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शामन परिपत्रक क्रमांक. २०००/१४/प.क. २५/म-१, दि. २४/३/२०००

# GENERAL STAMP OFFICE

TOWN HALL, FORT, MUMBAI - 400 023.

RECEIPT FOR PAYMENT TO GOVERNMENT

NOT TRANSFERABLE

Receipt No. :

Receipt Date :

Received From :

MR. ALKESH R. SHAH & ORS

On Account of :

102-111

MUMBAI COURT NO. 7

Mode of Payment	DD/PO/CHQ/ RBI-Challan No.	Date	Bank Name & Branch	Area Code	Amount (In Rs.)
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PO	29854	01/11/2004			31250.00
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Bank Name : BANK OF INDIA (BOI)  
Branch Name : SMALL SCALE INDUSTRIES (SSI)

Case No. :

Lot No. :

Lot Date :

Total D. O. :

Sr. No	Description of Stamps / Franking	Quantity	Denomination	Amount (in Rs.)
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वदर-१/
६०९८/१९
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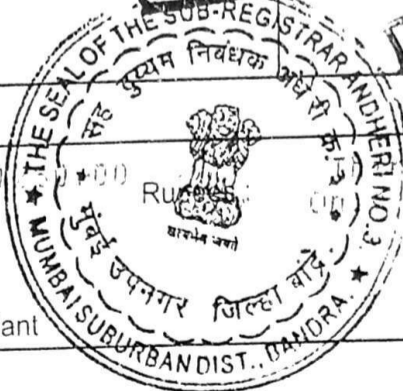
Total :

Rs. :

Rs. One Thousand Two Hundred Fifty

Cashier / Accountant

Signature / Designation



DELIVERED



25  
31/10

Partners are having two husbands

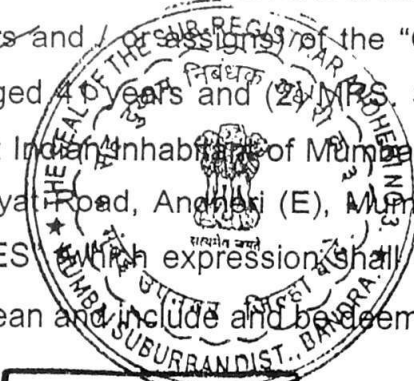
### AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE is made and entered into at Mumbai this \_\_\_\_\_ day of \_\_\_\_\_ 2004 (in the year Two Thousand Four) between Shri TEJ KRISHEN KAUL, aged 51 years, an adult Indian Inhabitant of Mumbai, presently residing at Flat No. B-18, IA Shelter Co.Op.Hsg.Society Ltd., Green Lane, Sher-e-Punjab C.H.S. Ltd. Mahakali Caves Road, Andheri (E), Mumbai-400093, hereinafter referred to as "THE TRANSFEROR" (which expression shall unless it be repugnant to the context or meaning there of shall mean and include and be deemed to mean and include his heirs, executors, legal representatives, administrators and / or assigns) of the "ONE PART" and (1) MR. ALKESH RAJNIKANT SHAH, aged 41 years and (2) MRS. SURYABEN RAJNIKANT SHAH, aged 66 years, both adult Indian Inhabitants of Mumbai, at present residing at 2/5 Vasudev Nagar, Parsi Panchayat Road, Andheri (E), Mumbai-400069 hereinafter referred to as "THE TRANSFEREES" (which expression shall unless it be repugnant to the context or meaning thereof mean and include and be deemed to mean



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MAH-GSD/0063

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Tej  
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ST. SUPERINTENDENT OF STAMPS  
BANDRA.

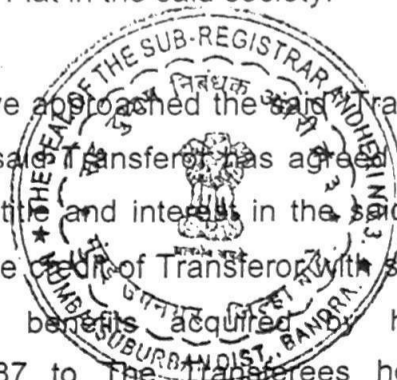
and include their heirs, executors, legal representatives administrators and / or assigns) of the "OTHER PART".

WHEREAS IA Shelter Co.Op.Hsg.Soc. Ltd. was Registered under the provisions of Maharashtra Co-operative Housing Societies Act, 1960, having Registering No. BOMW/KE/HSG/TC/716/84-85, dated 02-05-1985 by Deputy Registrar Co.Op.Societies Mumbai.

AND WHEREAS by virtue of an Agreement/Allotment letter dated 1<sup>st</sup> July 1987 entered into Between INDIAN AIRLINES LIMITED therein referred to as "THE PROMOTER" of the One Part and Mr. TEJ KRISHEN KAUL therein referred to as "THE ALLOTTEE/PURCHASER" of the Other Part. Mr. Tej Krishen Kaul, allotted and/or acquired the residential flat no. B-18 admeasuring 540 sq.ft. built up area equivalent to 50.17 sq.mts built up area on the 2<sup>nd</sup> floor in the building known as "IA Shelter Co.Op.Hsg.Soc. Ltd., situated at Mahakali Caves Road, Village Mogra, Andheri (E), Mumbai - 400093, from the said Promoter and paid proper consideration price thereof and took possession thereof and as such the Transferor was entitled to and was in exclusive control, use enjoyment, occupation and possession of the flat no B/18 (hereinafter referred to as "THE SAID FLAT. ") and more specifically described in the schedule of Property hereunder on terms and conditions stated therein.

