

Please Tick

Saving A/C No. 20046142488		Branch FILE No.:	
CIF NO. S5617254727		PAL/Take Over/NEW/Resale/Top up <input checked="" type="checkbox"/>	
RLMS / LOS Reference No.		Tie Up No. <small>(if applicable)</small>	
Applicant Name : BABASAHEB MAROTI DAKE			
Co-Applicant Name : SUJATA BABASAHEB DAKE			
Contact (Resi.) :		Mobile : 9594913244	
Loan Amount : 10 LAKH		Tenure : 15 YEARS	
Interest Rate :		EMI :	
Loan Type : TOP UP		SBI LIFE :	
Hsg. Loan <u>T</u>		Maxgain _____	
Realty _____		Home Top up _____	
Property Location :			
Property Cost :			
Name of Developer / Vendor :			
RBO -		ZONE -	
Branch : CBD.BELAPUR (Code No) 13551			
Contact Person : ADESH KAJARE		Mobile No: 9867537789	
Name of RACPC Co-ordinator along with Mob No.			
	DATE		DATE
SEARCH - 1	<i>shilpa mangote</i>	RESIDENCE VERIFICATION	<i>samant mo</i> 13/2/23
SEARCH - 2		OFFICE VERIFICATION	
VALUATION - 1	<i>Vastukala</i>	SITE INSPECTION	
VALUATION - 2			
HLST / MPST / BM / FS / along with Mob. No.			



HL TO BE PARKED AT _____

BRANCH _____

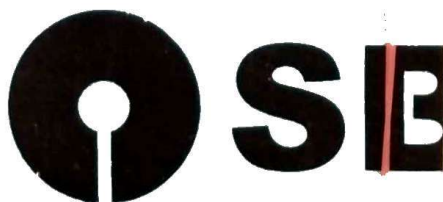
HOME TOP UP LOAN

1931

For Proposals upto ₹ 50 Lacs Please Tick

Saving A/C No: 31362-MM-40		Branch FIL No.:	
CIF NO.:		Tie up no. (if applicable):	
LOS Reference No.: 17490098		PAL/Take Over/NEW/Resale. Top up	
Applicant Name: BABASAHEB M DAKE		85617254722	
Co-Applicant Name: SUJATA B DAKE		89155537548	
Contract (Resl.): 9594913244		Mobile:	
Loan Amount: 15.00 Lacs		Tenure: 180 Months or Max	
Interest Rate:		EMI:	
Loan Type:		SBI LIFE: SI Done	
Hsg Loan _____ Maxgain _____			
Realty _____ Home Top up 15.00 Lacs.			
Property Location: _____			
Property Cost: _____			
Name of Developer / Vendor: _____			
RBO - III ZONE - Thane Branch: Kharghar 11673 (Code No) 11673			
Contact Person: Chirag Arora		Mobile No. 7507537755	
Name of RACPC Co-ordinator along with Mob No: _____			
	DATE		DATE
SEARCH - 1	Shondekar 27/9	RESIDENCE VERIFICATION	25-9-19
SEARCH - 2		OFFICE VERIFICATION	H/L35974681254
VALUATION - 1	VS Jadhav 30/09	SITE INSPECTION	SUR - 35974945140
VALUATION - 2			
HLST / MPST / BM / FS along with Mob No.:		LOS ID: 38873034456	
		A/C: 77541287350	

61565
4569
Referral



CIF: Babasaheb dake
NAME

Sujata dake

CERSAI NO
200013234562

ASSET ID
441013262342

COMPECTOR NO
17490098 22/10
S.C. NO. 49428
TOP UP

HL TO BE PARKED AT Kharghar

1931

K
14.94

BRANCH

CKED AT

FORM NO. 100 D 14

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

DAKE BABASAHEB MAROTI

MAROTI JALBAJI DAKE

07/11/1984

Permanent Account Number

APGPD3833H

Daake

Signature

Daake



आयकर विभाग

INCOME TAX DEPARTMENT

SUJATA BABASAHEB DAKE

PANDURANG SATWAJI MASKE

07/01/1988

Permanent Account Number

BRDPM3898P

Sujata



भारत सरकार

GOVT. OF INDIA



Sujata Maske

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

REGD. OFFICE :
"NIRMAL", 2nd Floor, Nariman Point,
Mumbai - 400 021.
Phone : 00-91-22-6650 0900
Fax : 00-91-22-2202 2509

OFFICE :
Estate Management Section,
Raigad Bhavan,
CBD - Belapur,
Navi Mumbai.

HEAD OFFICE :
CIDCO Bhavan, CBD-Belapur,
Navi Mumbai - 400 614.
PHONE: 00-91-22-6791 8100
FAX : 00-91-22-6791 8166

Ref. No. CIDCO / EMS / AEO / ~~CBD~~ / KHARGHAR 2016 / 1013

Date 19 / 08 / 2016

To,
Shri / Smt. Madan Uddhav Adhangale
KH-3/11/602, Sector-16/17,
Celebration, Kharghar,

Final order

Sub.: Sale of Apartment No. KH-3/11/602
Sector 16/17 at Celebration, Kharghar,
PVL-3 - 5052-2016 Date - 06/08/2016

Sir/ Madam,

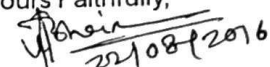
Please refer to your letter dated 16/08/2016

We have received a true certified copy of the Deed of Assignment made and executed between you and your Assignee / Purchaser Shri / Smt. Babasaheb Maroti Dake & Sujata Babasaheb in respect of the above Apartment / flat. Dake alias Sujata - Dake Pandurang Maske

Our Corporation is pleased to transfer from your name to Shri / Smt. Babasaheb M. Dake & Sujata B. Dake alias Sujata P. Maske the above Apartment / Flat. You are requested to approach the Chief Promoter / Chairman Shri. / Smt. M/s. Utsav KH-3 CHS LTD. Co-op. Hsg. Society (Proposed / Registered) with the application for admitting him / her as its member.



You are also advised to submit to the above society all other documents such as Deed of Society, Copy of the Deed of Assignment, Copy of the Agreement of any other documents as may be required under the Maharashtra Co-operative Societies Act 1960 and the bye-laws made there under.

Thanking You,

Yours Faithfully,

22/08/2016

ASSTT. ESTATE OFFICER
(CBD / KHR)

- C.C. to :
1. Shri / Smt. Babasaheb Maroti Dake & Sujata Babasaheb Dake
alias Sujata Pandurang Maske
 2. The Chief Promoter / Chairman Shri. / Smt. Utsav KH-3 CHS LTD.
Co-operative Hsg. Society, (Proposed / Registered)
 3. Asstt. Accounts Officer (ESTATE)
 4. N.M.M.C.
 5. M.S.E.B.

Verified With Original

For SBI, Kharghar (11673)
CHIRAG ARORA-501


(७११०११)

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

JOB OFFICE

NIKMAI 4th Floor, Navi Mumbai
Mumbai 400 014
PHONE 022-25522000
FAX 022-25522000

OFFICE :
Office of the Estate Management
Raigad Bhavan, 4th Floor
1st Floor, CIDCO Bhavan
Navi Mumbai - 400 014

HEAD OFFICE :
1st Floor, Bhavan, 1st Floor, Raigad
Raigad Mumbai - 400 014
PHONE 022-25522000
FAX 022-25522000

Ref No. CHD/17/EMR/ACU/11/1002/2016/001

Date 20/04/2016

To

The Secretary / Chairman

M/s. Udhav & Co. PVT. LTD.
Sector 16/17, Kharghar,
Navi Mumbai

Sub : Permission to transfer of Share of

Shri./Smt. Madan Udhav Achangale.
Apartment No. K11-3/11/002, Sector 16/17,
Celebration, Kharghar,

Sir / Madam

As you have paid the transfer charges of Rs. 58,600/- (Rupees Fifty Eight thousand Six hundred only), permission is hereby granted to you to transfer the share of your existing member viz. Shri./Smt. Madan Udhav Achangale

in respect of Apartment No. K11-3/11/002, Sector 16/17, Kharghar, to Shri./Smt. Baburajesh Mahaji Dake & Mrs. Sujata Baburajesh Dake alias Ms. Sujata Baburajesh Dake as a new member of the society in lieu of Shri./Smt. Madan Udhav Achangale.

