



CHALLAN
MTR Form Number-6



GRN	MH003601453201920E	BARCODE		Date	03/07/2019-16:56:39	Form ID	25.2
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Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID (If Any)	
Office Name	BRL2_JT SUB REGISTRAR BORIVALI 2	PAN No.(If Applicable)	AILPK5301R
Location	MUMBAI	Full Name	RAJEN L KALYANI AND OTHERS
Year	2019-2020 One Time	Flat/Block No.	FLAT NO 403 4TH FLOOR BORIVALI GANESH
		Premises/Building	DARSHAN CHSL

Account Head Details	Amount In Rs.	Road/Street	Area/Locality	Town/City/District	PIN
0030045501 Stamp Duty	513000.00	L T ROAD	BORIVALI WEST MUMBAI		
0030063301 Registration Fee	30000.00				
					4 0 0 0 9 2

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₹ 543000.00
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Remarks (If Any)	SecondPartyName=BHAVESH M SHAH AND OTHER-CA=8550000
Total	Amount In Words: Five Lakh Forty Three Thousand Rupees Only
Payment Details	IDBI BANK

Cheque-DD Details		FOR USE IN RECEIVING BANK			
Cheque/DD No.		Bank CIN	Ref. No.	69103332019070315068	221720514
Name of Bank		Bank Date	RBI Date	03/07/2019-16:57:12	04/07/2019
Name of Branch		Bank-Branch		IDBI BANK	
		Roll No. , Date		100 , 04/07/2019	

Department ID :
NOTE:- This challan is valid only if registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलान केवल दस्तखत नोंदणी कार्यालय मध्ये नोंदणी केतव्य आहे. नोंदणी न केल्यामुळे दस्तखत नाही सदर चलान लागू नाही.
Digitally signed by D. S. VIRTUAL TREASURY MUMBAI 02 Date: 2019.07.11 10:41:02 IST Reason: Secure Document Location: India



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Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-367-7614	0002042184201920	11/07/2019-10:36:55	IGR191	30000.00

367/7614

पावती

Original/Duplicate

Thursday, July 11, 2019

नोंदणी क्रं. : 39M

10:37 AM

Regn.: 39M

पावती क्रं.: 8304 दिनांक: 11/07/2019

गावाचे नाव: बोरीवली

दस्तऐवजाचा अनुक्रमांक: बरल-2-7614-2019

दस्तऐवजाचा प्रकार : करारनामा

सादर करणाऱ्याचे नाव: राजेन लक्ष्मीचंद कल्याणी

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 840.00

पृष्ठांची संख्या: 42

एकूण:

रु. 30840.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे

10:56 AM ह्या वेळेस मिळेल.

सह दय्यम निबंधक, दुनिकर बोरीवली २

मुद्रांक शुल्क.

बाजार मुल्य: रु. 7302960 /-

मोबदला रु. 8550000 /-

भरलेले मुद्रांक शुल्क : रु. 513000 /-

1) देयकाचा प्रकार: eChallan रक्कम: रु. 30000 /-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH003601453201920E दिनांक: 11/07/2019

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: DHC रक्कम: रु. 840 /-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 0307201910497 दिनांक: 11/07/2019

बँकेचे नाव व पत्ता:

R. L. Kalyani

AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE is made at Mumbai this
11th day of July 2019.

BETWEEN

(1) MR. BHAVESH MADAN SHAH, aged about 37 years AND (2) MR. MADAN GIRDHARILAL SHAH, aged about 59 years Indian Inhabitant, residing at, Flat No. 403, 4th Floor, of BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED., Lying being and situated at L. T. Road, Borivali (West), Mumbai -400 092, hereinafter called "THE VENDORS" (which expression shall unless it be repugnant to the context or meaning thereof mean and include their legal heirs, executors, administrators and assigns) of the **ONE PART;**

AND

(1) MR. RAJEN LAXMICHAND KALYANI, aged about 56 years, (2) MRS. ASHA RAJEN KALYANI, aged about 51 years, AND (3) MR. SAMIP RAJEN KALYANI, aged about 19 years, Indian inhabitants, residing at, Flat No. B/302, 3rd Floor, in the building known as GANPATI APARTMENTS, situated at L.T. Road, Borivali (West), Mumbai - 400 092., hereinafter called "the PURCHASERS" (which expression shall unless repugnant to the context or meaning thereof mean and include their legal heirs, executors, administrators and assigns) of the **OTHER PART;**



< Bhavesh Shah
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< R. L. Kalyani
< Asha R. Kalyani
< S. R. Kalyani

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WHEREAS :-

(i) Pursuant to an Articles of Agreement dated 14th day of June, 1996 made BETWEEN M/S. J. S. & M. F. BUILDERS, therein referred to as "THE SELLERS" of the ONE PART AND MR. G. MURUGESAN CHETTIAR, therein referred to as "THE BUYER" of the OTHER PART, had purchased and acquired the flat, bearing Flat No. 403, 4th Floor, of BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED., Lying being and situated at L. T. Road, Borivali (West), Mumbai -400 092., (hereinafter referred to as "the said premises") on the terms and conditions and consideration contained therein and more particularly described in the Schedule hereunder written. And the said Agreement was registered in the office of the SUB Registrar of Assurances Borivali (Mumbai) under Serial No. PBDR-2/1480/96 on dated 14/06/1996.



