

389/10578

पावती

Original/Duplicate

Thursday, May 12, 2022

नोंदणी क्र. :39म

8:01 PM

Regn.:39M

पावती क्र.: 11708 दिनांक: 12/05/2022

गावाचे नाव: पोयसर

दस्तऐवजाचा अनुक्रमांक: बरल-6-10578-2022

दस्तऐवजाचा प्रकार : करारनामा

सादर करणाऱ्याचे नाव: विभूती सुधीर चामरिया -

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 880.00

पृष्ठांची संख्या: 44

एकूण:

रु. 30880.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे

8:19 PM ह्या वेळेस मिळेल.

सह दु.नि.बोरीवली 6

बाजार मुल्य: रु.14917017/-

मोबदला रु.15000000/-

भरलेले मुद्रांक शुल्क : रु. 900000/-

1) देयकाचा प्रकार: DHC रक्कम: रु.880/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 1205202213695 दिनांक: 12/05/2022

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रक्कम: रु.30000/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH001827481202223P दिनांक: 12/05/2022

बँकेचे नाव व पत्ता:

Phanisa

मुळ दस्त प्राप्त झाला.

REGISTERED ORIGINAL DOCUMENT

DELIVERED ON 13 MAY 2022

मूल्यांकन पत्रक (शहरा क्षेत्र - बांधीव)						
Valuation ID		202205128263		<div style="border: 2px solid black; padding: 5px; text-align: center;"> खरल - ६ 12 May 2022, 07:25 PM १०४००९ १ ०० २०२२ </div>		
मूल्यांकनाचे वर्ष	2022	जिल्हा	मुंबई(उपनगर)	मूल्या विभाग	78-पोईसर (बोरीवली)	उप मूल्या विभाग
उप मूल्या विभाग	78/349	सर्व्हे नंबर /न. प्र क्रमांक	सि.टी.एस. नंबर#799	सीमा व पधिमिस दुरगती महामार्ग.		
वार्षिक मूल्या दर तक्त्यानुसार मूल्यादर रु.						
खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	मोजमापनाचे एकक	
82130	176080	202500	251200	176080	चौरस मीटर	
बांधीव क्षेत्राची माहिती						
बांधकाम क्षेत्र(Built Up)-	84.75चौरस मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बांधीव	
बांधकामाचे वर्गीकरण-	1-आर सी सी	मिळकतीचे वय-	22 वर्षे	मूल्यादर/बांधकामाचा दर -	Rs 176080/-	
उदवाहन सुविधा-	आहे	मजला -	21st floor To 30th floor			
रस्ता सन्मुख -						
Sale Type - First Sale						
Sale/Resale of built up Property constructed after circular dt.02/01/2018						
मजला निहाय घट/वाढ						
= 115% apply to rate= Rs.202492/-						
घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यादर						
=(((वार्षिक मूल्यादर - खुल्या जमिनीचा दर) * घसा-यानुसार टक्केवारी)+ खुल्या जमिनीचा दर)						
= (((202492-82130) * (78 / 100))+82130)						
= Rs.176012/-						
A) मुख्य मिळकतीचे मूल्या						
= वरील प्रमाणे मूल्या दर * मिळकतीचे क्षेत्र						
= 176012 * 84.75						
= Rs.14917017/-						
एकत्रित अंतिम मूल्या						
= मुख्य मिळकतीचे मूल्या + तळपराचे मूल्या + मेझनाईन मजला क्षेत्र मूल्या + लगतच्या गच्चीचे मूल्या + बाील गच्चीचे मूल्या + बंदिला बाहन तळाचे मूल्या + खुल्या जमिनीवरील बाहन तळाचे मूल्या + इमारती भोवतीच्या खुल्या जागेचे मूल्या + बंदिल बाहकनी + पॅकेजित बाहकनी						
= A + B + C + D + E + F + G + H + I + J						
= 14917017 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0						
=Rs.14917017/-						

