



Thursday, July 26, 2012  
10:46:34 am

पावती

Original

नोंदणी 39 म.  
Regn. 39 M

पावती क्र. : 5944  
दिनांक : 26/07/2012

गावाचे नांव : घाटकोपर

दस्तऐवजाचा अनुक्रमांक : करल-3 - 5923 - 2012

दस्त ऐवजाचा प्रकार : सेल डीड  
सादर करणा-याचे नाव : वृत्ती मेहुल शाह

**DELIVERED**

फी :  
नोंदणी फी : ₹.15,510.00  
दस्त हाताळणी फी : ₹.520.00  
बाटा एन्ट्री : ₹.20.00  
पृष्ठांची संख्या : 26.00

एकूण ₹.16,050.00

आपणास हा दस्त अंदाजे 11:06 ह्या वेळेस मिळेल

**DELIVERED**

  
KRL3

बाजार मूल्य : ₹.1,511,016/-  
भरलेले मुद्राक शुल्क : ₹.77,600/-

मोबदला : ₹.1,551,000/-

**सह. दुय्यम निबंधक**  
**कलर्न-3 (वर्ग-2)**

मुद्रांक नियम (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

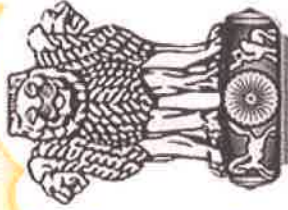
1) देयकाचा प्रकार : By Cash रकम: ₹.540

2) देयकाचा प्रकार : By Demand Draft रकम: ₹.15,510  
डीडी/ धनादेश / पे ऑर्डर क्रमांक : 060700 दिनांक : 13/07/2012  
बँकेचे नाव व पत्ता : The Kapol Co-Op bank Ltd.

**DELIVERED**

INDIA NON JUDICIAL

Government of Maharashtra

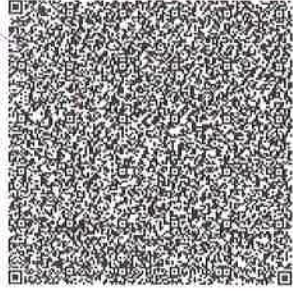


सत्यमेव जयते

e-Stamp

Issued by :  
Stock Holding Corporation of India Ltd.  
Location : Ghatkopar  
Signature :  
Details can be verified at [www.shcilestamp.com](http://www.shcilestamp.com)

Certificate No. : IN-MH10102326800371K  
Certificate Issued Date : 23-Jul-2012 12:45 PM  
Account Reference : SHCIL (FI)/mhshcil01/ GHATKOPAR/MH-MSU  
Unique Doc. Reference : SUBIN-MHMHSHCIL0110843145919615K  
Purchased by : TRUPTI MEHUL SHAH AND PRAVINA PRAVIN SHAH  
Description of Document : Article 25(b)(d) Conveyance  
Property Description : OFFICE NO 314 3RD FLOOR C WING KAILAS ESTEATE EBSSHAH E.  
MARG GHATKOPAR (W) MUMBAI-86  
Consideration Price (Rs.) : 15,51,000  
(Fifteen Lakh Fifty One Thousand only)  
First Party : N DALICHAND ENGINEERING ENTERPRISE  
Second Party : TRUPTI MEHUL SHAH AND PRAVINA PRAVIN SHAH  
Stamp Duty Paid By : TRUPTI MEHUL SHAH AND PRAVINA PRAVIN SHAH  
Stamp Duty Amount (Rs.) : 77,600  
(Seventy Seven Thousand Six Hundred only)



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..... Please write or type below this line .....

T. m. Shah  
P. P. shah

*(Signature)*  
N DALICHAND ENGINEERING ENTERPRISE  
Proprietor

ZK 0002007314

Statutory Alert:

1. The authenticity of the Stamp Certificate can be verified at Authorised Collection Centers (ACCs), SHCIL Offices and Sub-registrar Offices (SROs).
2. The Contact Details of ACCs, SHCIL Offices and SROs are available on the Web site [www.shcilestamp.com](http://www.shcilestamp.com)

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### SHCIL-MAHARASHTRA

SHCIL, 301, CENTER POINT, DR. B. AMBEDKAR ROAD, PAREL, MUMBAI, MAHARASHTRA, INDIA, PIN CODE - 400012

Tel : 022-61778151

E-mail :

#### Mode of Receipt

Account Id mhshcil01

Account Name SHCIL-MAHARASHTRA

Receipt Id RECIN-MHMHSHCIL0109910115944003K

Receipt Date 23-JUL-2012

Received From	TRUPTI MEHUL SHAH AND PRAVINA PRAVIN SHAH
Instrument Type	CASH
Instrument Number	
Instrument Amount	77600 ( Seventy Seven Thousand Six Hundred only )
Branch Name	
Out of Pocket Expenses	0.0 ( )



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T. M. Shah

# Sale - Deed

P. P. Shah

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THIS SALE DEED is made and entered into at

Mumbai on this 23<sup>rd</sup> day of JULY 2012

-: B E T W E E N :-

N. DALICHAND ENGINEERING ENTERPRISE through their Sole Proprietor

MR. NITIN DALICHAND KOTHARI age 59 years, (PAN - AHLPK0697-D)

