



19/12/2023

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. मुंबई शहर 2

दस्त क्रमांक : 25998/2023

नोंदणी :

Regn 63m

गावाचे नाव : सॉल्टपॅन

(1) विलेखाचा प्रकार	सेल डीड
(2) मोबदला	5500000
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	4649257.3
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: मुंबई मनपा इतर वर्णन : सदनिका नं: फ्लॉट नं. 302, माळा नं: 3 रा मजला, बिल्डिंग नं. एल-4-ए, इमारतीचे नाव: अश्वथ को ऑप हौ सो ली, ब्लॉक नं: प्रतिक्षा नगर, सायन कोळीवाडा, रोड : सायन पूर्व, मुंबई 400022, इतर माहिती: सदनिका क्षेत्रफळ 483 चौ फिट बिल्टअप ((C.T.S. Number : 4-5 C part ;))
(5) क्षेत्रफळ	1) 483 चौ.फूट
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तावेज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:- राजेश गोपाळ आंगचेकर वय:-50; पत्ता:- प्लॉट नं: फ्लॉट नं. 302, माळा नं: 3 रा मजला, बिल्डिंग नं. एल-4-ए, इमारतीचे नाव: अश्वथ को ऑप हौ सो ली, ब्लॉक नं: प्रतिक्षा नगर, सायन कोळीवाडा, रोड नं: सायन पूर्व, मुंबई (AHLPA6189N), महाराष्ट्र, MUMBAI. पिन कोड:-400022 पॅन नं:-
(8) दस्तावेज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- विकास रमेश ठीक वय:-47; पत्ता:- प्लॉट नं: रूम नं. 107, माळा नं: 1 ला मजला, इमारतीचे नाव: धनश्री बिल्डिंग, ब्लॉक नं: ट्रानसीट कॅम्प, माला गार्डन जवळ, प्रतिक्षा नगर, रोड नं: सायन पूर्व, मुंबई, महाराष्ट्र, MUMBAI. पिन कोड:-400022 पॅन नं:-ADNPT5799B
(9) दस्तावेज करून दिल्याचा दिनांक	18/12/2023
(10) दस्त नोंदणी केल्याचा दिनांक	18/12/2023
(11) अनुक्रमांक, खंड व पृष्ठ	25998/2023
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	330000
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

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

सुलभ व्यवहारासाठी नागरिकांचे सक्षमीकरण
दस्तावेज नोंदणीनंतर मिळकत पत्रिका/ कर नोंदवही अद्ययावत करणे गरजेचे आहे.
या व्यवहाराचे विवरण पत्र ई-मेल द्वारे बृहन्मुंबई महानगरपालिकेस पाठविणेत आलेला आहे.
आता हे दस्तावेज दाखल करण्यासाठी कार्यालयात स्वतः जाणेची आवश्यकता नाही.

Integrated Governance enabling You to Do Business Easily

It is necessary to update Relevant records of Property/ Property tax after registration of document.

Details of this transaction have been forwarded by Email (dated 18/12/2023) to Municipal Corporation of Greater Mumbai.

No need to spend your valuable time and energy to submit this documents in person.



(Signature)
सह. दुय्यम निबंधक
मुंबई शहर क्र. २



बळई - २		
२५६६	३	३१
२०२३		

SALE DEED

THIS AGREEMENT FOR SALE is made entered into at Mumbai on this 18th day of December 2023 BETWEEN **SHRI RAJESH GOPAL ANGCHEKAR** adult, Indian Inhabitant of Mumbai residing at Bldg. No. L-4-A, Ashwath Co. Op. Hsg. Soc. Ltd., Flat No. 302, 3rd Floor, Pratiksha Nagar, Sion Koliwada, Sion (East), Mumbai- 400 022 hereinafter called and referred to as the **VENDOR**

Shri R. R.

Rajesh

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२०२३	३१
२०२३	३१

SCHEDULE OF THE PROPERTY

That all piece and parcel of Bldg. No. L-4-A, Flat No. 302, 3rd Floor, Ashwath Co. Op. Hsg. Soc. Ltd., Pratiksha Nagar, Sion Koliwada, Sion (East), Mumbai- 400 022 admeasuring 483 sq.ft. ^{Survey No. 4-5 C Part of Salt Pan Division in F-North Ward of MCGM.} Built Up Area Building G + 7 bearing City

IN WITNESS WHEREOF the Parties hereto have hereinto set and subscribed their respective hands on the day and the year first hereinabove written.

