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## Agreement for Sale

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**THIS AGREEMENT FOR SALE** made at Mumbai this \_\_\_\_ day of September, Twenty Thousand and Twenty-Four.

### BETWEEN

1) **MR. SHEKHAR VINAYAK PALWANKAR**, Age : about **43** years, holding **Aadhaar Card No.:** **8335 0060 9224** and **PAN No.:** **AMFPP1504P**, and

2) **MRS. SUSHAMA GANPAT KUMBHAR**, Age : about **42** years, **Aadhaar Card No.:** **3926 3846 7349** and **PAN No.:** **BAVPK8454L**, both are an adults Inhabitant having address at Room No. 6, Suryoday CHS Ltd, Plot No. 177, Opp Canara Bank, Sector 1, Charkop, Kandivali (West), Mumbai – 400 067 hereinafter called “**THE TRANSFERORS**” (which expression unless repugnant to the context or meaning thereof shall mean and include their heirs, executors, administrators and assigns) of the **ONE PART**;

### AND

**MRS. ALKA PRAVIN SARWANKAR**, Age : about **40** years, **Aadhaar Card No.** **7831 2429 4992** and **PAN No.** **APHPM5349C**, Indian Inhabitant having address at Room No. 15, Gananjay CHS Ltd, Plot No. 518, Near Dena Bank, Sector 5, Charkop, Kandivali (West), Mumbai -400 067, hereinafter called “**THE TRANSFEREE**” (which expression unless repugnant to the context or meaning thereof shall mean and include him/her/them, their heirs, executors, administrators and assigns) of the **OTHER PART**;

Transferors		Transferees
Shekhar V. Palwankar	Sushma Ganpat Kumbhar	Alka Pravin Sarwankar

**WHEREAS: -****The Transferors are seized, possessed and absolutely entitled to the :**

- (i) The Maharashtra Housing and Area Development Authority, a statutory Corporation duly constituted under Maharashtra Housing and Area Development Act 1976, (Mah. XXVIII of 1977) having its Office at Griha Nirman Bhavan, Kala Nagar, Bandra (East), Mumbai – 400 051, hereinafter referred to as “**The Authority**” And Flat No. 202, on 2<sup>nd</sup> Floor, in the Bldg. No. 36, has been allotted to **MR. ASHOK SITARAM PATIL** by an Authority under its Lottery Scheme, Application No. 21913 under Code No. 159, Sarvey No. 263, CTS No. 6-A (Part), (hereinafter called and referred to as “**the said allottee**”) in the society **MALWANI – AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD.**, Situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani- Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067.
- (ii) **Flat No. 202** on the **2<sup>nd</sup> Floor** of the building known as ‘**MALWANI – AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD.**’, situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani- Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, admeasuring an area of **340 sq. ft. super Built-up** area, City Survey No. 6-A (Part) of Village – Kandivali, Taluka – Borivali, Mumbai Sub Urban District Area more particularly described in the Schedule hereunder written (hereinafter referred to as the ‘**FLAT**’).
- (iii) WHEREAS all Original allottees in the Building No. 36 has formed the Society known as ‘**MALWANI – AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD.**’ which is further registered under the

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

Provisions of the Maharashtra Co-Operative Societies Act 1960 under Registration Number – **MUM/MHADDB/HSG/(TC)/12092/2003– 2004** dated 01.08.2003 (hereinafter referred to as the '**SOCIETY**') and ;

- (iv) The said allottees **MR. ASHOK SITARAM PATIL** i.e. THE TRANSFEROR from M.H. & A.D. Board of the above said Flat No. 202, 2<sup>nd</sup> Floor, Bldg. No. 36, **Malwani – Aakarshan Co-op Housing Society Ltd.**, Chatrapati Shivaji Raje Complex, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, Provisional Allotment Letter No. 3097/2002 dated 12.04.2002 and have secured Allotment Letter No.3099/2002 Dated – 12.04.2002 and further they have taken peaceful possession of the said Flat by Mumbai Housing And Area Development Board vide Possession Letter No. 3457/2002, dated 25.04.2002.
- (v) The TRANSFEROR is the bonafide member of the **MALWANI – AAKARSHAN CO – OPERATIVE HOUSING SOCIETY LTD.**, and THE TRANSFERORS is holding Five (05) fully paid up shares of Rs 50/- each of the Society bearing distinctive No's from 56 to 60 (both inclusive) comprised in **Share Certificate bearing No. 12** (hereinafter referred to as the '**SHARES**');
- (vi) The said **MR. ASHOK SITARAM PATIL** had sold the said flat to **MR. SHEKHAR VINAYAK PALWANKAR AND MRS, SUSHAMA GANPAT KUMBHAR (but now the Transferor)** was duly stamped and registered by making a Agreement for Sale dated 29.01.2019 which was registered vide registration No. **BRL-7-429-2019** dated **29/01/2019**.

