

FLAT NO 004, BUILDING NO B-1,
C-WING, NIRANJAN,
THE DAHISAR SHREE AVDHOOT CHSL



AGREEMENT FOR SALE

TRANSFEROR'S

- MRS.RANJAN ARVIND VYAS.
- MR.ARVIND JAYANTILAL VYAS.

TRANSFeree'S

- MR.JITENDRA JANARDAN VAKODE.
- MRS.SUNITA J VAKODE.
- MR.JAYESH JITENDRA VAKODE.
- MR.HITESH JITENDRA VAKODE.

DARSHAN.RITA

STAMP DUTY & REGISTRATION CONSULTANTS
GOVERNMENT AUTHORISED SERVICE PROVIDER
SHOP NO 11, BARKHA BUILDING, NR. ROHIT HOSPITAL,
SWAMI VIVEKANANDA MARG, SHANTI NAGAR,
DAHISAR EAST, MUMBAI - 400068.
MOBILE NO - 8080279892.



IIFL HOME LOAN

List of Documents

Customer ID : 1588467
Linked Loan A/c Nos. : IL10183169, IL10191710, IL10192084,
Name : Mr. JITENDRA JANARDAN VAKODE
Address : THOMAS CHAWL
BALAJI NAGAR , C S ROAD, DAHISAR EAST
MUMBAI, MAHARASHTRA
PinCode : 400068
Mobile No : 9833411239

Date : 03/03/2022

Co-applicant name(s) : a j enterprise , Sunita tailoring , Mr. HITESH JITENDRA VAKODE , Mr. JAYESH JITENDRA VAKODE , Mrs. SUNITA JITENDRA VAKODE

Subject : List of documents for Loan A/C - IL10193456

Dear Mr. JITENDRA JANARDAN VAKODE ,

This is to confirm that the above mentioned loan facility is provided against the property situated at :FLAT NO.4 BULD NO.B1, C-WING NIRANJAN, DAHISAR AVDHOT CHSL, DAHISAR, C.S ROAD DAHISAR, MUMBAI, MAHARASHTRA, INDIA, 400068 and the following documents have been submitted to us with regards to the same.

1. ORIGINAL SHARE CERTIFICATE DATED 19851027 (SHARE CERTIFICATE NO 1458 + 1459 +1456 + 1457 + 1460) EXECUTED BY SHREE AVDHOT CO-OPERATIVE HOUSING SOCIETY LTD. IN FAVOR OF MR. ARVINDRAI RATILAL BUCH AND LATER ENDORSED IN F/O MRS. M.A BUCH AND THEN MRS. RANJAN ARVIND VYAS AND MR. ARVIND JAYANTILAL VYAS IN RESPECT OF THE SAID PROPERTY
2. ORIGINAL AGREEMENT TO SELL DATED 20211103 EXECUTED BY MRS. RANJAN ARVIND VYAS AND MR. ARVIND JAYANTILAL VYAS IN FAVOR OF MR. JITENDRA JANARDAN VAKODE, MRS. SUNITA J. VAKODE, MR. JAYESH JITENDRA VAKODE AND MR. HITESH JITENDRA VAKODE IN RESPECT OF THE SAID PROPERTY
3. ORIGINAL AGREEMENT TO SELL DATED 20011122 EXECUTED BY MRS. MANDAKINI ARVINDRAI BUCH IN FAVOR OF MRS. RANJAN ARVIND VYAS AND MR. ARVIND JAYANTILAL VYAS IN RESPECT OF THE SAID PROPERTY
4. ORIGINAL NO OBJECTION CERTIFICATE DATED 05/12/2021 EXECUTED BY DAHISAR SHREE AVDHOT CO-OPERATIVE HOUSING SOCIETY LTD. IN FAVOR OF IIFL-HFL IN RESPECT OF THE SAID PROPERTY
5. ORIGINAL OWN CONTRIBUTION RECEIPT OF RS. 2551000/- EXECUTED BY MRS. RANJAN ARVIND VYAS AND MR. ARVIND JAYANTILAL VYAS IN FAVOR OF MR. JITENDRA JANARDAN VAKODE, MRS. SUNITA J. VAKODE, MR. JAYESH JITENDRA VAKODE AND MR. HITESH JITENDRA VAKODE IN RESPECT OF THE SAID PROPERTY
6. ORIGINAL DEED OF DECLARATION DATED 20110728 EXECUTED BY MRS. MANDAKINI ARVINDRAI BUCH IN FAVOR OF MRS. RANJAN ARVIND VYAS AND MR. ARVIND JAYANTILAL VYAS IN RESPECT OF THE SAID PROPERTY
7. ORIGINAL POLICE FIR COPY DATED 11/12/2021
8. ORIGINAL NO CLAIM LETTER ISSUED FROM ADV PRASHANT A RANE DATED 22/12/2021
9. ORIGINAL PUBLIC NEWS PAPER IN VERNACULAR AND ENGLISH DATED 14/12/2021

We wish to inform you that the above documents shall be kept in our custody and the same shall be returned upon closure of the above mentioned loan account and linked loan account/s if any subject to satisfactory completion of closure process formalities.

In case of any queries, Contact us online <https://www.iifl.com/contact-us/home-loan/raise-a-request> or call at 1860-267-3000 / 7039-050-000

(This is a system generated document hence no signature is required)



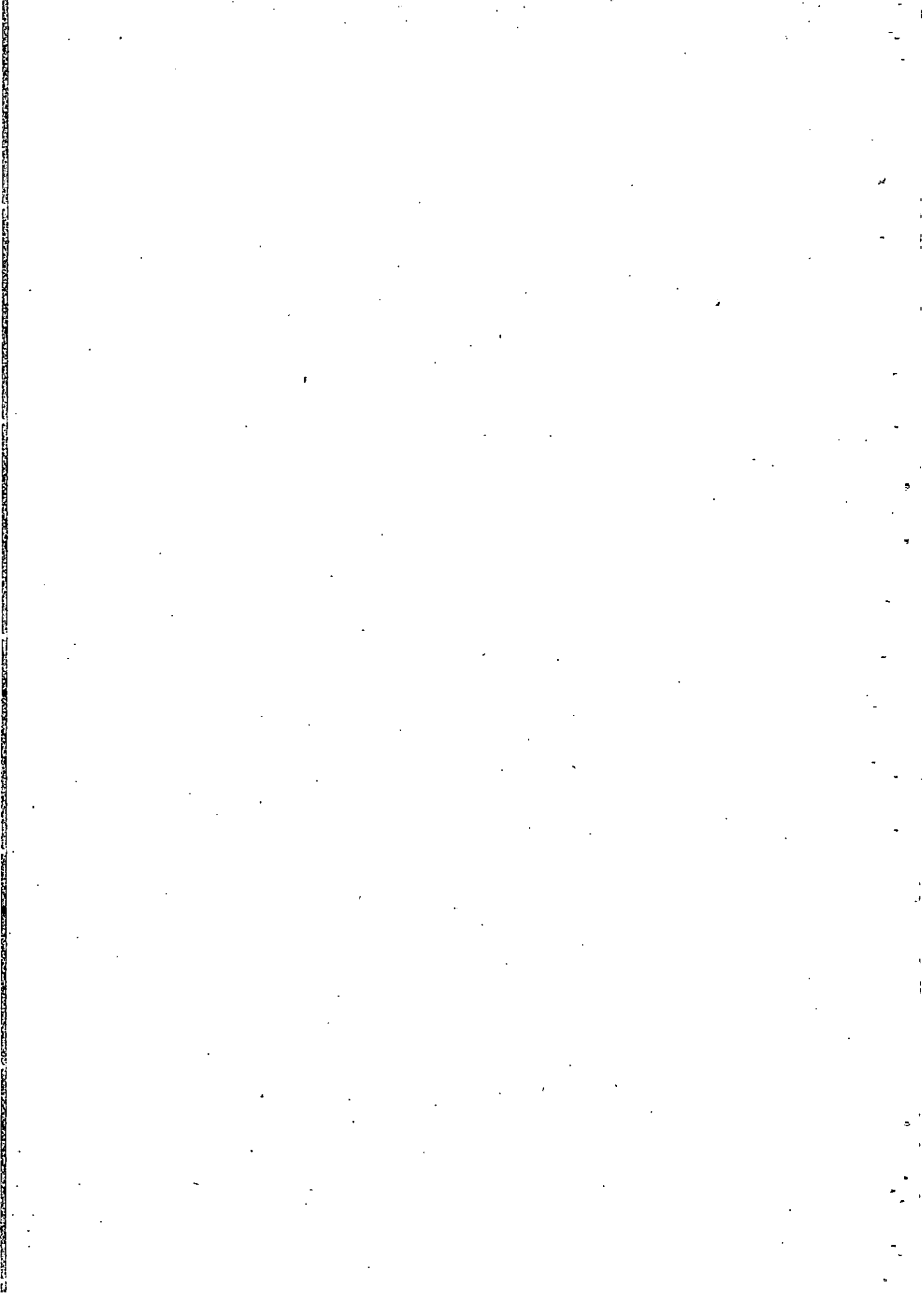
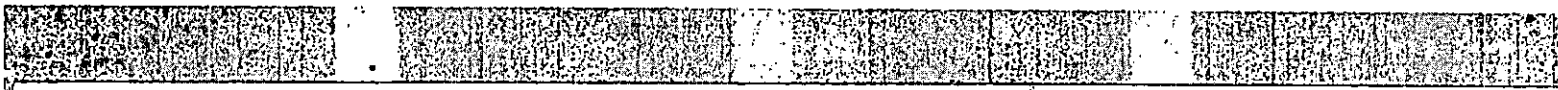
IIFL Home Finance Limited

