

File No.

Omkar Impex (P) Ltd.  
Property, Doc - shop 8, Mulund (E)  
9820148377.



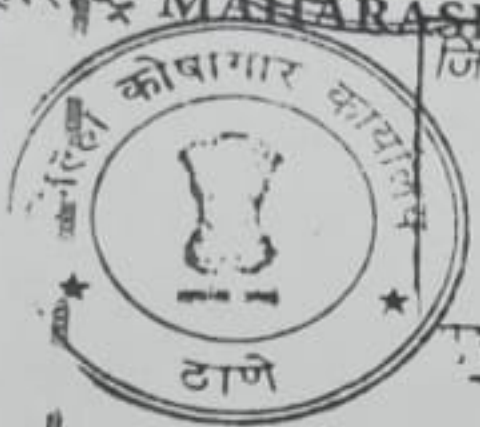
**GOODLUCK**  
**No. 2 OFFICE FILE**

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13



महाराष्ट्र MAHARASHTRA



जिल्हा कोबागार कार्यालय, कोबागार

4 JAN 2021

मुद्रांक प्रमुख लिपीक / लिपीक

04/01/2021

15 JAN 2021 KU 667019

अनुक्रमांक 3936 दिनांक 15/01/2021

वरदावा प्रकार - Affidavit

वरदावा बौद्धिक संपत्ती आहे का? होय/नाही

मिळकतीची कोटेशन नमूना - NA

वरदावा करणारा - Mr. Prashant S. Narkar, Thane

वरदावा करणाराचे पत्ता व संपर्क - Self, Thane (W)

वरदावा पत्राचा मूल्य -

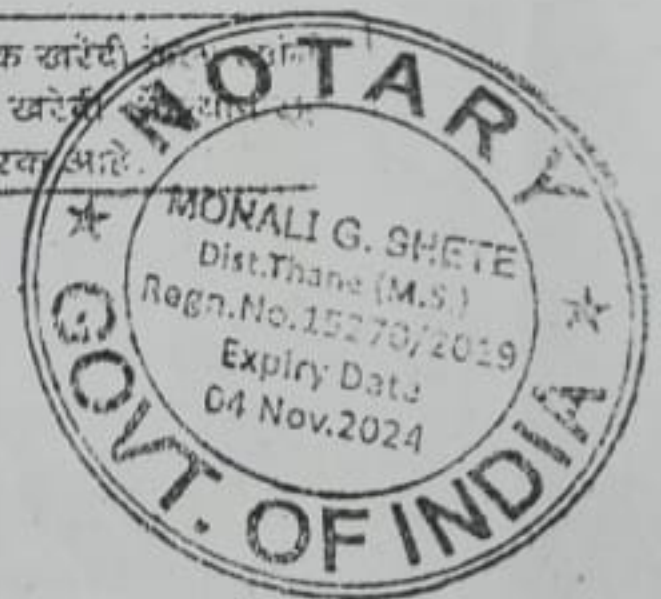
मुद्रांक शुल्क - 100/-

मुद्रांक विक्रीचे ठिकाण - (लिखित प्र. मालप) - Mahalax

मुद्रांक विक्रीचे ठिकाण / पत्ता - महालक्ष्मी टायटॅनिंग सेंटर,  
शाळा नं. 2, भाद्रवण अपार्टमेंट, कोर्टगावा, ठाणे (प.)

वरदावा मुद्रांक क्रमांक - 9209002

एखादा वारसावादी ज्यांनी मुद्रांक खरेदी केला आहे  
त्यांचा कारणासाठी मुद्रांक खरेदी केला आहे  
६ महिन्यात वापरणे बंधनकारक आहे.



### AFFIDAVIT

I, MR. PRASHANT SHRIRANG NARKAR, adult, at present residing at Bldg. No.84A/1, Brindavan Society, Thane (W) - 400 601, do on solemn affirmation state that,



श्रीगौर न्यायिक

# SHREENATH APT .II. CO-OP. HSG. SOCIETY LTD.

REGD. NO. BOM / WT / HSG / 1983 OF 1986 DTD. 7-4-86  
L. T. Road (Extn) Hanuman Chowk, Mulund (East), Mumbai - 400 081.

