

394/11682

पावती

Original/Duplicate

Tuesday, December 13, 2016

नोंदणी क्र. 39म

8:33 AM

Regn. 39M

पावती क्र.: 17095 दिनांक: 13/12/2016

गावाचे नाव: नेरुळ

दस्तऐवजाचा अनुक्रमांक: टनन11-11682-2016

दस्तऐवजाचा प्रकार : अभिहस्तांतरणपत्र

सादर करणाऱ्याचे नाव: निलम यशवंत अलडनकर -

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 660.00

डाटा एन्ट्री

रु. 20.00

पृष्ठांची संख्या: 33

एकूण:

रु. 780.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे  
8:48 AM ह्या वेळेस मिळेल.

*File*  
Joint Sub Registrar Thane 11  
सह दुय्यम निव्वंदक ठेणे क्र - ११

बाजार मुल्य: रु. 3827000/-

मोबदला रु. 4990000/-

परलेले मुद्रांक शुल्क : रु. 100/-

देयकाचा प्रकार: By Cash रक्कम: रु 100/-

2) देयकाचा प्रकार: By Cash रक्कम: रु 680/-

नोंदणी फी माफी असल्यास तपशिल :-

1) Fee Adjustment : Fee Adjustment (yashada training) code added for keeping tack of adjusted fees

*Aldanika*

भारतीय स्टेट बँक / SBI  
Vashi Turbhe Br. (03736)  
22 JUN 2023  
Yashada Training - 5414989  
देयकाचा प्रकार / Transfer

भारतीय स्टेट बँक / SBI  
Vashi Turbhe Branch  
3736  
देयकाचा प्रकार / Transfer



13/12/2016

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. ठाणे 11

दस्त क्रमांक : 11682/2016

नोंदणी :

Regn:63m

गावाचे नाव : 1) नेरुळ

(1) विलेखाचा प्रकार	अभिहस्तांतरणपत्र
(2) मोबदला	4990000
(3) बाजारभाव(भाडेपट्टयाच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	3827000
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: नवी मुंबई मनपा इतर वर्णन : इतर माहिती: सदनिका क्र - 902 9वा मजला नेरुळ त्रीमुर्ती टॉवर को ऑ ह्री सोसा लि, प्लॉट नं वी 90 व वी 20/4 से -23 नेरुळ नवी मुंबई, क्षेत्र- 497 चौफुट बांधीव टनन 11 दस्त क्र 10514/2016 अन्वये मुद्रांक शुल्क व नोंदणी फि वसुल (( SECTOR NUMBER : 23 ; ))
(5) क्षेत्रफळ	1) 497 चौ.फूट
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून देवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:-मुजम्मिल मोहम्मद अली वगदादी - वय:-34; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 902 त्रीमुर्ती टॉवर प्लॉट वी 90, ब्लॉक नं: -, रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:-400706 पॅन नं:-AUTPB8126H
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-निलम यशवंत अलडनकर - वय:-47; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 901 त्रीमुर्ती टॉवर प्लॉट वी 90, ब्लॉक नं: -, रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:-400706 पॅन नं:-AEQPA0409M 2): नाव:-यशवंत चंद्रकांत अलडनकर - वय:-56; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 901 त्रीमुर्ती टॉवर प्लॉट वी 90, ब्लॉक नं: -, रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:-400706 पॅन नं:-AAAPA7773J
(9) दस्तऐवज करून दिल्याचा दिनांक	13/12/2016
(10) दस्त नोंदणी केल्याचा दिनांक	13/12/2016
(11) अनुक्रमांक, खंड व पृष्ठ	11682/2016
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	100
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	100
(14) श्रेय	



सह दुय्यम निबंधक ठाणे क्र - ११

मुल्यांकनासाठी विचारात घेतलेला तपशील :-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

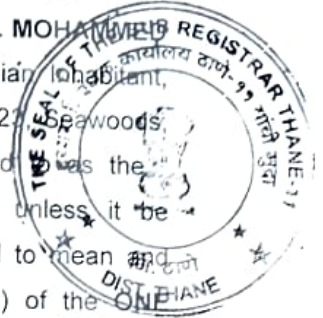
(i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.



SALE DEED

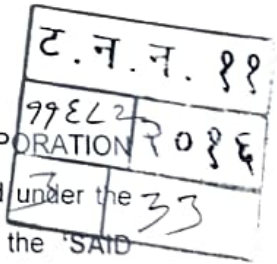
This Sale Deed is made and entered into at Nerul, Navi Mumbai on this 13<sup>th</sup> day of <sup>DEC</sup> November, 2016, BETWEEN MR. MUZAMMIL MOHAMMAD

ALI BAGDADI (PAN NO. AUTPB8126H), an adult, Indian Inhabitant, R/at:- Flat No.902, Trimurti Tower, Plot No. B-90, Sector-23, Seawoods, Navi Mumbai - 400 706, hereinafter called and referred to as the VENDOR / TRANSFEROR " (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include his heirs, executors, administrators and assigns) of the ONE PART AND (1)MRS. NEELAM YESHWANT ALDANKAR (PAN NO. AEQPA0409M) & (2)MR. YESHWANT CHANDRAKANT ALDANKAR (PAN NO. AAAPA7773J), both adults, Indian Inhabitant, R/at:- Flat No.901, Trimurti Tower, Plot No. B-90, Sector-23, Seawoods, Navi Mumbai - 400 706, hereinafter called and referred to as the "PURCHASERS / TRANSFEREES "(which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include their heirs, executors, administrators and assigns) of the OTHER PART.



**WHEREAS:-**

1. The CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LTD., a company incorporated under the companies Act., 1956, hereinafter referred to as the 'SAID CORPORATION' having its registered office at Nirmal, 2<sup>nd</sup> floor, Nariman Point, Mumbai – 400 021. The Corporation has been declared as a New Town Development Authority, under the provisions of sub sec. (3-A) of Section 113 of the Maharashtra Regional and Town planning Act,1966 (Maharashtra Act no XXXVIII of 1966) (hereinafter referred to as "the said Act").
2. The State Government has acquired land within the delineated area of New Bombay and vested the same in the Corporation by an order duly made in the behalf as per the provision of Section 113(A) of the said Act.



*Muzammil Bagdadi*

*Muzammil Bagdadi*

3. By virtue of being the Development Authority, the Corporation has been empowered under Section 118 of the said Act to dispose of any land acquired by it or vested in it in accordance with the proposal approved by State Government under the said Act.

