

28 फाते

Sew
12:42

M/s. Dattatraya ¹⁶⁻⁹¹ Agencies
and
M/s. Vinayak Agencies

Shop 19

~~6402~~
2090

(4) (5)

Millenium
plaza
7 shops

2005

DEED OF APPARTMENT

DATTATRAY AGENCIES

&

VINAYAK AGENCIES



Tuesday, August 17, 2010

12:22:56 PM



Original

नोंदणी 39 म.

Regn. 39 M

पावती

पावती क्र. : 7614

गावाचे नाव शिवाजीनगर (भांबुडी)

दिनांक 17/08/2010

दस्तऐवजाचा अनुक्रमांक हवल10 - 07572 - 2010

दस्ता ऐवजाचा प्रकार अपार्टमेंट डीड
अपार्टमेंट डीड

सादर करणाराचे नाव:मे दत्तात्रय एंटरप्रायझेस - AAFFD0550P आणि विनायक एजन्सीज तर्फे
भागीदार श्री विनायक दत्तात्रय घोडके - -

नोंदणी फी	:-	100.00
नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (आ. 11(2)), रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (28)	:-	560.00
एकूण रु.		660.00

आपणास हा दस्त अंदाजे 12:37PM ह्या वेळेस मिळेल

दुय्यम निबंधक

सहा. हवेली 10 (बिंबवेंगाडी) - २

हवेली क्र. १०, पुणे

बाजार मुल्य: 1443109 रु. मोबदला: 1180000रु.

भरलेले मुद्रांक शुल्क: 100 रु.



दस्तक्रमांक व वर्ष: 7572/2010

Tuesday, August 17, 2010

12:24:53 PM

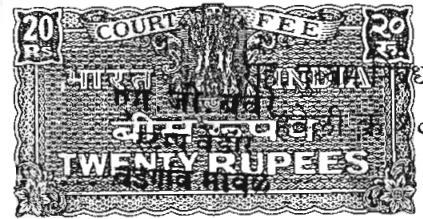
नोंदणी 63 म

Regn 63 m e

सूची क्र. दोन INDEX NO. II

गावाचे नाव : शिवाजीनगर (भांबुर्डा)

- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप अपार्टमेंट डीड व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 1,180,000.00
बा.भा. रु. 1,443,109.00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1) वर्णन: मौजे शिवाजीनगर पुणे येथील सिटीएस नं 1216/2 फा प्लॉट नं 576/2 सिटीएस नं 1216/3 यासी फा प्लॉट क्र 576/3 या मिळकतीवर बांधलेल्या मिलेनिअम प्लाझा या इमारतीतील अप्पर ग्राऊंड फ्लोरवरील शॉप /अपार्टमेंट क्र 1 G यासी क्षेत्र 37.16 चौ मी /400 चौ फुट बिल्टअप तसेच 1.430 % अविभक्त हिस्सासह मिळकत. (पुर्व नोंद द.क्र. 2028/04 दु.नि.का.ह. 2 पुणे अन्वये नों फी व मु.शु वसुल.)
- (3) क्षेत्रफळ (1)
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा (1)
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) स्नेह डेव्हलपर्स - ABFFS1926F तर्फे भागीदार संजय श्रीनिवास झवर तर्फे नोंदणीसाठी वि कु.मू. म्हणुन श्री पंकज मनोहर वानखडे - -; घर/फ्लॉट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: शिवाजीनगर; शहर/गाव: पुणे; तालुका: -; पिन: -; पॅन नम्बर: -.
- (2) मा.देणार श्रीमती विनीता विजय पाटील व इतर तर्फे कु.मू. म्हणुन महेंद्र जगन्नाथ येवले तर्फे नोंदणीसाठी वि कु.मू. म्हणुन श्री पंकज मनोहर वानखडे - -; घर/फ्लॉट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: शिवाजीनगर; शहर/गाव: पुणे; तालुका: -; पिन: -; पॅन नम्बर: -.
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) मे दत्तात्रय एंटरप्रायझेस - AAFFD0550P आणि विनायक एजन्सीज तर्फे भागीदार श्री विनायक दत्तात्रय घोडके - -; घर/फ्लॉट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: से बापट रोड; शहर/गाव: पुणे; तालुका: -; पिन: -; पॅन नम्बर: -.
- (2) मे दत्तात्रय एंटरप्रायझेस - AAFFD0550P आणि विनायक एजन्सीज तर्फे भागीदार श्री विकास दत्तात्रय दांगट - -; घर/फ्लॉट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: सदर; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -.
- (7) दिनांक करून दिल्याचा 03/08/2010
- (8) नोंदणीचा 17/08/2010
- (9) अनुक्रमांक, खंड व पृष्ठ 7572 /2010
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 72175.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 100.00
- (12) शोरा

मी नक्षल बाबती
मी नक्षल बाबती

असल्यास हुकुम नक्षल

दु.नि (वर्ग-२) हवेली-१०

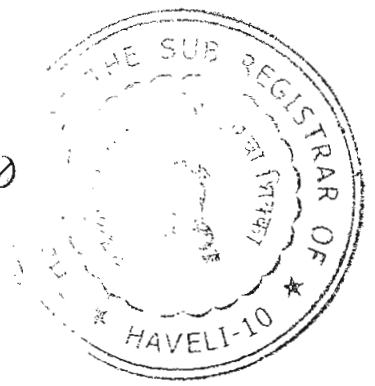
दस्तासाबती मजले

श्री. विनायक घोडके

यांना दिली अगस्त

दिनांक - 20/08/2010

दु.नि. (वर्ग-२) हवेली-१०



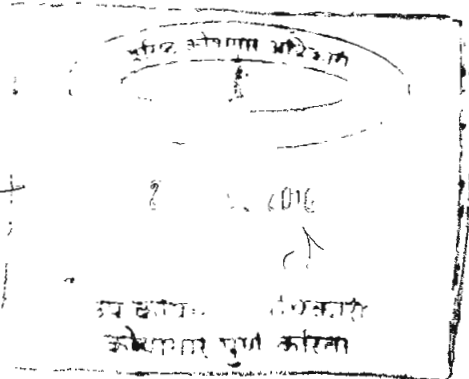


महाराष्ट्र MAHARASHTRA

26 JUL 2010

DG 014245

र.न. 1729/१८४ कसबा पेठ पुणे - दिनांक
 रूपये १००
 नाव श्री. रमेश देवेंद्रराव
 पत्ता सुभाषराव राहुकराव
 हस्ते रत्ना वासुदेव



स्टॅम्प व्हेंडर, (मंजय चौधरी)
 ला. नं.-HVL/11/21/95

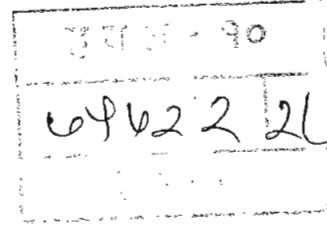


१०
 ७५६२ ९२८

DEED OF APARTMENT

This DEED OF APARTMENT is executed here at Pune, on this
03rd day of August month of the year, 2010,

३३



M/s.**SNEH DEVELOPERS**, [PAN: ABFFS 1926 F], a partnership firm registered under the provisions of Indian Partnership Act; 1932, having its registered office at : 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016, through one of its partner Mr. **SANJAY SHRINIWAS ZANWAR**, age - 44 years, occupation : business, working at 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016, ...hereinafter called as the "**PROMOTER**", which expression shall, unless repugnant to the context or meaning thereof, mean and include all its partners, their respective heirs, successors, executors, administrators and assigns,...of the FIRST PART,

and

M/s.**DATTATRAYA ENTERPRISES** [PAN: AAFDD 0550 P],

M/s.**VINAYAK AGENCIS** a partnership firm registered under the provisions of Indian Partnership Act, 1932, having its office at Ajantha Sahakari Society, Durga Nagar, Senapati Bapat Road, Pune- 411 016 through its partners [i] Mr. Vinayak Dattatraya Ghodke, about adult years, occupation: Business and [ii] Mr. Vikas D. Dangat, age about 45 years, occupation: Business, both are residing at Ajantha Sahakari Society, Durga Nagar, Senapati Bapat Road, Pune- 411 016...hereinafter collectively called as the "**PURCHASER**", which expression shall, unless repugnant to the context or meaning thereof, mean and include all its partners, their respective heirs, successors, executors, administrators and assigns ...of the SECOND PART,

and

(A) (i) Smt.**VINITA VIJAY PATIL**, adult, (ii) Smt.**PADMA NILKANTH SHIROLE**, adult, (iii) Mr.**SANMITRA NILKANTH SHIROLE**, adult, all residing at 1205/5, Yashwant Building, Ghole Road, Shivajinagar, Pune- 411 004.

