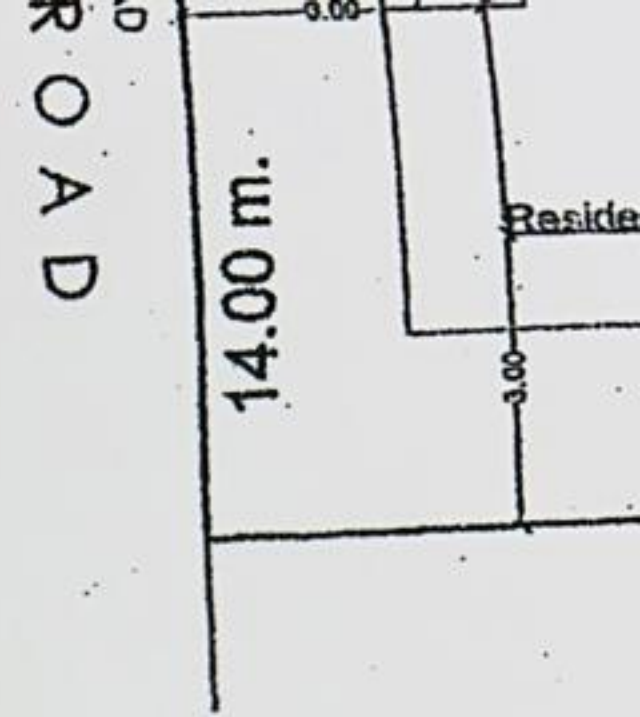
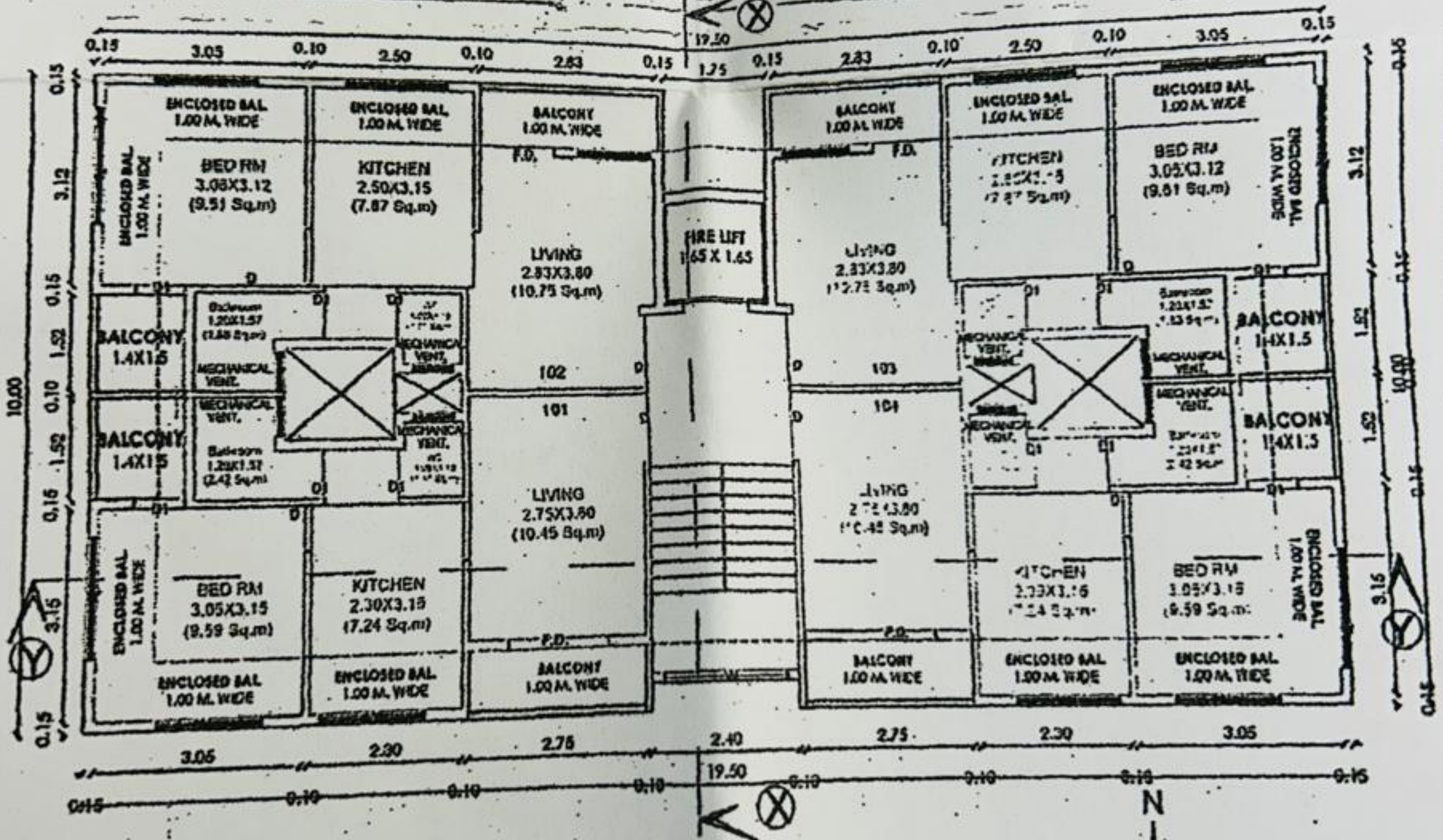


