



AGREEMENT TO SALE

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PROPERTY : Flat No. 706, 7th Floor

in the building known as, "Platinum Avior"

Plot No. 24& 24A, Sector-20, Roadpali, (Kalamboli),

Navi Mumbai.

CARPET AREA : 40.428 Sq. Mtrs

STAMP DUTY : Rs. 1,29,700/-

REGISTRATION FEE : Rs. 26,100/-

SALE PRICE : Rs. 19,00,000/-

MARKET VALUE : Rs. 25,93,250/-

THIS AGREEMENT is made and entered into at Navi Mumbai, on this 13 Day of Dec, 2012.

C. P. Mishra - J. C. M. S. D.

महेश्वरीना मुकुटा
[Signature]

BETWEEN

M/S. PLATINUM SPACES, (PAN NO.: AAMFP 1779 R) a partnership firm through partner MR. GIRISH JADHAVJI CHHEDA, having office address at Shop No.4, Moreshta Apartment, Plot No.22, Sector-44 A, Nerul, Navi Mumbai, herein after referred to as "THE BUILDERS" {which expression shall unless it be repugnant to the context or meaning thereof shall mean and include his survivor or survivors the legal heirs, executors, successors administrators & assigns} of the ONE PART

AND

- (1) MRS. LAXMINA DEV RAJ GUPTA, Age 52 years, (PAN NO.: AEOPG 7302 M)
 - (2) MR. GUPTA RAMDAYAL DEVRAJ, Age 26 years, (PAN NO.: AJVPG 4221 F)
 - (3) MR. GUPTA DINDAYAL DEVRAJ Age 25 years, (PAN NO.: AJVPG 4220 E)
- all adult Indian Inhabitant, having address at FLAT NO. 201, 2ND FLOOR, RAINBOW PLAZA, PLOT NO. 302, LBS ROAD, KURLA (W) MUMBAI - 400 070, Hereinafter referred to as "THE PURCHASER/S" {which expression shall unless it be repugnant to the context and meaning thereof shall mean and include his/her/their heirs, executors, administrator, successors and assigns} of the OTHER PART.

WHEREAS:



1. THE CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LTD., is a Government Company within the meaning of the Companies Act 1956 (here in after referred to as "THE CORPORATION/ CIDCO") having its registered office at "Nirmal", 2nd floor, Nariman Point, Mumbai- 400 021. The Corporation has been declared as a New Town Development Authority, under the provision of sub sec. (3-A) of section 113 of the Maharashtra Regional and Town Planning Act, 1966 {Maharashtra act no. XXXVIII of 1966 hereinafter referred to as 'the said act') for the New Town of Navi Mumbai by Government of Maharashtra in the exercise of its powers of the area designated as site for New Town under sub-section (1) of section 113 of the said Act.

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2. The State Government has acquired lands within designated area of Navi Mumbai and vested the same in the Corporation by an order duly made on that behalf as per the provisions of Sec. 113 of the said Act.

3. By virtue of being the Development Authority the Corporation has been empowered under Section 118 of the said Act to dispose off any land acquired by it or vested into it in accordance with the proposal approved by the State Government under the said Act.

Girish J. Chheda

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4. The corporation laid down plot in **Kalamboli, Tal-Panvel** on one such piece of land so acquired by the State Government and subsequently vested by the State Government in the Corporation for being leased to its intending lessee.

PLOT NO. 24

5. By a letter of Allotment No. **CIDCO/LAND/ SCHEME/ ROADPALI/ 11+55+ 123+309 +310 /2010** dated **14/10/2010** issued by the Corporation as follows:

- I. (File No. 11) in favour of (1) **Smt. Krushnabai Gopal Patil** (2) **Shri. Vasant Gopal Patil** (3) **Smt. Tulsabai Gopal Patil** (4) **Shri. Ram Gopal Patil** and (5) **Smt. Savita Gopal Patil**, all residing at Village – Roadpali, Taluka- Panvel, Dist- Raigad
- II. (File No. 55) **Late Fashibai Mangalya Patil** through her legal heirs **Smt. Barkubai Dilip Pawar** (also known **Pavshibai Rago Ghart**) residing at Village – **Chidkha**, Taluka- Panvel, Dist- Raigad,
- III. (File No. 123) (1) **Shri. Krushna Budhaji Patil** and (2) **Smt. Gomubai Budhaji Patil** both residing at Village – Roadpali, Taluka- Panvel, Dist- Raigad,
- IV. (File No. 309) **late Babu Padu Palekar** through his legal heirs (1) **Shri. Jayaram Babu Palekar**, (2) **Shri. Madhukar Babu Palekar** (3) **Late Hasha Babu Palekar** through his legal heirs (a) **Smt. Hausabai Hasha Palekar**, (b) **Shri. Kashinath Hasha Palekar**, (c) **Shri. Ashok Hasha Palekar**, (d) **Milind Hasha Palekar** and (e) **Smt. Geetabai Ganpat Patil** all residing at Village – Valavali, Taluka- Panvel, Dist- Raigad,
- V. (File No. 310) **Late Ragho Divdya Palekar** through his legal heirs (1) **Shri. Maruti Ragho Palekar**, (2) **Shri. Damodar Ragho Palekar** and (3) **Shri. Keshav Ragho Palekar** all residing at Village – Valavali, Taluka- Panvel, Dist- Raigad, the original Licensee therein (hereinafter for the sake of brevity referred to as the said "Allotment Letter") the corporation thereby agreed to allot in favour of the lessees (hereinafter referred to as the said "Allottees") under Goanthan Expansion Scheme of 12.5% Scheme being **Plot No. 24** in Sector-20 admeasuring **2549.87 Sq. Mtrs.**, at **Kalamboli (Roadpali), Taluka- Panvel, Dist- Raigad.** (hereinafter referred to as the "said Plot").



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6. By an Agreement to Lease dated **2nd November, 2010**, stamped and duly registered with the sub-Registrar of Assurances at Panvel on **08/12/2010** under serial No. **PVL-1/14719/2010** bearing **Receipt No. 16003**, the corporation agreed to lease to (1) **Smt. Krushnabai Gopal Patil** (2) **Shri. Vasant Gopal Patil** (3) **Smt. Tulsabai Gopal Patil** (4) **Shri. Ram Gopal Patil** (5) **Smt. Savita Gopal Patil** (6) **Smt. Barkubai Dilip Pawar** (7) **Shri. Krushna Budhaji Patil** (8) **Smt. Gomubai Pandurang Patil** (9) **Shri. Jayaram Babu Palekar**, (10) **Shri. Madhukar Babu Palekar** (11) **Smt. Hausabai Hasha Palekar**, (12) **Shri. Kashinath Hasha Palekar**, (13) **Shri. Ashok Hasha Palekar**, (14) **Shri. Milind Hasha Palekar** (15) **Smt. Geetabai Ganpat Patil** (16) **Shri. Maruti Ragho Palekar**, (17)

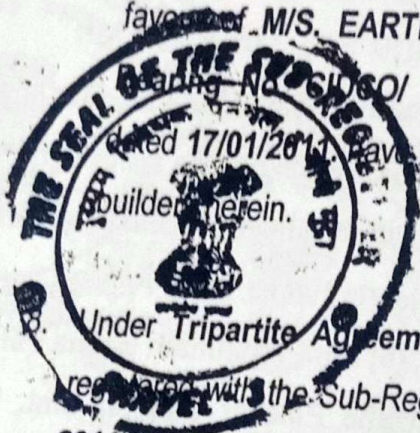
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Shri. Damodar Ragho Palekar and (18) Shri. Keshav Ragho Palekar the original licensees one such Plot No.24 admeasuring at about 2549.87 Sq Mtrs, under the Gaonthan Expansion Scheme, situated at Sector- 20, Village - Kalamboli, Taluka Panvel, Dist- Raigad in consideration of a premium to the Corporation subject to observance of the terms and conditions mentioned in the said agreement to lease.

7. Under Tripartite Agreement dated 31st December, 2010 same was duly stamped and registered with the Sub-registrar of Assurances at Panvel under Serial No. PVL1-00877/2011 dated 17/01/2011, Receipt No. 980, Executed between the CIDCO Limited and Smt. Krushnabai Gopal Patil and Other Seventeen (17) Original Lessees, and M/S. EARTH HOMES whereby Smt. Krushnabai Gopal Patil and other Seventeen (17) have sold, transferred and assigned his leasehold right, title, and interest in the said plot in favour of M/S. EARTH HOMES Accordingly, CIDCO Limited vide their Final Order bearing No. CIDCO/ LAND/ SCHEME/ KALAMBOLI /R 11+55+123+309+310/2011 dated 17/01/2011 have transferred the said Plot in the name of M/S. EARTH HOMES the builders herein.