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

- (vii) Thereafter the Transferor have got the above said flat duly transferred/regularised in their name by the M.H. & A.D. Board, vide Letter No. **620** dated **20.03.2019** and as such the Transferor got full & absolute right over the said flat.
- (viii) **THE TRANSFEROR** is seized and possessed of and absolutely entitled to an ownership flat being Flat No. 202, 2<sup>nd</sup> Floor, Bldg. No. 36, **Malwani – Aakarshan Co-op Housing Society Ltd.**, Chatrapati Shivaji Raje Complex, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, admeasuring 340 sq. ft. super Built-up area (hereinafter referred to as “the said Flat”);
- (ix) And as such **THE TRANSFEROR** is absolute owner of the said FLAT and by virtue of being member of the said society **MALWANI – AAKARSHAN CO-OP. HOUSING SOCIETY LTD.** and TRANSFEROR have absolute right over the said FLAT and peaceful possession of the said FLAT and otherwise and sufficiently entitled to the said FLAT and as such is the registered holder of Five (05) fully paid up shares of Rs 50/- each of the Society bearing distinctive numbers from **56** to **60** (both inclusive) comprised in Share Certificate bearing No. **12**. (hereinafter referred to as ‘the said Shares’)

The said Flat, the membership of the said Society and the said Shares are hereinafter collectively referred to as the '**PROPERTY**' ;

- a) **AND WHEREAS** the Transferors are the members of **MALWANI – AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD.** a Society registered with the Dy. Registrar of Co-operative Societies at Mumbai, under the Maharashtra Co-operative Societies Act, 1960 under **Registration No. ‘MUM/MHADDB/HSG/(TC)/12092/2003– 2004** dated

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

01.08.2003, (hereinafter referred to as '**THE SAID SOCIETY**') and by virtue of being the members of the said Society, they have been holding **Flat No. 202**, on the 2<sup>nd</sup> Floor, of the building known as '**MALWANI – AAKARSHAN Co-Operative Housing Society Ltd**' situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani- Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, more particularly described in the Schedule hereunder written (hereinafter referred to as '**THE SAID FLAT, Building**')

- b) **AND WHEREAS** the Transferors by virtue of being the members of the said Society viz. **MALWANI – AAKARSHAN Co-Operative Housing Society Ltd.** have been issued with the **Share Certificate No. 12**, for 05 (Five) fully paid-up shares of Rs. 50/- each bearing Nos. 56 to 60 (both inclusive).
- c) And Whereas **THE TRANSFEROR** has declared that his membership in the said society is valid and subsisting and not terminated by the said society And **THE TRANSFEROR** have not received any notice of expulsion from membership of the said society or any other notice restraining them from transferring the said FLAT and the said share **THE TRANSFEROR** further declares that his title over the said FLAT is marketable and free from all encumbrances.
- d) **WHEREAS THE TRANSFEROR** have agreed to sell to **THE TRANSFEREE** AND **THE TRANSFEREE** has agreed to purchase from **THE TRANSFERORS** the said Flat in the said Society, together with all right, title interest, benefits, sinking fund, all deposit and said shares etc., on the following term and conditions mutually agreed upon by and between the parties hereto.

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

**AND WHEREAS** the Transferors have represented to the Transferees that their title to the said Flat devolved as under:-

- i. **WHEREAS** by vide of an Agreement for Sale dated 29.01.2019 duly stamped and registered under Serial No. **BRL 7-429-2019** executed between **Mr. Ashok Sitaram Patil** being the Vendor therein and **1) Mr. Shekhar Vinayak Palwankar & 2) Mrs. Sushma Ganpat Kumbhar**, being the Purchasers therein have purchased and the Vendor therein has sold the said premises, **Flat No. 202**, on the 2<sup>nd</sup> Floor, of the building known as '**Malwani Aakarshan Co-Operative Housing Society Ltd**' situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani-Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067 together with all rights, title, interests, benefits and on terms and conditions contained therein and since then **Mr. Shekhar Vinayak Palwankar & Mrs. Sushma Ganpat Kumbhar** are the owners holding 100% undivided right, title, share and interest each in the said Flat (hereinafter referred to as "**the said Agreement**")