(ii) Pursuant to an Articles of Agreement dated 1st day of April - 2002 made BETWEEN MR. G. MURUGESAN CHETTIAR, therein called "THE TRANSFEROR" of the One Part AND (1) MR. OCHHAVALAL LALLUDAS SHAH AND (2) MR. RAJESH OCHHAVALAL SHAH, therein called "THE TRANSFEREES" of the Other Part, agreed to purchase the said premises) for the consideration and on the terms and conditions contained therein and more particularly described in the Schedule hereunder written. And the said Agreement was registered in the office of the SUB

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Handwritten: 2019

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Registrar of Assurances Borivali-3 under Serial No. BDR-6-02250/2002 on dated 02/04/2002.

(iii) Pursuant to an Agreement for sale dated 16th day of April - 2010 made BETWEEN (1) MR. OCHHAVALAL LALLUDAS SHAH AND (2) MR. RAJESH OCHHAVALAL SHAH, therein referred to as "THE VENDORS" of the ONE PART AND (1) MR. BHAVESH MADAN SHAH AND (2) MR. MADAN GIRDHARILAL SHAH, therein referred to as "THE PURCHASERS" of the OTHER part, had purchased & acquired the said Flat on the terms & condition & consideration contained therein and more particularly described in the schedule hereunder written. And the said Agreement was registered in the office of the SUB Registrar of Assurances Borivali-3 under Serial No. BDR-6-03454/2010 on dated 16/04/2010.

(iv) And hence the Vendors are the registered members of BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED., and bearing Registration No. BOM / WR / HSG / TC / 10282 / 99-2000/99 are the Registered Holders of 5 fully paid up shares of Rupees Fifty each, bearing Share Certificate No.71, Distinctive Nos. from 101 to 105 (both inclusive), (hereinafter referred to as "the said shares").

✓ Bhavesh L Shah
 ✓ Rajesh
 ✓ R. L. Kalyani
 ✓ Ashu. R. Kalyani
 ✓ S. R. Kalyani

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(v) That the Vendors are in the exclusive and absolute possession of the said premises and benefits and that neither the Vendors have till date hereof at any time either agreed to induct or inducted any third party in use, occupation, possession and/or enjoyment of the said premises or any part or portion whereof, in any way or any manner whatsoever.



(vi) The Purchasers have approached the Vendors and requested them to sell the said premises and the said shares for the consideration and on the terms and conditions hereinafter appearing.

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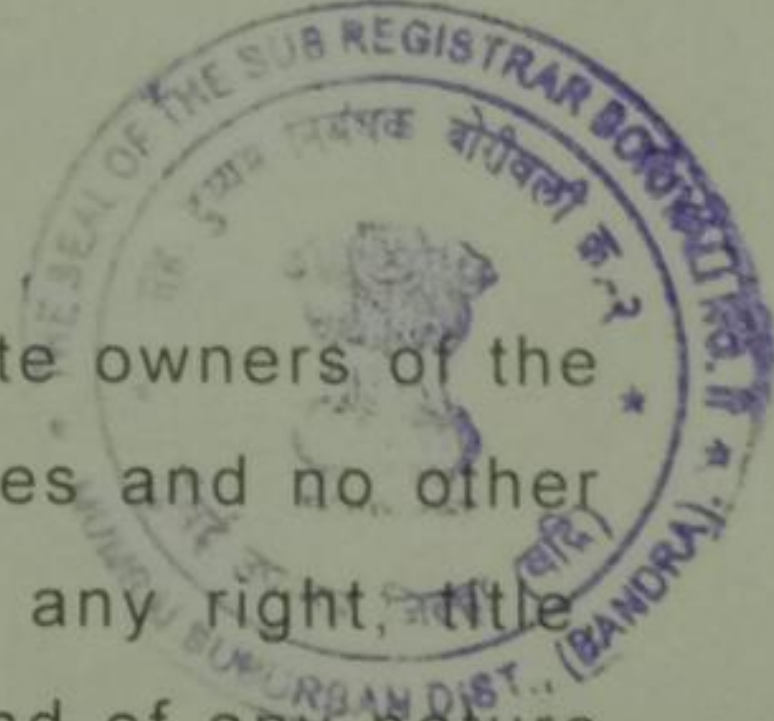
NOW THESE DEED WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS :-