Ref :

To  
The Chief Manager,  
SME, Wagle Industrial Estate Branch,  
SBI Building, Wagle Circle,  
State Bank of India,  
Thane 400 604

Date :

25<sup>th</sup> feb.2021

Dear Sir,

Ref Shop No.08, Shreenath Apartment No.2, Near Khandoba Temple,  
Chafekar Bandu Marg, Mulund East, Mumbai-400081

With reference to receipt of your letter dtd.9<sup>th</sup>February 2021, along with an application by our member Sh. Prashant Narkar dtd.18<sup>th</sup> Feb.2021 requesting to obtain N.O.C.from us for mortgaging of his Shop no.8 in our Shreenath Apart.II C.H.S. to SBI., this is to confirm you that –

1. Shop No.08, of Shreenath Apartment No.02, situated Near Khandoba Temple, Chafekar Bandhu Marg, Mulund East, Mumbai has been owned by Shri. Prashant Narkar.
2. That title to the said land and building thereon is clear, marketable and free from encumbrances and doubt.
3. As we have no previous record of borrowing for the said shop from any Financial Institution for purchase of land or construction of building and Sh. Narkar has so far having no dues from our society till March 2021, hence We confirm that we have **No Objection** whatsoever to Shri Prashant Narkar mortgaging their shop to State Bank of India ,Wagle estate Br. as a security for the amount advanced by the Bank.
4. We further declare that in future our society will not be responsible for any financial matter /disputes arising between you and Sh. Narkar on the shop allotted to him during currency of the loan sanctioned by the bank to him.
5. You will have no objection for future redevelopment plan of our society building which will involved demolishment of the existing construction of the society .
6. We are agreeable to accept State Bank of India as a nominee for the shop no.8 allotted to Shri Prashant Narkar and once the nomination favouring the bank has been registered and advice sent to the Bank of having done so, we note not to change the same without the written consent of the Bank

Thanking You ,

Secretary  
For Shreenath Apart.II C.H.Soc.



SHREENATH APT. II CO-OP. HSG. SOC. LTD.

SHREENATH APT. II CO-OP. HSG. SOC. LTD.

Mem. Register No. 31

Certificate No. 31

# SHARE CERTIFICATE

## Shreenath Apt. II Co-op. Hsg. Society Ltd.

Regd. No. BOM/WT/HSG/1983 of 1986 dtd. 7-4-86  
L. T. Road Extn., Hanuman Chowk, Mulund (East), BOMBAY-400 081.

This is to Certify that Shri Sadanand S. Shetty

is/are the Registered Holder/s of five fully paid-up

Shares Numbered 151 to 155 inclusive, of

Rs. Fifty each in the above named SHREENATH APT. II. CO. OP. HSG. SOC. LTD.  
subject to the Bye-laws thereof.

Given under the Special of the said

this 15<sup>th</sup> day of September 1987



A. K. Salas  
Hon. Secretary

[Signature]  
Chairman

Rs. 250/-

[Signature]

- 1) I say that I am absolute owner of Shop No.8, situated on Ground Floor, consisting of area about 256 sq. ft. Built-up situated a Shreenath Apt. II CHS Ltd., Chaphekar Bandhu Marg, Near Hanuman Chowk, Mulund (E), Mumbai - 400 081 which I have purchased from Mr. Sadanand S. Shetty.
- 2) I say that originally said Mr. Saanand S. Shetty had purchased the said shop from M/s. Nikhil Construction vide an Agreement for Sale dated 22/10/1984 and the same have been misplaced / lost through oversight nearby my residence and the same is not traceable.
- 3) I say that, I am executing this affidavit to produce the same before authorities of **Rabodi Police Station, Thane** to lodge missing complaint and issue of missing certificate regarding lost of above said Agreement.
- 4) That whatsoever stated herein above is true and correct to the best of my knowledge and belief.

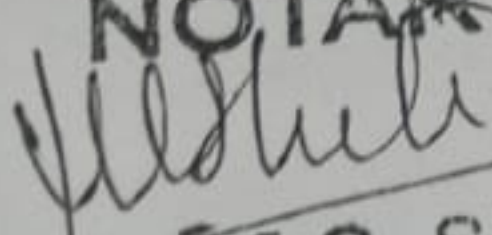
Solemnly affirmed at Thane on this 15<sup>th</sup> day of JANUARY, 2021



**MR. PRASHANT SHRIRANG NARKAR**  
**DEPONENT**

2

**BEFORE ME**  
**NOTARY**

  
**MONALI G. SHETE**  
**ADVOCATE & NOTARY**

Shop No. \_\_\_\_\_  
House, Nr. T.M.C. School No.1,  
Behind Sai Mandir, Court Naka, THANE-400 601.



