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Thursday, March 24, 2011

10:36:12 AM

Original

नोंदणी 39 म.

Regn. 39 M

पावती

पावती क्र. : 3192

गावाचे नाव मुळगांव

दिनांक 24/03/2011

दस्तऐवजाचा अनुक्रमांक

वदर 5 03185 2011

दस्तऐवजाचा प्रकार

करारनामा



सादर करणाराचे नाव: शारदादेवी आ. खेतान

नोंदणी फी

30000.00

नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (आ. 11(2)),
रुज्यात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (20)

400.00

एकूण

रु.

30400.00

आपणास हा दस्त अंदाजे 10:50AM ह्या वेळेस मिळेल

दुय्यम निबंधक
सह. दु.नि.का-अंधेरी 4

बाजार मुल्य: 3726000 रु.

मोबदला: 6000000 रु.

भरलेले मुद्रांक शुल्क: 300000 रु.

सह. दुय्यम निबंधक अंधेरी-४

मुंबई उपनगर जिल्हा.

देयकाचा प्रकार : डीडी/घनाकर्षाद्वारे;

बँकेचे नाव व पत्ता: बँक ऑफ इंडिया, मुंबई;

डीडी/घनाकर्ष क्रमांक: 045456; रक्कम: 30000 रु.; दिनांक: 23/03/2011

S. O. Khatam

REGISTERED ORIGINAL DOCUMENT

DELEVERID ON

AGREEMENT for SALE

THIS AGREEMENT is made at Mumbai this 17th day of MARCH, 2011 BETWEEN

MR. ASHISH M. THAKUR, an Adult, Indian Inhabitant of Mumbai, residing at 61, ALA MOANA, 13th road, Khar (West), Mumbai 400 052. PAN : AACPT 3764 E hereinafter referred to as "THE TRANSFEROR" (which expression shall unless repugnant to the context or meaning thereof, be deemed to include his Heirs, Executors, Administrators, Assigns and Successors) of the ONE PART;

AND

MRS. SHARDADEVI O. KHETAN, aged 61 years, Indian Inhabitant of Mumbai, residing at A/501, Shah Arcade, Rani Sati Marg, Malad(East), Mumbai - 400 097 PAN : AAAPK 7817 E and MRS. SANGEETA R. KHETAN, aged 36 years, Indian Inhabitant of Mumbai, residing at B/401, Shah Arcade, Rani Sati Marg, Malad(East), Mumbai - 400 097 PAN : AJPPK 7042 J, hereinafter collectively called and referred as "THE TRANSFEREES" (which expression shall unless repugnant to the context or meaning thereof, be deemed to include their respective Heirs, Executors, Administrators, Assigns and Successors) of the OTHER PART.

S.O. Khetan
Sangeeta Khetan

For BOI SHAREHOLDING LTD.
(DEEPAK K. SINGH)
Authorised Signatory

Boi Shareholding Ltd.
Grand Floor, Eastern Bldg
4th Floor, 1st
Mumbai - 400 001

भारत 06301 SPECIAL
194407 ADDRESS
JAN 31 2011
R. 03000000 / P. 000002
13:30
INDIA STAMP DUTY MAHARASHTRA



S.O. Khetan
Sangeeta Khetan

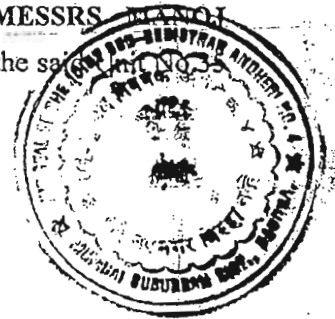
बदर-२५/	
९९८५	९
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WHEREAS a co-operative Society under the name and style of Nand Ghanshyam Industrial Premises Co-operative Society Limited is already formed and registered in respect of the said society under the Maharashtra Co-op. Societies Act, 1960 under Regn. No.BOM/W-KE/GNL(O)/659 dated 21-4-1988 (hereinafter to as "the said Society").

AND WHEREAS the said Nand Ghanshyam Industrial Premises Co-operative Society Limited have issued 10 (TEN) fully paid-up share of Rs.50/- (Rupees Fifty) each bearing Share Certificate No.36 having Distinctive Nos. from 301 to 310 (both inclusive) and with right to possess and occupy the said Unit No.35 to the then member named M/s. MANOJ MANUFACTURING CO.