1. The Vendors hereby agree to sell and the Purchasers agree to purchase all the rights, title and interest of the Vendors in the said Flat No. 403, 4th Floor, of **BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED.**, Lying being and situated at L. T. Road, Borivali (West), Mumbai -400 092, and the said shares at and for the consideration of **Rs.85,50,000/- (Rupees Eighty Five Lakhs Fifty Thousand Only)** and the Purchasers shall pay the said sum of **Rs.85,50,000/- (Rupees Eighty Five Lakhs Fifty Thousand Only)** in the following manner.

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- < R. L. Kalyani
- < Asha. R. Kulkarni
- < S. R. Kalyani

2. The Vendors shall apply to the society for issuing NO OBJECTION CERTIFICATE for transferring the said premises and the said shares to the Purchasers herein.
3. The Vendors declare that they have paid all the amounts due and payable to the society till date.
4. The Vendors hereby declare that they have good right and absolute authority to enter into the Agreement and transfer the said premises and the said shares, Vendors have not done any act, matter and thing whatsoever whereby the Vendors is prevented from agreeing to transfer or assign the said premises and the said shares in favour of the Purchasers.
5. The Vendors hereby covenant with the Purchasers as follows:

- i) That the Vendors are the absolute owners of the said shares and the said premises and no other person or persons has or have any right, title interest, property claim or demand of any nature whatsoever unto or upon the said premises either by way of sale, charge, mortgage, lien, gift, trust, lease, assignment or otherwise howsoever and have good right, full power and absolute authority to sell and transfer the same to the Purchasers.



✓ Iskender Shah
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 ✓ R. L. Kalyani
 ✓ Asha. R. Kalyani
 ✓ S. R. Kalyani

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a. Rs.44,64,500/- (Rupees Forty Four Lakhs Sixty Four Thousand Five Hundred Only) being part / advance payment by way of Cheques in respect of the said premises before execution of these presents (the Vendors shall admit and acknowledge the receipt hereunder).



b. Rs.85,500/- (Rupees Eighty Five Thousand Five Hundred Only) being the further part which will be paid to the Income Tax Department, Government of India, towards the Tax Deducted at Source (TDS) {i.e. 1% of the total consideration} as per the provisions of Income Tax Act within 7 days from

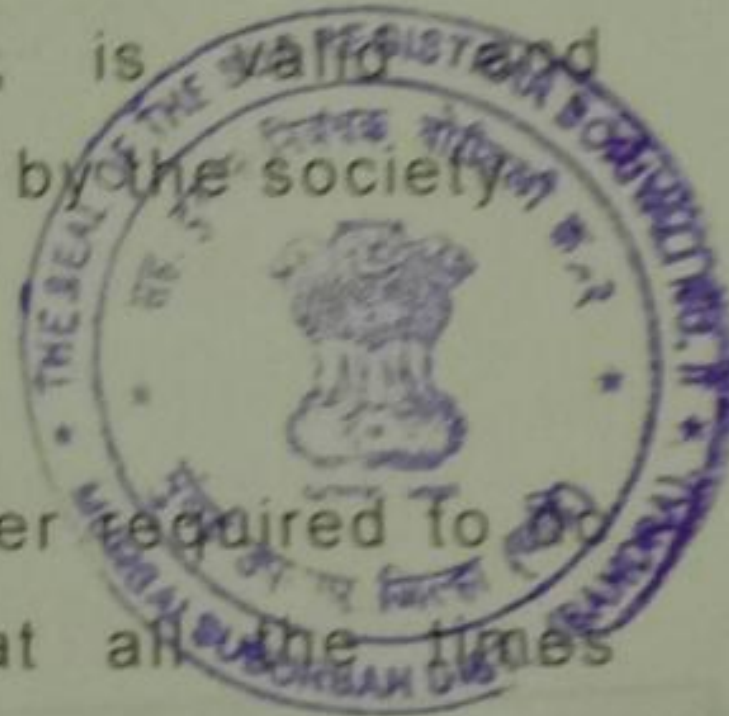
बरत - the date of registration of this Agreement for sale.

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c. Rs.40,00,000/- (Rupees Forty Lakhs Only) being the Full & Final / balance Payment shall be payable to the Vendors by way of Cheque/pay order/ RTGS by obtaining loan from Bank and/or Financial Institution and/or from the personal sources within 30 days from the date of Registration against which, the Vendor shall handover the vacant and peaceful possession of the said premises without any let or hindrances along with all the original agreements and related papers to the Purchasers.