Indian Inhabitant of Mumbai, presently having address at Flat No.301, 'A' Wing,

Rajshree Residency, Navroji Lane, Ghatkopar (W), Mumbai 400 086

hereinafter referred to as the 'TRANSFEROR' (which expression unless

repugnant to the context or meaning thereof shall mean and include his heirs,

executors, administrators and assigns) of the ONE PART:

A N D

MRS. TRUPTI MEHUL SHAH age 40 years, (PAN - BDTPS-038471) AND

MRS. PRAVINA PRAVIN SHAH age 70 years, (PAN - BGVPS-0902-H) Indian

Inhabitant of Mumbai, presently residing at Flat No.402, Paras CHS Ltd, Navroji

Lane, Ghatkopar (W), Mumbai 400 086, hereinafter referred to as the

'TRANSFEREES' (which expression unless repugnant to the context or meaning

thereof shall mean and include their heirs, executors, administrators and assigns)

of the OTHER PART:

WHEREAS the Transferor is the member of The Kailas Esplanade Premises Co-

Operative Society Ltd., a Society registered with Dy. Registrar of Co-operative

Societies at Mumbai, under Maharashtra Co-operative Societies Act, 1960 under

Registration No.MUM/WN/GNL/O/8321/2008-2009 Dt.17/05/2008, (hereinafter

referred to as 'The Said Society') and by virtue of being the member of the said

Society, he has been holding Office No.314 in 'C' Wing admeasuring about 169

Sq. Ft. Carpet area situated on the 3rd Floor, of the Building known as 'Kailas

Esplande' situated at L.B.S. Marg, Opp. Shreyas Cinema, Ghatkopar (W),

Mumbai 400 086, more particularly described in the schedule hereunder written

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T. M. Shah

P. P. Shah

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(hereinafter referred to as 'The Said Office') on what is known as 'Ownership Basis'.

AND WHEREAS the Transferor herein have since paid the full and entire consideration thereof to the concerned authorities and is presently holding the said Office admeasuring about 169 Sq. Ft. Carpet areas on ownership basis.

AND WHEREAS the Transferor herein have acquired the said Office from M/s.Raj-Vimal Financial Consultancy vide an agreement dated 23/10/2004 has been registered under Sr.No.BDR-13/00103/2004 dated 05/11/2004 vide Receipt No.104 at the Sub-Registrar Office Kurla-3.



AND WHEREAS the Transferor by virtue of being the member of the said Society viz. The Kailas Esplanade Premises Co-Op. Society Ltd., has issued Share Certificate No.156, for five fully paid shares of Rs.50/- each bearing Distinctive Nos.991 to 1000 (both inclusive) (hereinafter referred to as 'The Said Shares').

AND WHEREAS the Transferor has represented to the Transferees that he has been holding the above said Office along with the five shares as stated hereinabove and being the member of the said Society, he is disposing off his right, title and the membership of the said Society and the Transferees herein has agreed to acquire all the right, title and interest of the Transferor in the membership of the said Society on the following conditions:

NOW THIS AGREEMENTS WITNESSETH AS UNDER:

- 1 The Transferor hereby transfer and assign all his right, title and interest in the said Office No.314 in 'C' Wing, on 3rd Floor, of the said Society viz. The Kailas Esplanade Premises Co-Op. Society Ltd. and the Transferees herein has agreed to acquire all his right, title and interest in the said Office, five shares and the membership of the said Society.

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P.P. Shah

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- 2 The Transferor hereby transfer all his right, title and interest in the above Office along with the five shares and the membership of the said Society for the total consideration of ₹.15,51,000/- ( ₹ Fifteen Lakhs Fifty One Thousand Only) and Transferees has agreed to acquire the same on the payment of ₹.15,51,000/- has already been paid by the Transferees to the Transferor.

The Transferor doth hereby admit and acknowledge the receipt of the said consideration hereunder and hereby acquits releases and discharges the Transferees from the payment of the consideration or any part thereof with realising the full & final payments. The above consideration is inclusive of the various deposits paid to various authorities, regarding the above property.



3. The Transferor doth hereby declare that the said Office is free from all encumbrances, claims and demands whatsoever and that he is fully entitled to deal with or dispose of the same and undertake to keep the Transferees indemnified in this behalf. The Transferor also agrees to sign and execute all such transfer forms, papers and documents as may be necessary in favour of the Transferees or their nominee and will put the Transferees or their nominee in quiet, vacant and peaceful possession of the said Office on realisation of the full and final consideration mentioned in clause 2 above.
4. The Transferor shall deliver to the Transferees the vacant and peaceful possession of the said Office on completion of the sale i.e. on realisation of the full and final consideration mentioned hereinabove.
5. The Transferor will pay and clear off the charges payable to the Society by way of Municipal Taxes and other dues/outgoings relating to the said Office up-to the date of handing over the vacant and peaceful possession to the Transferees of the Society bills or any other dues in respect of the said Office and the Transferor further hereby agree to keep the Transferees indemnified against any past claim that may be

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P. P. Shah

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made by the said Society or anyone else in respect of the said Office till the above period at a later date.