4. By an Agreement for Lease dated 26-12-2002, made and entered into between the CIDCO Ltd, therein also referred to as Corporation of the one part and Shri. Maruti Sakharam Mhatre & Others therein referred to as the Licensee of the other part, the said Corporation agreed to grant a Lease of all that Piece or Parcel of land bearing Plot No. B-90 & B-20/4, at Darave (S.), Nerul, Navi Mumbai admeasuring 1020.75 sq.mtrs. or thereabouts and more particularly described in the Schedule hereunder written as per the terms and conditions contained in the said Agreement.



5. By Development Agreement dated 28-03-2002, executed by the said Shri. Maruti Sakharam Mhatre & Others in favour of the M/s. Trimurti Builders and Developers (hereinafter referred to as the said "Developer"), the said original Licensee granted, the development rights pertaining thereto, and also the Power of Attorney executed in favour of the said Developers subject to the terms and conditions as contained therein.



6. M/s. Trimurti Builders & Developers, on behalf of original licensee obtained commencement certificate in respect of the construction of the building as per approved plans from NMMC vide its letter No. NMMC/ADTP/TPD/BP/D.P.No.03/2004/618/04 dated 26/02/2004.

ट. न. न. ११	
११६८२	२०१६
४	३३

7. The Developer after obtaining Development Permission / Commencement Certificate from the NMMC commenced and completed the construction of the building on the said plot in accordance with the plans approved / sanctioned and obtained Occupancy Certificate bearing Ref. No. TPD/OC/Case No. B-

Mandadi

...

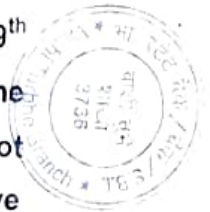
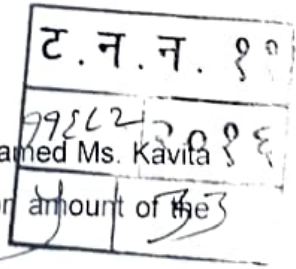
6585/6723/2014 dated 12-05-2014 from the Navi Mumbai Municipal Corporation.

8. The said Developer has sole and exclusive right to dispose off the Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Trimurti Tower constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai – 400 706, in the said building constructed by the Developer on the said land and to enter into agreement with the PURCHASERS of the said Residential flats etc. and to receive the sale price in respect thereof.

9. By execution of Agreement for sale dt. 28-03-2004, the said Developer, M/s. Trimurti Builders & Developers, had sold the Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Trimurti Tower constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai – 400 706 to Ms. Kavita Jaya Kumar and the said agreement duly stamped & registered with the concern Sub-Registrar of Assurance vide under registration Sr. No. TNN-6-02289 vide its receipt No. 2293 dated 26-03-2004, the Developer agreed to hand over the possession of said Flat on completion of the construction of the same (hereinafter referred to as 'THE SAID FLAT PREMISES').

10. As per the said agreement for sale the above named Ms. Kavita Jaya Kumar has paid full and final consideration amount of ₹ 3 said Flat premises to the said Developer.

11. By execution of Sale Deed dt. 04-02-2011, Ms. Kavita Jaya Kumar, had sold the Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Trimurti Tower constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave



(G.E.S.), Nerul, Navi Mumbai – 400 706 to the **VENDOR /TRANSFEROR** and the said agreement duly stamped & registered with the concern Sub-Registrar of Assurance vide under registration Sr. No. TNN8-00915-2011 dated 04-02-2011, (hereinafter referred to as 'THE SAID FLAT PREMISES').

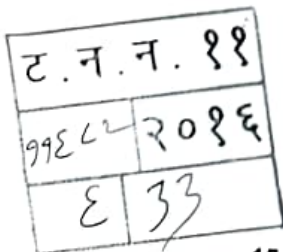
12. All premises holders of the said building have registered Co-Op. Housing society in the name and style of "**NERUL, TRIMURTI TOWER CO-OP. HOUSING SOCIETY LTD.**" bearing Registration No. **NBOM/CIDCO/HSG(T.C.)/5968/JTR/Year 2014-2015** and as flat owner **VENDOR/ TRANSFEROR** is member of the said housing society And by virtue of the membership in the said Housing Society, the said **NERUL, TRIMURTI TOWER CO-OP. HOUSING SOCIETY LTD.** issued Share Certificate to the **VENDOR/TRANSFEROR**.



13. The **VENDOR** is absolutely seized and possessed of or otherwise well and sufficiently entitled to the said **Flat premises bearing No. 902 on 9<sup>th</sup> floor** admeasuring about **497 Sq. ft.** Built up area in the **Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd.** constructed on the **Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai – 400 706** & common undivided interest appurtenant to the said Flat and has agreed to sell the said Flat to the **PURCHASER/TRANSFEREE**.



14. The **VENDOR / TRANSFEROR** has no more interest in retaining the said Flat premises and the **PURCHASERS/TRANSFEREES** being also in need of the Residential premises; therefore he decided to purchase the said Flat premises from the **VENDOR/TRANSFEROR**.



15. The **PURCHASERS/ TRANSFEREES** have demanded from the **VENDOR/ TRANSFEROR** and the **VENDOR / TRANSFEROR** has given inspection to the **PURCHASER / TRANSFEREE** of all the documents of title relating to the said property as are

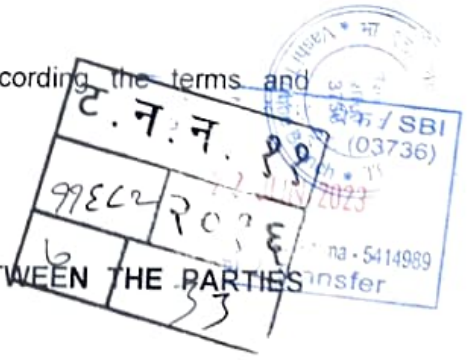
specified under Maharashtra Ownership Flats (Regulation of Promotion of Construction, Management and Transfer) Act, 1963, hereinafter referred to as the "SAID ACT" and the rules made there under.

16. The VENDOR/ TRANSFEROR has agreed to sell and transfer to the PURCHASERS/ TRANSFEREES and PURCHASERS/ TRANSFEREES have agreed to purchase and acquire all rights, title and interest of the VENDOR in the said Flat free from all encumbrances together with permanent hereditary and absolute right of use and occupation of the said premises for the total consideration amount of **Rs.49,90,000/- (Rupees Forty Nine Lakhs Ninety Thousand Only)**.

