

394/10655

पावती

Original/Duplicate

Wednesday, July 05, 2023

नोंदणी क्र.: 39म

10:08 AM

Regn.: 39M

पावती क्र.: 11169 दिनांक: 05/07/2023

गावाचे नाव: नेरुळ

दस्तऐवजाचा अनुक्रमांक: टनन11-10655-2023

दस्तऐवजाचा प्रकार : कुलमुखत्यारपत्र

सादर करणाऱ्याचे नाव: के.व्ही.एस.आर अप्पाराव उर्फ अप्पाराव वेंकटासत्यरामा कोल्लेपरा - -

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 240.00

पृष्ठांची संख्या: 12

एकूण:

रु. 340.00

आपणास मूळ दस्त , थंबनेल प्रिंट, सूची-२ अंदाजे  
10:27 AM ह्या वेळेस मिळेल.

Joint Sub Registrar, Thane 11

सह दुय्यम निबंधक वगै - २  
ठाणे क्र. ११

वाजार मुल्य: रु.0/-

मोवदला रु.0.0/-

भरलेले मुद्रांक शुल्क : रु. 500/-

1) देयकाचा प्रकार: DHC रक्कम: रु.240/-

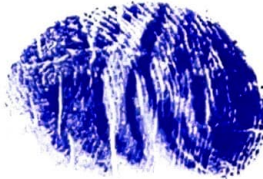
डीडी/धनादेश/पे ऑर्डर क्रमांक: 0507202300014 दिनांक: 05/07/2023

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH004708801202324E दिनांक: 05/07/2023

बँकेचे नाव व पत्ता:

पक्षकारीची जमी  
मुळ दस्त परत मिळाला





**D**ocument **H**andling **C**harges  
Inspector General of Registration & Stamps

**Receipt of Document Handling Charges**

PRN 0507202300014

Receipt Date 05/07/2023

Received from K V S R APPARAO, Mobile number 9702826580, an amount of Rs.240/-, towards Document Handling Charges for the Document to be registered on Document No. 10655 dated 05/07/2023 at the Sub Registrar office Joint S.R. Thane 11 of the District Thane.

DEFACED

₹ 240

DEFACED

**Payment Details**

Bank Name SBIN

Payment Date 05/07/2023

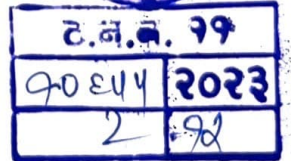
Bank CIN 10004152023070500013

REF No. 318648722122

Deface No 0507202300014D

Deface Date 05/07/2023

This is computer generated receipt, hence no signature is required.







CHALLAN  
MTR Form Number-6



MH004708801202324E		BARCODE		Date	04/07/2023-23:12:05	Form ID	48(f)
Department Inspector General Of Registration				Payer Details			
Type of Payment Stamp Duty		Registration Fee		TAX ID / TAN (If Any)			
				PAN No.(If Applicable)			
Account Name THN11_THANE NO 11 JOINT SUB REGISTR		Full Name		K V S R APPARAO alias APPARAO			
Location THANE		Flat/Block No.		VENKATASATYARAMA KOLLEPARA			
Period 2023-2024 One Time		Premises/Building		FLAT NO.105, 1ST FLOOR KENDRIYA VIHAR			
Account Head Details		Amount In Rs.		CHS LTD, PLOT NO.2, BLOCK NO.17			
00046401 Stamp Duty		500.00		Road/Street		SECTOR-38	
00063301 Registration Fee		100.00		Area/Locality		NERUL, NAVI MUMBAI	
				Town/City/District			
				PIN		4 0 0 7 0 6	
				Remarks (If Any)			
				SecondPartyName=RATNAPRABHA VERMA-CA=0-Marketval=0			
				Amount In			
				Six Hundred Rupees Only			
Total		600.00		Words			
Payment Details		IDBI BANK		FOR USE IN RECEIVING BANK			
Cheque/DD Details		Bank CIN		Ref. No.		69103332023070510728 2816554908	
Cheque/DD No.		Bank Date		RBI Date		04/07/2023-23:12:56 Not Verified with RBI	
Name of Bank		Bank-Branch		IDBI BANK			
Name of Branch		Scroll No. , Date		Not Verified with			

Department ID :  
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered documents.  
नॉट वॉलड फॉर अनरिजिस्टर्ड डॉक्युमेंट्स।  
दर चलन केवल दृश्य निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी लागू नाही.