You will have to submit a Deed of Assignment within three months before 19/10/2016.

Thanking you

Yours Faithfully,

[Signature]
20/04/2016

Asstt. Estate Officer (CBD-Kharghar)

Asstt. Estate Officer (Kharghar)
CIDCO Limited
Raigad Bhavan, Navi Mumbai.

C.C.To.

Shri./Smt. Madan Udhav Achangale
K11-3/11/002, Sector 16/17,
Kharghar, Celebration.

Verified With Original

[Signature]
[Stamp]

CHIRAG AGORAA-01

[Signature]
CHIRAG AGORAA-01

CIDCO
REALTY & INDUSTRIAL DEVELOPMENT CORPORATION OF
MAHARASHTRA LTD.

Office of the M.M.(II)
Raigad Bhavan, CBD-Belapur,
Navi Mumbai - 400 614
Date : 15/9/2010

TAKING OVER POSSESSION BY THE ALLOTTEE

Type :- KH3

Aptt. No :- 11/602

at Kharghar

1. Date of allotment

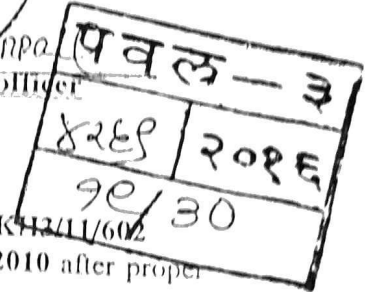
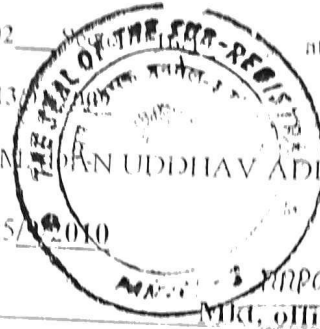
: 13/09/2010

Name of Hire / Outright Purchaser Name: Mr. MADAN UDDHAV ADHANGALE.

3. Date of execution of Agreement :

15/09/2010

Civil Maistry



POSSESSION RECEIPT

I hereby certify that I have taken over possession of the apartment No. KH3/11/602 Type KH-3 Sector 16/17 at Kharghar, on the day of 15th Sept., 2010 after proper inspection of the fittings and Fixtures provided therein.

Before taking over possession I have verified the fittings, fixtures and amenities in the above apartment and they are according to the items listed and according to plan specification enclosed with the agreement I have inspected the apartment and myself. I accept the above said apartment and have no complaint of whatsoever and I would not claim another apartment from CIDCO later on.

Received Lock No. _____ with duplicate key.

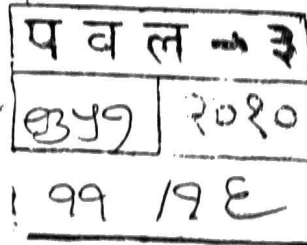
(Signature of allottee)

Name: Mr. MADAN UDDHAV ADHANGALE.

Aptt. No. : KH3/11/602



Copy to: i) Maharashtra State Electricity Board
ii) Secretary of the Society



Handwritten signature and initials.

Handwritten text 'CIDCO'.

11/11/11

CHC (Housing Finance) (MPL) Notice

Dear Sir,
Reference is made to your letter dated 11/11/11 regarding the above.

CHC (Housing Finance) (MPL) Notice
The above mentioned scheme is being implemented in the form of a public offer of shares of Rs. 100/- each.

The details of the scheme are given below:


- 1. Name of the scheme: CHC (Housing Finance) (MPL)
- 2. Issue size: Rs. 1000 Crores
- 3. Issue type: Public Offer
- 4. Issue period: 15th Nov 2011 to 15th Dec 2011

The details of the scheme are given below: CHC (Housing Finance) (MPL) Notice

From the CHC (Housing Finance) (MPL) Notice,

It is to be noted, you had in representation of the above mentioned, the above mentioned scheme, 11/11/11 has been a decision to extend the payment made under the above mentioned offer including administrative charges of Rs. 100/- per share. It is informed that these charges are with withdrawal from the subject Housing scheme, will apply for cancellation of allotment and refund of the (Application Charges + Payment made towards it plus interest accrued any) after deducting the administrative charges of Rs. 100/- There after with to apply are directed to submit application with original form of bond, Allotment Letter (Mortgage etc) and with payment made in the name of Marketing Manager (H), CHC) Ltd., Rajgad Bldg, 11/11/11 (MPL) Housing (MPL) Notice (H) 11/11/11. The extend offer is valid till 15th Dec, 2011 and any application made thereafter will not be entertained by CHC.

Thanking you,

Yours faithfully,

 Marketing Manager (H)

451090

AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

REG. OFFICE
MUMBAI
101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

OFFICE
Office of the Estate Management
Sector 10, MIDC Area
Sector 10, MIDC Area
Sector 10, MIDC Area

HEAD OFFICE
101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Date: 20/04/2016

Ref No: CID/EST/REG/101/2016/639

The Secretary/Chairman
M/s. Udayan Khar Kharghar Ltd.
Sector-16/17, Kharghar,
Navi Mumbai

Sub: Permission to transfer of Share of
Shri/Smt. Madan Udayan Ashampale
Apartment No. KH-3/11/502, Sector-16/17,
Kharghar, Kharghar,

Sir/Madam
As you have paid the transfer charges of Rs. 50,000/- (Rupees Fifty Thousand) in respect of Apartment No. KH-3/11/502,
Sector-16/17, Kharghar, Kharghar, permission is hereby given to you to transfer
the share of your existing member i.e. Shri/Smt. Madan Udayan Ashampale
Sector-16/17, Kharghar, Kharghar, to Shri/Smt. Udayan Ashampale
Sector-16/17, Kharghar, Kharghar,

You will have to submit a Deed of Assignment within three months
Date: 13/10/2016

Thanking you

Yours Faithfully
[Signature]
20/04/2016

Asstt. Estate Officer (CBD-Kharghar)
Asstt. Estate Officer (Kharghar)
CIDCS Limited
Raigad Bhavar, Navi Mumbai.

C.C.To.
Shri/Smt. Madan Udayan Ashampale
KH-3/11/502, Sector-16/17,
Kharghar, Kharghar.

[Signature]

INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

HEAD OFFICE :
CIDCO Bhavan, CBD-Belapur,
Navi Mumbai - 400 614.
PHONE : 00-91-22-6791 8100
FAX : 00-91-22-6791 8166

Date : 20/07/2016

Plot No. --- Adm. Nariman Point,
Tel: 6650 0900
2202 2509

CIDCO/EMS/AEO(KHARGHAR)/2016/693

The Secretary,
M/s. Utsav KH-3 CHS LTD CHS Ltd.
Plot No. ---, Sector- 16/17, Kharghar,
Navi Mumbai.

Sub.: Request for NOC to mortgage Flat/Shop No. KH-3/11/602 in a building constructed on Plot No. ---, Sector 16/17, Kharghar, Navi Mumbai

Ref.: 1. Your letter No. 30/KH-3/2016-17 dated - 16/07/2016.
2. Our letter No. CIDCO/EMS/AEO(KHR)/2016/1, dated - 20/07/2016


Sir,

On your request to permission is given to you to allow Mr/Mrs. Madan Uddhav Adhangate to Transfer Flat No./Shop No. KH-3/11/602 in a building constructed on Plot No. ---, Sector 16/17, Kharghar, Navi Mumbai to Mr/Mrs. Babasaheb Moroti Dake & Mrs. Sujata Babasaheb Dake alias Ms. Sujata P. Maske who intend to obtain from the State Bank of India, Branch - Kharghar the Housing Loan to pay to Madan Uddhav Adhangate the balance amount of consideration for purchase of this flat/Shop. To obtain such Housing Loan, Mr./Mrs. Babasaheb Moroti Dake & Mrs. Sujata Babasaheb Dake alias Ms. Sujata P. Maske has requested CIDCO for NOC to mortgage this flat / Shop to the State Bank of India Branch- Kharghar, Mr/Mrs. Madan Uddhav Adhangate has given his written consent to give such NOC.