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- ii) That the Vendors have not created any charge or encumbrances of whatsoever nature in respect of the said premises nor the said shares and the said premises is subject matter of any litigation nor is the same or are attached in execution of any decree, nor the Vendors have created any tenancy or leave and licence or any right in favour of anyone in respect of the said premises of **BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED.**
- iii) That the Vendors have duly observed and performed the rules and regulations, bye-laws of the said society and paid upto date her contribution in the nature of outgoings, taxes, dues, etc. to the society and that the membership of the Vendors, is valid and subsisting and is not terminated by the society.
- iv) That the Vendors shall whenever required to do so from time to time and at all the times hereafter execute and sign or cause 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 shares and the said premises unto and to the use of the Purchasers forever.



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R. L. Kalyani

Asst. R. Kalyani

S. R. Kalyani

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v) The Vendors shall be liable to secure permission from the said society for the transfer of the said premises and the shares in favour of the Purchasers after the completion of the sale, as per society's rules and regulations.



That the Vendors shall indemnify and keep indemnified the Purchasers from and against all actions, claims, demands, costs, charges and expenses, etc.

6. The Purchasers hereby agree and undertake to become member of the said **BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED.**, and abide by the rules, regulations, bye-laws of the Society.

7. The Vendors further undertake to pay all the outgoings, maintenance charges and other outgoings in respect of the said premises upto the date of the completion of the sale. After completion of the sale the Purchasers shall be liable and responsible to pay the necessary outgoings, bills in respect of the said

premises बरेल - २/		
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8. The Vendors agree and undertake that they will execute such further writings, transfer forms, declarations or documents as may be necessary for the purpose of effectually transferring all her rights, title and interest in respect of the said premises.

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- < R. L. Kalyani
- < Asha. R. Kalyani
- < S. K. Kalyani

9. The Vendors represent to and assure the Purchasers and declares and confirms that;

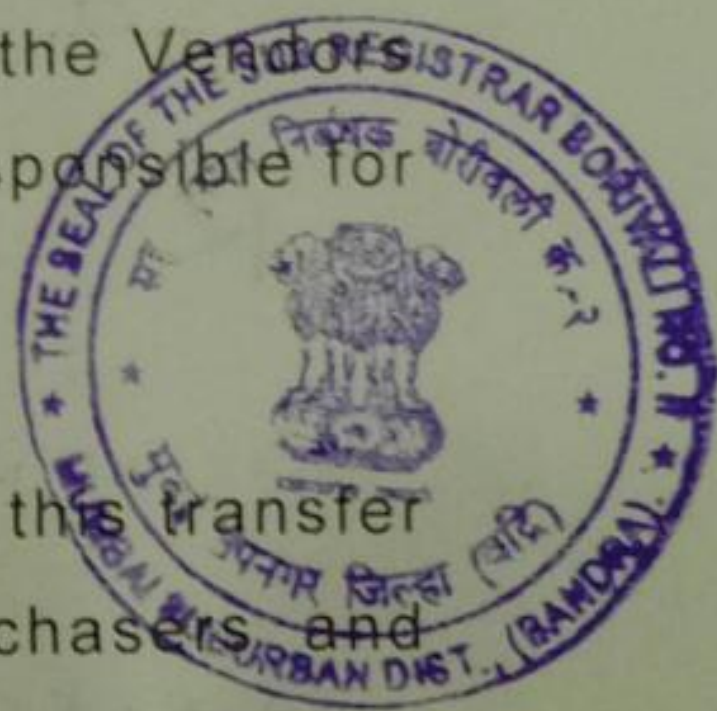
a) They will give written permission or No Objection Certificate to transfer existing meter of Adani Electricity / Tata Power Limited / Mahanagar Gas Limited in favour of Purchasers.

b) They will co-operate Purchasers all the time whenever reasonably required for registration of this agreement for sale with sub-Registrar of Assurances.

10. The Vendors hereby declare that they shall receive the payment as per this Agreement and shall handover the possession of the said premises along with all the original documents pertaining to the said premises to the Purchasers.

11. That the Vendors hereby declare and undertake that if any stamp duty or penalty is due and pending on all the previous documents and agreements and/or any taxes, charges, bills in respect of the said premises, the same shall be cleared and payable by the Vendors herein and the Purchasers shall not be responsible for the same.

12. The society transfer charges in respect of this transfer shall be borne and payable by the Purchasers and Vendors Equally. The stamp duty and the registration charges shall be borne by the Purchasers alone.



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R. L. Kalyani

Ashok. R. Kalyani

S. R. Kalyani

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13. The Vendors hereby declares that they have produced and submitted the relevant annexure for the procedure of Registration, which are genuine and shall indemnify for the same to the Government Department and competent authority. And they agrees to take full responsibility and ready to face all the consequences which may occur in future.