**NOTED & REGISTERED**

Page No. 01.....Sr. No. 430/21

15.....JAN. 2021

Member's Regn. No. 31

Certificate No. 64

**SHARE CERTIFICATE**

**Shreenath Apt. II Co-op. Hsg. Society Ltd.**

**Shreenath Apt. II Co-op. Hsg. Society Ltd.**

Regd. No. BOM/WT/HSG/1983 of 1986 dtd. 7-4-86

Chaphekar Bandhu Marg, Near Hanuman Chawk, Mulund (East), Mumbai - 400 081.

This is to certify that Sn Prashant S. Narkar

is/are the Registered Holders of Five Fully paid - up shares of  
Numbered 316 to 320 inclusive of Rs. Fifty each in the  
above name Shreenath Apt. II Co-op. Hsg. Soc. Ltd. subject to the  
bye-laws thereof

Rs. 250/-



Given under the Common Seal of the Said

\_\_\_\_\_ day of \_\_\_\_\_ 2016

Mr. Salank  
Hon. Secretary

\_\_\_\_\_  
Chairman

S.S.S

OFFICE OF THE  
SUB REGISTRAR AND  
ADMINISTRATIVE OFFICER  
OLD CUSTOM HOUSE  
MUMBAI - 400 023  
MAH/CITY/DIST/D10

23



भारत  
INDIA  
0092800  
281984  
महाराष्ट्र  
MAHARASHTRA  
31.5.02  
00045

बदर-७
वस्तु क्रमांक (KDU रिजिस्ट्रार)
91

G. M. PUPLE  
Principal Officer,  
Sub Registrar & Administrative Office  
Mumbai 23.



**AGREEMENT FOR SALE**

ARTICLES OF AGREEMENT made and entered into  
at Mumbai, this 25<sup>th</sup> day of August 2002 BETWEEN  
**MR SADANAND S. SHETTY**, Hindu, Adult, Indian  
Inhabitant, residing at Bldg No.C4, Room No.8,

1

S-S-S  
P.S.S.

बदर-७  
दस्त क्रमांक (६५१/२००२)  
२

B.M.C. Bldg., M.A. Road, Sion Koliwada, Mumbai-400037, hereinafter referred to as the "TRANSFEROR" (which expression shall unless it be repugnant to the context or meaning thereof shall mean and include his heirs, executors, administrators and assigns) of the ONE PART and **MR PRASHANT SHRIRANG NARKAR** Hindu, Adult, Indian Inhabitant, residing at Bldg.No.8H, A1, Brindavan Society, Majiwada, Thane (West), hereinafter referred to as the "TRANSFeree" (Which expression shall unless it be repugnant to the context or meaning thereof shall mean and include his heirs, executors, administrators and assigns) of the OTHER PART.

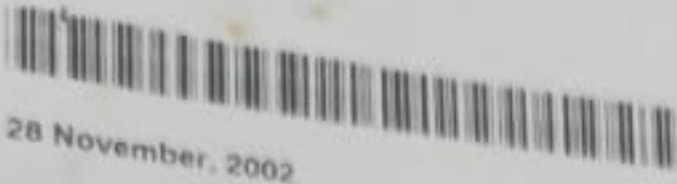


**WHEREAS:**

- (i) The Transferor herein **MR SADANAND S. SHETTY** is seized and possessed of or otherwise well and sufficiently entitled to Shop No.8 admeasuring about 256 Sq. Feet Built up Area on the Ground Floor of the building known as Shreenath Apartment No-II, situated at L.T. Road Extension, Mulund (East), Mumbai-400081, described in more details in the schedule given hereunder, hereinafter for brevity's sake the said shop shall be referred to as the "Said Premises".

S.S.S  
P.S.S





28 November, 2002

11:37:17 AM

Original

नोंदणी 39 म.

Regn. 39 M

पावती

(4)

गावाचे नाव मुलुंड

पावती क्र. : 7954

दस्तऐवजाचा अनुक्रमांक

दिनांक 28/11/2002

दस्ता ऐवजाचा प्रकार

वदर7 - 08678 - 2002  
करारनामा

सादर करणाराचे नाव: प्रशांत श्रीरंग नारकर

नोंदणी फी

:-

9270.00

नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (आ. 11(2)),  
रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (15)

:-

300.00

एकूण रु.

9570.00

आपणास हा दस्त अंदाजे 11:52AM ह्या वेळेस मिळेल

दुय्यम निबंधक  
कुर्ला 2 (विक्रोळी)

बाजार मुल्य: 926858 रु. मोबदला: 400000रु.  
भरलेले मुद्रांक शुल्क: 92800 रु.