**This Sale Deed is entered in furtherance to execution of the Agreement for Sale dated 02-11-2016 and the said Agreement for Sale was registered with Sub-Registrar, Thane No. 11, on 11-2016, under Serial No. TNN11-10514-2016 vide Receipt No. 15575 in respect of Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai – 400 706.**



The parties hereto are desirous of recording the terms and conditions agreed to between them are as under:-



**NOW IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:**

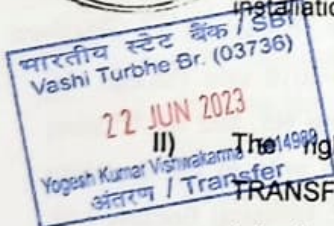
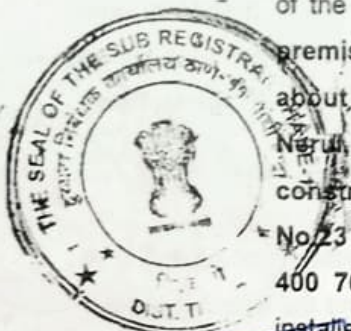
1. The VENDOR/TRANSFEROR hereby sell, transfer and assign Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot

*M. Madadi*

*M. Madadi*

No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai - 400 706 to the PURCHASERS/ TRANSFEREES and the PURCHASERS/ TRANSFEREES hereby purchase Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai - 400 706 from the VENDOR/ TRANSFEROR and accept.

I) As incidental thereto all the beneficial rights, title and interest of the VENDOR/TRANSFEROR in and upon the said Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai - 400 706, together with the fixtures, fittings and electrical installation therein belonging to the said premises.



II) The right, title and interest of the said VENDOR/ TRANSFEROR over the Furniture, Fixture and other Fittings (all of which are hereinafter collectively called the said premises) free from all encumbrance at or for the aggregate price of Rs.49,90,000/- (Rupees Forty Nine Lakhs Ninety thousand Only)



2. That before the execution of this agreement PURCHASERS/TRANSFEREES have paid Full and Final consideration amount of Rs. 49,90,000/- ( Rupees Forty Nine Lakhs Ninety Thousand Only) to the VENDOR/ TRANSFEROR.

B. The VENDOR/ TRANSFEROR oath hereby covenant with the PURCHASERS/ TRANSFEREES as follows:

I. That he is absolute owner and of the beneficial interest in and upon the said flat hereby agreed to be transferred and sold and no other person or persons has or have any right, title, interest in

ट.न.न. ११	
११६८२	२०१६
C	33

*M. Bandadi*

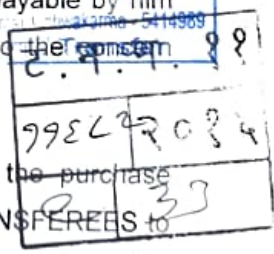
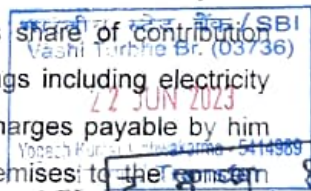


property claim or demand of any nature whatsoever in or upon the said Flat whether by way of sale, charges, mortgages, lien, gift, trust, inheritance, lease, licences, easement or otherwise howsoever and he has good right, full power and absolute authority to transfer and sell the same to the PURCHASERS/ TRANSFEREES.



- II. That he has not created any charge or encumbrance of whatsoever nature on the said premises nor the same or any of them the subject matter of any litigation or stay order are the same or any of them the subject matter of any attachment whatsoever (whether before or after judgement) or any prohibitory order and he has not created any adverse right whatsoever in favour of any one in respect of the same or any of them.

- III. That he has fully observed and performed rules, regulations and has paid to the Society and concerned authorities his share of contribution and all taxes and outgoings including electricity and other maintenance charges payable by him in respect of the said premises to the concerned authorities.



That subject to the payment of the purchase price by the PURCHASERS/ TRANSFEREES to the VENDOR/ TRANSFEROR the PURCHASERS/ TRANSFEREES shall be entitled to peacefully hold, possess and enjoy the said Flat premises or by any person or persons lawfully or equitably claiming by from under or in trust for them.

- V. VENDOR/ TRANSFEROR has agreed to handover actual and physical possession of the

*Handwritten signature: B. Bagdadi*

*Handwritten signature: A. Adani*

said Flat premises to the PURCHASERS/ TRANSFEREES after receiving full and final consideration amount as mentioned above.

4. The PURCHASERS/ TRANSFEREES hereby covenant with the VENDOR/ TRANSFEROR as follows:-

- I. From the date of taking possession of the said Flat premises, regularly pay to the said society/concerned authorities their contribution of all taxes and outgoings and all electricity and maintenance charges payable in respect of the said premises.

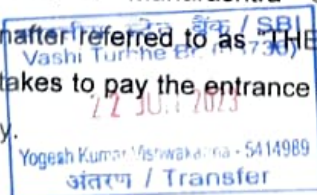


- II. On being admitted as member of the said society to duly observe, perform and abide by the rules, regulations and bye-laws of the said society.

5. It is hereby agreed and declared by the VENDOR/ TRANSFEROR that the VENDOR/ TRANSFEROR shall sign all the necessary documents, applications, agreement required for transfer of the said Flat in the name of the PURCHASERS/ TRANSFEREES.



6. The PURCHASERS/ TRANSFEREES are aware that all those who have purchased the Flat in the said building shall become the member of the Co-operative Housing Society constituted under the provisions of Maharashtra Co-operative societies act 1960 (hereinafter referred to as "THE SAID SOCIETY") and agrees and undertakes to pay the entrance fee and the share value to the said society.



ट.न.न. ११	
११६२	२०१६
१०	३३

7. The PURCHASERS/ TRANSFEREES shall use the said Flat for Residential purpose and not for any other purpose.

8. All costs, charges and expenses in connection with formation, preparing, approving and engrossing stamping and registration of

M. Bagdadi

N. H. D. K. / 4/1/18

the conveyance to be executed between the parties shall be borne and paid entirely by the PURCHASERS/ TRANSFEREES.

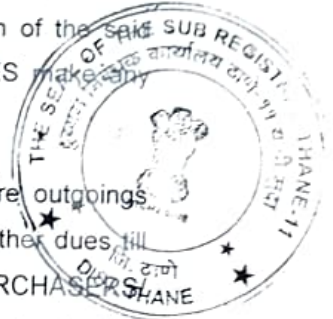
9. The PURCHASERS/ TRANSFEREES shall from the date of possession maintain the said Flat at the cost of the PURCHASERS/ TRANSFEREES in a good and tenantable and repair condition and shall not do or suffer to be done anything in or to the said building or Flat or common area and facilities which may be against the rules, regulations and or bye-laws of the corporation of the society not shall the PURCHASERS/ TRANSFEREES make any alternation or addition in or any part thereof.

