



महाराष्ट्र MAHARASHTRA

FT 604829

24 SEP 2012

Sr. No. 7465 Date 24/09/2012

F. No. 100

Issued to Ravi Shankar S. Aithal, Dombivli

Through Ashwini Jethi
A.V. Joshi

Licence No. 35/01
STAMP VENDOR
MR. AVINASH H. GUJARE

Avg

Add. D-86, Kasturi Plaza,
Manpada Road, Dombivli (E)



Sub-Treasury Officer
Kalyan

10 SEP 2012

क. ल. न. - ३	
३५५५	२०९२
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RECTIFICATION DEED

THIS RECTIFICATION DEED is made, executed and entered into at Dombivli,
on this 25th day of September 2012



B.R. Aithal

क. ल. न. - ३	
दिनांक	२०१२
३	२३

BETWEEN

M/s. Laxmi Developers, a Partnership concern, through its Partner **Mr. Parshotam Nanji Patel**, Age 38 years, Occupation Business, Office at 112, Vasudeo Laxmi Co-op. Hsg. Soc., Above Satkar Hotel, Kelkar Road, Dombivli (E), Taluka Kalyan, Dist. Thane, hereinafter called **Promoters/Developers** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include their heirs, executors, administrators, nominees, and assigns) of the **First Part**;

AND

Mr. Ravishankar S. Aithal, Age 41 years, Occupation Priest, residing at Room No. 1 N. 3/17, Shiv Sagar Society, Sector-10, Vashi, Navi Mumbai, hereinafter called **The Purchaser** (which expression shall, unless it be repugnant to the context or meaning thereof, mean and include his heirs, executors, administrators and nominees and assigns) of the **Other Part**;



B.R. Aithal

क. ल. न. - ३	
क. ल. न. - ३	२०१२
३	१३



BETWEEN

M/s. Laxmi Developers, a Partnership concern, through its Partner **Mr. Parshotam Nanji Patel**, Age 38 years, Occupation Business, Office at 112, Vasudeo Laxmi Co-op. Hsg. Soc., Above Satkar Hotel, Kelkar Road, Dombivli (E), Taluka Kalyan, Dist. Thane, hereinafter called **Promoters/Developers** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include their heirs, executors, administrators, nominees, and assigns) of the **First Part**;

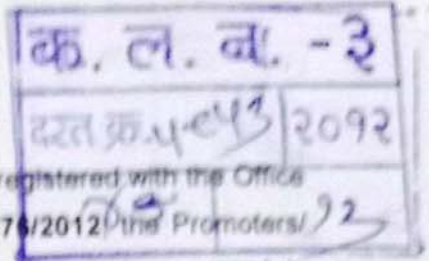
AND

Mr. Ravishankar S. Aithal, Age 41 years, Occupation Priest, residing at Room No. 1, J.N. 3/17, Shiv Sagar Society, Sector-10, Vashi, Navi Mumbai, hereinafter called **The Purchaser** (which expression shall, unless it be repugnant to the context or meaning thereof, mean and include his heirs, executors, administrators and nominees and assigns) of the **Other Part**;



B.R. Aithal

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WHEREAS vide Agreement for Sale dated 15.08.2012, registered with the Office of Sub-Registrar of Assurances, Kalyan-3, at Sr.No.4376/2012, the Promoters/Developers have agreed to sell/transfer and the Purchaser has agreed to purchase/acquire a flat being Flat No.101, in the A-Wing, having Built up area admeasuring 550 Sq.Ft. + 30 Sq.Ft. Open Terrace (51.12 + 2.79 Sq.Mtrs.), on the First Floor, in the building known as Om Vinayak Darshan, situated at village Titwala, constructed on the piece of N.A. land bearing S.No.112, H.No.3, Taluka Kalyan, District Thane, within the limits of Kalyan Dombivli Municipal Corporation, within the Registration District Thane and Sub-District Kalyan, and more particularly described in the Schedule of Property hereunder written (hereinafter called and referred to for the sake of brevity as the Said Agreement & Said Flat);

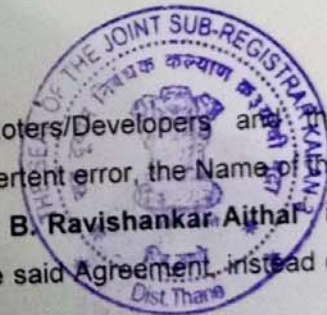
AND WHEREAS the execution of the said Agreement has been admitted by Promoters/Developers before the Sub-Registrar of Assurances and other formalities shall be completed in due course;

AND WHEREAS from the perusal of the copy of the said Agreement it is found that, due to inadvertent error, the Name of the Purchaser herein was mistakenly written as "Mr. B. Ravishankar Aithal", in the said Agreement as well as the Index-II of the said Agreement, instead of correct Name as "Mr. Ravishankar S. Aithal";