BUILT UP AREA CALCULATION FOR Second To Third Floor Residential Plan			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	19.50	10.01	195.00
			BLOCK AREA TOTAL = 195.56 Sq.M
Duct			3.03
Duct			3.03
			TOTAL Deduction = 6.06 Sq.M
			Net BuiltUp Area = 178.50 Sq.M



Third Floor Residential Plan



1ST FLOOR PLAN

SCALE - 1:100



अहवाल दिनांक : 20/12/2023



महाराष्ट्र शासन

गाव नमुना सात (अधिकार अभिलेख पत्रक)

। महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा (तयार करणे व सुस्थितीत ठेवणे) नियम, १९७१ यातील नियम ३.५.६ आणि ७।



37027908377

गाव :- चांदशी (550970)

तालुका :- नाशिक

जिल्हा :- नाशिक

ULPIN : 37027908377

भूमापन क्रमांक व उपविभाग : 62/1 62/2 63 64/प्लॉट/312

भू-धारणा पध्दती : भोगवटादार वर्ग -I

शेताचे स्थानिक नाव :

क्षेत्र, एकक व आकारणी	खाते क्र.	भोगवटादाराचे नांव	क्षेत्र	आकार	पो.ख.	फे.फा.	कुळ, खंड व इतर अधिकार
क्षेत्राचे एकक	आर.चौ.मो.चौ.सं.मो.	8098	राजेश सुधाकर नागरे	329.00.00	32.90	(4454)	कुळाचे नाव व खंड
अकुषिक क्षेत्र	12247	शारदा रविकांत मोरे				(8240)	इतर अधिकार
विन शेती	18338	भगकर गादवराव मोरे				(8290)	इतर
आकारणी	32.90	3286	प्रियांशी संजय मोरे	3.29.00	32.90	(8290)	विन शेतीकडे वर्ग (1627)
			श्रेयस कस्ट्रक्शन भागिदारी संस्था	3.29.00	32.90	(8290)	प्रलंबित फेरफार : नाही
							शेवटचा फेरफार क्रमांक 8290 व दिनांक 20/12/2023
							सोमा आणि भूमापन यिन्स

जने फेरफार क्र (1627) (2059) (2092) (2407) (4454) (6128) (6263) (6353) (8244)

गाव नमुना बारा (पिकांची नोंदवही)

। महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा (तयार करणे व सुस्थितीत ठेवणे) नियम, १९७१ यातील नियम २९।

गाव :- चांदशी (550970)