(B) (iv) Mr.**CHANDRASEKHAR SHIROLE**, adult, (v) Mrs.**VARSHA CHANDRASEKHAR SHIROLE**, adult, (vi) Mr.**VEERDHAWAL CHANDRASEKHAR SHIROLE**, adult, (vii) Mrs. **DEEPALI VEERDHAVAL SHIROLE**, adult, all residing at 1201A/4, Shirole Road, Shivajinagar, Pune-411 004, (viii) Mr. **DHAIRYASHEEL**

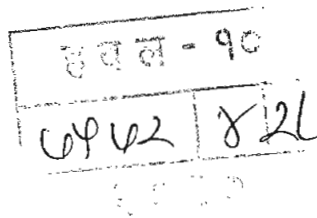
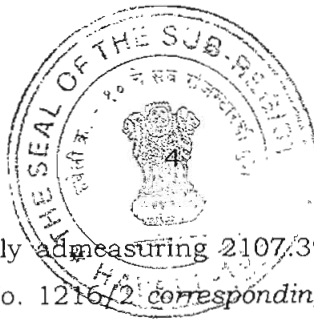


6402326

BABURAO SHIROLE, adult, (ix) Mrs. **VASUNDHARA DHAIRYASHEEL SHIROLE**, adult, (x) Mr. **SHRIRANG DHAIRYASHEEL SHIROLE** adult, (xi) Mrs. **RINITA SHRIRANG SHIROLE**, adult, (xii) Master **SURYANSIL SHRIRANG SHIROLE**, all residing at 1201C/13, Shirole Road, Shivajinagar, Pune-411 004, (xiii) Mrs. **SHIVMALA SHIVAJIRAO SHIROLE**, adult, (xiv) Mr. **RAJENDRA SHIVAJIRAO SHIROLE**, adult, (xv) Mr. **SANJAY SHIVAJIRAO SHIROLE**, adult, all residing at Shivaji Nagar, Pune, by the hand of their duly constituted Attorney Mr. **MAHENDRA JAGANNATH YEOLE**, age - 44 years, occupation : business, working at 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016...(A) and (B) hereinafter collectively called as the "**OWNERS/CONFIRMING PARTIES**", which expression shall, unless repugnant to the context or meaning thereof, mean and include their respective heirs, successors, executors, administrators and assigns, ...of the THIRD PART,

W H E R E A S,

- a. The Confirming Parties Nos. **I to III** herein i.e. A are the owners of all that piece and parcel of land or ground admeasuring 1036.50 sq.mt (11156.88 sq.ft), being the western half portion of Plot admeasuring 2073 sq.mt (**22313.58 sq.ft**) bearing City Survey No.1216/2, *corresponding* to Final Plot No.576/2, Bhamburda Town Planning Scheme No. 1, situate, lying and being at Bhamburda, Shivajinagar, within the limits of Registration Dist. Pune and Sub Registrar Haveli No. X (previously Jt. Sub Registrar Haveli No. II) and also within the limits of Pune Municipal Corporation,
- b. The said Confirming Parties Nos. IV to XV herein i.e. B, are the owners all that piece and parcel of land or ground admeasuring 1070.89 sq. mt. (11522.77 sq. ft.) being the western half portion of Plot admeasuring 2141.79 sq.mt. (23045.66 sq. ft) bearing City Survey No.1216/3, *corresponding* to Final Plot No.576/3, Bhamburda Town Planning Scheme No. 1, situate, lying and being at Bhamburda, Shivajinagar, within the limits of Registration Dist. Pune and Sub Registrar Haveli No. X (previously Jt. Sub Registrar Haveli No. II) and also within the limits of Pune Municipal Corporation,

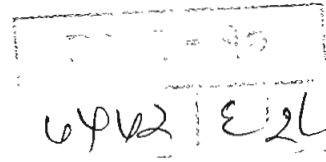
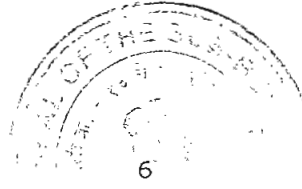


- c. Thus, both Plots totally admeasuring 2107.39 sq.mt (22683.94 sq.ft) bearing City Survey No. 1216/2 corresponding to Final Plot No.576/2 and City Survey No.1216/3, corresponding to Final Plot No.576/3, Bhamburda Town Planning Scheme No. 1, situate, lying and being at Bhamburda, Shivajinagar, within the limits of Registration Dist. Pune and Sub Registrar Haveli No. X (previously Jt. Sub Registrar Haveli No. II) and also within the limits of Pune Municipal Corporation, (herein after collectively called as "**said PROPERTY**" herein, more particularly described in SCHEDULE-I, were owned by Confirming Parties (A & B).
- d. The Portion held by Owners/Confirming Party No. 1 to 3 admeasuring 1036.50 sq.mt (11156.88 sq.ft), have been declared to be "**retainable**" by them as being within the ceiling limits prescribed under the Urban Land (ceiling & Regulation) Act, 1976,
- e. Said Owners/Confirming Party executed Development Agreement/s and Power of Attorney/s vide diverse duly stamped and registered Writing (all acts in law) inter-alia in favour of Promoters and Promoters have acquired the rights of development of said Property for construction of building/s containing Shops/Offices /Units and other Structures thereon and for sale of such Shops/Offices/ Unit/ Structures to prospective purchaser thereof on "ownership basis".
- f. In the circumstances, the Promoters hold the rights of development of said Property more particularly described in SCHEDULE-I, written by way of inter-alia by construction of building/s containing Shops/Offices /Units and other Structures and by way of Sale of such Shops/Commercial Premises/Units/Structures etc. to prospective purchasers thereof under the provisions of Maharashtra Ownership Flat Act, 1963 or otherwise howsoever exploit the commercial potentiality of the said Property and to receive and appropriate the sale proceeds thereof;
- g. The Promoters applied for building permission and has obtained sanctioned of Pune Municipal Corporation (vide its Commencement Certificate dated 24.01.2003 bearing No. 3157) for the building plans and specification in respect the construction of a building known as "**MILLENIUM PLAZA**" containing/Shops/Showrooms/Commercial Premises on the said Property.



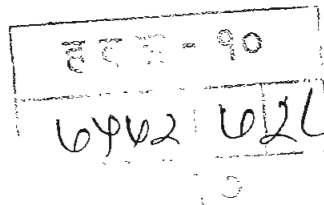
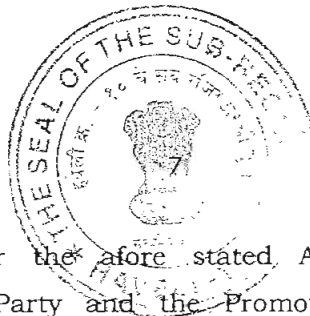
ह व ल - १०	
६५६२	५३६
२०१०	

- h. Said Property has been reserved for "parking" (designated as site No.34-A), under the Development Plan for Pune City, and Promoters had sold (free of cost) upper Parking floor area (i.e.1.50 m. below Ground Level) having area 1377.93 M2 and Basement Parking area 537.16 M2 with electricity fitting such as wiring, light point, tube light etc. in properties of 1 tube light for 200 sq. ft. area with electrical connections from MSEB are to be arranged by Promoter at their own cost, to Pune Municipal Corporation by Sale Deed dated 19.09.2005 registered in the office of Sub Registrar Haveli No. X at serial No. 6000/2005.
- i. The Promoter, under supervision of architects of the project M/s. **AVINASH NAWATHE**, registered with the Council of Architects, and the Structural Engineer M/s. Y.S. SANE ASSOCIATES, designing and supervising the structural work of construction of the building, completed the construction of the Commercial building known as "**MILLENIUM PLAZA**", on the said Property thereon, having two level Parking floors+ Upper Ground floors + Three Floors and each consisting of independent apartments, commonly known as "ownership scheme",
- j. On completion of construction of respective apartments, the Promoter also granted and delivered possession of the concerned shops/offices to the concerned purchasers who agreed to purchase the same by duly stamped registered agreement to sell *inter alia* as contemplated under the Maharashtra Ownership Flats Act,1963,
- k. In compliance and pursuant to (i) the provisions of section 10(2) of the Maharashtra Ownership Flats Act, 1963, and (ii) the terms, conditions and reservations under the respective agreements to sell various blocks in the scheme, the Owners/Confirming Party and the Promoter herein, submitted the said Property and building constructed thereon and their respective rights thereto, more particularly described in SCHEDULE.I given herein (hereinafter and *collectively* referred to as the said "**PROPERTY**"), to provisions of Maharashtra Apartment Ownership Act, 1970 by executing the declaration dated 17.08.2007, (together with Bye. laws), under section 2 thereof, registered in the office of the Sub. Registrar, Haveli No. X, at serial No. 6576/2007 (the



said "**DECLARATION**", for short, thus bringing into existence the condominium of "**MILLENIUM PLAZA**",