AND WHEREAS the Transferor herein MR. ASHISH M. THAKUR had purchased and acquired Unit No.35 admeasuring 51.15 Sq. mtrs. situated at NAND GHANSHYAM INDUSTRIAL PREMISES CO-OPERATIVE SOCIETY LTD., Mahal Industrial Area, Off Mahakali Caves Road, Andheri(East), Mumbai - 400 093 along with the above said 10 (TEN) shares, for consideration at the terms and conditions contained in the Agreement for Sale dated 10/03/2000 entered into between MESSRS MANOJ MANUFACTURING CO., a Partnership Firm, having their address at Mumbai, therein referred to as the "the VENDOR" of the One Part and MR. ASHISH M. THAKUR, the party of the Second Part therein referred to as the "the PURCHASER" of the Other Part, which premises is more particularly described in the Schedule hereunder written (for the sake of brevity hereinafter referred to as "the said Premises").

AND WHEREAS pursuant to the said Agreement for Sale dated 10/03/2000, the Transferor herein had paid the full consideration price of the said unit purchased and acquired by the Transferors herein to the said MESSRS MANOJ MANUFACTURING CO. and had been since in possession of the said unit admeasuring 51.15 square mtrs.



✓ S.O. Khasan
✓ Jangata Khaty

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AND WHEREAS the said Agreement for Sale dated 10/03/2000 could not be registered at the Sub-Registrar of Assurances at Bandra within the time limits granted for the purpose of Registration of Documents as per the Provisions of Section 4 of Maharashtra Ownership Flats Act. and By **DECLARATION-cum-DEED of CONFIRMATION** dated 17th June 2006 by MR. ASHISH M. THAKUR, the said Agreement for Sale dated 10/03/2000 was registered under No.BDR-9-05686-2006 dated 17/06/2006 and thereafter said Unit No.35 and the Share Certificate No.36 were transferred in the name of the Transferor herein MR. ASHISH M. THAKUR on 05.08.2006 in the records of the society.

AND WHEREAS the Transferor herein is absolutely seized and possessed of and well and sufficiently entitled to the said Unit No.35 admeasuring 51.15 square meters situated at First Floor of Nand Ghanshyam Industrial Premises Co-operative Society Limited, Mahal Industrial Area, Off Mahakali Caves Road, Andheri(East), Mumbai - 400 093 including the shares thereof.

AND WHEREAS the Transferor herein has agreed to sell and transfer to the Transferees and the Transferees have agreed to purchase and acquire the said Unit No.35 admeasuring 51.15 square meters situated at First Floor of Nand Ghanshyam Industrial Premises Co-operative Society Limited, Mahal Industrial Area, Off Mahakali Caves Road, Andheri(East), Mumbai - 400 093.

AND WHEREAS the Parties hereto desire that the terms and conditions and covenants be reduced to writing as follows.

NOW IT IS HEREBY AGREED, DECLARED, RECORDED AND CONFIRMED by the parties hereto as follows:


1. The Transferor hereby agreed to sell all his rights, title and interest in the said society in respect of the aforesaid Unit No.35 admeasuring 51.15 square meters in the said Society's building of Nand Ghanshyam Industrial Premises Co-op. Society Limited, situated at Off Mahakali Caves Road, Andheri(East), Mumbai - 400 093, along with the said TEN Shares, to the TRANSFEREES for a total consideration of Rs.60,00,000/- (Rupees Sixty lakhs only).



S.O. Khetan
Sangeet Khetan
[Signature]

बदर-२५/	
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2. The Transferees shall pay to the Transferor the aforesaid sum of Rs.60,00,000/- (Rupees Sixty Lakhs only) as full and final consideration amount of the said unit in the manner mentioned in the receipt.
3. The Transferor has agreed to grant, assign, transfer and assure all his rights, title and interest in the Unit No.35 admeasuring 51.15 square meters of the said Society's building of Nand Ghanshyam Industrial Premises Co-operative Society Ltd., situated at Off Mahakali Caves Road, Andheri(East), Mumbai-400 093 along with the said 10 shares of Rs.50/- each bearing Nos.301 to 310 (both inclusive) represented by Share Certificate No.36 to the Transferees and declare that the said TEN Shares and the said Unit have not been mortgaged and pledged as security with any Bank or Financial Institution or with any body and are free from any type of liabilities.
4. The Transferor hereby confirms having delivered to the Transferees all original documents relating to the title of the said Unit in his possession including the aforesaid share certificate and all forms duly signed and endorsed and they further undertake that they shall from time to time do and execute all things and acts, including whatsoever for the better assurance in law and more perfectly transferring the right, title, interest and benefit in the said Unit and every part of the said shares to the use and benefit of the Transferees as aforesaid.
5. The Transferees will observe the terms and conditions as mentioned in the bye-laws of the said society.

