

ਜੁਲਾਈ

174/2411

ਜੁਲਾਈ ਮਹੀਨੇ ਦੀ ਕਾਮਾਂ

ਦੇ ਖਰਚੇ ਦੀ ਵੇਰਵੇ ਦਾ ਹਿਸਾਬ

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22/06/2017

सूची क्र.2

दुय्यम निबंधक : दु. नि. जालना 1

दस्त क्रमांक : 1586/2017

नोंदणी :

Regn 63m

## गावाचे नाव . 1) जालना नगरपरिषदेचा संपूर्ण भाग

(1) विलेखाचा प्रकार	भाडेपट्ट्याचे हस्तांतरणपत्र
(2) मोबदला	885600
(3) बाजारभाव(भाडेपट्ट्याच्या डाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	22400500
(4) भू-मापन, पोटहिस्सा व धरक्रमांक (असल्यास)	1) पालिकेचे नाव: जालना इतर वर्णन : इतर माहिती: शहर जालना अतिरिक्त औद्योगिक वसाहत जालना टप्पा क्रमांक 1 प्लॉट क्रमांक A-17 क्षेत्र 7200 चौरस मीटर व बांधकाम क्षेत्र 701.46 चौरस मीटर( ( Plot Number : A-17 : ) )
(5) क्षेत्रफळ	1) 7200.00 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.रायदिप उदयोगचे भागीदार 1.मनोजकुमार माणिकचंद भन्साळी वय:-47; पत्ता:-प्लॉट नं. : , माळा नं. : , इमारतीचे नाव: , ब्लॉक नं. : , रोड नं: दिल्ली, महाराष्ट्र, जालना. पिन कोड:-431203 पॅन नं:- 2): नाव:-मे.रायदिप उदयोगचे भागीदार 2.अशोककुमार छत्रपती बोधरा वय:-65; पत्ता:-प्लॉट नं. : , माळा नं. : , इमारतीचे नाव: , ब्लॉक नं. : , रोड नं: 33 बंडल रोड कलकत्ता, पश्चिम बंगाल, कोव्काटा. पिन कोड:-700019 पॅन नं:- 3): नाव:-मे.रायदिप उदयोगचे भागीदार 3.प्रतापसिंग छत्रपती बोधरा वय:-67; पत्ता:-प्लॉट नं. : , माळा नं. : , इमारतीचे नाव: , ब्लॉक नं. : , रोड नं: 33 बंडल रोड कलकत्ता, पश्चिम बंगाल, कोव्काटा. पिन कोड:-700019 पॅन नं:- 4): नाव:-मे.रायदिप उदयोगचे भागीदार 4.कांचनदेवी मदनचंद बोधरा वय:-65; पत्ता:-प्लॉट नं. : , माळा नं. : , इमारतीचे नाव: , ब्लॉक नं. : , रोड नं: बककलगुडा जालना, महाराष्ट्र, जालना. पिन कोड:-431203 पॅन नं:- 5): नाव:-एम. आय. डी. सी. - वय:-; पत्ता:-, - , - , - , जालना, MAHARASHTRA, JALNA, Non-Government. पिन कोड:-431203 पॅन नं:-
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-मे.रेफकिंगज कॉटसोया प्रा.लि.तर्फे डायरेक्टर विनायक किशोर सिनगारे वय:-26; पत्ता:-प्लॉट नं. : , माळा नं. : , इमारतीचे नाव: , ब्लॉक नं. : , रोड नं: काद्राबाद जालना, महाराष्ट्र, JALNA. पिन कोड:-431203 पॅन नं:-BXIPS4067F
(9) दस्तऐवज करून दिल्याचा दिनांक	22/06/2017
(10) दस्त नोंदणी केल्याचा दिनांक	22/06/2017
(11) अनुक्रमांक, खंड व पृष्ठ	1586/2017
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	100
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	

  
 सह दुय्यम निबंधक  
 (वर्ग-२) जालना-१.

मुन्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला Movable Property (Same as Clause 25-a)





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ORIGINAL

Lease Executed between  
**Maharashtra Industrial Development  
Corporation**

AND

**M/s. Refkings Cottsoya Pvt. Ltd.**

**Lessee in respect of Plot No. A-17,  
MIDC Addl. Jalna (Ph-I) Industrial Area,  
Taluka Jalna,  
District Jalna**

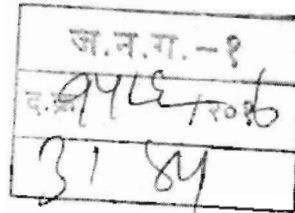
AND

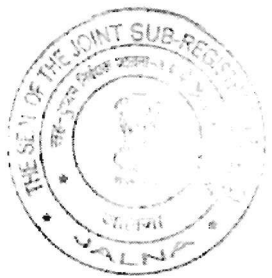
**Sarvashri**

- 1. Manoj Kumar Manikchand Bhansali,**
  - 2. Ashok Kumar Chhatrapati Bothra,**
  - 3. Pratap Chhatrapati Bothra**
- and
- 4. Smt. Kanchandevi Madanchand Bothra,**  
**Partners of M/s. Raideep Udyog,**  
**Second Licensees / Confirming Parties**

Date of Execution

\_\_\_\_\_





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कार्यालय-मुद्रांक जिल्हाधिकारी  
जालना.  
दि. 15/06/2017

ह प्रमाणित करत आहे की वरिल उद्देशाने 1958 अन्वये असलेल्या नियमान्वये  
मि. ... ने, परत उक्त दस्त नोंदणीसाठी नोंदणी अधिकाऱ्यासमोर  
द ... अधिनियम 1908 च्या अधिनियमातील तरतुदीनुसार  
नोंदणी करून घेतली आहे. याची कार्यवाही करता येईल.

Certificate u/s 32(f)(b) of the Bombay Stamp Act 1958  
ADJ/3600900/ C 50 /20 17  
Office of the Collector of Stamp, Jalna  
Date :- 15/06/2017

Certified u/s 32(f)(b) of Bombay Stamp Act 1958,  
That this instrument is chargeable under article  
... 60 ... of schedule I of Bombay Stamp Act 1958  
However exemption for Stamp Duty Vide म.सा.सा.-  
235/M-1 Dt. 14/05/2013 & 235 (2) म-101.04/09/2013  
& Certificate issued by DIC, Jalna/DIO Mumbai  
Vide its certificate No. DE/DC/DSI.2013.15066/  
Jalna/Small/New/04646/2017 Dt. 24/05/17  
Now this instrument is duly stamped subject to the  
provision of sect.53(A) of Bombay Stamp Act 1958.



Devised challan dated 15/06/17

Also chargeable Article ... 60 ...  
... of schedule I of Bombay Stamp Act  
1958 for stamp duty of Rs. 100/- (Rs. ...  
One Hundred only) which is credited by  
Concerned party into B.O. ... Br. ...  
Vide challan No. ... Dt. 15/06/17  
02300042017061592257

Collector of Stamp  
JALNA

Lawyer Shri ...  
Kanchan Bathra

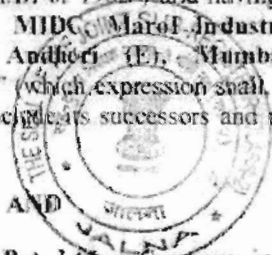
Collector of Stamp  
JALNA



Shri Singare

LEASE DEED

THIS LEASE made at Aurangabad the 22 day of  
June Two Thousand Seventeen BETWEEN  
Maharashtra Industrial Development Corporation, a  
Corporation constituted under the Maharashtra Industrial  
Development Act, 1961 (Mah.III of 1962) and having its Head  
Office at Udyog Saarathi, MIDC, Marol Industrial Area,  
Mahakali Caves Road, Andheri (E), Mumbai-400093  
hereinafter called "the Lessor" (which expression shall, unless the  
context does not so admit, include its successors and assigns) of  
the One Part.



प.न.ग.-१  
व.न.ग. १५६/२०१७  
५१८

M/s. Refkings Cottsoya Pvt. Ltd. a Company incorporated  
under the Companies Act 1956 / Companies Act, 2013 and having  
its registered office at C/o Shri Kishor Singare, Near Vithal  
Mandir, Bezangi Road, Kadrabad, At Post, Taluka and  
District Jalna, Maharashtra, PIN-431203 hereinafter called the  
"Lessee" (which expression shall, unless the context does not so  
admit include its successor or successors in business and permitted  
assigns) of the Second Part.

Lawyer Shri ...  
Kanchan Bathra

Shri Singare

AND Sarvashri 1. Manoj Kumar Manikehand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Smt. Kanchandevi Madanchand Bothra, aged major, Indian Inhabitant trading as a Partners in the name and style of M/s. Raideep Udyog, having their Office / Place of Business at Plot No. A-17, MIDC Addl. Jalna Industrial Area, Phase-I, At Post, Taluka and District Jalna, Maharashtra hereinafter called "the Second Licensees / Confirming Parties" (which expression shall unless the context does not so admit, include their heirs, executors, administrators and permitted assigns) of the Third Part.

**WHEREAS :-**

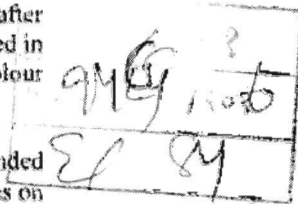
(A) The Lessor is a Government of Maharashtra undertaking constituted under the provisions of aforesaid Maharashtra Industrial Development Act, 1961 (hereinafter called "MID Act") is holding the land acquired by the State Government under Chapter VI of MID Act for the purpose of securing rapid and orderly establishment of Industrial area and Industrial estates in the State of Maharashtra and to assist generally in the growth, development, management and organization of Industrial Area / estates and is empowered by the Government of Maharashtra to make available the Plot of land / sheds / units / galas on such land, to entrepreneurs / undertakings to establish themselves in such areas on payment of premium to Lessor, on certain terms and conditions as prescribed by and on behalf of the State Government.

(B) By an Agreement to Lease dated 27-Sep-1990 and made between the Lessor of the One Part and 1. Manoj Kumar Manikehand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Madanchand Deepchand Bothra, Partners of M/s. Raideep Udyog (for sake of brevity hereinafter called and referred to as "the First Licensees" of the Other Part the Lessor agreed to grant to the First Licensees upon the performance and observance by the First Licensees of the obligations and conditions contained in the said Agreement to Lease, a Lease of the piece and parcel of Land and premises admeasuring approximately 7200 Sqm. or thereabouts in Addl. Jalna (Ph-I) industrial Area bearing Plot No. A-17 hereinafter referred to as the Demised Land and more particularly described in the First Schedule hereunder written and demarcated by red colour boundary line on the plan annexed hereto

(C) At the request of the First Licensees, the Lessor handed over the possession of the Demised Land to the First Licensees on 04-Oct-1990 and the First Licensees have completed 19% construction on the Demised Land as per the plans approved by the Lessor and obtained Building Completion Certificate (BCC) from the Lessor.

(D) AND WHEREAS Industrial Plot bearing No. A-17 admeasuring 7200 sqm. from MIDC Addl. Jalna (Ph-I) industrial Area had been allotted in favour of aforesaid First Licensees i.e.

Recitals.