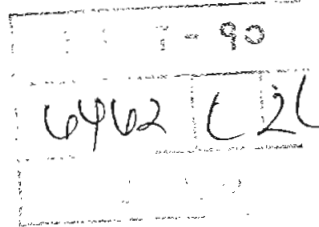
- l. In the meanwhile, the Purchasers, by duly stamped and executed Article of Agreement dated 13.04.2004 registered in the office of the Jt. Sub. Registrar Haveli No. II, Pune at serial No. 2028/2004 registered on same day, agreed to purchase the Commercial Apartment in the building then being constructed on the said Property, more particularly described in the SCHEDULE.II written herein (hereinafter referred to as the said "**APARTMENT**"), from the Promoter, for and at the lump sum price of Rs. 11,80,000/- (Rupees Eleven lakh eighty thousand only),
- m. On completion of construction of the said Apartment, as witnessed by the afore stated Completion/Occupation Certificate and on the Purchasers paying the entire agreed price of the said Apartment to the Promoter, the Promoter granted, delivered and handed over the possession of the said Apartment to the Purchasers, and the Purchasers accepted the same in full accord and satisfaction and in satisfactory discharge of all the contractual and statutory obligations of the Promoter,
- n. Prior to the afore stated **Agreement to Sell** and prior to acceptance of the possession of the said Apartment, the Purchasers inspected and investigated, the title and the rights of the Owners/Confirming Party and the Promoters respectively to the said Property, the quality of the construction and specifications thereof, agreed and required, and all other obligations of the Promoter as the Promoters as provided for under the provisions of the Maharashtra Ownership Flats Act,1963, so also the one agreed otherwise,
- o. The Purchasers being fully satisfied therewith, declared not to have any grievance about, relating to and touching the said Apartment and matters relating thereto, statutory and/or otherwise, so also about the exclusive/ restricted/ common areas and facilities, so also declares to have perused and confirmed the contents, provisions, terms and conditions of the said Declaration and further that the Purchasers does not have any grievance relating thereto,
- p. In compliance to the obligations, cast under the Maharashtra Ownership Flats Act,1963 r/w the Maharashtra Apartment Ownership



Act, 1970 and under the ~~the~~ ~~afore~~ stated Agreement To Sell, the Owners/Confirming Party and ~~the~~ Promoter have executed this indenture conveying the said Apartment unto and in favour of the Purchasers,

NOW THIS DEED OF APARTMENT WITNESSETH:

1. The Owners/Confirming Party and the Promoter hereby, absolutely and without any reservations, and free from encumbrances, sell, assign, convey and otherwise transfer all their respective rights, title, interest and claims, to the Purchasers, for ever to have and to hold, relating to, in respect of all that Commercial Apartment more particularly described and mentioned in SCHEDULE.II herein (the said "**APARTMENT**"), for and at the lump sum price of Rs. 11,80,000/- (Rupees Eleven lakh eighty thousand only) in full accord and satisfaction, and the Purchasers accordingly acquires and purchases the same from the Owner and the Promoter herein.
2. In consideration thereof, the Purchasers paid to the Promoter, from time to time, and as separately at such times, duly acknowledged by the Promoter, the agreed price of Rs. 11,80,000/- (Rupees Eleven lakh eighty thousand only), receipt whereof, is hereby confirmed and admitted by the Promoter from the Purchasers, in full accord and satisfaction.
3. The Owners/Confirming Party by this indenture have transferred their rights, title, interest and claims, in and relating to the said Property, in consideration of the Promoter having paid or having agreed to pay the agreed consideration to the Owners/Confirming Party in the aforestated Development Agreement.
4. The Owners/Confirming Party and the Promoter hereby confirm to have granted, delivered and handed over actual and physical possession of the said Apartment to the Purchasers and the Purchasers hereby confirms to have accepted the same from the Promoter in full accord and satisfaction. The Owners/Confirming Party



and the Promoter confirm the possession of the said Apartment unto and in favour of the Purchasers as the absolute owner.

5. The Purchasers satisfied themselves about the title of the Owners/Confirming Party and the rights of the Promoter relating to the said Property, and the said Apartment. The Purchasers also satisfied himself with the construction and the specifications thereof, of the said Apartment and does not have any complaints or grievances in respect thereof.
6. The Purchasers confirms, admits and declares that ,
 - (a) the Deed of Declaration (together with the bye. laws) dated 17.08.2007, registered in the office of the Jt.Sub.Registrar, Haveli No. X, at serial No. 6576, on 17.08.2007, together with terms, conditions, contents and reservations provided therein, shall be always binding upon the Purchasers,
 - (b) the Owners/Confirming Party and the Promoter have fulfilled, observed and complied with all the obligations cast upon them under the said agreement and/or the Maharashtra Ownership Flats Act,1963, to the satisfaction of the Purchasers,
 - (c) the Purchasers inspected, verified, examined and satisfied himself/herself/ themselves about the specifications of the construction, the title of the Owners to the said Property, the rights of the Promoter to develop the said Property, area of the said Apartment, the lump sum price thereof,
 - (d) the Purchasers is satisfied in respect of the specifications of the construction, the title of the Owners to the said Property, the rights of the Promoter to develop the said Property, area of the said Apartment, the lump sum price thereof, or any other matters relating thereto.
 - (e) all taxes, cess and charges, levied, due and payable under the concerned statute, including the Bombay Provincial Municipal Corporation Act,1949, by the Municipal Corporation of the City of Pune, the Maharashtra Land Revenue Code, 1966 to the State Government, relating to the said Property and/or the said Apartment, as the case may be, till the date of grant of possession of the said Apartment and/or issuance of the completion/ occupation certificate, whichever is earlier. have been borne and paid by the Promoter,

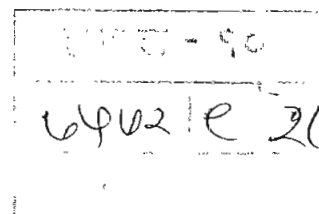
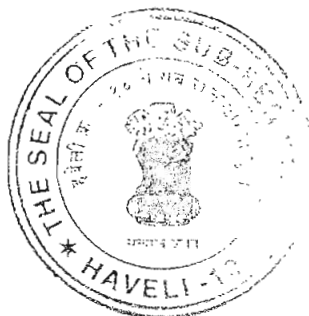
- (f) all such levies, dues, taxes, cess and charges from the date of this instrument, in case on the said Property, shall be paid by the purchasers of apartments in proportion in accordance with the said Declaration or as may be decided otherwise by the Condominium of **MILLENIUM PLAZA**, and in case of the said Apartment, by the Purchasers thereof, exclusively.
7. Subject to otherwise provided, mentioned and reserved, in this indenture and the said Declaration,
- (a) the Owners/Confirming Party and the Promoter hereby, declare and confirm that the said Apartment and the undivided share in the said Property as provided for in the said declaration, now is exclusively owned, seized and possessed without any reservations, to have and to hold by the Purchasers,
- (b) the Owners/Confirming Party and the Promoter do hereby, grant, sell, assign, release, convey, transfer all their respective rights, titles, interests in the said Apartment and the undivided share in the said Property as provided for in the said Declaration, together with all the singular covenants and hereditaments, advantages or any parts thereof, belonging to or in any way appertaining to the said Apartment and the undivided share in the said Property as provided for in the said declaration and all the respective estates, rights,

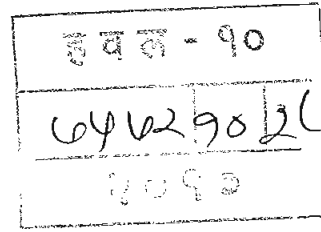
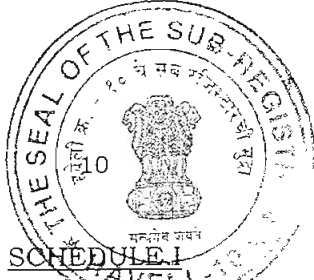
0-0-0-0-0

Stamp Duty:

This instrument is pursuant to the Article of Agreement dated 13.04.2004 registered in the office of the Jt. Sub. Registrar Haveli No. II, Pune at serial No. 2028/2004 registered on same day, the "Index-II"/ Receipt, is attached herewith. Necessary Stamp duty of Rs. 1,44,350/- was paid on the said Agreement. Hence stamp duty of Rs.100/- is affixed on this instrument.