A. S. O. - Khatan
 1. Manjiv Khatan




बदर-२५/	
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6. That the Transferor hereto states and confirms that he is the absolute owner of the said Unit admeasuring 51.15 square meter and no other person has or have any right, title, interest, property claim or demand of any nature whatsoever unto and upon the said Unit either by way of sale, charge, lien, gift, trust, mortgage and otherwise or whatsoever nature and the Transferor has right, full power and absolute authority to sell and transfer the said premises to the Transferees.
7. The Transferor further confirms that he has not created any charge or encumbrances of any nature on the said Unit nor the said Unit is the subject matter of any litigation nor is the same attached in execution of any decree whether of Government or otherwise nor the Transferor has created any tenancy or Leave & License or any other right in favour of any other person in respect of the said Unit.
8. The Transferor shall indemnify and keep the Transferees indemnified from and against all actions, claims, demands, costs, charges, etc, falling due before the execution of this present and until the date of execution of the agreement.
9. The Transferor hereby authorised / empowered the Transferees to have change the name / transfer the Power connection (including the credit of security deposit) / BMC Shop and Establishment License in the name of the Transferees and for the same the Transferor hereby declared his **No Objection**. However, all such fees, charges, taxes, duties etc. for the name change is to be borne by the Transferees alone.
10. The Transferor has paid all the dues and Taxes for the said Unit upto the date of this Agreement and if any amount payable, the same shall be borne and discharged by the Transferor and the Transferees shall not be liable for the same. The Transferor will be responsible for any earlier liability prior to execution of this agreement in respect of the said Unit.



S. O. Khandan
Sanghera (Mumbai)
[Signature]

बदर-१५ /	
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11. It has been agreed by and between the parties hereto that the expenses of the stamp duty and the registration charges in respect of the transfer shall be borne and paid by the Transferees alone. However the transfer premium payable to the society shall be borne by the transferor & transfere equally.

12. This Agreement shall always be subject to the provision of Maharashtra State Co-operative Society Act and the rules made thereunder or any other provisions of law applicable therein.

SCHEDULE OF THE PROPERTY

ALL THAT piece or parcel of Unit No.35 admeasuring 51.15 square meter in Nand Ghanshyam Indl. Premises Co-operative Society Ltd., situated at Off Mahakali Caves Road, Andheri(East), Mumbai - 400 093 and forming part of piece and parcel of the land or ground lying, being and situated at Mulgaon Village, Andheri Taluka, in Greater Mumbai within the registration Sub-district of Bandra of Mumbai Sub-urban District and forming part of Survey No.88, Hissa No.1 part and City Survey No.46 (Part).

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands on the day and year first here above written at Mumbai.

SIGNED AND DELIVERED by the)
 within named TRANSFEROR)
 MR. ASHISH M. THAKUR)
 in the presence of RAJESH O. KHETAN)

[Handwritten signature of Ashish M. Thakur]



SIGNED AND DELIVERED by the)
 within named TRANSFEREES)
 MRS. SHARDADEVI O. KHETAN)

[Handwritten signature of Sharadadevi O. Khetan]

S. O. Khetan



and)
 MRS. SANGEETA R. KHETAN)
 in the presence of B.K. Pillay)

[Handwritten signature of Sangeeta R. Khetan]

Sangeeta Khetan



बदर-२५/	
३१/५	६
२०२३	

RECEIPT

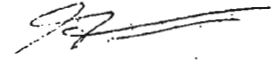
RECEIVED with thanks from MRS. SHARDADEVI O. KHETAN and MRS. SANGEETA R. KHETAN, a sum of Rs.60,00,000/- (Rupees Sixty Lakhs only) as mentioned hereunder being full & final consideration against sale of unit no.35, at Nand Ghanshyam Industrial Estae.