6. The Transferees hereby agrees to pay all the charges payable by way of Municipal Taxes and other dues/outstanding related to the said Office from the date of taking over the possession of the said Office and hereby declare and confirm that they will abide by the bye-laws of the said Society, without any reservation whatsoever.



7. The Transferor hereby declare and confirm that the said Office absolutely belongs to him and that he has not created any gift, pledge, lease, loan, mortgage charge, lien, encumbrances or attachment of any Statutory Authorities or otherwise and there is no litigation, stay or any legal proceedings with regard to the said Office in any court of Law, Tax Authorities or with Municipality or Society. The Transferor further undertakes to indemnify the Transferees against any such claim made by anyone at a later date whatsoever.

8. The Transferor shall release, relinquish, give up and surrender all his right, title and interest in the membership of the said Society, the Share Certificate and the said Office in favour of the Transferees forever on realisation of Full & Final Consideration.

9. The Transferor shall hand over the Original Share Certificate, Original Agreements and/or all other relevant original documents entered into by him with the earlier Vendor, to the Transferees for their record on realisation of the full and final consideration.

10. The Transferor shall execute all the relevant papers and Society Transfer forms required for the effective transfer of the said Office. However in future he undertake to co-operate with the Transferees and will execute all such further papers/ documents/ writings whatsoever for the effective transfer of the said Office along with the five shares.

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T. M. Shah

P. P. Shah

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11. Both the parties in equal 50% share each will pay the Society Transfer charges/fees payable to the Society. However, the Stamp Duty and Registration charges on the present agreement will be borne and paid by the Transferees alone.
12. Should there be any legal and valid claim in respect of the said flat from any person or persons or any authority pertaining to any Transferees, prior to the transfer of the said Office in the name of the Transferees, the Transferor hereby agree to indemnify and keep indemnified the Transferees against such claims by settling such claims from his own funds only and taking all the legal responsibilities upon him.
13. The Transferees has inspected the documents of title and the said share certificate of the Transferor in respect of the said Office and is satisfied that the Transferor has absolute right and title to the said Office.
14. The Transferor hereby undertakes and declares that in case any nomination, assignment, lien or charge in respect of the said Office and the said shares has/have been made and/or created by the Transferor and/or any one claiming through them prior to this day, in favour of any person or persons other than the said Transferees, the same shall after the execution of THESE PRESENTS, be deemed to be null & void and not binding upon the said Society and/or the Transferees.
15. The Transferor agree to transfer the said shares and his interest in the said Office to the Transferees and the Transferees are entitled to hold possess, occupy and enjoy the said Office without any interruption from the Transferor or anyone else claiming through him.
16. The Transferor hereby undertake to furnish any other necessary documents, which may be required by the Transferees to make the title of the said Office complete and absolute without claiming any extra charges or compensation. The Transferor also agree and under take to sign any other documents or forms with regards to transfer of Office,



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T. M. Shah

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and also undertake to pay the Stamp Duty, Registration Fees, Transfer Fees or any other charges & Fees on all the earlier transactions, if any.

17. This Agreement has been executed in Mumbai as the property is situated at Mumbai and the payments are made in Mumbai. Hence it is subject to jurisdiction of Courts of Law at Bombay.



### *The Schedule of Above Property*

Office No.314 in 'C' Wing on the 3rd Floor in the Building consisting of Ground + 5 Floors, with Lift, known as 'Kailas Esplanade' belonging to The Kailas Esplanade Premises Co-Op. Society Ltd., situated at L.B.S. Marg, Opp. Shreyas Cinema, Ghatkopar (W), Mumbai 400 086, admeasuring 169 Sq. Ft. Carpet Area, constructed on or about 1998 bearing C.T.S. No.4063, 4064A, 4065 & 4066, of Revenue Village Ghatkopar-Kirol, Taluka Kurla in the Registration Sub-District of Mumbai Suburban District, Mumbai situated within Municipal limits of 'N' Ward and within the jurisdiction of Sub-Registrar of Assurances, Kurla M.S.D.

T.M. Shah

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IN WITNESS WHEREOF the parties hereto have put and subscribed their respective hands and seals the day and year first hereinabove mentioned.

*S. i. g. n. a. t. u. r. e. s.*

SIGNED AND DELIVERED by )  
the withinnamed TRANSFEROR )

N. DALICHAND ENGINEERING ENTERPRISE

Through their Sole Proprietor )

MR. NITIN DALICHAND KOTHARI ) x

in the presence of .....

1) 

2) 



SIGNED AND DELIVERED by )

the withinnamed TRANSFEREES )

MRS. TRUPTI MEHUL SHAH ) x

T.M. Shah



MRS. PRAVINA PRAVIN SHAH ) x

in the presence of : .....

1) 

2) 

P.P. Shah



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FULL & FINAL PAYMENT RECEIPT

RECEIVED of and from the withinnamed TRANSFEREES, MRS.TRUPTI MEHUL SHAH & MRS.PRAVINA PRAVIN SHAH a sum of ₹.15,51,000/- ( ₹ Fifteen Lakhs Fifty One Thousand Only) being the Full and Final payment/consideration for the sale and transfer of Office No.314 in 'C' Wing, on the 3rd Floor, of The Kailas Esplanade Premises Co-Op. Society Ltd., known as Kailas Esplande, situated at L.B.S. Marg, Opp. Shreyas Cinema, Ghatkopar (W), Mumbai 400 086, as under.

