

S. Ghadi

SALE DEED

TRANSFEROR

MS. AMI MEHTA

(30)

(30)

AND

TRANSFEREES

SMT. ANANDIBAI MOHANLAL BADSEWAL

(50)

SHRI. CAJESH MOHANLAL BADSEWAL

(30)

PREMISES

Flat No. A-804, area admeasuring 270 sq. ft. Carpet, in the 'A' Wing, on the 8th Floor, in the Building No. 4 known as "Tulip" of New Tulip Co-operative Housing Society Ltd., situated at Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101.

SMITA R. GHADI

Advocate & Legal Advisors

Stamp Duty, Registration, Adjudication of Documents, Society Opinion,
Formation and Conveyance

Shop No. 43, EMP-70/Phase4, Evershine Millennium Paradise, Thakur Village,
Kandivali (E), Mumbai - 400 101.

Cell No. 9967519204

Email : smita.ghadi@gmail.com



Friday, February 18, 2011
12:23:08 PM

Original
नोंदणी 39 म.
Regn. 39 M

पावती

पावती क्र. : 1464
दिनांक 18/02/2011

गावाचे नाव पोयसर

दस्ताऐवजाचा अनुक्रमांक

दस्ता ऐवजाचा प्रकार

वदर 5 - 01464 - 2011

करारनामा

सादर करणाराचे नाव: आनंदीबाई मोहनलाल बळसेवाल

नोंदणी फी

: - 30000.00

नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (आ. 11(2)),

रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (20)

: - 400.00

एकूण रू.

30400.00

आपणास हा दस्त अंदाजे 12:37PM ह्या वेळेस मिळेल

दुय्यम निबंधक

बोरीवली 2 (कांदिवली)

मह दुय्यम निबंधक बोरीवली-२

बाजार मुल्य: 2997200 रू. मोबदला: 3671000रू

भरलेले मुद्रांक शुल्क: 166150 रू.

देयकाचा प्रकार : डीडी/धनाकर्षद्वारे;

बँकेचे नाव व पत्ता: बँक ऑफ बडोदा;

डीडी/धनाकर्ष क्रमांक: 093867; रक्कम: 30000 रू.; दिनांक: 27/01/2011

मुबई उपनगर जिल्हा.

REGISTERED ORIGINAL DOCUMENT

RELEVERIED ON 18/02/11

SHCIL-MAHARASHTRA

SHCIL, 301, CENTER POINT, DR. B. AMBEDKAR ROAD, PAREL, MUMBAI, MUMBAI, Maharashtra, INDIA, PIN COD

Tel : 022-61778151
E-mail :**Mode of Receipt**

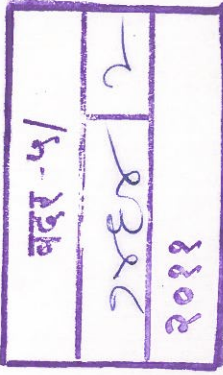
Account Id : mhshcil01

Receipt Id : RECIN-MHMHSH

Account Name : SHCIL-MAHARASHTRA

Receipt Date : 28-JAN-2011

Received From : SMT ANANDIBAI MOHANLAL BADSEWAL	Pay To :
Instrument Type : NEFT	Instrument Date : 27-JAN-2011
Instrument Number : BARBH11027209584	Instrument Amount : 166150 (One Lakh Sixty Six Thousand One)
Drawn Bank Details	
Bank Name : BANK OF BARODA	Branch Name : THAKUR VILLAGE
Out of Pocket Expenses : 0.0 ()	



SALE DEED

THIS **SALE DEED** made and entered into at Mumbai this day 18th of

31st FEB 2011;



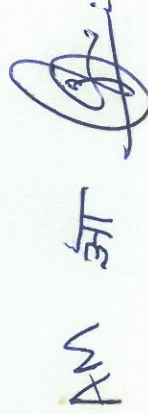
BETWEEN

MS. AMI MEHTA, an adult, Indian Inhabitant of Mumbai, residing at Flat No. A-804, New Tulip CHS Ltd., Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101, hereinafter referred to as "**THE VENDOR**" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include her heirs, executors, administrators, legal representatives and permitted assigns) of the **ONE PART**;

बदल-३/	3
2) SHRI. GAJESH	



1) **SMT. ANANDIBAI MOHANLAL BADSEWAL AND MOHANLAL BADSEWAL**, both adults, Indian Inhabitants of Mumbai, residing at Flat No. C-802, New Tulip CHS Ltd., Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101, hereinafter referred to as "**THE PURCHASERS**" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include their respective heirs, executors, administrators, legal representatives and permitted assigns) of the **OTHER PART**;