8. Under Tripartite Agreement dated 3rd February 2011 same was duly stamped and registered with the Sub-Registrar or Assurance at Panvel under Serial No. PVL3-02324-2011 dated 03/03/2011. Receipt No. 2356 Executed between the CIDCO Limited and M/S. EARTH HOMES, New Licensee and M/S. PLATINUM SPACES, whereby M/S. EARTH HOMES have sold, transferred and assigned their leasehold right, title, and interest in the said plot in favour of M/S. PLATINUM SPACES, Accordingly, CIDCO Limited vide their FINAL ORDER bearing No. CIDCO/ LAND/ SCHEME / KALAMBOLI/ ROADPALI/11/2011 dated 11.3.2011 have transferred the said Plot in the name of M/S. PLATINUM SPACES, the builders herein.

PLOT NO. 24A

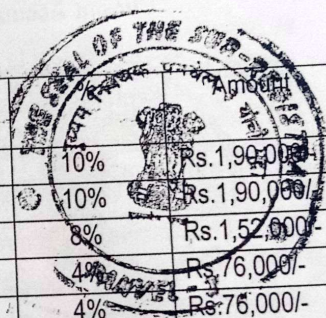
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9. Letter of Allotment No. CIDCO/ LAND/ SCHEME/ ROADPALI / 61 / 2010 dated 08/08/2010 issued by the Corporation in favour of Shri. Kachriya C. Gaikwad the original licensee therein (hereinafter for the sake of brevity referred to as the said "Allotment Letter") the corporation thereby agreed to allot in favour of the lessees therein, Plot under Gaonthan Expansion Scheme of 12.5% Scheme being Plot No. 24 A, in Sector-20 admeasuring 554.76 Sq. Mtrs, at Kalamboli (Roadpali), Taluka- Panvel, Dist- Raigad. (hereinafter referred to as the "said Plot").

Ginish J. Cheda
हार्दिकीना गुला

3. The Purchaser/s has / have, prior to execution of this Agreement satisfied himself/ herself /themselves about the title of the Builders to the said Plot described in the Schedule hereunder written and the Purchaser/s shall not be entitled to further investigate, the title of the Builders and no requisitions or objections shall be raised on any matter relating thereto.
4. (a) The Purchaser agrees to purchase from the Builders and the Builder agree to sell to the purchaser the said **Flat No. 706** on the **7th Floor**, admeasuring about **40.428**, Sq. Mtrs (Carpet Area) as shown on the floor plan thereof annexed hereto for the price of **Rs. 19,00,000/- (Rupees Nine Lakhs Only)** out of which sum of **Rs. 3,80,000/- (Rupees Three Lakhs Eighty Thousand Only)**. has been paid by the Purchaser to the Builders on the execution of these presents as earnest money (receipt whereof the Builders do hereby admit) and the balance of **Rs. 15,20,000/- (Rupees Fifteen Lakhs Twenty Thousand Only)**. will be paid by the Flat Purchaser to the Builders as Follows:

PAYMENT SCHEDULE

Sr. No.	Particulars		
1.	On Booking of the Flat	10%	Rs.1,90,000/-
2.	On or before Commencement of Plinth	10%	Rs.1,90,000/-
3.	On or before Commencement of 1 st slab	8%	Rs.1,52,000/-
4.	On or before Commencement of 2 nd slab	4%	Rs.76,000/-
5.	On or before Commencement of 3 rd slab	4%	Rs.76,000/-
6.	On or before Commencement of 4 th slab	4%	Rs.76,000/-
7.	On or before Commencement of 5 th slab	4%	Rs.76,000/-
8.	On or before Commencement of 6 th slab	4%	Rs.76,000/-
9.	On or before Commencement of 7 th slab	4%	Rs.76,000/-
10.	On or before Commencement of 8 th slab	4%	Rs.76,000/-
11.	On or before Commencement of 9 th slab	4%	Rs.76,000/-
12.	On or before Commencement of 10 th slab	4%	Rs.76,000/-
13.	On or before Commencement of 11 th slab	4%	Rs.76,000/-
14.	On or before Commencement of 12 th slab	4%	Rs.76,000/-
15.	On or before Commencement of 13 th slab	4%	Rs.76,000/-
16.	On or before Commencement of 14 th slab	4%	Rs.76,000/-
17.	On or before Commencement of 15 th slab	4%	Rs.76,000/-
18.	On or before Commencement of Brick work	4%	Rs.76,000/-
19.	On or before Commencement of Plaster	4%	Rs.76,000/-
20.	On or before Commencement of Flooring	2%	Rs. 38,000/-
21.	On or before Commencement of Painting & Finishing	2%	Rs.38,000/-
22.	Being The Balance Considering Amount to be paid on a notice that the said flat is ready for us		
	Total	100%	19,00,000/-



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56. The Purchaser/s shall immediately after the execution of this Agreement lodge the same for Registration with the concerned Sub-Registrar of Assurances and shall within two days after lodging the same intimate the Builders of having done so with the date and serial number of the same which has been so lodged for Registration of the Agreement. All out of pocket costs, charges and expenses including the Stamp duty and registration charges of and incidental to this Agreement shall be borne and paid by the Purchaser/s alone.

