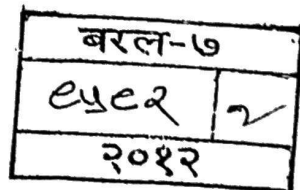


Stamp Duty		Receipt		(To be filled in by the client)	
Stamp Duty Purchased By	MANISH C. DOSHI.	Stamp Duty Paid by	<input type="checkbox"/> 1st Party <input checked="" type="checkbox"/> 2nd Party		
Stamp Duty Amount	Rs. 3,45,000/-	Type of Payment	<input type="checkbox"/> Cash <input type="checkbox"/> Cheque <input type="checkbox"/> DD <input checked="" type="checkbox"/> Pay-Order <input type="checkbox"/> NEFT		
Cheque/ DD/ PO/ UTR/ REF/Account No.			<input type="checkbox"/> RTGS <input type="checkbox"/> Account to Account Transfer		
Bank Name		Date:	10/10/2012		
Counter Signature with Seal					

## AGREEMENT FOR SALE

**T**HIS AGREEMENT FOR SALE made at MUMBAI this 30<sup>th</sup> day of OCTOBER, 2012 ; BETWEEN ; MR. ASHISH TULSYAN, aged 33 years, Indian Inhabitant of Mumbai, residing at Flat No.A-503, 5<sup>th</sup> Floor, BLUE MIST CO-OPERATIVE HOUSING SOCIETY LTD., Blue Empire, Mahavir Nagar Extn., Kandivali (West), Mumbai - 400 067, hereinafter called "THE TRANSFEROR" of the One Part ; AND ; (1) MR. MANISH CHANDRAKANT DOSHI, aged 40 years (2) MRS. PURVI MANISH DOSHI, aged 37 years & (3) MR. CHANDRAKANT AMRITLAL DOSHI, aged 71 years, Indian Inhabitants of Mumbai, residing at 604, Gaurav Plaza, Mahavir Nagar, Kandivali (West), Mumbai - 400 067, hereinafter called "THE TRANSFEREES" of the Other Part and reference to the parties hereto shall unless it be repugnant to the context or meaning, thereof mean and include their respective legal heirs, successors, executors, administrators and assigns;

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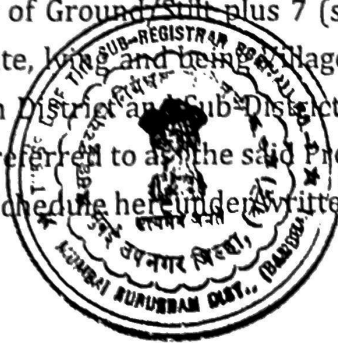
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WHEREAS by an Agreement dated 31st July, 2006 made and entered ;  
**BETWEEN ; M/S. ATUL DEVELOPMENT CORPORATION**, a Partnership Firm  
 registered under Indian Partnership Act having its office at 5<sup>th</sup> Floor, Trade  
 Avenue, Suren Road, Off. Western Express Highway, Andheri (East), Mumbai-  
 400 093, therein referred to as "THE DEVELOPERS" of the ONE PART; AND ;  
**MR. ASHISH TULSYAN - "THE TRANSFEROR"** herein therein referred to as  
 "THE PURCHASER" of the OTHER PART; the said M/S. ATUL BUILDERS sold  
 and "THE TRANSFEROR" herein purchased and acquire on Ownership Basis  
 a residential accommodation being Flat No.A/503 on 5th Floor in the building  
 known as "BLUE MIST" situated at Blue Empire, Mahavir Nagar Extn.,  
 Kandivali (West), Mumbai - 400 067, together with all rights, title, interest,  
 benefits, etc. on the terms, conditions and at the consideration as mentioned  
 therein. That the said Agreement for Sale dated 31<sup>st</sup> July, 2006 was duly  
 stamped and Registration before the Joint Sub-Registrar, Borivli-2, M.S.D.  
 under Document No.BDR5-06307-2006 vide Receipt No.6324 dated  
 01.08.2006.

AND WHEREAS the **BLUE MIST CO-OPERATIVE HOUSING SOCIETY  
 LIMITED** hereinafter referred to as "the said Society" a Co-operative Housing  
 Society incorporated and registered under the provisions of the Maharashtra  
 Co-operative Societies Act, 1960 under **Registration No.MUM/W-  
 R/HSG/TC/14379/2008-2009** dated 25.03.2009 is seized, possessed of or  
 otherwise well and sufficiently entitled to all that piece or parcel of land or  
 ground bearing C.T.S.No.166 & 175 at Blue Empire, Mahavir Nagar Extn.,  
 Kandivali (West), Mumbai - 400 067, together with the building known as  
 BLUE MIST consisting of Ground/Still plus 7 (seven) upper Floors with Lift  
 standing thereon situate, lying and being in Village : Kandivali, Taluka Borivali,  
 within the Registration District and Sub-District of Mumbai City and Mumbai  
 Suburban hereinafter referred to as "the said Property" and more particularly  
 described in the First Schedule hereunder written.