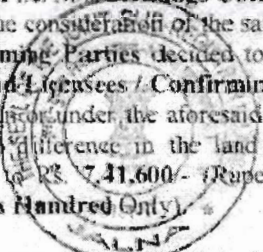
Manoj Bhansali, Ashok Bothra, Pratap Bothra, Kanchandevi Bothra, Manoj Bhansali

Sarvashri 1. Manoj Kumar Manikchand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Madanchand Deepchand Bothra, Partners of M/s. Raideep Udyog at the then land premium rate of Rs. 20/- (Rupees Twenty Only) per sqm. under an Agreement to Lease dtd. 27-Sep-1990 executed at Aurangabad between the Lessor of the One Part and the First Licensees of the other part. Before executing aforesaid Principal Agreement dtd. 27-Sep-1990 the Lessor has recovered an amount of Rs. 1,44,000/- (Rupees One Lakh Forty Four Thousand Only) from aforesaid First Licensees being land premium for the aforesaid plot at the then land premium rate of Rs. 20/- per sqm.

(E) AND WHEREAS out of four partners of the First Licensees one partner at Sr. No. 4 viz. Shri Madanchand Deepchand Bothra died intestate at village Wasambe (Mohpada), Taluka Khalapur, District Raigad on or about 09-Jan-2003 as is evident from the Death Certificate issued by the Gramvikas Adhikari, Wasambe on 27-Mar-2003. Consequent to the death of Shri Madanchand Deepchand Bothra his wife Smt. Kanchandevi Madanchand Bothra filed Misc. Civil Application No. 98 / 2010 wherein she had been declared as the only legal heir of the deceased partner Shri Madanchand Deepchand Bothra. At the request of the continued partners of the First Licensees togetherwith the legal heir of the deceased partner viz. Sarvashri 1. Manoj Kumar Manikchand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Smt. Kanchandevi Madanchand Bothra, Partners of M/s. Raideep Udyog (i.e. the aforesaid Second Licensees / Confirming Parties) aforesaid plot No. A-17 from MIDC Addl. Jalna Industrial Area Phase-I is deemed to transferred in favour of the Second Licensees / Confirming Parties without recovery of additional premium / transfer fees under Lessor's letter No. 2362 dtd. 24-Apr-2017.

(F) AND WHEREAS Second Licensees / Confirming Parties in pursuance of sub-clause (m) of clause 3 of the aforesaid Principle Agreement dated 27-Sep-1990 represented to the Lessor for grant to them of a consent for transfer and assignment of their interest under or the benefit of the aforesaid Principle Agreement in favour of the aforesaid Lessee i.e. M/s. Rokings Cottsoya Pvt. Ltd. The Lessor has after the due consideration of the said request of Second Licensees / Confirming Parties decided to grant its consent to the transfer by Second Licensees / Confirming Parties of the benefit of their interest under the aforesaid Principle Agreement by recovering 10% difference in the land premium being transfer fees amounting to Rs. 7,41,600/- (Rupees Seven Lakh Forty One Thousand Six Hundred Only).

(G) AND WHEREAS pursuant to Sub-Clause (m) of clause (3) of the aforesaid Principal Agreement, the Lessor at the request of Second Licensees / Confirming Parties granted its consent to the transfer, assignment, or parting with their interest in or the benefit of the said Principal Agreement in favour of Lessee under its letter No. 2462 dated 27-Apr-2017.



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Manoj Bhansali  
 Ashok Bothra  
 Pratap Bothra  
 Kanchan Bothra

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 Signature

Handwritten mark



(II) AND WHEREAS in the aforesaid transfer order issued by the Lessor under its letter No. 2462 dtd. 27-Apr-2017, the Lessor has put a condition that a Lease Deed will have to be executed within one month from the date of grant of said consent for transfer wherein the **Second Licensees / Confirming Parties** will have to join in capacity of Confirming Party. As such present Lease Deed is being executed in pursuance of the aforesaid consent wherein the **Second Licensees / Confirming Parties** have joined in present execution and registration of the Lease Deed. The Lessor has upto now recovered total land premium amounting to Rs. 8,85,600/- (Rupees **Eight Lakh Eighty Five Thousand Six Hundred Only**) (which includes initial land premium paid by the First Licensees / **Second Licensees / Confirming Parties** of Rs. 1,44,000/- (Rupees **One Lakh Forty Four Thousand Only**) paid for aforesaid plot as well as 10% difference in the land premium paid being transfer fees amounting to Rs. 7,41,600/- (Rupees **Seven Lakh Forty One Thousand Six Hundred Only**) and the said total sum of Rs. 8,85,600/- (Rupees **Eight Lakh Eighty Five Thousand Six Hundred Only**) is deemed to have been paid by the aforesaid Lessee company i.e. by M/s. Refkings Cottsoya Pvt. Ltd. for aforesaid Industrial Plot No. A-17 from MIDC Addl. Jalna (Ph-I) Industrial Area.

(I) AND WHEREAS the aforesaid First Licensees have constructed built-up area of 701.46 sqm. for the present out of total area of 7,200 sqm. for which the Lessor has issued Building Completion Certificate under its letter No. 538 on 31-Mar-1997. Thus the F.S.I. consumed on Plot No. A-17 from MIDC Addl. Jalna (Ph-I) Industrial Area is 0.19. The Lessees have agreed to construct additional built-up area of about 2,898.54 sqm. (7,200 sqm. + 2 - 701.46 sqm.) within a period of **FIVE YEARS** from the date of execution of these presents so as to complete total construction of about 3600 sqm. (7,200 sqm. + 2) and thereby consume minimum total F.S.I. of 0.50 or more by end of **FIVE YEARS** from the date of execution of these presents in a phase wise manner as per details appearing under clause 2.(d)(ii).

(J) The Lessee have now requested the Lessor to execute lease in respect of the Demised Land in favour of the Lessee which the Lessor has agreed to do on the terms and conditions stipulated hereunder.

NOW THIS LEASE WITNESSETH as follows:

2. In consideration of the Demised Land of the sum of Rs. 8,85,600/- (Rupees **Eight Lakh Eighty Five Thousand Six Hundred only**) paid by the Lessee to the Lessor towards land premium and of the rent hereby reserved and of the covenants and agreements on the part of the Lessee hereinafter contained the Lessor doth hereby demise unto the Lessee ALL that piece of land known as Plot No. A-17 in the Addl. Jalna (Ph-I) Industrial Area, and within Village limits of Jalna, Taluka and Registration Sub-District Jalna, District and Registration District Jalna and within the limits of Jalna Municipal Council, containing by admeasurement 7200 sqm. or thereabouts and more particularly described in

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Kanchan Bathra

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the First Schedule hereunder written and bounded by a red coloured boundary line on the plan annexed hereto together with the buildings and erections now or at any time hereinafter standing and being thereon (on the aforesaid "Demised Land") AND TOGETHER WITH all rights, easements and appurtenances thereto belonging EXCEPT AND RESERVING unto the Lessor all mines and minerals in and under the said land or any part thereof TO HOLD the Demised Land unto the Lessee for the term of **Ninety Five Years** computed from the First day of **September, 1990** subject nevertheless to the provisions of the Maharashtra Land Revenue Code, 1966 and the rules there under PAYING THEROF yearly rent of **Rupee One** during the said Term unto the Lessor at the Office of the Chief Executive Officer of the Lessor (hereinafter referred to as "CEO" ) which expression shall include any other Officer to whom the duties or functions of the Chief Executive Officer, Maharashtra Industrial Development Corporation, may be assigned) or as otherwise required by the Lessor, the said rent to be paid in advance without any deductions whatsoever on or before the 1st day of January in each and every year.

3. The Lessee with intent to bind all persons into whosoever hands the Demised Land may come doth/do hereby covenant with the Lessor as follows:

Covenants by the Lessee.

a) During the said Term hereby created to pay unto the Lessor the said rent at the times on the days and in manner hereinbefore appointed for payment thereof clear of all deductions.

To pay Rent.

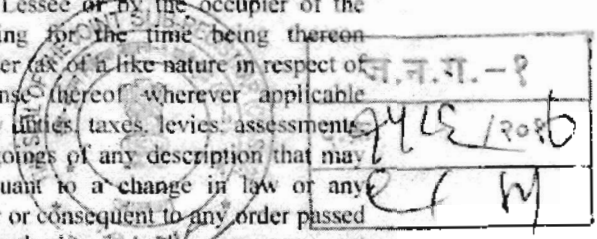
b) The Lessee shall pay all existing and future central, state or local duties, taxes, levies, assessments or other outgoings of every description whatsoever for the time being payable either by Grantor / Lessor / Licensee / Lessee or by the occupier of the demised premises and anything for the time being thereon including service tax or any other tax of a like nature in respect of the property of lease / license thereof wherever applicable including but not limited to any duties, taxes, levies, assessments, interest, penalties or other outgoings of any description that may become payable whether pursuant to a change in law or any demands made by any authority or consequent to any order passed by a Court, Tribunal or other authority since the commencement of the lease deed or Agreement to lease.

To pay rates and taxes

c) i) Throughout the said Term hereby created to pay to the Lessor from time to time such recurring fees / charges in the nature of service charges as may from time to time be prescribed by the Government of Maharashtra under the Maharashtra Industrial Development Act, 1961 or the Rules framed thereunder by the Lessor in respect of the amenities or common facilities provided by the Lessor. The Lessee shall pay such charges/ recurring fees within thirty days from the date of issue of demand notice/invoice by the Lessor.

To pay fees or service charges

ii) All charges including rent, recurring fees, service charges due and payable by Lessee, if not paid within the stipulated time limit, shall be recovered alongwith delayed payment charges at the rate prescribed by the Lessor from time to time.



Henry Bransel  
 [Signature]  
 [Signature] Kanchan Bhatnagar

[Signature]

(c)(iii) The infrastructure of water supply is provided by the Lessor considering the water requirement of the Lessee's plot at the rate of 25 cum. per day per hect. For the requirement in excess of 25 cum. per day per hect. of the Lessee's plot, the Lessee will be required to pay the capital contribution at the rate of Rs. 18,500/- per cum. on excess quantity of water or monthly standing charges at 1.25% on the amount of capital contribution.

d) (i) The Lessee shall at its own expense maintain the trees so planted in good condition throughout the Term hereby created under these presents. At least one tree shall be planted per 200 Sqm. and one tree at a distance of 15 Meters on the frontage of road or part thereof but within the Demised Land.

Planting of trees in the periphery of the plot.

d(ii) The Lessee has agreed to construct additional built-up area of about 2898.54 sqm. (7,200 sqm. - 2 - 701.46 sqm.) over and above the formerly erected structures admeasuring 701.46 sqm. within a period of FIVE YEARS from the date of execution of these presents so as to complete total built-up of about 3600 sqm. (7,200 sqm. - 2 sqm.) on aforesaid industrial plot No. A-17 from MIDC Addl. Jalna (Ph-I) Industrial Area and thereby consume minimum total F.S.I. of 0.50 by end of FIVE YEARS from the date of execution of these presents in a phase wise manner as per details appearing hereinbelow.

Phase-wise construction program.

By end of First Year from the date hereof	Built-up area of about 579.708 sqm. in addition to the built up area already constructed
By end of Second Year from the date hereof	Built-up area of about 579.708 sqm. in addition to the built up area as mentioned hereinabove.
By end of Third Year from the date hereof	Built-up area of about 579.708 sqm. in addition to the built up area as mentioned hereinabove.
By end of Fourth Year from the date hereof	Built-up area of about 579.708 sqm. in addition to the built up area as mentioned hereinabove.
By end of Fifth Year from the date hereof	Built-up area of about 579.708 sqm. in addition to the built up area as mentioned hereinabove.

e) Not to make any excavation upon of the said Demised Land or any part thereof nor remove any stone sand, gravel, clay or earth there from except for the purpose of forming foundations of building or for the purpose of executing any work pursuant to the terms of this Lease.