AM 31


WHEREAS:-

- a) Vide an Articles of Agreement dated 18th April 2006, made and executed by and between **M/S. GUNDECHA BUILDERS**, therein referred to as "**THE BUILDERS**" of the One Part, and **MS. AMI MEHTA**, therein referred to as "**THE PURCHASERS**" of the Other Part, the Builders therein agreed to sell and sold to the Purchaser therein the residential premises on ownership basis being Flat No. A-804, area admeasuring 270 sq. ft. carpet, in the 'A' Wing on the 8th Floor, in the Building No. 4 known as "Tulip", situated at Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101 (hereinafter referred to as "**the said Flat**") and more particularly described in the Schedule hereunder written, for the consideration and on the terms and conditions stated therein.
- b. The aforesaid Articles of Agreement dated 18th April 2006 has been duly stamped and registered with the Office of Sub Registrar of Assurance at Mumbai under Registration serial no. BDR5/03410/2006 dated 25.04.2006.
- c. Upon the formation of New Tulip Co-operative Housing Society Limited; a Society duly registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Registration No. MUM/WR/HSG/TC/13472/06-07 dated 24.07.2006 (hereinafter referred to as "**the said Society**") the said Ms. Ami Mehta became the registered member of the said Society and the said society issued its 5 fully paid up shares of Rs.50/- each aggregating to Rs.250/- bearing distinctive Nos. 156 to 160 (both inclusive) comprised in the Share Certificate No. 32 (hereinafter referred to as "**the said Shares**"). The said Share Certificate is still valid and subsisting and not forfeited by the said Society or any concerned Authority.
- d. By virtue of the aforesaid facts, the Vendor hereof is absolutely possessed of and seized of and otherwise well and sufficiently entitled to the said Flat and has every right to sell and transfer the said Flat.



REGISTRAR OF SOCIETIES, MUMBAI
25/04/06
AM MEHTA
is absolutely

AM MEHTA

- e. The Purchasers are desirous of acquiring rights of the said Flat along with all deposits and contributions made by the Vendor with various concerned local authorities including Reliance Energy/Mahanagar Gas, for the beneficial enjoyment and occupation of the said Flat for the consideration and on the terms and conditions hereinafter appearing.
- f. The Vendor has obtained No Objection Certificate and no dues pending certificate from the said Society for the purpose of transfer of the said Shares and said Flat to and in favour of the Purchasers.
- g. The Vendor has agreed to sell by way of transfer, the said Flat along with the right to the said Shares in respect of the said Flat together with all the deposits made in the said Society and made to other authorities/bodies for a total consideration of **Rs.36,71,000/- (Rupees Thirty Six Lacs Seventy One Thousand Only)** and the parties hereto have agreed upon the various terms and conditions and are desirous of reducing them into writing.

NOW THESE PRESENTS WITNESSETH AND THE PARTIES HERETO HEREBY AGREE AND UNDERTAKE AS FOLLOWS:

- 1) a) In pursuance of the consideration of the sum of **Rs.36,71,000/- (Rupees Thirty Six Lacs Seventy One Thousand Only)** paid by the Purchasers to the Vendor, on or before execution of these presents being the full purchase price/consideration as more particularly described in the receipt hereto (the payment and receipt ~~of~~ of the Vendor does hereby admit and acknowledge and ~~of~~ from the same and every part thereof do forever release and discharge the Purchasers).
- b) The Vendor has handed over vacant, quiet, peaceful and physical possession of the said Flat alongwith all the original documents/title in respect of the said Flat to the Purchasers prior to registration of these presents.



3671000/-
 the Purchasers)
 [Signature]

AMT
 [Signature]

2)

THE VENDOR DOES HEREBY COVENANT WITH THE PURCHASERS AS FOLLOWS:-

- a) That the Vendor is entitled to the beneficial interest in and upon the said Flat and hereby agreed to transfer and sell and no other person/s has/have any share, right, title, interest, claim or demand of any nature whatsoever in and upon the said Flat and the Vendor has good right, full power and absolute Authority to transfer and sell the same to the Purchasers.
- b) That the Vendor has not created any charge or encumbrance of whatsoever nature subject to what is stated earlier on the said Flat nor is the subject matter of any litigation or stay order nor is the subject matter of any attachment whatsoever (whether before or after judgment) or any prohibitory order under any law and the Vendor have not created any tenancy or leave and licence or any right whatsoever in favour of any one in respect of the said Flat.
- c) The Vendor undertakes to indemnify and keep indemnified the Purchasers against any loss, costs, charges and expenses the Purchasers may incur or suffer on account of any claim being made and established by any person or persons or institute found interested in the said Flat and further undertake to bear all costs, charges and duties that the Purchasers may suffer or incur on account of defending such claim in respect of the said Flat and or any part thereof.