0-0-0-0-0





(description of the said **"PROPERTY"**)

All those pieces of the Plot bearing/s

- (i) City Survey No.1216/2, *corresponding* to Final Plot No.576/2, admeasuring 1036.50 sq.mt (11156.88 sq.ft), being the western half portion of Plot admeasuring 2073 sq.mt (**22313.58 sq.ft**), bounded as under : -

(on or towards)

- EAST : By remaining portion out of Property bearing CTS No.1216/2, Bhamburda Pune
SOUTH : By Property bearing CTS No.1216/3,
WEST : By Fergusson College Road,
NORTH : By Property bearing CTS No.1216/1, Bhamburda, Pune

- (ii) City Survey No.1216/3, *corresponding* to Final Plot No.576/3, admeasuring 1070.89 sq.mt (11527.05 sq.ft) being the western half portion of the Plot admeasuring 2141.79 sq.mt (23054.22 sq.ft), bounded as under : -

(on or towards)

- EAST : By remaining portion out of Property bearing CTS No.1216/3, Bhamburda Pune
SOUTH : By Proposed PMC Road
WEST : By Fergusson College Road,
NORTH : By Property bearing CTS No.1216/2, Bhamburda, Pune

Thus, both admeasuring 2107.39 sq.mt (22683.94 sq.ft) situated at Bhamburda (Shivaji Nagar) (TP Scheme No. I), Taluka Pune City, District Pune within the limits of Registration District of Pune, Sub.Registrar, Haveli No.X, (*previously* Sub.Registrar Haveli No.II) and the Municipal Corporation of the City of Pune TOGETHERWITH with the building comprising of two level Parking floors+ Upper Ground floors + Three Floors, thus in all 31 apartments), on the said Plot, known as "**MILLENIUM PLAZA**" constructed thereon, and together with easements, appurtenances, ingress, egress, pathways, incidental and ancillary rights thereto.

SCHEDULE II

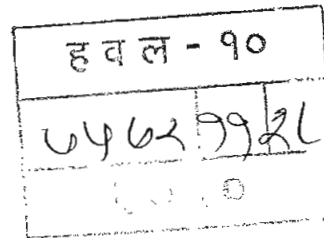
(description of the said "APARTMENT")

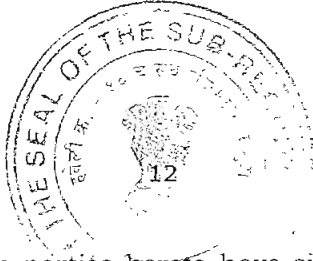
All that

Commercial Apartment	Shop No. 01G [One-G]
Area	37.16 sq. mt. (400 sq. ft.) Built up
Floor	Upper Ground Floor,
Undivided Share	1.430%
Exclusive Facility	Nil

being constructed on the Property bearing City Survey No.1216/2, *corresponding* to Final Plot No.576/2, being the western half portion of Plot and City Survey No.1216/3, *corresponding* to Final Plot No.576/3, being the western half portion of the Plot admeasuring 2141.79 sq.mt (23054.22 sq.ft) together with the rights to the common areas and facilities, and together with fixtures, fittings, appurtenances, easements, egress, ingress, pathways, accesses, water/ drainage lines/ fittings, and also together with all and entire proprietary rights, common rights/ facilities, and all ancillary, supplementary and incidental rights, title, interest and claims thereto.

0-0-0-0-0





758-90
6462 922L

In witness whereof, the parties hereto have signed and executed this DEED OF APARTMENT on the date and at the place herein before first mentioned.

D??

Mr. **SANJAY SHRINIWAS ZANWAR**
(partner of M/s. **SNEH DEVELOPERS**
(PROMOTER)

Vinayak
[i] Mr. **VINAYAK DATTATRAYA GHODKE**

Vikas D. Dangat
[ii] Mr. **VIKAS D. DANGAT**

Partners of
M/s. DATTATRAYA ENTERPRISES
and
M/s. VINAYAK AGENCIS
(PURCHASER)

Mahendra
Mr. **MAHENDRA JAGANNATH YEOLE**

and also as duly constituted attorney holder of the (i) Smt. VINITA VIJAY PATIL (ii) Smt. PADMA NILKANTH SHIROLE, (iii) Mr. SANMITRA NILKANTH SHIROLE, (iv) Mr. CHANDRASEKHAR SHIROLE, (v) Mrs. VARSHA CHANDRASEKHAR SHIROLE, (vi) Mr. VEERDHAWAL CHANDRASEKHAR SHIROLE, (vii) DEEPALI VEERDHAVAL SHIROLE, (viii) Mr. DHAIRYASHEEL BABURAO SHIROLE, (ix) Mrs. VASUNDHARA DHAIRYASHEEL SHIROLE, (x) Mr. SHRIRANG DHAIRYASHEEL SHIROLE (xi) Mrs. RINITA SHRIRANG SHIROLE, (xii) Master SURYANSIL SHRIRANG SHIROLE, (xiii) Mrs. SHIVMALA SHIVAJIRAO SHIROLE, (xiv) Mr. RAJENDRA SHIVAJIRAO SHIROLE, (xvi) Mr. SANJAY SHIVAJIRAO SHIROLE (Confirming Party/Owners),

Witnesses

1. Signature

Name S. D. NAIKARNI

Address S No 56/L Jaisada, Sahaygaon Pune 4

2. Signature

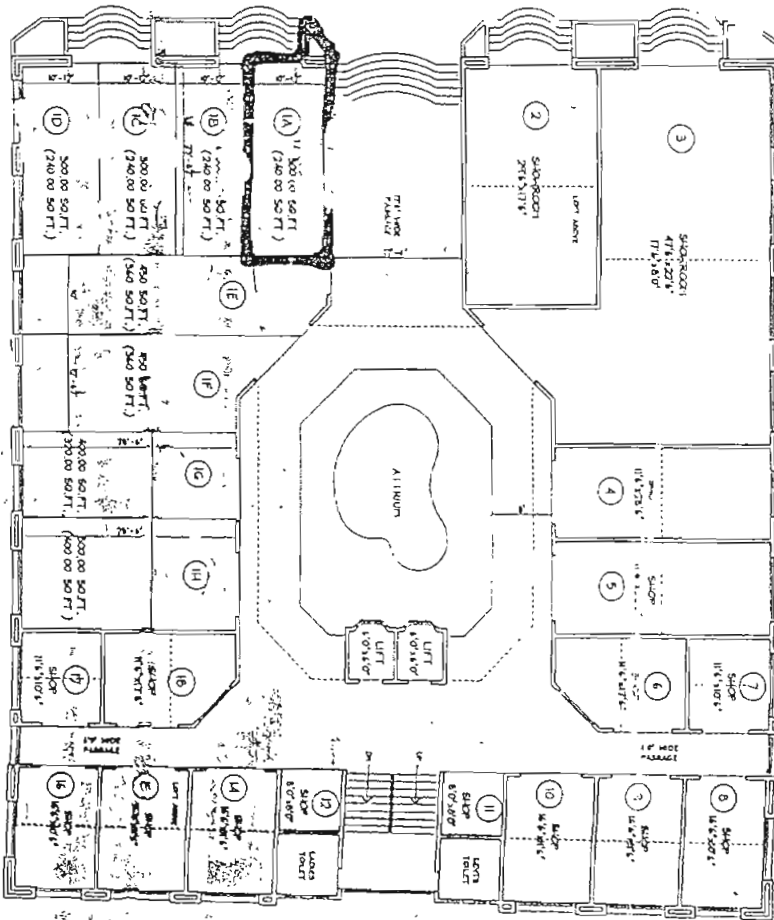
Name S. M. MAHADIK

Address S No. 990 Damakund Pune.