Not to excavate

f) Not to erect any building, erection or structure except compound wall, steps, garages and necessary adjuncts thereto as hereinafter provided on any portion of the said land outside the building line shown upon the said plan hereto annexed or make any alteration, construction, erection or addition in the structure erected/constructed on the Demised Land as per the sanctioned plans without the prior written consent of the Special Planning Authority of the said Industrial Area (hereinafter referred to as "SPA" which expression shall include any other Officer to whom the duties or functions of the said SPA, may be assigned.)

Not to erect beyond building line.



Shawji Bahawal  
Kanchan Bathwa

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Kanchan Bathwa

Springare



g) The Lessee having at its own expense constructed an access road leading from the main road to the Demised Land as delineated on the plan hereto annexed and thereon coloured red shall at all times hereafter maintain the same in good order and conditions to the satisfaction of the SPA.

Access Road.

h) (i) The Lessee shall duly comply with the provision of the Water (Prevention & Control of Pollution) Act, 1974, The Air (Prevention & Control of Pollution) Act, 1981 and The Environment (Protection) Act, 1986 as may be amended from time to time and the rules made thereunder as also with any other conditions which may from time to time be imposed by any concerned statutory authorities under the said Act as regards the collection, treatment and disposal or discharge of effluent or waste or otherwise whatsoever and shall indemnify and keep indemnified the Lessor against the consequences of any breach or non-compliance of any such provision or condition as aforesaid.

To comply with the Provision of the Water (Prevention of pollution) Act, 1974 The Air (P&C of P) Act, 1981 and the environment (Protection) Act, 1986 and amendments issued from time to time.

ii) If applicable the Lessor / SPA shall direct the Lessee to become a member of Common Effluent Treatment plant (CETP) and the Lessee shall follow such direction of the SPA / Lessor and observe all the rules and regulations prescribed by the concerned authorities for the disposal of effluent from time to time and produce the proof thereof to the Lessor.

Membership of CETP

i) Not at any time during the Term erect any building, erection or structure on any portion of the said Demised Land except in accordance with the plans sanctioned by the SPA and in accordance with the said Building Regulations set out in the Second Schedule hereto as well as Regulations framed by the Lessor from time to time in this regard.

To build as per Agreement.

j) That no additional building or erection to be erected hereafter unless and until specifications, plans, elevations, sections and details thereof shall have been previously submitted by the Lessee in triplicate for scrutiny of and be approved in writing by the SPA and a No Objection Certificate shall have been obtained from the Maharashtra Prevention of Water Pollution Board as provided in the said Building Regulations and regulations made from time to time.

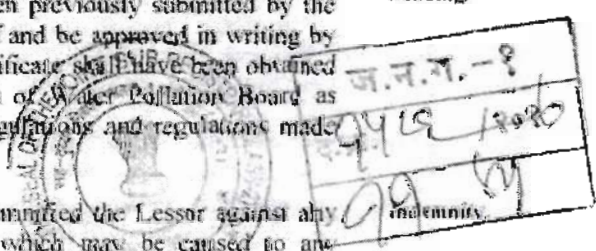
Plans to be submitted before building.

k) To indemnify and keep indemnified the Lessor against any and all claims damages, losses which may be caused to any infrastructure provided by the Lessor or to any adjoining buildings or other premises and also against all payments whatsoever which during the progress of the work may become payable or be demanded by the Lessor, or by Municipality or any Local Authority in respect of the said works or of anything done under the authority therein contained.

indemnity.

l) Not at any time during the Term cause any damage to any of the infrastructure provided by the Lessor in the said Industrial Area or to Lessor's property. In the event such of damage the Lessor may by notice to the Lessee call upon it to rectify the

Not to cause any damage.



Handwritten signatures and dates: 'Dhanraj Bhaurao', '10/11/2012', '30/11/20'.

Handwritten signature: 'Kanchan Bhatnagar'.

Handwritten signature and date: 'A. Bhatnagar', '10/11/2012'.

damages and upon Lessee's failure to do so within a reasonable time, the Lessor may rectify the same at expense in all respect of the Lessee

m) The Lessee shall complete the balance construction within a period of 10 years from the date expiry of development period granted under Agreement to Lease regardless to the extension period granted if any hereof as per the Detailed Project Report (DPR) submitted by the Lessee and / or as modified from time to time with due approval of the Lessor. In the event the Lessee does not comply with this condition, the Lessor shall have right to resume the Demised Land or any unutilized portion thereof in accordance with the prevailing policy.

Completion of  
balance  
construction.

n) The Lessee shall at all times during the Term to observe and conform to the said Building Regulations set-out in the Second Schedule and to all bye-laws, rules and regulations of the Lessor.

To build accord-  
ing to rules.

o) To observe and conform to all rules, regulations and bye-laws of the Local Authority concerned or any other statutory regulations in any way relating to public health and sanitation in force for the time being and to provide sufficient Latrine facility, accommodation and other sanitary arrangements for the labourers, workmen and for its employees and other staff employed on the Demised Land in order to keep the Demised Land and surroundings clean and in good condition to the satisfaction of the SPA and shall not without the previous consent in writing of the SPA permit any labourers or workman to reside upon the Demised Land premises and in the event of such consent being given shall comply strictly with the terms thereof.

Sanitation.

p) That no alteration or additions shall any time be made to the façade or elevation of any building or erection erected and standing on the demised premises or architectural features thereof except with the previous approval in writing of the SPA.

Alterations.

q) Throughout the said Term at the Lessee expense well and substantially to repair pave, cleanse and keep in good and substantial repair and conditions (including all usual and necessary internal and external painting, colour and white washing) to the satisfaction of the SPA. The said building and premises and the drains, compound walls and fences thereunto, belonging and all fixtures and additions thereto.

To Repair.

r) To permit the Lessor or the Chief Executive Officer or the SPA and the Officers, Surveyors, Workmen or others employed by them from time to time and at all reasonable times of the day during the term hereby granted after a week's previous notice to enter into and upon the Demised Land and to inspect the state of repairs thereof and if upon such inspection it shall appear that any repairs are necessary, they or any of them may by notice to the Lessee call upon it to execute the repairs and upon Lessee's failure to do so within a reasonable time the Lessor may do such repairs at the expense in all respect of the Lessee

To enter and  
inspect.



*Manoj Bhanu*  
*Manoj Bhanu*

*Kanchan Bhatnagar*

*S. Singare*

s) Not to do or permit anything to be done on the demises premises which may be nuisance, annoyance or disturbance to the owners, occupiers or residents of other premises in the vicinity.

Nuisance.

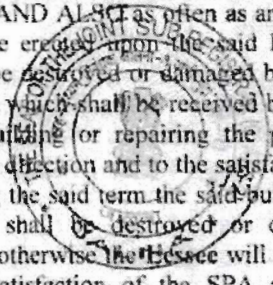
t) (i) To use the Demised Land only for the purpose of Refinery for Cotton Seed Oil and Soya Oil as approved by the Lessor but not for the purpose of a factory for any of the obnoxious industries as indicated in the annexure set out in the Third Schedule hereunder- written and not to use the Demised Land or any part thereof for any other purpose nor for the purpose of any factory which may be obnoxious, offensive by reason of emission of odour, liquid-effluvia, dust, smoke, gas, noise, vibrations or fire-hazards and shall duly comply with the directions which may from time to time be issued by the said Maharashtra Prevention of Water Pollution Board with utmost promptitude for the purpose of preventing any air pollution by reason of any such emission of odour, liquid effluvia, dust, smoke, gas or otherwise howsoever.

User.

(ii) The Lessee also agrees that in the event during the term of the lease, if the Lessee utilizes the Demised Land for the purpose other than specified herein without prior permission of the Lessor, the Lessor shall have right to resume the Demised Land or any unutilized portion thereof in accordance with the prevailing policy.

u) To keep the Buildings already erected or which may hereafter be erected on the said Demised Land excluding foundations and plinth insured in the name/s of the Lessor and the Lessee against loss or damage by fire in a sum equivalent to the cost of the building (excluding foundation and plinths) with some well established insurance office in Mumbai and on demand, to produce to the SPA the policy of such insurance and the current year's receipt for the premium AND ALSO as often as any of the buildings which are or shall be erected upon the said Demised Land or any part thereof shall be destroyed or damaged by fire to forthwith layout all the moneys which shall be received by virtue of any such insurance in rebuilding or repairing the premises destroyed or damaged under the direction and to the satisfaction of the SPA AND whenever during the said term the said building or any part thereof respectively shall be destroyed or damaged whether by fire or hurricane or otherwise the Lessee will restate and repair the same to the satisfaction of the SPA and will nevertheless continue to pay the rent hereby reserved as if no such destruction or damage by fire, hurricane or otherwise had happened.

Insurance.



Handwritten notes and stamps: 'ज.न.ग.-१', '२५/६/२०१०', and '१२/१२'.

v) At the expiration or sooner the determination of the Term quietly to deliver to the Lessor, the Demised Land and all erections and building then standing or being thereon PROVIDED always that the Lessee shall be at liberty if Lessee shall have paid the rent and all Municipal and other taxes, rates and assessments then due and shall have performed and observed the covenants and conditions herein contained prior to the expiration of the said term to remove and appropriate to itself all buildings, erections.

Delivery of possession after expiration.

Handwritten signatures: 'Kanchan Bathra' and 'Kanchan Bathra'.

Handwritten signatures: 'S. Srinivas' and another signature.



structures and materials from the Demised Land but so nevertheless the Lessee shall deliver up the possession of the Demised Land as aforesaid to the Lessor leveled and put in good order and proper condition to the satisfaction of the Lessor all land from which such buildings erections or structures may have been removed.

w) (i) Not to assign, underlet or part with the possession of the Demised Land or any part thereof or any interest therein without the previous written consent of the Chief Executive Officer and the Chief Executive Officer may in his absolute discretion refuse such consent or grant the same subject to such condition as he may think fit including the conditions for payment of premium and in any event not to assign, underlet or transfer the Lessee's interest therein so as to cause any division by metes and bounds or otherwise to alter the nature of this present demise

Not to assign.

(ii) If the Lessee have not taken prior consent from the Lessor for transfer of interest in the Demised Land in whatsoever manner, the Chief Executive Officer may give notice in writing to the Lessee for termination of this Lease unilaterally.

x) Subject to 'Not to Assign' Clause as stated hereinabove, if the Lessee shall sell, assign or part with the Demised Land for the then residue of the Term to deliver at the Lessee's expenses within twenty days after every such assignment or assurance shall have been duly registered under the Indian Registration Act or other amending statute notice of such assignment or assurance to the Lessor such delivery to be made to the Chief Executive Officer or to such Officer or person on behalf of the Lessor as the Lessor shall from time to time require.

Assignments to be registered with the Lessor.

y) (i) That in employing skilled and unskilled labour, the Lessee shall give first preference to the person/s who are able-bodied and fulfilling general qualifications as prescribed by the Lessee and whose lands are acquired for the purpose of the said Industrial Area,

To give preference in employment of labour.

ii) The Lessee shall also endeavour to employ the local persons considering their knowledge of handling and operating the equipment / machineries used by the Lessee and fulfilling the general qualifications as prescribed by the Lessee.

z) In the event of death of the Lessee permitted assignee or assignees of the Lessee being a natural the person or persons to whom the title shall be transferred as heir or otherwise shall cause notice thereof to be given to the Lessor within three months from such death.