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AND WHEREAS the TRANSFEROR is the registered and bonafide member of BLUE MIST CO-OPERATIVE HOUSING SOCIETY LIMITED and are entitled to 5 (five) fully paid-up Shares of the face value of Rs.50/- (Rupees Fifty Only) each which is to be issued by the Society to its members at later date (hereinafter referred to as "the said Shares"). The TRANSFEROR hereby accord his NO OBJECTION if the said Society directly issues the Shares in the names of the TRANSFEREES or transfers the same to the names of the TRANSFEREES after issuing the Share in their names.

AND WHEREAS as such, the TRANSFEROR have been absolutely seized and possessed of and otherwise well and sufficiently entitled to Flat No.A-503 on the 5th Floor in the building named and known as BLUE MIST CO-OPERATIVE HOUSING SOCIETY LTD. situated at Blue Empire, Mahavir Nagar Extn., Kandivali (West), Mumbai - 400 067, hereinafter referred to as "the said Flat" more particularly described in the Second Schedule hereto.

AND WHEREAS the TRANSFEROR has agreed to sell, transfer and assign to the TRANSFEREES and the TRANSFEREES have agreed to purchase from the TRANSFEROR the said flat held by them in said Society including Sinking Funds standing to the credit of the TRANSFEROR account with the society and as incidental thereto sell, transfer and assign all the beneficial right, title and interest of the TRANSFEROR in the said Flat together with the right of use and occupancy thereof at or for the price of Rs.69,00,000/- (RUPEES SIXTY NINE LAKHS ONLY).

"THE TRANSFEROR" doth hereby admit and acknowledges to have received from "THE TRANSFEREES" the sum of Rs.33,00,000/- (RUPEES THIRTY THREE LAKHS ONLY) from or before execution of this Agreement, being the part consideration amount for the sale of the said Flat, as per the particulars mentioned in the receipt appearing hereunder.



*[Handwritten signature]*

M. C. Doshi

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P. M. Doshi

*[Handwritten signature]*

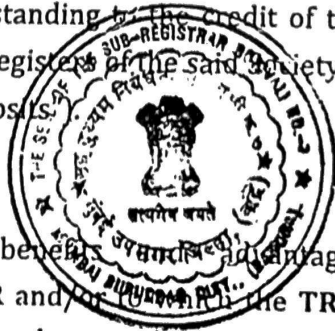
"THE TRANSFEREES" further agree and undertake to pay to "THE TRANSFEROR" the sum of Rs.36,00,000/- (RUPEES THIRTY SIX LAKHS ONLY) on or before 15<sup>th</sup> November, 2012 being the balance full and final consideration amount on disbursement of Housing Loan and the said amount shall be directly issued in the name of the Transferor by the said Bankers and against receiving the vacant and peaceful possession of the said flat.

AND WHEREAS "THE TRANSFEROR" agrees, undertakes and assures to handover the vacant and peaceful possession of the said Flat to "THE TRANSFEREES" at the time of receiving the full consideration amount of Rs.69,00,000/-.

AND WHEREAS the parties hereto are desirous of recording the terms and conditions of this Agreement in writing.

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

1. The TRANSFEROR hereby agrees on receipt of full payment of consideration amount of the said Flat to sell, transfer and assign, and the TRANSFEREES hereby agree to purchase and acquire:
  - a. Flat No.A-503 on the 5th Floor of the said building of the said Society standing on the said Property.
  - b. All deposits standing to the credit of the TRANSFEROR in the records and registers of the said Society (hereinafter referred as "the said Deposits").
  - c. All rights, benefits and advantages available to the TRANSFEROR and the TRANSFEROR are entitled to as the members and shareholders of the said Society (hereinafter referred to as "the said rights").



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at or for the price of Rs.69,00,000/- (RUPEES SIXTY NINE LAKHS ONLY). That the said consideration is inclusive of the value of shares and the Flat and is also inclusive of the value of the relevant deposits (if any), with the said Society and other concerned authorities including deposit with Reliance Energy Ltd., Mahanagar Gas Ltd., etc. (hereinafter collectively referred to as "the said Deposits"). The said TRANSFEREES shall also, on completion of THIS TRANSACTION, be entitled to rebates, interest, incomes, profits, that may at any time HEREAFTER, be paid by the society and/or any other concerned authorities and otherwise (in respect of the said flat/shares/deposits) and the benefit of the legal and beneficial exclusive ownership unconditional, possession and occupation and unrestricted use of the said flat and all rights/privileges appurtenant thereto.

2. The TRANSFEROR shall apply to get the TRANSFEREES admitted and enrolled as a members of the said BLUE MIST Co-operative Housing Society Ltd., and as owners of the said Flat in the records of the said Society and has also agreed to execute in favour of the TRANSFEREES such documents for enrollment as may be required by the TRANSFEREES for vesting the said Shares in the said BLUE MIST Co-operative Housing Society Ltd. and the said Flat in the names of the TRANSFEREES.