ह व ल - २
२०२१३५/५६
२००४

PROPOSED COMMERCIAL BUILDING ON
 F.P. NO. 5763/A + 3/B, SHIVAJINAGAR PUNE.
 FOR MR. SUSHIL PATIL



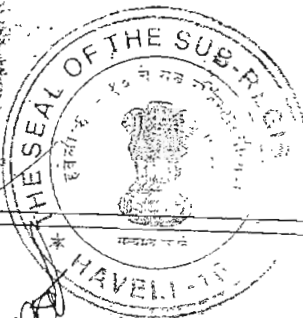
COMMERCIAL
 UPPER GROUND FLOOR PLAN

SCALE
 1:100

DATE
 10/10/2021

APPROVED BY
 SUSHIL PATIL

APPROVED BY
 SUSHIL PATIL



ह व ल - १०
६५६२१४२६

Sushil Patil
Sushil Patil

पुणे महानगरपालिका

शिवाजीनगर, पुणे ४११००२.

4



वांधकाम नियंत्रण कार्यालय

क्रमांक BCO10046
0000243
27/4/2004

मुंबई प्रांतिक महानगरपालिका अधिनियम १९४९ कलम २६३ (१) प्रमाणे कलाविषयक धंटे की, डालर नन्द् केलेल्या अटीवर पुढील दर्पनाचा इमारतीचा भाग उपयोगात आणण्यास संपत्ती देण्यात देत आहे

अर्जातः परिते भांगवदा पत्र

श्री / श्रीमती डी. व्ही. शिरोळे

राहणार १० उमविनाबा, नवाझ

११३२, शिवाजीनगर, पुणे



ह. व. ल - १०	
५५१०६	५५१५०
२००७	

आपणास मुंबई प्रांतिक महानगरपालिका अधिनियम १९४९ कलम २६३ (१) प्रमाणे कलाविषयक धंटे की, डालर नन्द् केलेल्या अटीवर पुढील दर्पनाचा इमारतीचा भाग उपयोगात आणण्यास संपत्ती देण्यात देत आहे

कलमे ४५/६९ प्रमाणे पुणे, पेठ शिवाजीनगर, कावळी कॉट क्र. १
सर्व्हे क्र. १२९६/३ यात ५०६/२३५

इकडील संपत्ती पत्र / कनेक्टिवेट सर्टिफिकेट क्रमांक २००० दिनांक २३/१२/२००४

अन्ये बांधकाम कारण्यास परवानगी देण्यात आली आहे सदरले संपत्ती पत्र / कनेक्टिवेट सर्टिफिकेटप्रमाणे / काही भागाचे काम पुरे झाल्यादरम्यान व सदर नवेन बांधलेल्या इमारतीची जगा उपयोगात आणण्यास संपत्ती मिलाव्याबाबत दिनांक ७/५/२००५ रोजी अर्ज केलेल्यान आणणाऱ्या मुंबई प्रांतिक महानगरपालिका अधिनियम १९४९, कलम २६३ (१) प्रमाणे कलाविषयक धंटे की, डालर नन्द् केलेल्या अटीवर पुढील दर्पनाचा इमारतीचा भाग उपयोगात आणण्यास संपत्ती देण्यात देत आहे

उपयोगात आणण्याच्या बांधकामाचे दर्पन

१) श्रीमती परमेश्वर शिरोळे व १

दुकान व २

(एका शिरोळे, व एका दुकानाचे)

उपरोक्त लुट्टीत आंगठ्या पत्र भागणो पूर्वी लुट्टी म. न. पा स

घाव्याचे जागेचे, डेसाचे व रस्नाहकालीन

जागेची लांबे चाली दारवाळ करणार

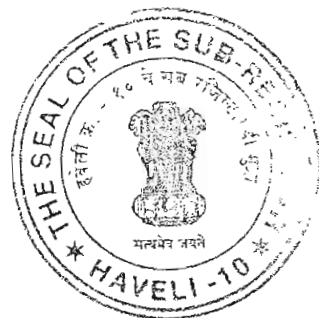
२) उपरोक्त पार्किंग पत्रोउपर व बेसमेट पार्किंग

का पत्रोउपर टॉयलेट सह.

अट "भविष्यत मान्य नकाशा-व्यतिरिक्त कोणतीही बांधकामे (उदा. सर्व मॉडर्नल अंदाज व ट्रेसवरून अंदाज, फर्निचर बांध करून अगर ग्रील लावून पार्किंग बांधिले जाणे इ) केवळ, कोणतीही पूर्व सूचना न देता सदरची संपत्ती मालक बांधकामे करण्यात येतील व न्युप्रियर्य रेकॉर्ड मधील सर्व अंदाजपत्र/मातक यांचेकडून वगळ करण्यात येईल"

Handwritten signature

सहायक अभियंता, वांधकाम नियंत्रण, पुणे महानगरपालिका



ह. व. ल - १०	
६५६२९५२६	
२००७	



दुयम निबंधक: हवेली 2 (कसबा पेट)

दस्तक्रमांक व वर्ष: 2028/2004

भादणी 63 म

Tuesday, April 13, 2004

सूची क्र. दोन INDEX NO. II 98

Regn 63 me

4 Se 13 PM

गावाचे नाव . शिवाजीनगर (भांबुर्डी)

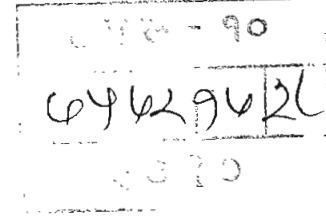
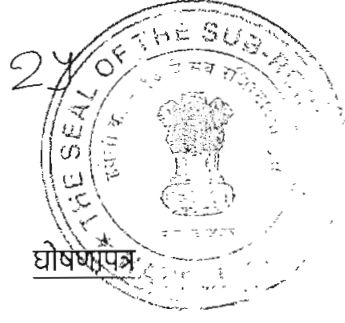
- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 1 180,000 00
बा.मा. रु 1 443,109 00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1) वर्णन विभागाचे नाव - विभागाचे नाव : (वि.क्र.18) शिवाजीनगर (भांबुर्डी) (पुणे महानगरपालिका). उपविभागाचे नाव - 18/330 - रंगलर परराजपे पथ गुप्ते पथ व शिरोळे पथ टी पी.स्कीम न 1---सिटी.एस न. 12*6/2 आणि 1216/3 , फा प्लॉट न. 576/2 आणि 576/3 या मिळकतीवरील मिलाजिअम प्लाना या स्कीम मधील अप्पर ग्राऊंड फ्लोर वरील शॉप न. 1 जी यांसी क्षेत्र 400 चौ फुट /37 16 चौ.मी
11-बांधीय मिळकतीचे क्षेत्रफळ 37 16 चौ.मी आहे
- (3) क्षेत्रफळ
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) स्नेह डेव्हलपमेंट नॉन इन्फॉर्मल व मा. देणार तर्फे कु.मु. म्हणून महेंद्र जगन्नाथ येवले तर्फे वि.कु.मु विकास विनायक धाड्ड ; घर/प्लॉट नं. :- गल्ली/रस्ता :- , ईमारतीचे नाव :- , ईमारत नं. :- पेट/वसाहत 86 नवीपेट ; शहर/गाव: पुणे ; तालुका. :- पिन 411030. पॅन नम्बर :-
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) दत्तात्रय एन्टरप्रायजस आणि विनायक एजन्सिज तर्फे भागीदार विनायक दत्तात्रय घोडके ; घर/प्लॉट नं. :- गल्ली/रस्ता :- , ईमारतीचे नाव: अजंठा सहकारी सोसा. , ईमारत नं. :- पेट/वसाहत: स्नेहपती बापट रोड ; शहर/गाव: पुणे ; तालुका: ; पिन. 411016; पॅन नम्बर. :-
(2) विकास दत्तात्रय दांगट ; घर/प्लॉट नं. :- गल्ली/रस्ता: सदर ; ईमारतीचे नाव: :- ; ईमारत नं. :- पेट/वसाहत: ; शहर/गाव: ; तालुका: ; पिन: ; पॅन नम्बर: AEPDP4844L
- (7) दिनांक करून दिल्याची 13/04/2004
- (8) नोंदणीचा 13/04/2004
- (9) अनुक्रमांक. खंड व पृष्ठ 2028 /2004
- (10) बाजारभावप्रमाणे मुद्रांक शुल्क रु 144350.00
- (11) बाजारभावप्रमाणे नोंदणी रु 14440.00
- (12) शेरा