WHEREAS The Transferor is a allottee, owner and bonafide valid member of Flat No. B/18, 2<sup>nd</sup> Floor, Plot No. 70/71/72, IA Shelter Co.Op.Hsg.Ltd. comprising Plot No. 70,71 and 72 Sher-e-Punjab C.H.S. Ltd., Andheri (E), Mumbai - 400 093, bearing Registration No. BOMW-KE/ HSG/TC/716/84-85 DATED 02-05-1985 (hereinafter referred to as "THE SAID SOCIETY") and is a legal bonafide registered member of the said society is holding five shares of Rs. 50/- (Rupees Fifty) each bearing Sr. No. 61 to 65 (both inclusive) under a share certificate bearing sr. no. 13 issued by the said society (hereinafter referred to as "THE SAID SHARE CERTIFICATE") and by virtue of his registered membership and share holding of the said society has full rights, title, interest and benefits to own, occupy and posses the said Flat in the said society.

AND WHEREAS the said "TRANSFEREES" have approached the said "Transferor" for the purchase of the said flat and whereas the said Transferor has agreed to sell and transfer to THE TRANSFEREES all the rights, title and interest in the said Flat, said share certificate and all deposits and funds at the credit of Transferor with said society including all his rights, title, interest and benefits acquired by him under agreement/allotment letter dated 1<sup>st</sup> July 1987 to The Transferees herein. The Transferees herein have agreed to acquire and purchase from the Transferor the "Said



*Tej Krishen Kaul*  
*[Signature]*

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Flat" on ownership basis along with said share certificate and all deposits and funds at the credit of the Transferor with said society for a total consideration price of Rs. 9,50,000/- (Rupees Nine lakh fifty thousand) only on the terms and conditions mentioned herein below.

**NOW THIS AGREEMENT FOR SALE WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES AS UNDER:-**

1. The Transferor hereby states and declares that he had obtained necessary permission and/or no objection certificate dated 2<sup>ND</sup> June 2004 from the said society for sale and transfer of the said flat no. B/18 of the said society in favour of The Transferees.

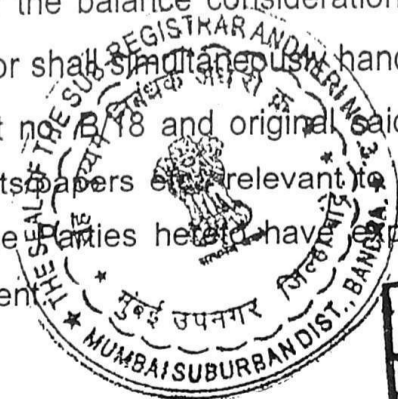
2. The Transferor has agreed to sell and transfer and the Transferees herein have agreed to acquire and purchase all rights, title and interest of the Transferor in the "Said Flat" and the said share certificate of the said society for total consideration price of Rs. 9,50,000/- (Rupees Nine Lakhs Fifty Thousand) only to be paid by The Transferees to The Transferor in the manner herein below mentioned.

a(I) On or before the execution of this Agreement The Transferees have paid to The Transferor the Advance Earnest Money of Rs. 11,000/- (Rupees Eleven Thousand) only by crossed Account Payee cheque no. 351527 Dated 29<sup>th</sup> April 2004 drawn on HDFC Bank Andheri (East) Branch, Mumbai-69.

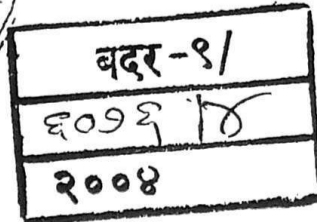
(II) The part consideration price of Rs.40,000/- (Rupees Forty Thousand) only by crossed Account Payee cheque no. 641329 Dated 7<sup>th</sup> May 2004 drawn on The Veerashaiva Co-op Bank Limited Old Nagardas Road, Andheri East, Mumbai-69.

(III) The part consideration price of Rs. 6,49,000/- (Rupees Six Lakhs Forty Nine Thousand) only by crossed Account Payee Pay Order no. \_\_\_\_\_ Dated \_\_\_\_\_ drawn on The Veerashaiva Co-op Bank Limited Old Nagardas Road, Andheri East, Mumbai-69. The Transferor herein doth hereby admit and acknowledge the receipt of the same.

b) The Transferees shall pay to The Transferor the balance consideration price of Rs. 2,50,000 (Rupees Two Lakhs and Fifty Thousand) only on or before 10<sup>th</sup> Nov 2004 and on receipt of the balance consideration price being the full and final payment, The Transferor shall simultaneously handover the vacant and peaceful possession of said Flat no. B/18 and original said share certificate no. 13 and other original documents/papers etc. relevant to the said Flat no. B/18 to The Transferees herein. The Parties hereto have expressly agreed that time is of essence of this agreement.