THE SCHEDULE ABOVE REFERRED TO:

Flat No. 706 on the **7th Floor**, admeasuring **40.428** Square meters (Carpet area) in the Project presently Known as "**PLATINUM AVIOR** " constructed on all that pieces and parcel of land known as Plot No. 24& 24A , Sector- 20 situated at Village / Site Kalamboli, of 12.5% (Erstwhile Gaothan Expansion Scheme) containing by measurement 3104.63 Square meters or thereabouts and bounded as follows:

- On or towards the North - East by - Plot No. 22
- On or towards the North - West by - Plot No. 23
- On or towards the South- East by - 15.00 Meter wide Channel
- On or towards the East - West by: - 15.00 meters wide Road.



Girish J. Chedda.

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IN WITNESS WHEREOF THE PARTIES HAVE HERETO SET AND SUBSCRIBED
RESPECTIVE HANDS AND SEALS THE DAY & THE YEAR FIRST HEREINAFTER
WRITTEN.

SIGNED SEALED AND DELIVERED *

Within named "THE BUILDERS")

M/S. PLATINUM SPACES,)

Through its partners)

MR. GIRISH JADHAVJI CHHEDA)

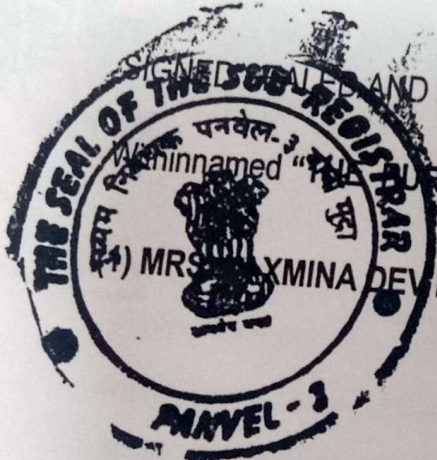
Girish J. Chheda)



In the presence of.....)

1.

2.



SIGNED SEALED AND DELIVERED by the)

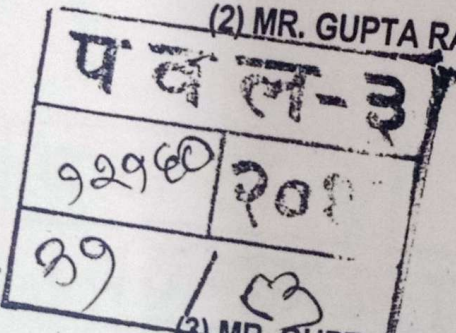
Within named "THE PURCHASER")

(1) MRS. XMINA DEVRAJ GUPTA)

XMINA GUPTA



(2) MR. GUPTA RAMDAYAL DEVRAJ)



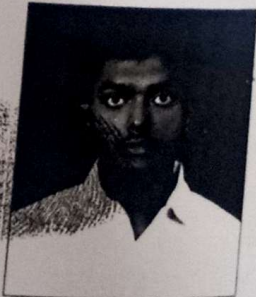
(3) MR. GUPTA DINDAYAL DEVRAJ)



In the presence of.....)

1.

2.



RECEIPT

Received of and from (1) MRS. LAXMINA DEV RAJ GUPTA, (2) MR. GUPTA RAMDAYAL DEVRAJ, (3) MR. GUPTA DINDAYAL DEVRAJ, the Purchasers a sum of Rs. 3,80,000/- (Rupees Three Lakhs Eighty Thousand Only) on or before the execution of this Agreement being the part payment towards sale of Flat No. 706 on 7th Floor, admeasuring 40.428 Sq. Mtrs Carpet Area in the Building known as "Platinum Avior", Plot No. 24&24A, Sector-20, Kalamboli (Roadpali), Taluka- Panvel, Dist- Raigad The said payment made as under:

Mode of Payment

1. Rs. 3,80,000/-, Cheque No.100018, Dated:- 16/08/2012, drawn On The Kurla Nagarik Sahakari Bank Ltd (Kurla).

WE SAY RECEIVED

M/S. PLATINUM SPACES

Through its partner

MR. GIRISH JADHAVJI CHHEDA

)
) Girish Chheda
)