Sr. No.	Cheque No.	Dated	Drawn on	Amount
01	060609 (DD)	04/07/2012 P.P. Shah 7.12.1	Kapol Co-op. Bank Ltd,	5,00,000/-
02	552013 (Cheque)	11/07/2012	Central Bank of India	7,25,000/-
03	100002 (Cheque)	13/07/2012 P.P. Shah 7.12	Kapol Co-op. Bank Ltd,	3,26,000/-
			<b>Total ₹ :</b>	<b>15,51,000/-</b>

This Receipt is issued subject to realisation of Cheque.

The vacant possession of the above said Office has since been handed over by the Transferor to the Transferees herein.

**I SAY RECEIVED:**

**₹.15,51,000/-**

**( ₹ Fifteen Lakhs Fifty One Thousand Only)**



N. DALICHAND ENGINEERING ENTERPRISE

through their Sole Proprietor

(MR.NITIN DALICHAND KOTHARI)

TRANSFEROR

WITNESSES :

1. Nitin Meheta J.P. Meheta  
(Name) (Sign)

2. Ramesh chhedu B  
(Name) (Sign)

# The Kailas Esplanade Premises Co-Op. Society Ltd.

(Regd. No.: MUM/WN/General/0/8321/2008-2009 Dated : 17-05-2008)

C-220, Kailas Esplanade, Opp. Shreyas Cinema, L. B. S. Marg, Ghatkopar (W), Mumbai - 4000 86. Tel. : 2500 0360

9th July, 2012

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## TO WHOMSOEVER IT MAY CONCERN

THIS IS TO CERTIFY THAT MR.NITIN D.KOTHARI is the owner of Unit No: C/314, located on the 3rd floor, "C" Wing of the Society. The said Unit no:C/314 having 169 Sq Ft of Carpet area in the Building THE KAILAS ESPLANADE PREMISES COOPERATIVE SOCIETY LTD, which consists of Ground plus (Five) Upper Floors. The Building received its Occupation Certificate on February, 1998.

WE FURTHER CERTIFY THAT, MR.NITIN D.KOTHARI have paid all the dues, payable to us till 30th June, 2012 and we have NO OBJECTION of the said MR.NITIN D.KOTHARI in selling the abovesaid Unit No:C/314 to (1) TRUPTI MEHUL SHAH & (2) PRAVINA PRAVIN SHAH subject to abide by them with Bye laws, rules and regulations of the Society.

THIS CERTIFICATE IS ISSUED TO HIM at the request of MR.NITIN D.KOTHARI of Mumbai.

FOR : THE KAILAS ESPLANADE PREMISES  
COOPERATIVE SOCIETY LTD.,

*Arjun*  
SECRETARY



*Pravin*  
TREASURER

# The Kaias Esplarade Premises

Cooperative Society Ltd.

REGN NO : MUM/WN/GNL/0/8321/2008-2009 dt 17.5.2008

L.B.S. Marg, Opp. Shreyas Cinema, Ghatkopar(W), Mumbai-400 086

SHARE CERTIFICATE

Share Certificate No.: 156 Member's Register No.: 156

Authorised Share Capital Rs.5,00,000/- divided into 10,000 Shares of Rs.50/- each

THIS IS TO CERTIFY that ~~Shri/Smt./M/s. N. DALGAND ENGINEERING ENTERPRISE~~

of Office No. 2314 is the Registered Holder of 10 fully paid up Shares of Rs. 50/- each bearing distinctive numbers from 991 to 1000 (both inclusive) in

**The Kaias Esplarade Premises Co-op. Soc. Ltd.** subject to

the Bye-Laws of the said Society.

Given under the Common Seal of the said Society at Mumbai

this 11TH day of SEPTEMBER 20 10

*[Signature]*

Authorised Committee Member

*[Signature]*

Chairman



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ANNEXURE 'B'

मालमत्तेच्या राजिस्टर कार्डातील सुतारा

मिठी क्र. (निवेदन क्र.)	मिठा	मिठा	मिठा
मिठी नं. नगर	सुतारा प्रकार	सुतारा	सुतारा
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नविषादीचे दाख



दाखले शरण करणाऱ्याचे नाव

दाखले शरण करणाऱ्याचे पत्ता

क्र. नं.	व्यवहार	व्यवहार नं.	नविन शरण करणारा (य) पेटेदार (घ) अर्जावर शरण घेणाऱ्या अर्थकार (डि)	मागीलदखल नवी
१३४२	M.A. ASSIST. ENTOMOLOGIST as per D.D. No. ANDA 2007 DT 4-6-12 BY 12755 YLS YLSO Di-7-98 of the record books of M.A.A. are sanctioned by Govt.	१	य	१ १३-६-१२ २०१२-१३
१३४२	आज १२-६-२०१२ रोजी मालमत्तेच्या राजिस्टर कार्डातील सुतारा (९३-४) वर अर्ज दाखल झाल्याने त्या सुताराचा अर्थकार (१) अर्जावर शरण घेण्याबाबतची कार्यवाही सुरू झाली आहे.	१	य	१ १३-६-१२ २०१२-१३
२५३५४	सि.स. अ. - सि.स. नं. १०६६३०	१	य	१ १३-६-१२ २०१२-१३
३३५५४	अर्ज दाखल झाल्याने त्या सुताराचा अर्थकार (१) अर्जावर शरण घेण्याबाबतची कार्यवाही सुरू झाली आहे.	१	य	१ १३-६-१२ २०१२-१३

