal Gupta, as his daughters and Mr. Punit Pyarelal Gupta and Mr. Munish Pyarelal Gupta as his sons as his only legal heir and next of kin according to the provisions of the Hindu Succession Act, 1956 by which he was governed at the time of his death. And accordingly they inherited the undivided share, right, title and interest belonging to the said deceased late Shri Pyarelal Jammadas Gupta in the said properties described in the schedule hereunder written.

AND WHEREAS By a Deed of Release made between 1 (a) SMT. NIRMALA BANWARILAL GUPTA, of Mumbai, Indian Inhabitant, aged 72 years, occupation Housewife, having her address at Flat No. 1, 2nd floor, MitraKunj, 16, Peddar Road, Mumbai-400026, (b) MRS. KANCHAN ALAY AGARWAL nee KANCHAN BANWARILAL GUPTA, of New Delhi, Indian Inhabitant, aged 52, occupation Housewife, having her address at 178 East of Kailash, New Delhi-110065, 2(a). SMT. RADHA HARBANSAL GUPTA, of Mumbai, Indian Inhabitant, aged 71 years, occupation Housewife, having her address at 902, Casa Grande, A Wing, Senapati Bapat Marg, Mumbai-400 013, (b) MRS. ANITA KAMAL GUPTA nee ANITA HARBANSAL GUPTA of Mumbai, Indian Inhabitant, aged 54, occupation Housewife, having her address at Flat No. C-201, Avantika Building, Birla House, Birla Lane, Mumbai-400 049, (c) MRS. SUNANDA HIEM AGARWAL nee SUNANDA HARBANSAL GUPTA, of New Delhi, Indian Inhabitant, aged 51, occupation Housewife, having her address at Anant Niwas, 6/14, Roop Nagar, New Delhi-110007, (d). MRS. SUMAN VIVEK GUPTA nee SUMAN HARBANSAL GUPTA of Bangalore, Indian Inhabitant, aged 48 years, Occupation Housewife, having her address at 156, 43rd Cross Road, 8th Block, 2nd Main, Jaynagar, Bangalore-560082, 3(a). SMT. SHASHI

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WHEREAS:

A. During her lifetime one Smt. Amarkaur Jannadas Gupta, was absolutely seized and possessed of and/or otherwise well and sufficiently entitled to all those pieces or parcels of land, situated, lying and being admeasuring 2482.00sq. Meters together with the structures standing thereon, situated at Survey No.105 (Hasea No. 1/1/2), CTS No. 231A (PART), 234, 234 (1 to 14) 235, 235 (1 to 6), 236, 236 (1 to 7) 1331, 1331 (1 to 10) of Revenue Village Kanjur, Taluka Kuria, District Mumbai Suburban, within the limits of "S" Ward of Municipal Corporation of Greater Mumbai together with Chawl Structures known as Ganapat Mali Compound, Pedanekar Chawl, Sainath Chawl, Vikas Sadan Chawl, Shivram Sadan Chawl, Samarth Nagar Road, Bhandup (W), Mumbai - 400 078, and more particularly described in the First Schedule hereunder written (hereinafter for the sake of brevity referred to as "The Said Property").

AND WHEREAS The said Smt. Amarkaur Jannadas Gupta, died at Mumbai on or about 26th December 1980.

AND WHEREAS Upon the death of the said Smt. Amarkaur Jannadas Gupta, (i) Barwanlal Jannadas Gupta, (ii) Harbanslal Jannadas Gupta and (iii) Pyarelal Jannadas Gupta as her sons, as their only legal heirs and next of kin according to the provisions of the Hindu Succession Act, 1956 which they were governed at the time of their death became entitled to the said property, right, title and interest in the properties described in the schedule hereunder written.



WHEREAS The said Barwanlal Jannadas Gupta died at Mumbai, on 1988 without leaving behind any will and/or other disposition and that he was survived by Smt. Nirmala Banwanlal Jannadas Gupta, his widow, the Mrs. Kanchan Ajay Agarwal nee Banwanlal Jannadas Gupta, as his daughter and Mr. Rajiv Barwanlal Jannadas Gupta, as his son as their only legal heirs and next of kin according to the provisions of the Hindu Succession Act, 1956 by which they were governed at the time of their death. And accordingly, they inherited the undivided share, right, title and interest belonging to the said deceased late Shri Barwanlal Jannadas Gupta in the said properties described in the schedule hereunder written.

AND WHEREAS the said Harbanslal Jannadas Gupta died at Mumbai on 30th August 2000 without leaving behind any will and/or other testamentary disposition and that he was survived by Smt. Radha Harbanslal Gupta, as his widow, and Mrs. Anita Karnal Gupta nee Anita Harbanslal Gupta, Mrs. Sunanda Hem Agarwal nee Sunanda Harbanslal Gupta and Mrs. Suman Vivek Gupta nee Suman Harbanslal Gupta as