Based on above, we hereby give our NOC to mortgage Flat/Shop No. KH-3/11/602 in a building on Plot No. ---, Sector 16/17, Kharghar, Navi Mumbai to State Bank of India Branch Kharghar to enable Mr/Mrs. Babasaheb M. Dake & Mrs. Sujata Babasaheb Dake alias Ms. Sujata P. Maske to take the Housing Loan to pay to Mr./Mrs. Madan Uddhav Adhangate the balance amount of consideration for purchase of this flat / shop and for no other purpose, provided the transfer of Flat / Shop No. KH-3/11/602 will be effectuated by execution and registration of the document thereof within the stipulated period.

Thanking you,

Yours Faithfully,


20/07/2016

Asstt. Estate Officer (KHARGHAR)

Asst. Estate Officer (Kharghar)
CIDCO Limited
Raigad Bhavan, Navi Mumbai.

Copy for information to :

The Manager
State Bank of India
Kharghar, Branch



उत्सव के.एच-३ सहकारी गृहनिर्माण संस्था मर्या. खारघर

(रजि.नं.एन.बी.ओ.एम./सिडको/एच.एस.जी.(टी.सी.)/4814/जे.टी.आर./सन 2012-2013)

सेक्टर 16/17, खारघर, नवी मुंबई - 410210 | Email: utsavkh3@gmail.com

006/KH3/2019-2020

25/10/2019

दिनांक

जा.क्र.

To,
The Assistant General Manager
State Bank of India,
RACPC, Belapur,
Navi Mumbai.

Sub : NOC for Topup Loan on Flat No. 11/602 UTSAV KH-3 CHS LTD.

Dear Sir/Madam.

We, UTSAV KH-3 CHS LTD., here by certify that :

1. **MR. BABASAHEB MAROTI DAKE & MRS. SUJATA BABASAHEB DAKE**, is/ are the owner of property described below and are the bonafide member (s) of the society description of the property:

Flat No./ House No.	KH3- 11/602
Building No. /Name	UTSAV KH3 CHS LTD.,
Plot No. & Sector	16 / 17,
Street No./ Name	VASTU VIHAR
Locality Name	KHARGHAR
Area Name	KHARGHAR, NAVI MUMBAI
City Name/ Pin code	410210

2. The title of the property described above is clear, marketable and free from all encumbrances and doubts.
3. We have already created the proper charge/ mortgage on the Said Property in favour of the State Bank of India and have no objection for Extension of the same for Banks Top Up/ Education Loan.

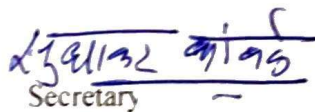
Thanking you,

Yours Faithfully,

For UTSAV KH3 CHS LTD.


Chairman

(Dr. Vijay More)


Secretary

(Mr. Sudhakar Kamble)

Treasurer

(Mr. Ramesh Bhatt)



इरादापत्र

15/07/2008

CIDCO/MM-II/CEL/KH-3-26762/S-SC14

प्रति,

Shri/Smt. MADAN UDDHAV ADHANGLE
E-9/8, NEW DEONAR MUNICIPAL COLONY,
GOVANDI,

MUMBAI-400043,

Mobile Number: 9892885887

विषय:-वास्तुविहार/सेलिब्रेशन गृहनिर्माण योजना, सेक्टर-16/17,
खारघर मध्ये आपण KH-3 या टाईपच्या सदनिकेसाठी
SC या वर्गवारीमध्ये सादर केलेला अर्जक्रमांक 26762 .

महोदय/महोदया,

सिडकोच्या उपरोक्त योजनेमध्ये सहभागी झाल्याबद्दल आपले अभिनंदन!

वरील योजनेच्या दि. 07 जुलै, 2008 रोजी घेण्यात आलेल्या संगणकीय सोडतीमध्ये आपण यशस्वी झाला असून, आपल्याला खालील सदनिकेचे इरादापत्र देण्यात येत आहे.

सदनिकेचा प्रकार	इमारत क्रमांक	सदनिका क्रमांक	बांधीव क्षेत्र चौ.फुट	सदनिकेचा दर रू. प्रति चौ.फुट
KH-3	11	602	608.81	3125

या योजनेच्या पुस्तिकेमध्ये नमूद केलेल्या अटीनुसार आपण खालील आवश्यक ती कागदपत्रे/दस्तऐवज (योजना पुस्तिकेत नमूद केल्याप्रमाणे) 30 दिवसांत सादर करावीत.

- 1) महाराष्ट्रात 15 वर्षे वास्तव्याचा प्रमाणित दाखला.
- 2) नव्या मुंबईत घर नसल्याबाबतचे प्रतिज्ञापत्र. (योजना पुस्तिकेत नमूद केल्याप्रमाणे)
- 3) मासिक कौटुंबिक उत्पनाचे प्रमाणपत्र/प्रतिज्ञापत्र. (फक्त केएच-1/केएच-2 करीता)
- 4) जातीचा प्रमाणित दाखला. (ज्या वर्गवारीत अर्ज केला आहे त्याचा)
- 5) राज्यसरकारी कर्मचारी असल्याबाबतचे प्रमाणपत्र व पुरावा. (योजना पुस्तिकेत नमूद केल्याप्रमाणे)

contd...2



per the Annual Statement of Rates published under the Maharashtra Stamp (Determination of True Market Value of Property) Rules, 1995.

Share Certificate No. 067

Member's Regn No. _____

No. Of Shares 10 (Ten)

Share Certificate

UTSAV KH 3 CO-OPERATIVE HOUSING SOCIETY LTD.

Sector - 16/17 ,Kharghar Navi Mumbai-410 210

(Registered under the Maharashtra Co-Operative Societies Act. 1960)

Authorised Share Capital Rs. 500/- Divided into 10 Shares Of Rs.50/-each

Registration No.NBOM/CIDCO/HSG/(TC)/4814/JTR/2012-2013 Date : 31/12/2012

THIS IS TO CERTIFY that Shri /Smt. MADAN UDDHAV ADHANGALE

_____ flat No. 11/602 is the Registered Holder / Holders of
fully paid up shares of Rs.500/- Distinctive Numbered from 0661 to 0670 both inclusive,
in Utsav KH 3 Co-Operative Housing Society Ltd. KHARGHAR Subject to the
bye-laws of the said Society

Given under the Common Seal Of the said Society at Kharghar On This 28th

day of APRIL 2013



Shinde
Authorised
M.C.Member

A.M.Khot
Secretary

Joshi
Chairman

SHRI BALIRAM C. SHINDE *SHRI AMBHASH M. KHOT* *SHRI JAYANT G. JOSHI* (P.T.O.)
NOTE :- No transfer of any of the Shares comprised in this Certificate will be registered unless accompanied by this Certificate.

- | | | |
|-------------------|----------------|-----------|
| (11) अनुक्रमांक | पृष्ठ | 4269/2016 |
| (12) बाजारभावापमण | मुद्रांक शुल्क | 220000 |
| (13) बाजारभावापमण | नोंदणी शुल्क | 30000 |
| (14) शेरा | | |

सह दुय्यम निबंधक वर्ग-२
पनवेल क्र.३

3984269

Thursday, July 07, 2016

8:30 AM

पावती

Original/Duplicate

नोंदणी क्र.: 39म

Regn.: 39M

पावती क्र.: 6108

दिनांक: 07/07/2016

पत्ता: खारघर

दस्तावेजाचा अनुक्रमांक: पवल3-4269-2016

दस्तऐवजाचा प्रकार : करारनामा

सादर करणाऱ्याचे नाव: बाबासाहेब मारोती डाके - -

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 600.00

पृष्ठांची संख्या: 30

एकूण:

रु. 30600.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे

8:48 AM ह्या वेळेस मिळेल.