MRS. SHARDADEVI O. KHETAN

MRS. SANGEETA R. KHETAN

<u>Cheque no.</u>	<u>Dated</u>	<u>Drawn on</u>	<u>Am't</u>	<u>Cheque no.</u>	<u>Dated</u>	<u>Drawn on</u>	<u>Am't</u>
031886	20/7/10	Bank of India	50000/-	012188	20/7/10	Bank of India	500.000
031889	18/9/10	— —	10,00,000/-	012193	15/9/10	— —	10,00,000
031905	18/2/11	— —	50000/-	012194	16/9/10	— —	10,00,000
031909	28/2/11	— —	950000/-	012210	28/2/10	— —	450000
031910	28/2/11	— —	50000/-	012211	28/2/10	— —	50000
			<u>30,00,000/-</u>				<u>30,00,000</u>

I say Received


(ASHISH M. THAKUR)



बंदर-१५/	
396	0
२०११	

NAND GHANSHAYM INDUSTRIAL PREMISES
CO-OPERATIVE SOCIETY LTD.

Regd. No. BOM./W-KE/GNL/(0) 659
Off. Mahakali Caves Rd., Andheri (E), Mumbai - 400 093

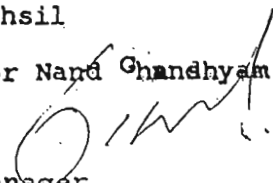
17/03/2011

TO WHOMSOEVER IT MAY CONCERN

This is to confirm that the details of Unit No. 35 at Nand Ghanshaym Industrial Estate is as follows.

Unit No. : 35
Area : 51.15 sq. meter carpet
Year of construction : 1979
Type of construction : Ground plus two without lift
CTS No. : 46
Village : Mulgaon
Tahsil : Andheri

for Nand Ghanshaym Indl Pre Co-Op. Soc. Ltd.,


Manager



बचत-कम	
B96	C
२०११	

२०११



बृहन्मुंबई महानगरपालिका
करनिर्धारण व संकलन खाते
तळ मजला, मुख्य इमारत, महापालिका मार्ग, मुं - ४०० ००१.
भांडवली मूल्याधारित तात्पुरते मालमत्ता कराचे देयक.
संकेतस्थळ : www.mcgm.gov.in

मालमत्ता क्रमांक (नवीन)	लेखा क्रमांक	वॉर्ड क्रमांक	मालमत्ता करवर्ष	सहाय्यक करनिर्धारक व संकलक
00072312	KE0905770100000	-	2010-2011	
नाव व पत्ता :				'K/East' Ward, Municipal Office Building, Azad Rd., Gundavli, Andheri (E), Mumbai 400 069
GHANSHYAM INDL E MAHAL INDUSTRIAL, ESTATE PLOT NO 13 B, KALI ROAD ANDHERI EAST MUMBAI 400093,				

क्रमांक, मदनिका क्रमांक, इमारतीचे नाव / विंग, सी.टी.एस. क्र. / प्लॉट क्र. गावाचे नाव, मार्ग क्र., मार्गचे नाव, ठिकाण, मालमत्तेचे वर्णन, करदात्याची नावे :
65 (19) CTS 46 PART MAHAKALI ROAD ANDHERI EAST NAND GHANSHYAM INDUSTRIAL ESTATE, MUMBAI

MBAY XAVIRIAN CORPORATION LESSEE ASIAN BUILDERS,

नाम करनिर्धारण दिनांक	थकबाकी ३१-०३-२०१० या तारखेस	511200.01
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महानगरपालिका अधिनियम १८८८ च्या कलम १४० अ च्या उपकलम (२) अन्वये भांडवली मूल्याधारित मालमत्ता कराचे तात्पुरते देयक.