3. The TRANSFEROR hereby covenants with the TRANSFEREES as follows:-

- i. That the TRANSFEROR is the sole and absolute owner of the said shares and the said Flat and no other person(s) has/have any right, title, interest, property, claim or demand of any nature whatsoever unto or upon the said Flat, either by way of sale, charges, gift, trust, lease, easement or otherwise howsoever and has good right, full power and absolute authority to sell and transfer the same to the TRANSFEREES.
- ii. That the TRANSFEROR has not created any charge or encumbrance of whatsoever nature in respect of the said Flat or the said Shares and that the said Flat is not subject matter of any litigation nor are the same or any of them attached in execution,



*(Signature)*

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*(Signature)*

any tenancy or leave and licence or any right in favor of anyone in respect of the said Flat and the same is not attached either before or after judgement at the Instance of Income Tax authorities, the Custom Authorities, FEMA authorities, SAFEMA authorities or from the Government of Maharashtra Local Municipality or any other Government Body or person and there are no outstanding or arrears payable to the Income Tax Authorities and the TRANSFEROR has not given any undertakings to the taxation authorities or any other Government Authorities or any other authorities to deal with or dispose of right, title and interest in the said flat and that the TRANSFEROR has full and absolute power to deal with the same.

iii. That the TRANSFEROR has duly observed and performed the rules and regulation and bye-laws of the said Society and has paid up-to-date his contribution of the municipal taxes, water, electricity and maintenance and other charges and outgoings payable by them in respect of the said Flat and that his membership in the said Society is valid and subsisting and not terminated by the said Society and he has not received notice of expulsion from the membership of the said Society, or any other notice restraining him from transferring the said Flat.

iv. That the TRANSFEROR shall whenever required to do so from time to time and at all times hereafter execute and sign or caused to be executed and signed all such letter, forms, applications, deeds, documents, writings and papers, affidavits, complaints, defenses in legal proceedings if any, for more perfectly securing and assuring the effectually transferring the said Shares and the said Flat unto the use of the TRANSFEREES forever.

v. That the TRANSFEROR shall indemnify and keep indemnified the TRANSFEREES from all actions, claims, demands, costs, charges and expenses, etc. claimed as falling due prior to the date of handing over possession of the said shares and the said Flat and the same shall be the sole liability of the Transferor.



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follows:-

- i. That the TRANSFEREES shall from the date of possession, regularly pay to the said Society their proportionate contribution of the municipal taxes, water, electricity and maintenance and other charges and outgoing payable in respect of the said Flat.
  - ii. That the TRANSFEREES shall observe and perform and abide by all the rules and regulation and bye-laws of the said Society from time to time in force.
5. The TRANSFEROR declares that the said Flat and rights, title and interest therein is his own property and he has full power and authority to transfer, convey and assign the same in favor of the TRANSFEREES herein. The TRANSFEROR further declares that no member either major or minor of their family or any other person or persons have any rights, title and interest in the said share certificate and the said Flat in any manner whatsoever and he is in exclusive use and occupation of the said Flat and no one else has any right of use and/or occupation of the said flat in any manner whatsoever.
6. The TRANSFEROR further declares that the TRANSFEROR do not hold the said Flat and/or the said shares as Nominee, "Benami" or in Trust for any person or persons and there is no insolvency or lispendens affecting the said Flat and/or the said Shares or any of them or any part thereof.
7. The TRANSFEROR shall hand over and/or cause to be handed over to the TRANSFEREES the documents of title including the Original Agreement, Title Certificate, ... in respect of the said Flat.
8. The Transfer fees/premium of the said Society for the transfer of the said Shares and the said Flat in favour of the TRANSFEREES shall be borne by both the parties in equal proportion.



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7 *[Signature]*

9. Stamp Duty and registration charges, if any payable on this Agreement shall be borne and paid by the TRANSFEREES alone. "THE TRANSFEROR" further agree and undertake to co-operate in every manner for getting the present Agreement for Sale registered with the concerned Sub-Registrar of Assurances.
10. The TRANSFEROR hereby solemnly agrees that he shall not do any act, deed, thing or matter so as to adversely effect or jeopardize the interest of the TRANSFEREES.
11. Service Tax, V.A.T. Tax (if any applicable) or demanded by the relevant authorities for the said transaction i.e. upto 30/10/2012 in respect of the Flat No.A-503 the same shall be paid by the Transferor only and from 1/11/2012 the same shall be sole liability of the Transferees and for which both the parties shall keep indemnified each other in this respect.
12. 1. MR. MANISH CHANDRAKANT DOSHI- TRANSFEREE NO.1 shall hold 50% Share, 2. MRS. PURVI MANISH DOSHI- TRANSFEREE NO.2 shall hold 25% Share & 3. MR. CHANDRAKANT AMRITLAL DOSHI- TRANSFEREE NO.3 shall hold 25% Share in Flat No.A-503.

THE FIRST SCHEDULE ABOVE REFERRED TO.