Notice in case of death.

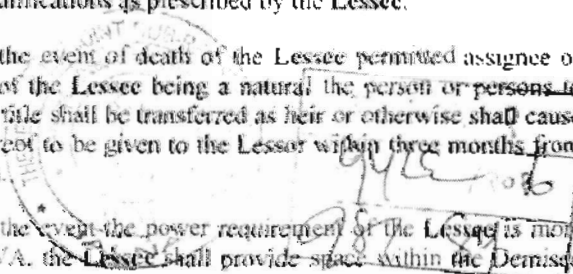
aa) In the event the power requirement of the Lessee is more than 5 MVA, the Lessee shall provide space within the Demised Land of a required size and shall at its own costs construct the EHV-132/220KV Sub-Station and for that purpose the Lessee shall plan the land requirement considering the land requirement of EHV Sub-Station.

Provision of EHV sub-station.

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*for*

*Kanchan Dethra* 10

*for*



3. If and whenever any part of the rent hereby reserved or recurring fees or service charges payable by the Lessee hereunder shall be in arrear, the same may be recovered from the Lessee as an arrear of land revenue under the provisions of the Maharashtra Land Revenue Code 1966 (XLI of 1966) together with interest thereon at prevailing rate from the date of default in payment.

Recovery of rent, fees etc. as Land Revenue.

4. If the said rent hereby reserved or recurring fees or service charges or any other charges payable by the Lessee hereunder shall be in arrears for the space of thirty days whether the same shall have been legally demanded or not or if and whenever there shall be a breach of any of the covenants by the Lessee hereinbefore contained and the Lessor may re-enter upon any part of the Demised Land in the name of the whole and thereupon the term hereby granted and right to any renewal thereof shall absolutely cease and determine and in that case no compensation shall be payable to the Lessee on account of the building or improvements built or carried out on the Demised Land or claimed by the Lessee on account of the building or improvements built or made. PROVIDED ALWAYS that except for non-payment of rent as aforesaid the power of re-entry herein before contained shall not be exercised unless and until the Lessor or the Chief Executive Officer on behalf of the Lessor shall have given to the Lessee or left on some part of the Demised Land a notice in writing of his intention to enter and of the specific breach or breaches of covenants in respect of which the re-entry is intended to be made and default shall have been made by the Lessee in remedying such breach or breaches within three months after the giving or leaving of such notice.

Rent, fees etc. in arrear.

5. The Lessor doth hereby covenant with the Lessee that the Lessee paying the rent hereby reserved and performing the covenants hereinbefore on the Lessee's part contained shall and may peaceably enjoy the Demised Land for the said term hereby granted without any interruption or disturbance from or by the Lessor or any person or persons lawfully claiming by from or under the Lessor.

Lessor's covenant for peaceful enjoyment.

6. The layout of the Addl. Jaha (P.H.) Industrial Area and the Building and other Regulations and covenants relating thereto other than the premises hereby Demised Land may be altered by the Lessor in the capacity of Special Planning Authority from time to time as the Lessor, thinks fit and the Lessee shall have no right to require the enforcement thereof or any of them against the Lessor or any person claiming under the Lessor.

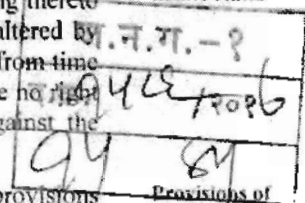
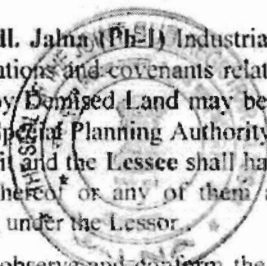
Alteration of Estate Rules.

7. That the Lessee shall observe and conform the provisions of Maharashtra Industrial Development Act, 1961 as well all rules, regulations and policies of the Lessor framed under the said Act from time to time.

Provisions of MID Act applicable.

8. All notices, consents, approvals and no objection certificates to be given under this Lease shall be in writing and shall unless otherwise provided herein be signed by the CEO or any other Officer authorized by him and any notice to be given to the Lessee shall be considered as duly served if the same shall

Notices.



*Shamji Bhanu...*

*to be...*  
*Bethu...*

*Kanchan Bhat...*

*S. Srinivasa...*

have been delivered to, left, or posted, addressed to the Lessee at the usual or last known address or on the Demised Land.

9. If the Lessee shall have duly performed and observed the covenants and conditions on the part of the Lessee hereinbefore contained and shall at the end of the said term hereby granted be desirous of receiving a new Lease of the Demised Land, then Lessee shall give notice in writing of such desire to the Lessor at least six months before the expiration of the Term hereby granted. The Lessor shall and will at the cost and expense in every respect of the Lessee grant to the Lessee a new Lease of the Demised Land for a further term of 95 (Ninety-Five) years on payment of rent as may be determined by the Lessor and on such changes in existing Lease as agreed upon between the parties.

Renewal of Lease.

10. The stamp duty, registration charges and all other charges in respect of the preparation, execution and registration of this Lease and its duplicate including the costs, charges and expenses of attorneys of the Lessor shall be borne and paid wholly and exclusively by the Lessee.

Costs and charges to be borne by the Lessee.

11. The marginal notes do not form part of the Lease and shall not be referred to for construction or interpretation thereof.

Marginal Notes.

IN WITNESS WHEREOF Shri. Seharn P. Wajal, the Regional Officer of the Maharashtra Industrial Development Corporation, has for and on behalf of the aforesaid, Maharashtra Industrial Development Corporation, set his hand and affixed the Common Seal of the Corporation hereto on its behalf

AND Shri Vinayak Kishor Gungare, has for and on behalf of the aforesaid M/s. Refkings Cottsoya Pvt. Ltd. the Lessee hath hereunto set his / her hand, affixed the common seal of the Company the day and year first above written.

AND Sarvashri 1. Manoj Kumar Manikehand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Smt. Kanchandevi Madanchand Bothra have for and on behalf of the aforesaid M/s. Raideep Udyog hereunto set their hands the day and year first above written.

**FIRST SCHEDULE**  
(Description of land)

All that piece or parcel of land known as Plot No. (s) A-17 in the Add. Jalna (Ph-I) Industrial Area within the village limits of Jalna and within the limit of Jalna Municipal Council, Taluka and Registration, Sub-District Jalna and Registration District Jalna containing by admeasurement 7200 Sqm. or thereabouts and bounded by Red coloured boundary lines on the plan annexed hereto, that is to say:

945 12086  
99 181

Manoj Bhansali  
Bothra  
Bothra

Kanchan Bothra

Gungare



On or towards the North by Plot No. A-18 and MIDC Road (24.50 mtr. wide),

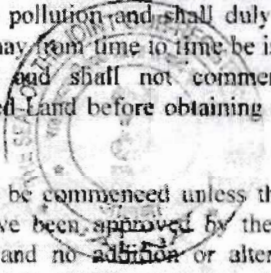
On or towards the South by Plot No. A-16,

On or towards the East by MIDC Road (18.4 mtr. wide) and

On or towards the West by MIDC Boundary.

**SECOND SCHEDULE**  
**(Building Regulations)**

1. The Development Control Regulations prescribed by the Lessor and amendments made thereto from time to time applicable in MIDC Industrial Area shall be applicable for development of the Demised Land i.e. Plot in this Industrial Area.
2. The **Second Licensees / Confirming Parties** shall utilize the periphery of the plot for the purpose of planting trees. Atleast one tree shall be planted per 200 Square Meters and one tree at a distance of 15 Meters on the frontage of road or part thereof but within the demised premises.
3. The **Second Licensees / Confirming Parties** shall not use the Demised Land for any purpose except the permissible use / activity allowed by the Lessor. It shall not be used for obnoxious industries, an indicative list whereof is set out in the Third Schedule hereunder written.
4. The **Second Licensees / Confirming Parties** shall obtain a No Objection Certificate from the Department of Environment / Maharashtra Pollution Control Board constituted under the Water (Prevention and Control of Pollution) Act, 1974 and Air (Prevention and Control of Pollution) Act, 1981 as regards water pollution as also air pollution and shall duly comply with the directions which may from time to time be issued by the said pollution Board and shall not commence any construction on the Demised Land before obtaining such No Objection Certificate.
5. No construction work shall be commenced unless the plans, elevations and sections have been approved by the Officer authorized by the Lessor and no addition or alteration to buildings, the plans of which have been so approved, shall at any time be made except with the similar previous approval of the said Officer.
6. All survey boundary marks demarcating the boundaries of plots shall be properly preserved and kept in good repair by the **Second Licensees / Confirming Parties** during the period of construction of buildings. Where more than one Lessee is concerned with the same boundary mark, the officer authorized by the Lessor shall allocate this obligation suitably.



म.प.स. - १  
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१०/१५

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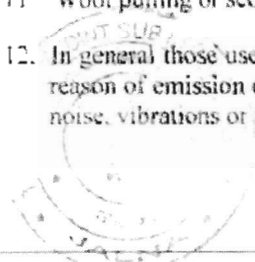
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Kanchan Bothra

7. No temporary or semi-permanent structure shall be built on the plot, except during the period of construction (or reconstruction in future).
8. 3 set of the specifications, plans elevations and sections as approved by the SPA shall be submitted to the Executive Engineer for record and to enable him to grant No Objection.

**THIRD SCHEDULE**

(Indicative List of Obnoxious Industries)

1. Incineration, reduction or dumping of offal, dead animal, garbage or refuse on a commercial basis.
2. Cement Manufacture
3. Gelatine or glue manufacture or processes involving recovery from fish or animal offal.
4. Manufacture or storage of explosives or fire-works.
5. Fat rendering.
6. Fat, tallow, grease or lard refining or manufacture.
7. Pyroxylin manufacture.
8. Garbage, offal or dead animal's reductions, dumping or incineration.
9. Stock-yard and/or for the exclusive purpose of slaughter of animals or fowls.
10. Tanning, curing or storage of raw hides or skins.
11. Wool pulling or scouring.
12. In general those use which may be obnoxious or offensive by reason of emission of odour, liquid-effluvia, dust, smoke, gas, noise, vibrations or fire-hazards.



94/5/2010  
9/2/84



**SIGNED, SEALED AND DELIVERED**

BY Shri Soham P.

Wayal The Regional  
Officer of the withinnamed Maharashtra  
Industrial Development Corporation in the  
presence of:-

Region Officer  
MIDC, Aurangabad.

Chand Bhausa  
Asst. Secy.