2010BIL06806755		देयक क्र.		201020BIL06806756	
२-१० to ३०-SEP-१०		कर / Tax	निवासी / अनिवासी / R / NR	०१-OCT-१० to ३१-MAR-११	
50207	सर्वसाधारण कर / General Tax			50207	
0	पाणीपट्टी / Water Tax		निवासी / R	0	
0			अनिवासी / NR	0	
0	जललाभकर / Water Benefit Tax		निवासी / R	0	
41839			अनिवासी / NR	41839	
0	घसनिःसारण कर / Sewerage Tax		निवासी / R	0	
0			अनिवासी / NR	0	
0	घसनिःसारण लाभ कर / Sewerage Benefit Tax		निवासी / R	0	
25103			अनिवासी / NR	25103	
20083	म.न.प. शिक्षण उपकर / Mun. Education Cess			20083	
0	राज्य शिक्षण उपकर / State Education Cess		निवासी / R	0	
20083			अनिवासी / NR	20083	
5021	रोजगार हमी उपकर / Employment Guarantee Cess			5021	
837	वृक्ष उपकर / Tree Cess			837	
25103	सडक कर / Street Tax			25103	
188276				188276	
0	यापूर्वी भरलेली आगाऊ / जादा रक्कम रु.			0	
188276	निव्वळ देय असलेली रक्कम रु.			188276	
15 DEC 2010	देय दिनांक			31-12-2010	



महानगरपालिकेच्या कुठल्याही केंद्रावर स्थिकारले जाईल.
तिकेची कुठल्याही नागरी सेवाविषयक पत्र व्यवहार करताना मालमत्तेचा
क्रमांक नमूद करणे अनिवार्य राहिलेले.
गारजू मुलांच्या मदतीसाठी २४ तास तात्काळ सेवा दूरध्वनी क्र. १०९८.
महानगरपालिका आपत्कालिन व्यवस्थापन केंद्र संपर्क २२६९४०२७.
थिक माहितीसाठी कृपया मागे पहावे.

बदर-२५/
3900 90
2010

व. दे. पंदेरे
करनिर्धारक व संकलक (प्र)

E & OE.

ng system is under upgradation. Reconciliation of manual transactions during switchover period is in progress. Please bear with
rs if any.

2010

NAND GHANSHYAM INDUSTRIAL PREMISES
CO-OPERATIVE SOCIETY LIMITED

Registered under M.C.S. Act, 1960 (Registration No. BOM/W-KE/GONL/(0)659 Dated 21-4-1988)
C. T. S 45 (P), Mahal Industrial Estate, Mahakali Caves Road, Andheri (East), Bombay-400 093.

36

Member's Register No. 36

Registered Share Capital Rs. 10,00,000/- Divided into 20,000 Shares each of Rs. 50/- only

IS TO CERTIFY that Shri/Smt. M/S MANOT MANUFACTURING CO.

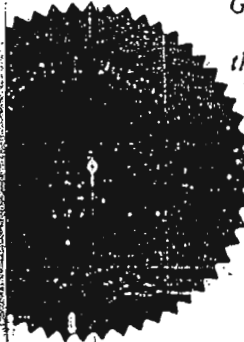
No. 35 is the Registered Holder of (Ten) Shares from No. Three hundred
one hundred ^{Ten} of Rs 50/- (Fifty only) Each.

in NAND GHANSHYAM INDUSTRIAL PREMISES CO-OPERATIVE SOCIETY LIMITED.

to the Bye-laws of the said Society and that upon each of such Shares the sum of
Fifty only has been paid.

Given under the Common Seal of the said Society at Bombay

this 9th day of August 1988.



[Signature]

Chairman

[Signature]

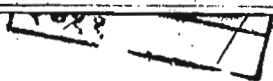
Hon. Secretary

[Signature]
Committee Member


P. T. O.

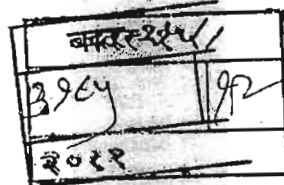


बदर-२५१	
०३९८५	११
२०२२	



Memorandum of the transfers of the within mentioned Shares

S. No. of Transfer	Date of General Body Managing Committee Meeting at which Transfer was approved	To whom Transferred	Sr. No. in the Share Register at which the transfer of Shares held by the Transferor are registered
1	2	3	4
1	05-08-2006  Chairman	SHRI ASHISH M THAKUR Atas. K. Rupavalla Hon. Secretary	36
2	Chairman	Hon. Secretary	
3	Chairman	Hon. Secretary	
4	Chairman	Hon. Secretary	
5	Chairman	Hon. Secretary	



In the Share Register
which the transfer of
shares held by the
person or persons are registered