तालुका :- नाशिक

जिल्हा :- नाशिक

भूमापन क्रमांक व उपविभाग : 62/1 62/2 63 64/प्लॉट/312

पिकाखालील क्षेत्राचा तपशील								लागवडीसाठी उपलब्ध नसलेली जमीन	शेरा	
वर्ष	हंगाम	खाता क्रमांक	पिकाचा प्रकार	पिकाचे नाव	जल सिंचित	अजल सिंचित	जल सिंचनाचे साधन	स्वरूप	क्षेत्र	
(१)	(२)	(३)	(४)	(५)	(६)	(७)	(८)	(९)	(१०)	(११)
					ह.आर. चौ.मी	ह.आर. चौ.मी			ह.आर. चौ.मी	

टीप : * सध्याची नोंद मोबाइल ॲप द्वारे घेणेत आलेली आहे

"या प्रमाणित प्रतीसाठी फी म्हणून १५/- रुपये मिळाले."

दिनांक :- 06/08/2024

सांकेतिक क्रमांक :- 27200011025877000082024122

(नाव :- प्रिया चंदर चौधरी)

तलाठी साझा :- जलालपुरता :- नाशिक जि :- नाशिक

तलाठी साझा

त. जि. नाशिक

BUILDING	FLOORS	FSI AREA					
		COMM.	RESI.	IND.	EDU.	INS.	MEZZ.
Residential Plan	Ground Floor	0.00	0.00	0.00	0.00	0.00	0.00
Residential Plan	First Floor	0.00	187.75	0.00	0.00	0.00	0.00
Residential Plan	Second To Third Floor	0.00	371.12	0.00	0.00	0.00	0.00
Residential Plan	Fourth Floor	0.00	185.58	0.00	0.00	0.00	0.00
Residential Plan	Fifth Floor	0.00	16.15	0.00	0.00	0.00	0.00
Residential Plan	Total	0.00	760.58	0.00	0.00	0.00	0.00

FSI DETAILS								
9 Index	Basic FSI (on serial no 1)	Premium FSI (on serial no 1)	TDR (on serial no 1)	Incentive FSI for green building if Applicable (on basic FSI)	Ancillary Area 60% of (2+3+4+5)	Ancillary Area 80% of (2+3+4+5)	Total	Inclusive House (20%) if Applicable
9.1 Permissible Index	1.10	0.30	0.30	0.00	0.00	0.00	1.70	0.00
9.2 Existing Consumed Index	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consumed	1.10	0.30	0.30	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible P Line Area	361.90	98.70	98.70	0.00	278.38	0.00	636.68	0.00
9.5 Proposed P Line Area (Should not exceed 9.4)	361.90	98.70	0.00	0.00	275.74	0.00	736.34	0.00
9.6 Index Consumed	1.10	0.30	0.00	0.00	0.00	0.00	1.40	0.00

Carpet Area Table						
Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Normal Balcony Area
Residential Plan	Fifth Floor	5th	1	14.33	0.00	0.00
Residential Plan	Fourth Floor	401	1	26.86	8.14	3.29
Residential Plan	Fourth Floor	402	1	27.27	8.33	6.27
Residential Plan	Fourth Floor	403	1	27.27	8.32	6.28
Residential Plan	Fourth Floor	404	1	26.86	8.14	3.29
Residential Plan	Second To Third Floor	201;301	2	26.86	8.14	6.14
Residential Plan	Second To Third Floor	202;302	2	27.28	8.33	6.27
Residential Plan	Second To Third Floor	203;303	2	27.27	8.32	6.28
Residential Plan	Second To Third Floor	204;304	2	26.86	8.14	6.14
Residential Plan	First Floor	101	1	26.86	8.14	7.23
Residential Plan	First Floor	102	1	27.28	8.33	10.35
Residential Plan	First Floor	103	1	27.27	8.32	7.35
Residential Plan	First Floor	104	1	26.86	8.14	7.23

SYMBOL	SIZE	DISCRPTION
F.D	3.00X2.10	GLAZED DOOR
F.D1	2.40X2.10	GLAZED DOOR
D1	1.00X2.10	PANELLED DOOR
D2	0.80X2.10	PANELLED DOOR
W	1.53X1.50	GLAZED WINDOW
W1	1.20X1.50	GLAZED WINDOW
W2	1.20X1.20	GLAZED WINDOW
V	0.60X0.60	M.S. VANTILATOR