*Rachna V*



ट.न.न. ११  
१०२५५ २०२३  
५ १२



Department of Stamp & Registration, Maharashtra

Receipt of Document Handling Charges

PRN	0507202300014	Date	05/07/2023
Received from K V S R APPARAO, Mobile number 9702826580, an amount of Rs.240/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R. Thane 11 of the District Thane.			
Payment Details			
Bank Name	SBIN	Date	05/07/2023
Bank CIN	10004152023070500013	REF No.	318648722122
This is computer generated receipt, hence no signature is required.			



ट.न.न. ११  
१०.६५५ २०२३

550

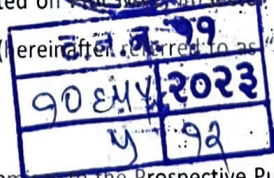
### SPECIFIC POWER OF ATTORNEY

TO ALL TO WHOM THESE PRESENTS SHALL COME THAT I, Mr.K.V.S.R APPARAO alias APPARAO VENKATASATYARAMA KOLLEPARA, (having PAN No.ADBPK6886C), age 88 years, residing at 105, Block No.17, Kendriya Vihar CHS Ltd, Plot No.2, Near D-Mart, Sector-38, Nerul, Navi Mumbai-400 706; (hereinafter called and referred to as the "EXECUTANT").

#### SEND GREETINGS:-

WHEREAS I am the sole, absolute and exclusive owner, fully seized and possessed of and otherwise well and sufficiently entitled to the said Residential Premises, being Flat No.105, on the First Floor, in Block No.17, in the Society Building known as "KENDRIYA VIHAR CO-OPERATIVE HOUSING SOCIETY LTD", situated on Plot No.2, in Sector No.38, at Nerul, Navi Mumbai, Taluka Thane & District Thane, (hereinafter referred to as "THE SAID PREMISES").

AND WHEREAS I am intending to sell the aforesaid premises to the Prospective Purchaser/s for a proper consideration.



*Radhav*





AND WHEREAS on account of my pre-occupation and age, I am unable to do my signature and personally attend to all the matters and things pertaining to the aforesaid premises.

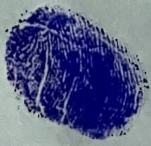
AND WHEREAS I am desirous of appointing, nominating and constituting a fit and proper person to be my true and lawful attorney to do or perform several acts, deeds, matters and things for me, in my name and on my behalf, in my absence.

NOW KNOW YE ALL THESE PRESENTS WITNESSETH THAT I, Mr.K.V.S.R APPARAO alias APPARAO VENKATASATYARAMA KOLLEPARA, do hereby appoint, nominate and constitute my Daughter, Mrs.RATNAPRABHA VERMA, age 49 years, an adult, of Navi Mumbai Indian Inhabitant, residing at A-802, Mahavir Amrut CHS Ltd, Plot No.2, Sector-19, Sanpada, Navi Mumbai-400 705, Taluka & District Thane, to be my true and lawful attorney, to do all or any of the following acts, deeds, matters and things for me, in my name and on my behalf pertaining to the aforesaid Premises, in my absence, that is to say:-

1. To sell/ transfer/ assign the aforesaid premises to the intending Purchaser/s, as my attorney may deem fit and to receive the sale price consideration thereof in my name.
2. To present and lodge in the office of the concerned Sub-Registrar of Assurances, Thane or elsewhere and to admit execution of the various Agreement for Sale executed by me or to be executed by me with various prospective Purchaser/s of the premises as mentioned hereinabove and admit if necessary the receipt of consideration and to do any other acts, deed, matter of things as may be necessary of expedient to complete the registration of the various Agreements for Sale in respect of said premises, in the manner as required by law.
3. To admit, appear, lodge Agreement for Sale/ Deed of Assignment/ Conveyance Deed/ Rectification/ Cancellation Deed, for registration before the Sub-Registrar, Thane or Registrar/ Sub-Registrar of Assurance or any other authority as may be necessary for the transfer of the said Premises in the name of Intending Purchaser/s of the Sub-Registrar office, Thane, in Navi Mumbai. To admit execution, sign any forms pursuant to the registration of the same and for all purposes to admit, present and lodge and deed/ assurances or things as may be required for the registration, before the office of the Sub-Registrar having authority, taking Conveyance of the same amply effectively to all intents and purposes as I could do in my own proper person.
4. To negotiate with the Purchaser/s for the sell of the Premises, appear, present into Agreement for Sale, Deed of Assignment cum Conveyance Deed, Transfer of Flat papers, Rectification Deed, Deed of Release, Deed of Cancellation and any other relevant documents in respect of aforesaid premises.