10. The VENDOR/ TRANSFEROR should pay the entire outgoings amount by way of taxes, maintenance charges and other dues till the date of handing over possession to the PURCHASERS/ TRANSFEREES and PURCHASERS/ TRANSFEREES shall be responsible to make payment effective from the date of possession.

11. The PURCHASERS/ TRANSFEREES hereby agrees that they shall bear all the charges costs and expenses for the transfer of the said Flat in their name including the transfer charges payable to the concerned authorities in the name of the VENDOR/ TRANSFEROR and the VENDOR/ TRANSFEROR has not to incur expenses of any nature whatsoever in the transfer of the said Flat in the name of the PURCHASERS/ TRANSFEREES.

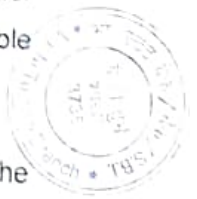
12. The transfer fees payable to the Society in respect of the transfer of the said premises shall be borne equally by the VENDOR/ TRANSFEROR and PURCHASERS/ TRANSFEREES. The stamp duty and registration charges, if any, payable for the completion of the sale shall be borne and paid by the PURCHASERS/ TRANSFEREES and the VENDOR/ TRANSFEROR shall not liable to pay the same.

13. The VENDOR/ TRANSFEROR hereby further covenant with the PURCHASERS/ TRANSFEREES that the VENDOR/ TRANSFEROR shall from time to time and at all times whenever called upon by the PURCHASERS/ TRANSFEREES or their



भारतीय स्टेट बैंक  
पुणे ब्रा. (03736)  
22 JUN 2023  
Yogesh Kumar Vishwakarma, Flat No. 111, Transfer

ट.न.न. ११  
१११८२२०११  
१११३३



*M. Bagde*

*M. Bagde*

advocate or solicitor do and execute perform or cause to be done and executed and performed all such further acts, deeds and things and writings whatsoever more perfectly conveying the said Flat premises unto and to the use of the PURCHASERS/ TRANSFEREES as shall or may be reasonably required at the cost and expenses of the PURCHASERS/ TRANSFEREES.



SCHEDULE OF THE PROPERTY

Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497

Sq. ft. Built up area in the Building known as Nerul, Trimurti

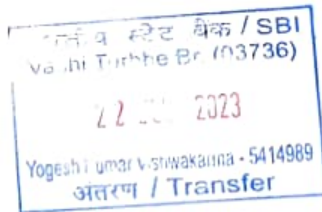
Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-

90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul,

Navi Mumbai – 400 706.

*Yogesh*

*MA Adankar*



ट.न.न. ११	
११६८४२०१	
१२	३३



IN WITNESS WHEREOF THE PARTIES HERETO HAVE  
HEREUNTO SET AND SUBSCRIBED THEIR RESPECTIVE HANDS  
THE DAY AND YEAR FIRST HEREIN ABOVE WRITTEN.

SIGNED AND DELIVERED by the )

Within named "VENDOR / TRANSFEROR" )

MR. MUZAMMIL MOHAMMED ALI BAGDADI

*Muzammil Bagdadi*



In the presence of.....

- Cher A Sonure*
- Manandes*



SIGNED AND DELIVERED by the )

Within named "PURCHASERS / TRANSFEREES" / SBI  
Vashi Turbhe Br. (03736)

(1) MRS. NEELAM YESHWANT ALDANKAR

*N. Aldankar*



(2) MR. YESHWANT CHANDRAKANT ALDANKAR

*Y. Aldankar*



In the Presence of .....

- Cher A Sonure*
- Manandes*



POSSESSION HANDED OVER

I, MR. MUZAMMIL MOHAMMED ALI BAGDADI, do hereby certify & confirm that I have handed over peaceful vacant possession of Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-90 & B-20/4, in Sector No.23 situated at Darave (G.E.S.), Nerul, Navi Mumbai - 400 706 to MRS. NEELAM YESHWANT ALDANKAR & MR. YESHWANT CHANDRAKANT ALDANKAR, the TRANSFEREE/s Assignee/s as per the Sale Deed.

*M. Bagdadi*

MR. MUZAMMIL MOHAMMED ALI BAGDADI

(Transferor/s / Assignor/s)

Place:

Date:

Witness:-

1. Mrs. Kiran. A. Sonune *Kiran A Sonune*
2. Leenia Fernandes *Fernandes*

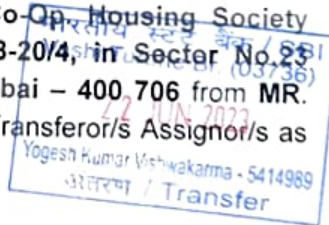


POSSESSION TAKEN OVER

We, MRS. NEELAM YESHWANT ALDANKAR & MR. YESHWANT CHANDRAKANT ALDANKAR, do hereby certify & confirm that we have received the peaceful vacant possession of Flat premises bearing No. 902 on 9<sup>th</sup> floor admeasuring about 497 Sq. ft. Built up area in the Building known as Nerul, Trimurti Tower Co-Op. Housing Society Ltd. constructed on the Plot No. B-90 & B-20/4, in Sector No. 23 situated at Darave (G.E.S.), Nerul, Navi Mumbai - 400 706 from MR. MUZAMMIL MOHAMMED ALI BAGDADI, the Transferor/s Assignor/s as per the Sale Deed.

*M. Aldanka*

*M. Aldanka*



MRS. NEELAM Y. ALDANKAR & MR. YESHWANT C. ALDANKAR

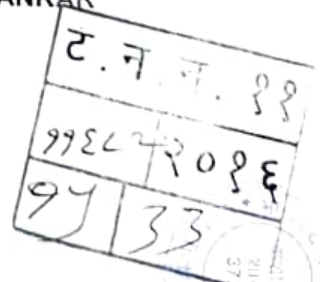
(TRANSFEREE/s / Assignee/s)

Place:

Date:

Witness:-

1. Mrs. Kiran. A. Sonune *Kiran A Sonune*
2. Mrs. Leenia Fernandes *Fernandes*





02/11/2016

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. ठाणे 11

दस्त क्रमांक : 10514/2016

नोंदणी :

