

YLA PHL 20242006313495

LOS ID :

HL / CAR / ED / 20

- 20

Applicant Name :

Sangeeta Rajesh shinde

Co-Applicant Name :

Contact Number (R)

7038810181

(O)

Applicant CIF :

85422474719

Co-Applicant CIF :

Loan Account No.

Collateral

Loan Amount :-

99,50,000/-

Tenure :

358 months

Interest Rate :-

EMI :

Loan Type :

I+IL

SBI Life : YES / NO

Individual Housing Loan

Maxgain

Flexi

Realty

Optima

Others

Property Location :

Property Cost :

Name of Developer / Vendor :

Offer :

Name of Sourcing Person :

Deepa Ajay

CM SBI Jekegram Br.

Mobile / Email :

70 7506965913



JEKEGRAM BR. THANE

BR CODE : 00056

July 2018.05 44 45 PM

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CHALLAN
 MTR Form Number-6

GRN	MH003783134201819R	BARCODE		Date	09/07/2018-16 42 14	Form ID	B2
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Department	Inspector General Of Registration	Payer Details	
Type of Payment	Bank Portal - Simple Receipt	TAX ID (If Any)	
		PAN No.(If Applicable)	
Office Name	KRL3_JT SUB REGISTRAR KURLA NO 3	Full Name	HEMAL SHARAD DADIA
Location	MUMBAI	Flat/Block No.	FLAT NO B-1403, 14TH FLOOR KANAKIA
Year	2018-2019 One Time	Premises/Building	ZEN WORLD

Account Head Details	Amount In Rs.	
0030045501 Stamp Duty(Bank Portal)	604000.00	Road/Street PHASE-I BLDG
0030063301 Registration Fee	30000.00	Area/Locality KANJUR MARG EAST MUMBAI Maharashtra
		Town/City/District a
		PIN 4 0 0 0 0 0
		Remarks (If Any)
		Prop mvblty=Immovable~Prop Amt=12075855.00~Prop area=12075.855 sq feet~UOM=sq feet~oth Prop ID=PAN-AA0004199F-00
		Name=KANAKIA SPACES REALTY PVT LTD-
		Amount In Six Lakh Thirty Four Thousand Rupees Only
Total	6,34,000.00	Words

Payment Details	PUNJAB NATIONAL BANK	FOR USE IN RECEIVING BANK	
Cheque/DD Details	Bank CIN	Ref. No	03006172018070950035 090718451
Cheque/DD No.	Bank Date	RBI Date	09/07/2018-12 54 44 Not Verified with RTI
Name of Bank	Bank-Branch	PUNJAB NATIONAL BANK	
Name of Branch	Scroll No. , Date	Not Verified with Scroll	

NOTE:- This challan is valid for document to be registered in Sub Registrar office only.
 एवढे वरिष्ठ फॉर्म दुसऱ्या निवाऱ्या कार्यालयात नोंदणी करायलायलाय द्यायलायलाय नये.
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(Handwritten signature)



Mobile No. 9821111111

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AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE ("this Agreement") is made at Mumbai this 13th day of JULY, 2018;

BETWEEN

KANAKIA SPACES REALTY PRIVATE LIMITED a company incorporated under the provisions of the Companies Act, 1956 and having its corporate office at 215, Atrium, 10th floor, Andheri Kurla Road, Andheri (East), Mumbai- 400093, hereinafter referred to as the "PROMOTER" (which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include its successors and assigns) of the ONE PART;

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AND



Mr. Hemal Sharad Dadia, having his address at 301, Nikky Apt, Hirve Guruji Marg, Khandgalli, Prabhadevi, Mumbai - 400 025., hereinafter referred to as "the ALLOTTEE", (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include in case of an individual his/her/their heirs, executors, administrators and permitted assigns and in case of a partnership firm, the partners or partner for the time being of the said firm, the survivor or survivors and the heirs, executors and administrators of the last survivor and in case of an HUF, the members of the HUF from time to time and the last surviving member of the HUF and the heirs, executors, administrators and permitted assigns of such last surviving member of the co-parceners and survivor/s of them and the heirs, executors, administrators and assigns of the last survivor/s of them and in case of a trust the trustee/s for the time being and from time to time of the trust and the survivor or survivors of them and in case of a body corporate/company its successors and permitted assigns) of the OTHER PART;

The Promoter and Allottee/s shall hereinafter collectively be referred to as the "Parties" and individually as a "Party".

WHEREAS:

- A. By and under an Indenture of Sub-lease dated 7th July 1960 executed between Sir Mohamed Yusuf Kt. (therein referred to as Sub-Lessor) of the One Part and A. H. Bhiwandiwalla and Company (Bombay) Private Limited (therein referred to as the Sub-Lessee) of the Other Part and registered with the office of the Sub-Registrar of Assurances under Serial No. 7874/1960 ("the said Lease"), Sir Mohamed Yusuf Kt. demised unto A. H. Bhiwandiwalla and Company (Bombay) Private Limited all his right, title and interest with respect to all that piece and parcel of land admeasuring 2 acres and 30 gunthas equivalent to 13,411 square yards or thereabouts and bearing Private Survey No. 69 Pot No. 1 (Part) and 69 Pot No. 2 (Part) (according to the title deeds) and 11,500.60 square metres (as

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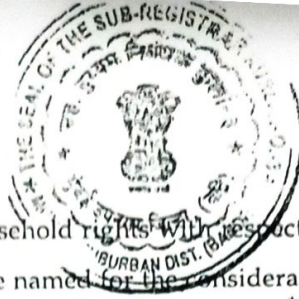
per the current revenue records) and now bears Nos. 1015, 1015/1, 1015/2 and 1015/3 of Village Kanjur, situated in Kanjur being on Kanjur Village Road, Kanjur Marg (East), Mumbai - 42 ("the said Larger Land") more particularly described in the First Schedule hereunder written for the consideration and on the terms and conditions more particularly stated therein. The said Land is delineated with a red colour boundary line on the plan annexed hereto and marked as Annexure "A".

- B. By and under a Deed of Assignment dated 16th May 1968 executed between A. H. Bhiwandiwalla and Company (Bombay) Private Limited (therein referred to as the Assignor), of the One Part and Standard Batteries Limited (therein referred to as the Assignees) of the Other Part and registered with the office of the Sub-Registrar of Assurances under Serial No. 2352 of 1968, A. H. Bhiwandiwalla and Company (Bombay) Private Limited assigned *inter-alia* its leasehold rights with respect to the said Larger Land in favour of Standard Batteries Limited for the consideration and on the terms and conditions more particularly stated therein.
- C. By and under a Deed of Assignment dated 19th February 1998 executed between Standard Batteries Limited (therein referred to as the Assignor) of the One Part and Exide Industries Limited (therein referred to as the Assignee) of the Other Part and registered with the office of the Sub-Registrar of Assurances under Serial No. BBJ/1271/1998, Standard Batteries Limited assigned *inter-alia* its leasehold rights with respect to the said Larger Land in favour of Exide Industries Limited for the consideration and on the terms and conditions more particularly stated therein.
- D. By and under a Deed of Assignment dated 16th September, 2010 executed between Exide Industries Limited (therein referred to as the Assignor) of the One Part and Windsor Realty Private Limited (therein referred to as the Assignee) of the Other Part and registered with the office of the Sub-Registrar of Assurances under Serial No. 7121 of 2010, Exide Industries

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Limited assigned *inter-alia* its leasehold rights with respect to said Larger Land in favour of Windsor above named for the consideration and on the terms and conditions more particularly stated therein. In light of above, Windsor became entitled to the leasehold interest with respect to the said Larger Land on the terms and conditions mentioned in the said Lease.