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 १० एम २०१३  
 E/A



Raha.V



5. On my behalf and in my name to admit, present, lodge Agreement for Sale, Deed of Assignment cum Conveyance Deed, Transfer of Flat papers, Rectification Deed, Deed of Release, Deed of Cancellation, documents pertaining to refund of Stamp duty and Registration fees, Leave and License Agreement and any other relevant deeds and documents and to present and to execute any of the document before Joint Sub-Registrar of Assurances/ Joint District Registrar in favour of the Purchaser/s or such desired Person/ Party.

6. To admit – lodge executed Agreement for Sale, Deed of Assignment cum Conveyance Deed, Transfer of Flat papers, Rectification Deed, Deed of Release, Deed of Cancellation, Leave & License Agreement before the Sub-Registrar of Assurances, Thane or any other concerned Joint Sub-Registrar of Assurances/ Joint District Registrar in favour of Purchaser/s.

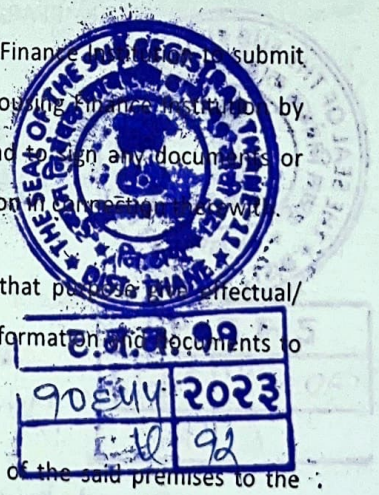
7. ON MY BEHALF and in my name to appear and represent me, before the concerned authorities viz. CIDCO Ltd/ Municipal Corporation, Sub-Registrar of Assurances, Thane or any other Sub-Registrar of Assurances, Competent Authority, Society and all other concerned – Government/ Non – Government authorities under any law in respect to manage the said premises as the Attorney may deem fit.

8. ON MY BEHALF and in my name to appear, to act, to present the documents in respect of the sale/ transfer of the said Premises at the office of the Sub-Registrar of Assurances, in the Purchaser/s name and take all necessary steps in my name, as the said attorney may deem fit and proper.

9. I also authorise my attorney to pledge with Bank/ Housing Finance Institution to submit the documents of the said premises in favour of the Bank/ Housing Finance Institution by way of Security, for the Purchaser/s availing loan/ finance and to sign any documents or papers that may be required by Bank/ Housing Finance Institution in connection therewith.

10. To receive the disbursement of the said loan/s and for that purpose to sign actual/ discharge, sign payment receipts and give all the necessary information and documents to assist the Technical and Legal Appraisal of the said Premises.

11. ON MY BEHALF Hand over the actual physical possession of the said premises to the Purchaser/s, to attend, to transact, carryon, conduct and to execute and perform all necessary things in connection therewith to take any other steps that may be necessary in respect of the said Premises.



*Rahav*



12. GENERALLY to do all acts, matters and things on my behalf and in my name as may be necessary in respect of the Sale/ Transfer pertaining to the said Premises, as I myself would have done in my own proper person.

13. I hereby for myself, my heirs, executors, legal representatives and administrators ratify and confirm whatsoever, my said Attorney shall do by virtue of these presents.

14. This Specific Power of Attorney is executed to lodge, admit, present the Agreement for Sale/ Deed of Assignment cum Conveyance Deed before the Sub-Registrar of Assurances, Thane, pertaining to the transfer/ sale of the said Premises to the Intending Purchaser/s.