4
36

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
AACPT3764E



नाम / NAME
ASHISH MOHAN THAKUR

पिता का नाम / FATHER'S NAME
MOHAN PARMANAND THAKUR

जन्म तिथि / DATE OF BIRTH
25-09-1972

हस्ताक्षर / SIGNATURE

Ashish

आयकर निदेशक (सिस्टम)
DIRECTOR OF INCOME TAX (SYSTEMS)

Prakash



बदर-३५७
३९५५ १३
२०१३

1028

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AAFPK7817E



नाम /NAME

SHARDADEVI KHETAN



पिता का नाम /FATHER'S NAME

KASHIPRASAD GOENKA

जन्म तिथि /DATE OF BIRTH

28-04-1949

हस्ताक्षर /SIGNATURE

S. o. Khetan

Sharda Devi Khetan

अध्यक्ष निदेशक (पद्धति)

DIRECTOR OF INCOME TAX (SYSTEMS)



धपर-२५१	
३१८५	१०
२०११	

529

BOI SHAREHOLDING LIMITED - FRANKING DEPOSIT SLIP

Rotunda Bldg., Gr. Flr., Ambalal Doshi Marg,
Fort., Mumbai - 400 001. Tel. 2272 3252, 2272 2253
License no. : D-5/STP(V)/C.R.12/2004/1192-94 / 04
License no. : D-5/STP(V)/C.R.1002/02/05/388 to 391
License no. : D-5/STP(V)/C.R.1002/03/06/964-967
License no. : D-5/STP(V)/C.R.1002/04/07/1011-14/2007

Receipt No. : 315247(529) Date: 21/01/2011

Pay to : BOI SHAREHOLDING LTD.

Total No. of Documents: 1	
Franking Value : Rs.	300,000.00
Service Chg @ Rs.10 per Doc:Rs.	.00
Total : Rs.	300,000.00

Name of the stamp duty paying party :
SHARDADEVI O KHETAN / SANGEETA R KHETAN

Payment Mode : C/c.Transfer

Trf: 300,000.00

Drawn on Bank : BANK OF INDIA

(For Office Use Only)

Tran
Franking Sr. No.

(Signature)

(Stamping Value x Number of Documents)



बदर-३५१
३१/०१
२०११

मुंबई नगर पालिका

394/99

साल 2011
 दिनांक 3/24/2011
 मुंबई (उत्तर भाग)
 41-अक्षांश / 30-रे
 41/21- (अक्षांश) उत्तर भाग याचें क्षेत्र, मुंबई नगरपालिका मुख्यालय
 दक्षिण-पश्चिमेस मधील हद्द
 सि.टी.एस. नंबर - 46
 मुंबई (उत्तर भाग)
 धर्मीय

अंश	नियामी सदरिका	सागोसय	दुकाने	अंशांगीक
400	60,700	79,200	105,600	60,700

जमीनेचे क्षेत्र	61.38	चौरस मीटर	साधारणतः वनीकरण	1-अर सी सी
नियामी हद्द	औद्योगिक माला		प्रत्यक्ष हद्द	हद्द
नियामी हद्द	0 TO 2	(Rule 5)		

साधारणतः हद्दकरीचे क्षेत्र = घसा-जानुसार हद्दकरीचे प्रति चौ. मीटर मूल्यदर * घसाग टक्केवारी (Rule 5 or 8)

हद्दकरीचे क्षेत्र = 60,700.00 * 100.00 / 100 - 60,700 * 0 / 100 (Rule 21 वजावट)

= 60,700.00

मुंबई नगरपालिकेचे मूल्य = घसा-जानुसार हद्दकरीचे प्रति चौ. मीटर मूल्यदर * हद्दकरीचे क्षेत्र (Rule 19 or 20)

= 60,700.00 * 61.38

= 3,725,766.00

अंतिम मूल्य = मुंबई नगरपालिकेचे मूल्य + साधारणतः वनीकरण + साधारणतः हद्दकरीचे क्षेत्र + साधारणतः वनीकरण + साधारणतः हद्दकरीचे क्षेत्र + साधारणतः वनीकरण + साधारणतः हद्दकरीचे क्षेत्र + साधारणतः वनीकरण + साधारणतः हद्दकरीचे क्षेत्र

= A + B + C + D + E + F + G + H

= 3,725,766.00 + 0.00 + 0.00 + 0.00 + 0.00 + 0.00 + 0.00 + 0.00

= 3,725,766.00



अक्षर-२५ /
 394
 96
 2011



THE UNION OF INDIA
MAHARASHTRA STATE MOTOR DRIVING LICENCE.