- a. Flat No.A-503 admeasuring 680 sq.ft Built up area on the 5th Floor of the said building known as BLUE MIST CO-OPERATIVE HOUSING SOCIETY LTD., having address at Blue Empire, Mahavir Nagar Extn., Kandivali (West), Mumbai - 400 067.
- b. All deposits standing to the credit of the TRANSFEROR in the records and registers of the said society, electric co., etc.
- c. All rights, benefits and advantages available to the TRANSFEROR is entitled to as the members and shareholders of the said society.

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**THE SECOND SCHEDULE ABOVE REFERRED TO:**

All that piece or parcel of land lying being and situate at Blue Empire, Mahavir Nagar Extn., Kandivali (West), Mumbai - 400 067, together with the building known as BLUE MIST CO-OPERATIVE HOUSING SOCIETY LTD., sanded thereon and situate bearing C.T.S.No.166 & 175 of Village : Kandivali, Taluka Borivali, and within the Registration District and Sub-District of Mumbai City and Mumbai Suburban. The Building consists of Ground/Stilt plus \_\_\_ upper Floors with Lift and the year of construction of Building is \_\_\_\_\_.

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands the day and year first herein above written.

SIGNED, SEALED AND DELIVERED )  
 by the withinnamed **THE TRANSFEROR** )  
**MR. ASHISH TULSYAN** ) *Ashish*  
 in the presence of ..... )  
 ..... )



SIGNED, SEALED AND DELIVERED )  
 by the withinnamed **THE TRANSFEREES** )  
**(1) MR. MANISH CHANDRAKANT DOSHI** ) *M.C. Doshi*  
**(2) MRS. PURVI MANISH DOSHI &** ) *P.M. Doshi*  
**(3) MR. CHANDRAKANT AMRITLAL DOSHI** ) *Chand*



in the presence of ..... )  
 ..... ) *D.C. Doshi*



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**RECEIPT**

ACKNOWLEDGES to have received the sum of Rs.33,00,000/- (RUPEES THIRTY THREE LAKHS ONLY) as per the following particulars being the part consideration amount for the sale of the said Flat, from within named "THE TRANSFEREES" as within mentioned.

AMOUNT (Rs.)	CHQ.NO.-DATED	DRAWN ON
4,00,000/-	217699 - 02.09.2012	State Bank of Hyderabad Borivali Br., Mumbai.
11,00,000/-	217702 - 25.09.2012	Same as above
18,00,000/-	217713 18.10.2012	Same as above
<b>Rs.33,00,000/-</b>	<b>TOTAL (RUPEES THIRTY THREE LAKHS ONLY)</b>	

I SAY RECEIVED

  
 (MR. ASHISH TULSYANI)  
 THE TRANSFEROR



WITNESSES:

1. Sign. : 7

Name :  
Address :

2. Sign. : 7 Dhiren. C. Doshi

Name :  
Address : D.C. Doshi

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# BLUE MIST CO-OP HSG.LTD.

(Registration No. MUM/WR/HSG/TC/14379/2008-09, DT.25-3-09):

Ref. No. \_\_\_\_\_

Date: 21/10/2012

## NO OBJECTION CERTIFICATE

TO WHOMSOEVER IT MAY CONCERNED

This is to certify that Mr. Ashish Tulsyan is the owner of the Flat No.503 situated on 5<sup>th</sup> floor A wing of our Society admeasuring 680 square feet Builtup/Super builtup with stilt parking.no 23 on A -wing gr. Floor .

The building consists of stilt plus seven floors with lift and the year of construction is 2006.

The Society is registered and has received the occupation certificate on 9<sup>th</sup> April'2008.

We have no objection to transfer the aforesaid flat along with rights in respect thereto in the favour of the purchaser Mr. Manish.C.Doshi after completion of all necessary formalities and payment of transfer fees. along with share money and nominal membership fees.

We also state that as on date 21/10/2012, there are no dues outstanding from the owner of the flat.

The society has not yet issued share certificate to any member of the society.

BLUE MIST CHS LTD.



BLUE MIST CHS. LTD.

Chairman Secretary Treasurer

Received transfer fees 251000  
S.C. Khadke  
21/10/2012



7555

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पत्रीदियाली

मालमत्ता पत्रक नं. १०७९.१

पत्र नं. १११

१११

(१०७९.१)

गंगी

पत्रक



पत्रीदियाली

नगर सूत्रांगण अधिकारी,  
पत्रीदियाली



न.प. अ. चं. रो. म. नं. १  
मुंबई उपनगर वि. नं. १

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३ एजा २ अमास्कर मुजा  
१९ दवासा, गाडी



न.प. अ. चं. रो. म. नं. १  
मुंबई उपनगर वि. नं. १

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COMMENCEMENT CERTIFICATE

To, SHRI ATUL PATEL,  
C.A. TO OWNERS.