Regn:63m

गावाचे नाव : 1) नेरुळ

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	4990000 ✓
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	3827000 ✓
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: नवी मुंबई मनपा इतर वर्णन : , इतर माहिती: सदनिका क्र - 902 9वा मजला नेरुळ त्रीमूर्ती टॉवर को ऑ ही सोसा लि , प्लॉट नं बी90 व बी 2011, ब्लॉक नं: - , रोड नं: से-23 नेरुळ नवी मुंबई , क्षेत्र- 497 चौफुट वांधीव ( ( SECTOR NUMBER : 23 ; ) )
(5) क्षेत्रफळ	1) 497 चौ.फूट
(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:- मुजम्मिल मोहम्मद अली बगदादी - वय:- 34; पत्ता:- प्लॉट नं: - , माळा नं: - , इमारतीचे नाव: 902 त्रीमूर्ती टॉवर प्लॉट बी 90 , ब्लॉक नं: - , रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:- 400706 पॅन नं:- AUIPB8126H ठाणे
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- निलम यशवंत अलडनकर - वय:- 47; पत्ता:- प्लॉट नं: - , माळा नं: - , इमारतीचे नाव: 901 त्रीमूर्ती टॉवर प्लॉट बी 90 , ब्लॉक नं: - , रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:- 400706 पॅन नं:- AEQPA0409M 2): नाव:- यशवंत चंद्रकांत अलडनकर - वय:- 56; पत्ता:- प्लॉट नं: - , माळा नं: - , इमारतीचे नाव: 901 त्रीमूर्ती टॉवर प्लॉट बी 90 , ब्लॉक नं: - , रोड नं: से-23 नेरुळ नवी मुंबई, महाराष्ट्र, THANE. पिन कोड:- 400706 पॅन नं:- AAAPA7773J
(9) दस्तऐवज करून दिल्याचा दिनांक	02/11/2016
(10) दस्त नोंदणी केल्याचा दिनांक	02/11/2016
(11) अनुक्रमांक, खंड व पृष्ठ	10514/2016
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	299400
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	



सह दुय्यम निबंधक ठाणे क्र - ११

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

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

ट. न. न. ११  
११६८२ २०१६  
१७ ३३





**नवी मुंबई  
महानगरपालिका**

पहिला माळा, बेलापूर भवन, सी.बी.डी.  
नवी मुंबई - ४०० ६१४.  
दूरध्वनी क्र. : २७५७ ७० ७०  
२७५७ ५७ ००  
फैक्स : २७५७ ४७ ८५

**Navi Mumbai  
Municipal Corporation**

1<sup>st</sup> FLOOR, BELAPUR BHAVAN, C.B.D.  
NAVI MUMBAI - 400 614.  
TEL NO. : 2757 70 70  
2757 57 00  
FAX : 2757 37 85

जा.क्र./नरवि/भोप्र/ प  
दिनांक :- १२/०६/२००८

**भोगवटा प्रमाणपत्र**

- वाचले - १) नवी मुंबई महानगरपालिकेकडील बांधकाम प्रारंभ प्रमाणपत्र क्र. १६८८/६१८/२००४, दि. २६-०२-२००४
- २) नवी मुंबई महानगरपालिकेचे दि. ३१-०७-२००८ रोजीचे अधिमूल्य शुल्क प्रकाशनाद्वारे परिपत्रक.
- ३) वास्तुविशारद मे. अश्विनी देशपांडे आणि असो, यांनी दि. २५-१०-२००७ रोजी सादर केलेला बांधकाम पूर्णत्वाचा दाखला.

नवी मुंबई येथे भुखंड क्र. बी - ९० व बी - २०/४, सक्टर क्र. २३, गो.फि.या. १७०६ रोजी पूर्ण केलेले जागेचे मालक श्री. मारुती सखाराम म्हात्रे व इतर यांनी बांधकाम प्रारंभ प्रमाणपत्र क्र. १६८८/६१८/२००४ मध्ये तमुई केलेल्या अटी व शर्ती आहे. त्याबाबतचा दाखला संबंधित वास्तुविशारद, मे. अश्विनी देशपांडे आणि असो, यांनी सादर केलेला आहे. नवी मुंबई महानगरपालिकेकडील बांधकाम प्रारंभ प्रमाणपत्र क्र. १६८८/६१८/२००४ मध्ये तमुई केलेल्या अटी व शर्ती तसेच महानगरपालिकेचे दि. ३१-०७-२००८ च्या अधिमूल्य शुल्क प्रकाशनाद्वारे परिपत्रकानुसार विविध शुल्क वसुली बाबतची कार्यवाही केलेली आहे. त्यामुळे सदर जागेत.

- |                                                                                |    |                 |
|--------------------------------------------------------------------------------|----|-----------------|
| १) भुखंडाचे क्षेत्रफळ                                                          | :- | १४७०.७५० चौ.मी. |
| २) अनुज्ञेय चर्टई क्षेत्र निर्देशांक                                           | :- | १.५०            |
| ३) निवासी वापराखालील बांधकाम क्षेत्र<br>(निवासी वापराखालील एकूण सदनिका - ४४)   | :- | १९५२.१५८ चौ.मी. |
| ४) वाणिज्य वापराखालील बांधकाम क्षेत्र<br>(वाणिज्य वापराखालील एकूण दुकाने - १०) | :- | २४४.२९५ चौ.मी.  |
| एकूण बांधकाम क्षेत्र (३ + ४) :-                                                |    | २१९६.४५३ चौ.मी. |
| ५) बाल्कनी खालील बांधकाम क्षेत्र                                               | :- | ३८०.६१६ चौ.मी.  |

यानुसार वापर करणेस परवानगी देण्यात येत आहे.

ट.न.न. ११  
१०५९२/२०१६  
२९/३३

दिलीप प्र. घेपारे  
नगर रचनाकार  
नवी मुंबई महानगरपालिका

भारतीय रजिस्ट्रार  
Vashi Turbhe Branch  
22 JUN 2008  
Nagabh Number: Vashi/Kama - 514988  
शहर / Transfer  
195/१९१

ट.न.न. ११  
११६५२/२०१६  
२९/३३





# TRIMURTI TOWER C.H.S. Ltd.

(REGD. NO. NBOM/CIDCO/HSG(TC)5968/JTR /2014-2015)

Plot No. B-90, Sector-23, Nerul, Navi Mumbai-400706.

Ref. No.

Date :-



## TO WHOM SO EVER IT MAY CONCERN

This is to certify that Shri Muzammil Mohammed Ali Bagdad bonafide member of our society and holding Flat No.902 in our society.

Society have No Objection for transferring his rights of Flat No: 902 to Smt. Neelam Y. Aldankar residing at 901, Trimurti Tower CHS.

The said member has cleared all his dues regarding the said Flat.

The said Flat is not mortgage with any bank/financial institution.



