

DEED OF CONVEYANCE
(ORIGINAL)

BETWEEN

C.S. NO-796
MOTIRAM BHUVA,
GIRGAON DIVISION

BHUPESH KUMAR P. BHID

AND
SHREEPATI TOWER
(R.R. CHAT. B.V. P.)



06/10/2007

पावती

Original

नोंदणी 39-म
Regn 39 M

पावती क्र : 2277

दिनांक 06/10/2007

दस्तावेजाचा

दस्तावेजाचा अनुक्रमांक : बबई 3 - 2277 - 2007

दस्तावेजाचा प्रकार : अभिहस्तांतरणपत्र

दस्तावेजाचे नाव : श्रीपती कान्होबा दे. सह.संघ वीणा आर चतुर्वेदी मकानां व नाणस आर चतुर्वेदी तर्फे

दस्त हाताळणी फी

₹ 1,060.00

नोंदणी फी

₹ 25,220.00

पृष्ठाची संख्या 53

एकुण ₹.26,280.00

संशोधन व दस्त अदाजे 3:48PM

DELIVERED

सह.सं. नि. मुंबई शहर क

सह.सं. नि. मुंबई शहर क

मोबदला ₹. 1,00,000

मुंबई शहर क. ३

₹. 26,280.00

दस्तावेजाचा प्रकार : By Demand Draft रक्कम : ₹. 25,000

दस्तावेजाचा पत्तादेश क्रमांक : 024992 दिनांक : 03/10/2007

दस्तावेजाचे पत्ता : युनियन बँक ऑफ इंडिया

दस्तावेजाचा प्रकार : By Cash रक्कम : ₹ 220

दस्तावेजाचा प्रकार : By Cash रक्कम : ₹ 1,000

DELIVERED

ICICI
Customer Copy

Pay to: ICICI Bank - [unclear]

FRANKING DEPOSIT SLIP

Amount: [unclear]

[unclear]

(For Bank's Use only)

[unclear]

12/10

FRANKING DEPOSIT SLIP

Customer Copy

Pay to Order of: XXXXXX

Stamp: XXXXXX

Amount: XXXXXX

Date: XXXXXX

Name: XXXXXX

Signature: XXXXXX

Bank: XXXXXX

Branch: XXXXXX

Account No: XXXXXX

Signature: XXXXXX

DEED OF CONVEYANCE

THIS DEED OF CONVEYANCE is made on this 6th day of October 2014

BHUPESHKUMAR MOHANLAL RATHO (The Vendor) of Indian Inhabitant residing at [Address] having number 100/006 relating to the plot as **"THE VENDOR"** (which expression shall unless it is otherwise expressed be deemed to include and include his heirs, executors and administrators) of the **ONE PART**

SHREEPATI TOWERS (R. R. CHATURVEDI) an Association of persons consisting of [Members] (The Purchasers) of which **RAJENDRA K. CHATURVEDI** (The Purchaser) is one of the members and being known through his father and date of birth [Details] **CHATURVEDI** having its office at Shreepati Arcade 4, near K. K. Marg, Nana Chowk, Mumbai - 400 036 (which expression in the context of meaning ascribed to it by the members of the said association, the survivors of them, their heirs, executors and administrators) of the **OTHER PART**

RS ONE Lakh Twenty Five thousand only.

ICICI Bank Ltd
ICICI Building, 20
Bombay, Mumbai - 400 001
C-3, STATION ROAD, BOMBAY - 400 001
248 TO 251

STAMP
R.01250001-P85398
OCT 03 2014
145585
18.15

WHEREAS:-

1. By a Deed of Gift dated 10th April, 1957 registered with the Sub-Registrar of Assurances at Bombay under BOM/2603/1957 one Vithabai widow of Motiram Balkrishna (therein referred to as "THE DONOR") did thereby out of natural love and affection transferred, conveyed and assigned unto Shankarrao Tilay and Kantadevi Grishchandra Mishra (therein referred to as "The Donees") as tenant-in-common in indivisible parts bearing C. S. No. 396 of Girgaumi Division and area of 119.57 sq. i.e. 119.57 Sq. mtrs. or thereabouts together with the standing thereon known as 'Motiram Bhuvan' and more particularly described in the SCHEDULE hereunder and also by RED colour boundary line on the PLAN annexed hereto ANNEXURE "A" (hereinafter referred to as "THE SAID PROPERTY")

2. By a Deed of Conveyance dated 15.9.2004 registered with the Sub-Registrar of Assurances at Bombay under BBE/2149/87 on 15.9.2004 the said Haribhai Sankarrao Tilay and Kantadevi Grishchandra Mishra (therein referred to as "The Vendor") did thereby grant, sell, convey and assign unto the said purchaser (therein referred to as "the purchaser") for a sum of Rs. 10,00,000/- in consideration and on the terms and conditions set out in the said Deed of Conveyance.

3. The said building "Motiram Bhuvan" is presently fully occupied by tenants/occupants. A detailed list whereof is annexed hereto as ANNEXURE "B".

4. In these circumstances the Vendor is a person who is otherwise well and sufficiently entitled in the said property and the tenants mentioned in list annexed hereto as ANNEXURE "B".

5. The purchaser herein has agreed to purchase the said property to the purchaser which the Vendor has accepted.

6. The purchaser has relied upon the Vendor and the Vendor has agreed to execute this deed of conveyance.

NOW THIS INDENTURE WITNESSETH

the said agreement and in consideration of the sum of Rs. 10,00,000/- (Rupees Ten Lakhs only)

property unto and to the use of the Purchaser...
 aforesaid AND THAT the Purchasers shall and may lawfully...
 and at all times hereafter peacefully and lawfully...
 possess and enjoy the said property with the...
 and receive the profits and benefits thereof for their absolute use...
 benefit without any lawful let suit trouble eviction interruption...
 demand whatsoever from or by the Vendor his heirs, executors...
 administrators or any other persons or companies...
 claiming by from or under or in trust for the Vendor or any person...
 respect of the said property or any part thereof...
 FURTHER THAT the Vendor hereby declares...
 and assures the Purchaser that his title to the said premises...
 from all encumbrances, claims and demands of every...
 nature whatsoever AND THAT free and clear...
 absolutely acquitted exonerated released and discharged...
 otherwise by the Vendor well and sufficiently...
 harmless and indemnified of from and against...
 estates title charges and encumbrances...
 hereafter had made executed occasioned or suffered by the Vendor...
 by any other person or persons lawfully or lawfully claiming...
 claim by from under or in trust for the Vendor or any person...
 Vendor and every person having lawfully or lawfully...
 right title interest...
 conveyed transferred and assured...
 terms for the Vendor as aforesaid shall...
 at all times hereafter at the request and...
 execute or cause to be done and executed...
 lawful acts, deeds, things and assurances...
 further better and more beneficially and...
 transferring and assuring the said property...
 Purchasers in the manner aforesaid by...
 Purchasers shall or may reasonably...
 Purchaser alone shall pay the...
 this Conveyance:

IN WITNESS WHEREOF the parties...
 their respective hands and seals...
 written

Hardy 1/11/2022

THE SCHEDULE ABOVE REFERRED TO:

... and a figure of one ...
...
...
Bombay - 400 004 in Greater Bombay registered in the books of
Collector of Land Revenue at No. 1265 bearing Survey No. 1513 and
Cadastral Survey No. 1911 of Girgaum ...