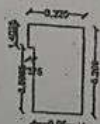


BUILT-UP AREA CALCULATION Ground Floor Residential Plan



AREA NAME	LENGTH	WIDTH	Area (Sq.M)
Block	19.50	10.01	195.09
Door	-	-	3.03
Door	-	-	3.03
TOTAL Deduction = 6.06			
Net Built up Area = 192.06 Sq.M			

BUILT-UP AREA CALCULATION Fifth Floor Residential Plan

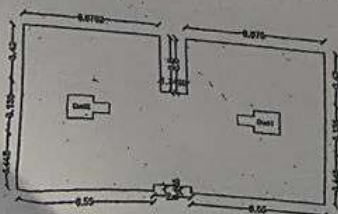


AREA NAME	LENGTH	WIDTH	Area (Sq.M)
Block	19.50	10.01	195.09
Door	-	-	3.03
Door	-	-	3.03
TOTAL Deduction = 6.06			
Net Built up Area = 192.06 Sq.M			

KEY PLAN
SCALE: 1:500

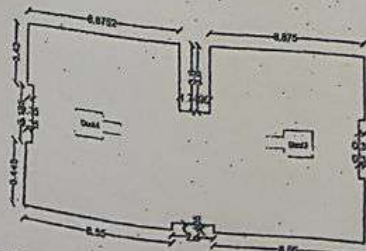
AREA NAME	LENGTH	WIDTH	Area (Sq.M)
Block	19.50	10.01	195.09
Door	-	-	3.03
Door	-	-	3.03
TOTAL Deduction = 6.06			
Net Built up Area = 192.06 Sq.M			

BUILT-UP AREA CALCULATION Ground Floor Residential Plan



AREA NAME	LENGTH	WIDTH	Area (Sq.M)
Block	19.50	10.01	195.09
Door	-	-	3.03
Door	-	-	3.03
TOTAL Deduction = 6.06			
Net Built up Area = 192.06 Sq.M			

BUILT-UP AREA CALCULATION First Floor Residential Plan



BUILT-UP AREA CALCULATION Second To Third Floor Reside

Proforma 1: Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	329.00
(a) As per ownership document (7/12, CTS extract)	329.00
(b) as per TILR or City Survey measurement sheet	329.00
(c) as per Demarcated drawing area	329.00
LESS	
2. Area not in possession	0.00
3. Entire area (1-2)	329.00
4. Deductions for	
(a) Proposed D.P./D.P. Road widening Area /Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
5. Balance area of plot (3-4)	329.00
6. Amenity Space	0.00
(Applicable if (1) > 20000 sqmt	
(Required -(a) Upto 20000 sqmt - Nil	
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	329.00
8. Recreational Open Space	
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	0.00
Proposed	0.00
(b) If area is less than 4000 sqmt - Check -	
i) If it is full number like 1,2,125,419, etc. As per 7.12 abstract or City Survey Number - No Recreational open space is required	
ii) If it is subdivision like 1/2, 2/5, 125/1 419/1 etc. then recreational open space is required.	
(A) 10 % Subject to minimum 200 sqmt	0.00
Proposed	0.00
(B) Exemption to leave open space subject to availing basic F.S.I. of 75 %	
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	

Certificate of Area:
 Certified that the plot under reference was surveyed by me on 2023-10-30 and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/Land Records Department/City Survey records.
 Signature
 (Name of Architect/ Licensed Engineer/ Supervisor.)

Owner's Declaration -
 I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

Owner (s) name and signature -
 Architect/ Licensed Engineer/ Supervisor name and signature
 Job No.