d) The Vendor further indemnifies the Purchasers against any stamp duty, penalty, registration fees payable with respect to the said Flat prior to the execution of these presents and ~~if any claim arise in future with respect to the stamp duty and/or registration fee paid by the Vendor, the Vendor shall bear the same.~~

e) That the Vendor shall whenever required to do so from time to time and at all time hereafter, execute and sign or caused to be executed and signed all such letters, forms, applications, deeds, documents, writings and papers, if any, for more perfectly securing, assuring and effectually transferring the said Flat and unto and to the use of the Purchasers forever.



Vendor
<i>[Signature]</i>
Time to time and

[Handwritten signature]

- f) The Vendor shall be liable to pay property taxes, outgoings, maintenance charges and other statutory expenses payable in respect of the said Flat till handing over the vacant and peaceful physical possession of the said Flat to the Purchasers.
- g) That the Purchasers, upon possession of the said Flat, shall be entitled to peacefully hold, possess, occupy and enjoy the said Flat without any claim or demand whatsoever from the Vendor or any person or any persons lawfully or equitably claiming by, from, under or in trust for the Vendor.
- h) The Vendor shall give full co-operation to the Purchasers to get the approval of the said Society for transfer of the said Flat and in the name of the Purchasers and the admission of the Purchasers as members of the said Society.

3. **THE PURCHASERS HEREBY COVENANT WITH THE VENDOR AS FOLLOWS:**

- i) From and after the date of taking over possession of the said Flat, the Purchasers shall regularly pay to the said Society their contribution of all taxes and outgoings including electricity and Mahanagar gas charges payable in respect of the said Flat.
- ii) On being admitted as members of the said Society to duly observe, perform and abide by the rules, regulations and bye-laws of the said Society from time to time in force.

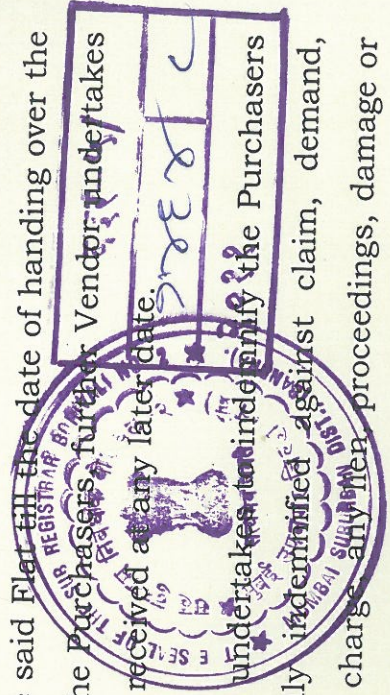
4. The Purchasers may from time to time and at all the times hereafter peaceably and quietly enter upon and exclusively occupy or possess and enjoy the said Shares and the ~~said Flat~~ conveyed to their as aforesaid with the appurtenances, income and profits thereof if any for their own use and benefit without any ~~suit, lawful eviction or interruption, claim or demand~~ whatsoever from ~~or by the Vendor or~~ her respective heirs, executors and administrators ~~or by any person or persons claiming by to~~ claim from or in trust for or any of them. २०११

5. The Purchasers shall hold the said Shares and the said Flat hereby conveyed freely, clearly and absolutely exonerated and forever released and discharged or otherwise by the Vendor and well and sufficiently

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saved, defended kept harmless and indemnified of, from or against all former and other estates, title, charges or encumbrances whatsoever made occasioned or suffered by the Purchasers or by any other person or persons by, from, under, or in trust for her.