... district of ... and ...
... assessed by the Municipal Corporation of Greater Bombay under ...
Ward No. 1018 and 1020 St. No. 32 and bounded as follows: that is to
say,

...
...
...
Or or towards the North by property of Janardani Gopa.

SIGNED SEALED AND DELIVERED BY
me with my name as "VENDOR"
RHUPESHKUMAR MOHANLAL RATHOD

Rhupesh Rathod

in the presence of
1. *Arvind H. Bokari*
A.H.S.
2. *Sachin R. ...*
[Signature]

SIGNED SEALED AND DELIVERED BY
me with my name as "PURCHASERS"
SHREEPATI TOWERS (R. R. CHATURVEDI)



an Association of Persons consisting of
1. RAJENDRA RAMESHCHANDRA
CHATURVEDI,
2. VEENA RAJENDRA CHATURVEDI,
3. TAPAS RAJENDRA CHATURVEDI (minor)

being minor through his father and natural guardian Shri Rajendra R. Chaturvedi

in the presence of:
1. *Arvind H. Bokari*
A.H.S.
2. *Sachin R. ...*
[Signature]

संज्ञक-3	
12/10/18	5

RECEIVED as aforesaid of and from witnesses
Purchasers a sum of Rs. 25,00,000/-
(Rupees Twenty Five Lacs Only) vide Pay Order
bearing No. 024994, dated 03/10/2007
drawn on Union Bank of India, Gowalia Tank,
Mumbai on the execution hereof being the full
consideration to be paid to us.

Bhupesh Rathor

WITNESS:

BY RECEIVED

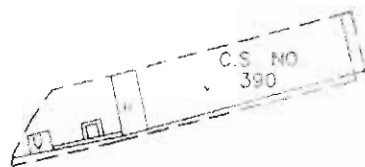
1.

2.

Bhupesh Rathor

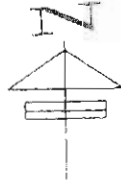
BHUPESHKUMAR MOHANLAL RATHOR
THE VENDOR

PLAN OF THE PROPERTY
BEARING C.S. NO. 390
OF GIRGAON DIVISION
SITUATED AT KHATTAR ALI ROAD,
GIRGAON,
MUMBAI - 400 004.
ADMEASURING 119.57 SQ.MT.
i.e. 143.01 SQ.YDS.



BLOCK PLAN

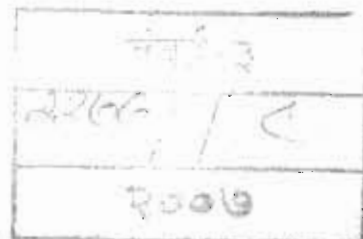
SCALE :- 1" = 40'.0"



ARCHITECT

L. D. SHAH
(L. D. SHAH & KALPESH L. SHAH)

ARCHITECT, CONSULTING STRUCTURAL ENG., GOVT. APPROVED VALUER,
 AND PROJECT MANAGEMENT CONSULTANTS, 79-81, BHAGYODAY BLDG.,
 3RD FLOOR, ROOM NO - 20, N. M. ROAD, FORT, MUMBAI-400023.



CAD FILE LOC		DRG. NO.
DATE	SCALE-- 1:100	DRN BY--
		CHECK BY--

ANNEXURE- 'B'

LIST OF TENANTS

of

C. S. NO. 390 OF GIRGAUM DIVISION

MOTIRAM BHAVAN

Sr. No.	Room No.	Floor	Tenants Name	Residential/ Commercial	Rent Per Month
1.		Ground Floor	Jadawiben Bhagutmai	Commercial	2,000
2.		First Floor	Pawanaben Shantale Chundale Jan	Commercial	2,000
3.		Second Floor	Jayesh Deshpande, Jayesh Shah	Commercial	2,000
4.		Third Floor	Nandiben Shirsaji Madhari	Commercial	2,000
				Total	8,000

Total Plot Area: 114.92 Sq. Ft.
 Total Tenant Carpet Area: 114.92 Sq. Ft.

For Shreepati Tower (R. R. Chaturvedi)

 R. R. Chaturvedi

Jagruti Tayade

 Architect Reg. No. (Architect)



22/06

TRUE EXTRACT

FROM

CADASTRAL SURVEY SHEET NO. - 180 [3rd EDITION (1945 - etc)]

SHOWING

CADASTRAL SURVEY NO. 370

TOGRAPHIC DIVISION

SCALE - 1 CM = 40 FEET



RETRACTED PLANS



to the Agent of the Applicant
to the Applicant
20/11/07
2/2/07



CHARGES FOR THE CERTIFIED COPY OF
TRUE EXTRACT OF THE PLAN RS. 50/-

TRACED BY

COMPARED BY

MUMBAI

DATED 2/2/07



NO.	90
DATE	2/2/07
BY	[Signature]

ASSISTANT SUPERVISOR
MUMBAI CITY SURVEY OFFICER NO. 2

SUPERINTENDENT
MUMBAI CITY SURVEY
LAND RECORDS

1. Street No.	2. Name of Street or Locality	3. Street No.	4. Subdivided Street No.	5. District	6. Area to be Valued	7. Lighted Survey No.	8. Collector's Ass. No. (Collector's Post No.)
10	WATJANGI LANE	010101 & 010102	20	10000001 TAMU L.F.A.	00.0000 (145.00) 00.0000 119.00	7000	100 (CP-10125)

9. General Desc. (A. Name of Section in Municipal Corporation; B. No. in Sect.)	10. Date of Acquisition by Present Owner	11. Resolution of Title
(1) 10000001 (1) 10000002	(A) - COMMENCE OF 2-1-30 FROM STATE RECORD (100.00.10.000) (100.00.000-2-100)	- 001 -
(2) 10000003 (3) 10000004	(1) - COMMENCEMENT OF 2075 01.10-4-1957 FROM 100.00.10.000 IN C & C TO COLLOID AND TENDERS IN CONTOUR OF C&C. BOUND THE PROPERTY VALUED AT 100.15.0000. T.A. 01.10-4-1957	

12. Original Grant from Sect. 11. 201	13. Date from which to be Valued	14. Base/Standard/Initial	15. Grant for Public Use or Statute	16. Resolution of Title
	1-001		1-001	100-50-19-4-56-30-2-56-3001

17. Remarks

18. Additional

19. Remarks

20. Additional

21. Remarks

22. Additional

23. Remarks

24. Additional

25. Remarks

26. Additional

27. Remarks

28. Additional

29. Remarks

30. Additional

31. Remarks

32. Additional

33. Remarks

34. Additional

35. Remarks

36. Additional

37. Remarks

38. Additional

39. Remarks

40. Additional

41. Remarks

42. Additional

43. Remarks

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51. Remarks

52. Additional

53. Remarks

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92. Additional

93. Remarks

94. Additional

95. Remarks

96. Additional

97. Remarks

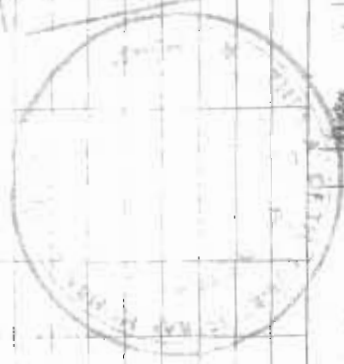
98. Additional

99. Remarks

100. Additional



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Handwritten text in Hindi: "सर्वोत्तम" (Sarvottam) and "सर्वोत्तम" (Sarvottam).