Bhatia

14  
Kanchan Bhatia

S. S. S.



1. A.R. Karande, Heshu  
MIDC

*jay*

2. K.N. Jadhav, A.A.M.  
MIDC

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ज.न.ग.-१  
द.क्र. १५८/२०१६  
१२/१४

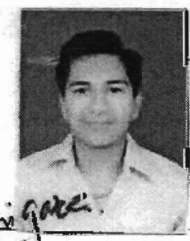
The Common Seal of the abovenamed  
Lessee i.e. M/s. Refkings Cottsoya Pvt.  
Ltd. was, pursuant to a Resolution of its  
Board of Directors passed in that behalf on  
the 20<sup>th</sup> day of March  
20 17 affixed hereto in the presence of:

REFKINGS COTT SOYA PVT.LTD.  
*[Signature]*  
Director

1) Vinayak Kishor  
Singare  
Director (s) of the Company



who, in token of having affixed the  
Company's Seal set his / her hand / their  
respective hands hereto, in presence of:



1. Sanjay. S. Karwande  
Talwa

*[Signature]*  
*[Signature]*

*[Signature]*  
*[Signature]*

*[Signature]*

*[Signature]* Kanchan Bhatnagar

Kishor J. Singare  
Jalga

SIGNED AND DELIVERED by the above-named Second Licensees / Confirming Parties i.e. Sarvasbri 1 Manoj Kumar Manikchand Bhansali, 2. Ashok Kumar Chhatrapati Bothra, 3. Pratap Chhatrapati Bothra and 4. Smt. Kanchandevi Madanchand Bothra, Partners of M/s. Randeep Udyog in the presence of

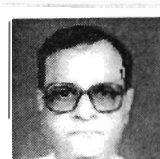
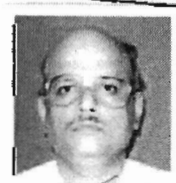
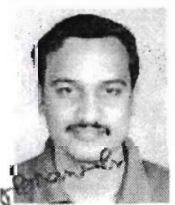
Kanchan Bothra  
Deputy Counsel

1. Sanjay S. Keshwade  
Jalga

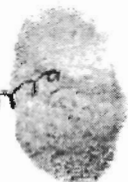


2. Kishor J. Singare  
Jalga

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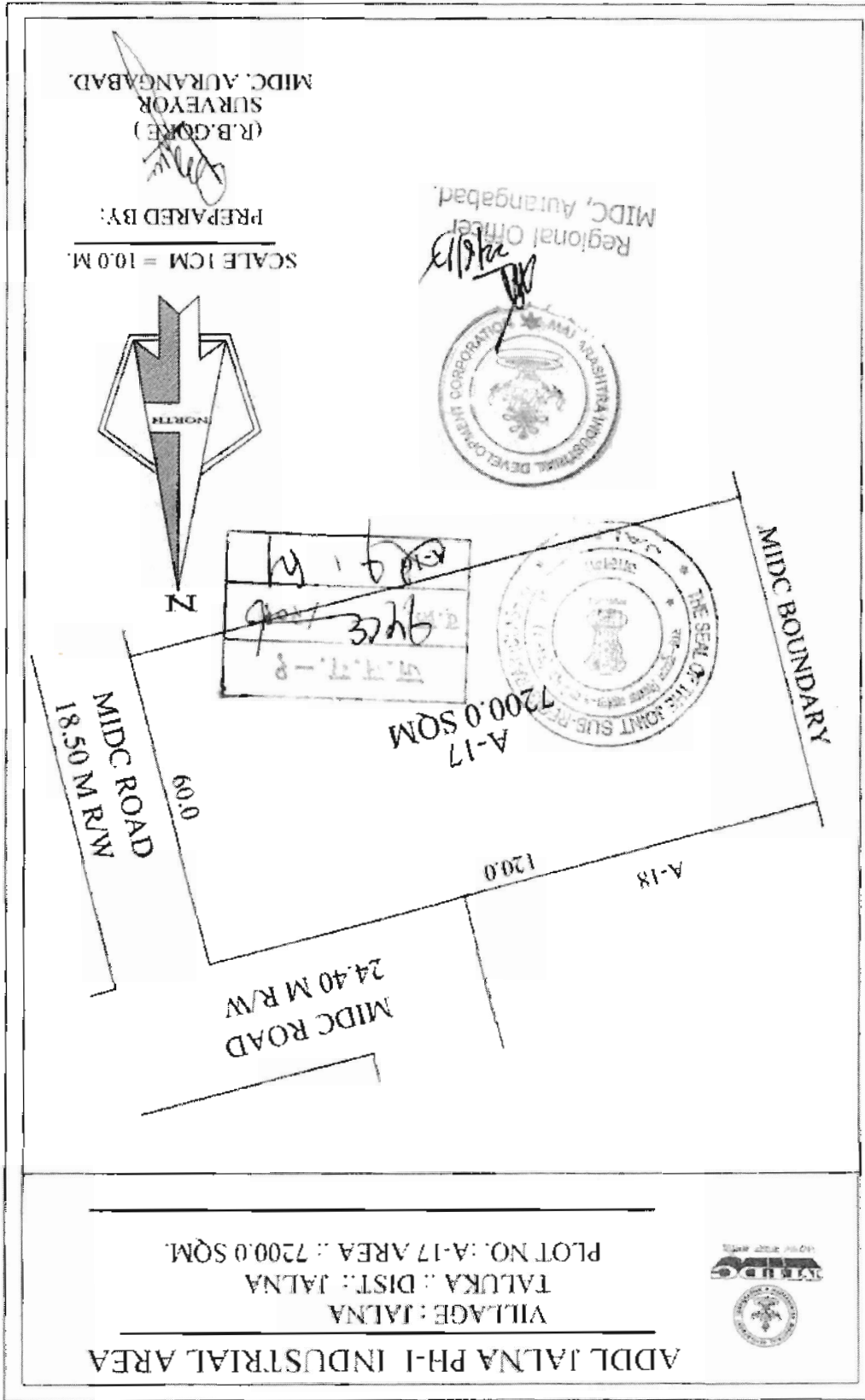


Kanchan Bothra



PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT



PREPARED BY:  
 (R.B. GORE)  
 SURVEYOR  
 MIDC, AURANGABAD.

SCALE 1CM = 10.0 M.

ADDL JALNA PH-I INDUSTRIAL AREA  
 VILLAGE : JALNA  
 TALUKA : DIST : JALNA  
 PLOT NO. : A-17 AREA : 7200.0 SQ.M.



5.7.2019-2
9/10/2019
22/1/20

GOVERNMENT OF MAHARASHTRA

महाराष्ट्र शासन

DIRECTORATE OF INDUSTRIES

उद्योग संचालनालय

No. DI/DIC/PSI-2013/SDEC/Jalna/Small/New/04646/2017

दिनांक 24/05/2017

**प्रमाणपत्र**

M/s. REFKINGS COTTO SOYA PVT LTD, हा उद्योग घटक Jalna, तालुका - Jalna, जिल्हा - Jalna (एकूण जमीन क्षेत्र 7200 चौ.मी.) येथे नवीन उद्योग प्रस्थापित करित आहे. सदर घटकास महाराष्ट्र मुद्रांक शुल्क अधिनियम-१९५८ अंतर्गत शासन अधिसूचना क्र. मुद्रांक- २०१३/अनौ.सं.क्र.१९/प्र.क्र.२३५/म-१, दिनांक १४.०५.२०१३, अंतर्गत अनुसूचीतील अनुक्रमांक १ नुसार "नवीन उद्योग घटक" म्हणून प्रमाणित करण्यात येत आहे.

सदर मुद्रांक शुल्क सवलत प्रमाणपत्र हे उपरोल्लेखित प्लॉट नं. A-17, JALNA (PH-I) INDUSTRIAL AREA, JALNA, Jalna (एकूण जमीन क्षेत्र 7200 चौ.मी.) च्या भाडेपट्टा करारासाठी महाराष्ट्र मुद्रांक शुल्क अधिनियम - १९५८ (१९५८ चा अधिनियम ६०) यांचे कलम ९ च्या खंड (अ) प्रमाणे (अनुच्छेद ३६ खालील) भाडेपट्टाकरार निष्पादित करणेसाठी देण्यात येत आहे

सोबत जोडलेल्या प्रपत्रातील माहिती दस्तऐवज निष्पादित केल्यानंतर तात्काळ या कार्यालयास सादर करावी.



*(Signature)*

महाव्यवस्थापक  
जिल्हा उद्योग केंद्र, Jalna DIC

**कार्यालयीय पत्ता :-**

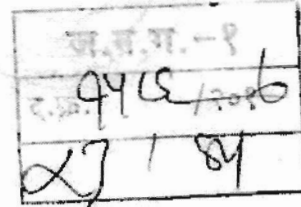
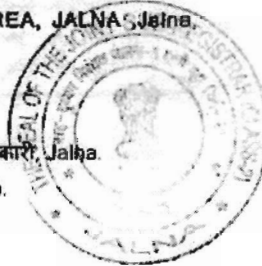
M/s. REFKINGS COTTO SOYA PVT LTD,  
JALNA (PH-I) INDUSTRIAL AREA, JALNA, Jalna.  
तालुका - Jalna, जिल्हा - Jalna, 431203

**कारखान्याचा पत्ता :-**

M/s. REFKINGS COTTO SOYA PVT LTD,  
A-17, JALNA (PH-I) INDUSTRIAL AREA, JALNA, Jalna.  
तालुका - Jalna, जिल्हा - Jalna, 431203.

**प्रत :-**

- 1) जिल्हा सह निबंधक तथा मुद्रांक जिल्हा अधिकारी, Jalna.
- 2) महाव्यवस्थापक, जिल्हा उद्योग केंद्र, Jalna.



District Industries Centre, Jalana, Plot No.P-7, M.I.D.C., District Jalana-431203.

Tel No. (02482) 220957 E-mail: didicjalna@maharashtra.gov.in

Fax No:



১৫৫০০৬
২৪/০৭





Maharashtra Industrial Development Corporation

(A Government Of Maharashtra Undertaking)

Tel: (0240) 331013, 331172  
Fax: 331324  
E-mail: roaurangabad@midcindia.org

REGIONAL OFFICE, AURANGABAD  
MIDC INDUSTRIAL AREA, NEAR  
RAILWAY STATION  
AURANGABAD - 431005

By Regd. Post A.D.

Letter No.: MIDC/RO(AUR/ADJ)/LMS-286/ 2462 Date: 27-APR-2017

Subject :- JALNA (PH-I) INDUSTRIAL AREA

Plot No. A-17, Request for grant of consent for transfer of...

Read :- Letter no. 2017032222 dated 29/03/2017

Letter no. 2014042362 dated 24/04/2017

ORDER

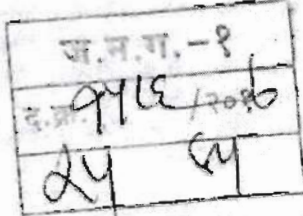


Agreement To Lease dated the 27th day of September, 1990

**Licensee**  
Shri Manoj Manikchand Bhansali,  
Shri Madanchand Deepchand Bothara,  
Shri Pratap Chhatrapati Bothara,  
Shri Ashok Chhatrapati Bothara  
Partners of M/S. RAIDEEP UDYOG

Transfer No.1 (TRANSFER Through Succession)  
Order Date : 24-APR-2017

Shri Manoj Manikchand Bhansali,  
Smt. Kanchandevi Madanchand Bothara,  
Shri Pratap Chhatrapati Bothara,  
Shri Ashok Chhatrapati Bothara  
Partners of M/S. RAIDEEP UDYOG

Current Transfer No.2  
M/s. REFKINGS COTTSOYA PVT. LTD.



By a above noted Agreement to Lease executed by the Maharashtra Industrial Development Corporation in favour of the Licensee , the Corporation in consideration of the stipulations and conditions on the part of the Licensee therein contained, agreed to grant in favour of the Licensee a Lease of the above plot of land bearing No. A-17 admeasuring 7200 m2 the manner specified in the said Agreement.