Corporate Identity Number: U65993MH2006PLC166475

Corporate Office: Plot No. 98, Udyog Vihar, Phase - IV, Gurgaon - 122016 (Haryana)

Registered Office: IIFL House, Sun Infotech Park, Road No. 16V Plot No. B-23, MIDC, Thane Industrial Area, Wagle Estate, Thane - 400604

Tel: (91-124) 475 4900 | Helpline no. (1860-267-3000) • website: www.iifl.com/home-loans





Account Statement

Name :	Mr. JITENDRA JANARDAN VAKODE	Statement Date :	03/03/2022
Address :	Thomas chawl	Loan Account Number :	IL10193456
	Balaji Nagar	Sanction Loan Amount :	INR 5,063,202.00
	c s road, Dahisar East	Disbursed Loan Amount :	INR 5,063,202.00
	MUMBAI	Rate of Interest :	10.50%
	Maharashtra	EMI Amount:	INR 50,550.00
PinCode :	400068	Instalment Over Due :	INR 0.00
		Days Past Due:	0
		Balance Tenure (Months) :	239
		PF & Other Charges (Including GST):	INR 35,301.00
		Cersal Fee (Including GST) :	INR 0.00
		Collateral Evaluation Charge (Including GST) :	INR 0.00
		Presentation Charges (Including GST) :	INR 0.00
		Charges Paid :	INR 590.00
		Insurance Charges :	INR 263,202.00
		Loan Status :	ACT

Co-applicant name(s) : a j enterprise , Sunita tailoring , Mr. HITESH JITENDRA VAKODE , Mr. JAYESH JITENDRA VAKODE , Mrs. SUNITA JITENDRA VAKODE

Account Statement for Period : 01/01/2000 To 03/03/2022

Date	Particular	Debit	Credit	Balance
24/12/2021	Being loan Disbursal	5,063,202.00	0.00	5,063,202.00
10/01/2022	Interest Billing	24,763.00	0.00	5,087,965.00
17/01/2022	Payment Received	0.00	24,763.00	5,063,202.00
10/02/2022	Interest Billing	44,303.02	0.00	5,107,505.02
11/02/2022	Payment Received	0.00	50,550.00	5,056,955.02

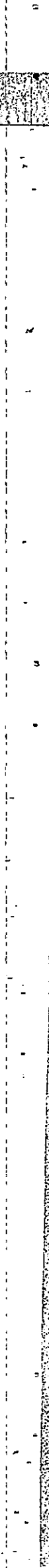
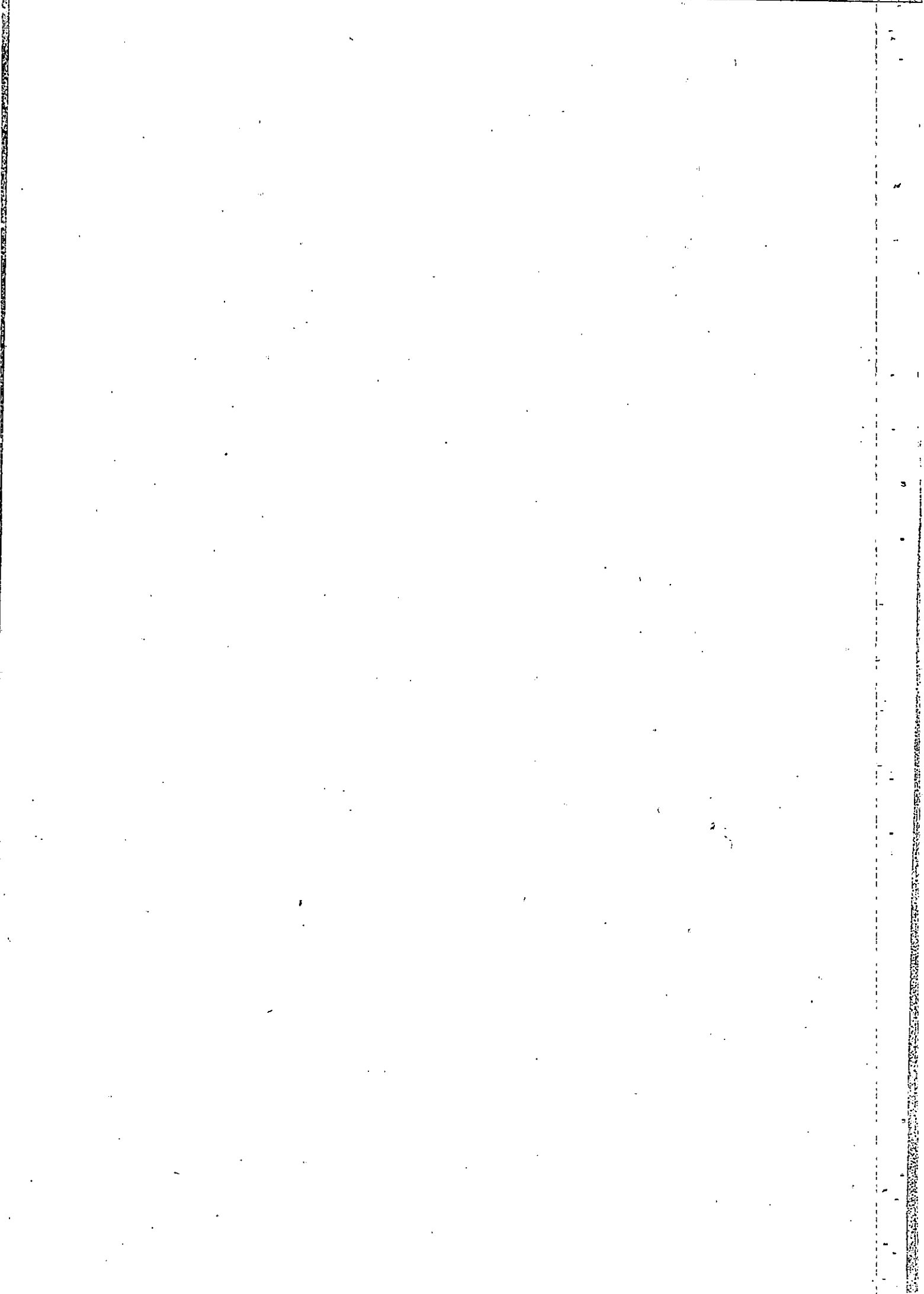
IIFL Home Finance Limited (Formerly known as India Infoline Housing Finance Limited)

Corporate Identity number - U65993MH2006PLC166475

Corporate Office Address : Plot No. 98, Udyog Vihar Phase IV, Sector 18, Gurgaon, Haryana 122016

Registered Office : IIFL House, Sun Infotech Park, Road No. 16V, Plot No. B-23, MIDC, Thane Industrial Area, Wagle Estate, Thane - 400604

Helpline Number: 1860-267-3000 | Tel: 022 - 6788 1000 | Fax: 022 - 6788 1010 | Website: www.iifl.com/home-loans



Receipt (pavti)

516/12833

पावती

Original/Duplicate

Monday, November 08, 2021

नोंदणी क्र.: 39M

10:56 AM

Regn.: 39M

पावती क्र.: 13294

दिनांक: 08/11/2021

गावाचे नाव: दहिसर

दस्तऐवजाचा अनुक्रमांक: बरल8-12833-2021

दस्तऐवजाचा प्रकार: ऑनलाईन टू सेल

सादर करणाऱ्याचे नाव: जितेंद्र जनार्दन वाकोडे

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 900.00


पृथांची संख्या: 45

एकूण:

रु. 30900.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे

11:16 AM ह्या वेळेस मिळेल.