Home Print



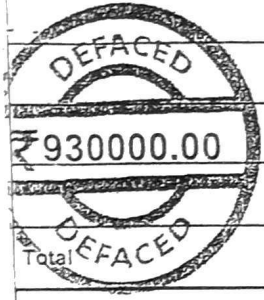


CHALLAN
MTR Form Number-6

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GRN	MH001827481202223P	BARCODE	Date 12/05/2022-19:39:58		Form ID	25 2
Department Inspector General Of Registration			Payer Details			
Stamp Duty			TAX ID / TAN (If Any)			
Type of Payment Registration Fee			PAN No.(If Applicable)		ASCPC8079M	
Office Name BRL6_JT SUB REGISTRAR BORIVALI 6			Full Name		VIBHUTI SUDHIR CHAMRIA	
Location MUMBAI			Flat/Block No.		Flat No. A-2701, 27th Floor, 'A' wing of	
Year 2022-2023 One Time			Premises/Building		'Gokul Concorde Co-op. Housing Society Ltd	
Account Head Details		Amount In Rs.	Road/Street		Poisar Village, W.E. Highway, Kandivali (E)	
0030045501	Stamp Duty	900000.00	Area/Locality		MUMBAI	
0030063301	Registration Fee	30000.00	Town/City/District			
			PIN		4 0 0 1 0 1	
			Remarks (If Any)			
			PAN2=AADPK7405N-SecondPartyName=DINESH M			
			KADAKANE-CA=15000000			
			Amount In		Nine Lakh Thirty Thousand Rupees Only	
			Words		9,30,000.00	
Payment Details STATE BANK OF INDIA			FOR USE IN RECEIVING BANK			
Cheque-DD Details			Bank CIN	Ref. No.	10000502022051203609	2478028250926
Cheque/DD No.			Bank Date	RBI Date	12/05/2022-19:40:12	Not Verified with RBI
Name of Bank			Bank-Branch		STATE BANK OF INDIA	
Name of Branch			Scroll No. , Date		Not Verified with Scroll	



Department ID : Mobile No. : 7506014974
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(IS)-389-10578	0000972783202223	12/05/2022-20:01:21	IGR195	30000.00
2	(IS)-389-10578	0000972783202223	12/05/2022-20:01:21	IGR195	900000.00
Total Defacement Amount					9,30,000.00



CHALLAN
MTR Form Number-6

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GRN	MH001827481202223P	BARCODE			Date	12/05/2022-19:39:58	Form ID	252
Department Inspector General Of Registration				Payer Details				
Stamp Duty				TAX ID / TAN (If Any)				
Type of Payment Registration Fee				PAN No.(If Applicable)		ASCPC8079M		
Office Name BRL6_JT SUB REGISTRAR BORIVALI 6				Full Name		VIBHUTI SUDHIR CHAMRIA		
Location MUMBAI				Flat/Block No.		Flat No. A-2701, 27th Floor, 'A' wing of		
Year 2022-2023 One Time				Premises/Building		'A' Gokul Concorde Co-op. Housing Society Ltd		
Account Head Details			Amount In Rs.		Road/Street			
0030045501 Stamp Duty			900000.00		Poisar Village, W.E. Highway, Kandivali (E),			
0030063301 Registration Fee			30000.00		Area/Locality MUMBAI			
					Town/City/District			
					PIN 4 0 0 1 0 1			
					Remarks (If Any)			
					PAN2=AADPK7405N~SecondPartyName=DINESH M			
					KADAKANE--CA=15000000			
					Amount In Words			
Total			9,30,000.00		Nine Lakh Thirty Thousand Rupees Only			
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Ref. No.	10000502022051203609	2478028250925	
Cheque/DD No.				Bank Date	RBI Date	12/05/2022-19:40:12	Not Verified with RBI	
Name of Bank				Bank-Branch		STATE BANK OF INDIA		
Name of Branch				Scroll No. , Date		Not Verified with Scroll		



Department ID :

Mobile No. : 7506014974

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चलन केवल दुय्यम निबंधक कार्यालय नोदणी करावयाच्या दस्तासाठी लागू आहे. नोदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

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[Signature]

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Chamria

AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE is made and entered into at Mumbai this 12th day of May 2022 BETWEEN MR. DINESH M. KADAKANE, AGED 64 YEARS, PAN – AADPK7405N adult, Indian Inhabitant, residing at 304, Shankala Industrial Estate, Off. Aarey Road, Industrial Estate, Gogate wadi, Goregaon (E). Mumbai-400 063, hereinafter referred to as the 'SELLER' (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include his heirs, executors, administrators and permitted assigns) of the FIRST PART

AND

Ms. VIBHUTI SUDHIR CHAMRIA bearing PAN No:ASCPC8079M aged 29 years an Indian national, having its Registered Office at A-2206, Vishnu Shivam Tower, Thakur Village, Kandivali (East), Mumbai 400 101), hereinafter referred to as "THE PURCHASER" (which expression shall unless repugnant to the context or meaning thereof be deemed to mean and include its her/his/ their respective heirs, executors, administrators, successors-in-interest and permitted assignees) of the SECOND PART.

Chamria

[Signature]

vide an Articles of Agreement dated 1st November, 1999 between M/s. DHARTI ESTATES, a registered partnership firm carrying on business as builders, having their Registered Gokul Residency Building, Ground Floor, Surya Village, W.E. Highway, Kandivali (E), Mumbai-400 101, therein referred to as "THE PROMOTER" of the One Part. and MRS.