**SCHEDULE ABOVE REFERRED TO**  
**(Description of the Property)**

Flat No.105, on the First Floor, admeasuring 62.26 Sq.Mtrs equivalent to 670 Sq.Ft Carpet area or thereabouts, in Block No.17, in the Society's Building known as "KENDRIYA VIHAR CO-OPERATIVE HOUSING SOCIETY LTD", situated on Plot No.2, in Sector No.38, at Nerul, Navi Mumbai, Taluka Thane & District Thane.

IN WITNESS WHEREOF I, the Principal EXECUTANT herein put my thumb impression on this <sup>th</sup> 05 day of July, 2023, in presence of the witnesses hereunder mentioned out of my free will and consent.

SIGNED, SEALED AND DELIVERED BY  
the withinnamed, "EXECUTANT"

Mr. K.V.S.R APPARAO alias APPARAO VENKATAPPA APPARAO KOLLEPARA



Specimen Signature of the "ATTORNEY"  
Ms. ANAPRABHA VERMA



*Ana.v*



Stamp box containing:  
ट.न.न. 99  
90 JUL 2023  
L 90

in the presence of

2. Anand Kumar Verma

*Anand Kumar Verma*

IDENTIFIED BY ME:

BEFORE ME:



Appointment : 9867333162  
7021112596  
Regn. No. 2303/05/04

Dr. Meghana Jadhav Zore

MD (Medicine), Physician  
Cardiologist & Diabetologist

Mr./Mrs. Mr. K.V. S.R. Apparao alias Apparao Venkata Satya

Kottepara

Date : 04/07/2023

B. P. :

Pulse Rate :

SpO2 :

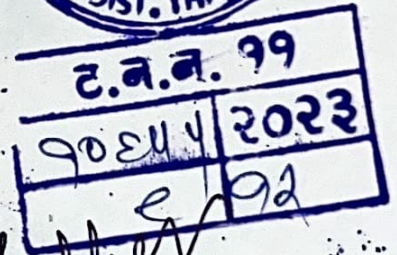
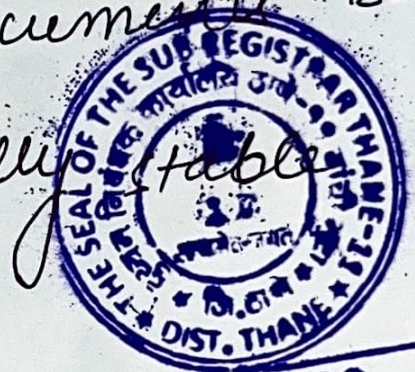
Temp. :

Rx

This is to certify that patient  
K/d/o H/n c DM c hypothyroid c  
generalised debility. He is not  
in physical condition to mobilize  
and sign the documents. But  
patient is mentally stable.

**SPECIALIST IN**

- Heart Diseases
- Diabetes
- Hypertension (BP)
- Thyroid
- Paralysis Disorders
- Neurologic Disorders
- Respiratory Diseases (Lung Diseases)
- Asthama
- Copd
- Alcoholic Liver Diseases
- Liver Diseases
- Kidney Diseases
- Dengue, Lupto, Malaria
- Critical Care Intenalvist
- Can Weakness
- Diseases in Woman > 40 Years



*[Handwritten Signature]*  
DR. MEGHANA JADHAV  
MD. MEDICINE  
Reg. No. 2303/04/05



भारत सरकार  
GOVERNMENT OF INDIA

कोलेपरा वेन्कटा राय रामा अप्पाराव  
Kollepura Venkata Satiya Rama Apparao

जनम वर्ष / Year of Birth : 1935  
पुरुष / Male



5988 3428 8134

आधार - सामान्य मापसाचा अधिकार



भारत सरकार  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

वर्ना S/O सूर्य सायन,  
बी. 1-4, ब्लॉक नं. 10, इंदीय विहार,  
डी-मार्ट नरयण, मोहल्ला-17, नेरुड, पिन  
कोड-400706, नवी मुंबई, ठाणे, महाराष्ट्र,  
400615

Address: S/O Surya Satiya  
Narayan, B-105, Block  
No-17, Andhiya Vihar, Near  
D-Mart, Sector-38, Nerul, Pin  
Code-400706, Navi Mumbai,  
Thane, Maharashtra, 400615