स दु नि का बोरीवली 8

बाजार मुल्य: रु.5276880.6 /-

मोबदला रु.7351000/-

भरलेले मुद्रांक शुल्क : रु. 367600/-

प्रा. सह. दुय्यम निबंधक, बोरीवली - ८

1) देयकाचा प्रकार: DHC रकम: रु.900/-

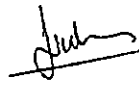
डीडी/धनादेश/पे ऑर्डर क्रमांक: 0311202106006 दिनांक: 08/11/2021

वॅकेचे नाव व पत्ता:

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

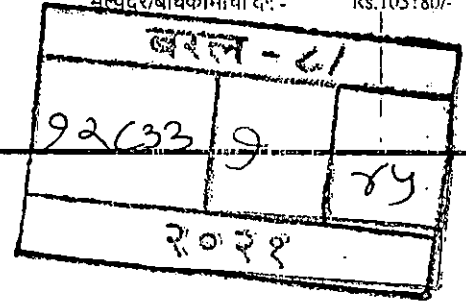
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH008406438202122E दिनांक: 08/11/2021

वॅकेचे नाव व पत्ता:





मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)					
Valuation ID	20211108276	08 November 2021, 10:42:55 AM			
मूल्यांकनाचे वर्ष	2021	बरस 8			
जिल्हा	मुंबई (उपनगर)				
मूल्य विभाग	89-दहीसर (बोरीवली)				
उप मूल्य विभाग	89/411 भूभाग: उत्तरेस लिंक रोड, पुर्वेस एस.व्ही. रोड, दक्षिणेस नदी व पश्चिमेस रेल्वे लाईन.				
सर्व्हे नंबर / न. भू. क्रमांक :	सि.टी.एस. नंबर#1247				
वार्षिक मूल्य दर तक्त्यानुसार मूल्यदर रु.					
खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	नांजमापनाचे एकक
47420	105180	135100	176700	105180	चौरस मीटर
बांधीव क्षेत्राची माहिती					
बांधकाम क्षेत्र(Built Up)-	50.17 चौरस मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बांधीव
बांधकामाचे वर्गीकरण-	1-आर सी सी	मिळकतीचे वय-	0 TO 2 वर्षे	मूल्यदर/बांधकामाचा दर-	Rs.105180/-
उद्घवाहन सुविधा-	आहे	मजला -	1st floor To 4th floor		
रस्ता सन्मुख -					
Sale Type - Resale	First Sale Date - 28/07/2011				
Sale/Resale of built up Property constructed after circular dt.02/01/2018					
मजला निहाय घट/वाढ		= 100% apply to rate= Rs.105180/-			
घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर		= ((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * घसा-यानुसार टक्केवारी) = खुल्या जमिनीचा दर) = (((105180-47420) * (100 / 100)) + 47420) = Rs.105180/-			
A) मुख्य मिळकतीचे मूल्य		= वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र = 105180 * 50.17 = Rs.5276880.6/-			
एकत्रित अंतिम मूल्य		= मुख्य मिळकतीचे मूल्य + बांधकामाचे मूल्य - मेडनलाईन मजला क्षेत्र मूल्य + लगतच्या गच्चीचे मूल्य + वरील गच्चीचे मूल्य + बंदिरा वाहन तळाचे मूल्य + खुल्या जमिनीचे वरील वाहने तळाचे मूल्य + इमारती भोवतीच्या खुल्या जागेचे मूल्य + बंदिस्त बात्कनी + मॅकेनिकल वाहनतळ = A + B + C + D + E - F + G + H + I + J = 5276880.6 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 = Rs.5276880.6/-			



Home

Print



प्र. सह. दुय्यम निबंधक, बोरीवली - ८
मुंबई उपनगर जिल्हा.

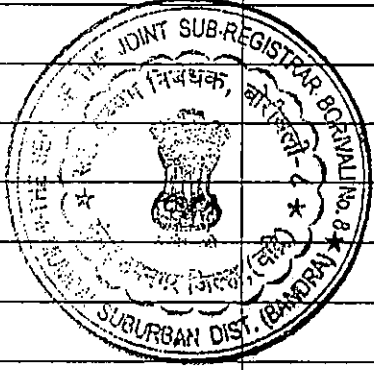


CHALLAN
MTR Form Number-6

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GRN	MH008406438202122E	BARCODE	[Barcode]		Date	03/11/2021-09:20:12	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty Registration Fee			TAX ID / TAN (If Any)				
				PAN No.(If Applicable)				
Office Name	BRL 8_JT SUB REGISTRAR BORIVALI 8			Full Name	JITENDRA JANARDAN VAKODE and others			
Location	MUMBAI			Flat/Block No.	THE DAHISAR SHREE AVDHoot CHS LTD,004			
Year	2021-2022 One Time			Premises/Bulding	Building No B-1/C Wing,NIRANJAN			
Account Head Details		Amount In Rs.		Road/Street	C.S Road,Avdhoot Nagar,Dahisar (East)			
0030045501 Stamp Duty		367600.00		Area/Locality	MUMBAI			
0030063301 Registration Fee		30000.00		Town/City/District				
				PIN	4 0 0 0 6 8			
				Remarks (If Any)	SecondPartyName=RANJAN ARVIND VYAS and other-			
				Amount In	Three Lakh Ninety Seven Thousand Six Hundred Rupee			
Total			3,97,600.00	Words	s Only			
Payment Details	IDBI BANK			FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Rel. No.	69103332021110310780	2711338214	
Cheque/DD No.				Bank Date	RBI Date	03/11/2021-09:21:44	Not Verified with RBI	
Name of Bank				Bank-Branch	IDBI BANK			
Name of Branch				Scroll No. , Date	Not Verified with Scroll			



Department ID :
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. : 1111111111
सदर चलान केवल द्रव्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलान लागू नाही.

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म. र. म. व. व.

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Jahnade
Pitru

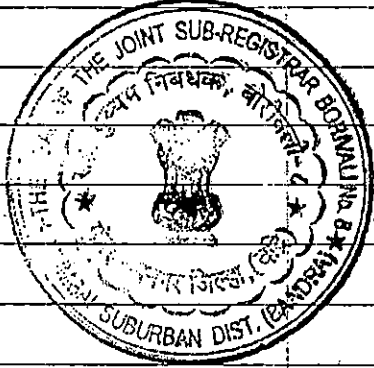
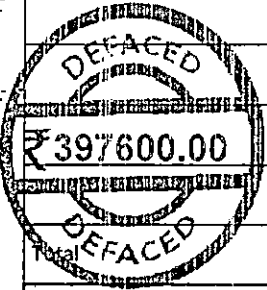


CHALLAN
MTR Form Number-6

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GRN	MH008406438202122E	BARCODE	[Barcode]			Date	03/11/2021-09:20:12	Form ID	25.2
Department	Inspector General Of Registration				Payer Details				
Stamp Duty	Registration Fee				TAX ID / TAN (If Any)				
Type of Payment	Registration Fee				PAN No.(If Applicable)				
Office Name	BRL & JT SUB REGISTRAR BORIVALI 8				Full Name	JITENDRA JANARDAN VAKUDE and others			
Location	MUMBAI				Flat/Block No.	THE DAHISAR SHREE AVDHOT CHS LTD,004			
Year	2021-2022 One Time				Premises/Building	Building No B-1/C Wing,NIRANJAN			
Account Head Details		Amount In Rs.		Road/Street	C.S Road,Avdhocl Nagar,Dah sar (East)				
0030045501	Stamp Duty	367600.00		Area/Locality	MUMBAI				
0030063301	Registration Fee	30000.00		Town/City/District					
				PIN	4 0 0 0 6 8				
				Remarks (If Any)	SecondPartyName=РАНJAN ARVIND VYAS and other-				
				Amount In	Three Lakh Ninety Seven Thousand Six Hundred Rupee				
				Words	s Only				
				Amount In	3,97,600.00				
				Words					
Payment Details	IDBI BANK				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Ref. No.	69103332021110310780		2711338214	
Cheque/DD No.				Bank Date	RBI Date	03/11/2021-09:21:44		Nct Verified with RBI	
Name of Bank				Bank-Branch	IDBI BANK				
Name of Branch				Scroll No. , Date	100 , 06/11/2021				



Department ID :

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

सदर चालन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चालन लागू नाही.