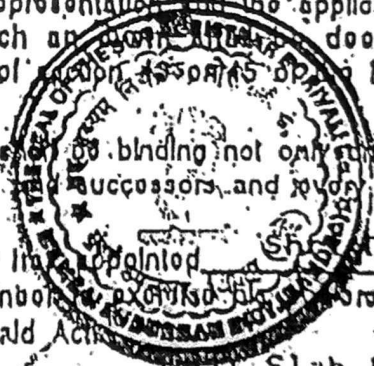
Sir,

With reference to your application No. 103 dated 05.04.2004 for Development Permission and grant of Commencement Certificate under section 45 & 60 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under section 340 of the Bombay Municipal Corporation Act 1908 to erect building to the development work of Proposed Residential building on plot B O.T.B. No. 166 & 175

at premises at Street \_\_\_\_\_  
Village Kandivali Plot No. \_\_\_\_\_  
situated at Mahavar Nagar, Kandivali (W) Ward R/S \_\_\_\_\_

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 in shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or use 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 \_\_\_\_\_ in you.
5. This commencement Certificate is renewable every year each extended period shall be in no case exceed three years provided further that such lapses shall not be 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, 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 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 application and every person deriving title through or under him in such an application is deemed to have carried out the development work in contravention of section 45 of the Maharashtra Regional and Town Planning Act, 1966.
7. The condition 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 is appointed S.D. Sardesai  
Assistant Engineer, \_\_\_\_\_ and functions of the Planning Authority under section 45 of the said Act.

This C.C. is restricted for work upto Slab Level Only.

CERTIFIED TRUE COPY

[Signature]

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For and on behalf of Local Authority  
Brihanmumbai Mahanagarpalika

[Signature]  
Asst. Engineer, Building Proposal (West. Sub.)  
P & R Wards  
FOR

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MUNICIPAL COMMISSIONER FOR GREATER MUMBAI



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This c.c. is valid & extended further for entire work for the building comprising of wing A & B = Stilt + 2 upper floors. Wing A = pt. 3<sup>rd</sup> to 6<sup>th</sup> (Flat nos 5 & 6) floors. Wing B = pt. 3<sup>rd</sup> to 5<sup>th</sup> floors (Flat nos 8 & 9) as per approved plans dt: 01/07/04.

5 APR 2005

Pos m m  
A.E.B.P (R/s) 574/05

This c.c. is now further extended for work of wing A, Stilt + 2 upper floors, & wing B, Stilt + 2 upper + 2 lower part upper floor i.e. entire work as per plans approved dt. 20/07/05

2 SEP 2005

Prasanna  
A.E.B.P



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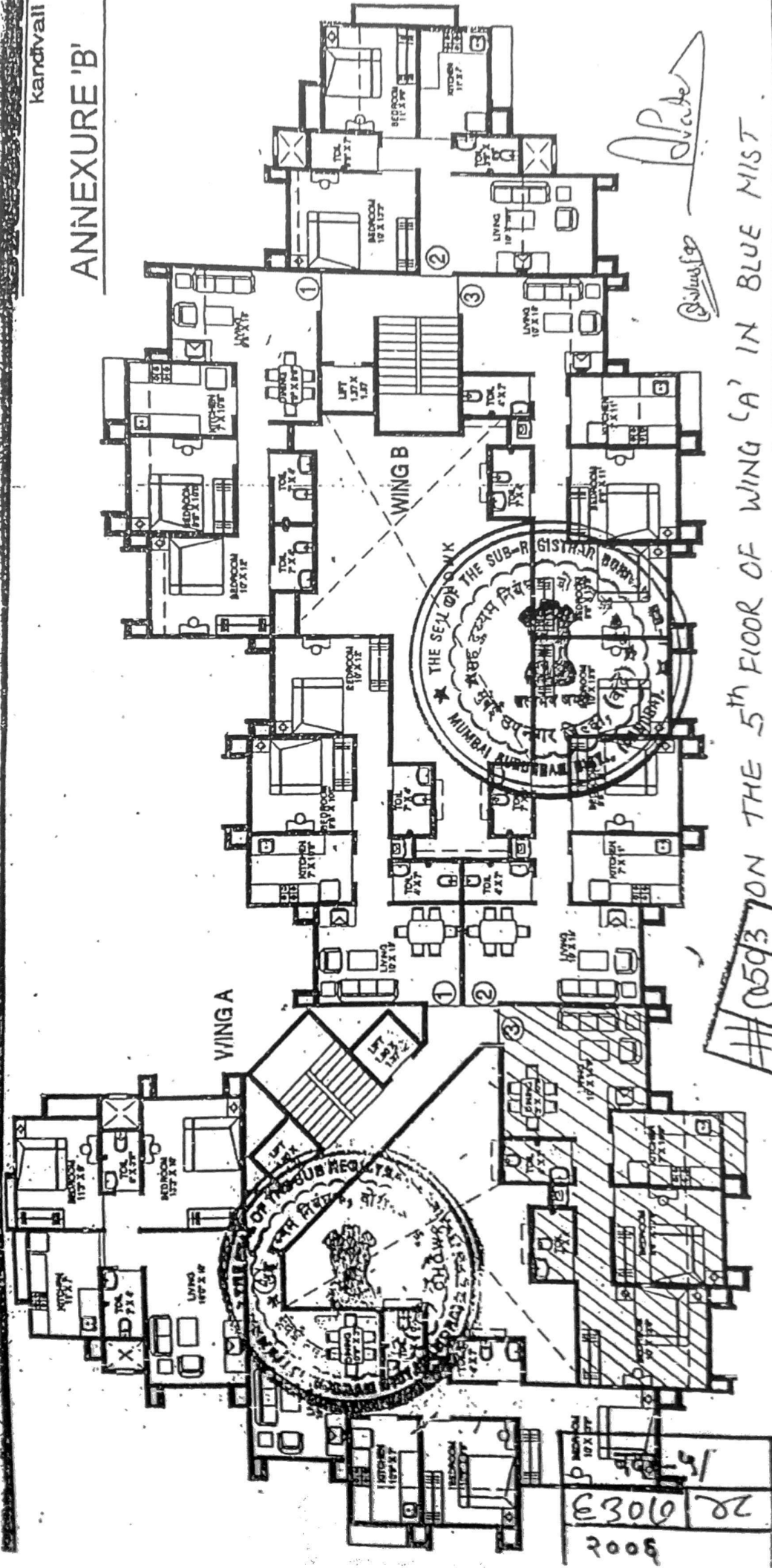