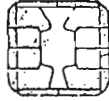
DL No: MH02 20090009116
Valid Till: 02-09-2027 (NT)

DOI: 13-01-2009



FORM T
RULE 16 (2)

AUTHORISATION TO DRIVE FOLLOWING CLASS
OF VEHICLES THROUGHOUT INDIA



COV: DOI
MCWG: 13-01-2009
LMV: 13-01-2009

DOB: 03-09-1977 BG: Not

Name: SUNIL RAUT
S/DW of: VISHWNATH RAUT
Add: R-4A, SINDHUDURGA CHL, AADARSH NGR,
BHANDARI COMP, CHARKOP, KANDIVALI (W),
MUMBAI.

PIN: 400067
Signature & ID of:
Issuing Authority: MH02 2009233

Signature/Thumb
Impression of Holder

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

PRAKASH EKANATH RAUT
EKANATH KASHINATH RAUT

27/03/1983
Permanent Account Number

AGSPR2841N

Signature

XEROX



बंदर-२५/	
९९५	९९९
२०२२	



वदर15
दस्त क्र 3185/2011

03/2011 दुय्यम निबंधक
17.07.2011 सह दु.नि.का-अंधेरी 4

दस्त गोषवारा भाग-1

दस्त क्रमांक: 3185/2011

दस्ताचा प्रकार: करारनामा

क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	<p>नाव: शाहदादेव ओ खेतान - - पत्ता: पर/प्लॉट नं: सदनिका क्र ए-501, शाह आर्केड, राजीव गांधी मार्ग, मातोड पू मु-97 गल्ली/रस्ता: ... भारतीय नाव: ... भारत नं: ... पेट/पसाहत: ... शहर/गाव: ... जिल्हा: ... पिन: ...</p>	<p>लिहून घेणार. वय 61 सही S. O. Khetan</p>		
2	<p>नाव: संगीता आर खेतान - - पत्ता: पर/प्लॉट नं: वरिलप्रमाणे गल्ली/रस्ता: ... भारतीय नाव: ... भारत नं: ... पेट/पसाहत: ... शहर/गाव: ... जिल्हा: ... पिन: ...</p>	<p>लिहून घेणार वय 36 सही Sangita Khetan</p>		
3	<p>नाव: आशिक एम ठाकुर - - पत्ता: पर/प्लॉट नं: 61, अला मोना, 13वा रोड, खार प मु-52 गल्ली/रस्ता: ... भारतीय नाव: ... भारत नं: ... पेट/पसाहत: ... शहर/गाव: ... जिल्हा: ... पिन: ...</p>	<p>लिहून देणार वय 38 सही</p>		

पिन क्रमांक: AJPJK7042J



बदर-२५/
3964 9L
२०२२



दस्त गोषवारा भाग - 2

बदर 15

दस्त क्रमांक (3185/2011)

दस्त क्र. [बदर15-3185-2011] चा गोषवारा
बाजार मूल्य : 3726000 मोबदला 6000000 भरलेले मुद्रांक शुल्क : 300000

पावती क्र.: 3192 दिनांक: 24/03/2011
पावतीचे वर्णन
नांव: शारदादेवी ओ खेतान - -

दस्त हजर केल्याचा दिनांक : 24/03/2011 10:32 AM
निष्पादनाचा दिनांक : 17/03/2011
दस्त हजर करणा-याची सही : S. O. Dhetan

30000 : नोंदणी फी
400 : नक्कल (अ. 11(1)), पृष्ठांकनाच
(आ. 11(2)),
रुजवात (अ. 12) व छायाचित्रण (अ. 13)
एकत्रित फी

30400: एकूण

दस्तावा प्रकार : 25) करारनामा
शिफ्टा क्र. 1 ची वेळ : (सादरीकरण) 24/03/2011 10:32 AM
शिफ्टा क्र. 2 ची वेळ : (फी) 24/03/2011 10:36 AM
शिफ्टा क्र. 3 ची वेळ : (कयुली) 24/03/2011 10:37 AM
शिफ्टा क्र. 4 ची वेळ : (ओळख) 24/03/2011 10:37 AM

दु. निबंधकाची सही, सह दु. नि. का-अंधेरी 4

दस्त नोंद केल्याचा दिनांक : 24/03/2011 10:37

ओळख घालील हसम असे निवेदीत करतात की, ते निव्वनपेयज करून देणा-याला व्यक्तीचा ओळखतात
न त्यांनी ओळख पटवितात.