- E. By and under a Deed of Assignment dated 13th May, 2016 executed between Windsor (therein referred to as the Assignor) of the One Part and the Promoter (therein referred to as the Assignee) of the Other Part, and registered with the office of the Sub-Registrar of Assurances under Serial No. KRL-1-5066-2016, Windsor assigned its leasehold rights with respect to the said Larger Land in favour of the Promoter for a consideration and on the terms and conditions more particularly stated therein. The Promoter has paid rent with respect to the said Larger Land to the estate of Sir Mohamed Yusuf Khot estate for the period from January 2014 till December 2213.
- F. By and under a Power of Attorney dated 13th May, 2016 executed by Windsor in favour of the Promoter and registered with the office of the Sub-Registrar of Assurances under Serial No. KRL-1-5067-2016, Windsor has granted powers unto the Promoter to do such acts, deeds matters and things as specified therein with respect to the said Larger Land.
- G. By and under a Indenture of Mortgage dated 6th February, 2017 executed between the Promoter (therein referred to as Mortgager) of the First Part and ICICI Bank Limited (therein referred to as Mortgagee) of the Second Part and registered with the office of the Sub-Registrar of Assurances at Mumbai under Serial No. KRL-5-1242 of 2017, the Promoter has created a mortgage in favour of ICICI Bank Limited with respect to the leasehold right in respect of the said Larger Land for security; the repayment of a facility not exceeding Rs. 250 Crores (Rupees Two Hundred and Fifty Crores only) on the terms and conditions more particularly stated therein.
- H. By virtue of the aforesaid, the Promoter is entitled to construct buildings on the said Larger Land and is undertaking the development of the said Larger Land in a phase-wise manner.

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- I. The Promoter is now developing the Whole Project comprising of 1 residential building with A to F wings which shall collectively be known as 'KANAKIA ZEN WORLD'. As a the first phase of the Whole Project, the Promoter is now developing 5 (five) wings being Wings A to E ("said Building") on a portion of the said Larger Land admeasuring 7905 square metres ("said Land") which is delineated in green colour boundary line on the plan annexed hereto and marked as Annexure "[A]" and washed in yellow colour boundary line on the plan annexed hereto and marked as Annexure "A"). This development of 5 (five) wings being Wings A to E on the said Land being a phase of the Whole Project (as defined below) and proposed as a "real estate project" by the Promoter and has been registered as a 'real estate project' ("the Real Estate Project") with the Real Estate Regulatory Authority ("Authority"), under the provisions of Section 5 of the Real Estate (Regulation and Development) Act, 2016 ("RERA") read with the provisions of the Maharashtra Real Estate (Regulation and Development) (Registration of real estate projects, Registration of real estate agents, rates of interest and disclosures on website) Rules, 2017 ("RERA Rules"). The Authority has duly issued a Certificate of Registration bearing No. P51800008343 dated 18/08/2017 ("the RERA Certificate") for the Real Estate Project and a copy of the RERA Certificate is annexed and marked as Annexure "B" hereto.
- J. The Allottee has, prior to the date hereof, examined a copy of the RERA Certificate and has caused the RERA Certificate to be examined in detail by his/her/its Advocates and Planning and Architectural consultants. The Allottee has agreed and consented to the development of the Larger Land. The Allottee has also examined all documents and information uploaded by the Promoter on the website of the Authority as required by RERA and the RERA Rules and has understood the documents and information in all respects.
- K. The principal and material aspects of the development of the Real Estate Project as sanctioned under the RERA Certificate, are briefly stated below:

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PROVIDED THAT the Promoter shall obtain prior consent in writing of the Allottee in respect of any variations or modifications which may adversely affect the said Premises of the Allottee, except, any alteration or addition required by any Government authorities, or, due to change in law, or, any change as contemplated by any of the disclosures already made to the Allottee.

3. Purchase of the Premises and Sale Consideration:

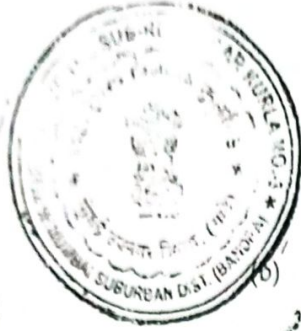
- (i) The Allottee hereby agrees to purchase and acquire from the Promoter, and the Promoter hereby agrees to sell to the Allottee, the said Premises bearing No. 1403 admeasuring 41.71 square meters carpet area plus NIL square meters balcony area as per RERA on the 14th floor in the Tower/Wing "B" (the said Premises are more particularly described in the Fifth Schedule and are shown in the floor plan annexed and marked Annexure "F" hereto) at and for the consideration of Rs. 1,20,75,855/- (Rupees One Crore Twenty Lakh(s) Seventy Five Thousand Eight Hundred Fifty Five Only) ("the Sale Consideration").
- (ii) As an amenity provided alongwith the said Premises, the Promoter has earmarked for the exclusive use of the Allottee 1(One) car parking space in Mechanical Stack in any arrangement in the said Building known as "KANAKIA ZENWORLD PHASE I" (hereinafter referred to as "said Car Parking/s"). The said Car Parking/s is/are provided as an irrevocable amenity without consideration however the Allottee will be bound to abide with the rules and regulations as may be framed in regard to the said Car Parking/s by the Promoter and/or the said Organisation (as defined hereinafter) and shall pay such outgoings in respect of the said Car Parking/s as may be levied by the said Organisation.

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2020	(a)	An individual

firm, partnership, trust, joint venture, company, corporation, body corporate, unincorporated body, association, organization, any government, or state or any agency of a government or state, or any local or municipal authority or other governmental body (whether or not in each case having separate legal Personality/separate legal entity); and



(b) That person's successors in title and assigns or transferees permitted in accordance with the terms of this Agreement.

IN WITNESS WHEREOF parties hereinabove named have set their respective hands and signed this Agreement for Sale at Mumbai (Maharashtra) in the presence of attesting witness, signing as such on the day first above written.

THE FIRST SCHEDULE ABOVE REFERRED TO

(Description of the Larger Land)

All that piece or parcel of perpetual leasehold land admeasuring approximately 2 acres and 30 gunthas equivalent to 13,411 square yards (according to the title deeds) and 11,500.60 square metres (as per the revenue records) and now bearing CTS. Nos. 1015, 1015/1, 1015/2 and 1015/3 of Village Kanjur, situate, lying and being on Kanjur Village Road, KanjurMarg (East), Mumbai 400 042, and which plot of land is bounded as follows:

- On or towards the North: By Sir Mohamed Yusuf's land bearing Private Survey No.69 Pot No.1(part); and
- On or towards the South: By the Kanjur Village Road;
- On or towards the West: By land formerly sub-leased to Kanjur Co-operative Housing Society and now to Crompton Parkinson Works Pvt. Ltd., bearing Survey No. 69 Pot No.1(part), Survey No. 72, Pot No.3 and Survey No. 73 Pot No.1(part)p; and
- On or towards the East: Partly by Survey No.69 Pot No.1(part) and Survey No.69 Pot No.2(part).