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1ST. TO 7TH. FLOOR PLAN

kandivall

ANNEXURE 'B'

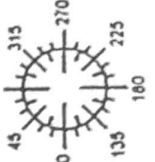


ARCHITECTS

*e. concept*  
ARCHITECTS & INTERIOR DESIGNERS

Ground Floor, Shri Krupa Building, De Bore George Marg,  
VETIV NALL, OFFICE ROAD, BOMBAY (MUMBAI) 400 092

NORTH



#0503 ON THE 5TH FLOOR OF WING 'A' IN BLUE MIST

DESCRIPTIVE FOOTNOTES

PROPOSED RESIDENTIAL BLDG. ON PLOT BEARING C.T.S. NO.  
166 & 175 OF VILLAGE KANDIVALI AT KANDIVALI (W.) MUMBAI.

BUILDERS

ATUL BUILDERS

"TRADE AVENUE" 5TH FLOOR, SUREN ROAD,  
OFF WESTERN EXPRESS HIGHWAY, ANDHERI (E)  
MUMBAI-400 071 TEL: 2683 8337, FAX: 2633 4320  
E-mail: sales@atulbuilders.com

विवादाचे वर्ष

2012

शहर

मुंबई(उपनगर)

दिनांक 10/31/2012

मुख्य विभाग

- 79-कांदीवली बोरीवली

सहाय्य विभाग

- 79/354-मुगाग. उत्तरेस गावाची सीमा. पूर्वेस लिंक रोड, दक्षिणेस व पश्चिमेस गावाची हद्द.

निकाशाच्या कक्षांक

सि.टी.एस. नंबर -- 166

सदती क्षेत्राचे नाव

मुंबई(उपनगर)

निकाशाचे वर्गीकरण

वांधीव

सदती मूल्य वर तफत्यानुसार प्रति चौ. मीटर मूल्यदर

कुले जमीन  
38,200

निवासी सदतिका  
76,200

कार्यालय  
90,100

दुकाने  
103,800

औद्योगिक  
76,200

निकाशाचे क्षेत्र

63.20

चौरस मीटर

वांधकामाचे वर्गीकरण

1-आर सी सी

निकाशाचा गणप

निवासी सदतिका

उद्दयान सविधा

आहे

निकाशाचे घन

0 TO 2

(Rule 5)

सजला

5

घसा-यानुसार निकाशाचा प्रति चौ. मीटर मूल्यदर

= घसा-यानुसार निकाशाचा प्रति चौ. मीटर मूल्यदर \* घसा टक्केवारी

(Rule 5 c)

= 76,200.00 \* 100.00 / 100

= 76,200.00

A) मुख्य निकाशाचे मूल्य

= घसा-यानुसार निकाशाचा प्रति चौ. मीटर मूल्यदर \* निकाशाचे क्षेत्र

(Rule 19 c 20)

= 76,200.00

\* 63.20

\* सजला निहाय घट/वट  
\* 105.00 / 100

= 5,056,632.00

संश्लेषित अंतिम मूल्य

= मुख्य निकाशाचे मूल्य + तळघराचे मूल्य + पोटमाळ्याचे मूल्य + खुल्या जमिनीवरील वाहन तळाचे मूल्य +

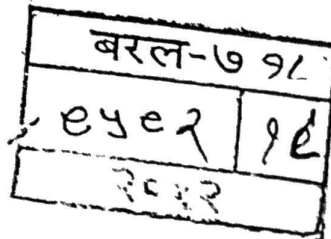
वंदिस्त वाहन तळाचे मूल्य + लगतच्या गच्चीचे मूल्य + वरील गच्चीचे मूल्य + इमारती मालकीच्या खुल्या जागेचे मूल्य

