

To,
The Branch Manager,
Union Bank of India
RLP Nashik Branch
Nawandar Sankul, 1366, Racca Colony, Near Soni Paithani, Sharanpur Road,
Nashik – 422 002, State – Maharashtra, Country – India.

Sub: Vetting of Supplementary Agreement

Sir,

With reference to above subject, we have evaluated the Vetting of Supplementary Agreement for Residential Flat No. A-502, 5th Floor, A-Wing, "Akshar Vishwa", Survey No. 197 / 1 to 10(P) /198/ 199/ 1/ 200(P)/ 201, Plot No. 161 to 166 & 179 to 184, Near Audumber Banquet & Lawns, Village - Mhasrul, Meri- Rasbihari Link Road, Taluka & District - Nashik, PIN - 422 004, State - Maharashtra, Country – India belongs to **Mr. Gajanan Namdeo Surywanshi & Mrs. Nayana Gajanan Surywanshi.**

We have verified the rates quoted as per current market rates. Details of Vetting of Supplementary Agreement considered as per copy of Vetting of Supplementary Agreement between **Mr. Gajanan Namdeo Surywanshi & Mrs. Nayana Gajanan Surywanshi** (First Party). **Mr. Pankaj Pravin Bhai Pokar** (Second Party) received on dated March 2024. The Vetting of Supplementary Agreement amount is **Rs. 5,00,000/- (Rupees Five Lakh Only)**
The said Cost Vetting Certificate is valid upto next 6 months Only.

Thanking you

Sincerely yours

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

Sharadkumar

B. Chalikwar

Director

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmd@vastukala.org, c=IN
Date: 2024.03.15 14:59:30 +05'30'

Auth. Sign.

(Handwritten Signature)



On or towards

East : Colony Road
 West : Colony Road
 South : Colony Road
 North : Adjacent Plot No 167 and 178

All the said property together with all things appurtenant thereto and all rights of access and easement thereof.

ALL THAT part and parcel of the constructed Flat No. A-502 adm. 79.87 sq. mtrs. rera carpet area + usable area of Balconies adm. 11.97 sq. mtrs. on Fifth Floor in the Building A Wing from and out of AKSHAR VISHWA, duly constructed on the land property, more particularly described in Schedule-I written herein above, and bounded as under :-

on or towards

East : Marginal Space and Road
 West : Lobby, Duct and Flat no. A-503
 South : Marginal Space and Road
 North : Flat no. A-501

Extra Construction & Modification which is to be provided in the above referred R/B

Sr. No.	Particulars	Amt. of Consideration
1.	Painting for all rooms Biria putty including material and labor etc. complete.	Rs. 1,50,000/-
2.	False Ceiling for all rooms and Wall as per client design including material and labor etc. Complete d	Rs. 1,60,000/-
3.	Extra Kitchen platform in kitchen with granite top with sink including material and labor etc. Complete.	Rs. 70,000/-
4.	All rooms air condition consoled copper Pipe including material and labor etc. Complete.	Rs. 80,000/-
5.	Safety Door	Rs. 40,000/-
	Total	Rs. 5,00,000/-

The Vetting of Supplementary Agreement amount is **Rs. 5,00,000/- (Rupees Five Lakh Only)**

The Purchaser has paid total amount of Rs. 50,000/- BY CHEQUE NO 647522 to HDFC BANK and Remaining will amount Rs.4,50,000/-pay from UNION BANK OF INDIA.

IN WITNESS WHEREOF the parties hereto have hereunto subscribed their respective hands on this day, month and year hereinabove mentioned.



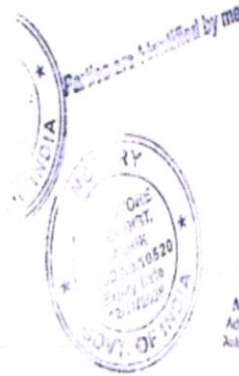
SIGNED AND DELIVERED
 BY THE WITHIN NAMED VENDOR
MR. PANKAJ PRAVINBHAI POKAR



SIGNED AND DELIVERED
 BY THE WITHIN NAMED PURCHASER :
1) MR. GAJANAN NAMDEO SURYAWANSHI



2) MRS. NAYANA GAJANAN SURYAWANSHI



Vetting of Supplementary Agreement



SUPPLEMENTARY AGREEMENT

THIS SUPPLEMENTARY AGREEMENT is made and executed at Nashik on this day of **MARCH** in the year of **2024**.

BETWEEN

MR PANKAJ PRAVINBHAI POKAR PAN NO. BJLPP7967E Age- 33 years, A-604 AKSHAR NEST APT.,SHREE RAM NAGAR, MHASRUL, NASHIK - 422003. hereinafter referred to as the "VENDORS" (which expression shall unless it be repugnant to the context or meaning thereof mean and include the his/her/their legal heirs, successors, executors, administrators, assigns, etc.) of the First Part;

AND

1)MR.GAJANAN NAMDEO SURYAWANSHI, PAN CARD No AXCP3998J Age 47 years

2)MRS.NAYANA GAJANAN SURYAWANSHI, PAN No. DERPS 6875 H Age 41 years

BOTH R/O Flat No. 03, Gokulcham Apartment, Near Uma Darshan Society, Kala Nagar, dori Road, Mhasrul, Nashik- 422004.

Hereinafter referred to as "THE PURCHASER " (which expression shall mean and include his/her/their legal heirs, successors, representatives etc.) of the Other Part;

AND WHEREAS the amount of consideration between the for the said flat with the amenities as provided therein is fixed at **Rs. 5,00,000/-**.

AND WHEREAS in addition to the amenities agreed to be provided by the Vendor, the Purchaser wants extra construction and modification to be provided in the said flat. The Purchaser requested the Vendor to provide the said construction and modification at Purchaser's cost (which are more particularly described in the schedule written herein under) the Vendor accepted the request and agreed to provide the extra construction and modification on the terms & conditions written herein under.

NOW THEREFORE THIS SUPPLEMENTARY AGREEMENT WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES AS UNDER-

That the Vendor shall provide the extra construction and modification as shown in the annexure written herein under in the above flat at and for the consideration of **Rs.5,00,000** The Purchaser has paid total amount of **Rs.50,000/- BY CHEQUE NO 647522 to HDFC BANK** and Remaining will amount **Rs.4,50,000/-pay from UNION BANK OF INDIA.**

SCHEDULE - I OF THE SAID PROPERTY REFERRED TO ABOVE

SCHEDULE - I OF THE SAID PROPERTY REFERRED TO ABOVE

All that piece and parcel of the Non-Agricultural land property of Plot Nos. 161 to 166 & 179 to 184 totally admeasuring area 2312.00 sq. mtrs. – Road widening area 102.00 sq. mtrs. i.e. 2210.00 sq. mtrs. bearing Survey No. 197/1 to 10 P/198/199/1/200 P 201, lying, being and situated at Village: Mhasrul, Taluka & District : Nashik, within the limits of Nashik Municipal Corporation and within the Registration and Sub-Registration District of Nashik, and collectively bounded as under:-