SCHEDULE OF THE PROPERTY

Flat No. 403, 4th Floor in the building Known as, BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED., lying, being and situated at, Lying being and situated at L. T. Road, Borivali (West). Mumbai - 400 092., area admeasuring **495 Sq. ft. Carpet** and the building was constructed in the year **1995**, and the building is having **Ground + 10 (Ten)** Floors with Lift facility, bearing C.T.S. No. **640, 640/1 to 37** of Village **Borivali**, Taluka Borivali, Mumbai Suburban District.

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✓ R. L. Kalyani

✓ Asha. R. Kalyani

✓ S. R. Kalyani

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

SIGNED, SEALED AND DELIVERED by the withinnamed "VENDORS"

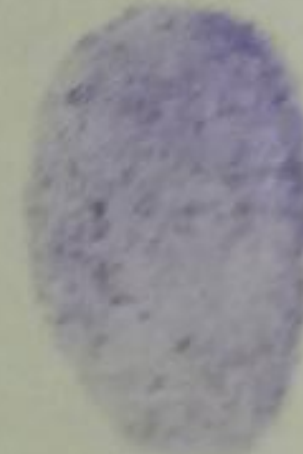
Bhaved Shah
Bhaved Shah

(1) MR. BHAVESH MADAN SHAH
PAN : AMKPS2577C



Madan *Girdharilal*

(2) MR. MADAN GIRDHARILAL SHAH
PAN : AADPS9940C
in the presence of.....



SIGNED, SEALED AND DELIVERED by the withinnamed "PURCHASERS"

R. L. Kalyani

(1) MR. RAJEN LAXMICHAND KALYANI
PAN : AILPK5301R



Asha R. Kalyani

(2) MRS. ASHA RAJEN KALYANI
PAN : AAPPK5892D



S. R. Kalyani

(3) MR. SAMIP RAJEN KALYANI
PAN : GQUPK0622J
in the presence of.....



WITNESSES : -

1. *V. R. Kalyani*
2. *Y. C. Magia*



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RECEIPT

RECEIVED from the PURCHASERS, (1) MR. RAJEN LAXMICHAND KALYANI, (2) MRS. ASHA RAJEN KALYANI AND (3) MR. SAMIP RAJEN KALYANI a sum of Rs.44,64,500/- (Rupees Forty Four Lakhs Sixty Four Thousand Five Hundred Only), being the part payment in respect of sale of the Flat No. 403, 4th Floor, of BORIVALI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LIMITED, Lying being and situated at L. T. Road, Borivali (West), Mumbai -400 092, by way of cheques, as per the terms and conditions of this Agreement, in the following manner :-

Chq. No.	Date	Drawn on	Amount(Rs.)
000005	11/06/19	UCO Bank - Borivali (W)	4,50,000/-
000007	11/06/19	UCO Bank - Borivali (W)	4,50,000/-
000010	02/07/19	UCO Bank - Borivali (W)	4,50,000/-
000012	04/07/19	UCO Bank - Borivali (W)	4,50,000/-
000001	09/07/19	UCO Bank - Borivali (W)	4,50,000/-
000002	09/07/19	UCO Bank - Borivali (W)	4,50,000/-
000003	09/07/19	UCO Bank - Borivali (W)	2,03,625/-
000004	09/07/19	UCO Bank - Borivali (W)	2,03,625/-
000016	10/07/19	UCO Bank - Borivali (W)	1,67,625/-
000017	10/07/19	UCO Bank - Borivali (W)	1,67,625/-
000005	10/07/19	HDFC Bank - Boisar	5,11,000/-
000006	10/07/19	HDFC Bank - Boisar	5,11,000/-
		Total	44,64,500/-

WE SAY RECEIVED Rs.44,64,500/-

Tapal Shah

(1) MR. BHAVESH MADAN SHAH

(2) MR. MADAN GIRDHARILAL SHAH

VENDORS

WITNESSES :-

- V.R. Kalyani
- Y.C. Magia



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BORIVALI GANESH DARSHAN CO-OP. HSG. SOC. LTD.

L. T. Road, Borivali West, Mumbai - 400092.

REG NO. BOM / WR / HSG / TC / 10282

No. _____

Date : _____

Date : 05.07.2019

N.O.C.

TO WHOMSOEVER IT MAY CONCERN

This is to inform you that the Flat No. 403, on the 4th Floor in our Society Building is occupied / owned by (1) Bhavesh M. Shah AND (2) Madan G. Shah.

Further we state that, we do not have any objection if the above Said Flat premises is sold to some bonafide purchasers.