Sub Registrar Panvel 3

बाजार मुल्य: रु. 3708000/-

मोबदला रु. 4400000/-

भरलेले मुद्रांक शुल्क : रु. 220000/-

1) देयकाचा प्रकार: eSBTR/SimpleReceipt रक्कम: रु. 30000/-

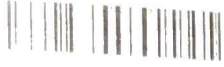
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH002464291201617S दिनांक: 07/07/2016

बँकेचे नाव व पत्ता: Panjab National Bank

2) देयकाचा प्रकार: By Cash रक्कम: रु 600/-



07/07/2016



सूची क्र.2

दुय्यम निबंधक : सह दु.नि.पनवेल 3

दस्त क्रमांक : 4269/2016

नोंदणी :

Regn 63m

गावाचे नाव : 1) खारघर

- | | |
|--|---|
| (1) करारनामा | करारनामा |
| (2) मालकी क्रमांक | 4400000 |
| (3) बाजारभावाच्या बाबित्पत्राच्या मारणी देतो की एवढेदार देतो (असल्यास) | 3708000 |
| (4) भू-मापन व घटकमांक (असल्यास) | 1) पालिकेचे नाव:रायगड इतर वर्णन : इतर माहिती: सदनिका क्रं.602 सहावा मजला बिल्डिंग क्रं .11, के.एच.3, सेलिब्रेशन उत्सव को ऑप हौसिंग सोसायटी लि सेक्टर-16 आणि 17 खारघर नवी मुंबई ता पनवेल जि रायगड क्षेत्र 608.810 चौ फूट बिल्ट अप (53.89 चौ.मी. + 2.67 चौ.मी. बिल्टअप)((SECTOR NUMBER : 16-17 ;)) |
| (5) क्षेत्रफळ | 1) 608.81 चौ.फूट |
| (6) आकारणी किती देण्यात असेल तिच्या | |
| (7) दस्तऐवज मरमट देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास प्रतिक्रिया देणे नाव व पत्ता. | 1): नाव:-मदन उद्धव अढांगळे - - वय:-64; पत्ता:-प्लॉट नं: इ-9-8, माळा नं: -, इमारतीचे नाव: न्यू देवनार म्यूनिसिपल कॉलनी, ब्लॉक नं: गोवंडी, रोड नं: मुंबई, महाराष्ट्र, मुम्बई. पिन कोड:-400043 पॅन नं:-ACNPA7947B |
| (8) दस्तऐवज मरमट घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास प्रतिक्रिया देणे नाव व पत्ता | 1): नाव:-बाबासाहेब मारोती डाके - - वय:-31; पत्ता:-प्लॉट नं: केएच-1-8-202, माळा नं: -, इमारतीचे नाव: वास्तु विहार, ब्लॉक नं: सेक्टर -16-17 खारघर, रोड नं: नवी मुंबई, महाराष्ट्र, राईगार:(ॅं). पिन कोड:-410210 पॅन नं:-APGPD3833H
2): नाव:-सुजाता बाबासाहेब डाके उर्फ सुजाता पांडुरंग मस्के - - वय:-28; पत्ता:-प्लॉट नं: केएच-1-8-202, माळा नं: -, इमारतीचे नाव: वास्तु विहार, ब्लॉक नं: सेक्टर -16-17 खारघर, रोड नं: नवी मुंबई, महाराष्ट्र, राईगार:(ॅं). पिन कोड:-410210 पॅन नं:-BRDPM3898P |
| (9) दस्तऐवज मरमट टिल्याचा दिनांक | 07/07/2016 |
| (10) दस्त नाव टिल्याचा दिनांक | 07/07/2016 |
| (11) अनुक्रमांक पृष्ठ | 4269/2016 |
| (12) वाजारभावाच्या मुद्राक शुल्क | 220000 |
| (13) वाजारभावाच्या नोंदणी शुल्क | 30000 |
| (14) शेरा | |

सह दुय्यम निबंधक वर्ग-२
पनवेल क्र.३

मुल्याकनासा... घेतलेला तपशील -

मुद्राक शुल्क... निवडलेला अनुच्छेद -



(ii) within the limits of any Municipal Council, Nagarpanchayat or Cantonment Area annexed to it, or any rural area within the limits of the Mumbai Metropolitan Region Development Authority or any other Urban area not mentioned in sub clause (i), or the Influence Areas as per the Annual Statement of Rates published under the Maharashtra Stamp (Determination of True Market Value of Property) Rules, 1995.

मूल्यांकन पत्रक (शहरी क्षेत्र - बाधीव)

07 July 2016 08:27:36 AM

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2016
रायगड
तालुका पन्वेल
2017-खारघर सिडको से क्र 17
A Class Palika

सर्व्हे नबर न भू क्रमांक

वर्षिक मूल्य दर	निवासी सदनिका	कायलय	दुकाने	औद्योगिक	मोजमापनाचे एकक चौ मीटर
70500	70500	70500	84600	70500	
बाधीव क्षेत्राची	56.58 चौ मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बाधीव
मजला	इमारत सी सी	मिळकतीचे वय -	0 TO 2 वर्षे	मूल्यदर बाधकामाचा दर-	Rs 62400 -
मजला	भाटे	मजला -	5th to 10th Floor		

मूल्यदर = (वर्षिक मूल्यदर * घसा-यानुसार नविन दर) * मजला निहाय घट वाढ
 $(62400 * (100 - 100)) * 105 - 100$
 Rs 65520 -

वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र
 $65520 * 56.58$
 Rs 3707121.6 -

एकत्रित अर्थी - मुख्य मिळकतीचे मूल्य - तळघराचे मूल्य - मेझॅनाईन मजला क्षेत्र मूल्य - लगतच्या गच्चीचे मूल्य - वरील गच्चीचे मूल्य - बंदिस्त वाहन तळाचे मूल्य - खुल्या जमिनीवरील वाहन तळाचे मूल्य - इमारती भोवतीच्या खुल्या जागेचे मूल्य

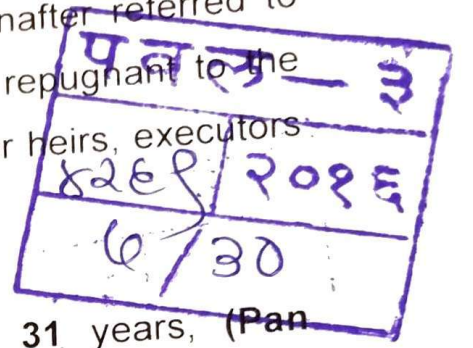
A B C D E F G H
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AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE is made and entered into at Navi Mumbai on this 7th day of July, 2016

Between

MR. MADAN UDDHAV ADHANGALE, age 64 years, (Pan No. ACNPA7947B), Indian Inhabitant, residing at - E-9/8, New Deonar Municipal Colony, Govandi, Mumbai-400043, hereinafter referred to as "THE VENDOR" (which expression shall unless repugnant to the context or meaning thereof shall mean and include her heirs, executors & administrators and assigns) of the **ONE PART**.



AND (1) MR. BABASAHEB MAROTI DAKE, age 31 years, (Pan No. APGPD3833H), & MRS. SUJATA BABASAHEB DAKE ALIAS MISS. SUJATA PANDURANG MASKE, age 28 years, (Pan No. BRDPM3898P), Indian Inhabitants, both residing at Flat No. KH-1/8/202, VastuVihar, Sector-16/17, Kharghar, Navi Mumbai-410210 hereinafter referred to as "THE PURCHASERS" (which expression shall unless repugnant to the context or meaning thereof shall mean and include their heirs, executors & administrators and assigns) of the **OTHER PART**.