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PUSHPABEN D. BOSMIA described as PURCHASER therein referred to as Flat Holder of the other part, (Hereinafter referred to as "the said flat").

Agreement for sale dated 8th August, 2003 made and executed by and between MRS. PUSHPABEN D. BOSMIA therein referred to as THE VENDOR of the One Part. and MR.

DINESH M. KADAKANE therein referred to as the PURCHASER of Flat No. A-2701, 27th

Floor in 'A' wing of "Gokul Concorde Co-op. Housing Society Ltd. situated at

Poisar Village, W.E. Highway, Kandivali (E), Mumbai-400 101 (hereinafter

referred to as "the said flat"). Agreement has been registered with the concerned Sub-

Registrar of Assurances, Borivali-2, under Document No BRL-5 - 6334/5 2003 on



AND WHEREAS the SELLER herein MR. DINESH M. KADAKANE acquired

Flat measuring about 912 sq.ft. Built-up area on the Flat No. A-2701, 27th

Floor in 'A' wing of "Gokul Concorde Co-op. Housing Society Ltd. situated at

Poisar Village, W.E. Highway, Kandivali (E), Mumbai-400 101, consisting of

Thirty-three upper floors (with Lift facility) of the said property, CTS No. 799,

800, 801, 802 (part) & 803 (part), S.No. 21(part) & 22, H.No. 30(part), S. No. 22,

H. No. 34(part), S.No.24, H. Ho. 2(part) Village-Poisar, Taluka-Borivali,

hereinafter referred to as the "SAID FLAT".

A Co-operative Housing Society of the Flat Owners in of the said Building "Gokul

Concorde" was formed and registered under the name and style of "Gokul Concorde

Co-operative Housing Society Ltd., a society duly registered under the Maharashtra

Co-operative Societies Act 1960 under Registration No. BOM / WR / HSG / TC /

10634 / 99-2000 dated 16.12.1999 hereinafter referred to as "the said society", And

the said MR. DINESH M. KADAKANE the VENDOR HEREIN) is the registered

member of the said society and as such member is holding 5(five) fully paid up

shares of Rs.50/- each, in the capital of the said society, under Share Certificate

No.033 (Distinctive nos. from 161 to 165.)

Whanna

Handwritten signature or mark.

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AND WHEREAS the SELLER has agreed to sell and transfer his absolute right, title and interest in the SAID FLAT to the PURCHASER and the PURCHASER has agreed to purchase and acquire the SAID FLAT with notice of the aforesaid Agreement for Sale and after inspection of the same and with certain terms and conditions hereinafter appearing.

NOW THIS AGREEMENT WITNESSETH AS UNDER :

1. The SELLER shall sell, transfer, assign and assure to the PURCHASER the SAID FLAT at a lump sum consideration of Rs. 1,50,00,000/- (Rupees One Crore Fifty Lakhs ONLY), which shall be paid as follows :-

A) a sum of Rs 10,00,000/- (Rupees Ten Lakhs Only) by cheque has been paid by the PURCHASER to the SELLER, as part payment, prior to the execution of this Agreement and registration of the same, the receipt of which the SELLER below acknowledges.

B) Rs. 1,40,00,000/- (Rupees One Crore Forty Lakhs Only) being the balance consideration amount, as a full and final payment shall be paid by the PURCHASER to the SELLER by arranging Housing Loan amount from any Bank or any Financial Institutions. (Period 60 days) from the date of registration and on possession of the SAID FLAT.

2. On receiving the full aforesaid consideration by the SELLER from the PURCHASER, the SELLER shall put the PURCHASER in possession of all the rights, title and interest in the SAID FLAT and the PURCHASER shall be entitled to quietly enter upon, occupy, possess and enjoy the SAID FLAT and all the amenities therein including electricity, sanitary and other fittings and fixtures therein and attached thereto together with the benefits annexed to the SAID FLAT.

W. Chandra

W. Chandra



3. The PURCHASER hereby agrees to pay to the SAID SOCIETY regular dues payable including periodical Property Taxes, Municipal Taxes, Maintenance charges, Sinking Fund, Insurance, Water charges, other outgoings in respect of the SAID FLAT from the date of possession of the SAID FLAT. All the aforesaid

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outgoings and any other liabilities shall be paid by the SELLER to the SAID SOCIETY up to the date of giving possession of the SAID FLAT to the PURCHASER.

4. The SELLER hereby agrees to pay all the Electricity / Telephone / Cable TV / Piped Gas Bills to the concerned authorities up to the date of giving possession of the SAID FLAT to the PURCHASER and THE ELECTRIC SUPPLY CO shall be transferred to the name of the PURCHASER, for which the SELLER has no objections.