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*[Handwritten signatures]*

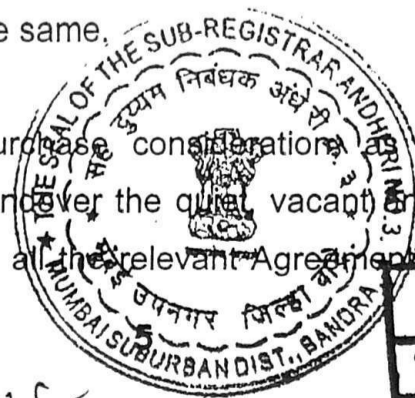
3. The Transferor hereby assures and declares that he is the sole and absolute owner of the said Flat No. B/18 and said share certificate no. 13 and no other person or persons or any Bank/Institution has or have any right, title, interest, claim or demand of any nature whatsoever upto or upon the said Flat and said share certificate by way of sale mortgage, loan, charge, lien, gift, trust, lease, or otherwise howsoever and The Transferor have good right, full power and absolute authority to enter into This Agreement and sell and transfer the said flat and the said share certificate to The Transferees herein.
4. The Transferor on receiving the consideration in full from the Transferees, agrees to put the Transferees in quiet, vacant and peaceful possession of the said flat no. B/18, 2<sup>nd</sup> floor, Plot No. 70,71,72 IA Shelter Co-Opt Hsg. Soc. Ltd., Green Lane, Sher-e-Punjab C.H.S., Mahakali Caves Road, Andheri (E), Mumbai – 400 093.
5. The Transferor hereby declares that he has full and absolute authority to transfer all the rights, title and interests in the said share certificate and in the said Flat in the said Society. The Transferor also agrees that by a separate letter, he has requested to transfer the said flat in the name of Transferees and the Transferor hereby agrees and under taking to get the said flat and the said share certificate in the said society duly transferred in the name of Transferees in the books of said Society and for the said purpose he has also undertaking to sign and execute all such society transfer forms, letters, documents assurances and writings that may be required for the effectual transfer of the said flat and said share certificate in the names of the Transferees. The necessary transfer charges payable to said society towards the said flat will be borne and paid equally by The Transferor and Transferees i.e. fifty fifty.
6. The Transferor and the Transferees hereby agrees and undertakes that each of them if required by the society, shall sign all application, declarations, agreement or any other deeds or any writings to more effectively transfer the rights, title and interest of the Transferor in the said flat in favour of The transferees.
7. The Transferor has fully repaid his share of the Housing loan granted by Indian Air Lines to the said society together with interest accrued and there is no outstanding towards housing loan pending against him against the said Flat no. B/18.



*Handwritten signature*  
*Handwritten signature*

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8. The Transferor hereby states and confirm that he has not sold, transferred encumbered or otherwise dealt with the said flat and his rights, title and interest there is in any manner and that the said flat is free from all encumbrances of any nature whatsoever.
9. After the full and final payment of the purchase consideration the Transferor agrees to get the aforesaid flat transferred in the name of The Transferees in the records of the said society and further agrees to assure The Transferees full and absolute and complete transfer of the said flat in their name in all concerned records by signing the necessary papers, application and executing any document that may be necessary for effective transfer of the said flat bearing flat no. B/18 in the said society.
10. The Transferor covenants that he has fully observed and performed all the terms and conditions and has paid to the said society / BMC/ BSES etc upto this date all his contribution towards the Municipal Taxes, water, electricity, maintenance and other charges and outgoings payable in the respect of the a said flat. The Transferor shall continue to pay the aforesaid charges till the date of possession of the said flat to The Transferees herein.
11. The Transferor also declares that there is no attachment to the said flat and the said share certificate for income tax, sales taxes, levies, wealth tax or any other direct tax or any other rates,taxes levies, assessments or any other dues payable to the Govt. or Semi Govt. or Municipal bodies. The said flat is absolutely free from all attachment and encumbrances beyond reasonable doubts. The Transferor hereby agrees and undertakes to indemnify and keep the Transferees indemnified against all acts, action, claims, demands, proceedings, costs and expenses arising from any third person or persons, Institutions, statutory bodies relating to the said flat until such time as the said flat is transferred in the name of The Transferees.
12. It is hereby agreed that all dues assignments and other relevant charges relating to the said flat no. B/18 will be borne and paid by The Transferor only upto the date of possession of said flat handing over to the Transferees and Transferees shall not be liable to pay the same.
13. On receipt of the full purchase consideration as per this agreement the Transferor undertake to handover the quiet, vacant and peaceful possession of the said flat No. B/18, and all the relevant Agreement/Allotment letter dated 1<sup>st</sup>



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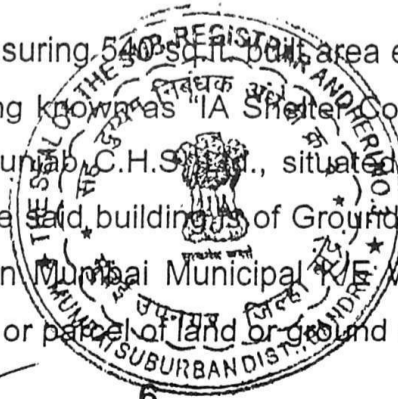
*[Handwritten signatures and initials]*

July 1987 issued by said society / Indian Air Lines Ltd, Share Certificate no. 13 and other relevant papers, deeds, documents, writings etc. to The Transferees immediately.