WITNESSES:

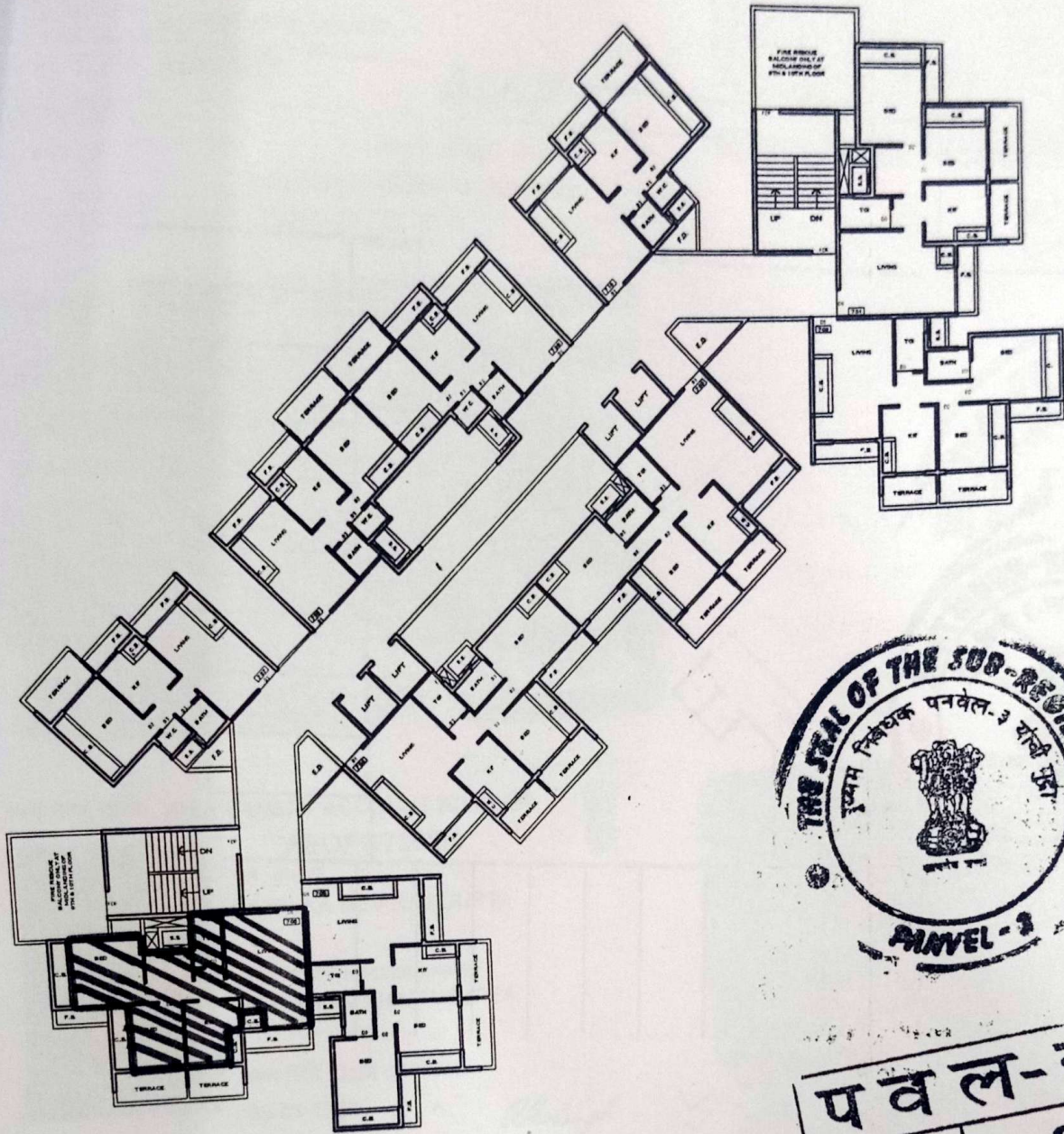