WHEREAS :

The Corporation is the New Town Development Authority declared for the area designated as a site for the New Town of Navi Mumbai by the Government of Maharashtra in exercise of its powers under sub-section (1) and (3-A) of Section 113 of the Maharashtra Regional and Town Planning Act, 1966 (Maharashtra XXXVII of 1966) (hereinafter referred to as "MRTP Act.")

6.

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S. Maske

AND WHEREAS :

The State Government in pursuant to Section 113A of the MRTP Act, acquiring lands described therein and vesting such lands in the Corporation for Development and disposal.

AND WHEREAS :

The Corporation has constructed on one of such lands building of **Stilt and Seven Upper Floors**, such buildings comprising of flat are being designated as 'KH-3' Type of Building in **CELEBRATION-KH-3 Housing Scheme**, at **Sector-16 & 17, Kharghar, Navi Mumbai-410210**.

AND WHEREAS :

The Original owner herein has before applying to the Corporation for purchase of the Flat in the said building made requisition for inspection from the Corporation and the Corporation has given inspection to the Original owner herein of the Original building plans and specification which the Original owner herein doth hereby confirm and which has been duly approved by the Corporation.

AND WHEREAS :

The Certificate of title and Deeds as disclosed by the Corporation pertaining to the said land has been inspected by the Vendor herein.

AND WHEREAS :

The Corporation has decided that the said Flat should be sold on what is known as 'Ownership basis' with the condition that allottees of the flat in the said buildings shall promote and register the Co-op. society under Maharashtra Co-op. Societies Act, 1960, after making payment by them in full to the Corporation of the respective sale prices of the flats agreed to be sold to them and all other money payable by them under their

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AND WHEREAS :

The Corporation
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AND WHEREAS :

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AND WHEREAS :

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INDUSTRIAL

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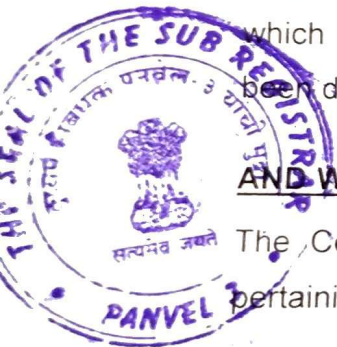
a Flat No.602

Sector-16 & 1

(Built up area

and being at

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8289/2088
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respective Agreement for Sale with the Corporation and that the Corporation would land on which the said building is constructed together with the said land and more particularly described in the schedule hereunder written for a period of Sixty Years on the nominal rent One Hundred Rupees per year.

AND WHEREAS :

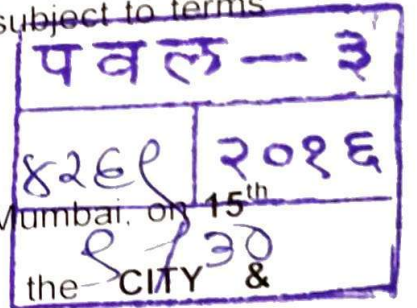
The Corporation has disclosed to the Original owner herein the name of fixtures, fittings and amenities provided for in the said building.

AND WHEREAS :

The Original owner herein has agreed to purchase from the Corporation on what is known as "Ownership Basis" a **Apartment No. KH-3/11/602** for the total price of **Rs.19,02,531/- (Rupees Nineteen Lakhs Two Thousand Five Hundred Thrity One Only)** upon the subject to terms and conditions hereinafter contained.

AND WHEREAS :

By an Agreement to Sale made at CBD Belapur, Navi Mumbai, on **15th September, 2010** made and executed between



INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA

LIMITED, a company incorporated under the companies Act, 1956,

having its office at 2nd Floor, Nirmal, Nariman Point, Mumbai – 400 021

(hereinafter referred to as "the CIDCO") of the One Part and Original

owner of the Other Part (hereinafter referred to as the "Said

Agreement") the CIDCO agreed to sale and transfer and the Original

owner agreed to purchase and acquire the said Flat on ownership basis

a Flat No.602, Building No. 11, 6th Floor, KH-3, CELEBRATION

Sector-16 & 17, admeasuring about 53.89 Sq.mtrs +02.67 Sq.mtrs

(Built up area 608.810 Sq.ft.) of the layout of the land situated lying

and being at Village – Kharghar, Navi Mumbai, together with the



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permanent and absolute right of and occupation of the said Flat The said Agreement is duly registered before the Sub Registrar of Assurance Panvel3 on under Document Sr No. 09351-2010 and Receipt No. 9621 Dated: 22/09/2010

AND WHEREAS :

The Original Owner has in terms of the said Agreement paid to the CIDCO the entire consideration of Rs.19,02,531/- (Rupees Nineteen Lakhs Two Thousand Five Hundred Thrity One Only).

AND WHEREAS :

The Original Owner is in possession of the Flat No. 602, Building No. 11. 6th Floor, KH-3, CELEBRATION, Utsav Co-Operative Housing Society Ltd., Sector-16 & 17, admeasuring about 53.89 Sq.mtrs (Built up area 608.810 Sq.ft.) of the layout of the land situated lying and being at Village - Kharghar, Navi Mumbai, (hereinafter referred to as the "SAID FLAT").

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AND WHEREAS :

The Vendor has agreed to sell and transfer and PURCHASERS has agreed to purchase and acquire all rights, title and of the Vendor in the said Flat together with the permanent and absolute right of use and occupation of the said Flat



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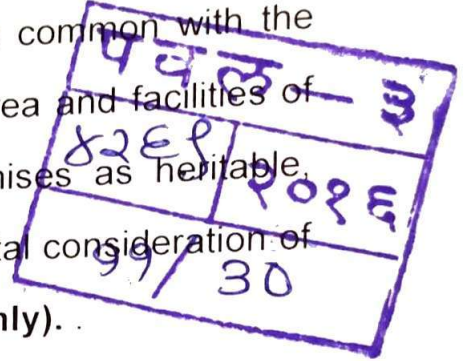
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1 TH... the... CE... Se... So... sit... to... to... in... o... th... tr... F... 2.

NOW THIS AGREEMENT WITNESSETH and it is hereby agreed by and between the parties hereto as follows :-

1 THE VENDOR shall sell and the PURCHASERS shall purchase the Flat No.602, Building No. 11, 6th Floor, KH-3, CELEBRATION, Utsav Co-Operative Housing Society Ltd., Sector-16 & 17, admeasuring about 53.89 Sq.mtrs +02.67 Sq.mtrs (Built up area 608.810 Sq.ft.) of the layout of the land situated lying and being at Village – Kharghar, Navi Mumbai, together with the certain percentage specified in the declaration to be made by the CIDCO under the said act of the undivided interest appurtenant to such Flat as tenant in common with the owner of the other Flat and to the common area and facilities of the said land and building of the said premises as heritable, transferable and immovable property for the total consideration of **Rs.44,00,000/- (Rupees Forty Four Lakhs Only)**.



2. The PURCHASERS have agreed to pay the consideration price of **Rs.44,00,000/- (Rupees Forty Four Lakhs Only)** in the following manner :

a. A sum of **Rs.9,00,000/- (Rupees Nine Lakh Only)** paid by cheque bearing No.573850 dated 02/07/2016 drawn on State Bank Of India., Kharghar Branch.

b. remaining balance amount of **Rs. 35,00,000/- (Rupees Thirty Five Lakhs Only)** shall be paid after availing loan from any Financial Institution / Bank within 45 days from the Registration of this agreement .



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*2 The Vendor undertakes to pay all the outgoing amount by way of taxes maintenance charges and other dues till the date of handing over possession to the PURCHASERS and the PURCHASERS shall be responsible for such payment effective from the date of possession.

