



INSIGNIA CHS LTD POSSESSION ACCEPTANCE

Date: 19/04/2022

To,

The Managing Committee,

Insignia CHS Ltd.

Dear Sir / Madam,

I / We, the undersigned Mr / Mrs / Dr / Ms Ghanshyambhai Dhanjibhai Dholakia, do hereby confirm that I / We have taken possession of my / our flat at Insignia CHS Ltd as per the details below:

1. Date of Possession:
2. Wing: B
3. Flat No: 503

I / We also confirm that we have received possession of the following items which are part of the agreement:

1. Modular kitchen with the following amenities:
 - A. Hub, Chimney, Washing Machine, Fridge, Microwave.
 - B. Granite top stainless-steel Sink.
 - C. Service platform with breakfast table.
2. Marble Flooring.
3. Wooden flooring.
4. Designed toilets with Spanish tiles, imported marbles, Glass partition, and wash basin in the master toilet.
5. Sanitary fittings.
6. WIFI cable. The connection for the same will be coordinated by the undersigned.
7. Anodized aluminium Sliding window.
8. POP finished Walls.
9. Video Door Phone. I / We understand that this will be installed once we move in due to chances of any damage during fitout stage.

By Taking possession, I / we confirm that I / We will follow all rules and regulations of the society. I / we also confirmed that we will park our car in our allotted parking slot. And I / we will not access the terrace of Insignia CHS Ltd, till such time as access is granted post completion of work in that area.

Warm Regards,

SIGNATURE

Rajeev

NAME:

Ghanshyambhai Dhanjibhai Dholakia.

WING:

B

FLAT NO:

503



MUNICIPAL CORPORATION OF GREATER MUMBAI
APPENDIX XXII

FULL OCCUPANCY Under Regulation 6(7)* and BUILDING COMPLETION CERTIFICATE Under Regulation 6(6)*
[CE/9501/BSII/AH/OCC/1/New of 06 September 2021]

To,
ULTRA SPACE DEVELOPERS PVT LTD
4th Floor HDIL Towers, Anant Kanekar Marg, Bandra (E), Mumbai..

Dear Applicant/Owners,

The full development work of **Resi+comm** building comprising of **3 Level Basements + Lower Ground floor + Upper Ground floor + 1st Podium floor + 2nd to 13th upper floors of wing A,B,C,D,E & F** on plot bearing C.S.No./CTS No. **5530/A, 5530/A-1 to 3** of village **KOLEKALYAN UNIVERSITY** at **CST Road** is completed under the supervision of Shri. **Jainam Sunil Shah , Architect** , Lic. No. **CA/2012/56228** , Shri. **Umesh M. Joshi** , RCC Consultant, Lic. No. **STR/J/26** and Shri. **Dilip B. Bobade** , Site supervisor, Lic.No. **B/117/S.S.-I** and as per development completion certificate submitted by architect and as per completion certificate issued by Chief Fire Officer u/no. **CE/9501/BSII/AH-CFO/1/New** dated **06 June 2021** . The same may be occupied and completion certificate submitted by you is hereby accepted.

Copy To :

1. Asstt. Commissioner, H/E Ward
 2. A.A. & C. , H/E Ward
 3. EE (V), Western Suburb I
 4. M.I. , H/E Ward
 5. A.E.W.W. , H/E Ward
 6. Architect, Jainam Sunil Shah, 101, 1st Floor, Unique House, Cardinal Gracious Road, Next to P & G Plaza, Chakala, Andheri (East),Mumbai - 400 099.
- For information please

Name : Vijay Shankarrao
Tawde
Designation : Executive
Engineer
Organization : Municipal
Corporation of Greater Mumbai
Date : 06-Sep-2021 15: 28:59

Yours faithfully
Executive Engineer (Building Proposals)
Municipal Corporation of Greater Mumbai
H/E Ward

MUNICIPAL CORPORATION OF GREATER MUMBAI

FORM 'A'

This I.O.D./C.C. is issued subject to the provision of Urban Land Ceiling and Regulation Act, 1976

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966 No. CE/950/BSII/WS/AH/AKL CHE/WS/ /H/K/337(NEW) COMMENCEMENT CERTIFICATE

To, ULTRA SPACE DEVELOPERS PVT. LTD.