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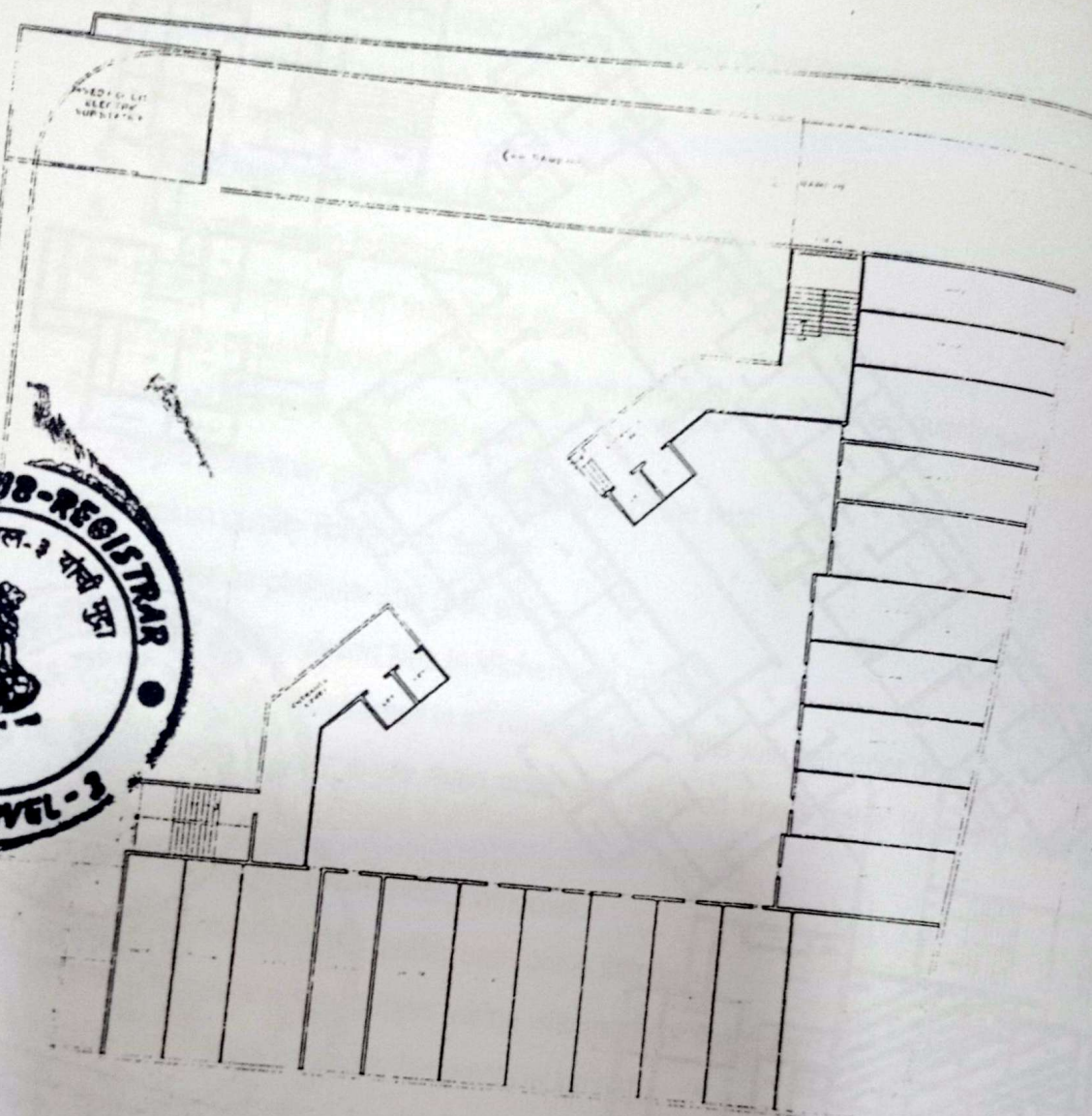