**NOW THIS AGREEMENT WITNESSETH and it is hereby agreed, confirmed and recorded by and between the parties hereto as under:-**

1. "**THE TRANSFERORS**" have agreed to sell, transfer and assign to "**THE TRANSFEREE**" And "**THE TRANSFEREE**" have agreed to purchase and acquire the said FLAT in the **SOCIETY MALWANI AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD**., together with all rights, title interest, benefits, shares, sinking fund, etc. at total cost consideration amount of **Rs. 42,50,000/- (Rupees Forty Two Lacs Fifty Thousand Only)**.
2. **THE TRANSFEREES** have paid to **THE TRANSFEROR** sum of **Rs. 4,50,000/- (Rupees Four Lacs Fifty Thousand Only)** being the part consideration amount in respect of above said Flat as per the particulars

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

mentioned in the receipt at foot hereof (the payment and receipt whereof the **TRANSFEROR** doth hereby admit and acknowledge) before execution of this Agreement.

3. **THE TRANSFEREE** shall pay to **THE TRANSFEROR** balance remaining consideration amount of **Rs. 38,00,000/- (Rupees Thirty Eight Lacs Only)** by raising Housing Loan from any Bank or any Financial Institute or any other source on or before (45 working days), from the date of Registration of the Flat Sale Agreement. **THE TRANSFERORS'** possession of the said Flat will be handed over to **THE TRANSFEREE** only after balance remaining payment.
  
4. "**THE TRANSFEROR**" hereby declares confirm and say that the said FLAT is free from all encumbrances, claims or demands by way of any prior Agreement For Sale, Gift Will, Lien Mortgage, Lease, sublet and/or any other manner whatsoever and hereby agrees to indemnify and shall keep **THE TRANSFEREES** indemnified against any such claims made by any person and/or any part in respect of the said FLAT and/or any part thereof at any time whatsoever and "**THE TRANSFEROR**" have the full and absolute right over to transfer and deliver the vacant possession of the said FLAT to "**THE TRANSFEREE**" '**THE TRANSFERORS'** hereby undertakes the full responsibility in respect of the title of the said FLAT and '**THE TRANSFERORS'** hereby undertakes to clear all the defect if any at their own cost, charges and expenses only.
  
5. **THE TRANSFERORS** hereby declare that;
  - a) **THE TRANSFERORS** have not entered into any Agreement/s with any other person/s in respect of the said Flat.
  
  - b) **THE TRANSFERORS** have not assigned / transferred their rights, title and interest in respect of the said Flat to any other person/s.

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

- c) **THE TRANSFERORS** have not mortgaged, alienated, charged with the said Flat with any Bank or any Financial Institute.
- d) Except **THE TRANSFERORS** no other person/s have any right, title and interest in the said Flat shares and they are being the members of the said Society has got full and absolute right to assign.
- e) That no suit, proceedings, litigations etc. are pending against the said Flat nor the said Flat is subject of matter in any court of law.
6. **THE TRANSFEREE** hereby undertakes the full responsibility of payment of balance consideration amount to **THE TRANSFERORS** with in stipulated period mention in this Agreement.
7. **THE TRANSFERORS** agree and undertake to pay and clear all the taxes, outgoings, maintenance, society charges, lease rent, electricity bills, telephone bills, assessment tax and all other liabilities etc. in respect of the said Flat till the date of possession of said Flat by them and from the date of handing over the vacant and peaceful possession of said Flat to **THE TRANSFEREE**, **THE TRANSFEREE** shall pay such charges and property tax & both the parties therein indemnify each other in this respect.
8. **THE TRANSFEREE** shall be entitled to has and to hold the said Flat and shall hold the same unto and to the use and benefit of **THE TRANSFEREE** her heirs, executors, successors and assignee forever without any claims, charges, rights, interest, demand or lien **THE TRANSFERORS** or any person/s claiming through or under them.