Mobile No. : 1111111111

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-516-12833	0004001076202122	08/11/2021-10:56:40	IGR557	30000.00
2	(IS)-516-12833	0004001076202122	08/11/2021-10:56:40	IGR557	367600.00
Total Defacement Amount					3,97,600.00

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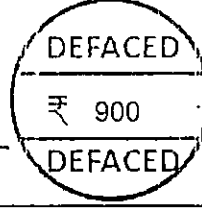
Document **H**andling **C**harges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN 0311202106006

Receipt Date 08/11/2021

Received from JITENDRA VAKODE, Mobile number 8080279892, an amount of Rs.900/-, towards Document Handling Charges for the Document to be registered on Document No. 12833 dated 08/11/2021 at the Sub Registrar office Joint S.R. Borivali 8 of the District Mumbai Sub-urban District.



Payment Details

Bank Name ICICIRB

Payment Date 03/11/2021

Bank CIN 10004152021110305482

REF No. 0248093859

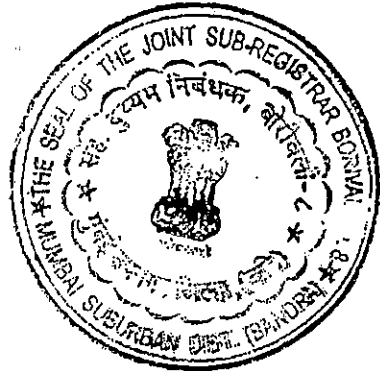
Deface No 0311202106006D

Deface Date 08/11/2021

This is computer generated receipt, hence no signature is required.



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AGREEMENT FOR SALE

ARTICLES OF THIS AGREEMENT is made and entered at Mumbai on this 3rd day of November, 2021. BETWEEN 1)MRS.RANJAN ARVIND VYAS (PAN: BHKPV8612F), aged 62 years, 2)MR.ARVIND JAYANTILAL VYAS (PAN: AAIPV4143K), aged 68 years, both Indian Inhabitants of Mumbai, residing at Flat No 004, B-1/C, Niranjn Apartment, 2nd Floor, Avdhoot Nagar, C. S. Road No-01, Near Subway, Dahisar East, Mumbai - 400068. hereinafter called "THE TRANSFEROR'S" (which expression shall unless it be repugnant to the context or meaning thereof include their heirs, executors, administrators and assigns) of the ONE PART.

२९वा २०२१
 मुंबई, महाराष्ट्र

[Handwritten signature]
 सुश्री रानजन वसंत वामने
 Jadhav
 [Signature]

बरेल - ८१		
१२३३	२	४५
२०२०		

AND

1)MR.JITENDRA JANARDAN VAKODE (PAN: AEFPV3157E) aged 50 Years, residing at Flat No B-407, Halkara Complex Chs Ltd, Ch Shivaji Road, Near Avdhoot Nagar, Dahisar East, Mumbai 400068, 2)MRS.SUNITA J VAKODE (PAN: AHWPV5385N) aged 44 Years, residing at 1st Floor, Thomas Compound, C. S. Road, Behind Golden Palace Hotel Balaji Nagar, Dahisar East, Mumbai 400068, 3) MR.JAYESH JITENDRA VAKODE (PAN: AVYPV2745C) aged 26 years, residing at Flat No B-407, Halkara Complex Chs Ltd, Near Awadhoot Nagar, Dahisar East, Mumbai 400068, AND 4) MR.HITESH JITENDRA VAKODE (PAN: AYSPV8856B) aged 23 years, residing at Room No 5, Thomas Chawl, Balaji Nagar, C. S. Road, Near Vidya Mandir School, Dahisar East, Mumbai 400068. Hereinafter called "THE TRANSFEREE'S" (which expression shall unless it be repugnant to the context or meaning thereof shall mean and include their heirs, executors, administrators and assigns) of the OTHER PART;

WHEREAS THE TRANSFEROR'S DOES HEREBY EXPRESSLY REPRESENTS AND DECLARES TO THE TRANSFEREE'S AS FOLLOWS :

a) TRANSFEROR'S hereinabove are in use, occupation, possession and lawful owner of the Flat premises bearing Flat No. 004 Building No B-1/C Wing, NIRANJAN on Second floor in THE DAHISAR SHREE AVDHOOT CO-OP HSG SOCIETY LIMITED situated at C. S Road, Avdhoot Nagar, Dahisar (East) Mumbai 400 068 admeasuring 40 sq. ft. built up area on the plot of land bearing C.T.S No. 1247, lying and being at Revenue Village: Dahisar, Tal: Borivali, in the Registration Sub District of Mumbai city and Mumbai Suburban District (Hereinafter called and referred to as the said Flat premises).

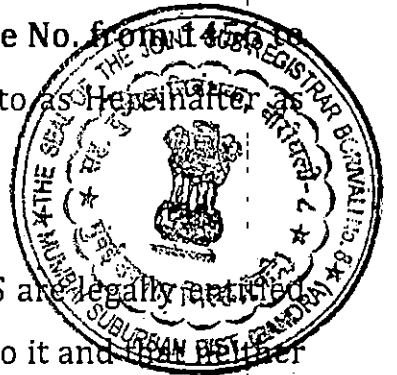


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- b) And WHEREAS the TRANSFEROR'S has purchased/acquired the said flat premises from MRS MANDAKINI ARVINDRAI BUCH by way of Agreement for Sale dated 22nd day of November, 2001.
- c) And WHEREAS LATE.MR.ARVINDRAI RATILAL BUCH husband of MRS MANDAKINI ARVINDRAI BUCH Purchased the said flat from builder M/S RIZVI CONSTRUCTION DEVELOPERS by way of Agreement dated 4th July, 1985.
- d), TRANSFEROR'S are one of the member of **THE DAHISAR SHREE AVDHOT CO-OP. HOUSING SOCIETY LTD**, Dahisar East, Mumbai 400068. bearing Registration No. BOM/ HSG/ 4832 OF 1976 hereinafter called "**The Said Society**" entitled in their favour Five(5) shares of Rs.50/- each bearing **Share Certificate No. from 1459 to 1460 (both inclusive)** (Hereinafter referred to as "**The said Shares**").
- e) That the premises aforesaid the TRANSFEROR'S are legally entitled to the said Flat together with benefits attached to it and the TRANSFEROR'S herein either personally or through any of there agents/ or constituted attorneys has or had at any time theretofore either created or agreed to create any third party rights or right, title, interests, or claim whatsoever in respect of the said flat.
- f) That the TRANSFEROR'S are in the exclusive and absolute possession of the said Flat with the full lock and key control with the actual custody and dominion over the possession of the said Flat with the benefits and that neither the TRANSFEROR'S had till date hereof at any time either agreed to induct or inducted any third party use, occupation, possession and/or enjoy of the said Flat or any part or portion whereof, in any way any manner whatsoever.