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" PLATINUM AVIOR "
 PROPOSED RESIDENTIAL BUILDING
 AT PLOT NO. 24 & 24A, SECTOR.20, KALAMBOLI, NAVI MUMBAI.

DEVELOPERS M/s.PLATINUM SPACES	FLAT NO.	706
	FLOOR	SEVENTH
	CARPET AREA	40.428 sq Mtrs
	TERRACE AREA	
SIGNATURE OF DEVELOPERS		SIGNATURE OF PURCHASER
Girish. J. Cheda,		मक्षीना गुला Rung Rung

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15 M WIDE ROAD

" PLATINUM AVIOR "

PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING
AT PLOT NO. 24 & 24A, SECTOR 20, KALAMBOLI, NAVI MUMBAI.

Girish. J. Cheda

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CITY & INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LTD
COMMENCEMENT CERTIFICATE

Permission is hereby granted under section - 45 of the Maharashtra Regional and Town Planning Act. 1966 (Maharashtra XXXVII) of 1966 to M/s Platinum Spaces Partners Shri. Girish Jadavji Chheda & Others Six, Plot No.24 & 24A, Sector- 20, Node:- Kalamboli (12.5% Scheme) of Navi Mumbai. As per the approved plans and subject to the following conditions for the development work of the proposed

Residential Building (Gr. + 14 Structure)

Residential BUA = 4092.902 Sq. Mt., Commercial BUA = 561.967 Sq. Mt.

Total BUA = 4654.869 Sq. Mt.

(Nos. of Residential Units - 117 Nos. of Commercial units - 21)

This Commencement Certificate is valid up to plinth level only. The further order will be given after the plinth is inspected and plinth Completion Certificate is issued.

i) **This Certificate is liable to be revoked by the Corporation if:-**

1(a) The development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.

(b) Any of the conditions subject to which the same is granted or any of the restrictions imposed upon by the corporation is contravened.

(c) The Managing Director is satisfied that the same is obtained by the applicant through fraud or Misrepresentation and the applicant and/or any person deriving title under him, in such an event shall be deemed to have carried out the development work in contravention of section - 43 or 45 of the Maharashtra Regional and Town Planning Act- 1966.

2. **The applicant shall:-**

2(a) Give a notice to the Corporation for completion of development work up to plinth level, at least 7 days before the commencement of the further work.

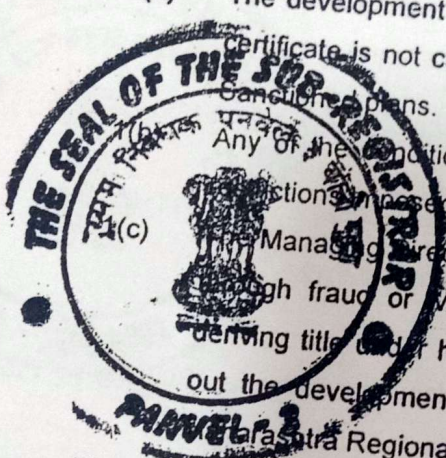
2(b) Give written notice to the Corporation regarding completion of the work.

2(c) Obtain Occupancy Certificate from the Corporation.

2(d) Permit authorized officers of the Corporation to enter the building or premises for which the permission has been granted, at any time for the purpose of ensuring the building control Regulations and conditions of this certificate.

3. The structural design, building materials, installations, electrical installations etc. shall be in accordance with the provision (except for provision in respect of floor area ratio) as prescribed in the National Building Code or and/or GDCRs- 1975 in force.

The Certificate shall remain valid for period of 1 year from the date of its issue; thereafter revalidation of the same shall be done in accordance with provision of section - 48 of MRTP Act- 1966 and as per regulations no. 16.1(2) of the GDCRs - 1975.



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5. The conditions of this certificate shall be binding not only on the applicant but also on its successors and/or every person deriving title through or under him.
 6. A certified copy of the approved plan shall be exhibited on site.
 7. The amount of Rs 16,000/- deposited with CIDCO as security deposit shall be forfeited either in whole or in part at the absolute discretion of the Corporation for breach of any of the conditions attached to the permission covered by the Commencement Certificate. Such forfeiture shall be without prejudice to any other remedy or right of Corporation.
 8. "Every Building shall be provided with under ground and over head water tank. The capacity of the tanks shall be as per norms fixed by CIDCO. In case of high rise buildings under ground and over head water tank shall be provided as per the fire fighting requirements of CIDCO. The applicant shall seek approval of the EE (Water Supply) of CIDCO in respect of capacity of domestic water tanks. The applicant shall seek approval of the Fire Officer of CIDCO in respect of capacity of water tanks for the fire fighting purpose".
 9. You shall approach Executive Engineer, M.S.E.B. for the power requirements, location of transformer, if any, etc.
 10. As per Govt. of Maharashtra memorandum vide No. TBP/4393/1504/C4-287/94, UD-11/RDP, Dated 19th July, 1994 for all buildings following additional conditions shall apply.

- i) As soon as the development permission for new construction or re-development is obtained by the Owners/Developer, he shall install a 'Display Board' on the conspicuous place on site indicating following details.
 - a) Name and address of the owner/developer, Architect and Contractor.
 - b) Survey Number/City survey Number, Plot Number/Sector & Node of Land under reference along with description of its boundaries.
 - c) Order Number and date of grant of development permission or re-development permission issued by the Planning Authority or any other authority.
 - d) Number of Residential flats/Commercial Units with areas.
 - e) Address where copies of detailed approved plans shall be available for inspection.
- ii) A notice in the form of an advertisement, giving all the detailed mentioned in (i) above, shall be published in two widely circulated newspapers one of which should be in regional language.