LEGENDS:
 PLOT BOUNDRY SHOWN WHITE
 PROPOSED WORK SHOWN RED
 DRAINAGE LINE SHOWN YELLOW LIGHT
 WATER LINE SHOWN BLUE DOTTED
 ENCLOSED BAL SHOWN BROWN
 TERRACE SHOWN DARK YELLOW
 OPEN BAL SHOWN BROWN
 EXSTING SHOWN BLUE HATCHED

Name Of : Owner Shreyas Constructions Partnership Firm Through Partners Shri Rajendra Mohanrao Abhale And Shri Kishor Uttamrao Saigude
 Postal Address : 1, Shubham Residency, Vishwanath Park-A, Gangapur Road, Nashik, Maharashtra-422013

Phone No.: 9822335456

DESCRIPTION OF PROJECT :
 Type of Proposal : Residential
 BUILDING ON CTS. NO./SURVEY NO.-62

SITE ADDRESS :
 Plot No. 312, S. No. 62/1, 62/2, 63, 64, Of Chandshi Shiwar - Tal &mp;
 Dist - Nashik

Name Of Architect : Saunabh Ravindra Annulkar

LOGO ADDRESS OF OFFICE
 OFFICE -
 Ravi Annulkar And Associates, Yeolakar
 Mala, College Road - Nashik

OWNERS SIGN - TECHNICAL PERSON SIGN
 Verified by applicant Signature valid

SCALE - 1:100 Date: 03/01/24
 JOB NO - NAMRDA-23-81850 CHECK BY --

1001-1700T

3

Completion



Nashik Metropolitan Region Development Authority,
Nashik
FULL OCCUPANCY CERTIFICATE



Approval No. : NAMRDA/FO/2024/APL/00221
Proposal Code : NAMRDA-23-91850

Building Proposal Number - 222140
Date : 25/07/2024

Building Name :	RESIDENTIAL PLAN(Residential)	Floor :	0(0.00 Sq mt),1(181.69 Sq mt),2(179.50 Sq mt)(Typical Floor),3(179.50 Sq mt)(Typical Floor),4(179.50 Sq mt),5(16.15 Sq mt)
-----------------	----------------------------------	---------	--

To,
 i) Shreyas Constructions Partnership Firm Through Partners Shri Rajendra Mohanrao Abhale And Shri Kishor Uttamrao Salgude,
 PLOT NO. 312, S. NO. 62/1, 62/2, 63, 64, OF CHANDSHI SHIWAR - TAL & DIST - NASHIK
 ii) Saurabh Amrutkar (Architect)

Sir/Madam,

The FULL development work / erection re-erection / or alteration in of building / part building No / Name RESIDENTIAL PLAN(Residential) Plot No 312, Final Plot No , City Survey No./Survey No./Khasara No./ Gut No. 62/1, 62/2, 63, 64, Village Name/Mouje Chandshi Shiwar, Sector No. , completed under the supervision of Architect, License No CA/2016/75269 as per approved plan vide Permission No. NAMRDA/B/2024/APL/00659 Date 16/02/2024 may be occupied on the following conditions.

1. Authority will supply only drinking water as per availability
2. All Conditions mentioned in NOC of Tree, Water & Drainage, NOC of the fire department will be binding.
3. It is responsibility of Developer / Society to keep in Operation the system of Solar Water system & Rain Water Harvesting system.(if applicable)
4. It is responsibility of Developer / Society to keep in Operation the system of CCTV, Lift & Organic Waste Disposal.(if applicable)

Occupancy plan is not issued separately along with this letter. Hence, please refer approved plan issued vide Permission No NAMRDA/B/2024/APL/00659 Date 16/02/2024

Signature Not Verified

Digitally signed by RAJESH ANDHARINATH MAHALE
 Date: 2024.07.25 21:05:23 IST
 Reason: Approved Certificate
 Designation: Deputy Metropolitan Planner
 Location: Nashik Metropolitan Region Development Authority, Nashik
 Project Code : NAMRDA-23-91850
 Application Number : NAMRDA/2024/222140/2718
 Proposal Number : 222140
 Certificate Number : NAMRDA/2024/APL/00221



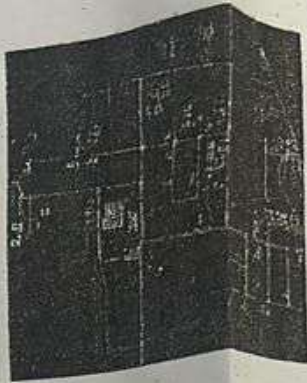
Scan QR code for verification of authenticity.



Scan QR code for Building Details.