*3 The PURCHASERS hereby agrees that they shall bear all the charges costs and expenses for the transfer of the said Flat in the name of the PURCHASERS including the transfer charges, profit sharing amount etc. to be paid to CIDCO in the name of the Flat Owner and the Flat Owner is not to incur expenses of any nature whatsoever in the transfer of the said Flat in the name of the PURCHASERS or his assignees.

SCHEDULE OF THE PROPERTY

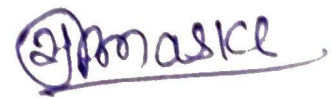
Flat No.602, Building No. 11, 6th Floor, KH-3, CELEBRATION, Utsav Co-Operative Housing Society Ltd., Sector-16 & 17, admeasuring 53.89 Sq.mtrs +02.67 Sq.mtrs Built up area of the layout of the land situated lying and being at **Village – Kharghar, Navi Mumbai,** the said Flat bounded as follows that is to say :-

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REGISTRAR
NAVI MUMBAI

21/3





BE AVAIL... AVAIL... The public...
expressed of their respect as hand... the day and the year

IN WITNESS WHEREOF I have signed this deed...

The withinnamed VENDOR

MR. MADAN UDDHAV ADHARWALL

in the presence of

1. Ramell

2. [Signature]

पत्रक -
४२६५ २०२३
१३/३६



SIGNED, SEALED AND DELIVERED BY

The withinnamed PURCHASERS

MR. BABASAHEB MAROTI DAKE

[Signature]



MRS. SUJATA BABASAHEB DAKE
ALIAS MISS. SUJATA PANDURANG MASKE

in the presence of

1. Ramell

2. [Signature]



RECEIPT

RECEIVED a sum of Rs.9,00,000/- (Rupees Nine Lakhs Only) paid from within named the "PURCHASERS" MR. BABASAHEB MAROTI DAKE & MRS. SUJATA BABASAHEB DAKE ALIAS MISS. SUJATA PANDURANG MASKE as a *Part Payment* towards the sale of Flat No.602, Building No.11, 6th Floor, KH-3, CELEBRATION, Utsav Co-Operative Housing Society Ltd., Sector-16 & 17, admeasuring about 53.89 Sq.mtrs +02.67 Sq.mtrs Built up area of the layout of the land situated lying and being at Village – Kharghar, Navi Mumbai in the following manner :-

a sum of Rs.9,00,000/- (Rupees Nine Lakhs Only) paid by cheque bearing No.573850 dated 02/07/2016 drawn on State Bank of India, Kharghar Branch.

पत्रक - 3
28/7/2016
6/30



I SAY RECEIVED
Rs.9,00,000/-
(Rupees Nine Lakhs Only)



(MR. MADAN UDDHAV ADHANGALE)
VENDOR

WITNESSES:

1. Ramdas
2. Bhikmaji

CIDCO
CITY & INDUSTRIAL DEVELOPMENT CORPORATION OF
MAHARASHTRA LTD.

Office of the M.M.(II)
Raigad Bhavan, CBD-Belapur,
Navi Mumbai - 400 614
Date : 15/9/2010

TAKING OVER POSSESSION BY THE ALLOTTEE

Type :- KH3 Aptt. No :- 11 /602 Sector 16/17 at Kharghar

1. Date of allotment

: 13/9/2010

Name of Hire / Outright Purchaser Name: Mr. MADAN UDDHAV ADHANGALE.

3. Date of execution of Agreement : 15/9/2010

Civil Maistry

Mkt. officer

POSSESSION RECEIPT

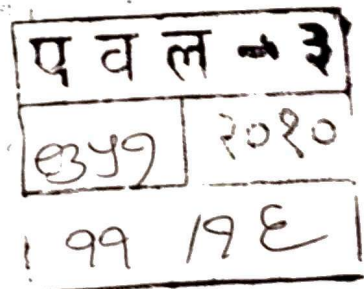
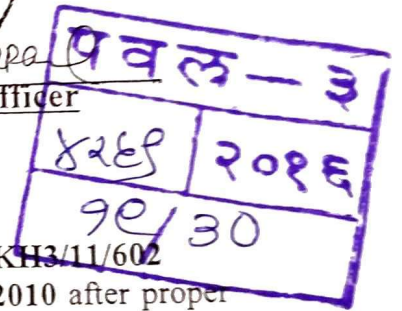
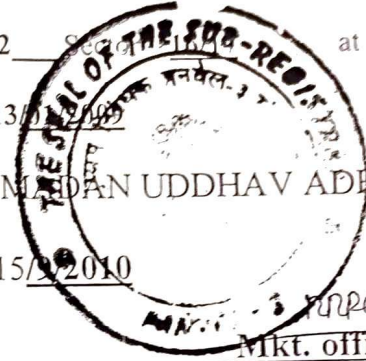
I hereby certify that I have taken over possession of the apartment No. KH3/11/602
Type KH-3 Sector 16/17 at Kharghar, on the day of 15th Sept., 2010 after proper
inspection of the fittings and Fixtures provided therein.

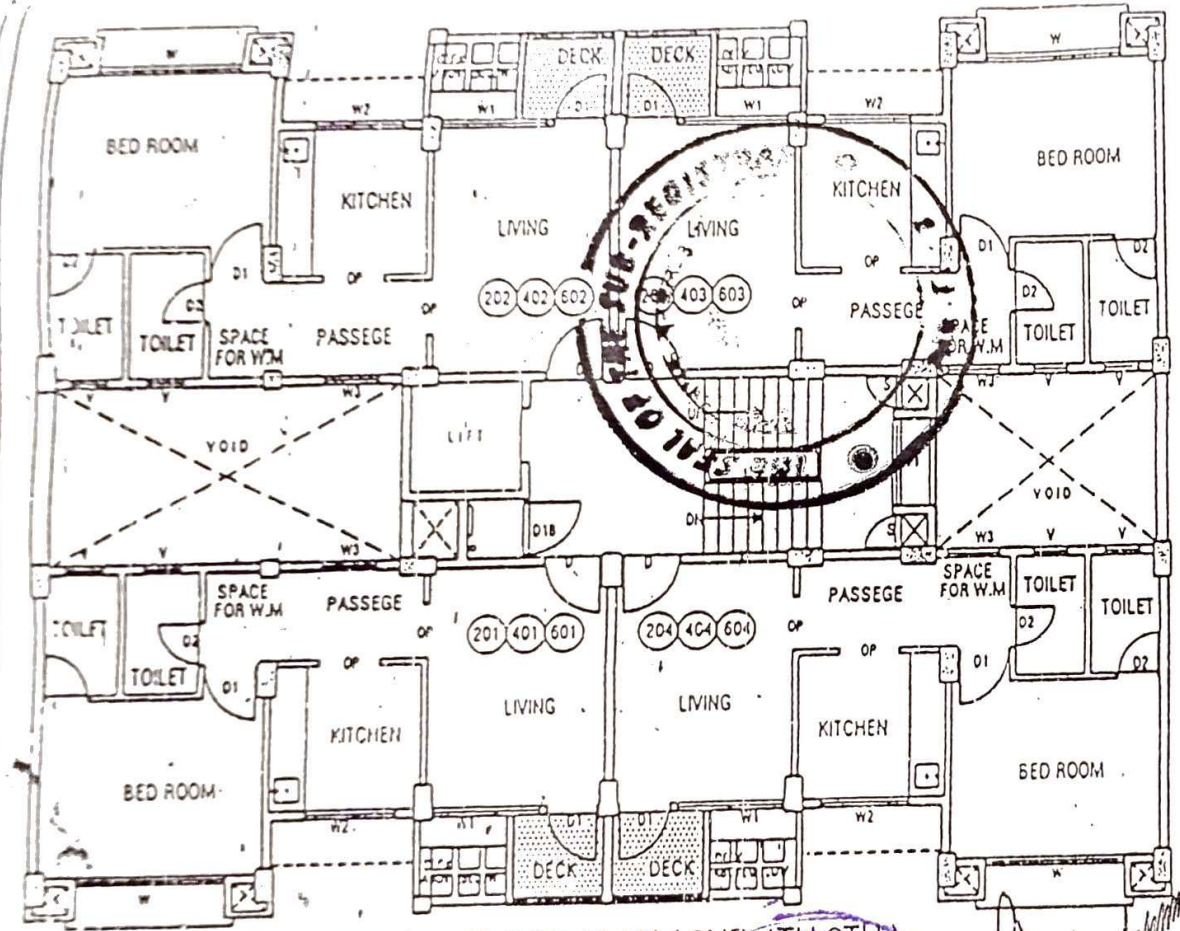
Before taking over possession I have verified the fittings, fixtures and amenities in the
above apartment and they are according to the items listed and according to plans and
specification enclosed with the agreement I have inspected the apartment and satisfied
myself. I accept the above said apartment and have no complaint of any nature
whatsoever and I would not claim another apartment from CIDCO later on.
Received Lock No. _____ with duplicate key.