PROMOTER	FLAT PURCHASER/S
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AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE made at Mumbai, this 9th Day of MARCH 2023 BETWEEN **M/s. ADHIKARI ENGINEERING PRIVATE LIMITED**, is incorporated under the Companies Act, 1956 (No.1 of 1956) on 2nd December 2009 and the Company is Private Limited and having its Administrative Office at 435, Avior, Nirmal Galaxy, Opp. Johnson Garden, L.B.S.Road, Mulund (W), Mumbai-400 080 represented through Director **MR. SATISH SAVLARAM ADHIKARI**, Aged 51 Years, hereinafter called **"THE PROMOTER"** (Which expression shall unless repugnant to the context or meaning thereof mean and include his heirs, executors, administrators and assigns) of the **ONE PART AND**

MR. NARESH DILIP KHAJLE, Age 41 and **Mrs. TRIVENTI NARESH KHAJLE**, Age 40 Indian, inhabitant/s residing/doing Service/ Homemaker/ Business at Jay Durga Devi Niwas Near Abdul Bhonde Bangla Utlarsh Nagar Bhandup (W) S.O. Mumbai 400078. Hereinafter called **"THE ALLOTTEE/S"** (Which expression shall unless repugnant to the context or meaning thereof mean and include his/her heirs, executors, administrators and assigns) of the **OTHER PART**

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दुय्यम निबंधक : सह दु.नि. कुर्ला 2

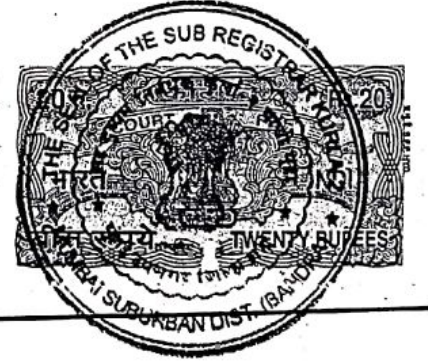
दस्त क्रमांक : 4345/2023

नोदंगी :

Regn:63m

गावाचे नाव : कांजुर

(1)विलेखाचा प्रकार	करारनामा
(2)मोबदला	3900000
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	4196654
(4) भू-मापन,पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव:मुंबई मनपा इतर वर्णन :सदनिका नं: 102, माळा नं: पहिला मजला,ए-विंग, इमारतीचे नाव: महाराष्ट्र मंदिर, ब्लॉक नं: समर्थ नगर,रोड, रोड : भाडूप पश्चिम मुंबई 400078, इतर माहिती: सदर सदनिकेचे एकूण क्षेत्रफळ 326 चौ.फूट कारपेट...((C.T.S. Number : 231A (PART), 234, 234 (1 TO 14), 235, 235 (1 TO 6) 236,236 (1 TO 7), 1331, 1331 (1 TO 10). ;)
(5) क्षेत्रफळ	1) 33.32 चौ.मीटर
(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:-मे/- अधिकारी इंजीनियरिंग प्रा.लि. चे संचालक सतीश सावळाराम अधिकारी तर्फे मुखत्यार म्हणून संगीता आनंद शिंदे वय:-42; पत्ता:-प्लॉट नं: ऑफिस नं. 435 , माळा नं: -, इमारतीचे नाव: एन्हीऑर निर्मल गॅलेक्सी, ब्लॉक नं: जॉन्सन गार्डन समोर, रोड नं: एल.बी.एस. रोड, मुलुंड पश्चिम, मुंबई, महाराष्ट्र, MUMBAI. पिन कोड:-400080 पॅन नं:-AAICA0684P
(8)दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-नरेश दिलीप खवळे वय:-41; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: जय दुर्गा देवी निवास,अब्दुल भोंडे बंगल्या जवळ, ब्लॉक नं: उत्कर्ष नगर , रोड नं: भाडूप पश्चिम मुंबई , महाराष्ट्र, MUMBAI. पिन कोड:-400078 पॅन नं:-BEPK3116M 2): नाव:-त्रिवेणी नरेश खवळे वय:-40; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: जय दुर्गा देवी निवास,अब्दुल भोंडे बंगल्या जवळ, ब्लॉक नं: उत्कर्ष नगर , रोड नं: भाडूप पश्चिम,मुंबई , महाराष्ट्र, MUMBAI. पिन कोड:-400078 पॅन नं:-CHOPK3183P
(9) दस्तऐवज करून दिल्याचा दिनांक	09/03/2023
(10)दस्त नोंदणी केल्याचा दिनांक	09/03/2023
(11)अनुक्रमांक,खंड व पृष्ठ	4345/2023
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	252000
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14)शेरा	



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

(i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.

सुलभ व्यवहारासाठी नागरिकांचे सक्षमीकरण
दस्तऐवज नोंदणीनंतर मिळकत पत्रिका/ कर नोंदवही अद्ययावत करणे गरजेचे आहे.
या व्यवहाराचे विवरण पत्र ई-मेल द्वारे बृहत्मुंबई महानगरपालिकेस पाठविणेत आलेला आहे.
आता हे दस्तऐवज दाखल करण्यासाठी कार्यालयात स्वतः जाणेची आवश्यकता नाही.

Integrated Governance enabling You to Do Business Easily

It is necessary to update Relevant records of Property/ Property tax after registration of document.

Details of this transaction have been forwarded by Email (dated 09/03/2023) toMunicipal Corporation of Greater Mumbai.

No need to spend your valuable time and energy to submit this documents in person.

सह दुय्यम निबंधक कुर्ला-२
मुंबई उपनगर १-एल्हा