SIGNED AND DELIVERED BY THE)
WITHINNAMED VENDOR)

SHRI RAJESH GOPAL ANGCHekar)

In the presence of)

1. *Pratiksha Chavan*)

2. *C.L. Prink*)



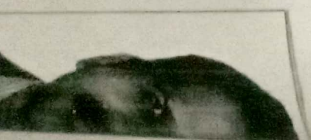
SIGNED AND DELIVERED BY THE)
WITHINNAMED PURCHASER)

SHRI VIKAS RAMESH THEEK)

In the presence of)

1. *Pratiksha Chavan*)

Vikas V.R.



(A REGIONAL UNIT OF MHADA)
POSSESSION LETTER



MHADA

DIRECTOR (S&P)
 15/10/2023 DATE: 15/10/2023

POSSESSION LETTER C/M POSSESSION RECEIPT

M/S. KIM DEEPAK BALMURKAND ORGAN & NIL NIL has been permitted to take the possession of the flat in Building no. 14A of Scheme code no 191 at location PRAKSHYA NAGAR constructed under the open sale by "M.H.A. D. BOARD".

It is noted that in the flat allotted to you, some one else, other than you and your family members is residing in the flat in building no 14A at location PRAKSHYA NAGAR or if it is found that the said flat has been sold/transferred without your permission from M.H.A.D. BOARD, the M.H.A.D. BOARD will cancel the allotment of your flat and the person occupying the said flat will be removed from the said flat and the said flat will be taken in possession of M.H.A.D. BOARD.

(Signature)

**DIRECTOR, MARKETING
 MEMBRAL BOARD
 MHADA**



Specimen signature of the applicant

(Signature)



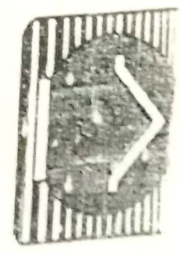
It was to be noted that the said flat has been allotted to you and you are requested to take possession of the said flat within a week from the date of the receipt of this letter. In case you do not take possession of the said flat within the said period, the same may be offered to other interested parties. The Director, Marketing, Membral Board, MHADA is requested to issue the possession letter to you accordingly.

The Director, Marketing, Membral Board, MHADA is requested to issue the possession letter to you accordingly. The Director, Marketing, Membral Board, MHADA is requested to issue the possession letter to you accordingly. The Director, Marketing, Membral Board, MHADA is requested to issue the possession letter to you accordingly.



वकाई - २	
१८/३१	२०२३

[A REGIONAL UNIT OF MHADA]
POSSESSION LETTER



MHADA

DIR/MKT/191 /L4A /302 /

18/5/2005

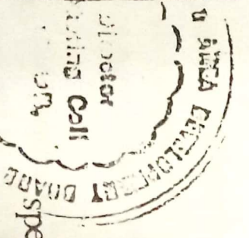
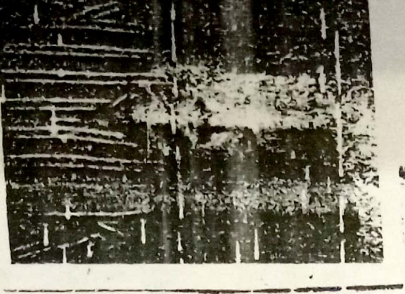
DATE: -16/2/2005

POSSESSION LETTER CUM POSSESSION RECEIPT

"DEEPAK BALMUKAND OBHAN & NIL NIL NIL has been here by permitted to take the possession in Building no. L4A of Scheme code no 191 : at location PRATIKSHA NAGAR constructed under the open by "M. H. & A. D. BOARD".

at in the flat allotted to you, some one else, other than you and your family members, is residing in the building no L4A, at location PRATIKSHA NAGAR or if it is found that the said flat has been sold/ transferred in possession from M.H.&A.D.BOARD, the M.H.&A.D.BOARD will cancel the allotment of your flat and, applicant will be removed from the said flat and the said flat will be taken in possession of M.H.&A.D. BOARD.

DIRECTOR, MARKETING
MUMBAI BOARD
MHADA.



specimen signature of the applicant

1)

2)

1)
2)

Mr. E.M V, M.B. for information please. It is informed to him that the said flat's allotment has come on the date mentioned above.

Engineer, SRD2 Division, for information and necessary action please. The above mentioned SRD2 is requested to verify the above attested signature of the applicant, before handing over the possession of the above mentioned flat with in a week should be given of handing over the possession of the above mentioned flat with in a week should be given

and file.

18/5 - 2