(Signature of allottee)

Name: Mr. MADAN UDDHAV ADHANGALE.
Aptt. No. : KH3/11/602

Copy to: i) Maharashtra State Electricity Board
ii) Secretary of the Society





TYPICAL FLOOR PLAN (2ND, 4TH, 6TH)

CARPET AREA STATEMENT	
LIVING	= 12.35 SQM.
KITCHEN	= 06.13 SQM.
BED ROOM	= 10.80 SQM.
	= 00.60 SQM.
TOILETS	= 05.04 SQM.
PASSAGE	= 06.09 SQM.
CARPET AREA OF FLAT = 41.01 SQM.	
= 441.43 SQFT.	
B.U.P AREA OF FLAT = 53.89 SQM.	
= 580.07 SQFT.	
CARPET AREA OF DECK = 02.10 SQM.	
= 22.60 SQFT.	
B.U.P AREA OF DECK = 02.67 SQM.	
= 28.74 SQFT.	

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 11/07/2020
 23/9/2020
 36/26

I, ARCHITECT S.D. KHADILKAR, DO HEREBY CERTIFY THAT THIS IS AN ACCURATE COPY OF THE FLOOR PLAN SHOWN ALONGSIDE AND APPROVED BY THE LOCAL AUTHORITY NAMED CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LTD WITHIN WHOSE JURISDICTION THE BUILDINGS ARE LOCATED AND THAT THE SAID PLANS AND THE DIMENSIONS OF THE APARTMENT AREA AS BUILT.

I SOLEMNLY AFFIRM THAT WHAT IS STATED ABOVE IS TRUE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SOLEMNLY AFFIRMED AT NAVI MUMBAI
 THIS 30TH DAY OF JUNE - 2010

ARCHITECT
 S.D. KHADILKAR
 B. G. SHIRKE CONSTRUCTION TECHNOLOGY PVT. LTD.
 72-76 MUNDHWA, PUNE - 411036.

- NOTES :-
- 1) THE CONCLUDED AGREEMENT IS FOR THE BUILT UP AREA
 - 2) FOR THE SAKE OF CONVENIENCE APPROXIMATE CARPET AREA IS INDICATED & ANY MARGINAL VARIATION IN THE CARPET AREA DOES NOT VIOLATE THE CONCLUDED AGREEMENT.

Marketing Officer
 CIDCO LTD.
 Navi Mumbai

FOR FLAT NO. - 602
 OF BUILDING NO. - 11

MASS HOUSING SCHEME CELEBRATION
 AT SECTOR - 16 & 17, KHARGHAR, NAVI MUMBAI

BUILDING TYPE
 KH - 3

CIDCO
 CITY INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LTD.
 CIDCO CHIVARI, C.O.D. DELAPUR, NAVI MUMBAI - 400 614.

SHIRKE™
 B. G. SHIRKE CONSTRUCTION TECHNOLOGY PVT. LTD
 72-76 MUNDHWA, PUNE - 411036.

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महाराष्ट्र शासन

नमुना "इ"

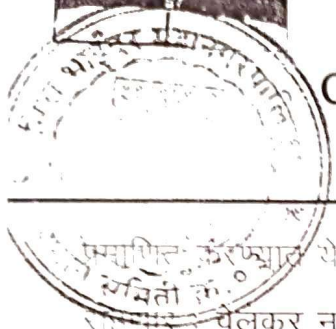
Form- E

विवाह नोंदणी प्रमाणपत्र

Certificate of Registration of Marriage

(पहा कलम ६(१) आणि नियम ५)

See Section 6(1) and Rule 5



पत्यापित्त ठेवण्यात येते की, पतीचे नाव :- बाबासाहेब मारोती डाके

राहणार :- वेलकर नगर फेमस कंपनी जवळ, घोडबंदर, पो. मिरारोड, ता.जि.ठाणे-४०११०४

आणि पत्नीचे नाव :- सुजाता पांडुरंग मस्के

राहणार :- राजर्षी शाहू नगर, आश्रम शाळेच्या बाजूस गंगाखेड, ता. गंगाखेड, जि. परभणी

यांचा विवाह दिनांक : ०३/११/२०११ रोजी संजय गांधी आश्रमशाळा पंचायत समितीच्या पाटीमागे, गंगाखेड, गंगाखेड, जि. परभणी (दिकाणी) येथे विधी संपन्न झाला. त्यांची महाराष्ट्र विवाह मंडळाचे विनियमन आणि नोंदणी विधेयक, १९९८ अन्वये ठेवण्यात आलेल्या नोंदवहीच्या खंड क्रमांक १ अनुक्रमांक

MAHM/TNA/MC/MBMC/००३/२०१२/०६२

वर दिनांक : १२/०६/२०१२ रोजी माझ्या कडून नोंदणी करण्यात आली आहे.

Certified that Marriage Between, Husband's name : Babasaheb Maroti Dake

residing: Velkar Nagar, Near Famous Company, Ghodbunder, Post : Miraroad, Tal & Dist :Thane 401104

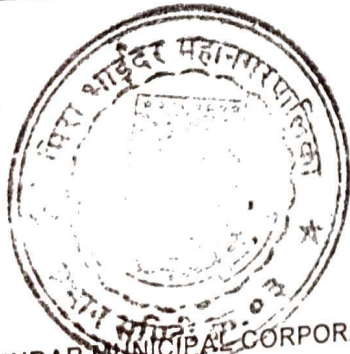
and Wife's Name : Sushanta Pandurang Maske

residing at : Rajarshi Shahu Nagar, Beside Ashram School, Gangakhed, Tal : Gangakhed, Dist : Parbhani

solemnized on Dated : 03/11/2011 at Sanjay Gandhi, Ashram School, Behind Panchayat Samiti, Gangakhed, Tal : Gangakhed, Dist : Parbhani (Place) is register by me 12/06/2012 at Serial No :

MAHM/TNA/MC/MBMC/003/2012/062

Volume 1 of registered of Marriages maintained under the Maharashtra Regulation of Marriage Bureaus and Registration of Marriages Act 1998.



(चंद्रकांत बोरसे)
प्रभाग अधिकारी
तथा विवाह निबंधक
प्रभाग समिती कार्यालय क्र ३
मिरा भाईंदर महानगरपालिका.