5. On payment of the full consideration by the PURCHASER to the SELLER as aforesaid, the PURCHASER shall be entitled to have and to hold the SAID FLAT for unto and to the use and benefit of the PURCHASER, their heirs, executors, administrators and nominees forever and without any claim, charge, interest, deemed or otherwise by the SELLER or any person/s claiming through the SELLER.



6. Upon the receipt of the balance consideration by the SELLER from the PURCHASER, the SELLER shall give to the PURCHASER all the original documents in respect of the SAID FLAT, including the aforesaid Original Agreement for Sale and any other original documents in the possession of the SELLER. Any earlier Disputes, outstanding, objections shall be solved and settled by SELLER and give PEACEFULL POSSESSION OF SAID FLAT.

7. The SELLER and the PURCHASER hereby agrees to sign the necessary Transfer Documents and any other papers required for the transfer of the SAID FLAT to the name of the PURCHASER. The SELLER shall at all times co-operate with the PURCHASER in effectively getting the SAID FLAT transferred in the name of the PURCHASER, herein.

Chawna

[Signature]

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8. The SELLER hereby undertakes and declares that from time to time and at all times hereafter and at the request and cost of the PURCHASER herein or their heirs, executors, administrators, assigns or counsel-in-law shall do and execute all the documents and such deeds and writings whatsoever for the assurances in law and better and more perfectly transferring the rights, title and interest and benefits in the SAID FLAT and every part thereof.
9. The SELLER hereby declares that he has not contracted to sell or mortgage the SAID FLAT to any person/s or any Financial Institution/s including a Bank/s and that he has full and independent right to sell and dispose off the SAID FLAT.
10. The SELLER hereby declare that he has not on or before the date of this Agreement transferred, assigned or in any other way encumbered or alienated their rights, title and interest in the SAID FLAT to any person/s .
11. The SELLER hereby further declares and undertakes to indemnify the PURCHASER in the event the PURCHASER or any person/s claiming through the SELLER suffer any loss or damage due to any claim put forward by a third party to the extent of the loss suffered by the PURCHASER or any person/s claiming through the SELLER.
12. The Stamp Duty, Registration fees and professional fees in respect of this Agreement shall be paid by the PURCHASER only.
13. The SELLER shall obtain from the SAID SOCIETY a 'No Objection Certificate' for the sale of the SAID FLAT prior to the execution of this Agreement and registration of the same.
14. The SELLER hereby irrevocably agrees that any other written Agreements precedent to this Agreement, if any, executed by the SELLER in favor of any third party in respect of the SAID FLAT stand nullified by this current Agreement and



W. Chaudhary

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Registration fees
2022

The SELLER hereby agrees that any liabilities such as Stamp Duty, Registration fees or any other levies in respect of any Documents executed previously by the SELLER or by the previous owners, in respect of the SAID FLAT shall be borne and paid by the SELLER alone without any hesitation and excuses.

16. The SELLER hereby agrees that he shall not hold the PURCHASER responsible or liable for payment of capital gain tax, if any arising pursuant to this sale.

17. Any disputes in respect of the sale of the SAID FLAT, shall be settled in Thane courts only, as the SAID FLAT and the executors to this Agreement are settled in Mumbai.

18. It is hereby agreed by and between the parties hereto, that they have thoroughly read the contents of this Agreement and that they have not found any mistakes. If after registration, the parties discover any mistakes, they are completely responsible for the same and accordingly, a Deed of Rectification shall have to be executed between both the parties herein, at the cost and consequences of either or both the parties.

PROPERTY SCHEDULE

Flat admeasuring about 912 sq.ft. Built-up area on the Flat No. A-2701, 27th Floor in 'A' wing of "Gokul Concorde Co-op. Housing Society Ltd. situated at Poisar Village, W.E. Highway, Kandivali (E), Mumbai-400 101, consisting of Thirty-three upper floors (with Lift facility) of the said property, CTS No. 799, 800, 801, 802 (part) & 803 (part), S.No. 21(part) & 22, H.No. 30(part), S. No. 22, H. No. 34(part), S.No.24, H. Ho. 2(part) Village-Poisar, Taluka-Borivali of the said property above referred to in the FIRST SCHEDULE hereinabove written.