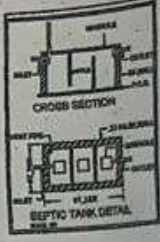
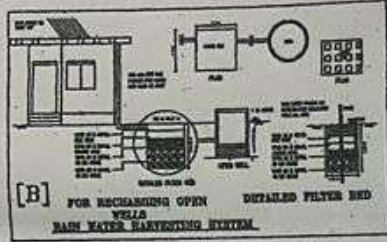
Yours faithfully,
 Deputy Metropolitan Planner,
 Nashik Metropolitan Region Development Authority,
 Nashik,

Project Details
 Building Type - Building Development
 Zone Type - Residential Zone - (R1)
 Location - Non-Congested
 Ward No -
 Plot No. - 312
 Cts No./Survey No. - 62
 Sheet No. - 1
 Zone Number: NASHIK
 Ward Name: Chandeshi
 Prorata Value: 0.00

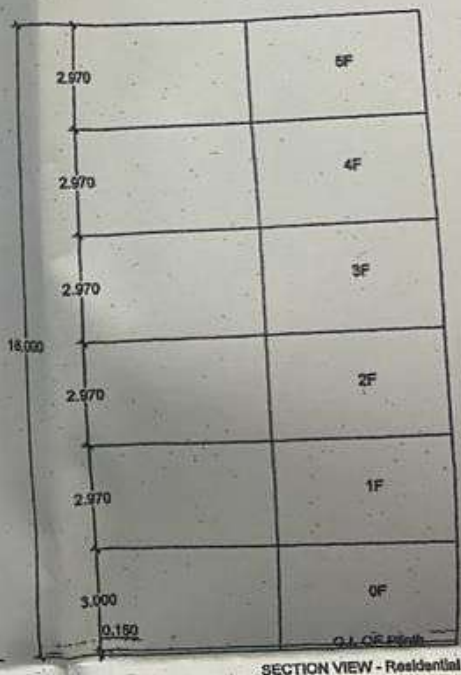
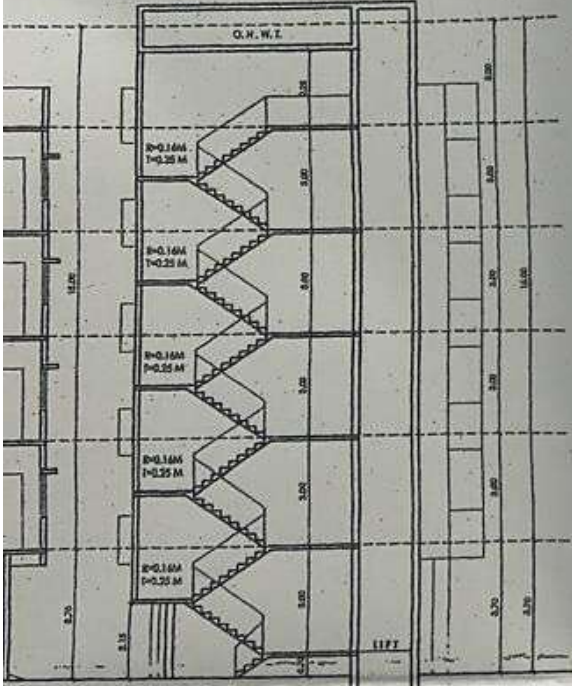