The Licensee in pursuance of sub-clause ( m ) of clause 3 of the said Agreement represented to the Corporation for grant to him/them/it of a consent transfer and assignment of his/their/its interest under or the benefit of the said Agreement in favour of : M/s. REFKINGS COTTSOYA PVT. LTD. (hereinafter called "the transferee/s"). The Corporation has after due consideration of the said request of the Licensee decided to grant its consent to the transfer by the Licensee of the benefit of his/their/its interest under the said Agreement For Mfg. of OIL REFINERY, COTTON SEED OIL & SOYA OIL.



MIDC/RO(AUR)/ADJ/LMS-286/

The consent hereby granted is subject to:

(a) The payment to the Corporation by the Licensees of the sum of Rs. 7,41,600/- (Rs. Seven Lakh Forty-One Thousand Six Hundred Only) towards DIFFERENTIAL PREMIUM paid vide L.R.No GL\_18042775 dated 26-APR-2017.

(b) The transferee/s shall be bound to perform and observe all the stipulations and conditions contained in the said Agreement dated 27-SEP-1990 as if the said Agreement has been executed by the transferee/s and shall be entitled to the grant of the Lease in his/their/its favour of the said plot of land and the factory building only after the completion of the factory building and works on the said plot of land on the production of a completion certificate from the Executive Engineer of the Corporation in accordance with clause 7 of the said Agreement such lease to be in the standard form prescribed by the Corporation and subject to the payment of the yearly rent reserved under the said Agreement

(c) This consent is restricted to the transfer and assignment of the interest and benefits under the Agreement in favour of the transferee/s alone and for the project/s approved/permitted by the Corporation and in case the transferee/s propose/s to make any further transfer or assignment or parting wholly or partially with the possession of the said plot of land or any part thereof the transferee/s will have to make a fresh application for consent.

(d) The licensee/Transferee shall execute the lease within one month from the date hereof in which the Original licensee shall be confirming party in the Execution of Lease.

To,

Shri Manoj Manikchand Bhansali,  
Smt. Kanchandevi Madanchand Bothara,  
Shri Pratap Chhatrapati Bothara,  
Shri Ashok Chhatrapati Bothara  
Partners of M/S. RAIDEEP UDYOG,  
Plot No. A-17, MIDC,  
ADDITIONAL JALNA (PH-I) INDUSTRIAL AREA,  
JALNA -431213.

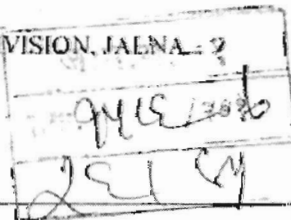
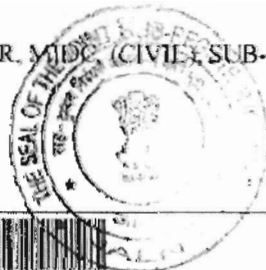


Copy with compliments to

M/s. REFKINGS COTTISOYA PVT. LTD.,  
Plot No. A-17, MIDC,  
ADDITIONAL JALNA (PH-I) INDUSTRIAL AREA,  
JALNA -431213

Copy f.w.cs. to:

1. THE DY. ENGINEER, MIDC (CIVIL) SUB-DIVISION, JALNA - ?





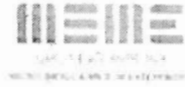




24
24



भारत सरकार  
 Ministry of Micro, Small & Medium Enterprises



उद्योग आधार



Udyog Aadhaar



C	Type of Enterprise	Micro	Small	Medium
	Manufacturing	A	B	C
	Services	D	E	F
	U/A/N	MH13C0004451		

**Udyog Aadhaar Acknowledgement**

Udyog Aadhaar Number: MH13C0004451  
 Name of Enterprise: REFKINGS COTTOYA PRIVATE LIMITED  
 Location of Plant Details:

PFlat	PBuilding	PRoad	PArea	PCity	PPin	state_name	DISTRICT_NAME
POLT NO A-17	PHASE-1,ADDITIONAL MIDC,JALNA	MIDC AREA JALNA	PHASE-1,ADD MIDC JALNA	JALNA	431203	MAHARASHTRA	JALNA

Official Address of Enterprise: POLT NO A-17 PHASE-1,ADDITIONAL MIDC,JALNA MIDC AREA JALNA PHASE-1,ADD MIDC JALNA 431203  
 District: JALNA State: MAHARASHTRA PIN: 431203  
 Mobile No: 7774008822 Email: refkingspvntd@gmail.com

Date of commencement: 25/02/2017  
 Major Activity: MANUFACTURING  
 Enterprise Type: C

Previous Registration details-if any: Company No U16490MH2017PTC282359

National Industry Classification Code

Two_DigitActivity	Four_DigitActivity	Five_DigitActivity	Activity
01 - Crop and animal production, hunting and related service activities	0111 - Growing of cereals (except rice), leguminous crops and oil seeds	0111B - Growing of soya bean oil seed	Manufacturing

Acknowledgement Date of Filing: 17/03/2017

Disclaimer: This is computer generated statement, no signature required.

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MSME unit can approach Micro and Small Enterprise Facilitation Councils (MSEFC) in their State to redress their delayed payment grievance

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ज.न.न.-१  
 १५/३/२०१७  
 २२/१४

POST SUPPLY

100	100
9115	100
130	100

C	Type of Enterprise	Micro	Small	Medium
	Manufacturing	A	B	C
	Services	D	E	F
	UAN	Mh13C-04411		

**Udyog Aadhaar Memorandum**

1. Aadhaar Number: 382255304511

2. Name of Entrepreneur: VINAYAK SINGARE

3. Social Category: GENERAL

4. Name of Enterprise: REFKINGS COTTISOYA PRIVATE LIMITED

5. Type of Organization: PRIVATE LIMITED COMPANY

6. Postal Address: POLT NO A-17 PHASE-1 ADDITIONAL MIDC JALNA MIDC AREA JALNA PHASE-1, ADD MIDC JALNA 431203

7. Date of commencement: 25/02/2017

8. Previous Registration details-if any: Company No U15490MH2017PTC292359

9. Bank Details: IFS Code: HDFC0CJMCLL, Bank Account: 01623010414

10. Major Activity: MANUFACTURING

11. National Industry Classification Code:

Two_DigitActivity	Four_DigitActivity	Five_DigitActivity	Activity
Crop and animal production, hunting and related service activities	Growing of cereals (except rice), leguminous crops and oil seeds	Growing of soya bean or seed	Manufacturing

12. Persons employed: 22

13. Investment (Plant & Machinery / Equipment s): 1000 (Rs. In Lakhs)

14. District Industry Centre: JALNA

**Declaration**  
I hereby declare that information given above is true to the best of my knowledge. Any information, that may be required to be verified, shall be provided immediately before the concerned authority.

[Please find below contact details of concerned DIC]

[DIC Address Details] [DIC Address]  
[Phone]  
[Fax]  
[Email id]

MSME unit can approach Micro and Small Enterprise Facilitation Council (MSEFC) in their State to redress their delayed payment grievance

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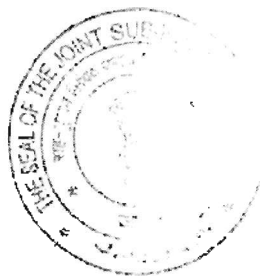
MyMeme Mobile App (Beta Version) is available now for download: <https://play.google.com/store/apps/details?id=meme.mymeme>



ज.न.ग.-१

द.क्र. १५८/२०१६

१११ ८५

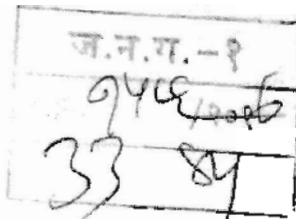
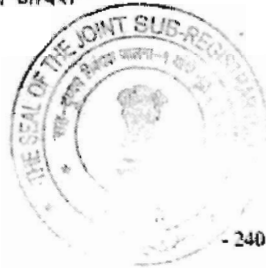


100-8
9/15/2006
32104

मुद्रांक अधिनियम 1958 चे अंतर्गत कलम 31 खालील प्रकरणातील आदेश

जा.क्र.सहजिनि/व-1अभिप्रकरण/050/17  
सह जिल्हा निबंधक वर्ग-1, तथा मुद्रांक  
जिल्हाधिकारी यांचे कार्यालय, जालना  
दिनांक. 13/06/2017

- 1.संलेखाचा प्रकार : भाडेपट्टा(दस्त निष्पादित नाही)
- 2.संलेखा लिहून देणार : मे.रायदिप उदयोग चे भागीदार श्री.मनोज माणीकचंद भन्साळी व इतर.
- 3.संलेख लिहून घेणार : मे.रेफकींग कॉटसोया प्रा लिमिटेड तर्फे प्रोप्रायटर श्री.विनायक किशोर सिनगारे  
रा.एमआयडीसी टप्पा क्र-1 प्लॉट नं A-17 जालना.
- 4.मिळकतीचे वर्णन : अतिरिक्त औद्योगिक वसाहत जालना टप्पा क्र.1,प्लॉट नं.A-17 क्षेत्र  
7200 चौ.मी.व त्यावरिल बांधकाम 701.46 चौ.मी.
- 1.प्रस्तुत अर्जादार मे. रेफकींग कॉटसोया प्रा लिमिटेड तर्फे प्रोप्रायटर श्री.विनायक किशोर सिनगारे  
रा.एमआयडीसी टप्पा क्र-1 प्लॉट नं A-17 जालना यांनी महाराष्ट्र मुद्रांक अधिनियम 1958 च्या अंतर्गत  
कलम 31(1) मधिल तरतुदीनुसार मुद्रांक जिल्हाधिकारी जालना यांचेकडे दिनांक.31/05/2017 रोजी  
अर्ज केला आहे. व अर्जासोबत निष्पादित न केलेला व मुद्रांकित न केलेला भाडेपट्टा संलेखाचे प्रारूप  
सादर केले असून संलेखावरील मुद्रांकाबाबत अभिनिर्णय मिळण्यासाठी विनंती केली आहे. त्यांनी अभिनिर्णय  
फी रु.100/- (शंभर रु.मात्र)चलन क्र.10000502017052475047दिनांक-24.05.2017 रोजी शासन  
जमा केली आहे.
2. कागद पत्रे :- अर्जादार यांनी प्रस्तुत भाडेपट्टा संलेखावर किती मुद्रांक शुल्क आकारता येईल या प्रयोजनार्थ  
अर्जासोबत उक्त अधिनियमातील कलम 31(2) नुसार खालील प्रमाणे कागदपत्रे सादर केली  
आहे.
  - 1.भाडेपट्टा चा निष्पादित न केलेला व मुद्रांकित न केलेला मसुदा
  - 2.MIDC ची ऑर्डर
  - 2.नकाशा
  - 3.प्रतिज्ञापत्र
  - 4-BBC प्रमाणपत्र.
- 3) मिळकतीचे वर्णन:- अतिरिक्त औद्योगिक वसाहत जालना टप्पा क्र.1,प्लॉट नं.A-17 क्षेत्र 7200 चौ.मी.व  
त्यावरिल बांधकाम 701.46 चौ.मी.
- 4) दस्तातील मोबदला:- दस्तात मोबदला 8,85,600/- रुपये दर्शविण्यात आला आहे. अर्जादार यांनी  
अर्जासोबत सादर केलेल्या भाडेपट्टा संलेखाचे प्रारूप अर्जासोबत सादर केलेली कागदपत्रे यांचे अवलोकन  
केले असता खालील प्रमाणे मुद्दा विचारार्थ.
  - 1.प्रश्नाधिन भाडेपट्टा च्या संलेखावर मुंबई मुद्रांक अधिनियम 1958 मधिल अनु 60 अन्वये  
मुद्रांक शुल्क देय आहे काय.
  - 2.यावर कोणते आदेश



:- यावर निष्कर्ष खालील प्रमाणे:-

1. प्रस्ताधिन दस्तऐवजावर मुद्रांक अधिनियम 1958 चे परिशिष्ट 1 मधील अनुच्छेद 60 नुसार शुल्क आकारण्यात येत आहे.
2. यावर खाली नमुद केल्याप्रमाणे आदेश देणेत येत आहेत.