And the said Flat is free from all encumbrances and Society Dues like maintenance or sinking fund are clear till today.

This is to state that the society building was constructed in the year 1995 and building is of Ground + 10 Floors with Lift. Area of the above said flat is 495 Sq. ft. Carpet, lying and being on the plot of land bearing C.T.S. No. 640 of Village Borivali, Taluka Borivali, Mumbai Suburban District.

This NOC is issued for the registration purpose only.



For Borivali Ganesh Darshan Co.Op. Hsg Society Ltd.

BORIVALI GANESH DARSHAN CO-OP. HSG. SOC. LTD

Elesh Shah
5/7/19

SECRETARY

Secretary /Chairman

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DUPLICATE SHARE CERTIFICATE ISSUED IN LIEU OF CERT. NO. 21

Share Certificate No. 2171 Member's Regn. No. 21 No. of Shares 5

Share Certificate

Authorised Share Capital Rs. 100000/- Divided into 2000 Share of Rs. 50 each.
BORIVLI GANESH DARSHAN CO-OPERATIVE HOUSING SOCIETY LTD.

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

Registration No. BOM/WR/HSG/TC/10282/99-2000/99 Date 03.05.1999

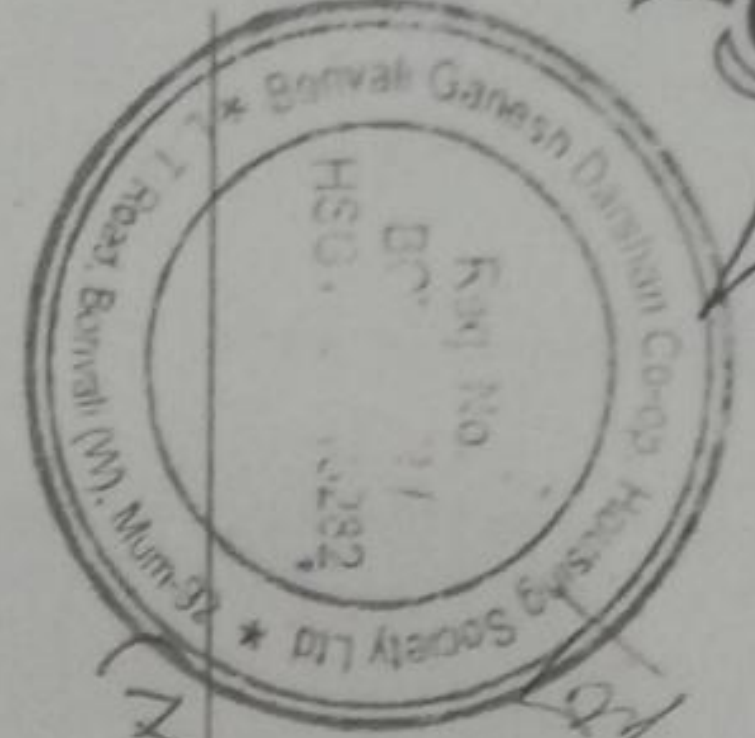
This is to certify that Shri / Smt. / M/s. G. MURUGESHAN CHETTIAR
is the Registered Holder of 5 (FIVE) fully paid up shares
of Rs. FIFTY each numbered from 101 to 105 both inclusive, in

BORIVLI GANESH DARSHAN CO-OPERATIVE HSG. SOCIETY LTD., BORIVLI(W)

Subject to the Bye-laws of the said Society, the said Society at BORIVLI (W)

Given under the Common Seal of the said Society on this 1st day of DEC

2099 92 82



M. C.
Authorised
M. C. Member

Secretary

Chairman

P.T.O.

CITY

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MEMORANDUM OF TRANSFERS OF THE WITHIN MENTIONED SHARES

Date of Transfer	Transfer No.	Regn. No. of Transferor	To Whom Transferred	Regn. No. of Transferee
10/11/2002		21	OCCHAVLAL L. SHAH RAJESH O. SHAH <i>[Signature]</i> Authorised M. C. Member Chairman	21 <i>[Signature]</i> Secretary
26/06/2010		21	BHAVESH M. SHAH MADAN G. SHAH <i>[Signature]</i> Authorised M. C. Member Chairman	21 <i>[Signature]</i> Secretary
			Authorised M. C. Member Chairman	Secretary
			Authorised M. C. Member Chairman	Secretary



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APP. NO. 1

EXTRACT FROM THE PROPERTY REGISTERED CARD

CITY SURVEY बोरिवली

TALUKA : BORIVALI

Dist. MUMBAI
SUBURBAN
DIST.