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THE SECOND SCHEDULE ABOVE REFERRED TO:

(Description of the said Land)

All that piece or parcel of land admeasuring 7905 square meters bearing CTS Nos. 1015, 1015/1, 1015/2 and 1015/3 of Village Kanjur, situate, lying and being on Kanjur Village Road, KanjurMarg (East), Mumbai 400 042 forming part of the Larger Land which is bounded as follows:

- On or towards the North: By Sir Mohamed Yusuf's land bearing Private Survey No.69 Pot No.1(part); and --
- On or towards the South: By the Kanjur Village Road;
- On or towards the West: By land formerly sub-leased to Kanjur Co-operative Housing Society and now to Crompton Parkinson Works Pvt. Ltd., bearing Survey No. 69 Pot No.1(part), Survey No. 72, Pot No.3 and Survey No. 73 Pot No.1(part)p; and
- On or towards the East: Partly by Survey No.69 Pot No.1(part) and Survey No.69 Pot No.2(part).

THE THIRD SCHEDULE ABOVE REFERRED TO:

(Details of the common area facilities in the Real Estate Project)

Sr. No	Name of Amenity	Location
1	LANDSCAPED ZEN THEMED GARDEN	Ground
2	SWIMMING POOL	
3	JOGGING AREA	
4	KIDS PLAY AREA	
5	ROCK CLIMBING WALL	
6	ONSEN SPA	Part of Club House
7	MEDITATION SPACE	
8	INDOOR GAMES	
9	GYMNASIUM	
10	*CONCIERGE (PAID SERVICE)	Every Wing entrance

* Please note that expenses incurred by an allottee for Concierge shall be separately charged at actuals.

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THE FOURTH SCHEDULE ABOVE REFERRED TO:
(Details of the common area facilities in the Whole Project)

Sr. No	Name of Amenity	Location
1	LANDSCAPED ZEN THEMED GARDEN	Ground
2	SWIMMING POOL	
3	JOGGING AREA	
4	KIDS PLAY AREA	
5	ROCK CLIMBING WALL	
6	ONSEN SPA	Part of Club House
7	MEDITATION SPACE	
8	INDOOR GAMES	
9	GYMNASIUM	
10	*CONCIERGE (PAID SERVICE)	Every Wing entrance
11	CAR PARKING SPACE	

* Please note that expenses incurred by an allottee for Concierge shall be separately charged at actuals.



THE FIFTH SCHEDULE ABOVE REFERRED TO
(Description of the Flat/Premises)

All that piece and parcel of the Flat/ Unit being No. 1403 on 14th floor in Wing "B" having RERA carpet area admeasuring 41.71 sq. mtrs. in the Building known as "Kanakia Zenworld Phase I" constructed or to be constructed on the said Land.

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 SIGNED AND DELIVERED



By the within named PROMOTER
 KANAKIA SPACES REALTY PVT. LTD.)

By hand of its Director/
 Authorized Signatory)
 Mrs. Manisha Vora)

in the presence of)
 1. *[Signature]*)
 2. *Asha Shah*)

Manisha Vora



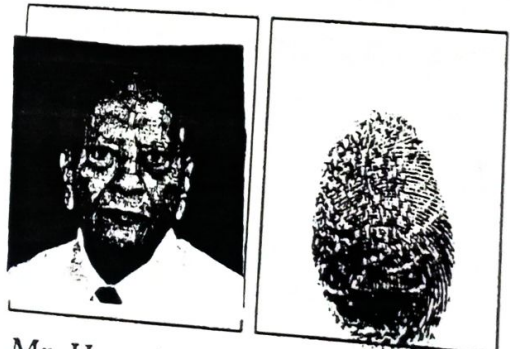
Mrs. Manisha Vora
 Photograph/Left Thumb Impression

SIGNED AND DELIVERED)

By the within named ALLOTTEE/S)
 Mr. Hemal Sharad Dadia)
 Through his POA Holder)
 Mr. Sharadkumar Chunilal Dadia)
 in the presence of)

1. *[Signature]*)
 2. *[Signature]*)

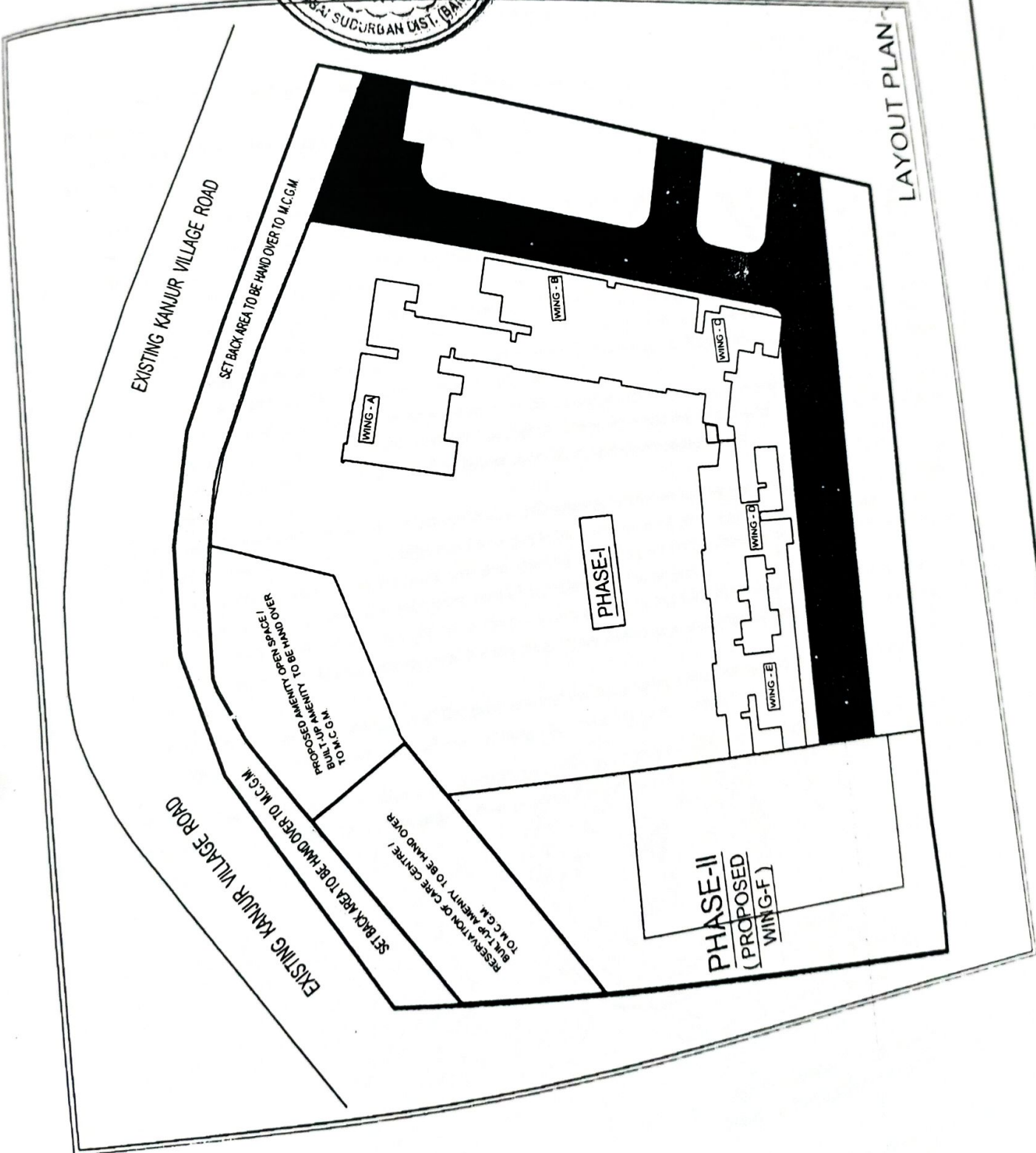
[Signature]



Mr. Hemal Sharad Dadia
 Through his POA Holder

ANNEXURE "A"

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ANNEXURE "B"

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Maharashtra Real Estate Regulatory Authority

REGISTRATION CERTIFICATE OF PROJECT FORM 'C' (See rule 6(a))

This registration is granted under section 5 of the Act to the following project under project registration number P51800008343
Project: **Kanakia Zenworld Phase I** / Plot Bearing / CTS / Survey / Final Plot No.: 1015, 1015/1 TO 3 at Kurla, Kurla, Mumbai Suburban, 400042;

1. **Kanakia Spaces Realty Private Limited** having its registered office / principal place of business at Tehsil: **Andheri**, District: **Mumbai Suburban**, Pin: **400093**.