14. It is agreed by the Transferor and the Transferees that the stamp duty and registration fee payable, if any in respect of this agreement for sale of the 'Said Flat' will be borne and paid by The Transferees alone.
15. It is also agreed by The Transferees that any addition or alteration in the said flat will be carried out by Transferees after taking the prior permission of the said society in writing.
16. The Transferor has agreed to assist and co-operate with The Transferees for transferring the BSES/Reliance Energy Limited Electric Meter of the said flat along with Deposit of the said meter in the name of The Transferees.
17. The agreement shall be subject to the provision of Maharashtra Ownership Flats (Regulation of Promotion of construction, sale and transfer) Act 1963; Rule 1971 and its amendments thereafter and Maharashtra Co.Op. Societies Act 1960 and rules made there from time to time.
18. The Transferor has abided with all the rules and regulations of "I.A. Shelter Co.Op.Hsg.Soc.Ltd. The Transferees thereafter agrees to comply with provision of law and rules, regulation and byelaws regarding the use of said flat of said society and undertake to make payment of all dues to the said society in respect of said flat after the date of possession of said flat received from The Transferor except any dues accruing to Indian Airlines.
19. The Transferor has agreed to indemnify and keep indemnified The Transferees against any claim/s or demand from anybody and/or any loss or damage/s caused to The Transferees consequent on the execution of this Agreement.

### SCHEDULE OF THE PROPERTY

A residential flat no. B/18, admeasuring 540 sq.ft. built up area equivalent to 50.17 sq.mtrs. built up area on 2<sup>nd</sup> Floor, building known as "IA Shelter Co.Op.Hsg.Soc.Ltd.", Plot no. 70/71/72, Green Lane, Sher-e-Punjab C.H.S. Ltd., situated at Mahakali Caves Road, Andheri (E), Mumbai-400093. The said building is of Ground + 3 storied without lift and was constructed in year 1985, in Mumbai Municipal Ward. The said IA Shelter C.H.S. Ltd., constructed on piece or parcel of land or ground situated, being and being at



*[Handwritten signatures and initials]*  
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Village Mogra, Taluka Andheri, Mumbai bearing C.T.S. No. 368/285, 286,287 at Village Mogra (South Salsette) Andheri (E), Mumbai – 400 093 in the registration District and Sub-District and Mumbai Suburban District.

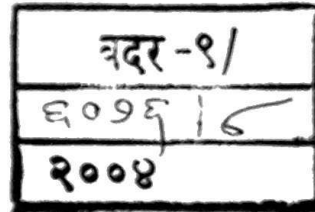
IN WITNESS WHERE OF THE PARTIES herein above have hereunto set and subscribed their respective hands and seal the day, month and the year first herein above written.

Signed sealed and delivered by )  
the withinnamed the TRANSFEROR ) *Tej Kaul*  
SHRI TEJ KRISHEN KAUL ) 01/11/04  
In presence of \_\_\_\_\_ )

1)

Signed, Sealed and delivered by )  
the withinnamed "THE TRANSFEREES")  
MR. ALKESH RAJINIKANT SHAH & ) *Alkesh*  
MRS. SURYABEN RAJINIKAN SHAH )  
In presence of \_\_\_\_\_ ) 31/12.2008.

1)



## RECEIPT

Received of and from The Transferees the sum of Rs. 7,00,000. (Rupees Seven Lakhs) only as per clause 2(a) towards advance / earnest money and part purchase price hereinabove by Cross Account Payee Cheque / Pay Order as details below:

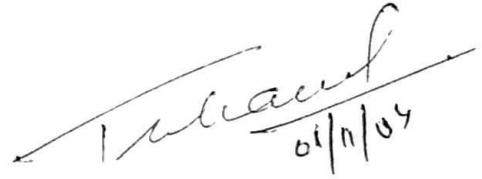
Sr. No.	Cheque/P.O. No.	Date	Amount (Rs)	Name and address of the bank and branch
1.	351527	29/04/04	11,000/-	HDFC Bank Andheri (E) Br. Mumbai-69
2.	641329	07/05/04	40,000/-	The veerashaiva Co-op. Bank Ltd., Andheri (E) Br. Mumbai-69
3.	071623	31/10/04	6,49,000/-	The veerashaiva Co-op. Bank Ltd., Andheri (E) Br. Mumbai-69

WITNESSES:

1.

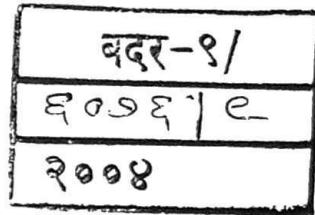
I SAY RECEIVED,

2.