= A + B + C + D + E + F + G + H

= 5,056,632.00 + 0.00 + 0.00 + 0.00

+ 0.00 + 0.00 + 0.00 + 0.00

= 5,056,632.00





# प्रतिज्ञापत्र / घोषणापत्र

(जबाबपत्र)

क्र. क्र.	लिहून देणारे	लिहून घेणारे
१	श्री/ श्रीमती आशिष तुळसियान	श्री/ श्रीमती मीनिष दांडी
२	श्री/ श्रीमती	श्री/ श्रीमती पूजा दांडी
३	श्री/ श्रीमती	श्री/ श्रीमती चहूनात दांडी
४	श्री/ श्रीमती	श्री/ श्रीमती
पत्ता		पत्ता



कृतीचे वर्णन

वरल-७	
e5e2	9e
२०१२	

सदीकना का. अ-३०५, ५ वा मजला  
 वलु मिस्टर बोला, वलु संपायट  
 कोमप्लेक्स, मद्रासि जगर कनडल  
 कां विपली लव ४२ ४२

वरल-७	
e5e2	२०
२०१२	

ही प्रतिलिपि कथन करतां की.

आम्ही लिहून देणारे व घेणारे उपरोक्त मिळकतीबाबत जे कागदपत्र म्हणजेच खर्चाखत, पातखत, विक्री खत, करारनामा, विकसनकरनामा, याव्यतिरिक्त दस्तऐवज दिलेले आहेत. त्यातील लिहिलेला मजकूर आमच्या माहितीनुसार बरोबर सत्य आहे. यात काही अडचणी निर्माण झाल्यास त्यांचे सर्वस्वी जबाबदारी आमच्या वर राहिल. त्यास सह दुय्यम निबंधक जबाबदार राहणार नाही.

दस्तऐवजाची विषयवस्तू असलेली मिळकत ही यापूर्वी खरेदी देणा-यांना कोठेही दिव्या, गहाण, वान, भाडेपट्टा, मुखत्यार, पोटगी वा इतर अन्य प्रकारे कोठेही जडजाखिमांमध्ये गुंतविलेली नाही. यांची नोंदणी कायदा १९०८ मधील असणा-या शोध (SEARCH) तरतुदीनुसार खात्री करून घेतलेली आहे. तसेच सदर मिळकत ही खरेदी देणारा यांच्याच मालकीची आहे. याबाबत सुध्दा अभिलेख पाहून खात्री करून घेतलेली आहे. यात काही अडचणी निर्माण झाल्यास त्यांची सर्वस्वी जबाबदारी आमच्या वर राहिल. त्यास सह दुय्यम निबंधक जबाबदार राहणार नाही.

जर का दस्तऐवजामध्ये मुखत्यारनामा जोडलेला असेल तर -----

लिहून देणार यांनी लिहून घेणा-याला अथवा लिहून देणार किंवा घेणार यांनी तिस-या व्यक्तीला मुखत्यारनामा दिलेला असेल तर त्याची माहिती लिहून देणार व लिहून घेणार यांना आहे. यात काही वाद निर्माण झाल्यास त्यांची सर्वस्वी जबाबदारी आमच्यावर राहिल त्यास सह दुय्यम निबंधक जबाबदार राहणार नाही.

जर का दस्तऐवजामध्ये सीसी जोडलेली नसेल तर -----

सदरची बाब आम्ही लिहून देणार व लिहून घेणार यांस माहित आहे. त्यात काही अडचणी निर्माण झाल्यास त्यांची सर्वस्वी जबाबदारी आमच्यावर राहिल. त्यास सह दुय्यम निबंधक जबाबदार राहणार नाही.



बरल-७ २०	
eyc2	२०
२०१२	

ब्रह्म कल्लो विद्यानं सत्यं व चरावर आहतं लिहून घेणार व लिहून देणार यांच्यावर  
बधनकारक राहिल.

ठिकाण -- बोरीवली

दिनांक :- 31/1/22

लिहून देणार

लिहून घेणार

१. 

१. M.C. Doshi

२.

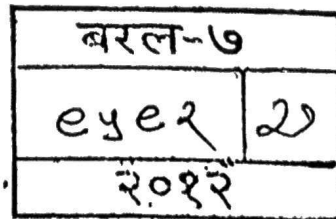
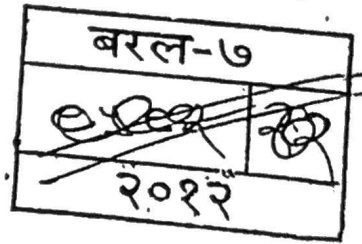
२. P.M. Doshi

३.

३. 

४.

४.



मुंबई उपनगर, 31 ऑक्टोबर 2012 3:53 म.मं.