W. Hanoo

[Signature]



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SIGNATURE		PHOTO

IN WITNESS WHEREOF the Parties have set and subscribed their respective hands on the day, month and year herein above written :

<p>NAME OF PARTY SIGNED & DELIVERED BY THE WITHIN NAMED 'SELLER' MR. DINESH M. KADAKANE PAN - AADPK7405N IN THE PRESENCE OF SIGN <u>[Signature]</u> ADD <u>Boreganw</u></p>	<p>SIGNATURE <u>[Signature]</u></p>	<p>PHOTO </p>
<p>NAME OF PARTY SIGNED & DELIVERED BY THE WITHIN NAMED 'PURCHASER' Ms. VIBHUTI SUDHIR CHAMRIA PAN - ASCPC8079M IN THE PRESENCE OF SIGN <u>[Signature]</u> ADD <u>A-605, Safalya chs.</u> <u>LINK ROAD Boreganw</u> <u>Mumbai - 400104</u></p>	<p>SIGNATURE <u>[Signature]</u></p>	<p>PHOTO </p>



RECEIVED from the within named Ms. VIBHUTI SUDHIR CHAMRIA - 'PURCHASER', the following Part payment of Rs.10,00,000/- (Rupees Ten Lakhs Only) out of the total consideration of Rs. 1,50,00,000 /- (Rupees One Crore Fifty Lakhs Only) in respect of sale of Flat admeasuring about 912 sq.ft.Built-up area on the Flat No. A-2701, 27th Floor in 'A' wing of "Gokul Concorde Co-op. Housing Society Ltd. situated at Poisar Village, W.E. Highway, Kandivali (E), Mumbai-400 101, consisting of Thirty-three upper floors (with Lift facility) of the said property, CTS No. 799, 800, 801, 802 (part) & 803 (part), S.No. 21(part) & 22, H.No. 30(part), S. No. 22, H. No. 34(part), S.No.24, H. Ho. 2(part) Village-Poisar, Taluka-Borivali of the said property in the following manner :


<u>CHEQUE NO.</u>	<u>DATED</u>	<u>DRAWN ON</u>	<u>AMOUNT</u>
003285	10/5/2022	IEFC Bank Malad Branch	Rs. 10,00,000/-
		Total	Rs. 10,00,000/-

Total - Ten Lakhs Only.
Place: Mumbai
Date:

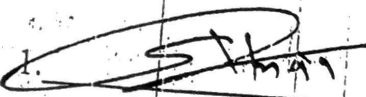
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I SAY RECEIVED
Rs. 10,00,000/-


MR. DINESH M. KADAKANE
SELLER

WITNESSES :

1. 

2. 

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SCHEDULE

Flat No A-2701 [admeasuring 1140 Sq. Ft. - Super Built-up Area or 912 Sq. Ft. - Built-up Area] on the 27th Floor in 'A' Wing of "Gokul Conconde Co-operative Housing Society Ltd." situated at ~~...~~ Village Western Express Highway, Kandivli (East), Mumbai-400101 constructed in the year 1997-98 with Stilt plus Thirty-three Upper Floors (with Lift facility) , on all that piece or parcel of land situated lying and being at the revenue Village Pesar Taluka Borivli in the Registration District and Sub District of Mumbai City and Mumbai Suburban bearing Firstly: C.T.S. ~~...~~ & Secondly: C.T.S.Nos. 799, 800, 801, 802(Part) & 803 (Part) S.No.21(Part) & 22, H.No.30(part), S.No.22, H.No.34(part), S.No.24, H.No.2(part), within the limits of "R-South" Ward of Brihanmumbai Mahanagar Palika.

[Signature]

IN WITNESS WHEREOF the parties hereto have hereunto set their respective hands the day, month and year Sixth herein above written:

Signed, Sealed and Delivered by the within named Transferor Mrs. Pushpaben D. Bosmia [Through her Constituted Attorney - Mr. Dineshchandra Jannadas Bosmia] in the presence of

[Signature]

[Handwritten signature]



Signed, Sealed and Delivered by the within named Transferee Mr. Dinesh M. Kadakane in the presence of

[Signature]

बदर-५
६३४४८

Register Folio No. 32 Number of Equity Shares 5 Certificate No 033

Share Certificate

GOKUL CONCORDE CO-OPERATIVE HOUSING SOCIETY LTD.

(Regd. Number : BOMW-R/HSG/TC/10634/99-2000 DT. 16.12.1999)
(Registered under the Maharashtra Co-operative Societies Act XXIV OF 1960)

At Society : Surya Village, Western Express Highway, Kandivali (E), Mumbai - 400 101.

Authorised Capital Rs. 1,00,000 Divided into 2,000 Shares of Rs. 50/- each

Flat / Row House No. A-2701

This is to certify that MRS. PUSHPABEM D. BOSMIA

is / are the Registered Holder/s of FIVE
fully paid - up shares Numbered Serially From 161 to 165
both inclusive, of Rupees Fifty each in the above named GOKUL CONCORDE
CO-OPERATIVE HOUSING SOCIETY LTD. Subject to the Bye - laws thereof.