*[Signature]*  
Chairman

भारतीय स्टेट बैंक / SBI  
Vashi Turbhe Br. (03736)  
22 JUN 2023  
Vijesh Kumar Vishwakarma - 5414989  
अंतर / Transfer

ट.न.न. ११  
१०११४ २०१६  
१८ ३४

ट.न.न. ११  
११११४ २०१६  
२३ ३३





नवी मुंबई  
महानगरपालिका

Navi Mumbai  
Municipal Corporation

पतिला घाटा, बेलपुर भवन, सी.बी.डी.,  
नवी मुंबई - ४०० ३१४.  
दूरध्वनी क्र : ७५७ १७ ११, ७५७ १७ १८  
७५७ ४० २१  
फॅक्स : ७५७ १७ ८५

1ST. FLOOR, BELAPUR BHAVAN, C.B.D.,  
NAVI MUMBAI - 400 614.  
TEL. No. : 757 17 33, 757 17 28  
757 40 22  
FAX : 757 37 85

जा.क्र./नमूना/नसवि/बा.प./वि.प्र.क्र.०३/ ८९८ /२००४  
दिनांक :- २८/०२/२००४

क.भास्ती सखाराम म्हात्रे व इतर  
पुढे क.बी-१०, बी-२०/४, सेक्टर - २३,  
गावियो, बारावे, नॅरळ,  
महानगरपालिका, नवी मुंबई.

नसती क्र.नमूना/वि.प्र.क्र. ०३/२००४  
प्रकरण क्रमांक :- ए-१६८८

विषय :- श्री.भास्ती सखाराम म्हात्रे व इतर पुढे क.बी-१०, बी-२०/४, सेक्टर - २३, गावियो, बारावे, नॅरळ,  
नवी मुंबई या जागेत रजिस्ट्रार व पाणिज्य कारणासाठी बांधकाम परवानगी देणेबाबत.  
संदर्भ :- आपले यास्ताबिस्तार यांचा दि. २५/११/२००३ रोजीचा अर्ज

श्री.भास्ती सखाराम म्हात्रे व इतर पुढे क.बी-१०, बी-२०/४, सेक्टर - २३, गावियो, बारावे, नॅरळ, नवी मुंबई या जागेत रजिस्ट्रार व  
पाणिज्य कारणासाठी बांधकाम परवानगी देणेबाबतचा प्रस्ताव महानगरपालिकेस संदर्भापिन प्रस्तावचे प्राप्त झालेला आहे. संदर्भापिन जागेत  
बांधकाम उपचोगासाठी बांधकाम परवानगी मुंबई प्रांतिक महानगरपालिका अधिनियम १९४९ च्या कलम २५३ व २५४ तसेच महानगरपालिकेक  
द्वारे अधिनियम १९६६ च्या कलम ४५ (१) (३) मधील तरतुदीनुसार मंजूर करण्यात येत आहे. बांधकाम प्रारंभ करण्याबाबत निष्ठापित  
बांधकाम कर ठेक्याची नोंद आहे. नसनेच खाची नमूद केलेल्या बांधांची नोंद घ्यावी.

पाणी पुरवठा व मलनिःसारण सुविधा आवश्यक शुल्क भरणा केल्यानंतर उपलब्ध करून देण्यात येतील.

रस्त्यावर बांधकाम साहित्य टाकण्यासाठी सुव्यवस्थित मालमत्ता ज्या विभागीय कार्यालयाच्या अखत्यारीत येते त्या विभागात  
आवश्यक फी चा भरणा करून आपी परवानगी घेणे आवश्यक आहे याची नोंद घ्यावी तसेच रस्त्यावर व गटारोत बांधकाम साहित्य टाकणे  
कायदे दहता घेण्यात यावे. अशाप्रकारे बांधकाम साहित्य रस्त्यावर आढळून आल्यास आपणांस रिक्टर वंड भत्तावा लागेल. तसेच बांधकाम  
बांधकाम रद्द करण्याबाबतची कार्यवाही सुध्दा करण्यात येईल याबाबतची नोंद घ्यावी.

बांधकाम सुरु असताना जागेवरील रिकामे गाळे/सदनिका यांची संरक्षणाची जबाबदारी जमोनामदार/प्राप्त झालेले नाव  
करून तसेच अर्धवट बांधलेल्या जागेचा नैबवार होय नवे म्हणून संबंधित भूखंडधारकाने कोणते मिति बांधकाम कर घेणे आवश्यक आहे  
बांधकाम याची दहता घ्यावी. गैरकृत्य करताना आढळल्यास संबंधितार कायदेशिर कार्यवाही करण्यात येईल याची नोंद घ्यावी.  
इमारतीचे बांधकाम मंजूर नकाराप्रमाणेच करण्यात यावे. बांधकामामध्ये फेरफार अथवा वाढीव बांधकाम करतात असे आढळल्यास  
बांधकाम नगरपालिका अधिनियमातील तरतुदीनुसार सुधारित बांधकाम नवतरो मंजूर करून घेणे आवश्यक आहे मंजूर नकाराप्रमाणे  
बांधकाम ते कायद्यातील तरतुदीनुसार कारवाईस पात्र राहिल याची कृपया नोंद घ्यावी

बांधकाम सुरु करताना कामाचे नांव, बांधकाम परवानगीची मारीख, वास्तुविशारदाचे नांव, मालकाचे नांव, अन्वयकारीचे नांव,  
आवक संत्र इ. बांधी दस्तऐवजात क्लक लावण्यात यावा. महानगरपालिकेस माहितीसाठी ठेकेदाराचे नांव, एकराची क्रमांक इ. बाबतचा त  
सुध केल्यानंतर या कार्यालयास पाठविण्यात यावा ही विनंती.

८  
२९/०२/०४



जन्म अती धो मरण आवश्यक नोंदणीकरण



स्टेट बँक / SBI  
Vashi Turbhe Br. (03736)  
22 JUN 2023  
Yogesh Kumar Vishwakarma - 5414989  
अंतरण / Transfer

टिपण ६  
७६/२८



**NAVI MUMBAI MUNICIPAL CORPORATION  
COMMENCEMENT CERTIFICATE**

COMM/ADTP/TPD/BP No.03/2004 / 418/04

DATE:- 26/07/2004

Permission is hereby granted under Section 45(1) (iii) of the Maharashtra Regional & Town Planning Act, 1966 and Section 253 & 254 of the Bombay Provincial Municipal Corporation Act 1948, Shri Maruti Sakharan Mhatre & Others, Plot No.B-90 & B-20/4, Sector-23, GES, Dabur, Nerul, Navi Mumbai. As per the approved plans and subject to the following conditions for the development work of the proposed Building.