Transferors		Transferees
Shekhar V. Palwankar	Sushma Ganpat Kumbhar	Alka Pravin Sarwankar

9. **THE TRANSFERORS** hereby declare that **THE TRANSFEREE** shall be entitled to all the rights of the ownership of the said Flat share money, deposits, benefits in respect of the said Flat **THE TRANSFERORS** hereby relinquish all his rights and interest in said Flat in favour of **THE TRANSFEREE**.
10. **THE TRANSFERORS** agree and undertake to keep **THE TRANSFEREE** free and indemnified from all actions, charges, claims, demands and suits filed by any person/s claiming any interest in respect of the said Flat referred to as above.
11. **THE TRANSFERORS** hereby further agrees with **THE TRANSFEREE** that they shall attend from time to time and at all times hereafter whenever called for by **THE TRANSFEREE** do and execute and caused to be done and executed all acts, deeds and things whatsoever for more perfectly securing interest etc., **THE TRANSFEREE** in the said Flat as shall or may be reasonably required.
12. **THE TRANSFEREE** that they shall attend from time to time and at all times hereafter whenever called for by **THE TRANSFEREE** do and execute and caused to be done and executed all acts, deeds and things whatsoever for more perfectly securing interest etc., **THE TRANSFEREE** in the said Flat as shall or may be reasonably required.
13. **THE TRANSFEREE** has entitled to become the member/s of the said Society and also agreed to abide by the Rules, Regulations and Bye-laws of the said Society after the receipt of the Full And Final consideration amount mentioned in this Agreement.
14. **THE TRANSFEREE** herein being eligible for, has claimed reduction of one percent stamp duty and has paid Stamp Duty @ 4% + Metrocess @ 1% on these presents as per the Order dated 31.03.2021 bearing Reg. No. Mudrank-

Transferors		Transferees
Shekhar V. Palwankar	Sushma Ganpat Kumbhar	Alka Pravin Sarwankar

2021/UOR.12/CR. 1071M-1 (Policy) issued by Revenue & Forest Department, Maharashtra One percent., as otherwise chargeable under clause (b) of Article 25 of Schedule - appended to the Maharashtra Stamp Act (LX of 1958), on the document or instrument of Conveyance or Agreement to Sell of any type of residential unit, executed or being executed between, "the Woman/Women Purchaser/s and any Seller or other executant of the said document or instrument".

15. **THE TRANSFEREE** state and declare that she had gone through the Order dated 31.03.2021 bearing Reg. No. Mudrank-2021/UOR.12/CR.1071M-1 (Policy) attached herewith - agree and accept to the conditions for availing rebate of one percent stamp duty further the Government of Maharashtra, being satisfied that it is necessary to do so in the public interest, considers it expedient to amend the said order to delete the condition number (2) to restrict the sale of such type of residential unit to any subsequent Male purchaser/s with in the period of 15(Fifteen) years from the date of purchase of such type of residential unit.

16. Now, therefore in exercise of the powers conferred by clause (a) of section 9 of the said Act and of all other powers enabling it in this behalf, the Government of Maharashtra, being satisfied that it is necessary to do so in the public interest, hereby amends the said order, as follows namely :- In the said Order, condition Number (2) shall be deleted as per Order dated – 26<sup>th</sup> May 2023 from the Government Department of REVENUE AND FORESTS DEPARTMENT.

17. It is mutually agreed and understood between both the parties that **THE TRANSFERORS** shall hand over all original documents pertaining to the said Flat to the bank of **THE TRANSFEREE** for the purpose of Housing Loan and further **THE TRANSFERORS** agree to hand over the vacate possession of the said Flat immediately after the receipt and

Transferors		Transferees
Shekhar V. Palwankar	Sushma Ganpat Kumbhar	Alka Pravin Sarwankar

realization of Full And Final consideration amount mentioned in this Agreement For Sale.

18. **THE TRANSFERORS** agree and undertake to give all co- operation with **THE TRANSFEREE** in case of the lock down situation declare by State Government of Maharashtra / Government of India and any kind of natural calamities which shall be affected to the Government / Semi Government and private sector working procedure and further **THE TRANSFERORS** agree and undertake that they shall not create any kind of demand about interest against the Full And Final consideration amount of **Rs. 42,50,000/- (Rupees Forty-Two Lacs Fifty Thousand Only)**.
19. **THE TRANSFERORS** agree and undertake to get the said Flat transferred in the name of **THE TRANSFEREE** in the Society Record and **THE TRANSFERORS** agree to execute Society Transfer set which is legal formalities to get the said Flat transferred in the name of **THE TRANSFEREE** in the Society Record subject to the receipt and realization of the Full And Final consideration amount mentioned in this Agreement.
20. Transfer charges payable to the said society shall be borne and paid by **THE TRANSFERORS AND THE TRANSFEREE** in equal ratio.
21. **THE TRANSFERORS** hereby declare that they have no prohibitory order by any Government and/or Local Authority or injunction **THE TRANSFERORS** further declare that no attachment has been levied on the said Flat.
22. **THE TRANSFERORS** agree and undertake to obtain no dues certificate from the Society and other N.O.C. from the said Society as required by the Registering Authority for the Registration of this Agreement at concern office further for obtaining loan from the bank loan.