Given under the Common Seal of
the said society, this 20th
day of JUNE, 2000

Rs. 250/-

[Signature]
Chairman

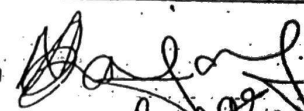

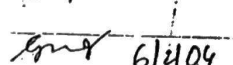
[Signature]
Hon Secretary

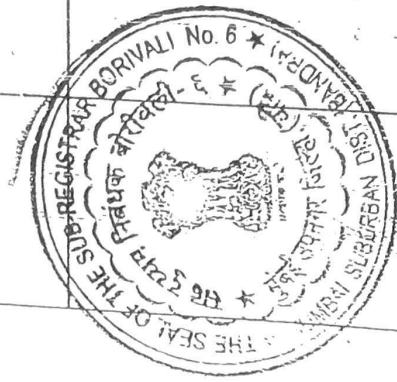
[Signature]
Hon Treasurer



NOTE : No transfer of any of the Shares comprised in this Certificate will be registered unless accompanied by this Certificate

MEMORANDUM OF TRANSFERS OF THE WITHIN MENTIONED SHARES

Sr. No. Of Transfer	Date of Genetal Body/ Managing Committee Meeting at which transfer was approved	To whom Transferred	Sr. No. In the Share Register at which the transfer of shares held by the transferor are registered	Sr. No. in the Share Register at which the name of the transfere is recorded	Authorised Signatory
1	2	3	4	5	6
1	09-01-04	MR. DINESH M. KADAKANA	33	121	Chairman  Hon. Secretary  Hon. Treasurer  61404
2					Chairman Hon. Secretary Hon. Treasurer
3					Chairman Hon. Secretary Hon. Treasurer
4					Chairman Hon. Secretary Hon. Treasurer
5					Chairman Hon. Secretary Hon. Treasurer



15-12-04
 90404
 2004

47

नरल - ६/		
90465	95	22
R.R.R.		

MUNICIPAL CORPORATION OF GREATER MUMBAI

NO. CHE/9418/BP(WS)AR OF 15 JUL 1999

Office of the
 Ex. Eng. Mdr Prop (W/S) R.R.R.
 Dr. Babasaheb Ambedkar Market Bldg.
 Kandivali (West), Mumbai-400 062.

Uday H. Shah,

Sub : Permission to occupy the completed building No. 1 on Plot bearing C.T.S. No. 7990 of village Poisar at Gokul Nagar (II) at the junction of 90'0" & 60'0" D.P. road situated off Western Express Highway at Kandivali (East)

Ref : Your Arch.'s letter No. SBS/2097 dt. 3.7.1999

The development work of building No.1 comprising per floors on plot bng. CTS. No. 7990 of village Poisar (II) at the junction of 90'0" & 60'0" D.P. road situated off Western Express Highway at Kandivali (East), completed by the son of Shri S.B. Shah, Licenced Surveyor, having son of Shri Shad Gokani, Licenced Structural Engineer, by Shri Rajendra J. Patel, Lic. Site Supervisor, may be occupied on the following conditions:-



That the certificates U/s 270A of R.M.C. Act shall be obtained from R/S Ward and a certified copy of the same shall be submitted to this office.

That the Co-Op. Society shall be formed and registered within 6 months from the date of issue hereof, or before B.C.C. whichever is earlier.

That all the deposits shall be claimed within 6 years from the date of occupation certificate or within one year from the date of occupation certificate whichever is earlier, failing which same will be forfeited.

One set of plan duly signed is returned herewith in token of approval.

Yours faithfully,

(Signature)
 Ex. Engineer, Bldg. Proposal
 (Western Suburban) R. Ward.

ANNEXURE - "C"

EXTRACT FROM THE PROPERTY REGISTER CARD.

City Survey पोरुखर

Tal. बोरिवली

Dist. Bombay Suburban District

बरल - ६/		
१०५५५	५८	४०
२०२२		

City Survey No. ८०३ Area sq. mts. ५२००० Tenure ५६६.५ Particulars of Assessment for rent paid to Govt. and when due for revision.

Easements

Holder in 19 origin of the Title (So far as traced).

Lessee

Other encumbrances

Other remarks



Date	Transaction	Vol. No.	New Holder (H) Lessee (L) or Encumbrances (E)	Attest. of L.O.
------	-------------	----------	---	-----------------

ना अंजीशनान् कारिशनान् अंजि शक्ति पधराह्
 मायन अंजि रजपत्र १ मे १८८० प्रथम प्रगण
 पानान् ५०१ नमः फसि रक्ष केपेदे क्षेत्र ५६६-०
 यां फि. डी. फि. रोड के संपादन के