**5) प्रकरणाची पार्श्वभूमी:-**

सादर मिळकतीचा Agreement to Lease हा दरत दि.27/09/1990 रोजी एम.आय.डी.सी व मे.रायदिप उद्योग तर्फे भूमीदार श्री.मनोज कुमार माणिकचंद भन्साळी व इतर रा.जालना यांच्यात निष्पादित झालेला असून तो योग्य मुद्रांकित नसल्याचे दिसून येते उपरोक्त दस्त चु.मु.शु. खाली योग्य मुद्रांकित करुन घेणेत येत आहे.

**6) मिळकतीचे मुल्यांकन:-**

स.न.र यांनी केलेले मुल्यांकन बा.नु.द.त सन 2017-18 सादर मिळकत एम.आय.डी.सी. टप्पा क्र.1 मधील भूखंड A-17 क्षेत्र 7200 चौ.मी. असुन त्यावर बांधकाम 701.46 चौ.मी.आहे. सादर मिळकतीचे 2,24,00,500/- रु मुल्यांकन अहवाल दिले आहे.

**7) माफीची पार्श्वभूमी :-**

i) उपरोक्त उद्योग घटकाने या पुर्वी मुद्रांक शुल्क माफीचा उपभोग घेतलेला नसल्याचे साक्ष्या कागदावरिल शपथपत्र या कार्यालयास सादर केलेले आहे.

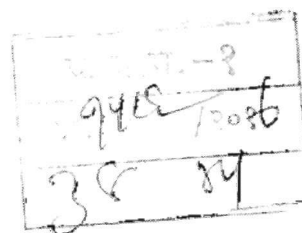
iii) सादर उद्योगास उद्योग संचालनालय, कार्यालय महाव्यवस्थापक, जालना यांनी त्यांचे पत्र No.DI/DIC / PSI-2013/SDEC/Jalna/Small/New/04646/2017 दि.24/05/2017 अन्वये नवीन उद्योग घटक म्हणून प्रमाणित केले आहे. व सादर दस्तान्वये संबंधीत पक्षकारांने मुद्रांक शुल्क माफी मिळणे करिता सादर दस्त अभिनिर्णय करिता सादर केलेला आहे.

iv) परंतु Whereas, Government of Maharashtra, Industries, Energy and Labour Departement vide Governmentv Corrigendum, No.PSI-2013/(CR-54)/IND-8, dated 27<sup>th</sup> Jun 2013 amended the Packae Scheme of Incentives-2013, declared vide Government Resolution, Industries, Energy and Labour Department, No.PSI-2013/(CR-54)IND-8, dated 1<sup>st</sup> april 2013 Now Therefore, in exercise of the powers conferred by clause (a) of section 9 of the Maharashtra stamp Act (LX of 1958), (hereinafter referred to as the the said act) The Government of Maharashtra being Satisfied that it is necessary so to do in the public interest hereby remits the stamp duty, chargeable on the schedule appended here to, of Schedule-1 appended to the said Act, for the period starting from the 1<sup>st</sup> April 2013 and ending on 31<sup>st</sup> March 2017 (Inclusive of both days). सादर आदेशात वरिल प्रमाणे नमुद आहे सादर प्रकरणात या पुर्वी मुद्रांक शुल्क माफी देण्यात आलेली नसल्याने आता सादर केलेल्या दस्तास मुद्रांक शुल्क माफी देणेत येत आहे.

**8) मुद्रांक शुल्क आकारणी:-**

तथापी सादरची मिळकत अतिरिक्त औद्योगिक वसाहत जालना टप्पा क्र.1, खुला प्लॉट नं. A-17 क्षेत्र 7200 चौ.मी.आहे तथापी महाराष्ट्र मुद्रांक अधिनियम 1958 चे अनु 60 सह अनु.36(4) अन्वये वाजारमुल्य रक्कम रु.2.24,00,500/- रक्कमेवर 4% प्रमाणे आवश्यक मुद्रांक शुल्क देय आहे म्हणजेच यावर रु.8,96,020/- (अक्षरी रु.आठ लक्ष शहात्रव हजार वीस मात्र) इतके मुद्रांक शुल्क देय आहे. परंतु उपरोक्त

Singare Adj





प्रकरणात माफके प्रमाणपत्र सादर केलेले असल्याने महाराष्ट्र मुद्रांक अधिनियम 1958 च अनु 60 सह अनु.36 (4) अन्वये कमीत कमी रु.100/- (अक्षरी रु.शंभर मात्र) व कलम 27 अन्वये रु.100/- असे एकूण रु.200/- (रु.दोनशे मात्र) यावर खालीलप्रमाणे आदेश देण्यात येत आहेत.

मुंबई मुद्रांक अधिनियम 1958 चे कलम 32(1)(b) नुसार प्रमाणीत करुण घ्यावयाचा असल्यास रक्कम भरणा कालावधी 30 दिवसांच्या आत खालील प्रमाणे चलनाचा भरणा ऑनलाईन (Gras) करणेसाठी कळवण्यात येत आहे.


Department :-Inspector General of Registration  
Payment Type :-Non-judicial Stamps  
District :-JALANA  
Office Name :-ADJ\_JT DIST REGISTRAR JALNA  
Scheme Name :-Duty on doc Voluntarily brought for Adjud IGR Rom  
Period Year :-2017-2018,One Time/Adhoc  
Scheme Name :-0030051701

**: -आदेश:-**

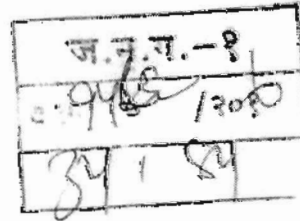
वर नमुद केलेल्या पार्श्वभूमीवर महाराष्ट्र मुद्रांक अधिनियम 1958 सचे कलम 53(अ) च्या अधिनियम मी खालील स्वाक्षरी करणार मुद्रांक जिल्हाधिकारी जालना असा आदेश देतो की, प्रमाणिन भाडेपट्टा संलेखालील विषयवस्तु असलेल्या मिळकतीचे महाराष्ट्र मुद्रांक अधिनियम 1958 चे अनु 60,सह अनु 36 अन्वये सहायक नगर रचानाकर यांचे मुल्यांकन अहवालानुसार रु.2,24,00,500/-यावर 4% प्रमाणे आवश्यक मुद्रांक शुल्क रु.8,96,020/- इतके मुद्रांक शुल्क देय आहे.

परंतु उपरोक्त प्रकरणी संबंधित पक्षकाराने उद्योगस उद्योग संचालनालय, कार्यालय महाव्यवस्थापक, जालना यांनी त्यांचे पत्र No.DI/DIC / PSI-2013/SDEC/Jalna/Small/New/04646/2017 दि.24/05/2017 अन्वये नवीन उद्योग घटक म्हणून प्रमाणित केलेले असल्याने महाराष्ट्र मुद्रांक अधिनियम 1958 चे अनु 60 सह अनु.36 (4) अन्वये कमीत कमी रु.100/- (अक्षरी रु.शंभर मात्र) व कलम 27 अन्वये रु.100/- असे एकूण रु.200/- (रु.दोनशे मात्र) देय आहे.

जालना  
दिनांक:-13/06/2017.

  
मुद्रांक जिल्हाधिकारी  
जालना

प्रति:- मे.रेफर्कींग कॉटसोया प्रा लिमीटेड तर्फे प्रोग्रायटर श्री.विनायक किशोर सिनगारे  
प्रत:- सह दुय्यम निबंधक वर्ग-2 जालना क्र.1/जालना क्र.3



Singare Adj

- 342 -



४८
०१०६३०४६
४८ १३८

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

MANOJ BHANSALI

MANAK CHAND BHANSALI

10/04/1967  
Permanent Account Number

AGQP81167K

*Manoj Bhansali*  
Signature



स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER

ADHPB6473E

नाम / NAME

ASHOK KUMAR BOTHRA

पिता का नाम / FATHER'S NAME

CHHATRAPATI BOTHRA

जन्म तिथि / DATE OF BIRTH

29-07-1955

हस्ताक्षर / SIGNATURE

*Ashok Kumar Bothra*

*[Signature]*

आयकर आयुक्त, प.द.॥

COMMISSIONER OF INCOME-TAX, W.B.-II



भारत-सरकार  
GOVERNMENT OF INDIA

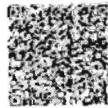


आयकर आयुक्त

Ashok Kumar Bothra

DOB: 29-07-1955

Gender: Male



6813 9416 6843

आधार - आम आदमी का अधिकार



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

S/O चतुर्पति बोथ्रा, प.द., बंगलूरु रोड,  
बालीगुंज रोड, कोलकाता, पश्चिम  
बंगाल, पिनकोड, 700019

Address:

S/o Chhatrapati Bothra, 33,  
Bondei Road, Near Dey's Medical,  
Ballygunge S.o. Kolkata, West  
Bengal, 700019



1800 300 1947  
1947  
1800 300 1947  
www.aauid.gov.in  
www.aauid.gov.in  
P.O. Box No 1947  
Bengaluru-560 001



भारत सरकार  
Government of India



कंचनदेवी मदनचंद बोथ्रा

Kanchandevi Madanchand Bothra

जन्म तिथि / DOB: 15/04/1946

महिला / FEMALE



7628 6889 3920

माझे आधार, माझी ओळख

7628 6889 3920

Moharshya - 43203

Address: 7628 6889 3920

UNIQUE IDENTIFICATION AUTHORITY OF INDIA



स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER

AAYPB1577F

नाम / NAME

KANCHANDEVI MADANCHAND  
BOTHRA

पिता का नाम / FATHER'S NAME

RATANLAL CHAGANLAL PARAKH

जन्म तिथि / DATE OF BIRTH

15-04-1946

हस्ताक्षर / SIGNATURE

*Kanchan Bothra*

आयकर आयुक्त, नासिक

COMMISSIONER OF INCOME TAX, NASIK

ज.न.ग.-१  
१५/०४/१९४६  
३६-१५



भारत सरकार  
GOVERNMENT OF INDIA  
विनायक सिंगारे  
Vinayak Singare  
जन्म वर्ष / Year of Birth: 1991  
पुरुष / Male

3822 5530 4511

सामान्य माणसाचा अधिकार

भारतीय विशिष्ट ओळख प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O Manoj Kumar Bhaswati, Flat No. 11, 1st Floor, Saraswati, Near North West Delhi, Delhi-110034