Signature valid

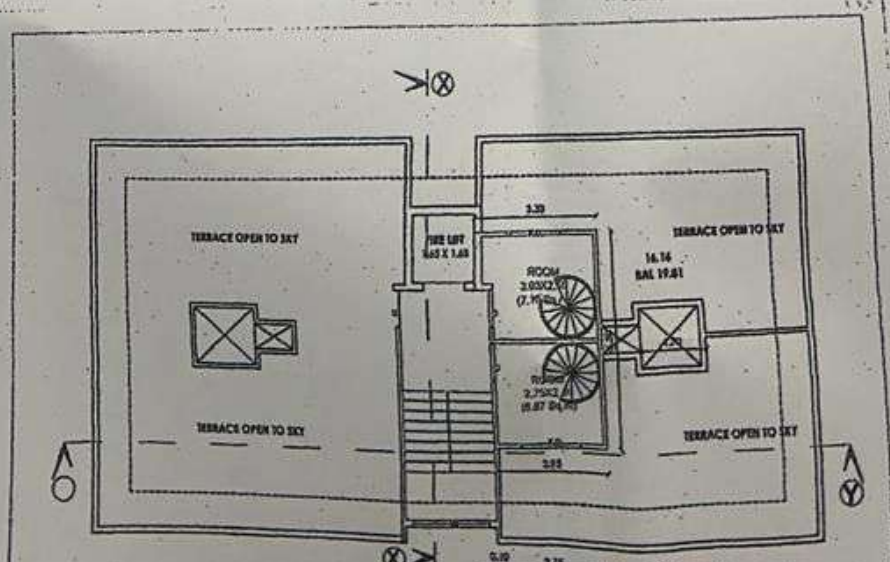
Digitally signed by RAJESH PANDHAR...
 Date: 2024.02.15 15:17:40 IST
 Reason: Approved Drawing
 Location: Nashik, India
 Project Code: NASHIK...
 Application Number: 1043...
 Proposed Number: 223149
 Certificate Number: 17064300202401AP1002



WATER STORAGE REQUIREMENT
 OTHER REQUIRED WATER TANK REQUIRED
 14 TANKS REQUIRED + 90 PIPING & 10000 LTR
 15000 LTR X 1.50 = 22500 LTR
 PROPOSED CAPACITY = 5000 LTR
 LTR Prog: 10000.00



S.T.
 2.00
 P. NO. 326
 ADJ.P. NO. 325



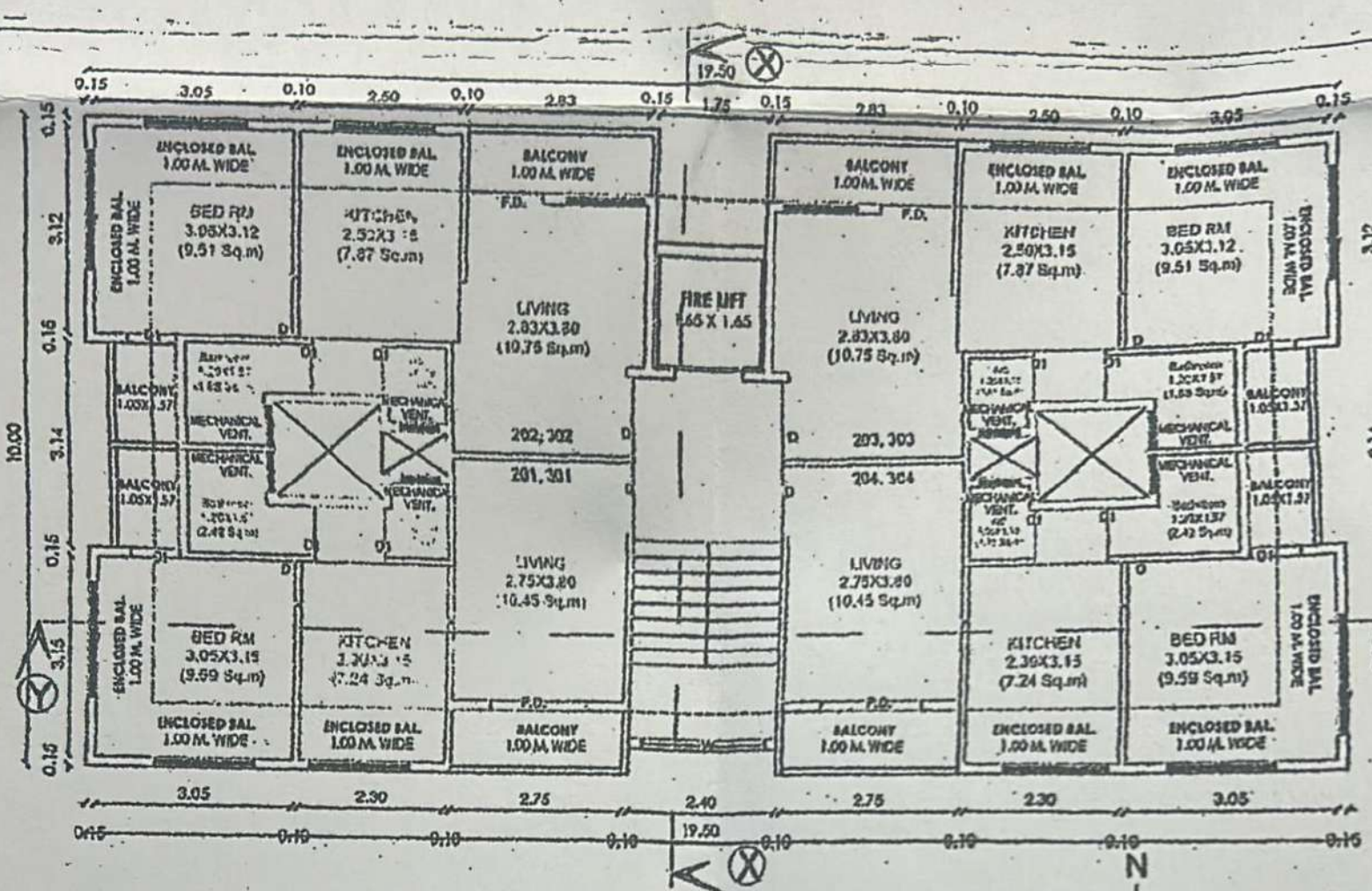
Particulars:

- Area of plot (Minimum area considered) or area of subject and sub-plot No.
- As per ownership documents
- As per T.R. or City Survey
- As per Demarcated drawing

LESS

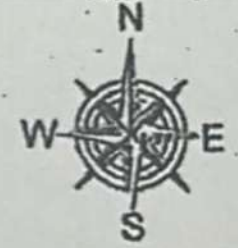
- Area not in possession
- Entire area (1-2)
- Deductions for:
 - Proposed D.P./D.P. Road / Highway widening
 - Any D.P. Reservation
 (Total a+b)
- Balance area of plot (3-4) Amenity Space
- Applicable if (1) > 25000 (Required) - (a) Upto 2000 (b) Above 20000 sqm - (7) Net Plot Area (5-6)
- Recreational Open Space
 - If area (5) is more than required, Proposed
 - If area is less than (5) If it is full number lot abstract or City Survey space is required
 - If it is subdivision recreational open space
 - 10% Subject to Proposed
 - Exemption to less than F.S.I. of 75%
 - Exemption to less than 10% land value statement of rate.

Certificate of Area:
 Certified that the plot 2023-10-30 area is



TYPICAL 2ND TO 3RD FLOOR PLAN

SCALE - 1:100



Third Floor

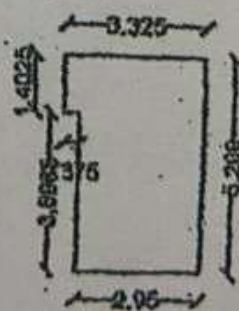
First Floor	101	1
First Floor	102	1
First Floor	103	1
First Floor	104	1

SYMBOL	SIZE	DISCRIPTION
F.D	3.00X2.10	GLAZED DOOR
F.D1	2.40X2.10	GLAZED DOOR
D1	1.00X2.10	PANELLED DOOR
D2	0.80X2.10	PANELLED DOOR
W	1.53X1.50	GLAZED WINDOW
W1	1.20X1.50	GLAZED WINDOW
W2	1.20X1.20	GLAZED WINDOW
V	0.60X0.60	M.S. VANTILATOR

CTION Ground Floor Residential Plan

BUILT-UP AREA CALCULATION Fifth Floor

BUILT-UP AREA CALCULATION FOR Ground Floor Residential Plan			
AREA NAME	LENGTH	WIDTH	Area (Sq.M)
BLOCK	8.57	2.50	21.425
BLOCK AREA TOTAL = 21.425 Sq.M			
TOTAL, Deduction = 0.000 Sq.M			
NET Built-Up Area = 21.425 Sq.M			



BUILT-UP AREA FOR Fifth Floor	
AREA NAME	LENGTH
BLOCK	1.10

CALCULATION Ground Floor Residential Plan