ARTICLES OF AGREEMENT  
at Mumbai, this 25<sup>th</sup> day of August 2002 BETWEEN  
**MR SADANAND S. SHETTY**, Hindu, Adult, Indian  
Inhabitant, residing at Bldg No.C4, Room No.8,

बदल नं. ३
बदल क्र. १ (६०२ २००२)
९९१

**SCHEDULE**

A Shop bearing No.8, admeasuring about 256 Sq. Feet Built Up Area Built on the Ground Floor of the Building as "Shreenath Apartment No.II" constructed in the year 1984 situated on piece and parcel of freehold land situated and lying at L.T. Road Extention, Mulund (East), Mumbai-400081, Plot bearing Survey No.132, Hissa No.1, C.T.S. No.870, of Village Mulund (East), Taluka Kurla, District Mumbai Suburban Registration District and Sub District of Mumbai City and Mumbai Suburban District within the limits of T Ward.



**RECEIPT**

Received from the Transferee **MR PRASHANT** of Rs.2,00,000/-

(Rupees Two Lacs Only), by Cheque

No. 639056, Dated 30<sup>th</sup> May 2002 Drawn on

ICICI BANK LTD. Thane being part

consideration out of the total consideration of Rs.4,00,000/- (Rupees Four Lacs Only) payable by him to me, as referred hereinabove.

WITNESS:

1. Bhaskar Shetty  
@Duty 22/
2. Santosh R. Hande  
SH

I Say Received,



**(MR SADANAND S. SHETTY)  
TRANSFEROR**

बदर-७
दस्त क्रमांक (६७/२००२)
३१

- (ii) The Transferor herein M/S. **MR SADANAND S. SHETTY** had purchased, vide Agreement for Sale dated 22<sup>ND</sup> October 1984, the said premises from Builders Messers **NIKHIL CONSTRUCTION COMPANY** at or for the price and on the terms and conditions contained therein.
- (iii) **MR SADANAND S. SHETTY** is one of the member of the **SHREENATH APT. Co-operative Housing Society Ltd.**, a society duly registered under Registration No. **BOM/WT/HSG/1983** of 1986 dated **7.4.86** under the Maharashtra Co-operative Societies Act 1960, (hereinafter referred to as the "said society").
- (iv) The Transferor as such is the member of the said society in respect of the said premises. The said society has issued Five shares of Rs.50/- each bearing Nos.151 to 155 (Share Certificate No.31). The aforesaid share certificate shall be hereinafter for the brevity's sake referred to as the "said shares".
- (v) The Transferor herein represented to the Transferee and assure to the Transferee that the Transferor is entitled to sell and transfer the said shares and the said premises



S-S-S P.D.

Adv. Dr. P. K. Tripathy

13

umar Tripathy

m, LL.B., M.B.A., DCL, Ph.D.

Law Cell (Regd.)

ADVOCATES / SOLICITORS / CORPORATE ADVISERS,  
PROPERTY, BANKING AND CYBER LAW

MUMBAI  
Unit No. 15, Borivall Ganjawala CHS. Ltd.,  
Building No.2, Near Punjab National Bank,  
Borivall (W), Mumbai - 400 092.

Off. : 022 - 28900554, Res.: 022 - 28940079  
Mob. : 09820792682 / 09372161241  
Email : tripathylawcell@rediffmail.com  
tripathylawcell@gmail.com  
www.lawcell.com

TO WHOMSOEVER IT MAY CONCERN

Re: Claim invited in respect of Shop No. 8, situated on ground floor, consisting of area about 256 sq ft Built up, situated at Shreenath Apt. II CHS Ltd., Chaphekar Bandhu Marg, Near Hanuman Chawk, Mulund (East), Mumbai- 400 081 and having Share Certificate No. 64 (in place of 31), within the limits of Municipal Corporation of Greater Mumbai owned by Mr. Prashant Shrirang Narkar and who had lost the original Agreement for Sale of 22/10/1984 between Messers. Nikhil Construction Company And Mr. Sadanand S. Shetty towards the above said shop.

This is to certify that in pursuance to the Public Notice dated 30/12/2020 duly published in The Free Press Journal and Navshakti on behalf of Mr. Prashant Shrirang Narkar, we have not received any claim or interest in respect thereof the aforesaid property from anybody till date.

Dated this 14<sup>th</sup> January, 2021

For Law Cell

(Adv. P. K. Tripathy)