२६/१०
 कि कि रक्षण
 नाम १०१०
 ८३५

SL
 फल संपादन केपेदे क्षेत्र
 पंक्ति करान् दासतादिने
 अंजिता त्याना करु करान्
 मपस्या कुसुमी केपि
 फि रक्ष मायन अंजि पधराह्
 केपेदे क्षेत्र नमः जाता
 शिमेला रादिमि क्षेत्र
 ५६०००-६ यां फि कारि

२६/१०
 कि कि रक्षण
 नाम १०१०
 ८३५



मज आरुधाचो वीरीख	२२.१.२५.५५	एकूण कर संरक्षण	१.२३.
मकाल कर वारिख	११.५.२५.५३	मकाली शुल्क	
मकाल दिव्याची वी	१५.५.५३	मकाली वी वारिख शुल्क	
मकाल कर वारिख	०२.	मकाली वी	
मकाली कर वारिख	१.१५.५३	मकाली वी शुल्क	
	५३५	मकाली वी	०.५५.
		मकाली वी शुल्क	
		एकूण मकाली वी	२२.

मत्य प्रतिलिपि
 २५/११/११
 जिल्हा निरांकन, मुंबई
 मगर भूमापन अधिकाारी क्र. १०
 मुंबई उपनगर, मुंबई

ANNEXURE - "C"

EXTRACT FROM THE PROPERTY REGISTER CARD.

City Survey पेठिकर

Tal. कोरीक

Dis. Bombay Suburban
District ०२२

नरल = ६/		
१०५७५	२०	१६५

City Survey No.	Area sq. mts.	Tennure	Particulars of Assessment for rent paid to Govt. and when due for revision.
<u>२०७</u>	<u>१२५</u>	-	-

Easements

Holder in 19 origin of the Title (So far as traced).

शेपिक

Lessee

Other encumbrances

Other remarks



Date	Transaction	Vol.No.	New Holder (H) Lessee (L) of Encumbrances (E)

Attestation.



अणु नं. १०५७५
 मकान नं. १०५७५
 मकान नं. १०५७५
 रायत नं. १०५७५
 वपरा नं. १०५७५
 एतद्द्वारा मालिका



सत्य प्रतिलिपि
 १२/२
 जिल्हा निकाशाचे सहायक उपनिरीक्षक
 १-महाराष्ट्र नगरपालिका क्षेत्र, मुंबई

बदल - ६/

90407 22 88

City Survey पेरिस Tal. कारिया Dist. Bombay Suburban District.

ANNEXURE - "C"

EXTRACT FROM THE PROPERTY REGISTER CARD.

City Survey No. 90407 Area sq.mts. 22 Tennure 88 Particulars of Assessment for rent paid to Govt. and when due for revision.

Basements 2073-2
2073-3
2073-4
2073-5
2073-6
2073-7
2073-8
2073-9
2073-10

Holder in 19... origin of the Title (So far as traced).

Other encumbrances

Other remarks

Date Transaction Vol.No. New Holder (H) Lessee (L) of Encumbrances (E) Attestation.



SIF

मा उ सं क के जोलप। त पुंके यो के कर।

अन्य प्रतिलिपि

SIF

मा उ सं क के जोलप। त पुंके यो के कर।

अन्य प्रतिलिपि

नकल जारी... 21/7/20

नकल जारी... 9/8/20

नकल जारी... 21/8/20

नकल जारी... 21/8/20



अन्य प्रतिलिपि

नकल जारी...

ANNEXURE बदल - ६/

90407 22 88

City Survey पेरिस Tal. कारिया Dist. Bombay Suburban District.

EXTRACT FROM THE PROPERTY REGISTER CARD.

City Survey No. 90407 Area sq.mts. 22 Tennure 88 Particulars of Assessment for rent paid to Govt. and when due for revision.

Basements 2073-2
2073-3
2073-4
2073-5
2073-6
2073-7
2073-8
2073-9
2073-10

Holder in 19... origin of the Title (So far as traced).

Other encumbrances

Other remarks

Date Transaction Vol.No. New Holder (H) Lessee (L) of Encumbrances (E) Attestation.



SIF

मा उ सं क के जोलप। त पुंके यो के कर।

अन्य प्रतिलिपि

SIF

मा उ सं क के जोलप। त पुंके यो के कर।

अन्य प्रतिलिपि



अन्य प्रतिलिपि

नकल जारी...

42 - 5
 2, 10, 23, 187
 2000

ANNEXURE - "C"

RECORD

Dist. Bantay Subura,
 District.