1947 help@uidai.gov.in www.uidai.gov.in P.O. Box No. 1947, Bangalore-560 001

भारत सरकार  
GOVERNMENT OF INDIA

रत्नप्रभा वर्मा  
Ratnaprabha Verma

DOB: 24/05/1974  
Female  
2196 0947 4584



मेरा आधार, मेरी पहचान

*Ratna V*

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

व्यक्तिगत संचयन कार्ड  
Permanent Account Number Card  
AIYPV6855K



10122022

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

आयकर विभाग  
INCOME TAX DEPARTMENT


भारत सरकार  
GOVT. OF INDIA

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

ANAND KUMAR VERMA  
SHAMLAL VERMA

17/09/1972  
Permanent Account Number  
ADMPV0753C




Signature

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

व्यक्तिगत संचयन कार्ड  
Permanent Account Number Card  
AUNPK3505E



HEMANT HANUMANT KADAM

Signature

*Anand Kumar Verma*

*H*

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

व्यक्तिगत संचयन कार्ड  
Permanent Account Number Card  
ADBP6886C

APPARAO VENKATASATYARAMA  
KOLLEPARA

NARAYANA SURYASATYA  
KOLLEPARA

02-02-1935

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA



ट.न.न. 99	
90844	2023
90	99







दस्त गोपवारा भाग-2

टनन11 98/98  
दस्त क्रमांक:10655/2023

दस्तावेज क्र. 11/10655/2023  
प्रकार : कुलमुखत्यारपत्र

पक्षकाराचे नाव व पत्ता  
नाव:के.व्ही.एम.आर अप्पाराव उर्फ अप्पाराव वेंकटामय्यारामा कोल्लेपरा -  
पत्ता:प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: फ्लॉट नं.105, ब्लॉक नं.17,केंद्रीय विहार सोसायटी, प्लॉट नं.2, सेक्टर-38, नेरळ, नवी मुंबई, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, THANE.  
पिन नंबर:  
नाव:रत्नाप्रभा वर्मा --  
पत्ता:प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: ए-802, महावीर अमृत सोसायटी, प्लॉट नं.2, सेक्टर-19, मानपाडा, नवी मुंबई, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, THANE.  
पिन नंबर:

पक्षकाराचा प्रकार  
कुलमुखत्यार देणार  
वय :-88  
स्वाक्षरी  
पॉवर ऑफ अटॉर्नी होल्डर  
वय :-49  
स्वाक्षरी:-  
*Rabha*



दस्तावेज क्र. 3  
दिनांक: 05/07/2023 10:09:18 AM  
दस्तावेज क्र. 3 ची वेळ: 05/07/2023 10:09:18 AM

पक्षकाराचे नाव व पत्ता  
नाव:आनंद कुमार वर्मा --  
वय:51  
पत्ता:ए- 802, महावीर अमृत सोसायटी, प्लॉट नं.2, सेक्टर-19, मानपाडा, नवी मुंबई, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, THANE.  
पिन कोड:400705



नाव:दुर्गेश कदम --  
वय:35  
पत्ता:कोपरखैरणे, नवी मुंबई  
पिन कोड:400709

दस्तावेज क्र. 4  
दिनांक: 05/07/2023 10:09:43 AM

दस्तावेज क्र. 5  
दिनांक: 05/07/2023 10:10:02 AM नोंदणी पुस्तक 4 मध्ये

प्रमाणित करण्यात येते की, सदर दस्तावेज  
एकूण पावे..... आहेत:  
पुस्तक क्र. 100.. मधील  
क्रमांक..... वर बोलला.

सह दुय्यम विबंधक वर्ग-2  
ठाणे क्र. 99

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	K V S R APPARAO alias APPARAO VENKATASATYARAMA KOLLEPARA	eChallan	69103332023070510728	MH004708801202324E	500.00	SD	0002404264202324	05/07/2023
2		DHC		0507202300014	240	RF	0507202300014D	05/07/2023
3	K V S R APPARAO alias APPARAO VENKATASATYARAMA KOLLEPARA	eChallan		MH004708801202324E	100	RF	0002404264202324	05/07/2023

[SD:Stamp Duty] [RF:Registration Fee] [DHC: Document Handling Charges]

10655 /2023

1. Verify Scanned Document for correctness through thumbnail (4 pages on a side) printout after scanning.  
2. Get print immediately after registration.

For feedback, please write to us at feedback.isarita@gmail.com