Handwritten text in Hindi: "सर्वोत्तम" (Sarvottam) and "सर्वोत्तम" (Sarvottam).

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२००७	२६	२००७
२००७		२००७



Notary Public
 Maharashtra
 Office No. 123, 4th Floor
 123, 4th Floor
 123, 4th Floor



Notary Public
 Maharashtra
 Office No. 123, 4th Floor
 123, 4th Floor
 123, 4th Floor

ATTN: STIPD TRUE COPY
 S. H. SHUKLA
 Notary Public
 Maharashtra
 Office No. 123, 4th Floor
 123, 4th Floor
 123, 4th Floor
 6 OCT 2007

Handwritten signature or mark.

MUNICIPAL CORPORATION
of City of Mumbai

Office of the
Chief Eng. Officer,
Municipal Corporation,
Municipal Head Office,
Mumbai-400001

Municipal Corporation
of City of Mumbai
4, Fort A.K Marg,
Mumbai-400001

Ref: Your application Form No. 100/2007 dated
10/09/2007 for the
payment of certifying charges made under Receipt
No. 354723 dt. 26/7/2007.

The above land is situated in a Municipal Zone which is reserved for the proposed 12.30 mt wide O.P Road as shown bounded black on the accompanying plan submitted herewith. The land is mostly reserved for the public purpose of Road (as shown in the plan of land reservation) as shown distinctly on the accompanying plan and for the widening of any of the existing roads & their junction and partly reserved for the proposed 12.30 mt wide O.P Road.

The above land is situated in a Municipal Zone which is reserved for the proposed 12.30 mt wide O.P Road as shown in blue line.

The widening of any of the existing roads and their junctions shall be subject to the approval of the Executive Engineer (City Planning) and S.E. Survey (City).

The land under reference forms a part of the land reserved for the proposed 12.30 mt wide O.P Road. Specific approval for amalgamation shall be obtained from the Executive Engineer (City).

It is partly reserved for the proposed 12.30 mt wide O.P Road as shown colored burnt black on the plan.

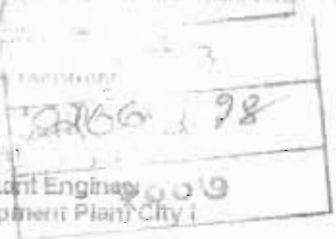
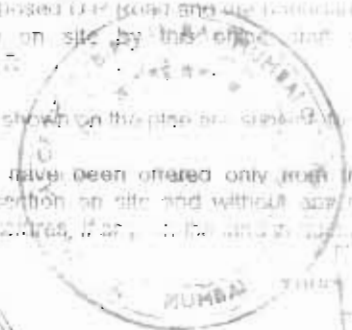
The boundaries of the reservation are subject to the actual demarcation on site by the Survey staff alongwith the representative of S.E. Survey (City) and S.E. Survey (City).

The alignment of proposed O.P Road and the reservation are subject to the actual demarcation on site by the Survey staff alongwith the representative of S.E. Survey (City) and S.E. Survey (City).

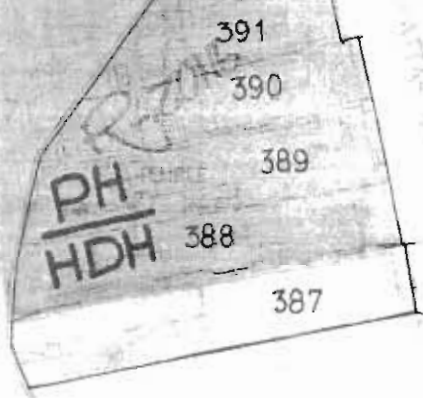
The O.P. boundaries shown on this plan are subject to the actual demarcation on site by the Survey staff alongwith the representative of S.E. Survey (City) and S.E. Survey (City).

The above remains have been offered only from the zoning point of view without taking into account the actual inspection on site and without any reference to the ownership, the nature & status of the structures, if any, on the site.

TESTED TRUE COPY
Assistant Engineer
Development Plan City
6 OCT 2007



12.2 M.
D.P. ROAD
(TATYA GARPURE MARG)
SHOP LINE



D. P. Remarks... offered only from the Zoning Field... reference to the... the... The... read with... 530... dated... 22.2.2007

A. E. D. B. (City) MR



2260
74

NOTARIAL TRUE COPY
H. H. SHUKLA
NOTARY PUBLIC MUMBAI
Jagdamba Bhavan, Ground Floor,
Ganpatrao Kadaik Marg, Lower Parel
MUMBAI 400 013

- 6 OCT 2007



BRIHANMUMBAI MAHANAGARPALIKA

D/WARD

RECEIPT NO. : 0329622

Assessment and Collection Dept

Assessee's Name : MAHESH SHANKARACHANDRAN S.P. 971
DENI (PLOT) AYODIA MASTA
SHIVULS-KUMAR MOKHAMAL S. 414
Ward No. : 0001167
Region No. : 2007ACD07 (22)
Date : 05-09-2007
Dep No. : 00041709
Dep. To : DX-0209461 (2007)

Receipts

Bill No.	Bill Date	Gr Amt	Total Amt	DU	Chq. Dt.	Chq. No.	MICR Code	Date Chq. Amt.
200710B.LD.1275647	01-08-2007	3483	3483		31-08-2007	92914	400012085	
0+0-0-0+0								

Total 3483 3483 Total Received
In Words Three Thousand Four Hundred Eighty Three Only Full Payment

Remark

CRC program paade
Printed on 05-09-07 11:54 AM

Cheque Received Subject to Realisation.