Ex. Engineer Bldg. Proposal (W.S.) 1 JUL 2010 H and K - Wards Municipal Office, R. K. Palkar Marg, Bandra (West), Mumbai - 400 050

Sir,

With reference to your application No. 4760 dated 27.1.2010 for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act 1966, to carry out development and building permission under Section 346 of the Mumbai Municipal Corporation Act 1888 to erect a building.

To the development work of PTAP bldg. CTS No. 230/2520/110 at premises at Street CST Rd village Kalyan plot No. situated at Sarva C.A. CE2 Ward H/E

The Commencement Certificate/Building Permit is granted on the following conditions:-

- 1. The land vacated in consequence of the endorsement of the setback line/road widening line shall form part of the public street.
2. That no new building or part there of shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you.
5. This Commencement Certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional & Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mumbai if:
(a) The Development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
(b) Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
(c) The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 42 of 45 of the Maharashtra Regional and Town Planning Act, 1966.

7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

The Municipal Commissioner has appointed Shri R. D. Singh Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

This CC is valid upto

The Commencement Certificate is for carrying out the work up to of re endorsed of c.c. up to top of basement as per P.P. dated 5.3.2010

For and on behalf of Local Authority The Municipal Corporation of Greater Mumbai Executive Engineer, Bldg. Proposal (Western Subs.) 'H & K/West' 'K/East' /Wards

FOR MUNICIPAL CORPORATION OF GREATER MUMBAI

Stamp box containing handwritten numbers 1022, 2010, and 950

valid up to 29/6/2011

- 2 FEB 2011

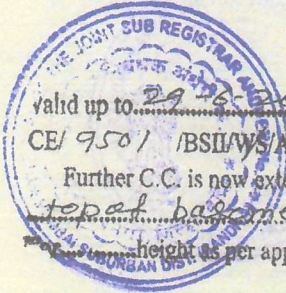
CE/9501 /BSII/WS/AH

Further C.C. is now extended up to re-endorse
of CC up to top of basement

height as per approved plan dated 11/1/2011

sd/-
2/2/11

R. B. P. (W.S.) H & K Ward



valid up to 29/6/2013

28 JAN 2013

CE/9501 /BSII/WS/AH

Further C.C. is now extended up to re-endorse C.C. upto
total basement of wing A to D

height as per approved amended plan dated 22/10/12

sd/-
28/1/13

R. B. P. (W.S.) H & K Ward

valid up to 29/6/2013

17 MAY 2013

CE/9501 /BSII/WS/AH

Further C.C. is now extended up to total basement for wing
A & B as per approved amended plan letter

height as per approved plan dated 19/1/2012

sd/-
17/5/13

R. B. P. (W.S.) H & K Ward

valid up to 29/6/2013

12 JUN 2013

CE/9501 /BSII/WS/AH


Further C.C. is now extended up to total
upper floors for wing (A) to (E) i.e.

height as per approved amended plan dated 19/10/2012

sd/-
11/6/13

R. B. P. (W.S.) H & K Ward

90222	LX	PCU
2013		


MUNICIPAL CORPORATION OF GREATER MUMBAI
FORM 'A'
MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966
No CE/9501/BSII/AH

COMMENCEMENT CERTIFICATE

To,
ULTRA SPACE DEVELOPERS PVT LTD
4th Floor HDIL Towers, Anant Kanekar Marg,
Bandra (E), Mumbai

Sir,
With reference to your application No CE/9501/BSII/AH Dated 13/2/2017 for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under Section 345 no 337 (New) dated 13/2/2017 of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No - C.T.S No 5530/A, 5530/A-1 to 3 Division / Village / Town Planning Scheme No KOLEKALYAN UNIVERSITY situated at CST Road Road / Street in H/E Ward Ward

The Commencement Certificate / Building Permit is granted on the following conditions -

1. The land vacated on consequence of the endorsement of the setback line/ road widening line shall form part of the public street
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy permission has been granted
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you
5. This Commencement Certificate is renewable every year but such extended period shall not in any case exceed three years provided further that such lapse shall not bar any subsequent application for development permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mumbai if -
 - a. The Development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
 - b. Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
 - c. The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 43 or 45 of the Maharashtra Regional and Town Planning Act, 1966.
7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him