दस्त गोपमारा भाग-1

बरल-7

दस्त क्रमांक: 9592/2012

दस्त क्रमांक: बरल-7 / 0592/2012

बाजार मूल्य: रु. 50,50,032/-

गोपयता: रु. 69,00,000/-

भररोते मुद्रांक शुल्क: रु. 3,45,000/-

डु. नि. सह. दु. नि. बरल-7 गांधी कार्यालयात

अ. क्र. 9592 तर दि. 31-10-2012

रोजी 3:51 म.मं. गा. हजर केला.

पावणी: 10067

पावणी दिनांक: 31/10/2012

साक्षरकरणाचे नाव: मनीष चंद्रकांत दोषी - -

गोपणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 480.00

पुटांची संख्या: 24

M. C. Doshi

दस्त हजर करणाऱ्याची राहणी:

एकूण: 30480.00

सह दु. नि. का. बोरीवली-7

सह-दुय्यम-निबंधक-बोरीवली-७,

मुंबई उपनगर जिल्हा.

दस्ताव्या प्रकार: अभिहस्तांतरणपत्र

सह दु. नि. का. बोरीवली-7

सह-दुय्यम-निबंधक-बोरीवली-७,

मुंबई उपनगर जिल्हा.

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (डोन) मध्ये नगूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्का क्र. 1 31 / 10 / 2012 03 : 51 : 34 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 31 / 10 / 2012 03 : 52 : 50 PM ची वेळ: (फी)



प्रमाणित करणेत येते की, या

दस्तामध्ये एकूण... २४... पाने आहेत.

बरल-७/९४८२/२०१२

पुस्तक क्रमांक १, क्रमांक.....वर नोंदला.

दिनांक: 31 OCT 2012

सह दुय्यम-निबंधक, बोरीवली क्र. ७,  
मुंबई उपनगर जिल्हा.

बरल-७ २२	
९४८२	२३
२०१२	

2 November, 2012

सूची क्र.2

उप्यम निबंधक : सह दु.नि. बोरीवली 7

दस्त क्रमांक : 9592/2012

नोंदणी 63

Regn. 63m

गावाचे नाव : कांदिवली

(1) वित्तेबाचा प्रकार

करारनामा

(2) मोबदला

रु.6,900,000/-

(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो फी पट्टेदार ते नमुद कराचे)

रु.5,056,632/-

(4) भू-मापन,पोटहिस्ता व घरक्रमांक(असल्यास)

166 & 175., पाविकेचे नाव: मुंबई मनपा इतर वर्णन : , इतर माहिती: गदनिका क्र.ए/५०३, झू मिस्ट का-ओप.हा.सो.सी., झू एम्पायर, महावीर नगर, कांदिवली (प), मुंबई- ४०००६७

(5) क्षेत्रफळ

63.20 चौ.मीटर

(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.

(7) दस्तऐवज करून घेणा-या/सिहून ठेवणा-या पक्षकाराचे नाव किंवा दिबाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.

1) नाव:- आशिष तुल्यान -- ; वय: 33;

पत्ता:-प्लॉट नं. - , माळा नं. - इमारतीचे नाव: सदनिका क्र.ए/५०३, झू मिस्ट का-ओप.हा.सो.सी., झू एम्पायर, मह

नगर, कांदिवली (प), मुंबई, ब्लॉक नं. - , रोड नं. - ,

पिन कोड:- 400067

पॅन नंबर: ABSPT0906F

(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिबाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता

1) नाव:- मनीष चंद्रकांत दोषी -- ; वय: 40-

पत्ता:-प्लॉट नं. - , माळा नं. - इमारतीचे नाव: ६०४, गौरव प्लाझा, महावीर नगर, कांदिवली (प), मुंबई, ब्लॉक नं. -

- , महाराष्ट्र, मुम्बई;

पिन कोड:- 400067;

पॅन नं:- AAAPD7778G;

2) नाव:- पती मनीष दोषी -- ; वय: 37;

पत्ता:-प्लॉट नं. - , माळा नं. - इमारतीचे नाव: ६०४, गौरव प्लाझा, महावीर नगर, कांदिवली (प), मुंबई, ब्लॉक नं. -

- , महाराष्ट्र, मुम्बई;

पिन कोड:- 400067;

पॅन नं:- ADFFPD3367F;

3) नाव:- चंद्रकांत अश्रितलाल दोषी -- ; वय: 71;

पत्ता:-प्लॉट नं. - , माळा नं. - , इमारतीचे नाव: ६०४, गौरव प्लाझा, महावीर नगर, कांदिवली (प), मुंबई, ब्लॉक नं. -

- , महाराष्ट्र, मुम्बई;

पिन कोड:- 400067;

पॅन नं:- ABEPD6382R;

(9) दस्तऐवज करून दिल्याचा दिनांक

30/10/2012

(10) दस्त नोंदणी केल्याचा दिनांक

31/10/2012

(11) अनुक्रमांक, खंड व पृष्ठ

9592/2012

(12) बाजारभावाप्रमाणे मुद्रांक शुल्क

रु.345,000/-

(13) बाजारभावाप्रमाणे नोंदणी शुल्क

रु.30,000/-

(14) शेर

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

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