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g) That the TRANSFEROR'S herein have not been disqualified rendered		

disentitled either at law, equity or otherwise on account of any action, steps or proceedings or any act of commission or omission including any forfeiture, confiscation, acquisition, requisition and/or reservation and otherwise and there is no dispute filed or pending or disposed off in respect of the said Flat or in respect of the said building and the said property to the knowledge, notice (expressed and/or implied) and/or information of the TRANSFEROR'S.

h) That the manner aforesaid the TRANSFEROR'S has honestly, bonafidely and in good faith disclosed to the TRANSFEREE'S, all the materials facts and circumstances in respect of the said Flat with and said benefits without making any untrue, incorrect, dishonest, and/or fraudulent and non-bonafide representation (or any misrepresentations to or concealment from the TRANSFEREE'S in bad faith), of anything whatsoever in that behalf and in any manner whatsoever.

i) AND WHEREAS upon the strength of the representation and declaration made by the TRANSFEROR'S to the TRANSFEREE'S, the parties have negotiated for sale and purchase of the said Flat in the said building on the said property with the benefits with all incidental benefits and rights, title, interest, claim, estate, possession, and property rights in respect thereof at law, equity and otherwise at for price of **Rs.73,51,000/- (Rupees Seventy Three Lakhs Fifty One Thousand Only)** payable to the TRANSFEROR'S with vacant and peaceful possession of the said Flat with said benefits with legal right to have and call for all relevant deeds, documents, papers, and writings from the TRANSFEROR'S and the concerned parties contemplated by law as hereinafter mentioned in these presents with otherwise clear and marketable title, free from all encumbrances and reasonable doubts.



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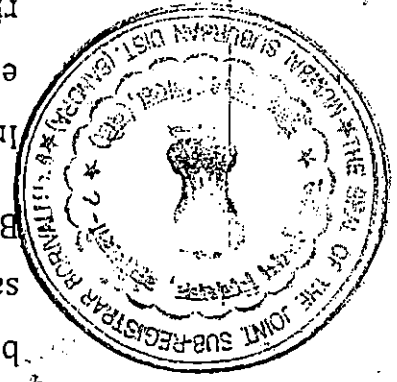
from all encumbrances in respect thereof at or for the price of Rs.73,51,000/- (Rupees Seventy Three Lakhs Fifty One Thousand Only) to be paid by the TRANSFERREES to the TRANSFERORS in the following manner.

a) Rs.25,51,000/- (Rupees Twenty Five Lakhs Fifty One Thousand Only), by way of cheque / NEFT, being the Advance Token/Part payment amount before execution of this agreement in respect of the said Flat premises the receipt whereof the Transferor's hereby admits, acknowledge and confirm at the foot of this agreement.

b) Rs.73,510/- (Rupees Seventy Three Thousand Five Hundred and Ten Only) being the Tax Deduction at Source @1% to be deposited by the Transferee as per Section 194IA of the Income Tax Act and the same shall be deemed to be received by the Transferor's and the Transferee shall deposit the said TDS and shall produce the TDS Challan to the Transferor's before the completion of the transaction. Transferor's shall pay the TDS amount and give the TDS certificate to the Transferor's.

c) Rs.47,26,490/- (Rupees Forty Seven Lakhs Twenty Six Thousand Four Hundred and Ninety Only), being the balance full and final consideration amount to the TRANSFERORS on or before 60 days from the date of Registration of Agreement for sale in respect of the said flat, by way of Bank Loan from Axis Bank.

In performing their part of the contract both the parties shall be entitled to specific performance of this agreement together with right to claim costs, charges and expenses and losses from the other.



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28/9/2008 (17/7)
 28/9/2008 (17/7)

particulars described in the schedule herein under written free
 Mumbai city and Mumbai Suburban District and more
 Dahisar, Tal: Borivall, in the Registration Sub District of
 bearing C.T.S No. 1247, lying and being at Revenue Village:
 068 admeasuring 540 sq. ft. built up area on the plot of land
 situated at C S Road, Avdhoot Nagar, Dahisar (East) Mumbai 400
 DAHISAR SHREE AVDHOOT CO-OP HSG SOCIETY LIMITED
 Building No B-1/C Wing, NIRANJAN on Second floor in THE
 TRANSFEREE'S shall purchase and acquire the said flat No. 004

2. The TRANSFEROR'S shall sell, transfer, assign and assure and the
 TRANSFEROR'S in her presents.

1. The TRANSFEROR'S hereby declares and confirms that what is
 recited hereinabove in respect of the said Flat and the said shares
 shall be treated as representations and irrevocable declarations on
 her part as if the same is reproduced herein in verbatim and form
 part of this clause. The TRANSFEROR'S hereby confirms that the
 TRANSFEREE'S has agreed to purchase the said Flat and the said shares
 on the correctness of the declarations and representations made by
 TRANSFEROR'S in her presents.



NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:-

AND WHEREAS now the parties are desirous of executing this
 regular agreement in respect of the said Flat in the said building on
 the said property with said shares and benefits and accordingly the
 parties have hereby mutually agreed upon certain terms, conditions,
 stipulations, and covenants in that behalf as here after appearing:

AND WHEREAS the TRANSFEROR'S has informed the said society
 the intention of transfer of the shares and interest of the capital/
 property of the society and obtained the necessary permission from
 the said society to sell, transfer and assign the said Flat to the
 TRANSFEREE'S.

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2008	2008	2008

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२ TRANSFEROR'S shall refund to the TRANSFEREE'S within a period of 60 (Sixty) days of the execution and registration of the Deed of Cancellation, the part consideration which may have till then been paid by the TRANSFEREE'S to the TRANSFEROR'S.		

8. If the TRANSFEROR'S fails to complete the contract as per this agreement and the TRANSFEREE'S is willing to pay and fulfill their part of agreement then the TRANSFEROR'S shall abide by the terms herein and shall be bound to complete the contract on their parts.
9. It is agreed between the parties that if there is any delay or default on the part of the TRANSFEROR'S in performing her part of the contract then the TRANSFEREE'S shall be entitled to specific performance of this agreement together with right to claim, costs, charges, and expenses and losses from the TRANSFEROR'S.
10. The TRANSFEROR'S shall immediately put the TRANSFEREE'S in vacant possession of the said Flat and shall surrender their rights, title and interest in favour of the TRANSFEREE'S and the TRANSFEREE'S shall be entitled to quietly enter upon, leave, hold, occupy, possess and enjoy the said Flat together with the fittings, fixtures, and other amenities provided by the Builder/developer said and absolutely without any let or sub-let.
11. The TRANSFEROR'S shall obtain the necessary permission from the said society to transfer all the rights, title, claim, interest and benefits whatsoever enjoyed by the TRANSFEROR'S including the shares, deposits, if any, in favour of the TRANSFEREE'S for further assuring in law and for better and more perfectly transferring all the rights, interest and benefits of the TRANSFEROR'S in respect of the said Flat unto the TRANSFEREE'S for exclusive use of TRANSFEREE'S thereof as aforesaid.



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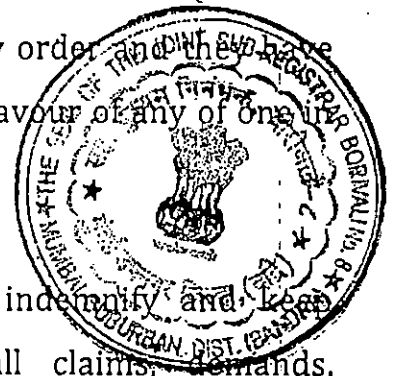
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12. The TRANSFEROR'S covenants with the TRANSFEREE'S that only they are the absolute owner of the said Flat premises hereby agreed to be transferred and sold and no other person or persons has or have any rights, title, interest in property claim or demand of any nature whatsoever in or upon the said Flat whether by way of sale, charge, mortgage, lien, gift, trust, inheritance, lease, license, easement or otherwise howsoever and they have good rights, full power and absolute authority to transfer and sell the same to the TRANSFEREE'S.

13. The TRANSFEROR'S further states and declares that they have paid the balance outstanding in respect of the said Flat and nothing is due and payable by them to the society.

14. The TRANSFEROR'S further covenants with the TRANSFEREE'S that they have not created any charge or encumbrances of whatsoever nature on the said Shares or the said Flat nor are the same by them and the subject matter of any attachment whatsoever (whether before or after judgement) or any prohibitory order, and they have not created any adverse right whatsoever in favour of any of one in respect of the same.