2. This registration is granted subject to the following conditions, namely:-

- The promoter shall enter into an agreement for sale with the allottees;
- The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 9 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017;
- The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (l) of sub-section (2) of section 4 read with Rule 5;

OR

That entire of the amounts to be realised hereinafter by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose, since the estimated receivable of the project is less than the estimated cost of completion of the project.

- The Registration shall be valid for a period commencing from 18/08/2017 and ending with 31/03/2022 unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 6.
 - The promoter shall comply with the provisions of the Act and the rules and regulations made there under;
 - That the promoter shall take all the pending approvals from the competent authorities
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein as per the Act and the rules and regulations made there under.



Signature valid
Digitally Signed by
Dr. Vasant Pramanand Prabhu
(Secretary, MahaRERA)
Date: 18-08-2017 21:20:53

Signature and seal of the Authorized Officer
Maharashtra Real Estate Regulatory Authority

Dated: 18/08/2017
Place: Mumbai

ANNEXURE "C"



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MUNICIPAL CORPORATION OF GREATER MUMBAI

FORM 'A'

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

No CHE/ES/0196/S-T/337(NEW)

COMMENCEMENT CERTIFICATE

To,
M/s. Kanakia Spaces Realty Pvt. Ltd.
215, Atrium, 10th Floor, Andheri Kurla Road, Andheri
East, Mumbai 400093.

Sir,

With reference to your application No. CHE/ES/0196/S-T/337(NEW) Dated. 20/12/2017 for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under Section 346 no 337 (New) dated 20/12/2017 of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. - C.T.S. No. 1015, 1015/1 to 3 Division / Village / Tdwn Planning Scheme No. KANJUR-E situated at Kanjur village road Road / Street in S Ward Ward .

The Commencement Certificate / Building Permit is granted on the following conditions:--

1. The land vacated on consequence of the endorsement of the setback line/ road widening line shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you.
5. 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 bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mumbai if :-
 - a. The Development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
 - b. Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
 - c. The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 43 or 45 of the Maharashtra Regional and Town Planning Act, 1966.
7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

The Municipal Commissioner has appointed Shri. Assistant Engineer S&T ward Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

This CC is valid upto 30/12/2017

MUNICIPAL CORPORATION OF GREATER MUMBAI
CHE/ES/0196/S-T/337(NEW)

Office of the Dy. Chief Engineer,
(Building Proposal) Eastern Suburbs,
Near Raj Legacy, Pape Road Compound,
L.B.S. Marg, Vikhroli (West),
Mumbai - 400 083.

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To,
Manoj Dubal & Associates
309, Sangam Arcade,
Vallabhbai Road, Village Parle (W),
Mumbai - 400 056.



Sub: Proposed Residential Building on plot bearing CTS No. 1015, 1015/1 to 3 of Village Kanjur at Kanjur Village Road, Kanjurmarg (East) Mumbai.

Ref: Your letter dtd. 07.11.2017.

Gentleman,

With reference to your above letter, this is to inform you that the amended plans submitted by you for proposed building on plot under reference are hereby approved subject to the following conditions :-

1. That all the conditions of I.O.D. under even no. Dated 18/11/2016 shall be applicable and shall be complied with.
2. That all the conditions of amended plans under even no. Dated 15/11/2017 shall be applicable and shall be complied with.
3. That the C.C. shall be got endorsed as per approved amended plans.
4. That the quarterly progress report of L.S. shall be submitted.
5. That the revised R.C.C. design & calculations shall be submitted before C.C.
6. That revised drainage approval shall be submitted before C.C.
7. That revised H.E. NOC shall be submitted before C.C.
8. That no dues pending certificate from A.E. (Water works) shall be submitted before C.C.
9. That all payments shall be made before C.C.
10. That the valid Janta Insurance Policy shall be submitted before C.C.
11. That the NOC from A.A. & C. 'S' ward to be submitted before C.C.
12. That the 15% C.C. shall be restricted as per payment schedule according to the policy circular issued u/no. CHE/DP/15755/GEN dtd. 06.09.2017 and CHE/DP/19248/GEN dtd. 11.10.2017.
13. The dry and wet garbage shall be separated and the wet garbage generated in the building shall be treated separately on the same plot by the residents/occupants of the building in the jurisdiction of M.C.G.M. The necessary condition in Sale Agreement to that effect shall be incorporated by the Developer/ Owner.

One set of plans are digitally signed as a token of Municipal Approval.

Yours faithfully,

Prakash
Sakharam Patil

Executive Engineer
Building Proposal (E.S.) - II

PRADEEP
KUMAR
SURYABALI
PATHAK
S.E.(B.P.) 'S/E'

Jitendra
Chhaganlal
Siddhpura
A.E.(B.P.) 'S&T'

ANNEXURE "D"

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WADIA GHANDY & Co.

ADVOCATES, SOLICITORS & NOTARY

N. M. Wadia Buildings, 123, Mahatma Gandhi Road, Mumbai - 400 001, India.

Tel: +91 22 2267 0669, +91 22 2271 5600 | Fax: +91 22 2267 6784, +91 22 2267 0226

General e-mail: contact@wadiaghandy.com | Personal e-mail: firstname.lastname@wadiaghandy.com

NL-DJM-11076 / 5842 / 2016

14th May, 2016

TITLE CERTIFICATE

To,
Kanakia Spaces Realty Private Limited
215, Atrium, 10th floor,
Andheri Kurla Road,
Andheri (East),
Mumbai- 400093



Re: All that piece or parcel of perpetual leasehold land admeasuring approximately 2 acres and 30 gunthas equivalent to 13,411 square yards (according to the title deeds) and 11,500.60 square metres (as per the revenue records) and now bearing CTS. Nos. 1015, 1015/1, 1015/2 and 1015/3 of Village Kanjur, situate, lying and being on Kanjur Village Road, Kanjur Marg (East), Mumbai 400 042 ("the said Land")