City Survey	Area Sq. Mtrs.	Tenure	Particulars of assessment for rent paid to Government and when due for revision						
२३०	३२०६-६	c	३१०-९५ डि १०-०७ पार २७ दि १० न २००१/१० ३० मिल् २७						
<table border="1" style="margin-left: auto; margin-right: auto;"> <tr><td colspan="3">बदर-२/</td></tr> <tr><td>१०६९४</td><td>२९</td><td>४२</td></tr> </table>				बदर-२/			१०६९४	२९	४२
बदर-२/									
१०६९४	२९	४२							
Essement									
Holder in Origin of the title so far as traced									
Other Encumbrances									
Other Remarks									

Date	Transaction	Vol. No. SFR	New Holder (H) Lessee (L) or Encumbrancee (o) %	Attestation
१८/०२	मा उपरि काठिम अदि मु ३५० मुक्क गोनेनेडील कुताने एक एक डी / २००४ डि २६ म ०२ पुताने मुदलवालीने/ विजयगोपी रानामा-मि गोद के ली	SFR (h)	मे-जेनरल केंड एक एक किलडी	रुहे २५५ २१६ १२३०६५०५
०५/०५	मा. जि. नि. २२ कतमान २२ गोड एगोनेकडील कुताने १२२-६३०, ६३०/१० ३० वारीनेके दि ११/०५/०५ किलडे, अरेदीन वंजवाणा वधेन कोन दालला केला		(१) श्री दिलीप कुमार मधुलाल करेलिया (२) श्रीमती रविशोबेन कावजीमाई करेलिया (३) श्री कन्डुमाई बालूमाई पट्टा (४) श्रीमती मेरुकाबेन मधुलाल करेलिया (५) श्री कौशिक मधुलाल करेलिया (६) श्रीमती दिना सुमिल शेट (७) श्रीमती जगदी मधुलाल करेलिया (८) कु भावना मधुलाल करेलिया अ-पा कु मेरुकाबेन मधुलाल करेलिया	रुहे २५५ २१०५० १२३०६५०५



बदर-६/
२२५०/११/१९
२००२

३०/११/१९

APP. NO.:

EXTRACT FROM THE PROPERTY REGISTERED CARD

TALUKA - BORIVALI

Dist. MUMBAI

PROPERTY SURVEY

Office of the
Ex. Eng. Bldg. Prop. (W/S) P. & P. Ward
Dr. Babasaheb Ambedkar Market Bldg.,
Kandivali (West), Mumbai-400 067.

Gen. 162

O.C.

बृहन्मुंबई महानगरपालिका
MUNICIPAL CORPORATION OF GREATER BOMBAY

NO. CHE | 5101 | BP (WS) | AR

"TRUE COPY"

- 5 OCT 1995

TO: Shri S. M. Dokhane,
Architect.

For Arch Unique
Architects & Engineers

Sub : Proposed building on C.T.S.No.640,
540(1 to 37) of village Borivali at L.T.Road,
Borivali(W)

Ref : Your letter No.353/95 dtd. 15.6.95

Sir,

The full development work of Ground + 10 upper floors
of building on plot bearing C.T.S.No.640, 640(1 to 37) of
village Borivali at L.T.Road, Borivali (West), Bombay
completed under the supervision of Shri S.M.Dokhane, Architect
Licence No. D/98 of 95-96, Shri D.S.Doshi, Licensed Structural
Engineer, Licence No:1/STR/95-99, Shri A.G.Patel, Licensed
Site Supervisor, Licence No.A-3/55/I, may be occupied on
the following conditions :-

- (1) That the certificate u/s 270A Act shall be obtained from A.E.W.W.R/North and a certified copy of the same shall be submitted to this office.
- (2) That the setback of Chandavarkar Road shall be handed over to A.E.M.R/North before B.C.O.

Yours faithfully,

Executive Engineer, Prop.