15. The TRANSFEROR'S hereby undertakes to indemnify and to indemnified the TRANSFEREE'S against all claims, demands, proceedings, costs, and expenses in connection with any liability which the TRANSFEREE'S may have to suffer or incur due to the claim from Govt. authorities, competent authorities (including stamps and Registration) and/or any third party relating to the said flat.



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16. The TRANSFEROR'S shall hand over to the TRANSFEREE'S all those relevant papers, documents in their possession and control relating to the said Flat at the time disbursement of loan amount from Axis bank and shall also sign such other papers, applications, forms, and declaration as may be required by the said TRANSFEREE'S from time to time for effectual transfer of the said Flat in the name of the TRANSFEREE'S.

17. The TRANSFEROR'S hereby declares that the said Flat is the self-acquired property of themselves and that no one else except them has any right, title, and interest in respect of the said Flat. On payment of full consideration amount TRANSFEROR'S shall let the TRANSFEREE'S to quietly and peacefully possess and occupy and enjoy the said Flat without any let, hindrance, denial, demand, interruption or eviction by the TRANSFEROR'S or any other person lawfully or equitably claiming through, under or in trust for the TRANSFEROR'S.

18. Neither the Government nor any public authority has issued any order under Income Tax Act, Wealth Tax Act, Maharashtra Land Revenue Code or under any statute restraining the TRANSFEROR'S from selling or disposing of the said Flat or any part thereof in any manner whatsoever.

19. That the TRANSFEROR'S have not received any notice from the Municipal Corporation of Greater Mumbai and/or Government and/or any other statutory body or authority for acquisition or requisition of the said flat.

20. The TRANSFEREE'S shall lodge the present agreement before the concerned Registrar of Assurances and the TRANSFEROR'S shall admit their signature on the said agreement before the said authority within the prescribed time limit as per law.

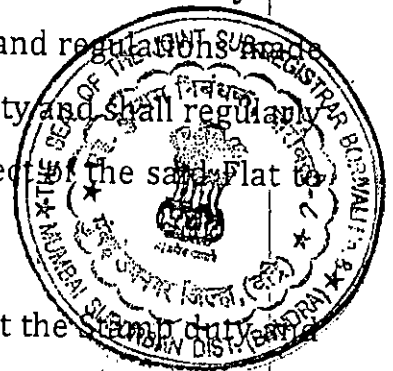


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21. That after completion of registration work of Agreement for sale, neither TRANSFEROR'S, nor TRANSFEROR'S legal heirs, executors, and administrators shall and will not have any right, title, interest, or claim to the said flat.
22. The TRANSFEROR'S hereby covenants with the TRANSFEREE'S that they shall pay to the said society all their shares of taxes and outgoings etc. up to execution of this agreement and henceforth all the maintenance charges shall be borne by the TRANSFEREE'S.
23. It is specifically agreed by and between the parties that the transfer charges payable to the society in respect of said Flat premises shall be borne by the TRANSFEROR'S and TRANSFEREE'S in equal ratio and other charges for registration work and paper work shall be borne by the TRANSFEREE'S only and all pending registration and stamp duty charges and other out goings if arise in future, relating to earlier period, then the TRANSFEROR'S are liable to pay the said pending charges/outstanding dues to the concerned authorities.
24. The TRANSFEREE'S shall become the member of the society and shall abide by all and singular bye-laws, rules, and regulations made and adopted from time to time by the said society and shall regularly pay the monthly maintenance charges in respect of the said Flat to the said society without any default.
25. It is also agreed by and between the Parties that the stamp duty on the registration charges in respect of the present agreement shall be borne and paid by the TRANSFEREE'S.
26. The TRANSFEROR'S hereby agrees to obtain and produce the N.O.C. of the said society before completion of the registration work and handover the said NOC to the TRANSFEREE'S at the time of



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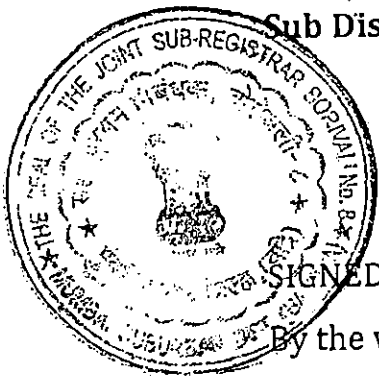
registration of the said Flat premises for transfer of the said Flat in the name of TRANSFEREE'S in their records.

27. The TRANSFEROR'S shall handover the chain of original Agreement, documents, related to the transaction to the TRANSFEREE'S at the time of registration of Agreement for sale.
28. That the TRANSFEROR'S had no objection if the concerned authority of society Transfer the said Share certificate in the name of TRANSFEREE'S in respect of the said Flat premises.
29. This Agreement shall always be subject to provisions contained in the Maharashtra Co-operative societies Act, 1960 and/or rule 1961.

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

THE FIRST SCHEDULE OF THE PROPERTY REFERRED TO ABOVE

All That a self contained residential premises being Flat No. 004 Building No B-1/C Wing, NIRANJAN on Second floor in THE DAHISAR SHREE AVDHOOT CO-OP HSG SOCIETY LIMITED, situated at C S Road, Avdhoot Nagar, Dahisar (East) Mumbai 400 068 admeasuring 540 sq. ft. built up area on the plot of land bearing C.T.S No. 1247, lying and being at Revenue Village: Dahisar, Tal: Borivali, in the Registration Sub District of Mumbai city and Mumbai Suburban District.



SIGNED SEALED AND DELIVERED
By the withinnamed 'TRANSFEROR'S
1) MRS. RANJAN ARVIND VYAS



29/02/2022

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2) MR. ARVIND JAYANTILAL VYAS



In the presence of

- 1) Nyasha
- 2) Nikdash

Arvind Jayantilal Vyas

SIGNED SEALED AND DELIVERED

By the withinnamed 'TRANSFEREE'S.

1) MR. JITENDRA JANARDAN VAKODE



Jitendra

2) MRS. SUNITA J VAKODE



Sunita Janardan Vakode

3) MR. JAYESH JITENDRA VAKODE

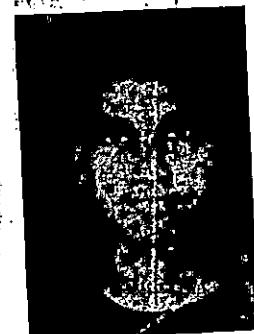


4) MR. HITESH JITENDRA VAKODE

)

In the presence of

- 1) Nyasha
- 2) Nikdash



Hitesh

Hitesh

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RECEIPT

RECEIVED of and from the TRANSFEREE'S 1)MR.JITENDRA JANARDAN VAKODE, 2)MRS.SUNITA J VAKODE, 3)MR. JAYESH JITENDRA VAKODE and 4)MR. HITESH JITENDRA VAKODE, a sum of 25,51,000/- (Rupees Twenty Five Lakhs Fifty One Thousand Only), by way of cheque, being the Advance Token/part payment out of the total consideration price of Rs.73,51,000/- (Rupees Seventy Three Lakhs Fifty One Thousand Only) The said amount is received by us in the following manners:-

Date	Banker's name and branch	Cheque Nos/NEFT/UPI	Amount
02-07-2021	Union Bank	572742	25000
02-07-2021	Janseva Bank	100179	100000
04-08-2021	Union Bank	121623712206	50000
07-09-2021	Union Bank	125002673238	50000
22-09-2021	Union Bank	577901	400000
27-09-2021	Union Bank	577902	260000
29-09-2021	Union Bank	577903	640000
01-11-2021	Union Bank	UBINH21305381426	1026000
		TOTAL	25,51,000



We SAY RECEIVED

Rs. 25,51,000

1)MRS.RANJAN ARVIND VYAS

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2)MR.ARVIND JAYANTILAL VYAS

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TRANSFEROR'S

WITNESSES:-

- 1)
- 2)