Total Built Up Area = R-1872.35 M<sup>2</sup> + C-244.29 M<sup>2</sup> = 2116.64 M<sup>2</sup> F.S.I. = 1.50 (Residential-cum-Commercial)

The Certificate is liable to be revoked by the Corporation if:

- The development work in respect of which permission is granted under this Certificate is not carried out or the use there of is not in accordance with the sanctioned plan.
- Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Corporation is contravened.
- The Municipal Commissioner is satisfied that the same is obtained through fraud & misrepresentation and the Applicant and for any person deriving title through or under him, in such and event shall be deemed to have carried out the development work in contravention of Section 43 or 45 of the Maharashtra Regional & Town Planning Act, 1966.

ट न म - 6  
e.g.m / 14/11/2004

**2. THE APPLICANT SHALL :**

- Give a notice to the Corporation on completion upto plinth level within 7 days of commencement of the further work.
- Give written notice to the Municipal Corporation regarding completion of the work.
- Obtain an Occupancy Certificate from the Municipal Corporation.
- Allow the Officers of the Municipal Corporation to enter the building or premises in which permission has been granted at any time for the purpose of enforcing the Building Regulations and conditions of this Certificate.



The structural design, building materials, plumbing services, fire installation etc. shall be in accordance with the provision (except for provision in respect of floor area ratio) as prescribed in the National Building Code amended from time to time by the Indian Standard institutions.

The Certificate shall remain valid for a period of one year from the date of issue and can be further revalidated as required under provision of Section M. R. & T. P Act, 1966. This commencement Certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not be any subsequent applicant for fresh permission under Section 44 of the Maharashtra Regional & Town Planning Act, 1966.

The condition of this Certificate shall be binding not only on the Applicant but also its successors and every person deriving title through or under them.

वैश्वदेव स्टेट बँक / SBI  
Vashi Turbhe Br. (03736)  
22 JUN 2023  
नगर विश्वाक - 5414989  
परम / Transfer

22/06/23  
29/06



NMMC/TPD/B/P/D.P.No.03/2004 / 618/04

DATE: 26/02/2004

1/211

certified copy of the approved plans shall be exhibited on site and the Name Board Showing name of Owner, Architect, Builder & Structural Engineer, Ward No., Sector No., Plot No. Survey No., Area of Plot, No. Of Flats, Built-up Area, Commencement Certificate No. & Date shall be installed on site.

The plot boundaries shall be physically demarcated immediately and the intimation is Given to this before completion of plinth work.

The amount of S.D.Rs. 3750/- S.D.Rs. 29,415/- for Mosquito Prevention, S.D.Rs. 29,415/- For debris & S.D.Rs. 7,500/- for Tree Plantation deposited with NMMC as Security Deposit shall be forfeited either in whole or in part at the absolute discretion of the corporation For breach of any other Building Control Regulation and condition attached to the Permission covered by the Commencement Certificate. Such forfeiture shall be without prejudice to any other remedy or right of the Municipal Corporation.

You shall provide overhead water tank on building & underground water tank in two Compartments, one for drinking water & another for other than drinking water. It should conform to the standards applicable in this behalf.

You should to the Executive Engineer, M.S.E.B. for the power requirement location of Transformer if any.

ट.न.न - 6
204/98-22
2022

Every plot of land shall have at least 1 tree for every 100 Sq.M. or part thereof of the Plot Area

For all building of non-residential occupancies and residential building with more than 16M height. Following additional conditions shall apply

- a) The staircase shall be separated by fire resistance walls and doors from rest of the buildings.
- b) Exit from lift lobby shall be through a self-closing smoke stop door.
- c) There shall be no other machinery in the lift machinery room.
- d) For centrally air conditioned building area of external open able windows shall be minimum 2.5% of floor area.
- e) One of the lift (Fire lift) shall have a minimum loading capacity of 6 persons. It shall be solid doors; Lights shall not be designed in the staircase wall.
- f) Electrical cables etc. shall in separate ducts.
- g) Alternate sources of electric supply or diesel generator set shall be arranged.
- h) Hazardous material shall not be stored.



ट.न.न ६
204/98-22
22/20



No: NMMC/TPD/BF/D.P.No.03/2004 (6/8/04)  
11311

DATE: 26/02/2004

- 14) No work should be started unless the existing structures are to be demolished.
- 15) Applicant/Architect should strictly follow all the conditions of the agreement. Owner & Architect will be held responsible for breach of any condition of lease Agreement.
- 16) The Owner & the Architect and Structural Engineer concerned are fully responsible for the construction quality of the building as per approved building plan. Structural design, Stability building construction quality, which should confirm to withstand an earthquake of highest intensity in seismic zone IV.
- 17) The Occupancy Certificate for the proposed building will not be granted unless the house Drainage lines are connected to the Municipal Main Sewer line to the satisfaction of Municipal Authority as well as proper demarcation of parking spaces with oil paints, Plantation of trees and provision of garbage bin on the site.
- 18) Application for completion/occupation Certificate shall be accompanied with the plan as per Construction done on the site.
- 19) The building material or earth removed from the trenches should be dumped or stored on site. If found so you are liable to fine as well as cost of lifting & transportation to dumping ground.
- 20) The building constructed should not be occupied without obtaining the Occupation Certificate. Otherwise you will be fined.
- 21) This Commencement Certificate is valid up to plinth level only. The further order will be given after the plinth is inspected.
- 22) The applicants should fulfill all the health related provisions mentioned in the "Implementation of Anti-larval & Mosquito Prevention Activities during and after Construction and Tree Plantation Laws 1966". The special mention is for mosquito Prevention activities, construction of overhead tanks, rain water harvesting and the sanitary Conditions of drainage etc.
- 23) The construction work shall be completed before 5/12/2004 as per conditions mentioned in a separate order Dt.6/12/200 & must be applied for O.C. with all concerned NOC.
- 24) Window sill level must be at 0.90 M. height. The difference between chajja level and window sill level must be 0.40 M. Minimum.
- 25) Owner, Architect & Structural Engineer concerned are instructed to strictly adhere to the conditions of FIRE NOC issued vide FIRE/H.O./Vashi/3224/03 dated 12/12/2003 by the officer NMMC, Vashi, Mumbai.