2007
05-09-2007
00041709

ATTESTED TRUE COPY

OFFICE OF THE
MUNICIPAL CORPORATION
BRIHANMUMBAI MAHANAGARPALIKA

0001

85

BRIHANMUMBAI MAHANAGARPAL KA

0 WARD

REGISTRATION No. 12345

State: Maharashtra No. D/2/001
Date: March 1, 2007

Receipt Number: D/MNC/001/01/03
SAC No.: 92 0524-00-1-0000
Name: BRUPESHKUMAR KACHHANLAL SHAH
Address: 22 KILATTANALI STREET
MIRGAON MUMBAI 400004

SI Period	Total Tax	ND	V/fee	M Penalty	G Penalty	Tot Amt Due	Amt Paid
200620	1432.00	50.00	0.00	0.00	0.00	3532.00	3532.00
Cash Amount	Rs 0.00		Cheque Amount	Rs 1532.00		Amount Balance	Rs 0.00
Bank Name	Chq No.	Chq Dt.	Chq Amt.				
BK OF BARODA	700179	03/2007	1532				

In Words: RUPEES THREE THOUSAND FIVE HUNDRED THIRTY TWO ONLY

For Office Use
2/802/12/2007/17258 28 PM
Remarks:
Remarks2

RECEIVED
CASH RECEIVING
MUMBAI CITY No. 12345
MIRGAON
MUMBAI
2007

Cheque Received Subject to Receipts/Receipts

ATTESTED-TRUE COPY



G. H. SHUKLA
NOTARY, GREATER MUMBAI
Jagdamba Bhavan, Ground Floor,
Gangpatra Kadam Marg, Lower Pare,
MUMBAI 400 013

6 OCT 2007



ATTENDED TRUE COPY
G. H. SHUKLA
 Notary Public
 ATER MUMBAI
 Jagdeo Bh. 1st Flr. 4th Ground Floor
 Chhatrapati Shivaji Maharaj, Lower Panel
 (MUMBAI) 408 013
6 OCT 2007

22-0584-00-4
 2006-2007 01/04/2006-06/07/2006 NOT SHOWN
 PART HOUSE
 HANIBHAU SHANKARRAO TILLY & P...
 018/32, EXP...
 G. H. MISRA

D. S. ...
 BHU...
 22-0584-00-4
 G. H. ...

00408
 01/04/2006

000

[Handwritten mark]

पुस्तक बंधनपत्र
Book Binding Deed

(कायदा क्रमांक २७)

२. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 IMPRESARIUM MUMBAI (P) LTD.
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

३. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

४. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

५. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

६. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

७. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

८. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

९. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१०. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

११. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१२. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१३. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१४. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१५. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१६. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१७. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१८. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

१९. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

२०. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००



२२०६ ३

१००७ २३ ०६

३. ०१/२३/२००७ ०१/१०/२००६-११/२३/२००७
 १२, PHATTARALI STREET
 SINGAPORE MUMBAI ४०००००

MUNICIPAL CORPORATION OF GREATER MUMBAI

No. EEB/

SURVEY SECTION (CITY)

To,
Shyrapati Consultants
Shyrapati Arcade Premises
No. 401, 4th Fl. A.K. Marg
Near Chowk, Near Ginning Tank
Mumbai - 400 036.

Sub. :- Remarks for
Building C.S. No. 387, 388, 389
Sheet No. 180, 181, 182
Mumbai - 400 036
 Ref. :- Shyrapati Consultants
Architectural Layout Date

As requested by you, the survey remarks are given below

1. C.S.No./Final-Plot No. 387, 388, 389 Division W. 23
2. Survey Sheet No. 180 Street B. K. Marg A.K. Marg
3. Proposal in Scheme _____ of _____
 a) A.E.T.P.'s remarks are necessary b) T.P. Scheme is final/under variation
4. Proposal affected by
 a) Sanctioned R.L. 40' 0" Kunder A.K. Marg
 b) Proposed R.L.
 c) Development Plan road
 d) Free way
5. Remarks from E.E. (D.P.) may be obtained before approval
6. Remarks from A.E. Traffic Planning may be obtained before approval for further setback Yes/No
7. C.S.No./Plot No. 387, 388, 389, of Shyrapati Division/Estate is not reserved/reserved for PH/HDH as per sanction D.P. Part IV of D Ward falls in R Zone/with shop line
8. Plot on border of PH/HDH & D.P. Road hence, E.E.D.P.'s remarks are necessary Yes/No
9. The proposal is in the land belongs to W.O. (Estates)/B.P.T./C.P.W.D./B.H.& A.D. Board/P.W.D./P.M.G.P./B.B.R. Scheme/MHADA Yes/No
10. The proposal falls in hilly area hence remarks of Geologist are necessary Yes/No
11. Sanction of Dy.Ch. Eng. B.P. (City) for amalgamation and/or sub-division or private layout is necessary Yes/No
12. Joint demarcation of road and zonal boundary reservation along with E.E.D.P.'s remarks are necessary Yes/No
13. Plot falls in 75'/175' zonal separation line hence E.E.D.P.'s remarks are necessary Yes/No
14. Area of the plot is more than 1000 Sq. Mtrs. hence layout is necessary for Residential/Commercial/Industrial plot Yes/No
15. The proposal falls under Vth corridor Rly. Hence N.O.C is necessary from Metropolitan Project Authority, Churchgate Stn. building, Mumbai. Yes/No

REMARK REGARDING OWNERSHIP OF C.S.'S NOT OFFERED

- 20 The plot falls within 100' from the Railway Authority is necessary. However D.C.R. 29(8)(ii) may be referred for height of the building. Yes/No
- 21 The proposal falls within 200' from the edge of the roadway hence N.O.C. from the Supdt. Road Development Design Circle is necessary. Yes/No
- 22 Is there any affliction and on the border of Koyna Tata Transmission lines. Yes/No
- 23 The height of the structure shall be as per Tale 13 of D.C.R. 1991 in the vicinity.

(i) _____ (ii) _____
 (iii) _____ (iv) _____
 (v) _____ (vi) _____

The block plan is CORRECT/NOT CORRECT as per survey sheet No. 180
 Edition 19-13

- (a) Plot boundaries do not tally. b) No. of storeyes do not tally.
 (c) No. of storeyes are not stated. (d) Proposed/existing structures are not shown with their storey
 (e) Sub-division/amalgamation is not approved by Dy. Ch. E. (S.P.) City. (f) The structures which are to be demolished are not shown.

24 Remarks are offered as per same D.P. only
 as the survey sheet under reference is in torn condition.

25 Area number is not correct. Not stated.

26 Means of access for the plot should be ascertained on site.

Other Remarks

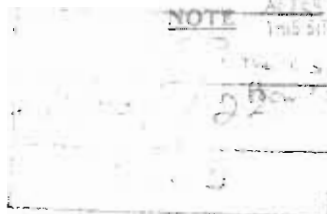
- 27 Plot boundaries may be got checked from W.O. (Estates) E.E.T.P.'s/E.E.D.P.'s office.
 28 Remarks from Dy. Ch. Eng. (D.P.) are necessary.
 29 Architect may be asked to submit the TRUE EXTRACT PLAN from City Survey and Land Records office B.C.C. Plans/Estate Plan.

- 30 Remarks from E.E.(SWD) are necessary. Yes/No
 31 Plot falls in Coastal Regulation Zone area. Yes/No
 32 Joint demarcation of road setback due to R.L. along with A.E.Tr.P./E.E.D.P./E.E.T.P. is necessary. Yes/No
 33 Remarks from Central Saltpan Commissioner is necessary. Yes/No

- 34 Remarks
 (i) That block plan is not shown properly and correctly, hence remarks are not offered.
 (ii) The portion marked _____ to _____ are not tallying with above survey sheet.
 (iii) The property comes within 500 Mtrs. from sea water at maximum HIGH TIDE.
 (iv) Location plan to the scale 1:2500 is not submitted.
 (v) The property comes in the Sr.No. _____ of Heritage Conservation List/within Precinct. The N.O.C. from Heritage Conservation Committee is required.
 (vi) Plot boundary is not shown in thick black to the ground floor plans block plan.
 35 Remarks are offered without reference to Status of the structure in question on site.
 36 Authenticity of existing loft/mezzanine floor/Attic floor if any may please be verified.
 37 Block plan/location plan/Detailed floor-wise plan shall be submitted with reference to NORTH DIRECTION ONLY and the same shall be to the standard scale i.e. Metric or British.