Transferors		Transferees
Shekhar V. Palwankar	Sushma Ganpat Kumbhar	Alka Pravin Sarwankar

23. **THE TRANSFEREE** shall pay the necessary stamp duty and registration Charges and MHADA Transfer Charges by the concerned Government Authority on this Agreement.

**SCHEDULE ABOVE REFERRED TO**  
**(“the said Flat”)**

All that residential Flat Property, being a Flat No. 202 on 2<sup>nd</sup> Floor, area admeasuring 340 Sq. Ft. Built-up Area in the building known as “**Malwani Aakarshan Co-Operative Housing Society Ltd’.**”, situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani- Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, alongwith 05 (Five) fully paid up share of the face value of Rs.50.00 (Rupees Fifty Only) each of the aggregate value of Rs. 250.00 (Rupees Two Hundred Fifty Only) bearing No. 56 to 60 (both inclusive) under Share Certificate No. 12 issued by the said Society. The said building namely “**Malwani Aakarshan Co-Operative Housing Society Ltd’.**” is constructed on the plot of land bearing Survey No. 263, CTS No. 6-A (Part) of Village – Kandivali, Taluka – Borivali, Mumbai Sub Urban District Area.

Transferors		Transferees
<b>Shekhar V. Palwankar</b>	<b>Sushma Ganpat Kumbhar</b>	<b>Alka Pravin Sarwankar</b>

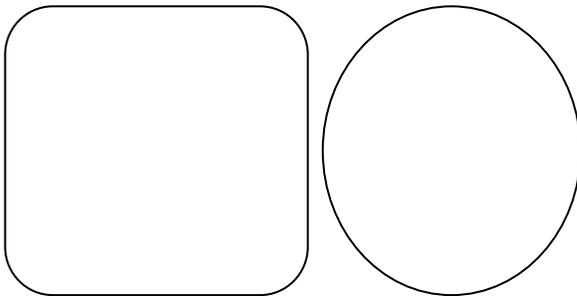
IN WITNESS WHEREOF the Transferors and the Transferees have hereunto set and subscribed their respective hands on this \_\_\_\_\_ day of September' 2024 as first hereinabove written.

**SIGNED SEALED AND DELIVERED by the within named "TRANSFERORS "**

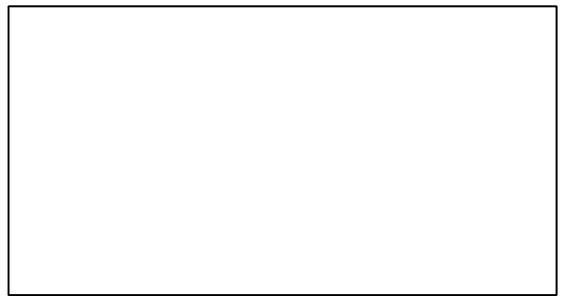
**1. Name : MR. SHEKHAR VINAYAK PALWANKAR )**

**Pan Card No : AMFPP1504P )**

**Adhaar Card No : 8335 0060 9224 )**



*Photograph and Left Thumb Impression*

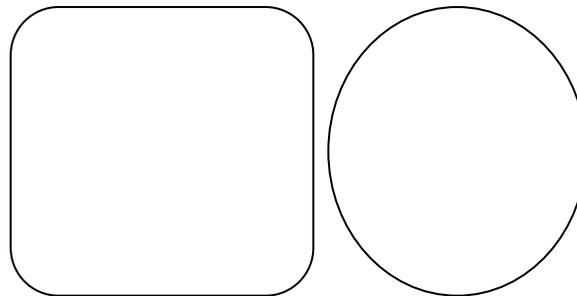


*Signature*

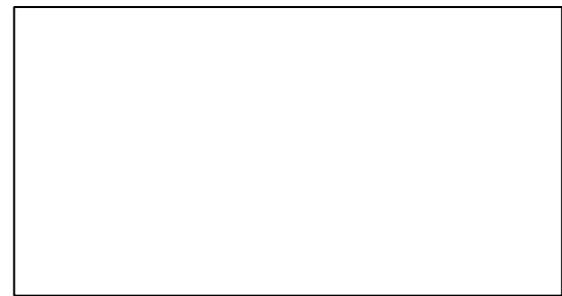
**2. Name : MRS. SUSHMA GANPAT KUMBHAR**

