

करल - ५		
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- ii. that person's successors in title and permitted assigns or transferees in accordance with the terms of this Agreement, and
- iii. references to a person's representatives shall be to its officers, employees, legal or other professional advisers, sub-contractors, agents, attorneys and other duly authorized representatives;

(m) where a wider construction is possible, the words "other" and "otherwise" shall not be construed ejusdem generis with any foregoing words.

WITNESS WHEREOF parties hereinabove named have set their respective hands and signed this Agreement for Sale at Mumbai in the presence of attesting witness, signing as such on the day first above written.

**THE FIRST SCHEDULE HEREINABOVE REFERRED TO:
(Description of the Larger Land)**

All that piece and parcel of land collectively admeasuring about 2,232.87 square meters or there about bearing CTS Nos. 620 (part), 621 (Part), 622 (Part), 1859, 1860 and 1861 of Village Chembur, Taluka Kurla, situated at Pestam Sagar Cross Road No. 6, Juna Retibunder Road, Chembur (West), Mumbai - 400 089 and bounded as follows:



- On or towards East : CTS No. 622;
- On or towards West : Existing Masjid on Plot Occupied by Slum;
- On or towards North : Existing Somaiyya Nalla; and
- On or towards South : Pestom Sagar Road No. 6.

**THE SECOND SCHEDULE HEREINABOVE REFERRED TO:
(Description of the said Land)**

All that piece and parcel of land collectively admeasuring about 2,232.87 square meters or there about bearing CTS Nos. 620 (part), 621 (Part), 622 (Part), 1859, 1860 and 1861 of Village Chembur, Taluka Kurla, situated at Pestam Sagar Cross Road No. 6, Juna Retibunder Road, Chembur (West), Mumbai - 400 089 and bounded as follows:

- On or towards East : CTS No. 622;
- On or towards West : Existing Masjid on Plot Occupied by Slum;
- On or towards North : Existing Somaiyya Nalla; and
- On or towards South : Pestom Sagar Road No. 6.

[Handwritten signatures]

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2664	05	900
2020	THE FOURTH SCHEDULE ABOVE REFERRED TO (Meaning of the Terms and Expressions)	

Sr. No.	Terms and Expressions	Meaning
1.	The said Premises	Flat No.B-1003 (1 BHK) admeasuring about 35.32 square metres equivalent to approximately 380.18 square feet carpet area as per RERA Act on the 10 th floor (i.e. 10 th habitable floor including the Girder / Mechanical / Service / Refuge floor level / Parking Lobby, Amenity Levels) of the said Wings.
2.	The said Car Parking Space	Right to park 01 no. of vehicles in mechanized parking tower.
3.	The Sale Price of the said Premises	Rs.64,25,042/- (Rupees Sixty-Four Lakh Twenty-Five Thousand and Forty-Two only)
4.	The Sale Price of the said Car Parking Space	Rs.6,00,000/- (Rupees Six Lakhs only)
5.	The Sale Price	Rs.70,25,042/- (Rupees Seventy Lakh Twenty-Five Thousand and Forty-Two only)
6.	Name of the Account for payment of Sale Price	Unique Property Enterprises Pvt Ltd RERA Collection Account Account No. 2021234026924968 Bank: AU Small Finance Bank Limited
7.	Completion Date	31 st December 2022
8.	The said Nominee	Name: _____ Relationship with Allottee/s : _____ Address of Nominee : _____
9.	Name, address and email of the Allottee/s for the purposes of this Agreement	Mr. Anil Ashok Kute & Mrs. Suvarna Anil Kute C-55/208, 101/Beauty Heights, Shiv Colony, Ulhasnagar - 421003 Email - anilkute28@gmail.com
10.	Name, address and email of the Promoter for the	M/s. Unique Property Enterprises Private Limited 203 Orbit Plaza, New Prabhadevi Rd Prabhadevi, Mumbai - 400025

for: Anand Kute