11. As per the notification dtd. 14th September. 1999 and amendment on 27th August 2003, issued by Ministry of Environment & Forest (MOEF), Govt. of India and as per Circular issued by Urban Development Deptt., Govt. of Maharashtra, vide No. FAR/102004/160/P. No. 27/UD-20, dtd. 27/02/2004, for all Buildings following additional condition shall apply.

The Owners/Developer shall use Fly Ash bricks or blocks or tiles or clay fly ash bricks or cement fly ash bricks or blocks or similar products or a combination of aggregate of them to the extent of 100 % (by volume) of the total bricks, blocks & tiles as the case may be in their construction activity.

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दुय्यम निबंधक : सह दुजि.पनवेळ 3

दस्त क्रमांक : 12160/2012

नोंदणी :

Regn:63m

गावाचे नाव : 1) कळंबोली

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	1900000
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	2593500
(4) भू-मापन, पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव: रायगडइतर वर्णन :, इतर माहिती: सदनिका क्र .७०६, सातवा मजला , प्लॅटीनम अँविवोर, प्लॉट नं २४ व २४ ए , से .२० , रोडपाली कळंबोली क्षेत्र ४०.४२८ चौ .मी .कारपेट +५.३०८ चौ .मी .कबर्ड
(5) क्षेत्रफळ	1) 40.42 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:-- मे .पुंढीनस स्पेसेस तर्फे भागीदार गिरीश .जे .छेडा यांचे कु .मु रमेश डी पटेल वय:-32; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 4, मोरेश्वर अपार्टमेंट , से .44 ए , नेरूळ , ब्लॉक नं: -, रोड नं: -, , पिन कोड:- 400706 पॅन नं:-AAMFP1779R
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-- लक्ष्मीना देवराज गुप्ता वय:-52; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 201, रेनबो प्लाझा , कुर्ला मुंबई , ब्लॉक नं: -, रोड नं: -, पिन कोड:-400070 पॅन नं:-AEOPG7302M 2): नाव:-- रामदयाल देवराज गुप्ता वय:-26; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 201, रेनबो प्लाझा , कुर्ला मुंबई , ब्लॉक नं: -, रोड नं: -, पिन कोड:-400070 पॅन नं:-AJVPG4221F 3): नाव:-- दीनदयाल देवराज गुप्ता वय:-25; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: 201, रेनबो प्लाझा , कुर्ला मुंबई , ब्लॉक नं: -, रोड नं: -, पिन कोड:-400070 पॅन नं:-AJVPG4220E 4): नाव:-लक्ष्मीना देवराज गुप्ता वय:-0; पत्ता:- पिन कोड:- पॅन नं:-
(9) दस्तऐवज करून दिल्याचा दिनांक	13/12/2012
(10) दस्त नोंदणी केल्याचा दिनांक	27/12/2012
(11) अनुक्रमांक, खंड व पृष्ठ	12160/2012



CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

(CIN - U99999 MH 1970 SGC - 014574)

REGD. OFFICE:

"NIRMAL", 2nd Floor, Nariman Point,
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PHONE : 00-91-22-6650 0900
FAX : 00-91-22-2202 2509

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FAX : 00-91-22-6791 8166

Ref. No.

CIDCO/BP-10473/TPO(NM & K)/2015/

638-1-1

Date: 11th JUN 2015

Unique Code No.	2	0	1	2	0	3	0	2	1	0	2	1	8	2	7	0	1
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OCCUPANCY CERTIFICATE

I hereby certify that the development of Residential Building [(Gr.+14 floors), [Res. BUA=4093.388 Sq.mtrs., Comm. BUA=561.967 Sq.mtrs., Total BUA=4655.355 Sq.mtrs. (No. of Units R-117 Nos. & Comm. 21 Nos.)] (Free of FSI= Society Office BUA= 24.955 Sq.mtrs. & Fitness Centre BUA= 81.785 Sq.mtrs. on Plot No.24 & 24A, Sector-20 at Kalamboli (12.5% Scheme) of Navi Mumbai completed under the supervision of Architect M/s. Patel & Associates has been inspected on 07/05/2015 and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Commencement Certificate dated 05/09/2012 and that the development is fit for the use for which it has been carried out.

Manjula
11/6/15

(Manjula Nayak)
Town Planning Officer(BP)
(Navi Mumbai & Khopta)

Thy