(६-५४-५४)

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# मालमतेच्या राजिस्टर कार्डातील बदल

बदल-१३

१३

मिठी नं. ५०६८	मालमते	दि. २०/०५/१९
सिद्धी नं. ५०६८	समाप्त	२००५
५०६८	१	१

बहिषाचीचे नस

११ वने भारत सरकारचे नाव.

१२ वने भारत सरकार (जेवढे तसे तसा लागता तो पत्रे)

१२ वने भारत सरकार (जेवढे तसे तसा लागता तो पत्रे)



करल - ३  
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वारीस	वधवार	कर्मचारी नं.	नविन कार्य करणारा (१) नेटार (२) अथवा इतर कोणा असणारा (३)
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२०१०१६५

J.S. Upadhyay



# मालमतेच्या रजिस्टर कार्डातील उतारा

बदर-१३ १३

१३

१३

सिटी मॅट्रिक्यूलेशन निलंबित ठारुका - कुला - विना

सं नगर - ०६५

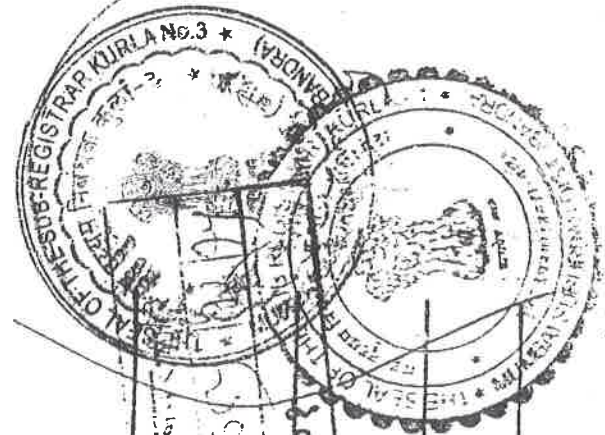
सं नगर - ५२२-६

सं नगर - १

सं नगर - १३

सं नगर - १३

सं नगर - १३



२००३

प्राप्त करणाऱ्याचे नांव

(नोव्हेंबर २०१०) तपास समाल नो ०४३३

वार्ड-३

करल - ३

३०

३०



क्रमांक	संख्या नं.	वर्तित धाग करणाऱ्या (१) पेटेरा (२) अथवा इतर कोणता असाधार (३)
१	१९५६	वर्तित धाग करणाऱ्या (१) पेटेरा (२) अथवा इतर कोणता असाधार (३)
२	२००३	वर्तित धाग करणाऱ्या (१) पेटेरा (२) अथवा इतर कोणता असाधार (३)

३१ - १३.३.२०१०

१३.३.२०१०

# मालमतेच्या रजिस्टर कार्डातील

सिद्धी क्र. नं. १००८०	संख्या ११३	दिनांक १२
सिद्धी क्र. नं. १००८०	संख्या ११३	दिनांक १२
सिद्धी क्र. नं. १००८०	संख्या ११३	दिनांक १२



१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

गणदीपिका क्र. ३

२०१२

नाम	व्यवहार	वास्तव नं.	नियत धारण करणारा (अ) वेदवार (ब) अथवा इतर कोणा अखणार (६)
१. आ. म. २०१२	२०१२	२०१२	२०१२



१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

१९ मार्च १९५५ रोजी घडणारा घटनेचा तपशील

J. S. U. Padhye





ब्रिहन्महानगरपालिका  
BRIHANMUMBAI

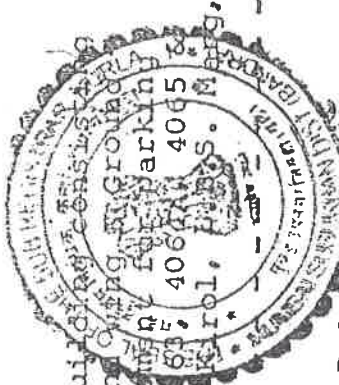
CE/5714/BPES/AN

16 FEB 1998

बदर-१३
१३   १६
बदर-१
बदर-१३ (२००३)

To:

Shri M.V. Dalsaria,  
Architect,  
301, Bhaveshwar Market,  
K.G. Road, Ghatkopar (E),  
Mumbai - 400 077.



Sub: Part occupation for the building consists of wings A, B, C, D & E and 5 upper floors except basement below wing C on CTS Nos. 4065 & 4066 of village Ghatkopar-Kirol, Ghatkopar (West).