बदर - २/
७५९४ २३ ४२
२०१९

बदर - ६/
३४५४ १५
२०१९

बदर - ६/
२२५० १० १३
२००९



11/07/2019

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. बोरीवली
2

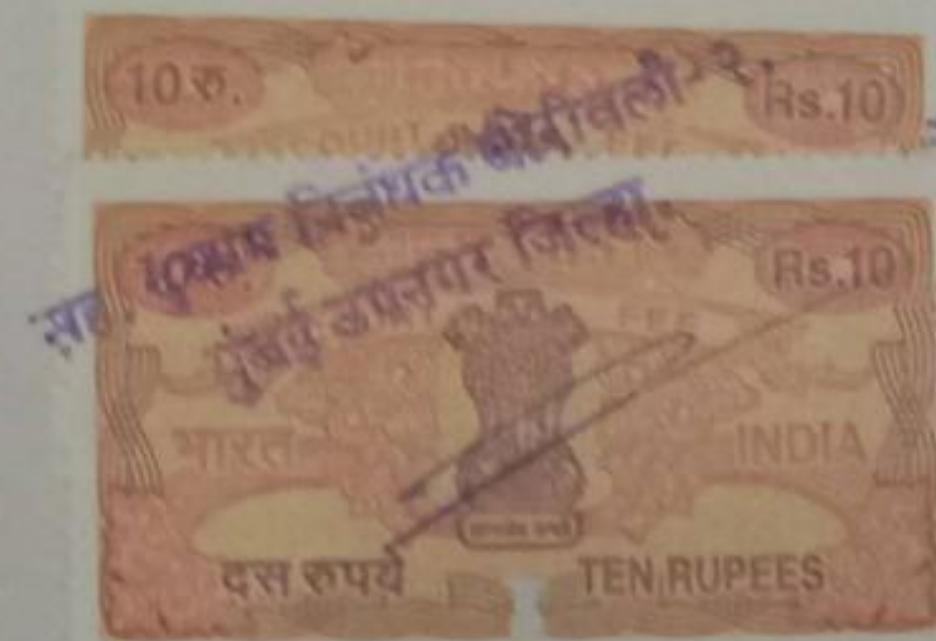
दस्त क्रमांक : 7614/2019

नोंदणी :

Regn 63m

गावाचे नाव : बोरीवली

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	8550000
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	7302960
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: मुंबई मनपा इतर वर्णन : सदनिका नं: 403, माळा नं: 4 था मजला, इमारतीचे नाव: बोरीवली गणेश दर्शन को- ऑप. हाउसिंग सोसायटी लिमिटेड, ब्लॉक नं: बोरीवली पश्चिम, मुंबई 400092, रोड : एल. टी. रोड ((C.T.S. Number : 640, 640/1 to 37 ;))
(5) क्षेत्रफळ	1) 55.20 चौ.मीटर
(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:- भावेश मदन शाह वय:-37; पत्ता:- प्लॉट नं: सदनिका क्र. 403, माळा नं: 4 था मजला, इमारतीचे नाव: बोरीवली गणेश दर्शन को- ऑप. हाउसिंग सोसायटी लिमिटेड, ब्लॉक नं: बोरीवली पश्चिम, रोड नं: एल. टी. रोड, महाराष्ट्र, मुंबई. पिन कोड:-400092 पॅन नं:-AMKPS2577C 2): नाव:- मदन गिरधारीलाल शाह वय:-59; पत्ता:- प्लॉट नं: सदनिका क्र. 403, माळा नं: 4 था मजला, इमारतीचे नाव: बोरीवली गणेश दर्शन को- ऑप. हाउसिंग सोसायटी लिमिटेड, ब्लॉक नं: बोरीवली पश्चिम, रोड नं: एल. टी. रोड, महाराष्ट्र, मुंबई. पिन कोड:-400092 पॅन नं:-AADPS9940C
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- राजेन लक्ष्मीचंद कल्याणी वय:-57; पत्ता:- प्लॉट नं: सदनिका क्र. बी/302, माळा नं: 3 रा मजला, इमारतीचे नाव: गणपती अपार्टमेंट, ब्लॉक नं: बोरीवली पश्चिम, रोड नं: एल.टी. रोड, महाराष्ट्र, MUMBAI. पिन कोड:-400092 पॅन नं:-AILPK5301R 2): नाव:- आशा राजेन कल्याणी वय:-53; पत्ता:- प्लॉट नं: सदनिका क्र. बी/302, माळा नं: 3 रा मजला, इमारतीचे नाव: गणपती अपार्टमेंट, ब्लॉक नं: बोरीवली पश्चिम, रोड नं: एल.टी. रोड, महाराष्ट्र, MUMBAI. पिन कोड:-400092 पॅन नं:-AAPPK5892D 3): नाव:- समीप राजेन कल्याणी वय:-20; पत्ता:- प्लॉट नं: सदनिका क्र. बी/302, माळा नं: 3 रा मजला, इमारतीचे नाव: गणपती अपार्टमेंट, ब्लॉक नं: बोरीवली पश्चिम, रोड नं: एल.टी. रोड, महाराष्ट्र, MUMBAI. पिन कोड:-400092 पॅन नं:-GQUPK0622J
(9) दस्तऐवज करून दिल्याचा दिनांक	11/07/2019
(10) दस्त नोंदणी केल्याचा दिनांक	11/07/2019
(11) अनुक्रमांक, खंड व पृष्ठ	7614/2019
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	513000
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	



मुल्यांकनासाठी विचारात घेतलेला तपशील :-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

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

खरी प्रत

सह दुय्यम निबंधक बोरीवली-
मुंबई काँग्रेस नगर