38 These remarks are issued for S.R.A. purpose only

NOTE ALLIED OR OF CH. (S) GEN. OFFICERS
 THIS SITE IS WITHIN 100 MT. FROM HERITAGE BLD NO. 201 (MORARJI BLDG)
 The plot boundary along with plan are subject to confirmation
 by the concerned authority and records number.



[Signature]
 S.E.(SURVEY)CITY



RECEIVED AT THE OFFICE OF THE
 ASSISTANT COMMISSIONER
 MUNICIPALITY
 PUNE

NO. 100

10 OCT 2007



NO. 100



RECEIVED AT THE OFFICE OF THE
 ASSISTANT COMMISSIONER
 MUNICIPALITY
 PUNE



12

B

MUNICIPAL CORPORATION OF GREATER MUMBAI

Dy Ch Eng / 4712 (11/11) - 11/28/2006

Office of the
Dy Chief Engineer, (Traffic)
State Bldg. D: E. Moses Road
Mumbai - 400 018

DR. K. S. SENSURANTER
ARCHITECTS & ENGG.

Hospital Arcade, Premises No. 1
4th Fl. A.K. Marg, Nana Chowk,
Near Gowalia Tank,
Mumbai - 36.

Sub : Reg. Lane remarks for C.S. Nos. 387, 388, 389, -
390 & 391 of Girgaum - Divn.,
at Khatta: Ali Lane, in D. Ward

Ref. : Your Letter No. 181-

dd. 25/7/06

TO :

At present there is no proposed or sanctioned regular lanes and viaducting road at
C.S. No 387, 388, 389, 390 & ^{391 of Girgaum - Divn.} of subject under reference as per as Development
Department

It appears that there is a sanctioned Regular Lane prescribed by
S.P. (Survey) Deptt. for Khatta: Ali Lane -
Therefore, they are requested to obtain remarks from (1) S.P. (Survey) Deptt. Shivajinagar Market

(2) Dy. Ch. Eng. (DP), Municipal Head Office (Annexe Bldg), Fort (3) S.P. Survey (City),

(4) Mumbai Road Dev. to deal further in this matter regarding roads.

Reply to be made within one year from the date of issue.

MUMBAI
11/28/06
Assistant engineer
Traffic Planning



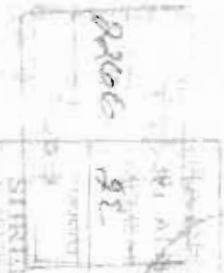
6 OCT 2007



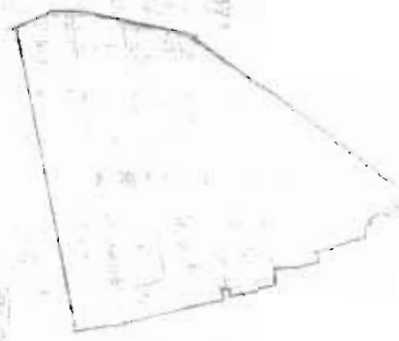
NOTARY PUBLIC
 Leghena, Shivajinagar, Mumbai
 Maharashtra - 400019

G.H. SHUKLA

TESTED TRUE COPY



BLOCK PLAN
 SCALE 1:500
 SHEET NO. 157



76.00 B. 472
 1.5000 S. 11.1
 At present
 11.8. 1006
 11.8. 1006
 11.8. 1006



STREET PLAN & CONSONANT

OCCUPATION PLAN



6 OCT 2001

JOB NO	5715-2
	92/06
	92/06

8



गृहनिर्माण विद्युत सुविधा आणि पंतप्रधान योजना, महाराष्ट्र शासन
 शहर बाजार, शहर बाजार, मुंबई

JADAWIBEN BHADUTMAL
 GRD FL. MOTIRAM BHUVAN
 KHATAR GALLY 4BR.

आवक्या दिनांक / Period of Bill	15/03/2004
22/01/2004 - 23/02/2004	15/03/2004
Motor No./Meter No.	6971993
M. Type/Size/No. of poles	24
LED Code/Type/No. of poles	03 / 021
Current flag / Demand	24463
Post Reading / Meter No.	26323
Multiplying Factor / Meter	1.000
Consumed / Demand / Unit	940
Tariff Code / Rate / Unit	4100 71
Electricity Duty / Rate / Unit	801 71
अनुदान 100% रु.	987 00
M.Tax / Rate / Unit	150 90
Meter Rent / Meter / Unit	2 00
एकूण रक्कम (सर्व शिफारशी)	2400 71
CRUDS Adj - रकम/वर्ग मीटर	5900 71
	-4912 76

दस्तावेज क्र. 2266
 दिनांक 15/03/2004

NOT APPLICABLE

DR. Chaudhary / Total Amt. 987 03

वर्ग मी. / Subsidy Amt.	1384/2
वर्ग मी. / Service Fee	1613/2
0062106	1440/2
अनुदान 100% / Connected Load	1576/2
0.24 KW	1200/2
अनुदान 100% / Demand Amt.	500.00
Avg	690

एकूण रक्कम 4891.88 4892 00 20

BEST NOT INCREASED any part of bill
 *Less CR and ADJ includes
 LESS ADJ CD: 62 AMT 4912 76
 LESS ADJ CD: 71 AMT 150 90
 For ECS payment Facility 1000000
 ECS FORM AVAILABLE AT
 For non receipt of bill 1000000
 C-Ward 22011814 - 22 005
 Khetwadi F.C. is changed to later
 22011814 - 22 005

आवक्या दिनांक 15/03/2004

2266

15/03/2004

2266



महाराष्ट्र विद्युत प्राधिकरण आणि महाराष्ट्र राज्य विद्युत वितरण कंपनी

वेस्ट भवन, वेस्ट मार्ग, कुलकर्णी, मुंबई - ४००००८

PAVAN BEN SHANTILAL
1ST FL MOTIRAM BHUWAN
32 KHATTAR GALLI C P TANK 43R

दस्तावेज क्रमांक / Period of Bill	दस्तावेज तारीख / Presentation Date	वास्तविक तारीख / Actual Date	दस्तावेज क्रमांक / Conts. No.
24/12/2003 - 25/02/2004	18/03/2004		31