Place : MIRA BHAINDAR MUNICIPAL CORPORATION
Date : Tuesday 12th June 2012

गावाचे नाव : 1) खारघर

(1) विलेखाचा	करारनामा
(2) मांडता	4400000
(3) बाजारभावाप्रमाणे मुद्राक शुल्क (बाबतिलेखानुसार - मारणी देतो की पट्टेदार ते स्वतः करावे)	3708000

(4) भू-मपन मंडळाच्या व घरक्रमांक
(अनुक्रमांक)

पवळ - ३	
५०५२	२०१६
१४/३२	

1) पालिकेचे नाव: रायगड इतर वर्णन :, इतर माहिती: सदनिका क्रं.602 सहावा मं. बिल्डिंग क्रं .11, के.एच.3, सेलिब्रेशन उत्सव को ऑप हौसिंग सोसायटी लि संकट आणि 17 खारघर नवी मुंबई ता पनवेल जि रायगड क्षेत्र 608.810 चौ फूट बिल्ड अप (53.89 चौ.मी. + 2.67 चौ.मी. बिल्डअप)((SECTOR NUMBER : 16-17 ;))

1) 608.81 चौ.फूट

(7) दस्तऐवज करून देणा-या/लिहून

देवणा-या पक्षक
 न्यायालयाच्या आदेशानुसार
 नाव व पत्ता
 पक्षक
 नाव व पत्ता

1): नाव:-मदन उद्धव अडांगळे - - वय:-64; पत्ता:-प्लॉट नं: इ-9-8, माळा नं: -, इमारतीचे नाव: न्यू देवनार म्यूनिसिपल कॉलनी, ब्लॉक नं: गोवंडी, रोड नं: मुंबई, महाराष्ट्र, मुंबई. पिन कोड:-400043 पॅन नं:-ACNPA7947B

1): नाव:-बाबासाहेब मारोती डाके - - वय:-31; पत्ता:-प्लॉट नं: केएच-1-8-202, माळा नं: -, इमारतीचे नाव: वास्तु विहार, ब्लॉक नं: सेक्टर -16-17 खारघर, रोड नं: नवी मुंबई, महाराष्ट्र, राईगार:(ंं). पिन कोड:-410210 पॅन नं:-APGPD3833H

2): नाव:-सुजाता बाबासाहेब डाके उर्फ सुजाता पांडुरंग मस्के - - वय:-28; पत्ता:-प्लॉट नं: केएच-1-8-202, माळा नं: -, इमारतीचे नाव: वास्तु विहार, ब्लॉक नं: सेक्टर -16-17 खारघर, रोड नं: नवी मुंबई, महाराष्ट्र, राईगार:(ंं). पिन कोड:-410210 पॅन नं:-BRDPM3898P

दस्तऐवज करून दिल्याचा दिनांक

07/07/2016

दस्त नाटण व ल्याचा दिनांक

07/07/2016

अनुक्रमांक व पृष्ठ

4269/2016

बाजारभावाप्रमाणे मुद्राक शुल्क

220000

बाजारभावाप्रमाणे नोंदणी शुल्क

30000

शेरा

सह दुय्यम निबंधक वर्ग-२
 पनवेल क्र.३

गंकासाठी शि. शारात घेतलेला
 मूल:-

क शुल्क आजारताना निवडलेला
 छेद :-

(ii) within the limits of any Municipal Council, Nagarpanchayat or Cantonment Area Annexed

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V. S. JADON & CO. VALUERS LLP

	433 sq. ft. (As per Measurement)	Fungible Area	48 sq. ft. (As per Measurement)	Terrace Area	NA sq. ft. (As per Measurement)	Gross Carpet Area	481 sq. ft. (As per Measurement)
	507 sq. ft. (Derived from Builtup Area @ Agreement or Index II)	Fungible Area	NA sq. ft. (As per Agreement or Index II)	Terrace Area	NA sq. ft. (As per Agreement or Index II)	Gross Carpet Area	507 sq. ft. (Derived from Builtup Area @ Agreement or Index II)
Builtup Area	609 sq. ft. (As per Agreement or Index II)	Saleable Area	735 Sq. ft. (As per Agreement or Index II)				

Valuation

1. Mention the as per Government Approved Rate also: **5,955/- Per Sq. Ft. On Builtup area**
 In Case of valuation of 20% or more in the valuation proposed by the value and the guideline value provide in the State Govt Notification or income Tax Gazette justification on variation has to be given. We have considered prevailing Market Rate/Price from local estate agents & that from property search sites - viz magickbricks.com, 99acres.com, makaan.com, etc

Summary of valuation :

i Saleable Area	735 Sq.ft.	
ii Market Rate	8,000 Per Sq. Ft. On Saleable Area	
iii Expected Rental Value	12500 Per Month.	
iii a Land		
iii b Building Residential Flat		
iv Fair Market Value	58,80,000	In words: Rupees Fifty Eight Lakh Eighty Thousand Only
v Realizable Value	52,92,000	In words: Rupees Fifty Two Lakh Ninety Two Thousand Only
vi Force / Distress Sale Value	44,98,200	In words: Rupees Fourty Four Lakh Ninety Eight Thousand Two Hundred Only
vii Insurable Value	Built Up Area x Cost of Construction	
	609 x 2,500	
	15,22,025	

10 Assumptions/Remarks

1. Qualifications in TIR/Mitigation suggested, if any Technical Details given is report are taken from copies of documents furnished to us: Yes
2. Property is SARFAESI compliant: Yes
3. Whether property belongs to social infrastructure like hospital, school, old age home etc: No
4. Whether entire piece of land on which the unit is set up / property is situated has been mortgaged or to be mortgaged: To be Mortgaged.
5. Details of last two transactions in the locality/area to be provided, if available: No
6. Any other aspect which has relevance on the value or marketability of the property.
7. We released report on the basis of provided documents i.e Sale Agreement & Index II

V. S. JADON & CO. VALUERS LLP

1302-ELLORA FIESTA, PLOT NO. 8, SECTOR 11, OPP. JUINAGAR RAILWAY STATION,
 SANPADA, NAVI MUMBAI 400 706.
 TEL: 022-27758396/5 FAX: 022-27758394. E mail: vsjcvluer@gmail.com.
 Web site: www.vsjadon.com

Valuation Report

Date: 03/10/2019

Branch	SBI RACPC Belapur
Customer (s) Borrowal Unit	Mr. Babasaheb Maroti Dake & Mrs. Sujata Babasaheb Dake.
Property Name	Mr. Babasaheb Maroti Dake & Mrs. Sujata Babasaheb Dake.
Address of the Property	NA
Address of the Property	Flat No. 602, 6th Floor, Building No. 11, KH3 Celebration, Ustav Chsl, Sector No. 16 & 17, Kharghar, Navi Mumbai, Tal. Panvel, Dist. Raigad - 410 210.

Nearby Landmark/ Google Map Independent access to the property	Near Vastu Vihar Bus stop / Vastu Vihar CHSL
Longitude	73.081294
Latitude	19.044144

Document Details	No	Name of Approving Auth	Approval No.	NA Dated: NA
Layout Plan	No	NA	Approval No.	NA Dated: NA
Building Plan	No	NA	Approval No.	NA Dated: NA
Commencement Certificate	No	NA	Approval No.	NA Dated: NA
Legal Documents	1. Copy of Index II & Agreement for Sale Verified: 4269/2016 Dated: 07/07/2016 2. Copy of O.C. verified: NA Dated: NA			

4 Physical Details		Open Land	West	CIDCO Road	North	CIDCO Road	South	Open Land
Adjoining Property	East	Open Land	West	CIDCO Road	North	CIDCO Road	South	Open Land
As per documents	East	NA	West	NA	North	NA	South	NA
Matching of Boundaries	NA	Plot Demarcated	Yes	Approved Land Use (Industrial / Commercial / Residential)	Residential	Type of Property	1 BHK Flat	1 BHK
No of room	Living/Dining	1	Bed Room	1	Toilets/Bath	1/1	Kitchen	1
Total No of Floor	Gr + 7th Upper Floors With 01 Lifts	Floor on which the property is located on 6th Floor	Approx age of the Property	08 Years (Approx.)	Residual Age of the Property	52 Years	Type of structural RCC framed/ Stone/ BB/ Masonry	RCC Frame Structure

5 Tenure/Occupancy Details	Status of Tenure	Owner	No of years of Occupancy:	NA	Relationship of tenant or owner	NA
6 Stage of Construction:	Stage of Construction:	100%	Completed	If under construction, extent of completion:		NA
7 Violations if any observed	Nature and extent of Violations					NA
8 Area Details of the property						

Jadon