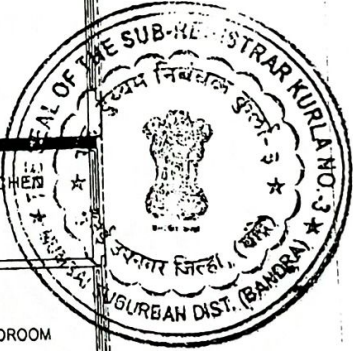
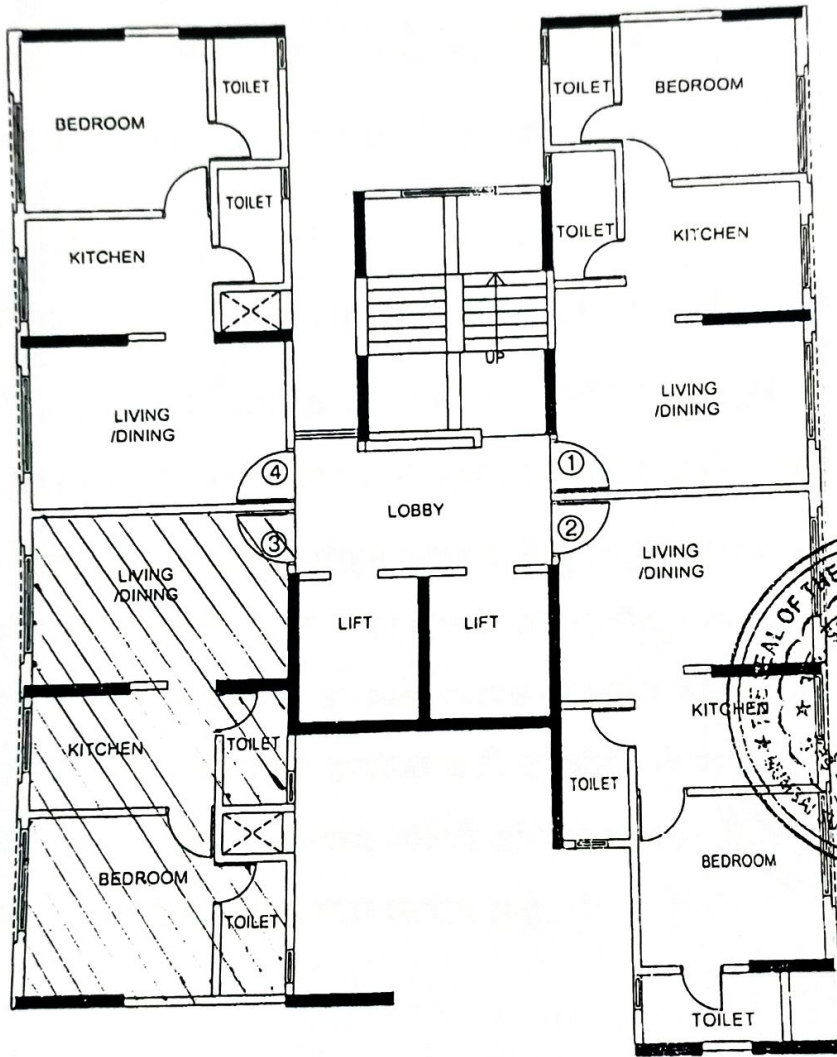
We have been requested by our client, Kanakia Spaces Realty Private Limited ("Kanakia") being a company incorporated under the provisions of the Companies Act, 1956 and having its corporate office at 215, Atrium, 10th floor, Andheri Kurla Road, Andheri (East), Mumbai- 400093 to investigate the title of Kanakia to the said Land.

A. STEPS

With respect to the investigation of title to the said Land, we have undertaken the following steps:

1. Perused the original title deeds (a list whereof is set out in Annexure "A" hereto) with respect to the said Land. A list of other documents perused with respect to the said Land is set out in Annexure "B" hereto.

करल-3
 5302 09 932
 2026



WING B
 FLOOR - 14th
 FLAT NO. - 1403

CARPET AREA: 41.71 sq. FT. X 2

Manisha Vora

Basia

घोषणापत्र

करल-३		
८३०५	१२	१३२
२०१८		

मी रोजी मला कु. म. र. न. ०. सि. इ.

याद्वारे घोषित करतो की, दुय्यम निबंधक कु. सि. इ. याचे

कार्यालयात ... कु. म. र. न. म. म. या शिर्षकाचा

दस्त नोंदणीसाठी सादर करण्यात आला आहे. श्री. अशोक. ए. वेरा

व इ. यांनी दि. २.६.१०.६/२०.१.६.... रोजी मला दिलेल्या कुलमुखत्यारपत्राच्या

आधारे मी, सादर दस्त नोंदणीस सादर केला आहे / निष्पादीत करुण कबुली जबाब

दिला आहे. सादर कुलमुखत्यारपत्र लिहून देणार यांनी कुलमुखत्यारपत्र रद्द केलेले

नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपैकी कोणीही मयत आलेखी नाही

किंवा अन्य कोणत्याही कारणामुळे कुलमुखत्यारपत्र रद्द बातल ठरलेले नाही आलेखी आहे.

कुलमुखत्यारपत्र पूर्णपणे वैध असून उपरोक्त कृती करण्यास मी पूर्णतः सक्षम आहे.

सादरचे कथन चुकीचे आढळून आल्यास, नोंदणी अधिनियम १९०८ चे

अन्वये शिक्षेस मी पात्र राहिन याची मला जाणीव आहे.

दिनांक : १३/०७/२०१८

Ala
कुलमुखत्यारपत्र धारकाचे नांव

व सही





13/07/2018

सूची क्र.2

दुसऱ्या निबंधक : सह दु.नि. कुर्ला 3

दस्त क्रमांक : 8302/2018

नोंदणी :

Regn 63m

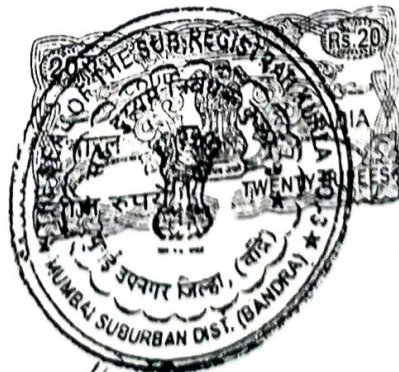
गावाचे नाव : कांजूर

(1) विलेबाचा प्रकार	करारनामा
(2) सोबदला	12075855
(3) बाजारभावा(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	7949740
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: मुंबई मनपा इतर वर्णन : सदनिका नं: 1403, माळा नं: 14 वा मजला, इमारतीचे नाव: बी-बिंग कनाकिया ग्रेन वर्ल्ड फेस-1, ब्लॉक नं: कांजूर मार्ग पुर्व मुंबई 400042, रोड नं: कांजूर विलेज रोड, इतर माहिती: सदनिका चे क्षेत्रफल 41.71 चौ.मी. कारपेट, रेरा प्रमाने सदनिका चे क्षेत्रफल 45.88 चौ.मी. विल्टअप, सोबत 1 कार पार्किंग मेकॅनिकल स्टॅक स्पेस सहित((C.T.S. Number : 1015, 1015/1, TO 1015/3 ;))
(5) क्षेत्रफळ	1) 41.71 चौ.मीटर
(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:- कनाकिया स्पेसेस रियल्टी प्राईवेट लीमिटेड तर्फे प्राधिकृत व्यक्ती मनीषा बोरा यांच्या तर्फे मुखत्यार राकेशकुमार एन. सिंह वय:-36; पत्ता:- प्लॉट नं: ऑफिस नं.215, माळा नं: 10 वा मजला, इमारतीचे नाव: एट्रियम, ब्लॉक नं: कोर्टयार्ड मारीयोट होटेलच्या पुढे, डिवाइन चाइल्ड हाई स्कूल च्या समोर, रोड नं: अंधेरी कुर्ला रोड अंधेरी पूर्व मुंबई, महाराष्ट्र, MUMBAI. पिन कोड:-400093 पॅन नं:-AACCC4199F
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- हेमल शरद दडीया यांच्या तर्फे मुखत्यार शरदकुमार चुनीलाल दडीया वय:-47; पत्ता:- प्लॉट नं.301, -, निक्की अपार्टमेंट खेड गल्ली, प्रभादेवी, मुंबई, हिरवे गुरुजी मार्ग, प्रभादेवी, MAHARASHTRA, MUMBAI, Non-Government. पिन कोड:-400025 पॅन नं:-ADTPD7500N
(9) दस्तऐवज करून दिल्याचा दिनांक	13/07/2018
(10) दस्त नोंदणी केल्याचा दिनांक	13/07/2018
(11) अनुक्रमांक, खंड व पृष्ठ	8302/2018
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	604000
(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.