Meter No. / मीटर क्र.	0621633
M. Type/शेड/मि. वास्तुजात	14
TWED Code/विद्यु. क्र. मीटर	01 / 011
Current Rtg. / विद्युत वास्तु	5712
Peak Reading / शिखर वास्तु	5399
Multiplying Factor / गुणक	1.000
Consumed / वास्तुवै. युक्ति	313
Tariff / विद्यु. शुल्क	254.25
Elect. Duty / विद्यु. कर	30.51
FACD दर ₹ 105/घं. म	0.00
M. Tax / मीटर कर	50.08
Meter Rent / मीटर भाडे	2.00
Total / एकूण	336.84

एकूण रक्कम (सर्व घटकसह)	336.84	कीटिंग / वास्तुवास्तु वास्तुवै. युक्ति	
CRDS Adj. / वास्तुवै. युक्ति	-21.35	NOT APPLICABLE	
Airrears / वास्तुवै. युक्ति	-0.06		
DP Charge / वास्तुवै. युक्ति	0.00		
TOTAL COST / एकूण रक्कम	315.43	वास्तुवै. युक्ति वास्तुवै. युक्ति	

दस्तावेज क्र. / Installation No.	0065134	रिडिंग (र)	499/2
वास्तुवै. युक्ति क्र. / Service No.	0062106		500/2
संयोजित वास्तु / Connected Load	30 KH		541/2
अवरोध / Deposit Amt	610.00	Avg	240

वास्तुवै. युक्ति	1006.94	1007.00	21/01/2004
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गिरीश भास्कराणु पुस्तक

BEST not authorised anybody to collect cash at site

*Less CR and ADJ includes

LESS ADJ CD 71 AMT 01.75

For ECS payment Facility 2201184 / 22003579

ECS FORM AVAILABLE AT your best bank

For non receipt of bills 2201184 / 22003579

C-Ward 2201184 / 22003579

Khetwad: F C is changed to Khetwad F C 2201184

Masjid F C New 2201184 / 22003579

Book of K. B. K. of K. B. K. of K. B. K.

22/03/04

37

22/03

LANDLORD & OWNER
OF MOTIRAM BHAVAN
(RATHOD BHAVAN)
32, NATH MADHAV PATH
C. P. TANK
MUMBAI - 400 004.

RENT RECEIPT

Received with thanks from Shri Nagjibhai Chogaji Madhari
Rs.2808/- (Rupees Two Thousand Eight Hundred Eight Only)
being compensation / rent / maintenance charges for 3rd floor
for the period April 2007 to September 20

Date : 30/09/2007

1 Day Received

Bhupesh M Rathod

(Bhupesh M Rathod)



2266	32
	3

ATTES... COPY

G. H. SHUKLA
NOTARY, GREAT P. MUMBAI
Jagdamba Bhawan, Ground Floor
Ganpatrao Kadam Marg, Lower Parel
MUMBAI - 400 013

6 OCT 2007

2007

RENT RECEIPT



Handwritten notes and a small table with two columns and two rows.

RENT RECEIPT
Signature: *Rathod Bhaavan*

Date : 31/03/2007

for the period April 2006 to March 2007.

Received with thanks from Shri Nagibhai Chogay
Rs.5616/ (Rupees Five Thousand Six Hundred and sixteen) being compensation / rent / maintenance charges for

LANDLORD & OWNER
OF MOTIRAM BHAVAN
(RATHOD BHAVAN)
32, NATH MADHAV PATH
C. P. TANK
MUMBAI - 400 004

RENT RECEIPT

LANDLORD & OWNER
OF MOTIRAM BHAVAN
(RATHOD BHAVAN)
32, NATH MADHAV PATH
C. P. TANK
MUMBAI - 400 004.

RENT RECEIPT

Received with thanks from Shri Jayesh Dawanmal Shah &
Mrs. Deepthi Jayesh Shah Rs.500/- (Rupees Five Hundred
Four Only) being compensation / rent / maintenance charges
for 2nd floor for the period April 2006 to March 2007.

Date: 31/03/2007

Shri Jayesh

Shripesh Rathod

(Shripesh M. Rathod)

2006	98
2007	



G. H. CHURKA
NOTARY PUBLIC - MUMBAI
Jugadamba Bhavan, Ground Floor,
Kamdarwadi Nizam Marg, Lower Parel,
Mumbai - 400 012

2007

LANDLORD & OWNER
OF MOTIRAM BHAVAN
(RATHOD BHAVAN)
32, NATH MADHAV PATH
C. P. TANK
MUMBAI - 400 004.

RENT RECEIPT

Received with thanks from Shri Jayesh Jawanna
Mrs. Deepti Jayesh Shah Rs 2502/- (Rupees Two Thousand
Hundred Two Only) being compensation / rent / maintenance
charges for 2nd floor for the period April 2007 to Sept 2007.

Date : 30/09/2007

(Handwritten signature)
Bhupesh M. Rathod
(Bhupesh M. Rathod)



G. H. SHU.
REGISTER NUMBER
2007

2007



ICICI Bank

Customer Copy

Deposit Br

Pay to : ICICI Bank Ltd. A/C Stamp Duty

Franking Value	Rs	
Service Charge	Rs	
Total	Rs	

Name of Stamp duty paying party

DD / Cheque No

Drawn on Bank

(For Bank's Use only)

Stamp Officer



TO ALL TO WHOM THESE PRESENTS COME
 RAMESHCHANDRA CHATURVEDI, of Mumbai, District of Mumbai
 residing at Flat No. 4401, 44th floor, Shreepati Arcade, K. M. Maidan,
 Chowk, Mumbai - 400 036 in my personal capacity as also the
 Constituted Attorney of Mrs. Veena Rajendra Chaturvedi and as father
 and natural guardian of Master Tapas Rajendra Chaturvedi, 12 yrs
 SEND GREETINGS

WHEREAS the Donor alongwith his wife Veena R. Chaturvedi and
 minor son Tapas R. Chaturvedi are the members of association of
 persons known as Shreepati Towers (R. R. Chaturvedi) originally
 referred to as THE SAID ATTORNEY hereby authorizing
 business of purchase, development and sale of properties

2266

24/07/2017



AND WHEREAS various documents including agreement for sale, development agreement, conveyance etc. have been executed by me and are required to be executed by me in the course of business of the said AOP for myself and in my capacity as the Constituted Attorney of Veena R. Chaturvedi and father and natural guardian of Rajas R. Chaturvedi from time to time (hereinafter referred all said documents either already executed by me and/or to be executed by me) here are jointly referred to the said documents.

AND WHEREAS due to my other pre-occupation including supervision at sites, administrative work and due to the fact that I am required to travel out of Bombay from time to time and therefore I am unable to attend the office of the Sub-Registrar at Bandra and to lodge and admit the execution by me on various documents personally.

AND WHEREAS in these circumstances I am desirous of appointing one SHRI SANTOSH S. POYREKAR as my true and lawful attorney inter alia to lodge the said documents and admit the execution thereof before the appropriate Sub-Registrar.