मी कसबा हवेली वर कसबा वर्चवार 9/11/2004
मी बावली बाबा त्याचे तारीख 22/11/04
मी कसबा विलेखी, वे अर्जा नंबर 93/8/2004
याच तारीख 93/8/2004
स. सुबोध निबोध हवेली



8/11 - 90
64629821




मी महेंद्र जगन्नाथ येवठे या व्दारे घोषित करता की
दुय्यम निबंधक १० यांचे कार्यालयात डिड अंक कम्पार्टमेंट
नोंदणीसाठी सादर करण्यात आला आहे, अमर माजरेकर यांनी दिनांक
१२/२/२००२ रोजी नोंदणी क्र. ५३६०, २००२ अन्वये
मला दिलेल्या कुलमुखत्यारपत्राच्या आधारे मी, सदर दस्त नोंदणीस सादर केला आहे,
निष्पादित करून कबुलीजबाब दिला आहे, सदर कुलमुखत्यारपत्र लिहून देणार यांनी रद्द
केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपेकी कोणीही मयत झालेले नाही,
किंवा अन्य कोणत्याही कारणामूळे कुलमुखत्यारपत्र रद्दबातल ठरलेले नाही, सदरचे
कुलमुखत्यारपत्र पूर्णपणे वेध असून उपरोक्त क्व्ती करण्यास मी पूर्णतः सक्षम आहे, सदरचे
कथन चुकीचे आढळुन आल्यास नोंदणी अधिनियम १९०८ चे कलम ८२ अन्वये शिक्षेस पात्र
राहिल यांची मला जाणीव आहे,

दिनांक

महेंद्र जगन्नाथ येवठे
(कुलमुखत्यारपत्र धारकाचे नाव)

26
- घोषणापत्र -

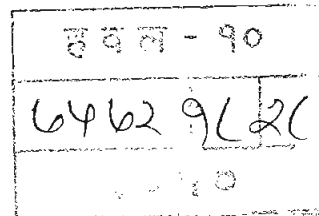
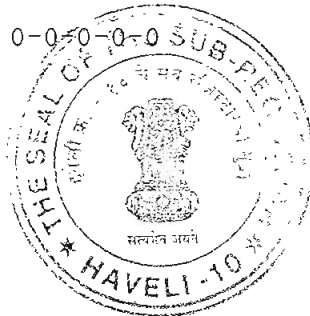
मी पं. व. मंगेश वानखडे याद्वारे घोषित करतो की,
दुय्यम निबंधक 90 यांचे कार्यालयात डॉ. व. मंगेश वानखडे शिर्षकाचा दस्त
नोंदणीसाठी सादर करण्यात आला आहे, महेश जगन्नाथ यवळे
मो. रंजय शिर्षकाचा यांनी दिनांक 90/01/2000 रोजी नोंदणी
क्र. 6460/2000, अन्वये मला दिलेल्या कुलमुखत्यारपत्राच्या आधारे मी
सदर दस्त नोंदणीस सादर केला आहे, निष्पादित करून कबुलीजबाब दिला आहे, सदर
कुलमुखत्यारपत्र लिहून देणार यांनी रद्द केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार
व्यक्तीपेकी कोणीही मयत झालेले नाही, किंवा अन्य कोणत्याही कारणामुळे
कुलमुखत्यारपत्र रद्दबातल ठरलेले नाही, सदरचे कुलमुखत्यारपत्र पूर्णपणे निर्वेध असून
उपरोक्त कृती करण्यास मी पूर्णतः सक्षम आहे, सदरचे कथन चुकीचे आढळून आल्यास
नोंदणी अधिनियम 1906 चे कलम 12 अन्वये शिक्षिस पात्र राहिल यांची मला जाणीव आहे,



दिनांक

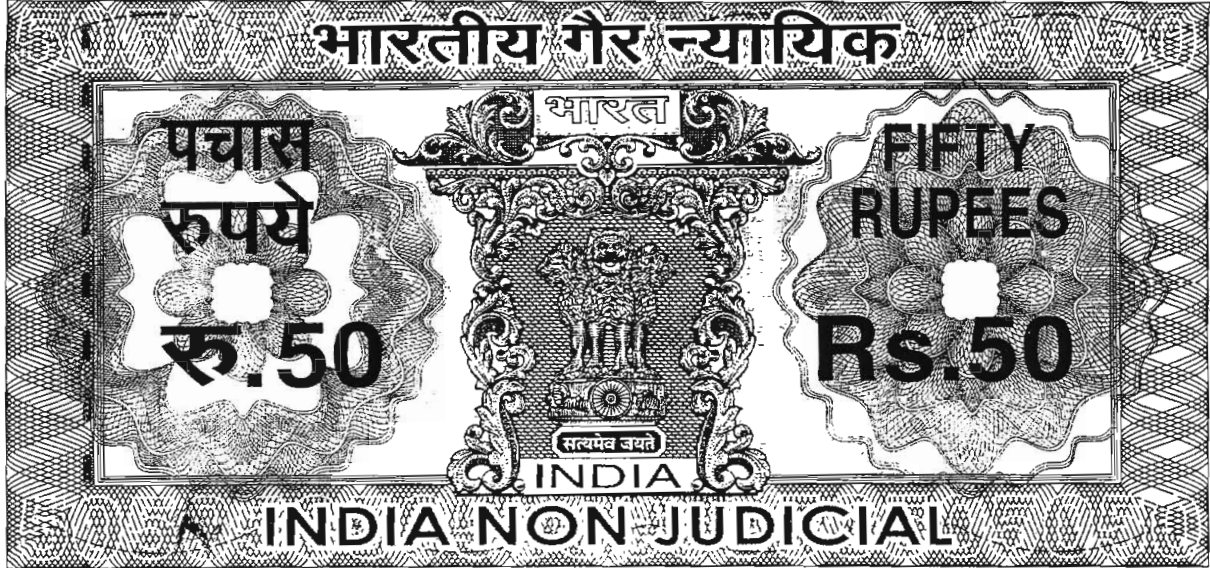
(कुलमुखत्यारपत्र धारकाचे नाव)

ठिकाण - पुणे



90

भारतीय गैर न्यायिक



पचास
रुपये
₹.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

महाराष्ट्र MAHARASHTRA

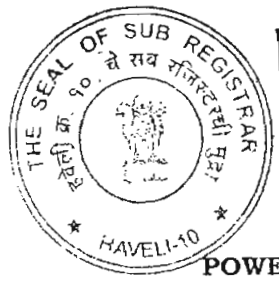
W 814997

5072 =
 रजि नं 5283 618/007 100/-
 श्री/ श्रीमती रुहे इंदुलपत
 राहणार पुणे
 हस्ते विजय पारकर
 दि. पुना लॉयर्स कन्सल्टन्स कां- ऑफ. सस्ता. ले. पुणे करिता 4/8



3 - AUG 21

एच कोषागार आर
कोषागार, पुणे ३



हवल - १०		
४	६५०	१७
२००७		

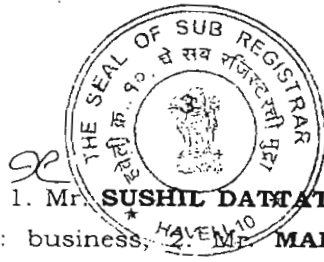
POWER OF ATTORNEY

This **POWER OF ATTORNEY** made and executed here at Pune on
 this 17th day of AUGUST of the year 2007

between



हवल - १०		
७५६	१६२१	
२०१०		



हवल - १०		
४/६५०	३	६
२००७		

through its partner 1. Mr. **SUSHIL DATTATRAYA PATIL**, age - 41 years, occupation : business, 2. Mr. **MAHENDRA JAGANNATH YEOLE**, age 41 years, occupation: business and 3. Mr. **SANJAY SHRINIWAS ZANWAR**, age 41 years, occupation: business all are working at 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016, ...hereinafter called as the "**PROMOTER/EXECUTANT**", which expression shall, unless repugnant to the context or meaning thereof, mean and include all its partners, their respective heirs, successors, executors, administrators and assigns