The Municipal Commissioner has appointed Shri. Shivanand S Mendigeri -Asst.Eng.(B.P.) H Ward Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

CE/9501/BSII/AH

Further C.C. is now extended up to Full C.C. for E & F Wing upto top of 13th floor + parapet wall + lift well i.e. ht. upto 46.70 mt. AGL and to re-endorse C.C. for Wing A, B, C & D as granted earlier i.e. upto 13th floor + parapet walls + lift well i.e. ht. upto 46.70 mt. AGL as per last approved plans dtd. 30.07.2015

बदर-४		
१०२२	१०३	१६७
२०१७		

Issued on	Valid upto	Remarks
13/2/2017	12/2/2018	
14/2/2017		Full C.C for E & F Wing upto top of 13th floor + parapet wall + lift well i.e. ht. upto 46.70 mt. AGL. and to re-endorse C.C for Wing A, B, C & D as granted earlier i.e. upto 13th floor + parapet walls + lift well i.e. ht. upto 46.70 mt. AGL. as per last approved plans dtd. 30.07.2016.



Document certified by Shivanand Siddanna Mendigen
 shivanandmendigen@apcc.co.in
 Name: Shivanand Siddanna Mendigen
 Designation: Assistant Engineer
 Organization: Municipal Corporation of Greater Mumbai
 Date: 14-Feb-2017 17:30:58

- Cc to:
1. Architect.
 2. Collector Mumbai Suburban /Mumbai District.

For and on behalf of Local Authority
 Municipal Corporation of Greater Mumbai
 Assistant Engineer, Building Proposal
 Western Suburb I H/E Ward Ward

70822 908 7E6
 2016



14/12/2017

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. अंधेरी 2

दस्त क्रमांक : 10922/2017

नोंदणी :

Regn:63m

गावाचे नाव : 1) कोलेकल्याण

(1) विलेखाचा प्रकार	करारनामा
(2) मोवदला	20430875
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते तमुद करावे)	28913700
(4) भू-मापन, पोटहिम्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: मुंबई मनपा इतर वर्णन : , इतर माहिती: 503, वी विंग, पाचवा मजला, इनमिग्रिया बिल्डिंग, सी.एस.टी. रोड, सांताक्रूझ पूर्व मुंबई-400058.--- सोबत 1 सिंगल कार पार्किंग ऑन पोझियम लेवल((C.T.S. Number : 5530A, 5530A 1 TO 3 ;))
(5) क्षेत्रफळ	1) 145.44 चौ.मीटर
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून घेणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:-अल्फा स्पेस डेव्हलपर्स प्रायव्हेट लिमिटेड चे संचालक बलविंदर सिंग मल्होत्रा तर्फे मुखत्यार निलेश बेद्रे वय:-30; पत्ता:-प्लॉट नं: ., माळा नं: 4, इमारतीचे नाव: एच.डी.आय.एल.टॉवर , ब्लॉक नं: बांद्रा पूर्व मुंबई , रोड नं: अंतत काणेकर मार्ग, महाराष्ट्र, MUMBAI. पिन कोड:-400051 पॅन नं:-AABCU0294J
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-घनश्याम धनजीभाई डोलकिया वय:-48; पत्ता:-प्लॉट नं: 62-6, माळा नं: ., इमारतीचे नाव: मॉण्ट ब्लांक वील्डींग, ब्लॉक नं: दादीमेठ हिल, मुंबई, रोड नं: ऑगस्ट क्रांति मार्ग, महाराष्ट्र, MUMBAI. पिन कोड:-400036 पॅन नं:-AARPD3389E
(9) दस्तऐवज करून दिल्याचा दिनांक	14/12/2017
(10) दस्त नोंदणी केल्याचा दिनांक	14/12/2017
(11) अनुक्रमांक, खंड व पृष्ठ	10922/2017
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	1446600
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेरा	



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- :

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

श. दुय्यम निबंधक अंधेरी-२,
बांद्रा उपनगर विभाग.