NOW KNOW YE ALL AND THESE PRESENTS WITNESSETH that I RAJENDRA RAMESHCHANDRA CHATURVEDI in my personal capacity as also the Constituted Attorney of Mrs. Veena Rajendra Chaturvedi and as father and natural guardian of Master Rajas Ramesh Chaturvedi, do hereby nominate, constitute and appoint one SHRI SANTOSH S. POYREKAR to be my true and lawful attorney to do for myself and on my behalf the following acts, deeds and things, to-wit:

1. TO present and lodge in the office of the Sub-Registrar of Assurances at Bombay and/or at Bandra and/or at any other relevant office of the Sub-Registrar the said documents executed by me and to admit execution of the same and to do all acts and things necessary for effectively registering said documents.

2. AND I DO HEREBY for myself, my heirs, executors and administrators agree to ratify and confirm all and whatsoever my said Attorney shall or purport to do or cause to be done by him in these presents.

to do for	
2266	32
2006	

13/11/06



IN WITNESS WHEREOF I have hereunto set my hand at Mumbai
this 17th day of December 2006.

SIGNED AND DELIVERED

by the within named

RAJENDRA RAMESHCHANDRA CHATURVEDI

in the presence of:

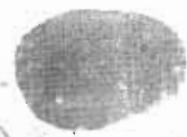
(1) Prakash
(Pravin Parbhakar)

(2) Santosh
(Santosh S. Poyrekar)
NAME - Santosh S. Poyrekar

Before me

(1) SHRI RAJENDRA R. CHATURVEDI

Prakash



(2) SHRI SANTOSH S. POYREKAR

Santosh



17 Dec 2006

श्री राजेंद्र रमेशचंद्र - 26/11/2008

Shahid



श्री राजेंद्र रमेशचंद्र - 26/11/2008
श्री राजेंद्र रमेशचंद्र - 26/11/2008
श्री राजेंद्र रमेशचंद्र - 26/11/2008

Shahid



27 DE 2008

पंजी-3
2266/180
2009

ICICI Bank

Customer Copy

Deposit Br. 1000 / 10000

Pay to : ICICI Bank Ltd A/C Stamp Duty

Franking Value	Rs.	
Service Charges	Rs.	
Total	Rs.	

Name of Stamp duty paying party
MRS. VEENA R. CHATURVEDI

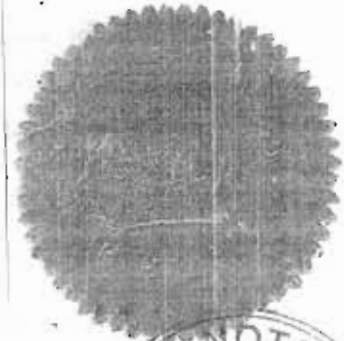
FRANKING DEPOSIT SLIP

DD / Cheque No. _____

Drawn on Bank _____

(For Bank's Use only)

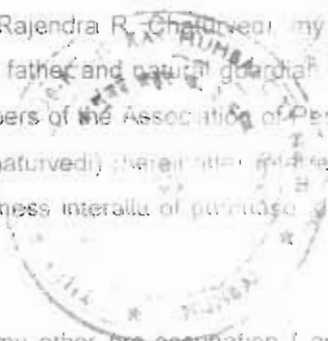
Trans. No. _____
Franking St. No. _____
Officer _____



ALL TO WHOM THESE PRESENTS SHALL COME, YES
VEENA R. CHATURVEDI an adult Mumbai Indian Inhabitant residing at
Flat No 4401, 44th floor, Shreepati Arcade, A J C Marg, Nariman Point
Mumbai - 400 035 SEND GREETINGS

WHEREAS my husband Rajendra R. Chaturvedi, my son Vasekar
Tapas R. Chaturvedi through his father and natural guardian Rajendra R.
Chaturvedi and myself are members of the Association of Persons known
as "Shreepati Towers" (R. R. Chaturvedi) (herein after referred to as the
said AOP) and carrying on business inter alia of purchase, development
sale of various properties.

AND WHEREAS due to my other pre-occupation I am unable to
personally manage the said business and execute documents with reference
thereto.





AND WHEREAS under the provisions of the Act I have appointed my husband RAJENDRA R. CHATURVEDI as my true and lawful attorney to do for me, in my name and on my behalf, following acts, deeds, matters and things in respect of the said properties including to sign and execute necessary documents as hereinafter mentioned:

NOW KNOW YE ALL AND THESE PRESENTS WITNESSETH THAT I VEENA R. CHATURVEDI do hereby intimate, constitute and appoint the said RAJENDRA R. CHATURVEDI to be my true and lawful Attorney hereinafter referred to as the said Attorney to do for me in my name and on my behalf all acts, deeds, matters and things as hereinafter appearing viz:

1. To negotiate for and purchase and acquire properties in the name of the said AOP or its nominees or to acquire development rights in respect of the said properties in the name of the said AOP or its nominees for such consideration and on such terms and conditions as the said Attorney may deem fit.
2. To sell any of the properties acquired or owned by the said AOP and grant development rights in respect thereof to any third party for such consideration and on the terms and conditions as the said Attorney may deem fit.
3. To enter into joint venture in respect of the said properties in the name of the said AOP or its nominees or to acquire any of the said properties or in the event of the properties are owned by the said AOP.
4. To enter into Joint Venture any third party including any developers etc.
5. To prepare the Memorandum of Understanding/ Agreement for Sale / Agreement to Assign/ Development Agreement/ Assignment/ Lease/ Conveyance etc. of the said properties or any part thereof on the agreed terms with purchaser/ developer etc. finalise such Memorandum of Understanding/Agreement for Sale/Development Agreement/Agreement to Assign/ Conveyance/ Lease/ Assignment etc. and to sign/execute such Memorandum of Understanding/Agreement for Sale/ Agreement to Assign /Development Agreement/Conveyance/Lease/ Assignment etc. hereinafter



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jointly referred to as the said documents, of the said properties, part thereof and receive deposits and other amounts/consideration from purchase/transferee of the said properties from time to time and give receipts and discharges for the same.

6. To otherwise deal with or dispose of the said properties in any manner as my attorney may deem fit for the purpose to make prepare the required documents/assurances/declarations etc. as my said Attorney may deem fit and receive in my name deposits and/or other amounts from all persons from time to time and give receipts and discharges for the same.

7. To execute other documents and assurances in respect of the said properties and to do all other acts, deeds, matters and things in relation thereto.

8. To apply to and enter into correspondence with the Government, Authority Urban Land (Calling & Regulatory) and B.C.C. Tahsildar, City Survey Officer, Town Planning Officer, Collector, Mumbai Municipal Corporation, B.E.S.T. and all the Public and Private bodies or authorities including for the purpose of necessary mutation entries in respect of the said properties for necessary permission for development, sale, transfer etc. or any other as the said Attorney may desire as also to sign all necessary documents that may be required therefore.

9. To appear before the collector or any other officer of the Municipal Authorities to make changes and corrections in the register Card and to bring the said entries in the name of the Owners and myself if not already in the name of the purchaser/transferee.

10. For the above purposes to pay necessary deposits and other amounts as necessary and to sign all applications, writs and confirmations, indemnities, documents, letters etc. as may be required.

11. To make the necessary declaration under the said Act and stating the Regulation Act, 1976 required for the purpose of execution of the conveyance with the registering authorities.