Sir,

The part development work of wings A, B, C, D & E building situated at village Ghatkopar-Kirol, L.B.S. Marg, Ghatkopar (West), C.T.S. Nos. 4063, 4064A, & 4065 and 4066, completed under the supervision of Shri M.V. Dalsaria, Licensed Architect by licence no. CA/82/7254, may be occupied on the following conditions:

1. That the certificate under Sec. 270-A of the Mumbai Municipal Corporation Act shall be submitted within 3 months.
2. That the balance work shall be carried out as per approved plan.
3. That the remaining I.O.D. conditions shall be complied with.

A set of certified completion plans is returned herewith.

Note: This permission is issued without prejudice to action taken under Sec. 305, 353-A of Mumbai Municipal Corporation Act.

Yours faithfully,

*(Signature)*

Dy. Chief Engineer  
(Bldg. Proposals) (E)



ac/



दुय्यम निबंधक: सह दु.नि.का-कुर्ला 3

## नोंदणीपूर्व गोषवारा

Friday, November 05, 2004  
11:43:16 AM

विलेखाचा प्रकार	करारनामा	सूचना
(1) विलेखाचा प्रकार		1) ही माहिती पक्षकारांनी साक्षात्कृत केलेल्या इनपुट फॉर्मवर आधारित आहे.
(2) मोबदला	रु. 555,000.00	2) दस्ताची माहिती संगणकावर घेण्यात आली याचा अर्थ दस्त नोंदणीसाठी स्वीकारला असा नाही. दुय्यम निबंधक दस्त नाकारू शकतात किंवा नियमानुसार योग्य ती अन्य कार्यवाही करू शकतात. * लागू
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणा देतो की पट्टेदार ते नमूद करावे)	रु. 554,500.00	3) बदल/दुरुस्त्या कराव्यात.
(4) बाजारभावाप्रमाणे मुद्रांक शुल्क	रु. 27750.00	नसलेला मजकूर खोडावा
(5) बाजारभावाप्रमाणे नोंदणी फी	रु. 5550.00	4) क्रमांक 1,2,3,4,5,6 मध्ये बदल करता येणार नाही
(6) दस्त निष्पादित केल्याचा	23/10/2004	

करल - 3	५६२३	२०
		२०९२

- (7) पृष्ठांची संख्या
- (8) मू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)
- (9) मालमत्तेचे इतर वर्णन
- (10) क्षेत्रफळ
- (11) आकारणी किंवा जुडी देण्यात असेल तेव्हा

- (1) सिटिएस क्र.: 4063
- (1) वर्णन: विभागाचे नाव - घाटकोपर - किरोळ - कुर्ला, उपविभागाचे नाव - 103/495 - रस्ता : लालबाहादुर शास्त्री मार्ग----- युनिट नं 314, सी विंग 3 रा मजला, कैलास एस्लेनेड प्रिनायसेस को ऑ हौस सो लि, भरलेले मु शु 34250/-
- (1) बांधीव मिळकतीचे क्षेत्रफळ 18.84 चौ.मी. आहे.
- (1)-

### जायबान्वीयत

- (12) \*दस्तऐवज करून देण्या-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व पत्ता
- (13) \*दस्तऐवज करून घेण्या-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व पत्ता

- (1) भेसर्स राज विमल/कन्सल्टन्स प्रा लि चे संचालक राजेशकुमार जी शाह - -; घर/फ्लॅट नं: एच 17; गल्ली/रस्ता: -; ईमारतीचे नाव: नवज्योती साईनाथ नगर; ईमारत नं: -; पेट/वसाहत: -; शहर/गाव: घाटकोपर प; तालुका: -; पिन: 86; पॅन नम्बर: एएसीसीआर 7254 ए.
- (1) नितिन दलीचंद कोठारी हे एन दलीचंद इंजिनियरींग इन्टरप्रायझेस चे सोल प्रॉप्रा - -; घर/फ्लॅट नं: बी 6; गल्ली/रस्ता: -; ईमारतीचे नाव: जीनेश्वर दर्शन नवरोपी लेन; ईमारत नं: -; पेट/वसाहत: शहर/गाव: घाटकोपर प; तालुका: -; पिन: 86; पॅन नम्बर: एएवएलपीएक 0097 बी

पूर्व नोंदणी गोषवा-यामध्ये इनपुट फॉर्म प्रमाणे प्रचूक डाटा एंट्री करण्यात आली आहे.



पूर्व नोंदणी गोषवारा तपासण्यात आला आहे.  
\* तो बरोबर आहे/त्याच्याच नमूद केलेले बदल/दुरुस्त्या कराव्यात.

*(Signature)*  
(पक्षकाराची स्वाक्षरी)

(डाटा एंट्री ऑपरेटर ची स्वाक्षरी)

नोंदणीपूर्व गोषवारा इनपुट फॉर्म प्रमाणे आहे व याचा मेळू दस्ताशी घेण्यात आला आहे. पक्षकाराने नमूद केलेले बदल/दुरुस्त्या याचा समावेश करण्यात आला आहे.