खरी प्रत



Dated this _____ day of _____ 20____

Between
KANAKIA SPACES REALTY PRIVATE LIMITED

CIN: U45201MH2004PTC146948

"215-Atrium", 10th Floor, Next to Courtyard Marriott, Opp. Divine Child High School,
Andheri Kurla Road, Andheri (East), Mumbai - 400 093, INDIA
E-mail : sales@kanakia.com • website : www.kanakia.com

And

Mr./Ms./Mrs./M/s. HEMAL SHARAD DADIA

The Purchaser

In respect of

Flat / Shop / Unit / Premises No. 1403 on the 14th Floor in Wing B



Kanjurmarg (E)

MahaRERA Registration No. Kanakia Zen W...



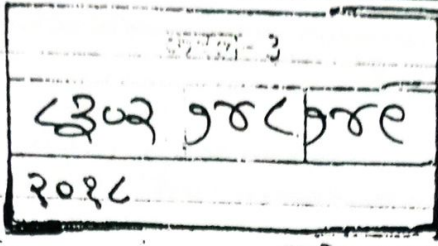
13/07/2018 5 54:26 PM

दस्त गोषवारा भाग-2

करल3

दस्त क्रमांक:8302/2018

दस्त क्रमांक :करल3/8302/2018
दस्ताचा प्रकार :-करारनामा



- | अनु क्र. | पक्षकाराचे नाव व पत्ता | पक्षकाराचा प्रकार | छायाचित्र | अंगठ्याचा ठसा |
|----------|---|---------------------------------------|-----------|---------------|
| 1 | नाव:हेमल शरद दडीया यांच्या तर्फे मुखत्यार शरदकुमार चुनीलाल दडीया पत्ता:फ्लॅट नं.301, -, निक्की अपार्टमेंट खेड गल्ली, प्रभादेवी, मुंबई, हिरवे गुरुजी मार्ग, प्रभादेवी, MAHARASHTRA, MUMBAI, Non-Government.
पॅन नंबर:ADTPD7500N | लिहून घेणार
वय :-47
स्वाक्षरी:- | | |
| 2 | नाव:कनाकिया स्पेसेस रियल्टी प्राईवेट लीमीटेड तर्फे प्राधिकृत व्यक्ती मनीषा बोरा यांच्या तर्फे मुखत्यार राकेशकुमार एन. सिंह पत्ता:प्लॉट नं: ऑफिस नं.215 , माळा नं: 10 वा मजला , इमारतीचे नाव: एट्रियम, ब्लॉक नं: कोर्टयाई मारीयोट होटेलच्या पुढे,डिवाइन चाइल्ड हाई स्कूल च्या समोर, रोड नं: अंधेरी कुर्ला रोड अंधेरी पूर्व मुंबई, महाराष्ट्र, MUMBAI.
पॅन नंबर:AACCC4199F | लिहून देणार
वय :-36
स्वाक्षरी:- | | |

वरील दस्तऐवज करून देणार तथाकथित करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ:13 / 07 / 2018 05 : 36 : 16 PM

ओळख:-

खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

- | अनु क्र. | पक्षकाराचे नाव व पत्ता | छायाचित्र | अंगठ्याचा ठसा |
|----------|---|-----------|---------------|
| 1 | नाव:अमित राय
वय:30
पत्ता:नियर रोल्टा कंपनी रुम नं.06 ट्रिबनकर स्टेट चाल रोड नं.22 एमआईडीसी अंधेरी पूर्व मुंबई
पिन कोड:400093 | स्वाक्षरी | |
| 2 | नाव:रजनीश गिरधारी सिंह
वय:21
पत्ता:फ्लॅट नं.5/502 विश्वकर्मा निवास पडवळ नगर रोड नं.7 वागळे ईस्टेट ठाणे पश्चिम
पिन कोड:400604 | स्वाक्षरी | |

/

AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE made at Mumbai on this ___ day of February, 2024

Between

1) **Mr. Hemal Sharad Dadia**, holding (PAN NO. ADTPD7500N), aged about 54 years, residing at: 301, Nikky Apartment, Hirve Guruji Marg, Khedgalli, Prabhadevi, Mumbai, Maharashtra, 400025. hereinafter referred to as "**THE VENDOR**" (Which expression shall unless it be repugnant to the context or meaning thereof mean and include his heirs, executors and administrators and assigns etc.) **OF THE ONE PART**

And

Mrs. Sangeeta Rajesh Shinde, (PAN: CKKPS8460C), aged about 45 years residing at Room No. Aurangabad Road, kailas nagar, Nandgaon, Nashik, Nandgaon, Maharashtra, 423106. hereinafter referred to as "**THE PURCHASER**" (Which expression shall unless it be repugnant to the context or meaning thereof mean and include her heirs, executors and administrators and assigns etc.) **OF THE OTHER PART:**

WHEREAS :

- a) By an Agreement for Sale registered in the office of Sub-Registrar of Assurances at Kurla 2, under Serial No. **8302/2018, 13th day of July 2018, Mr. Hemal Sharad Dadia**, the Vendor herein purchased from Kanakia Spaces Realty Private Limited, a Company incorporated under the provisions of the Companies Act, 1956 and having its corporate office at 215, Atrium, 10th Floor, Andheri (East), Mumbai 400093, (hereinafter for the sake of brevity referred to as "**the said Promoter**"), a residential Premises, bearing **Flat No. B 1403**, ad measuring **449 sq.ft.** Carpet area or thereabouts, located on 14th floor, building known as B-Wing and Project known as **KANAKIA ZENWORLD –PHASE-1**, situated at Kanjur Village Road, Kanjur Marg, (East), Mumbai – 400 042 and the building standing on Plot of Land bearing City Survey Nos. 1015, 1015/1 to 1015/3 of Village Kanjur, Mumbai 400 042, Taluka Kurla, District Mumbai Suburban, within the limits of "S" ward of Municipal Corporation of Greater Mumbai for the consideration and the terms and conditions set out therein and more particularly described in the Schedule hereunder written (hereinafter for the sake of brevity referred to as "**the said Flat**") and Stilt Car Parking No. B-308 of the said building known as Kanakia Zenworld Phase I in their same Project. (hereinafter for the sake of brevity referred to as "**the said Car Parking Space**"). The said Flat and the said Car Parking Space together with the rights and benefits and all other rights, title and interest hereby agreed to be sold and transferred by the Vendor to the Purchaser is hereinafter for the sake of brevity and collectively referred to as "**the said Premises**").
- b) In compliance with the Agreement for Sale registration number **8302/2018**, dated - **13/07/2018**, (herein after referred to "**the said Agreement**") the Vendor herein paid

Housing Society Ltd.", a Society registered under the Maharashtra Co-operative Societies Act, 1960 under **Registration No.** _____, having its Registered office at Ground floor (hereinafter called "the **said Society**").