AND WHEREAS on noticing the said mistake, the parties hereto have decided to execute these presents with a view to rectify the inadvertent mistake occurred in the said Agreement as well as the Index-II of the said Agreement and to incorporate the correct Name therein;

NOW THIS DEED WITNESSETH AS FOLLOWS: -

1. Pursuant to the said Agreement the Promoters/Developers and the Purchaser herein hereby admit that, due to inadvertent error, the Name of the Purchaser herein was mistakenly written as "Mr. B. Ravishankar Aithal" in the said Agreement as well as the Index-II of the said Agreement, instead of correct Name as "Mr. Ravishankar S. Aithal".
2. It is hereby agreed by and between the parties that, the Name of the Purchaser herein, which is mistakenly written as "Mr. B. Ravishankar



[Signature]

B. R. Aithal.

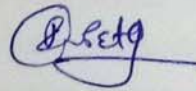
क. ल. न. - ३	
दस्त क्रमांक	२०९
५ &	१२

Aithal", in the said Agreement as well as the Index-II of the said Agreement, shall be replaced and read as "Mr. Ravishankar S. Aithal", and it shall be read as the part of the said Agreement as if the same was written therein.

3. Subject to whatever is stated hereinabove the parties hereto hereby confirm the said Agreement and the terms and conditions mentioned therein.
4. The parties hereto hereby declare that, this Deed of Rectification shall be read as part of the said Agreement and shall be treated as an Appendage thereto.

SCHEDULE OF PROPERTY

ALL THAT piece and parcel of Flat No.101, in the A-Wing, having Built up area admeasuring 550 Sq.Ft. + 30 Sq.Ft. Open Terrace (51.12 + 2.79 Sq.Mtrs.), on the First Floor, in the building known as Om Vinayak Darshan, constructed on the piece of N.A. land bearing S.No. 112, H.No.3, lying, being and situate at village Titwala, Taluka Kalyan, District Thane, within the limits of Kalyan Dombivli Municipal Corporation, and within the Registration District Thane and Sub-District Kalyan.



B.R. Aithal.



गावाचे नाव : टिटवाळा

- (1) विलेखाचा प्रकार 65-चुक दुरुस्ती पत्र
- (2) मोवदला रु.0
- (3) बाजारभाव(भाडेपट्टयाच्या अवतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे) रु.0
- (4) भू-मापन,पोटहिस्सा व घरक्रमांक (असल्यास)
- (5) क्षेत्रफळ 51.12 चौ.मीटर
- (6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.
- (7) दस्तऐवज करुन देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.
- (8) दस्तऐवज करुन घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता
- (9) दस्तऐवज करुन दिल्याचा दिनांक 25/09/2012
- (10) दस्त नोंदणी केल्याचा दिनांक 26/09/2012
- (11) अनुक्रमांक,खंड व पृष्ठ 5953/2012
- (12) बाजारभावाप्रमाणे मुद्रांक शुल्क 100
- (13) बाजारभावाप्रमाणे नोंदणी शुल्क 300
- (14) शेरा

पालिकेचे नाव:कल्याण-डोंबिवलीइतर वर्णन :सदनिका नं: १०१, माळा नं: पहिला मजला, इमारतीचे नाव: ओम विनायक दर्शन, ब्लॉक नं: --, रोड नं: --, इतर माहिती: वांश्रीव क्षेत्र ५५० चौ.फूट + ३० चौ. फूट ओपन टेरेस म्हणजेच ५१.१२+२.७९ चौ.मी., मौजे टिटवाळा, स.नं.११२, हि.नं.३, दि.१५.०६.२०१२ रोजी दस्त नं.४३७६ अन्वये नोंदणीकृत केलेल्या दस्तात लिहून घेणार यांचे नाव चूकीने बी. रविशंकर ऐताल असे नोंदवले गेले आहे, तरी ते रविशंकर एस. ऐताल असे वाचण्यात यावे यासाठी सदर चूकदुरुस्तीपत्र करण्यात आले.

1): नाव:-मे. लक्ष्मी डेव्हलपर्स तर्फे भागीदार परपोतम नानजी पटेल वय:-41; पत्ता:-प्लॉट नं: ११२, माळा नं: पहिला मजला, इमारतीचे नाव: वासुदेव लक्ष्मी को-ऑप. हौ. सो., ब्लॉक नं: सत्कार हॉटेलच्या वर, रोड नं: केळकर रोड, डोंबिवली (पु), . . पिन कोड:-421201 पॅन नं:-AADFL2366F

1): नाव:-रविशंकर एस. ऐताल वय:-41; पत्ता:-प्लॉट नं: रुम नं.१३, माळा नं: --, इमारतीचे नाव: शिव सागर को-ऑप. हौ. सो., ब्लॉक नं: सेक्टर १०, रोड नं: नवी मुंबई, वाशी, . . . पिन कोड:-400601 पॅन नं:-AGAPA4883F



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- Correction Deed

सह दुय्यम निबंधक कल्याण-३
26 SEP 2012