  
01/11/04

(TEJ KRISHEN KAUL)

(TRANSFEROR)



मालमत्तेच्या रजिस्टर कार्डातील उतारा

टी सर्वे मोगरा

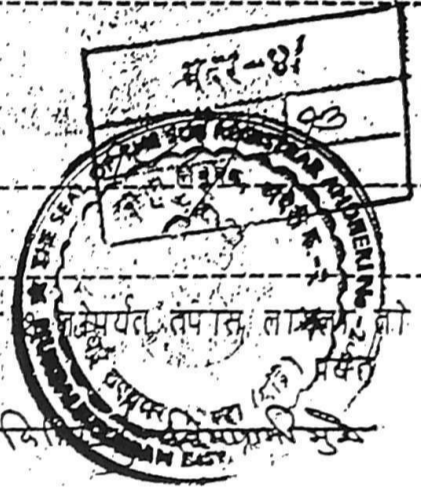
तालुका - अधेरी, जिल्हा - मुंबई उपनगर, मुंबई.

टी सर्वे नंबर	क्षेत्रफळ धौमिटर	तत्ता प्रकार	तरकारला भरलेल्या ता-खाया अथवा खंडा श तपशील व तो केव्हा बदलावयाया.
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ही कार्टीचे हक्क :-

व 19 मध्ये धारण करणा-यांचे नांव हक्क कसा प्राप्त झाला

वेनाब व्हे जे नमसिंग व्हेनाब व्हेनाब मुंबई



दंडदार :-

तस-बोजे :-

इतर नरे :-

सारीख [१]	व्यवहार [२]	व्हॉल्यूम नंबर [३]	नरीन धारण करणा-याचा अथवा इतर बोजा असणारा [४]	साक्षीदार [५]
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वदर-१/  
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सत्य प्रतिलिपी

जिल्हा निरीक्षक, भूमि प्रगलेश  
 मा नगर भूमापन अधिकारी प्र. ४  
 मुंबई उपनगर, मुंबई

मालमत्तेच्या रॉजटर काडोतील उतारा

भोगरा

पत्ती नं

तालुका - अधेरी, जिल्हा - मुंबई उपनगर, मुंबई.

नवी सर्व नंबर क्षेत्रफळ तदता सरकारला भरलेल्या सा-वाया अध्या उडा या तपशील व तो केव्हा बदलावयाचा.

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बहीवारीचे हक्क :-

२२ दिवसे धारण करणा-वाये नांव हक्क वसा प्राप्त झाला ? जोपर्यंत

~~मि. पंजाब चोर जो नाकसिंह कोरावरी जिनि~~



नदरेदार :-

इतर बोजे :-

इतर वेरे :-

तारीख	व्यवहार	व्हॉल्यूम नंबर	नाम धारण करणा-वाया अथवा इतर बोजा असणारा	साक्षीदार
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सत्य प्रतिलिपि

जिल्हा निरीक्षक मुंबई उपनगर, मुंबई  
तथा नगर भूमापन अधिकारी क्र. ४  
मुंबई उपनगर, मुंबई



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बदर-४/  
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मालमतेच्या रीजिस्टर कांडातल उतारा

ली तर्हे **मोगरा**

तालुका - अंधेरी, जिल्हा - मुंबई उपनगर, मुंबई.

ली तर्हे नंबर	क्षेत्रफळ धर्मी मटर	तस्ता प्रकार	सरकारला भरलेल्या हा-वाया अथवा खंडा हा तपशिल व तो केव्हा बघावयाचा
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बदर-४/ १२३१/१९  
२००४

प्रतीपाटीचे हक्क :-

नम २२ विलेचे धारण करणा-वांचे नांव हक्क कशा प्राप्त झाला १- जोपर्यंत तपास-लागला तो पर्यंत

प्रतिपाटीचे हक्क :-



सहकार :-  
 इतर कोडे :-  
 इतर कोडे :-

सहकार	धर्मी नंबर	नविन धारण करणा-वावा अथवा इतर बोजा असणा-वावा	साक्षीदार
[१]	[२]	[३]	[४]



३७/११  
 २८८/२८८  
 ५५५२  
 BY P. W. K.  
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 २०११

सत्य प्रतिलिपि

जिल्हा-निरीक्षक, मुम्बई, अंधेरी  
 वया नगर प्रमाणित अधिकारी क्र. ४  
 मुंबई उपनगर, मुंबई



बदर-४/  
 २९४/१९  
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बदर-९/  
 ६०९६/१९  
 २००४

# A. Shelter Co-operative Housing Society Ltd.

(Regd No. Bom/W-K-E) HSG / (T.C.) / 716 / 84-85 dt. 2-5-85)

Plot No. 70-71-72,  
Sher-e-Punjab Co-op. Hsg. Soc. Ltd.  
Mahakali Caves Road, Andheri [E],  
Bombay-400 093.

Date 25-9-2004

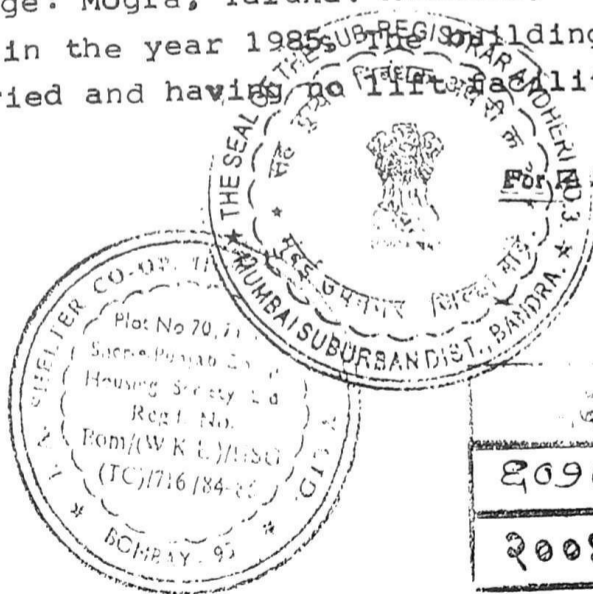
To \_\_\_\_\_

TO WHOMSOEVER IT MAY CONCERN.