6. The Vendor has assured the Purchasers that the said Shares and the said Flat has not been mortgaged and is free from all types of encumbrances and claim.
7. The Contribution towards the transfer charges payable to the said Society shall be borne and paid by the Vendor and Purchasers in equal proportion.
8. The stamp duty, registration charges, Advocate Charges in respect of this Sale Deed shall be borne and paid by the Purchasers alone.
9. The Vendor undertakes to sign such further documents, if any, required to transfer the said Shares and the said Flat to the name of the Purchasers in the records of the said Society till the day the said Shares and the said Flat are fully transferred in the name of the Purchasers.
10. The Purchasers shall not be called upon by the Vendor to make additional payment of any other sum of money other than that has been expressly agreed upon in these presents.
11. The Vendor will be responsible for clearing the liability outgoings i.e. maintenance, taxes dues, electricity bills, and/or any other dues with the said Society with respect of the said Flat ~~up to the date of handing over the possession of the said Flat to the Purchasers~~ for the Vendor undertakes to clear the bills, if the bills are received at any later date.
12. The Vendor hereby agrees and undertakes ~~to indemnify the Purchasers~~ to indemnify the Purchasers and keep the Purchasers fully indemnified against claim, demand, liabilities, expenses, litigations, charges, ~~any other~~ proceedings, damage or loss that may arise against the Purchasers consequent upon any claim being made by any person or persons in respects of said Flat or arising out of the transfer made under these presents by the Vendor including in respect of the said Flat.



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13. This Sale Deed has been executed in Mumbai as the property is situated in Mumbai and the payments are made in Mumbai hence it is subject to Mumbai Jurisdiction only.

THE SCHEDULE ABOVE REFERRED TO

Flat No. A-804, area admeasuring 270 sq. ft. Carpet, in the 'A' Wing, on the 8th Floor, in the Building No. 4 known as "Tulip" of New Tulip Co-operative Housing Society Ltd., situated at Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101, on the land bearing C.T.S. No. 809 of Village Poisar, Taluka Borivali, within the Registration District and Sub-District of Mumbai City and Mumbai Suburban.

IN WITNESS WHEREOF the parties hereto have hereunto set their respective hands, the day, month and year first hereinabove written.

SIGNED AND DELIVERED

By the withinnamed Vendor

MS. AMI MEHTA

P.A.No.ARLPM4928M

In the presence of:

1. *J. K. Khanna*

2.



SIGNED AND DELIVERED

By the withinnamed Purchasers

SMT. ANANDIBAI MOHANLAL BADSEWAL

P.A.No.AKTPB3411H

SHRI. GAJESH MOHANLAL BADSEWAL

P.A.No.AFRPB5479E

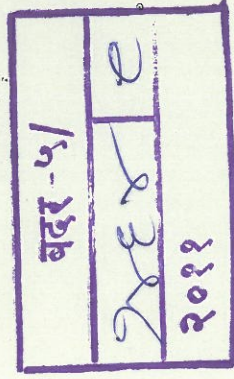
In the presence of:

1. *J. K. Khanna*

2.



आनंदीबाई



RECEIPT

RECEIVED from withinnamed Purchasers a sum of **Rs.36,71,000/- (Rupees Thirty Six Lacs Seventy One Thousand Only)**, as and by way of full and final Consideration towards the Purchase of Flat No. A-804, area admeasuring 270 sq. ft. Carpet, in the 'A' Wing, on the 8th Floor, in the Building No. 4 known as "Tulip" of New Tulip Co-operative Housing Society Ltd., situated at Valley of Flowers, Thakur Village, Kandivali (East), Mumbai - 400 101, on the land bearing C.T.S. No. 809 of Village Poisar, Taluka Borivali, within the Registration District and Sub-District of Mumbai City and Mumbai Suburban in the following manner:

CHEQUE/ Tx. NO.	DATE	DRAWN ON	AMOUNT
135654	01.12.10	Citi Bank, Mumbai	Rs.11,000/-
272558	26.01.11	BOB, Thakur Village Branch	Rs.5,39,000/-
BARBH110 38706682	07/02/11	BOB, Thakur Village	Rs.12,89,000/-
BARBH110 46805150	15/02/11	BOB, Thakur Village	Rs.19,00,000/-
TOTAL			Rs.36,71,000/-



Rs.36,71,000/-

I say received

Ami Mehta

MS. AMI MEHTA

बंदरा - ५/
२४४४२०
२०११

WITNESS:

1.

2.