Area	Tennure	Particulars of Assessment for rent paid to Govt and when due for revision
24000 10000 20000		
<p>Other remarks</p> <p>See</p> <p>Other encumbrances</p>		



Date	Transaction	Vol. No.	New Holder (H) Lessee (L) or Encumbrances (E)	Attestation.
------	-------------	----------	---	--------------

24/10/00
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 2. 24/10/00
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24/10/00
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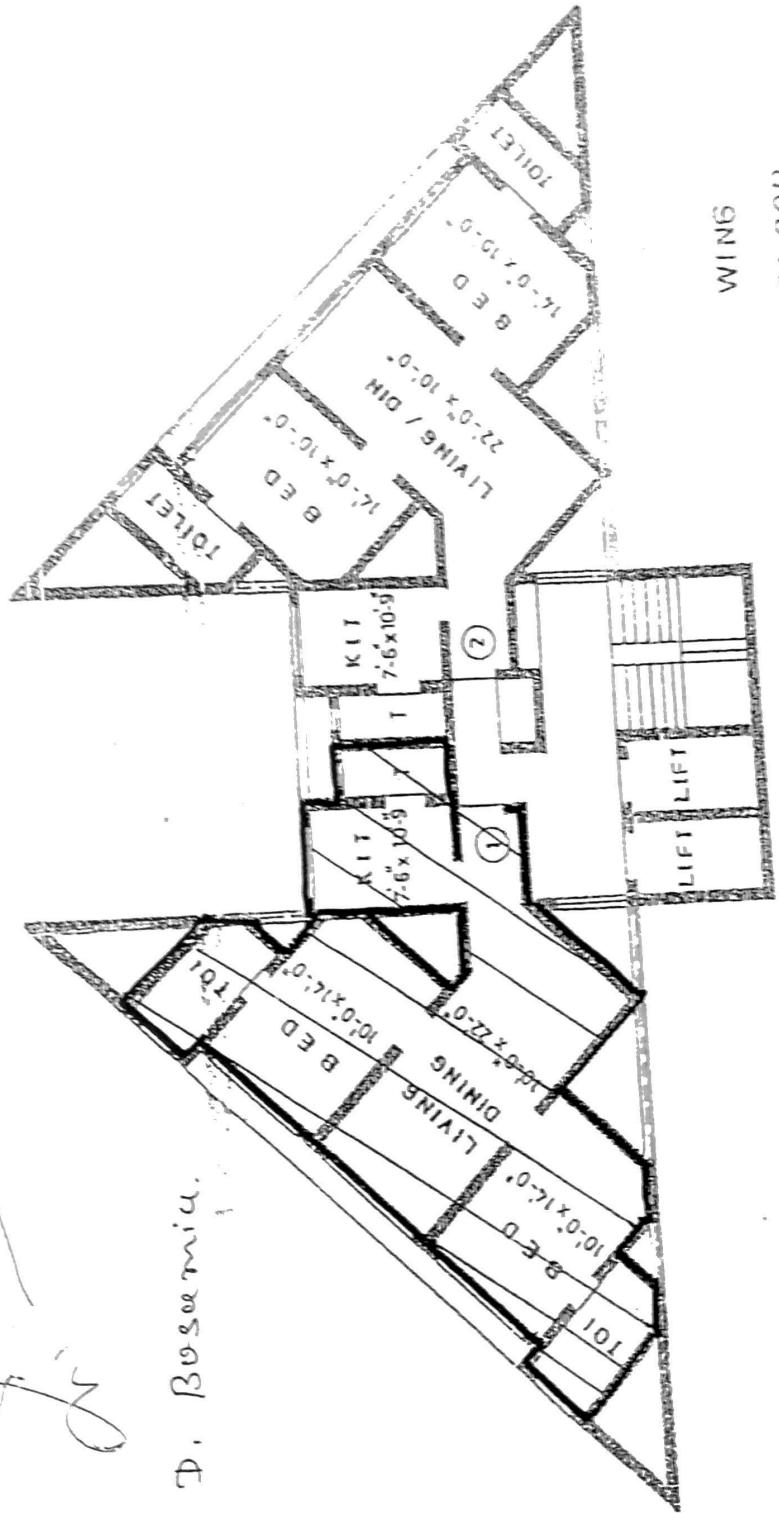
पञ्चम मन्त्रालय

संस्कृत विभाग

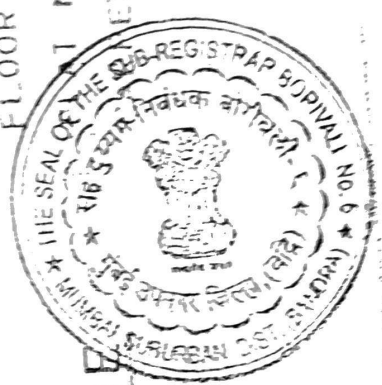
संस्कृत विभाग

बस्त, # ६/		
90401	25	28
1027/A	74810022	022

"A"
8TH FLR



WING
FLOOR
FLOOR



GOKUL CONCORDE
(1 TO 29TH FLOOR)



Je

Pushpa D. Bosemia.