This is to Certify that Flat No. B-18,, Second floor,  
of Indian Airlines Co.Op. Hsg.Soc.Ltd., PlotNo. 70-71-72  
Sher-E-Punjab Co.Op. Hsg.Soc.Ltd., Mahakali Caves Road,  
Andheri (East), MUMBAI-400 093 belongs to Mr. Tej Krishen  
Kaul.

The Society has no objection in transferring flat  
No. B-18 of Mr. Tej Krishen Kaul in the name of Mr. Alkesh  
R. Shah & Mrs. Suryaben R. Shah.

The area of the said flat No. B-18 is 540 Sq.ft.,  
built-up area (equivalent to 50.17 Sq. Mtrs built-up area)  
The Society building bearing C.T.S. No. 368/285, 286 and  
287 at village: Mogra, Taluka: Andheri, Mumbai and was  
constructed in the year 1985. The building is of Ground +  
3 upper storied and having no lift facility.



For \_\_\_\_\_ Shelter Co-op. Housing Society Ltd.

*[Signature]*  
Secretary/Secretary

85-81
2095 193
2008

मुंबई महानगरपालिका  
 न. दि. १०/३/०२  
 म. दि. ३०/०३/०२

9039/92

0 MAR 2002



वदर-४/  
 १६५  
 २००२

वृत्त-मुंबई महानगरपालिका  
 म. दि. ३०/०३/०२

KE-10-1003-15-1 2001-2002 E00120 01/10/2001 30/09/2001 4775

003151 01/10/2001-31/03/2002 KE  
 SHER-E-PUNJAB CO. OF HSG  
 CO. LTD. PLOT NO. 70-71-72  
 MAHAKALI CAVES ROAD,  
 ANDHERI (E), MUMBAI-400093

KE 4036-37 (70-71-72) PLOT NO 70-71-72 MUGRA EAST HOU SE SHELTER  
 SHRI E. C. PEREIRA. P. O SHER-E-PUNJAB CO OP. HSG.  
 SCTY LTD.

वदर-४/  
 १६५  
 २००२

01/10/2001-31/03/2002 01115 0 0 213065

20 MAR 2002	
KE-10-1003-15-1	200120
213065	49683

30.00%	12157	0	50%	15817	3042	12.00%	4867	5%	2433	0	0.50%	203	15%	6084
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49683	01/04/1985	49683
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*[Signature]*

म. दि. ३०/०३/०२

K/E WARD AZAD ROAD OFF A K RD  
 SUNDAVALI ANDHERI (E) MUM 59





दुय्यम निबंधक: अंधेरी 3 (अंधेरी)

Monday, November 01, 2004

4:36:13 PM

## नोंदणीपूर्व गोषवारा

(1) विलेखाचा प्रकार	करारनामा
(2) मोयदला	रु. 950,000.00
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणा देतो की पट्टेदार ते नमूद करावे)	रु. 943,384.00
(4) बाजारभावाप्रमाणे मुद्रांक शुल्क	रु 31250.00
(5) बाजारभावाप्रमाणे नोंदणी फी	रु 9500.00
(6) दस्त निष्पादित केल्याचा	01/11/2004

### सूचना

- 1) ही माहिती पक्षकारांनी साक्षात्कृत केलेल्या इनपुट फॉर्मवर आधारित आहे.
- 2) दस्ताची माहिती संगणकावर घेण्यात आली याचा अर्थ दस्ता नोंदणीसाठी स्वीकारला असा नाही. दुय्यम निबंधक दस्त भाषा शकतात किंवा नियमानुसार योग्य ती अन्य कार्यवाही करू शकतात.
- 3) बदल/दुरुस्त्या कराव्यात.
- 4) क्रमांक 1,2,3,4,5,6 मध्ये बदल करता येणार नाही.

(7) पृष्ठांची संख्या	18
(8) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	(1) सिटिएस क्र.: 368

(9) मालमत्तेचे इतर वर्णन

(1) वर्णन: विभागाचे नाव - मोगरा ( अंधेरी ), उपविभागाचे नाव - 46/226 - भुभाग: उत्तर, पुर्वेस व दक्षिणेस गावाची हद्द व पश्चिमेस अंशत; द्रुतगती मार्ग व शोरे पंजाब कॉलनीच्या पश्चिमेकडील दक्षिणोत्तर 18.30 मि. रुंद वि.यो. रस्ता. सदर मिळकत सि.टी.एस. नंबर - 368 मध्ये आहे. सदरिका क्र बी/18, दुसरा मजला, आय ए शेल्डर को ऑ हौ सोसा लि, बांधकाम पुरावा 1985

(1) बांधीव मिळकतीचे क्षेत्रफळ 50.18 चौ.मी. आहे.