- d) Under the circumstances stated herein above, consequently, from the above mentioned date of Agreement for Sale and as on today, the Vendor is having lawful, uninterrupted possession of the said Premises as its absolute Owner. And thus, the Vendor has the clear and marketable title in respect of the said Premises and the Vendor is well and sufficiently entitled to the said Premises and have the absolute right and power to hold, occupy and deal with and dispose of the said Premises and every part thereof and to dispose of the same to any third party.
- e) The Vendor has shown his intentions to sell his rights and benefits under the said Agreement in respect of the said Premises and transfer his rights, title and interests in the said Premises absolutely to the Purchaser at agreed consideration which have been arrived at after due negotiations between the parties and which shall be described herein under: -
- f) The Purchaser has agreed to purchase and acquire the said Premises together with all the rights, title and interests of the Vendor in the said Premises and accordingly in pursuance of the above, the parties are executing the present Agreement for Sale to record the terms and conditions agreed upon between them as enumerated hereinafter and complete the transaction.

NOW THIS AGREEMENT WITNESS AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERE AS FOLLOWS:

1. The recitals contained herein shall form the integral part of this Agreement for Sale as if the same are set out and incorporated herein.
2. The Purchaser confirms that before execution of this Agreement for Sale, she has personally inspected the said Premises and reasonably satisfied herself regarding the area and quality of construction thereof. In future, Purchaser shall not raise any objection or dispute regarding the said issues with the Vendor. Applicable rights under clause 11 of the said Agreement will pass on to the Purchaser in this regard.
3. The Purchaser confirms that before accepting the handover of the said flat by the Vendor, she will inspect the said Premises and satisfy herself regarding the condition thereof. Any further costs towards repairs, improvement etc. of the said Premises post acceptance of such possession shall be borne by the Purchaser. The Vendor shall hand over the possession of the said Premises in a good condition, including all amenities provided by the said Promoter
4. The Vendor will disclose and provide the documents for inspection in his possession relating to the said Premises prior to handover of possession to the Purchaser. The Purchaser has seen the title documents of the Vendor in respect of the said Premises and satisfied with the said title documents.

common amenities, convenience and facilities provided in the said building TOGETHER ALSO WITH the said parking space and ALL and whatsoever her other right, title and interest in or to the said Premises or under the hereinbefore mentioned in the said Agreement or otherwise howsoever TOGETHER ALSO WITH the benefits of all payments hereinbefore made by the Vendor to the said Promoter in respect of the said Premises TO BE HELD and enjoyed by the Purchaser as the acquirer thereof in conformity with the provisions of the Maharashtra Ownership Flat Act, 1963 subject to the terms and provisions of the said Agreement and the Purchaser agrees to acquire the same from the Vendor at or for a lump sum consideration of **Rs. 1,15,00,000/- (Rupees One Crore fifteen lakhs only)**. which is inclusive of various non-refundable deposits, one-year advance maintenance charges paid by the Vendor to the said Promoter of the said Agreement. The Purchaser has agreed to pay the same in the following manner:

	Amt (Rs.)	Details
1	1,00,000.00	Paid as a token
	1,15,000.00	TDS
	1,15,00,000.00	Total

6) Under the Section 195, if the SELLER provides the PURCHASER the Tax Exemption Certificate (TEC) authorizing the Payer of income (who deducts tax) to deduct tax at a Lower rate or Nil rate, as the case may be. However, if the SELLER does not provide the PURCHASER the Tax Exemption Certificate, the TDS rate for payments to NRI on a property transaction would be appx 23% on the total consideration. The PURCHASER would deduct the relevant TDS amount and would provide the TDS certificate to the SELLER. The OWNER/TRANSFEROR has obtained the Tax Exemption Certificate (TEC), as per the certificates nos. _____ . Buyer shall provide the TDS certificate to the SELLER and file the TDS return accordingly so that Seller can claim the same by filing his Income Tax Return.

7) The Purchasers is not availing any housing loan towards the purchase consideration and has requested the Vendor to co-operate them by furnishing required documents and N.O.C. before Registration of this Agreement For Sale. The Vendor shall obtain a No Objection Letter (NOC) and a No Dues Certificate from the said Promoter in a format acceptable to financing bank of the Purchaser at her own cost.

8) The Vendor has to obtain No Objection Certificate for Sale and Transfer (NOC) and proper confirmation or endorsement from the said Promoter, recognizing the Purchaser herein to be acquirer of the said Premises.

No. B-308 Space in their building known as B-Wing, and Project known as KANAKIA ZENWORLD –PHASE-1, situated at Kanjur Village Road, Kanjur Marg, (East), Mumbai – 400 042, standing on Plot of Land bearing City Survey Nos. 1015, 1015/1 to 1015/3 of Village Kanjur, Taluka Kurla, District Mumbai Suburban, within the limits of "S" ward of Municipal Corporation of Greater Mumbai and further details as follows:-

- Year of Construction : 2019- 2020
- Area of Flat : RERA Carpet area ad measuring about Sq. 41.62Mtrs.
- Car Parking : One Stack Mechanism Car Parking Space in the building known as B-wing.
- Revenue Village : Kanjur
- Div. and Sub-Division : 120/549
- No. of Floor on Building : Basement plus stilt plus 1st Podium for Parking plus up to Twenty-Two Floors.
- City Survey Number/s : 1015, 1015/1 to 1015/3
- Complete Postal Address of Flat : Flat No. B 1403, 14th floor, B-Wing, Kanakia Zen world Phase I, Kanjur Village Road, Kanjur Marg (East), Mumbai – 400 042.

SIGNED AND DELIVERED by the
within-named "VENDOR"

Mr. Hemal Sharad Dadia
(PAN NO. ADTPD7500N)

in the presence of
Witnesses:

SIGNED AND DELIVERED by the
within-named "PURCHASER"

Mrs. Sangeeta Rajesh Shinde
(PAN: CKKPS8460C)

in the presence of
Witnesses:

RECEIPT

Received from within-named "PURCHASER" Mrs. Sangeeta Rajesh Shinde, the following sum of Rs. 1,00,000/- (Rupees One Lakh Only) being the Part payment in respect of the sale of a Flat No. B 1403, located on 14th Floor, in B Wing building, along with right to use One Stilt Car Parking Space Kanakia Zen world Phase I, Kanjur Village Road, Kanjur Marg (East), Mumbai 400 042, described herein above, in the following manner: -

	Amount (Rs.)	Cheque No.	Date	Bank
1.	1,00,000.00	chq number 279477	15-01-2024	STATE BANK OF INDIA
2.				
3.				
	1,00,000.00			TOTAL

I/We say Received

Rs. 1,00,000.00
(Rupees One Lakh Only)

MUNICIPAL CORPORATION OF GREATER MUMBAI
APPENDIX XXII
PART OCCUPANCY CERTIFICATE
[CHE/ES/0196/S-T/337(NEW)/OCC/1/New of 07 November 2020]

To,
M/s. Kanakia Spaces Realty Pvt. Ltd.
215, Atrium, 10th Floor, Andheri Kurla Road, Andheri East, Mumbai 400093..