फोटोकॉपी

Aadhaar - Samanya Maansacha Adhikaar

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER  
ADHPB6470H

नाम / NAME  
PRATAP SINGH BOTHRA

पिता का नाम / FATHER'S NAME  
CHHATRAPATI BOTHRA

जन्म तिथि / DATE OF BIRTH  
08-04-1949

हस्ताक्षर / SIGNATURE

आयकर अधिकारी, प. व. 11  
COMMISSIONER OF INCOME-TAX, W.B.-11

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

VINAYAK KISHORE SINGARE  
KISHORE JAGANNATH SINGARE

08/05/1991  
Permanent Account Number  
BXIPS4067F

हस्ताक्षर

भारत सरकार  
GOVERNMENT OF INDIA

Pratap Singh Bothra  
Pratap Singh Bothra  
DOB: 08-04-1949  
Gender: Male

भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O Late Chhatrapati Bothra, Hastinges S.O, Kolkata, West Bengal, 700022

Address: S/O Late Chhatrapati Bothra, Hastinges S.O, Kolkata, West Bengal, 700022

आधार - आम आदमी का अधिकार

5185 8260 2530

भारत सरकार  
Government of India

मानोज कुमार भसावती  
Manoj Kumar Bhaswati  
जन्म वर्ष / Year of Birth: 1967  
पुरुष / Male

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

पता: S/O मानोज चंद्र भसावती, के.ए. 11, फ्लोर 11, पोलमपुरा, सरस्वती विहार, उत्तर पश्चिमी, दिल्ली, 110034

Address: S/O Manoj Chand Bhaswati, KU-11 First Floor, Polampur Saraswati Vihar North West Delhi, Delhi-110034

8047 4406 5954  
आधार - आम आदमी का अधिकार

8047 4406 5954

भारत सरकार  
Government of India

विश्वर अणन्याथ सिंगर  
Kishor Ananath Singar  
जन्म तारीख / DOB: 04/01/1971  
पुरुष / Male

2340 7219 9942

आधार - सामान्य माणसाचा अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

पत्ता: S/O अणन्याथ सिंगर, एन ३३ Address: S/O Ananath Singar, Guna  
2-9-25 मॉडिरेस, इंदूरवाड जिल्हा. 2-9-25 Gunas, Indurwad Dist, Jalga  
जिल्हा, जलगा, महाराष्ट्र, 431203 Jalga, Maharashtra, 431203

2340 7219 9942

भारत सरकार  
Government of India

रमेश्वर मारुतीराव गडगिले  
Rameshwar Marutirao Gadgil  
जन्म तारीख / DOB: 15/06/1975  
पुरुष / MALE

2252 5386 5772

आधार-सामान्य माणसाचा अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

पत्ता:  
S/O मारुतीराव गडगिले, कुंजराव गडगिले  
मोडिरेस, इंदूरवाड, महाराष्ट्र  
जिल्हा - 431203

Address:  
S/O Marutirao Gadgil  
RAMESHWAR D. GADGIL  
Jains, Jalga  
Maharashtra 431203

2252 5386 5772

THE SEAL OF THE JOINT STATE RECORDS OFFICE  
JALGAON

ज.न.ग.-१  
१५०६/२०१८  
३२ (१५)



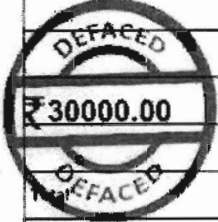
100-8
24/10/80
So 24





CHALLAN  
MTR Form Number-6

GRN	MH002644160201718E	BARCODE	[Barcode]		Date	22/06/2017-15:49:42	Form ID	
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Registration Fee Ordinary Collections IGR		TAX ID (If Any)					
Office Name	JUN <sup>1</sup> _HOR SUB REGISTRAR JALNA 1		PAN No.(If Applicable)					
Location	JALNA		Full Name	VINAYAK KISHOR SINGARE				
Year	2017-2018 One Time		Flat/Block No.	PLOT NO A-17				
Account Head Details	Amount In Rs.	Premises/Building						
0030063301 Amount of Tax	30000.00	Road/Street	7200 SQM BUILD UP A 701.46 SQM					
		Area/Locality	JALNA					
		Town/City/District						
		PIN	4	3	1	2	0	3
		Remarks (If Any)	SecondPartyName=MANOJ MANIKCHAND BHANSALI AND OTHER~					
		Amount In	Thirty Thousand Rupees Only					
		Words	30,000.00					
Payment Details	BANK OF MAHARASHTRA			FOR USE IN RECEIVING BANK				
Cheque/DD Details	Bank CIN	Ref. No.	02300042017062213618		003921846			
Cheque/DD No.	Date	22/06/2017-15:50:29						
Name of Bank	Bank-Branch	BANK OF MAHARASHTRA						
Name of Branch	Scroll No . Date	Not Verified with Scroll						



NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.  
सदर चलन केवल दस्तावेज निलंबक कार्यालयत नोंदणी करवावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करवावयाच्या दस्त्यासाठी सदर चलन लागू नाही.

Mobile No. : 9765332433

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(S)-167-1586	0001520617201718	22/06/2017-17:40:16	IGR230	30000.00
Total Defacement Amount					30,000.00



Page 1/1  
ज.न.ग.-१  
१५/६/२०१७  
८०१८०५

Print Date 22-06-2017 05:49:22



Sl. No. - ?
946/2020
SRI SY



167/1586

गुरुवार, 22 जून 2017 5:48 म.नं.

दस्त गौधवारा भाग-1

जनग1

दस्त क्रमांक: 1586/2017

दस्त क्रमांक: जनग1 /1586/2017

बाजार मूल्य: रु. 2,24,00,500/- मोबदला: रु. 8,85,600/-

भरलेले मुद्रांक शुल्क: रु.100/-

दु. नि. सह. दु. नि. जनग1 यांचे कार्यालयात

पावती:2955

पावती दिनांक: 22/06/2017

अ. कं. 1586 वर दि.22-06-2017

सादरकरणासचे नाव. मे.रेफकिंगज कॉटसोया प्रा.लि.तर्फे  
डायरेक्टर विनायक किशोर सिनगारे

रोजी 5:32 म.नं. वा. हजर केला.

नोंदणी फी रु. 30000.00

दस्त हाताळणी फी रु. 900.00

डाटा एन्ट्री रु. 20.00

पृष्ठांची संख्या: 45

दस्त हजर करणाऱ्याची सही:

एकुण: 30920.00

Sub Registrar Jalana 1

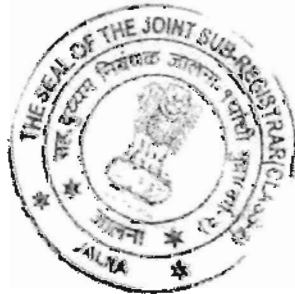
Sub Registrar Jalana 1

दस्ताचा प्रकार: भ्रडेपट्ट्याचे हस्तांतरणपत्र

मुद्रांक शुल्क: जंगम मालमत्ता (खंड 25-अ प्रमाणेच)

शिवका क्र. 1 22 / 06 / 2017 05 : 32 : 08 PM ची वेळ: (सादरीकरण)

शिवका क्र. 2 22 / 06 / 2017 05 : 37 : 14 PM ची वेळ: (फी)





22/06/2017 5:52:52 PM

दस्त गोपवारा भाग-2

सिनमा

दस्त क्रमांक:1586/2017

दस्त क्रमांक :जनमा/1586/2017

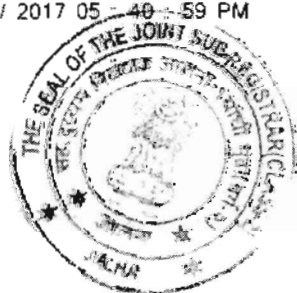
दस्ताचा प्रकार :-भाडेपट्ट्याचे हस्तांतरणपत्र

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:मे.रेफकिंज कॉटसोया प्रा.लि.तर्फे डायरेक्टर विनायक किशोर सिनगारे पत्ता:प्लॉट नं. .. माळा नं. .. इमारतीचे नाव .. ब्लॉक नं. .. रोड नं. काद्राबाद जालना. महाराष्ट्र, JALNA, पॅन नंबर:BXIPS4067F	लिहून देणार वय :-26 स्वाक्षरी:-		
2	नाव:मे.रायदिप उदयोगचे भागीदार 1.मनोजकुमार माणिकचंद भन्साळी पत्ता:प्लॉट नं. .. माळा नं. .. इमारतीचे नाव .. ब्लॉक नं. .. रोड नं. दिल्ली. महाराष्ट्र, जालना. पॅन नंबर:	लिहून देणार वय :-47 स्वाक्षरी:-		
3	नाव:मे.रायदिप उदयोगचे भागीदार 2.अशोककुमार छत्रपती बोधरा पत्ता:प्लॉट नं. .. माळा नं. .. इमारतीचे नाव .. ब्लॉक नं. .. रोड नं. 33 बंडल रोड कलकत्ता, पश्चिम बंगाल, कोळकाटा. पॅन नंबर:	लिहून देणार वय :-65 स्वाक्षरी:-		
4	नाव:मे.रायदिप उदयोगचे भागीदार 3.प्रतापसिंग छत्रपती बोधरा पत्ता:प्लॉट नं. .. माळा नं. .. इमारतीचे नाव .. ब्लॉक नं. .. रोड नं. 33 बंडल रोड कलकत्ता, पश्चिम बंगाल, कोळकाटा. पॅन नंबर:	लिहून देणार वय :-67 स्वाक्षरी:-		
5	नाव:मे.रायदिप उदयोगचे भागीदार 4.कांचनदेवी मदनचंद बोधरा पत्ता:प्लॉट नं. .. माळा नं. .. इमारतीचे नाव .. ब्लॉक नं. .. रोड नं. बककलगुडा जालना, महाराष्ट्र, जालना. पॅन नंबर:	लिहून देणार वय :-65 स्वाक्षरी:-		
6	नाव:एम. आय. डी. सी. - पत्ता:-, -, -, जालना, MAHARASHTRA, JALNA, Non-Government. पॅन नंबर.	मान्यता देणार वय :- स्वाक्षरी:-		

वरील दस्तऐवज करून देणारे तथाकथित भाडेपट्ट्याचे हस्तांतरणपत्र या दस्त ऐवज करून दिल्याचे कबुल करतात.







शिकका क्र.3 ची वेळ:22 / 06 / 2017 05 : 40 - 59 PM

iSarita v1.5.0



ओळख:-

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

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	अंगठ्याचा ठसा
1	नाव:किशोर जगन्नाथ सिनगार वय:46 पत्ता:काद्राबाद जालना पिन कोड:431203	 स्वाक्षरी	 
2	नाव:रामेश्वर मास्तीराव गडगिळे वय:40 पत्ता:काद्राबाद जालना पिन कोड:431203	 स्वाक्षरी	 

शिवका क्र.4 ची वेळ:22 / 06 / 2017 05 : 42 : 14 PM

शिवका क्र.5 ची वेळ:22 / 06 / 2017 05 : 42 : 32 PM नोंदणी पुस्तक 1 मध्ये

Sub Registrar Jalana 1

### EPayment Details.

sr	Epayment Number	Defacement Number
1	MH002644180201718E	0001520617201718

प्रमाणित करण्यात येते की, या दस्तामध्ये एकूण 54 पाने आहेत.  
Know Your Rights as Registrants

1586 /2017

1. Verify Scanned Documents for correctness through the number (4 pages only) printout after scanning.
2. Get print immediately after registration.

for feedback, please write to us at feedback@jainna@gmail.com

सह दुय्यम निबंधक  
(वर्ग-२)जालना-१