(10) क्षेत्रफळ

(11) आकारणी किंवा जुडी देण्यात असेल तेव्हा

(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) तेज क्रिपन कौल - -; घर/फ्लॅट नं: बी-18; गल्ली/रस्ता: -; ईमारतीचे नाव: आय ए शॅल ऑ हौ सोसा लि; ईमारत नं: -; पेट/वसाहत: शेर ए पंजाब सोसा; शहर/गाव: अंधेरी पू: तालुका पिन: 93; पॅन नम्बर: अे बी एच पी के 5296 एन.

(1) अल्केश आर शाह - -; घर/फ्लॅट नं: 2/5; गल्ली/रस्ता: पारसी पंचायत रोड; ईमारतीचे नाव: वासुदेव नगर; ईमारत नं: -; पेट/वसाहत: -; शहर/गाव: अंधेरी पू: तालुका: -; पिन: 69; पॅन नम्बर: अे अे इ पी एस 4122 के.

(2) सुर्याबेन आर शाह - -; घर/फ्लॅट नं: वरीलप्रमाणे; गल्ली/रस्ता: -; ईमारतीचे नाव: -; पेट/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -.

पूर्व नोंदणी गोषवारा तपासून पाहिला तो बरोबर आहे/त्याच्यात नमूद केलेले बदल/दुरुस्त्या कराव्यात.

(पक्षकाराची स्वाक्षरी)

नोंदणीपूर्व गोषवारा-यामध्ये इनपुट फॉर्म प्रमाणे अवृक डाटा एंट्री करण्यात आली आहे.

(डाटा एंट्री ऑपरेटर ची स्वाक्षरी)

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

(दुय्यम निबंधकाची स्वाक्षरी)





**MUNICIPAL CORPORATION OF GREATER MUMBAI**

No: CE / 8716 / BSH / AK

Ex. Engineer Bldg. Proposa

H &

**FULL OCCUPATION CERTIFICATE**

Municip

Mumbai (West), Mumbai-400 050.

23 JAN 2006

To,  
M/s. Sher-E-Punjab C.H.S. Ltd.,  
Garden Lane, Mahakali Caves Road,  
Andheri [East]  
Mumbai 400 093.

Sir,

The full development work of Residential building comprising of Ground + Two Third floor (Part), on plot bearing CTS No.368/285 to 287, Plot Nos.70, 71 & 72 of Sher E-Punjab layout situated at Mahakali Caves road of Village Mogra, Andheri (East) completed under the supervision of Architect Shri R.S. Jawale, Licensed architect, License No.CA/81/6541. Occupation to the building is granted as per policy for pending occupation certificates to buildings occupied prior to 1991 approved by the Standing Committee Corporation vide Resolution No.376 dt.18.8.2004 and No. 486 dt. 19.8.2004 respectively and State Govt. directives under No. CMS/TPB/4304/274/UD-11 dt. 23.8.2004 and further circular issued under No. CHE/DP/53/2004-05 dt.30.10.2004, and accordingly building may be occupied on the following condition :-

- 1) That the certificate under section 270-A of M.M.C. Act shall be obtained from H.E. and a certified true copy of the same shall be submitted to this office within three months from the date of issue of occupations Cft.
- 2) That all the condition of layout approved under No. TPLO/1606 dt. 6.8.1988 shall be complied with before asking B.C.C. of bldg. under reference.

A set of approved completion plan is attached herewith.

Yours faithfully,

*ed/r*

Executive Engineer  
[Bldg Proposal][W.S.]  
H & K/East Wards

23 JAN 2006

- Copy to :
- 1) Architect : Shri R.S. Jawale
  - 2) E.E.D.P.[W.S.] H&K
  - 3) E.E.(Vig.)W.S.
  - 4) Dy.A.A.& C.(K/E)
  - 5) Sup. K/E Ward,
  - 6) A.E.W.W. K/E Ward
  - 7) Asstt. Commissioner, K/E Ward
  - 8) I.A. Shelter C.H.S. Ltd., (Applicant/Occupier)  
Plot Nos.70, 71 & 72 Sher-e-Punjab Mahakali Caves Road  
Andheri [East], Mumbai 400 093.

Forwarded for information please.

*Plan*  
23/1/06

10 E.E.B.P.(W.S.) H & K/East Wards.

## -: नोंदणीचे प्रमाणपत्र :-

नोंदणी क्रमांक : बी ओ एम (एचयु-के-ई) एचएमजी (टीसी) / ७१६ / ८४-८५

या प्रमाणपत्राद्वारे प्रमाणित करण्यांत येत आहे की,

आय.ए. शेल्टर कोऑपरेटिव्ह लॉयिंग सोसायटी लि.  
प्लॉट नं. ७०, ७१ व ७२, शेर पंजाब कोऑप. लॉयिंग सोसायटी  
लि. मरोड लिडेज, अंधरी (ईस्ट) मुंबई-४०००८३

ही संस्था महाराष्ट्र सहकारी संस्थांचे अधिनियम १९६० मधील  
(सन १९६१ चा महाराष्ट्र अधिनियम क्रमांक २४) कलम ९ (१)  
अन्वये नोंदण्यांत आलेली आहे.