मालसत्ता पत्रक

तालुका/ज.भु.आ.का. -- **म.भु.अ.गोरेगाव**

विधा/बोले -- **घांठिसर**

जिल्हा --

शासनाने दिलेल्या आदेशानुसार खालीलप्रमाणे तयारीत आणि त्याच्या फेर सुधारणांकडे धनिके तिकीट

भार प्रमाण क्रमांक **६३**
ची सी

८०४/अ/१३ ११११.० नाही

सुचनाधिकार

हक्काचा मुळ धारक

पट्टेदार

इतर गार

धारक सौ

दिनांक	व्यवहार	खंड क्रमांक	नविन धारक (आ) पट्टेदार (प) किंवा भार (भा)	साक्षात्करण
२३/११/२०००	भा. विस्तारामिळकरी मुंबई उपनगर जिल्हा यांचे कडील क्र सी २/२/०२/२००१ नुसार दि. २३/११/२००१ या नोंदीतील प्रमाणे निष्काधिकारी पासून आदेशान्वये पयान हस्तगत करून घेतले त्या ऐवजी खासतऱ्या प्रमाणे घाटाची आदेशान्वये न. भू. क्र ८०४/अ/१३ची नविन मिळकत पॉत्रिक उघडली व ११११.० चौ. मि. क्षेत्र दाखल केले व धारक सवरी सेती व इतर हक्क दाखल केला		शेती	दे रकर क्र.८७० प्रमाणे सी - २३/११/२००० न.भू.अ.गोरेगाव सही XXXX
१२/२/२००१	हक्कील सुधारणक क्र न. भू. पोस्टपो.र.न. २१२/२०००/२००१ दि. १२/०२/२००१ नुसार दि. २३/११/२००० या नोंदीतील प्रमाणे निष्काधिकारी पासून आदेशान्वये पयान हस्तगत करून घेतले त्या ऐवजी खासतऱ्या प्रमाणे घाटाची आदेशान्वये न. भू. क्र ८०४/अ/१३ची नविन मिळकत पॉत्रिक उघडली व ११११.० चौ. मि. क्षेत्र दाखल केले व धारक सवरी सेती व इतर हक्क दाखल केला			दे रकर क्र.८७८ प्रमाणे सी - २३/११/२००१ न.भू.अ.गोरेगाव सही XXXX



बदर - ५१ / २४६४ / १३
२०११

न.भू.अ.गोरेगाव
मुंबई उपनगर जिल्हा

तपासणी करणारा -

उरी नकसल -

जमई क्रमांक
जमई आख्यापी तारीख 23/11/02
नकसल दिव्याची तारीख 23/11/02
संपन्न रेथार

धावता क्रमांक
सुधारणक क्रमांक
नकसल क्रमांक
नकसल दिव्याची तारीख
संपन्न रेथार



बदर - ५१ / २४६४ / १३
२००६

प्रतिनिधि
३/११/०२
२३/११/०२

५१/२१/११

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Mr. g m U

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BRIHANMUMBAI MAHANAGARPALIKA
NO. CHE/A-2064/BP(WS)/AR

11 5 DEC 2004

OFFICE OF THE

Secy. Bldg. (W/S) P. J. R. Wadgaonkar
Dr. Babasaheb Ambedkar Market Bldg.
Kandivalli (West), Mumbai-400 002

Shri K.E. Vaid,
C.A. to Owner.

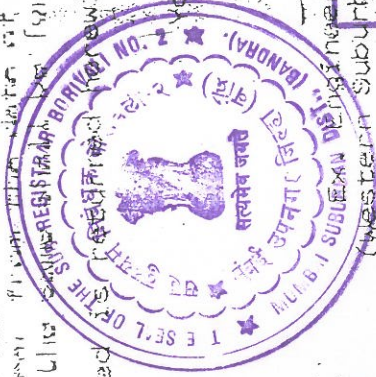
Subject : Permission to occupy the completed building No. 4 on Plot No. II, CTS No. 809/A of village Poisar at Kandivalli (East).

Reference : Your Arch's letter u/no.B/1851, dated 18.10.2004.

The development work of Residential building No. 4 comprising of Wing A, C & D. Stilt + 8 upper floors and Wing B Ground (pt) + Stilt (pt) + 8 upper floors on plot bearing C.T.S. No. 809, 812, 823, 809/A, 809-A/1/11 to 13, 809-A/1/15 to 18 of Village Poisar at Kandivalli (East) completed under the supervision of Shri K.E. Mehta, Licenced Architect having Lic. No. M/53, Shri Vikram Mehta, Licenced Structural Engineer, having Licence No.STR/M/83 and Lic. Site Supervisor, Shri B.S. Vora, having Licence No.V/23/SS-I, may be occupied on the following conditions.

1. That the certificates U/s 270A of B.M.C. Act shall be obtained from A.E.W.R/South and a certified copy of the same shall be submitted to this office.
2. That the Co-OP. Hsg. Society shall be formed and registered within three months from the date of issue hereof, or before B.C.C. whichever is earlier.

3. That all the deposit shall be claimed within 6 years from the date of payment or within year from the date of R.O.C. whichever is earlier, failing which the same shall be forfeited.
- A set of plan duly signed with in token of approval.