बदर-१३	२०९-१७८	२००४
--------	---------	------



*(Signature)*  
(दुय्यम निबंधकाची स्वाक्षरी)

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

TRUPTI MEHUL SHAH

S B KOTHARI

20/01/1971

Permanent Account Number

BDTPS0384J

*T. M. Shah*  
Signature



करल - ३  
५८२३  
२०१२

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

SHAH PRAVINA PRAVIN

DALSUKH AMRUTLAL PATWA

03/12/1942

Permanent Account Number

BGVPS0902H

*P. P. Shekh*  
Signature



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

NITIN DALICHAND KOTHARI

D L KOTHARI

09/02/1953

Permanent Account Number

AHLPK0697D

Signature



करत - 3	
५२३	२५
	२०१२



*In case this card is lost / found, kindly inform / return to:*  
Income Tax PAN Services Unit, UTIISL  
Plot No. 3, Sector 11, CBD Belapur,  
Navi Mumbai - 400 614.  
बहु काई छी जाने पर कृपया सूचित करें/ लौटायें :  
आयकर पैन सेवा यूनिट, UTIISL  
प्लॉट नं. ३, सेक्टर ११, सीडी बी बेलपुर,  
नवी मुंबई-४०० ६१४

क़रल - ३	
५२२७	२३
२०१२	

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER



AFOPM0536J



नाम / NAME  
JATIN PRATAPRAI MEHTA

पिता का नाम / FATHER'S NAME  
PRATAPRAI JETHALAL MEHTA

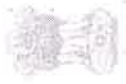
जन्म तिथि / DATE OF BIRTH  
12-06-1970

हस्ताक्षर / SIGNATURE

*J P Mehta*



अध्यक्ष / (अध्यक्ष केंद्र)  
Commissioner of Motor Vehicle Department



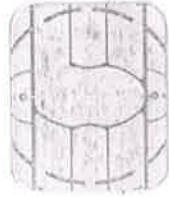
THE UNION OF INDIA  
MAHARASHTRA STATE MOTOR DRIVING LICENCE

DL No: MH03 20100092925  
Valid Till: 13-09-2015 (NT)

DOI: 25-03-1976  
13-09-2013 (TR)

DLR 27-10-2010

AUTHORISATION TO DRIVE FOLLOWING CLASS  
OF VEHICLES THROUGHOUT INDIA



COV	DOI
MCWG	25-03-1976
3W-TR	11-10-1983
LMV	02-02-1988

Badge: 33204/AR  
DOB: 18-09-1955 BG

Name: RAMESH CHHEDA  
S/D/W of KHETSHI CHHEDA  
Add: A-6, HITESH APTS, GARDENS LANE,  
SANGANI ESTATE, GHATKOPAR (W),  
MUMBAI.

PIN: 400086

Signature & ID of  
Issuing Authority: MH03 2010362



FORM 7  
RULE 16 (2)



*Ramesh Chheda*

Signature/Thumb  
Impression of Holder





Thursday, July 26, 2012  
10:47:02AM

दस्त गोषवारा भाग-1

करल-3

दस्त क्रमांक : 5923/2012

220

दस्त क्रमांक : करल-3 /5923/ 2012

बाजार मुल्य: रु.1,511,016/-

मोबदला: रु.1,551,000/-

भारलेले मुद्रांक शुल्क: रु.77,600/-

दु.नि.सह दु.नि. कुर्ला 3 यांचे कार्यालयात

पावती 5944 पावती दिनांक:- 26/07/2012

अ.क्र.5923 वर दि.26/07/2012

सादर करणाराचे नाव:तुसी मेहुल शाह

रोजी 10:43 am वा. हजर केला.

नोंदणी फी : रु.15,510.00  
दस्त हाताळणी फी : रु.520.00  
डाटा एन्ट्री : रु.20.00  
पृष्ठांची संख्या : 26

एकुण 16,050.00

दस्त हजर करणा-याची सही :-

  
सह: दुय्यम निबंधक  
KRL3  
कुर्ला-3 (वर्ग-2)

  
सह: दुय्यम निबंधक  
कुर्ला-3 (वर्ग-2)

दस्ताचा प्रकार :- सेल डीड

मुद्रांक शुल्क :-

शिक्षा क्र.1 26 / 07 / 2012 10 : 45 : 01 AM ची वेळ:(सादरीकरण)

शिक्षा क्र.2 26 / 07 / 2012 10 : 46 : 26 AM ची वेळ:(फी)





दस्त गोषवारा भाग-2

करल-3

दस्त क्रमांक : 5923 / 2012

Thursday, July 26, 2012

10:49:58AM

दस्त क्रमांक :- करल-3 / 5923 / 2012

दस्ताचा प्रकार :- सेल डीड

अनु क्र. पक्षकाराचे नाव व पत्ता

पक्षकाराचा प्रकार

अंगठ्याचा ठसा

नाव:एन. दलीचंद इंजिनियरींग इंटर. चे प्रोफा नितीन दलीचंद कोठारी ..  
पत्ता:प्लॉट नं: 301 ए, माळा नं: 3, इमारतीचे नाव: राजश्री रेसीडन्सी,  
ब्लॉक नं: नवरोजी लेन, रोड नं: घाटकोपर वेस्ट, महाराष्ट्र, मुंबई.  
पॅन नंबर:AHLPK0697D

लिहून देणार

वय :- 59

पॅन नंबर:BDTPS0384J

नाव:तृप्ती मेहुल शाह

पत्ता:प्लॉट नं: 402, माळा नं: 4, इमारतीचे नाव: पारस को अप हाऊस  
सोसा लि, ब्लॉक नं: नवरोजी लेन, रोड नं: घाटकोपर वेस्ट, महाराष्ट्र,  
मुंबई.