उपरिनिर्दिष्ट अधिनियमाच्या कलम १२ (१) अन्वये व महाराष्ट्र  
सहकारी संस्थांचे नियम १९६१ मधील नियम क्रमांक १० (१) अन्वये  
संस्थेचे वर्गीकरण गृह निर्माण

संस्था असून उपवर्गीकरण आडेडर सहाय्यगारी संस्था  
आहे.



सही  
(प्र. प्र. कुले)  
उप निबंधक सहकारी संस्था  
के. ई. - वार्ड मुंबई.  
हुदा

DUPLICATE

THE IA SHELTER

SOCIETY LIMITED

CO-OPERATIVE HOUSING

(Registered under M.C.S. Act 1960)

(Registration No. BOM/WKE)

and Date 2-5-1985

DUPLICATE

HSG/TC/716/84-85

No. 22

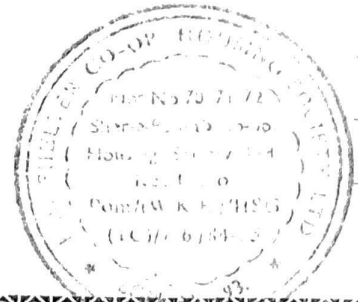
Authorised Share Capital Rs. 1,00,000/- Divided into 2,000 Shares each of Rs. 50/- only  
Member's Register No. 13

THIS IS TO CERTIFY that Shri / Smt. TEJ KRISHEN KAUJ

of BOMBAY is the Registered Holder of [FIVE] Shares from No. 61  
to 65 of Rs. 250/- [Rupees Two Hundred Fifty Only]  
in THE INDIAN AIRLINES SHELTER CO-OPERATIVE HOUSING SOCIETY LTD.  
ANDHERI (E) MUMBAI 400093

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

GIVEN under the Common Seal of the said Society at MUMBAI this 16<sup>th</sup>  
day of September 1982.



[Signature]  
[Signature]  
[Signature]

Chairman

Hon. Secretary

Member of the Committee

P. T. O.

Memorandum of the Transfers of the within mentioned Shares

Sr. No. of Transfer	Date of General Body/ Managing Committee Meeting at which transfer was approved	To Whom Transferred	Sr. No. in the Share Register at which the transfer of Shares held by the Transferor are registered.	Sr. No. in the Share Register at which the name of the Transferee is recorded.
1	2	3	4	5
1	<p>29/05/05 AGM 25/02/05 MCM <u>Chairman</u></p>	<p>Smt ALKESH RAJNIKANT SHAH &amp; SMT SURYABEN RAJNIKANT SHAH <i>[Signature]</i> Hon. Secretary</p>	13	<p>13 <i>[Signature]</i> Committee Member</p>
2	Chairman	Hon. Secretary		Committee Member
3	Chairman	Hon. Secretary		Committee Member
4	Chairman	Hon. Secretary		Committee Member
5	Chairman	Hon. Secretary		Committee Member

6016378

05/06/2017

Note:-Generated Through eSearch  
Module.For original report please  
contact concern SRO office.

सूची क्र.2

दुय्यम निबंधक अंधेरी 3 (अंधेरी)

दस्त क्रमांक : 6016/2004

नोंदणी :

Regn.63m

गावाचे नाव : मोगरा

- |  |  |
|--|--|
| (1) विलेखाचा प्रकार  | करारनामा   |
| (2) मोबदला   | रु.950000  |
| (3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)   | रु. 943384   |
| (4) भू-मापन, पोटहिस्सा व घरक्रमांक(असल्यास)  | पालिकेचे नाव:इतर वर्णन विभागाचे नाव - मोगरा ( अंधेरी ), उपविभागाचे नाव - 46/226 - भुभाग: उत्तर, पुर्वस व दक्षिणेस गावाची हद्द व परिघमेस अंशतः दुतगती मार्ग व शिरे पंजाब कॉलनीच्या पश्चिमेकडील दक्षिणोत्तर 18.30 मि.रुंद वि.यो. रस्ता. सदर मिळकत सि.टी.एस. नंबर - 368 मध्ये आहे. सदनिका क्र बी/18, दुसरा मजला, आय ए सेंटर को ओ हौ सोसा लि. बाधकाम पुरावा 1985 |
| (5) क्षेत्रफळ  | बांधीव मिळकतीचे क्षेत्रफळ 50.18 चौ.मी. आहे.  |
| (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. | नाव:-तेज क्रिपन कौल - - .  |
| (8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता                   | नाव -अल्केश आर शाह - - . सुर्याबेन आर शाह - - .  |
| (9) दस्तऐवज करून दिल्याचा दिनांक   | 01/11/2004   |
| (10) दस्त नोंदणी केल्याचा दिनांक   | 01/11/2004   |
| (11) अनुक्रमांक, खंड व पृष्ठ   | 6016/2004  |
| (12) बाजारभावाप्रमाणे मुद्रांक शुल्क   | 31250  |
| (13) बाजारभावाप्रमाणे नोंदणी शुल्क   | 9500   |