11 5 DEC 2004

- Copy to :
1. Architect, Shri K.A. Mehta, R/South
 2. Asstt. Commissioner, 4. D.Y.A.&C. (W.S.) Bangalore
 3. E.E.V.
 5. A.E.W.R/South, 6. A.H.S. (R-III),
 7. City Survey Office.

For information please.

ANN
311

Ex. Engr. Bldg. Proposals
(Western Suburbs) R. Wards.
15/12/04

①



* नोंदणीचे प्रमाणपत्र *

नोंदणीकोटाक: एमडूमिडलु आर/एसएसए/टीसी/१३५७२/०९/सु/सन२००६

या प्रमाणपत्रद्वारे प्रमाणित करण्यात येत आहे की,
शु सुविधा को-ऑपरेटिव्ह हॉमिंग सोसायटी लिमिटेड

सर्व्हे नं. ३१ [पार्ट], ३५, ३६, ३७, लीटोरस नं. ८०६(डि), ८१० ते ८११

ठाडुर विव्हेन, कांदिवली [पूर्व], मुंबई - ४०० १०६.

ही संस्था महाशू सहाकारी संस्थाचे अधिनियम १९६० मधील
(सिन ३९३९ चा महाशू अधिनियम क्र. २४) कलम ९(१) अन्वये
नोंदरिण्यास आलेली आहे. उपरिनिर्दिष्ट अधिनियमाच्या
३ महाराष्ट्र सहाकारी संस्थे नियम १९६९ मधील
अन्वये संस्थेचे वर्गीकरण "गृहनिर्माण

संस्थेकरिता "मंडळ सहाकारी गृहनिर्माण



कार्यालय, ठाडुर

सही

हुवा

बदल - ५/
१५१६१६ अडि३
२०११

२०११ मध्ये
वर्षाभर वस्था 'आर' विभाग - ५

मुंबई

दिनांक: २४ ०७ / २००६

AN
आ



Tulip

New Tulip Co-op Housing Society Ltd

[Reg. No. MUM / WR / HSG / TC /13472 /06 /07 Dated 24-07-2006
Valley of Flowers, Thakur Village, Kandivali (East), Mumbai 400 101
Email: tulipchsl@gmail.com

NT/2010-11

mobile no 9324171484

Ref.168/A/803-804/Jan/2010-11

Date: 20.01.2011

TO WHOMSOEVER IT MAY CONCERN

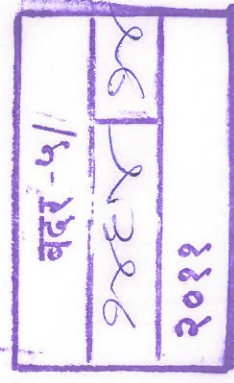
This is to certify that **Ms. Ami Mehta** is a bonafide member of our Society and staying at flat no **A/804**. She has paid all the Maintenance dues of the Society up to 31st January - 2011.

Society has **no objection** for the member to sell the said flat to **Smt. Anandibai Mohanlal Badsewal**, subject to the submission of all laid down documents along with laid down fees as per Bye-law & letter of clearance of lien from bank, if any.

For new Tulip CHS Ltd.

S.P. Mehra

Hon. Secretary.



AMN
31

SHARE CERTIFICATE

New Tulip

CO-OPERATIVE HOUSING SOCIETY LTD.

(Registered under the Maharashtra Co-Op. Societies Act, 1960)

Reg. No.: MUM / WR / HSG / TC / 13472 / 06 / 07 / 2006

(Authorised Share Capital : Rs. 1,00,000/- divided into 2,000 Share of Rs. 50/ each)

Share Certificate No.: 32 Member's Regn. No.: 32 No. Of Shares: 5

This is to certify that Shri / Smt. / M/s. Ami Mehta

is the Registered Holder of 5 fully paid up Shares of Rupees Fifty each numbered

from 156 To 160 (both inclusive), in NEW TULIP CO-OPERATIVE

HOUSING SOCIETY LTD., Subject to the Bye-Laws of the said Society

Given under the common Seal of the said Society on this 12 Day of June 2009

M. J. Shah
Authorised
Member

[Signature]
Secretary

[Signature]
Chairman

P.T.O.