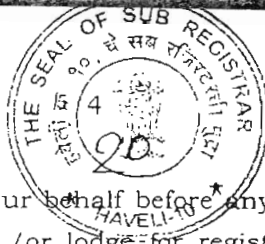
and

M/s. **SNEH ASSOCIATES**, a partnership firm registered under the provisions of Indian Partnership Act: 1932, having its registered office at : 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016, through its partner, 1. Mr. **MAHENDRA JAGANNATH YEOLE**, age 41 years, occupation: business and 2. Mr. **SANJAY SHRINIWAS ZANWAR**, age 41 years, occupation: business all are working at 1194/1, Vrindavan Society, Opp. Dnyanesh Mangal Karyalaya, Dyaneshwar Paduka Chowk, Shivaji Nagar, Pune 411 0016, ...hereinafter called as the "**PROMOTER/EXECUTANT**", which expression shall, unless repugnant to the context or meaning thereof, mean and include all its partners, their respective heirs, successors, executors, administrators and assigns

We Promoter/Executant do hereby appoint and constitute Mr. **PANKAJ MANOHAR WANKHADE**, Age: about-30 years, occupation- Advocate, Residing at - 13, Shweta Apartment, 1143/B, Model Colony, Shivajinagar Pune-411 016 and Mr. **VINAY ANAND PARKAR**, age: about 39 years, occupation-Service, Residing at Shirole Mala, Lakaki Road, Model Colony, Pune- 411016 , jointly and/or severally to be our true lawful Attorney to do all or any act, deed, matters or thing in relation to registration of Deed of Apartment hereafter enumerated in our name on our behalf.



हवल - १०		
७५७२२९२६		
२०१०		

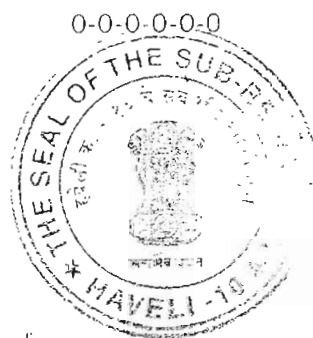


हवल - १०		
४६५८०	४	१
२००७		

1. To appear for us and on our behalf before any Sub Registration in Pune and to present and /or lodge for registration and to admit execution of and to get the said Purchasers Deed of Apartment registered on our behalf signed by us, pertains to the properties more particularly described in SCHEDULE,
2. To admit our signatures on the said Deed of Apartment.
3. To sign verify and affirm on our behalf all such documents that are necessary for said Deed of Apartment.

SCHEDULE

- (a) All that piece and parcel of the property bearing City Survey No.1216/2, and City Survey No.1216/3, corresponding to Final Plot No.576/2, and Final Plot No.576/3, situated at Shivaji Nagar, Bhamburda, Pune, and the building thereon know as "**MILLENIUM PLAZA**", develop by M/s.Sneh Developers,
- (b) All that piece and parcel of the property bearing City Survey No.1009/4, corresponding to Final Plot No.372/4, situated at Shivaji Nagar, Bhamburda, Pune, and the building thereon know as "**PRAMOD APARTMENT**", develop by M/s.Sneh Associates,
- (c) All that piece and parcel of the property bearing City Survey No.1009/6, corresponding to Final Plot No.372/6, situated at Shivaji Nagar, Bhamburda, Pune, and the building thereon know as "**VARDAINI APARTMENT**", develop by M/s.Sneh Associates,
- (d) All that piece and parcel of the property bearing City Survey No.5/13, corresponding to Final Plot No.7(Part), situated at Erandavane, Pune, and the building thereon know as "**SNEH ENCLAVE**", develop by M/s.Sneh Associates,
- (e) All that piece and parcel of the property bearing City Survey No.5/1, corresponding to Final Plot No.7/1, situated at Erandavane, Pune, and the building thereon know as "**SNEH CLASSIC**", develop by M/s.Sneh Associates,
- (f) All that piece and parcel of the property bearing City Survey No.6/3, situated at Erandavane, Pune, and the building thereon know as "**SNEH HERITAGE**", develop by M/s.Sneh Associates,



हवल - १०		
६४६२२२२		



शेवको य
२००७

Whatsoever our said Attorney shall lawfully do or caused to be done in this regard and we do hereby for our successors and assigns agree to follow, ratify and confirm.

0-0-0-0-0

WITNESS WHEREOF parties hereto have set their hands on this day and date first hereinabove mentioned.

Patil

Mr. **SUSHIL DATTATRAYA PATIL**,
(partner of M/s. **SNEH DEVELOPERS**, the PROMOTER)

Yeole

Mr. **MAHENDRA JAGANNATH YEOLE**

Zanwar

Mr. **SANJAY SHRINIWAS ZANWAR**

(partners of M/s. **SNEH DEVELOPERS**, and M/s. **SNEH ASSOCIATES** the PROMOTER and also as duly constituted attorney of the land Owner)
(Executant)

Wankhade

Mr. **PANKAJ MANOHAR WANKHADE**,

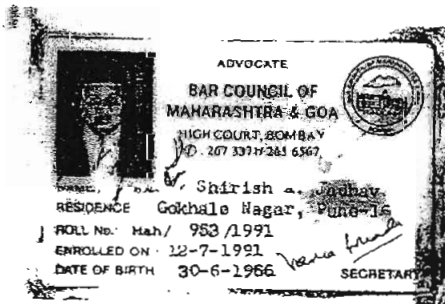
Parkar

Mr. **VINAY ANAND PARKAR**
(Attorney)

Witness: -

1. Signature *Jadhav*
Name Jyotendra B. Jadhav
Address G.B. Sangamwadi Pune-03

2. Signature *Jadhav*
Name Jadhav N.B.
Address 8 No-68 Sangamwadi Pune-03.



\\Advshirish\g\Old Pc Doc\Conveyencing\Sneh\POA-Sneh.doc



हवल
७५७२३२८
२००७

17/08/2007
1:13:22 pm

दुय्यम निबंधक:
हवेली 10 (बिबवेवाडी)











दस्त गोषवारा भाग-1

हवेली 10

दस्त क्र 6580/2007

दस्त क्रमांक : 6580/2007

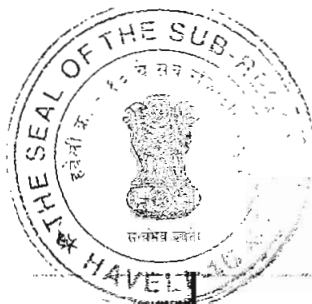
दस्ताचा प्रकार : मुखत्यारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाम: स्नेह डेव्हलपसे तर्फे भागीदार 1) सुशिल दत्तात्रय पाटील पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे नाव: वृंदावन सोसा ईमारत नं: - पेठ/वसाहत: शि नगर शहर/गाव: पुणे तालुका: - पिन: - पॅन नम्बर: -	लिहून देणार वय 41 सही		
2	नाम: 2) महेंद्र जगन्नाथ येवले पत्ता: घर/फ्लॅट नं: सदर गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेठ/वसाहत: - शहर/गाव: - तालुका: - पिन: - पॅन नम्बर: -	लिहून देणार वय 41 सही		
3	नाम: 3) संजय श्रीनिवास झंवर पत्ता: घर/फ्लॅट नं: सदर गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेठ/वसाहत: - शहर/गाव: - तालुका: - पिन: - पॅन नम्बर: -	लिहून देणार वय 41 सही		
4	नाम: स्नेह असोशिएट तर्फे भागीदार 1) महेंद्र जगन्नाथ येवले पत्ता: घर/फ्लॅट नं: सदर गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेठ/वसाहत: - शहर/गाव: - तालुका: - पिन: - पॅन नम्बर: -	लिहून देणार वय 41 सही		
5	नाम: 2) संजय श्रीनिवास झंवर पत्ता: घर/फ्लॅट नं: सदर गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेठ/वसाहत: - शहर/गाव: - तालुका: - पिन: - पॅन नम्बर: -	लिहून देणार वय 41 सही		



दस्ताऐवज करून देणार तथाकथित [मुखत्यारनामा] दस्ताऐवज करून देण्यात येऊन कबूल करतात.