Dear Applicant/Owners,

The Part 1 development work of Residential building comprising of Wings "A, B, C, D, E" having common Basement (Part) + Stilt (Part) + 1st to 22nd upper floors as shown in red clour in issue plans attached herewith for residential building (excluding part stilt of Wing A and pits for mechanical puzzle parking in basement area) on plot bearing C.S.No./CTS No. 1015, 1015/1 to 3 of village KANJUR-E at Near Kanjurmarg, Railway Station East is completed under the supervision of Shri. Manojkumar Ashwanikumar Dubal, Licensed Surveyor, Lic. No. D/203/LS, Shri. Achuyt N Watve, RCC Consultant, Lic. No. STR/W/10 and Shri. CHARUDATTA SAMANT, Site supervisor, Lic.No. S/789/SS-I and as per development completion certificate submitted by architect and as per completion certificate issued by Chief Fire Officer u/no. CHE/ES/0196/S-T/337(NEW)-CFO dated 10 September 2020.

It can be occupied with the following condition/s.

- 1) To comply conditions mentioned in the CFO part completion certificate dtd 10-09-2020.
- 2) That the remaining work of stack & pits for mechanical puzzle parking proposed in basement of wings A to E which is excluded from this part OC, shall be completed within 2 months from Issue date of O.C.
- 3) That the various compliances mentioned in the registered undertaking dtd 04-11-2020, shall be complied with

Copy To :

1. Asstt. Commissioner, S Ward
 2. A.A. & C. , S Ward
 3. EE (V), Eastern Suburb
 4. M.I. , S Ward
 5. A.E.W.W. , S Ward
 6. Licensed Surveyor, Manojkumar Ashwanikumar Dubal, 309, Sangam Arcade, Vallbhbal road opp. Rly. station
- For information please

Name : LOTAN SUKADEO
AHIRE
Designation : Executive
Engineer
Organization : Personal
Date : 07-Nov-2020 09: 48:19

Yours faithfully
Executive Engineer (Building Proposals)
Municipal Corporation of Greater Mumbai
S Ward

बीमा पुरवठा देवाण
 BILL OF SUPPLY FOR THE MONTH OF - जानेवारी-2024

BILL NO (GGN) : 000002287574801

ग्राहक क्रमांक : 000053334881 मोबाईल/ईमेल : 9800000033

Hemal Sharad Dadia
 ZENWORLD, B WING FLAT NO-1403 CTS NO 1015,1015/1 MUMBAI MUMBAI SUBURBAN Greater Mumbai
 (M Corp.) Par 1400042.

GSTIN / AECN : 272914K1ZB

देवाण दिनांक : 13-01-2024

देवाण रक्कम रु : 240.00

देवाण दिनांक : 02-02-2024

या तारखे नंतर : 280.00

भरल्यास

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QR कोडद्वारे भरण केल्यास, भरण दिनांकानुसार लागू असलेली तारखे देवाण रक्कम सूट किंवा विलंब आकार पुढील देवाणत समतुल्य करणवाट येईल.

महाराष्ट्री तंत्र नियंत्रण चौक 24X7
 1800-212-3406, 1800-220-3406, 1922, 1920

ग्राहकांच्या तक्रारींचे निवारण करण्यासंबंधीचे नियम व कार्यावली महावितरणच्या संकेत स्थळ www.mahadiscom.in > ConsumerPortal > CGRF यादर उपलब्ध आहे.

आम्ही येथेही उपलब्ध आहोत



विलीन युनिट : 4733/BHANDUP (E) S/DN /BHANDUP URBAN
 दर संकेत ** : 92/LT I Res 3-Phase
 पोल क्रमांक : 00000001
 पी.सी./वक्र+मार्ग-क्रम/डि.टी.सी. : 2/19/2504/0101/4733504
 मिटर क्रमांक : 05316689022
 विलीन ग्रुप : H2

पुरवठा दिनांक : 12-12-2020
 मंजूर भार : 3.50 KW
 सुरक्षा टेब जमा (रु) : 3500.00
 चालू रिडिंग दिनांक : 08-01-2024
 मागील रिडिंग दिनांक : 08-12-2023

चालू रिडिंग	मागील रिडिंग	गुणक अवयव	युनिट	समा. युनिट	एकूण वापर
5319	5051	1.00	268	0	268

Meter Status: Normal
 Bill Period: 1.03/

दिनांक	रक्कम
दिसंबर-2023	249
नोव्हेंबर-2023	296
ऑक्टोबर-2023	153
सप्टेंबर-2023	203
ऑगस्ट-2023	327
जुलै-2023	377
जून-2023	106
मे-2023	408
एप्रिल-2023	296
मार्च-2023	98
फेब्रुवारी-2023	103
एकूण वापर	165
जानेवारी - 2023	165
जानेवारी - 2024	268

महत्वाचे

1. खरीदलेला बिना देवाणी ई-बिलस साठी नोंदणी करा व प्रत्येक विलयाचे 10 खर्चाचा मासिक टिकट टाईम मिळवा. नोंदणी करण्यासाठी :- <https://consumerinfo.mahadiscom.in/gogreen.php> (GGN नंबर तुमच्या खरीदलेले दिनांक, बरवाचक बाजूला डाव्या कोपऱ्या मध्ये उपलब्ध आहे.)

2. पुढील महिन्याचे रिडिंग साधारणतः 06-02-2024 ह्या तारखेला होईल.

3. तुमचा मॉबाइल नंबर व ईमेल पत्ता तुमच्या जमल्यास तुरुन्त करा रकमाचे www.mahadiscom.in/ConsumerPortal/QuickAccess वेब पेट द्या.

4. ऑनलाईन वेबट साईट <https://www.mahadiscom.in/wss> किंवा मॉबाइल अॅप महावितरणद्वारे सुलभित, सुलभ आणि ऑनलाईन पेटे सुविधेचा उपलब्ध करा आणि 0.25% (जवळील जवळ १५००) रकमेत निव्वळ सुविधेचा प्रमाणाची कृपया helpdesk_pgr@mahadiscom.in वर संपर्क करा.

विशेष संदेश
 * महावितरणला कोणत्याही प्रकारच्या रक्कमेचा भरण करताना संगणकीकृत क्रमांक असलेली संगणकीय पावतीच स्विकारावी. हस्तालिखित पावती स्विकारू नये. गैरसोय टाळण्यास ऑनलाईन भरण सुविधेचा पर्याय वापरावा.

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ग्राहक क्रमांक : 000053334881
 पी.सी. : H2
 दर : 92
 या तारखे पर्यंत भरल्यास : 22-01-2024
 या तारखे नंतर भरल्यास : 02-02-2024
 अंतिम तारीख : 02-02-2024
 रक्कम : Rs. 240.00

विलीन युनिट : 4733
 ग्राहक क्रमांक : 000053334881
 पी.सी. : H2
 दर : 92
 अंतिम तारीख : 02-02-2024
 या तारखे पर्यंत भरल्यास : 22-01-2024
 या तारखे नंतर भरल्यास : 02-02-2024
 रक्कम : Rs. 240.00

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT. OF INDIA

SANGEETA RAJESH SHINDE

MISRILAL SRAVAN SINGARE

16/11/1978

Permanent Account Number

CKKPS8460C

Shinde

Signature



Shinde



भारत सरकार
GOVERNMENT OF INDIA



संगीता राजेश शिंदे
Sangeeta Rajesh Shinde
जन्म वर्ष / Year of Birth : 1978
स्त्री / Female



9711 3870 4976

आधार – सामान्य माणसाचा अधिकार



भारतीय विशिष्ट ओळख प्राधिकरण
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नांदगाव, नाशिक, नांदगाव, महाराष्ट्र,
423106

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