दस्तक्रमांक व वर्ष: 7804/2011

Friday, October 07, 2011

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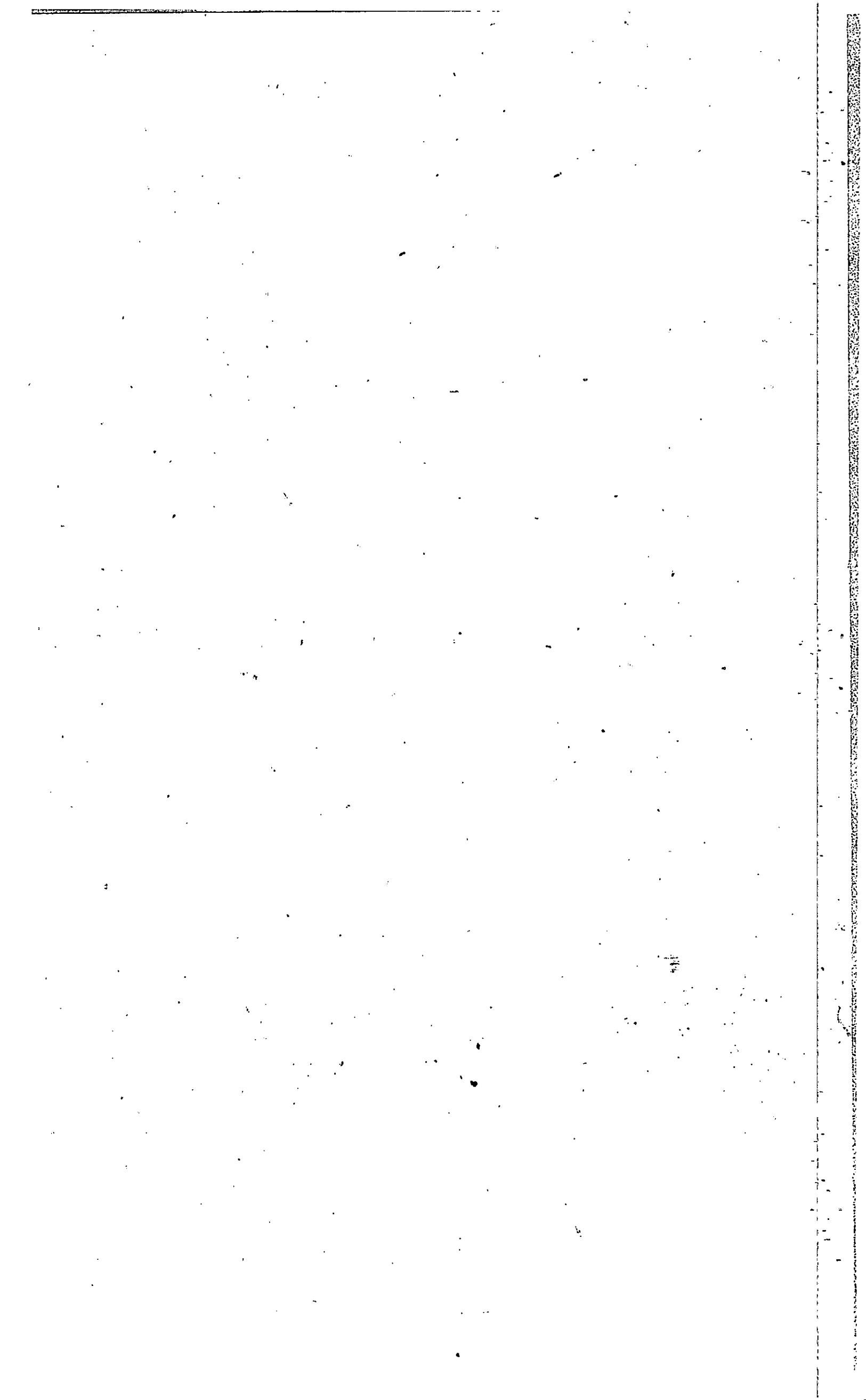
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- (1) विलेखाचा प्रकार, भोवदल्याचे स्वरूप घोषणा पत्र व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणा देतो की पट्टेदार ते नमूद करावे) भोवदला रु. 450,000.00 वा.भा. रु. 642,500.00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1) सिटिएस क्र.: 1427 वर्णन: मुळ दस्त निष्पादन दि 22/11/2001, भरलेले मु शु रु 17300/-, टॅड रु 500/-, सी ओ वी/ए वाय/यु-2/58/2008 दि 24/7/2009----- सदनिका क्र वी/1, सी विंग, दुसरा मजला, निरंजन, द दहिसर श्री अवधुत को ऑप हौ सो लि, सी एस रोड, दहिसर पु मुं 68
- (3) क्षेत्रफळ (1) 540 चौ फूट विल्टअप
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा (1)
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) - - - - - घर/प्लॉट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेट/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) रंजनेन अरविंद व्यास - - - - - घर/प्लॉट नं: वी/1, सी विंग, दुसरा मजला, निरंजन, द दहिसर श्री अवधुत को ऑप हौ सो लि, सी एस रोड, दहिसर पु मुं 68; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेट/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -
- (2) अरविंद जयंतीलाल व्यास - - - - - घर/प्लॉट नं: वरीलप्रमाणे; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेट/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -
- (7) दिनांक. करून दिल्याचा 28/07/2011
- (8) नोंदणीचा 07/10/2011
- (9) अनुक्रमांक, खंड व पृष्ठ 7804/2011
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 100.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 6800.00
- (12) शंरा





THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LIMITED

(Registered under M. C. S. Act. 1960, Reg. No. BOM/HSG/4832 of 1976)

SHARE CERTIFICATE NO. 1456

Authorised Share Capital Rs. 2,50,000 Divided into 5000 Share each of Rs. 50/-

Member's Register No. 320 Share Certificate No. 1456

THIS IS TO CERTIFY that Shri / Smt. Arvind Rai Lal Ratilal Butek

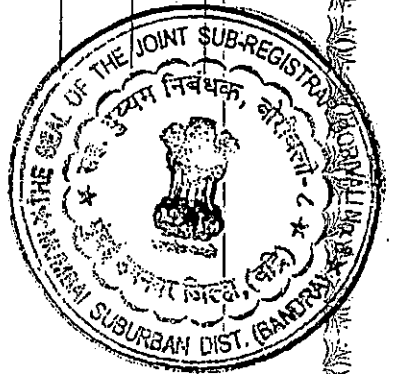
P/1 - C-4

is the Registered Holder of this Share of Rupees FIFTY ONLY in THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LTD.

subject to the Bye-laws of the said Society and that upon the sum of Rupees FIFTY ONLY has been paid.

GIVEN under the Common Seal of the said Society at BOMBAY

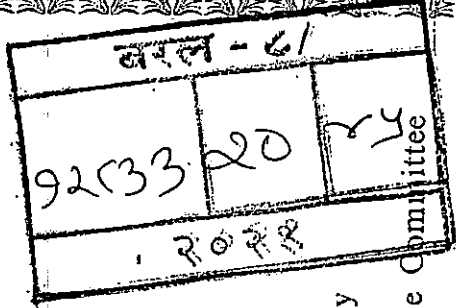
this 27th day of OCT. 1985



[Signature] Chairman

[Signature] Hon. Secretary

[Signature] Member of the Committee



P. T. O.

Memorandum of the transfers of the within mentioned Share

Date of Transfer	Transfer No.	Share Regr. No. (Old)	To whom transferred	Share Regr. (New)
29/5/01	575 <i>Wansam</i> CHAIRMAN	320 <i>Wansam</i> SECRETARY	<i>Wansam</i> To whom transferred M.A. Smt. Ranjan A. Vyas S. M. Kulkarni Comm. Member	
29/01/02	588 <i>Wansam</i> CHAIRMAN	575 <i>Wansam</i> SECRETARY	Smt. Ranjan A. Vyas S. M. Kulkarni Comm. Member	



वर्ग - 61		
92033	29	84

Chairman

Hon. Secretary

Committee Member

THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LIMITED

(Registered under M. C. S. Act. 1960, Reg. No. BOM/HSG/4832 of 1976)

SHARE CERTIFICATE NO. 1457

Authorised Share Capital Rs. 2,50,000 Divided into 5000 Share each of Rs. 50/-

Member's Register No. 320 Share Certificate No. 1457

THIS IS TO CERTIFY that Shri/Smt: Arvind Raj Bahadur Barch
B/1 C-4

is the Registered Holder of this Share of Rupees FIFTY ONLY in THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LTD.