1) मुगिल राजत - घर/प्लॉट नं. -
गल्ली/रस्ता: 4, सिधुदुर्ग चाळ, चारकी (कयुली) प. मध्या

इमारतीचे नाव: -
इमारत नं: -
पेठ/पसाहत: -
शहर/गाव: -
तालुका: -
पिन: -

2) प्रकाश राजत - घर/प्लॉट नं. -
गल्ली/रस्ता: 6/4, मनकिनबाई चाळ, कुर्ला प मु
इमारतीचे नाव: -

इमारत नं: -
पेठ/पसाहत: -
शहर/गाव: -
तालुका: -
पिन: -



बदर-१५/
394 9e
२०११

दु. निबंधकाची सही
सह दु. नि. का-अंधेरी 4

प्रमाणित करणेत घेते की, या
दस्तामळे एकूण १९ पाने आहेत.

सह. मुख्य निबंधक, अंधेरी क्र. ४,
मुंबई उपनगर जिल्हा.



बदर-१५/ 394 / २०११
पुस्तक क्रमांक १ क्रमांक 394 वर
नोंदला: २४/३/११
दिनांक:

सह. मुख्य निबंधक, अंधेरी क्र. ४,
मुंबई उपनगर जिल्हा

दस्तक्रमांक व वर्ष: 3185/2011

नोंदणी 63 म.

Thursday, March 24, 2011

सूची क्र. दोन INDEX NO. II

Regn. 63 m.9

10:37:48 AM

गावाचे नाव : मुळगांव

- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 6,000,000.00 वा.भा. रु. 3,726,000.00
- (2) भू-मापन, पोटहिरसा व घरक्रमांक (असल्यास) (1) सिटिएस क्र.: 46 वर्णन: युनिट नं 35, नंद घनश्याम इंडस्ट्रियल प्रिमायसेस को ऑप सोसा लि, ऑफ महाकाली केव्हज रोड, अंधेरी पू मु-93.
- (3) क्षेत्रफळ (1) 61.38 चौ मी बांधीव
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा (1)
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) आशिश एम टाकर घर/प्लॉट नं: 61, अला मोना, 13वा रोड, खार प मु-52; गल्ली/रस्ता: ---; ईमारतीचे नाव: ---; ईमारत नं: ---; पेठ/वसाहत: ---; शहर/गांव: ---; तालुका: ---; पिन नंबर: AACPT3764E.
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) शारदादेवी ओ. विलास शार/प्लॉट नं: मुदनाका क्र ए-501, शाह आर्केड, राणे सत्ती मार्ग, मालाड पश्चिम-97; गल्ली/रस्ता: ---; ईमारतीचे नाव: ---; ईमारत नं: ---; पेठ/वसाहत: ---; शहर/गांव: ---; तालुका: ---; पिन: ---; पॅन नंबर: AJPPK7817E.
- (7) दिनांक करून दिल्याचा (2) संगीता आर खेतान घर/प्लॉट नं: शरिलप्रमाणे, गल्ली/रस्ता: ---; ईमारतीचे नाव: ---; ईमारत नं: ---; पेठ/वसाहत: ---; शहर/गांव: ---; तालुका: ---; पिन: ---; पॅन नंबर: AJPPK7042J.
- (8) नोंदणीचा 24/03/2011
- (9) अनुक्रमांक, खंड व पृष्ठ 3185 /2011
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 30000.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 30000.00
- (12) शोरा

DATED THIS _____ DAY OF _____ 2010

MR. ASHISH M. THAKUR
(THE TRANSFERORS)

AND

MRS. SHARDADEVI O. KHETAN
and
MRS. SANGEETA R. KHETAN
(THE TRANSFEREES)

AGREEMENT FOR SALE

in respect of Unit No.35
Nand Ghanshyam Industrial Estate.
Mahal Industrial Area,
Off Mahakali Caves Road,
Andheri(East), Mumbai - 400 093.