3302
56 2326
14-225



[Signature]
AM

आयकर विभाग
 INCOME TAX DEPARTMENT
 AMI PRAFUL MEHTA
भारत सरकार
 GOVT. OF INDIA
 29112007

PRAFUL MANSUKHLAL MEHTA
 03/06/1978
 Permanent Account Number
 ARLPM4928M
Pmehta
 Signature

आयकर विभाग
 INCOME TAX DEPARTMENT
 ANANDIBAI BADSEWAL
भारत सरकार
 GOVT. OF INDIA

MANGILAL SAUJIRAM GANGWAL
 01/05/1955
 Permanent Account Number
 AKTPB3411H
आनंदीबाई
 Signature



बंदर-५/
 १००४ १९
 २०११

आयकर विभाग
 INCOME TAX DEPARTMENT
 GAJESH M BADSEWAL
भारत सरकार
 GOVT. OF INDIA

M J BADSEWAL
 10/04/1980
 Permanent Account Number
 AFRPB5479E
[Signature]
 Signature

भारत सरकार
GOVT. OF INDIA
आयकर विभाग
INCOME TAX DEPARTMENT
SUBHASH BHUVAD
GOPAL VITTAI BHUVAD
30/03/1982
Permanent Account Number
APQP88720F
22042008
Signature



बदर - ५/		
२०११	१५	
२०११		

THE UNION OF INDIA
MAHARASHTRA STATE MOTOR DRIVING LICENCE
DL No. MH02 20100071395
Valid till: 04-04-2015 (NT)

FORM T
RULE 6(C)



AUTHORISATION TO DRIVE FOLLOWING CLASS
OF VEHICLES THROUGHOUT INDIA
COV
LAW
MCWG



DOB : 08-05-1948 BG :
Name : SANTOSH KHEMANI
S/DW of HARI PRASHAD KHEMANI
ADD A-701702, NEW TULIP CHS LTD., GUNDECHAS VAILEY
CF FLOWERS THAKUR VILL., KANDIVALI (E),
MUMBAI -400101
PIN :
Signature & ID of
Issuing Authority: MH02 2010311

Signature/Thumb
Impression of Holder



बदल - ५/
२०११



दस्त गोषवारा भाग-1

वदरुड
दस्त क्र 1464/2011
२९

18/02/2011 दुय्यम निबंधक:

12:25:21 pm बोरीवली 2 (कादिवली)

दस्त क्रमांक : 1464/2011

दस्ताचा प्रकार : करारनामा

अनु क्र. पक्षकाराचे नाव व पत्ता

पक्षकाराचा प्रकार

छायाचित्र

अंगठ्याचा ठसा

1 नाव: आनंदीबाई मोहनलाल बडसेवाल - -
पत्ता: घर/फ्लॉट नं: सी/801, तुलीप ऑफ न्यु तुलीप को
ऑप हो सो लि, व्हॅली ऑफ फ्लॉवर्स, ठाकुर
विलेज, कादिवली पु मु 101
गल्ली/रस्ता: -
ईमारतीचे नाव: -
ईमार



आनंदीबाई

2 नाव: गजेश मोहनलाल बडसेवाल - -
पत्ता: घर/फ्लॉट नं: वरीलप्रमाणे
गल्ली/रस्ता: -
ईमारतीचे नाव: -
ईमारत नं: -
पेट/वसाहत: -
शहर/गाव:-
तालुका: -
पिन: -
पॅन नम्बर: AFRPB5479E



लिहून घेणार
वय 30
सही

3 नाव: अमी मेहता - -
पत्ता: घर/फ्लॉट नं: ए/804, ए विंग, आठवा मजला,
बिल्डिंग नं-4, तुलीप ऑफ न्यु तुलीप को ऑप हो सो लि,
व्हॅली ऑफ फ्लॉवर्स, ठाकुर विलेज, कादिवली पु मु 101
गल्ली/रस्ता: -
ईमारतीचे



लिहून देणार
वय 30
सही
Aami





दस्त गोषवारा भाग - 2

वदरस

दस्त क्रमांक (1464/2011)

20

दस्त क्र. [वदरस-1464-2011] चा गोषवारा
बाजार मुल्य :2997200 मोबदला 3671000 भरलेले मुद्रांक शुल्क : 166150

पावती क्र.:1464 दिनांक:18/02/2011
पावतीचे वर्णन

नांव: आनंदीबाई मोहनलाल बडसेवाल - -

दस्त हजर केल्याचा दिनांक :18/02/2011 12:18 PM
निष्पादनाचा दिनांक : 18/02/2011
दस्त हजर करणा-याची सही :