ट न न - ८
EPM / 70-11
२०११



राष्ट्रीय स्टेट बैंक / SBI  
Vashi Turbhe Br. (03736)  
22 JUN 2023  
Yogesh Kumar Vishwakarma - 5414989  
अंतरण / Transfer

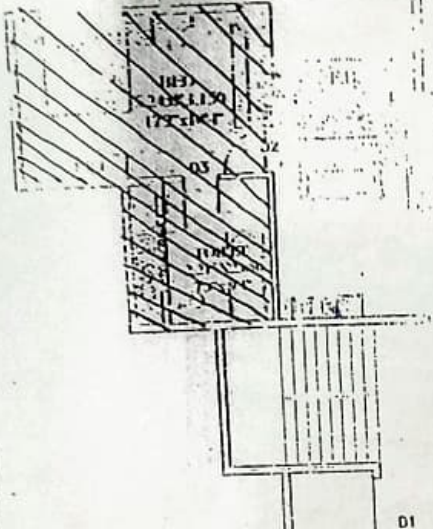
19/07/2004  
(N.S.Patil)  
Assistant Director of Town Planning  
Navi Mumbai Municipal Corporation  
Navi Mumbai



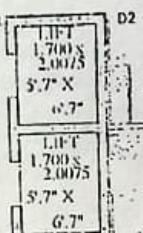
हलल १  
प्रमाण २२ जून २०२३  
२३/२०



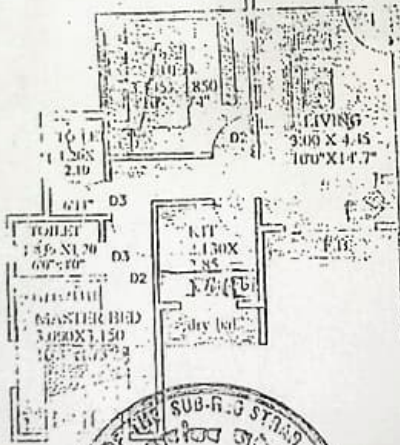
PLAN-902



LIVING  
9.115 X 4.315  
30.10' X 14.72'



टफन - 6  
 902  
 2022



LIVING  
9.009 X 4.45  
100' X 14.7'



FLOOR PLAN

हस्ताक्षर  
 22/2/22  
 902

Share certificate No. 034

Member's Regn. No. 034

No. of Shares : 10

# SHARE CERTIFICATE

Authorised Share Capital 50000/- Divided into 1000 Shares of 50/- each

**TRIMURTI TOWER CO-OPERATIVE HOUSING SOCIETY LTD**

Plot No. B-90 & B-20/04, Sector -23, Nerul, Navi Mumbai - 400 706.

(Registered under the Maharashtra Co-operative Societies Act, 1960)

( Regd. No. : NBOM /CIDCO/HSG (T.C)/5968 /JTR /2014-2015, Dt. 12/02/2015)

*This is to certify that* Mr. Muzammil Mohammed Ali Bagdadi of Flat No. 902 is the Register

holder of Ten fully paid up shares of **Fifty** each numbered from **331** to **340** both inclusive, in TRIMU

**OWER CO-OPERATIVE HOUSING SOCIETY LTD.** Plot No: B-90 & B-20/04, Sector-23, Nerul,

Mumbai- 400706, subject to the Bye-laws of the said Society,

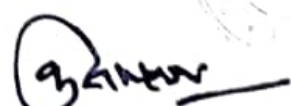
Given under the Common Seal of the said Society at **Nerul, Navi Mumbai.**

This **4th** day of **July, 2017**

श्री मन्मथ लाल शर्मा / SBI  
वॉल्वुम - 50 (03736)  
24 JUN 2023  
आकाश - 5414000  
Transfer



  
Authorised  
M. C. Member

  
Secretary

  
Chairman

(P.T.C)

**MEMORANDUM OF TRANSFERS OF THE WITHIN MENTIONED SHARES**

Transfer No.	Regn. No. of Transferor	To Whom Transferred	Regn. N Transfe
I/34	I/34	Mrs Neelam Yeshwant Aldankar II/ & Mr. Yeshwant Chandrekant Aldankar Auth. M.C.Member  Chairman 	-129 Secret
		Auth. M.C.Member Chairman	Secret
		Auth. M.C.Member Chairman	Secre
		Auth. M.C.Member Chairman	Secre
		Auth. M.C.Member Chairman	Secre





Share certificate No. 034

Member's Regn. No. 034

No. of Shares : 10

# SHARE CERTIFICATE

Authorised Share Capital 50000/- Divided into 1000 Shares of 50/- each

## TRIMURTI TOWER CO-OPERATIVE HOUSING SOCIETY LTD.

Plot No. B-90 & B-20/04, Sector -23, Nerul, Navi Mumbai - 400 706.

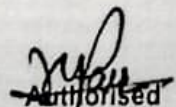
(Registered under the Maharashtra Co-operative Societies Act, 1960)

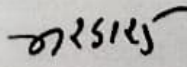
( Regd. No. : NBOM /CIDCO/HSG (T.C)/5968 /JTR /2014-2015, Dt. 12/02/2015)

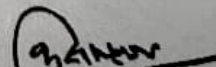
This is to certify that Mr. Muzammil Mohammed Ali Bagdadi of Flat No. 902 is the Registered Holder of Ten fully paid up shares of Fifty each numbered from 331 to 340 both inclusive, in TRIMURTI TOWER CO-OPERATIVE HOUSING SOCIETY LTD. Plot No: B-90 & B-20/04, Sector-23, Nerul, Navi Mumbai- 400706, subject to the Bye-laws of the said Society.

Given under the Common Seal of the said Society at Nerul, Navi Mumbai.

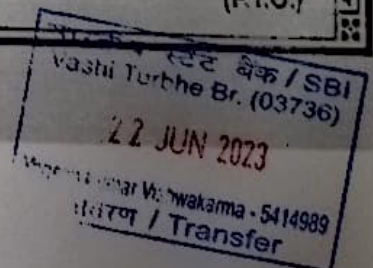
This 4th day of July, 2017

  
Authorised  
M. C. Member

  
Secretary

  
Chairman

(P.T.O.)



**MEMORANDUM OF TRANSFERS OF THE WITHIN MENTIONED SHARES**

Date of Transfer	Transfer No.	Regn. No. of Transferor	To Whom Transferred	Regn. No. of Transferee
	I/34	I/34	Mrs Neelam Yeshwant Aldankar & Mr Yeshwant Chandrabas Atkankar Auth. M.C.Member <i>Shay</i> Chairman <i>Mad</i>	II/47 -12915 Secretary
			Auth. M.C.Member Chairman	Secretary
			Auth. M.C.Member Chairman	Secretary
			Auth. M.C.Member Chairman	Secretary
			Auth. M.C.Member Chairman	Secretary