12. To appear before the Sub-Registrar of Assurances or any other competent Authority and present and lodge in the office of the Sub-Registrar of Assurances at Mumbai and/or at Raigda and/or at any other relevant office of the Sub-Registrar and to file the said documents and to admit execution of the same and to do all such things necessary for effectively registering the said documents.

13. In the event any defects or errors are observed in any of the documents, instruments writings and/or any other documents by said Attorney then and in such event to make, sign, execute and deliver Deeds of Rectification or otherwise to carry corrections in the original documents and instruments.

14. In the event at any point of time a correction or amendment in any of the documents is required to be made then and in such event the said Attorney shall make, sign, execute and deliver necessary Deeds of Confirmation in respect of any of the deeds, documents, instruments and writings as they may be required and if so required to remain present person and to confirm the said documents.

15. If so required to appear before the Superintendent of Stamps and/or the Collector of the Stamps and make necessary correspondence in respect of the sale/development rights etc. in respect of the said properties.

16. To submit any of the aforesaid documents whether before or after execution to the Collector or the appropriate authority with the Bombay Stamp Act for adjudication of the market value and stamp duty payable thereon and pay the necessary adjudication fee.

17. To appear before Talati, Mamlatdar, Collector, Municipal Corporation, or any other authority in connection with the said properties for effectuating the transfer of the said properties in favour of the purchaser/developer.



To manage the said properties as may be necessary.

My said Attorneys are hereby authorised to amalgamate property with the other properties and also to amalgamate property/properties and in the manner my said attorney may deem proper and to further divide sub-divide and amalgamate and amalgamating the same.

20. To pay all outgoings including municipal and other rate taxes, charges in respect of the said properties.

21. To recover rent from tenants, occupants, licensees, etc., or any whether authorised or otherwise and to issue receipt thereon.

22. To negotiate with the tenants, occupants, licensees, etc., or encroachers, if any to get the vacant possession of the said properties and for that purpose to enter into a compromise or settlement in any suits or litigation or proceeding before any court whatsoever and in the manner the said Attorneys may deem fit and proper.

23. To accept service of any writ, summons, notice and to appear in all proceeding including to represent in any Court including the Co-operative Court and before Magistrates judicial, revenue or other officers and Tribunals, the Registrar of Societies, etc., whatsoever as by the Attorney shall be thought

advisable and to commence any suit, action or other proceeding in any Court of justice and before any public officer or Tribunal in respect of said shares and the said properties whatsoever and the same, to prosecute or discontinue or become non-suit therein if the Attorney shall see cause And also to take such other lawful ways and means including proceedings in execution of decrees, orders, judgments touching or concerning or otherwise in respect of the said shares and also to appoint pleaders, advocates, solicitors and other persons to prosecute or defend in the premises aforesaid or any of them and to appoint and other or others to appoint in their place and to pay them such fees and remuneration as the Attorney shall think fit or be advised to pay for any of the purposes aforesaid to sign execute deliver and to file Vakalatnamas, Warrants of Attorney, plaints, petitions, etc.,



defences, statements, accounts, Declarations, affidavits and other documents, papers and writings

MAKING necessary Affidavits, indemnities, undertakings and bonds and other documents, papers and writings and signed in connection with the said properties

25 To sign and execute all papers

25 TO APPOINT substitutes or substitute of himself or herself with the same powers as are herein containing or limited powers of executing one or any number of Powers of Attorney in favour of such substitute or substitutes and at his will and pleasure to remove and to appoint other or others in their place and my Attorney shall also be entitled to authorize such a substitute or substitute and to appoint other or others in their place with the same or limited powers and to make all such Powers of Attorney or other documents that may be executed by my Attorney or by substitutes or substitute appointed by my Attorney irrevocably



27 AND GENERALLY to do all or any acts in relation to dispose of and/or effectively deal with any matter connected with the said properties and all other matters in relation thereto in which we may be interested and concerned and on my behalf to execute and to make and do all instrument, acts, deeds, things and matters as fully as if present in all aspects as we would do if personally present.

Handwritten signature '22/06' and initials 'SC' in a rectangular box. Below the box is the number '3009'.

28 For any of the aforesaid purposes, to sign and execute all letters, correspondence, deed of confirmation, deed of rectification, writings, documents, forms, proformas, undertakings, declarations including declaration on title, affidavits, indemnities or any other writing by whatever name called as may be found necessary by my said Attorney.

29 And we hereby for ourselves and for my respective heirs, executors and administrators agree and undertake to ratify and confirm all and whatsoever my said Attorney or their substitute or substitutes shall lawfully do or caused to be done by virtue of these power hereby given and the same shall be binding on us and shall be in full force and effect.



IN WITNESS WHEREOF I have hereunto set my hand at
this 17th day of December 2006

SIGNED AND DELIVERED by the
with named :

VEENA R CHATURVEDI

in the presence of:

(1) Sachin R. Oswal →

(2) Rajendra R. Chaturvedi →

Before me

NAME

PH

(1) VEENA R CHATURVEDI

Veena Chaturvedi



(2) RAJENDRA R. CHATURVEDI

Rajendra



Identified and Explained by

BEFORE MR

M. K. Nethand
Advocate
Office: 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

T.T. SHINDE
NOTARY/GREATER MUMBAI
19 DEC 2006

G. H. SHUKLA
NOTARY GREATER MUMBAI
Jyadamba Shivan, Ground Floor,
Gangabai Kachar Marg, Lower Parel.
MUMBAI - 400 072

- 6 OCT 2007

PERMANENT ACCOUNT NUMBER
AAPFS8232F



FREEPORT TOWERS

महाराष्ट्र राज्य को रजिस्ट्रार (1) 1957 में INCORPORATION INFORMATION
24-10-2000

4437-4438-4439
Circumstances of Incorporation (Form 1)



G. H. J. J. J.
NOTARY PUBLIC, MUMBAI
1st Floor, 1st Floor, 1st Floor
1st Floor, 1st Floor, 1st Floor

6 OCT 2007

Handwritten signature and date in a rectangular box.

राजकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

BHUPESH MOHANLAL RATHOD
MOHANLAL JUHARMAL SHAH

17/08/1964

Permanent Account Number
AABPR6194D

Bhupesh Rathod
Signature



RECEIVED

11

बंदर-3

***** Not Over INR. 25,000.00 *****

03-10-2007

JOINT SUB REGISTRAR MUMBAI CITY-1

₹ 25,000/-
Twenty Five Thousand only

ए. ए. ए. अफ इंडिया
UNION BANK OF INDIA
BOWALIA TANK - MUMBAI
500000

₹ 25,000.00

OR ORDER

₹ 25,000.00

For Union Bank of India

[Signature]

Authorized Signatories

⑆024992⑆ 400026049⑆

17



₹ 25,000/-
25,000
25,000

1. The first part of the document

is a general introduction to the

subject.

The second part

is a detailed description of the

methodology used in the study.

.....

.....

BETWEEN

SHUPESHKUMAR MOHANLAL
RATHOD

.....

SHREEPATE TOWERS I R. R. CHATURVEDI

3/11/2019