**Pan Card No : BAVPK8454L**

**Adhaar Card No : 3926 3846 7349**



*Photograph and Left Thumb Impression*



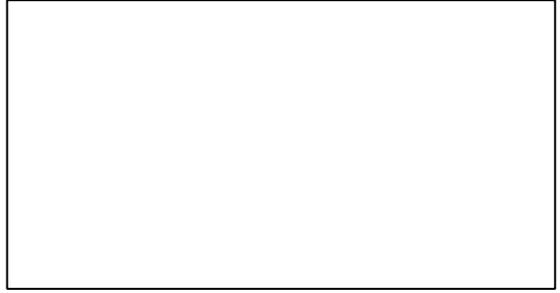
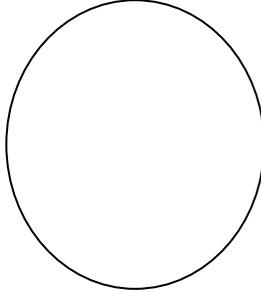
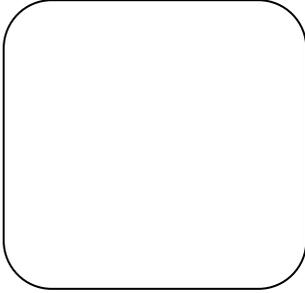
*Signature*

SIGNED SEALED AND DELIVERED by the within named "Transferee"

**Name : ALKA PRAVIN SARWANKAR**

**Pan Card No : APHPM5349C**

**Adhaar Card No : 7831 2429 4992**



*Photograph and Left Thumb Impression*

*Signature*

**IN THE PRESENCE OF FOLLOWING WITNESSES: -**

1. \_\_\_\_\_ ) \_\_\_\_\_

Adhaar Card : \_\_\_\_\_ ) Signature

2. \_\_\_\_\_ ) \_\_\_\_\_

Adhaar Card : \_\_\_\_\_ ) Signature

## RECEIPT

Received from **MRS. ALKA PRAVIN SARWANKAR**, the sum of **Rs. 4,50,000/- (Rupees Four Lacs Fifty Thousand Only)** as and by way of part consideration amount towards the sale of the Flat No. 202, 2<sup>nd</sup> Floor, in the building known as **MALWANI AAKARSHAN CO-OPERATIVE HOUSING SOCIETY LTD'**. Situated at Bldg. No. 36, Shri Chatrapati Shivaji Raje Complex, Malwani- Charkop Link Road, Opp. Ekta Nagar, Kandivali (West), Mumbai 400 067, the details of which is under:

<b>r. No.</b>	<b>Cheque/NEFT/RTGS/IMPS No.</b>	<b>Date</b>	<b>Bank Name/ Branch</b>	<b>Amount</b>
<b>1</b>	<b>UPI No. 419127229177</b>	<b>09.07.2024</b>	<b>Standard Chartered</b>	<b>30,000/-</b>
<b>2</b>	<b>RTGS</b>	<b>11.07.2024</b>	<b>State Bank Of India</b>	<b>3,70,000/-</b>
<b>3</b>	<b>UPI No. 420256591569</b>	<b>20.07.2024</b>	<b>State Bank Of India</b>	<b>50,000/-</b>
			<b>Total</b>	<b>4,50,000/-</b>

**WE SAY RECEIVED Rs. 4,50,000/-**

**As part payment.**

\_\_\_\_\_  
**SHEKHAR V. PALWANKAR & SUSHMA G. KUMBHAR**

*Transferors*

**NAME & SIGNATURE OF WITNESSES**

1. \_\_\_\_\_ ) \_\_\_\_\_

Adhaar Card : \_\_\_\_\_ ) Signature

2. \_\_\_\_\_ ) \_\_\_\_\_

Adhaar Card : \_\_\_\_\_ ) Signature

**ENCLOSURES :**

<b>Sr. No.</b>	<b>Particulars</b>
1.	Copy of Index -2 of the Agreement for Sale dated 29.01.2019 between Ashok Sitaram Patil and Shekhar Vinayak Palwankar.
2.	Copy of Share Certificate No. 12
3.	Original Society NOC dated _____
4.	Copy of Property Tax Assessment Bill dated _____
5.	Copy of Occupation Certificate
6.	Copy of Property Card
7.	Copy of Maintenance Bill
8.	Copy of Society Registration Certificate
9.	Copy of Adhaar Card & Pan Card of Transferors
10.	Copy of Adhaar Card & Pan Card of Transferees
11.	Copy of Adhaar Card of Witnesses.