आनंदीबाई

दस्ताचा प्रकार :25) करारनामा

शिकका क्र. 1 ची वेळ : (सादरीकरण) 18/02/2011 12:18 PM

शिकका क्र. 2 ची वेळ : (फी) 18/02/2011 12:23 PM

शिकका क्र. 3 ची वेळ : (कबुली) 18/02/2011 12:25 PM

शिकका क्र. 4 ची वेळ : (ओळख) 18/02/2011 12:25 PM

दस्त नोंद केल्याचा दिनांक : 18/02/2011 12:25 PM

ओळख :

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

1) सुमाष भुवड- - , घर/फ्लॅट नं: सिध्दीविनायक सोसा, कादिवली पु मुं 101

गल्ली/रस्ता: -

ईमारतीचे नाव: -

ईमारत नं: -

पेट/वसाहत: -

शहर/गाव:-

तालुका: -

पिन: -

2) संतोष खेमानी- - , घर/फ्लॅट नं: वरीलप्रमाणे

गल्ली/रस्ता: -

ईमारतीचे नाव: -

ईमारत नं: -

पेट/वसाहत: -

शहर/गाव:-

तालुका: -

पिन: -



Signature

डु. निबंधकाची सही
बोरीवली 2 (कादिवली)

प्रमाणित करणेत येते की, या

दस्तामध्ये एकूण सही आहेत.

सह दुय्यम निबंधक. बोरीवली क्र. २,

मुंबई उपनगर जिल्हा.

वदर-५/१४४/२०११

पुस्तक क्रमांक १, क्रमांकबर

नं दला

दिनांक : 18 FEB 2011

सह दुय्यम निबंधक. बोरीवली क्र. २,

मुंबई उपनगर जिल्हा.





दस्ताक्रमांक व वर्ष: 1464/2011

Friday, February 18, 2011

12:25:36 PM

दुय्यम निबंधक: बोरीवली 2 (कांदिवली)

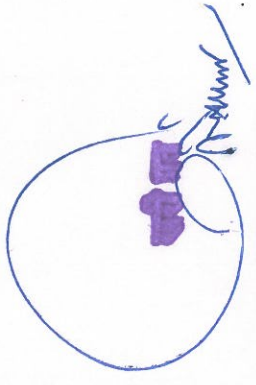
नॉंदणी 63 म.

Regn. 63 m.e.

सूची क्र. दोन INDEX NO. II

गावाचे नाव : पोयसर

- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणा देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 3,671,000.00
बा.भा. रु. 2,997,200.00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)
(1) सिटिएस क्र.: 809 वर्णन: सदनिका क्र ए/804, ए विंग, आठवा मजला, बिल्डिंग नं-4, तुलीप ऑफ न्यु तुलीप को ऑप हो सो लि, कॅली ऑफ फ्लॉवर्स, ठाकुर विलेज, कांदिवली पु मुं 101
(1)30.11 चौ मी बिल्टअप
- (3) क्षेत्रफळ
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा
- (5) दस्तावेज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता
(1) अमी मेहता - ; घर/प्लॉट नं: ए/804, ए विंग, आठवा मजला, बिल्डिंग नं-4, तुलीप ऑफ न्यु तुलीप को ऑप हो सो लि, कॅली ऑफ फ्लॉवर्स, ठाकुर विलेज, कांदिवली पु मुं 101; गल्ली/रस्ता: - ; ईमारतीचे नाव: - ; ईमारत नं: - ; पेठ/वसाहत: - ; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: ARLPM4928M.
- (6) दस्तावेज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता
(1) आनंदीबाई मोहनलाल बडसेवाल - ; घर/प्लॉट नं: सी/801, तुलीप ऑफ न्यु तुलीप को ऑप हो सो लि, कॅली ऑफ फ्लॉवर्स, ठाकुर विलेज, कांदिवली पु मुं 101; गल्ली/रस्ता: - ; ईमारतीचे नाव: - ; ईमारत नं: - ; पेठ/वसाहत: - ; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: AKTPB3411H.
(2) गजेश मोहनलाल बडसेवाल - ; घर/प्लॉट नं: वरीलप्रमाणे, गल्ली/रस्ता: - ; ईमारतीचे नाव: - ; ईमारत नं: - ; पेठ/वसाहत: - ; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: AFRPB5479E.
- (7) दिनांक करून दिल्याचा 18/02/2011
- (8) नोंदणीचा 18/02/2011
- (9) अनुक्रमांक, खंड व पृष्ठ 1464 /2011
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 166150.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 30000.00
- (12) शंरा



सद. दुय्यम निबंधक, बोरीवली क्र. २
मुंबई उपनगर जिल्हा.