लिहून घेणार

वय :- 40

पॅन नंबर:BDTPS0384J

नाव:प्रविणा प्रविण शाह

पत्ता:प्लॉट नं: 402, माळा नं: 4, इमारतीचे नाव: पारस को अप हाऊस  
सोसा लि, ब्लॉक नं: नवरोजी लेन, रोड नं: घाटकोपर वेस्ट, महाराष्ट्र,  
मुंबई.

लिहून घेणार

वय :- 70

पॅन नंबर:BGVPS0902H

वरील दस्तऐवज करून देणार तथाकथीत सेल डीड चा दस्त ऐवज करून दिल्याचे कबुल करतात.

शिक्षा क्र.3 ची वेळ:(कबुली) 26 / 07 / 2012 10 : 48 : 47 AM

ओळख

खालील व्यक्ती असे निवेदीत करतात की ते दस्तऐवज करून देणा-यांना व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र. ओळख देणाराचे नाव व पत्ता

1 नाव:रमेश के छेडा

वय:56

पत्ता:ए6, हितेश अपार्टमेंट, घाटकोपर प मुं

पिन कोड:400086



स्वाक्षरी

2 नाव:जतीन पी मेहता

वय:42

पत्ता:डी 624, सागर पार्क, अमृत नगर, घाटकोपर प

पिन कोड:400086



स्वाक्षरी

शिक्षा क्र.4 ची वेळ: 26 / 07 / 2012 10 : 49 : 31 AM

शिक्षा क्र.5 ची वेळ: 26 / 07 / 2012 10 : 49 : 45 AM नोंदणी पुस्तक 1 मध्ये

प्रमाणित

प्रमाणित : रणयात येते कि या दस्तामध्ये

निबंधक (वर्ग

एकूण : प्रमाणित (2.5) एने आहेत.

5923 / 2012

करल-3/

iSarita v.1

पुस्तक क्रमांक 9 कामकाज

5923 / 2012



दिनांक

26/07/12

सह. निबंधक

मुंबई उपनगर जिल्हा.



26 July, 2012

**सूची क्र. 2**

दुय्यम निबंधक : सह दु.नि. कुर्ला 3

दस्त क्रमांक : 5923/2012

नोदणी 63

Regn. 63m

गावाचे नाव : घाटकोपर

(1) विलेखाचा प्रकार	सेल डीड
(2) मोबदला	रु. 1,551,000/-
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नसुद करावे)	रु. 1,511,016/-
(4) इ-मापन, पोटहिस्सा व घरक्रमांक(असल्यास)	4065, पालिकेचे नाव: मुंबई मनपा इतर वर्णन : , इतर माहिती: आफिस नं 314, 3 रा मजला, सी विंग, कैलास एस्लाडे, दि कैलास एस्लाडे प्रिमायसेस को आप सोसा लि, घाटकोपर प मुं 86. मौजे घाटकोपर किरोळ सिटीएस नं 4063, 4064ए, 4065, 4066 18.85 चौ.मीटर
(5) क्षेत्रफळ	
(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:- एन. दलीचंद इंजिनीयरींग इंटर. चे प्रोप्रा नितीन दलीचंद कोठारी . . . वय: 59; पत्ता :-प्लॉट नं: 301 ए, माळा नं: 3, इमारतीचे नाव: राजश्री रेसीडन्सी, ब्लॉक नं: नवरोजी लेन, रोड नं: घाटकोपर महाराष्ट्र, मुम्बई. पिन कोड:- 400086 पॅन नंबर: AHLPK0697D
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1) नाव:- वृषी मेहुल शाह; वय: 40; पत्ता:-प्लॉट नं: 402, माळा नं: 4, इमारतीचे नाव: पारस को आप हाऊ सोसा लि, ब्लॉक नं: नवरोजी लेन, रोड नं: वेस्ट, महाराष्ट्र, मुम्बई.; पिन कोड:- 400086; पॅन नं:- BDTPS0384J;
(9) दस्तऐवज करून दिल्याचा दिनांक	2) नाव:- प्रविणा प्रविण शाह; वय: 70; पत्ता:-प्लॉट नं: 402, माळा नं: 4, इमारतीचे नाव: पारस को आप हाऊ सोसा लि, ब्लॉक नं: नवरोजी लेन, रोड नं: वेस्ट, महाराष्ट्र, मुम्बई.; पिन कोड:- 400086; पॅन नं:- BGVPS0902H;
(10) दस्त नोंदणी केल्याचा दिनांक	23/07/2012
(11) अनुक्रमांक, खंड व पृष्ठ	26/07/2012
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	5923/2012
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	रु. 77,600/-
(14) शंरा	रु. 15,510/-



मुल्यांकनाची विचारात घेऊन घेतलेल्या तपशीलानुसार  
मुद्रांक शुल्क आकारणीचा निबंधक, कुर्ला-3

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

**खरी प्रत**

**सह. दुय्यम निबंधक, कुर्ला-3**  
**मुंबई उपनगर जिल्हा.**