1 OF 2



हवेली - १०
७५७२२४२८
२०१०

17/08/2007
1:13:22 pm

दुय्यम निबंधक:
हवेली 10 (बिबवेवाडी)





22
दस्त गोधवारा भाग-1

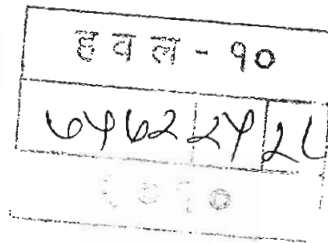
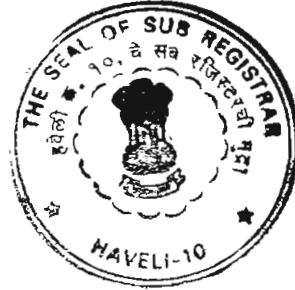
हवेली 10

दस्त क्र 6580/2007

दस्त क्रमांक : 6580/2007

दस्ताचा प्रकार : मुखत्यारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
6	नाव: पंकज मनोहर वानखडे पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता - ईमारतीचे नाव: श्वेता अपार्ट. ईमारत नं: - पेठ/वसाहत: मॉडेल कॉलनी, शि नगर शहर/गाव: पुणे तालुका: - पिन: - पॅन नम्बर: -	लिहून घेणार वय 30 सही <i>[Signature]</i>		
7	नाव: विनट आनंद पारकर पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे नाव: शिरोळे मळा ईमारत नं: - पेठ/वसाहत: मॉडेल कॉलनी शहर/गाव: पुणे तालुका: - पिन: - पॅन नम्बर: -	लिहून घेणार वय 39 सही <i>[Signature]</i>		



१४
दस्त गोषवारा भाग - 2

हवल 10

दस्त क्रमांक (6580/2007)

दस्त क्र. [हवल10-6580-2007] चा गोषवारा
बाजार मुल्य 0 मोबदला 0 भरलेले मुद्रांक शुल्क : 100

दस्त हजर केल्याचा दिनांक : 17/08/2007 01:07 PM
निष्पादनाचा दिनांक : 17/08/2007
दस्त हजर करणा-याची सही :

पावती क्र. 6587 दिनांक: 17/08/2007
पावतीचे वर्णन
नाव: स्नेह डेक्लपर्स तर्फे भागीदार 1) सुशिल
दत्तात्रय पाटील

100 : नोंदणी फी
160 : नक्कल (अ. 11(1)), पृष्ठांकनाची
नक्कल (अ. 11(2)),
रुजवात (अ. 12) व छायाचित्रण (अ. 13) ->
एकत्रित फी

260: एकूण

दस्ताचा प्रकार .48) मुखत्यारनामा
शिकका क्र. 1 ची वेळ : (रादरीकरण) 17/08/2007 01:07 PM
शिकका क्र 2 ची वेळ : (फी) 17/08/2007 01:11 PM
शिकका क्र 3 ची वेळ : (कबुली) 17/08/2007 01:13 PM
शिकका क्र. 4 ची वेळ : (ओळख) 17/08/2007 01:13 PM

दस्त नोंद केल्याचा दिनांक : 17/08/2007 01:13 PM

दु. निबंधकाची सही, हवेली 10 (बिबवेवाडी)

ओळख :

दुय्यम निबंधक यांच्या ओळखीचे इसम असे निवेदीत करतात की, ते दस्तऐवज करून देणा-याना व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात.

1) अँड शिरीष अण्णासाहेब जाधव, घर/प्लॉट नं. -

गल्ली/रस्ता. -

ईमारतीचे नाव: स्वेटा अपार्ट

ईमारत नं. -

पेठ/वसाहत मॉडेल कॉलनी

शहर/गाव पुणे

तालुका. -

पिन: -

दस्तऐवज करणा-याचे नाव

ना दस्तऐवजात एकूण

एकूण

दस्तऐवज करणा-याची सही

दस्तऐवज करणा-याची सही

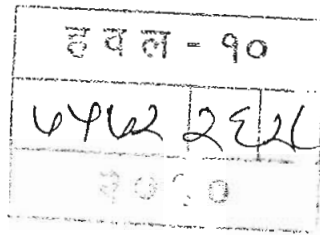
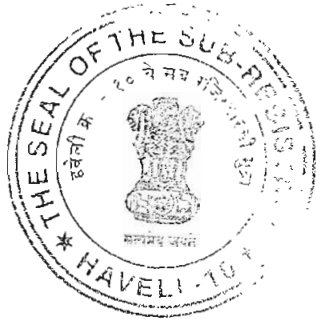
दु. निबंधकाची सही
हवेली 10 (बिबवेवाडी)

दुय्यम निबंधक यांच्या

दस्तऐवज करणा-याचे नाव

दुय्यम निबंधक हवेली-१०

दिनांक 7 AUG 2007





17/08/2010

दुय्यम निबंधक:

12:24:36 pm

हवेली 10 (बिबवेवाडी)

दस्त गोषवारा भाग-1

हवल10

दस्त क्र 7572/2010

20/21

दस्त क्रमांक : 7572/2010

दस्ताचा प्रकार : अपाट्मेंट डीड

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव: मे दत्तात्रय एंटरप्रायझेस - AAFFD0550P आणि विनायक एजन्सीज तर्फे भागीदार श्री विनायक दत्तात्रय घोडके - - पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेट/वसाहत: से बापट रो	लिहून घेणार वय 36 सही		
2	नाव: मे दत्तात्रय एंटरप्रायझेस - AAFFD0550P आणि विनायक एजन्सीज तर्फे भागीदार श्री विकास दत्तात्रय दागट - - पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: - पेट/वसाहत: सदर शहर/गाव	लिहून घेणार वय 45 सही		
3	नाव: स्नेह डेव्हलपर्स - ABFFS1926F तर्फे भागीदार संजय श्रीनिवास जंवर तर्फे नोंदणीसाठी वि.कु.मू. म्हणुन श्री पंकज मनोहर वानखडे - - पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे नाव: - ईमारत नं: -	लिहून देणार वय 33 सही		
4	नाव: मा.देणार श्रीमती विनीता विजय पाटील व इतर तर्फे कु.मू. म्हणुन महेंद्र जगन्नाथ येवले तर्फे नोंदणीसाठी वि.कु.मू. म्हणुन श्री पंकज मनोहर वानखडे - - पत्ता: घर/फ्लॅट नं: - गल्ली/रस्ता: - ईमारतीचे	मान्यता देणार वय 33 सही		





दस्त गोषवारा भाग - 2

हवल10

दस्त क्रमांक (7572/2010)

2022

दस्त क्र. [हवल10-7572-2010] चा गोषवारा
बाजार मुल्य 1443109 मोबदला 1180000 भरलेले मुद्रांक शुल्क 100

दस्त हजर केल्याचा दिनांक : 17/08/2010 12.18 PM
निष्पादनाचा दिनांक : 03/08/2010
दस्त हजर करणा-याची सही :

दस्ताचा प्रकार : 25) अपाटर्मेट डीड
दस्त अनुच्छेद प्रकार : अपाटर्मेट डीड

शिक्का क्र 1 ची वेळ (सादरीकरण) 17/08/2010 12:18 PM
शिक्का क्र 2 ची वेळ : (फ्री) 17/08/2010 12:22 PM
शिक्का क्र. 3 ची वेळ : (कबुली) 17/08/2010 12:24 PM
शिक्का क्र. 4 ची वेळ : (ओळख) 17/08/2010 12:24 PM

दस्त नोंद केल्याचा दिनांक : 17/08/2010 12:24 PM

ओळख :

दुय्यम निबंधक यांच्या ओळखीचे इसम असे निवेदीत करतात की, ते दस्तऐवज करून देणा-यांना
व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात.

1) अॅड शिरीषअण्णासाहेब जाधव, घर/फ्लॅट नं. -

गल्ली/रस्ता. -

ईमारतीचे नावः -

ईमारत नं. -

पेट/वसाहतः मॉडेल कॉलनी

शहर/गावः पुणे

तालुकाः -

पिन -

प्रमाणित करण्यात येते की
या दस्तऐवजात एकूण 22 पृष्ठे आहेत

सह. दुय्यम निबंधक (कार्यालय)

मुद्रांक शुल्कः सवलत : (पुर्व नोंद द.क्र. 2028/04 दु.नि.का.ह. 2 पुणे अन्वये
नो फी व मु.शु वसुल.)

दु. निबंधकाची सही
हवेली 10 (बिबवेवाडी)

पहिले नंबराचे पुस्तकात
नंबर नोंदला

सह. दुय्यम निबंधक (कार्यालय)
दिनांक 17/08/2010