2533	20	25
FIFTY ONLY		

subject to the Bye-laws of the said Society and that upon the sum of Rupees 50/- has been paid.

GIVEN under the Common Seal of the said Society at BOMBAY

this 27th day of Oct 1985

[Signature] Chairman

[Signature] Hon. Secretary

[Signature] Member of the Committee



P. T. O.

Memorandum of the transfers of the within mentioned Share

Date of Transfer	Transfer No.	Share Regr. No. (Old)	To whom transferred	Share Regr. (New)
29/5/01	575	320	Smt. M. A. Bawa Mansari,	
	CHAIRMAN Mansari,	SECRETARY Mansari	S. N. - Madhok Comm. Member	
24/01/02	588	575	Smt. Ramjan A. Vyas Smt. Arvind J. Vyas. Palankar. Comm. Member	
	CHAIRMAN Palankar	SECRETARY Palankar		

Chairman

Hon. Secretary

Committee Member



बयल - ८१		
१२५३३	२३	७५

THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LIMITED

(Registered under M. C. S. Act. 1960, Reg. No. BOM/HSG/4832 of 1976)

SHARE CERTIFICATE NO. 1458

Authorised Share Capital Rs. 2,50,000 Divided into 5000 Share each of Rs. 50/-

Member's Register No. 320 Share Certificate No. 1458

THIS IS TO CERTIFY that Shri/Smt. Arvind Rai Ravidh Buch

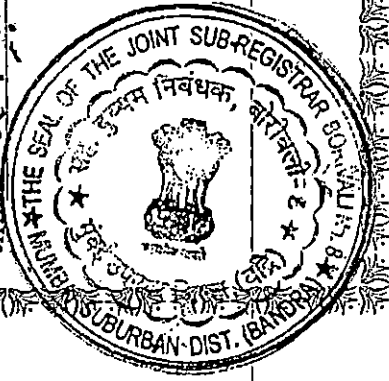
B/1 C-4

is the Registered Holder of this Share of Rupees FIFTY ONLY in THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LTD.

subject to the Bye-laws of the said Society and that upon the sum of Rupees FIFTY ONLY has been paid.

GIVEN under the Common Seal of the said Society at BOMBAY

this 27th day of Oct 1988



Chairman

Hon. Secretary

Member of the Committee

92533	27	27
2028		
बसल - 61		

P. T. O.

Memorandum of the transfers of the within mentioned Share

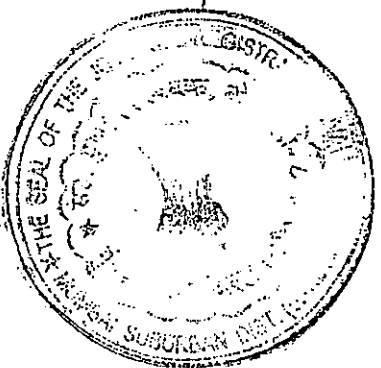
Date of Transfer	Transfer No.	Share Regr. No. (Old)	To whom transferred M. A.	Share Regr. (New)
22/5/01	585	320	Smt. A. A. Brada Bandra	
22/10/02	588	525	S. M. Madkar Comm. Member	
	CHAIRMAN	SECRETARY	Smt. Ramson A. Vyas. Smt. Arvind S. Vyas. Rajinder Comm. Member	

Chairman

Hon. Secretary

Committee Member

बारल - 61	9233	24/85
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THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LIMITED

(Registered under M. C. S. Act. 1960, Reg. No. BOM/HSG/4832 of 1976)

SHARE CERTIFICATE NO. 1459

Authorised Share Capital Rs. 250,000 Divided into 5000 Share each of Rs. 50/-

Member's Register No. 320 Share Certificate No. 1459

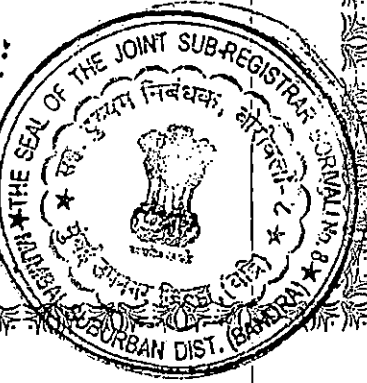
THIS IS TO CERTIFY that Shri/Smt. Arvind Rai Rabital Buch
BA C-4

is the Registered Holder of this Share of Rupees FIFTY ONLY in THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LTD.

subject to the Bye-laws of the said Society and that upon the sum of Rupees FIFTY ONLY has been paid.

GIVEN under the Common Seal of the said Society at BOMBAY

this 27th day of Oct 1983



 Chairman

 Hon. Secretary

 Member of the Committee

P. T. O.

बदल - ६/		
92533	28	84
२०२२		

Memorandum of the transfers of the within mentioned Share

Date of Transfer	Transfer No.	Share Regr. No. (Old)	To whom transferred	Share Regr. (New)
29/5/01	575 Lanang CHAIRMAN	338 A. J. SECRETARY	Smt. M. A. Bueda Lanang, Comm. Member	
24/10/02	588 A. V. S. CHAIRMAN	575 A. J. SECRETARY	Smt. Rensom A. Vyas. Shri Arvind J. Vyas. Polankar Comm. Member	

Chairman

Hon. Secretary

Committee Member

बरेल - ६॥	१२५३३	२५४४	
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THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LIMITED

(Registered under M. C. S. Act. 1960, Reg. No. BOM/HSG/4832 of 1976)

SHARE CERTIFICATE NO. 1460

Authorised Share Capital Rs. 2,50,000 divided into 5000 Share each of Rs. 50/-

Member's Register No. 320 Share Certificate No. 1460

THIS IS TO CERTIFY that Shri Smt. Arvind Rai Ratilal Buch

P/A C-4

is the Registered Holder of this Share of Rupees FIFTY ONLY in THE DAHISAR SHREE AVADHOOT CO-OPERATIVE HOUSING SOCIETY LTD.

subject to the Bye-laws of the said Society and that upon the sum of Rupees FIFTY ONLY has been paid.

GIVEN under the Common Seal of the said Society at BOMBAY

THIS THE 7th day of Oct 1985

Chairman

Hon. Secretary

Member of the Committee

P. T.

92133		92	61



Memorandum of the transfers of the within mentioned Share

Date of Transfer	Transfer No.	Share Regr. No. (Old)	To whom transferred	Share Regr. (New)
22/5/01	585	320	Smt. M.A. Bwela	
22/10/02	588	575	Smt. Ramtan A.Vyas. Smt. Arvind. J. Vyas. Hasturkar Comm. Member	

CHAIRMAN
Mansam

SECRETARY
Phy

[Signature]
CHAIRMAN

[Signature]
SECRETARY

बकल - ६॥	
92033	22/5/01
20/	

Chairman

Hon. Secretary

Committee Member



वरल - ८ /
१२३३ ८० १५

Office of the Asst. Eng. Bldg. Proj. (WS) F & E
Dr. Ambedkar Market, Mandivli (W) BOMBAY 67.

Municipal Corporation of Greater Bombay.

No. GE/4228/BSII/AR.

To
Shri Subhash Avasare, Architect.
8 APR 1983

Sub: Permission to occupy the completed bldg. B1
at S.No. 16, 61, 62(pt) of Village Dahisar
at Dahisar East.

Sir,

Ref: Your letter dated 2-11-82.

By direction I have to inform you that the permission to occupy the completed portion of ground + 4 upper floors shown by you in red colour in plans submitted by you on 2-11-82 is hereby granted. Please note that this permission is without prejudice to action u/s 353A/471 of B.M.C. Act and subject to following conditions:

1. That certificate u/s 270A of B.M.C. Act shall be obtained from A.E.W.R. and certified copy of same submitted to this office.
2. That all terms & conditions of approved layout/subdivision/annulment shall be complied with.
3. D.I.L.R.'s certificate for transfer of ownership of setback 1: in the name of M.C.G.B. to be submitted before B.C.C. Chair
4. Water supply for the premises for which occupation is granted will be restricted to 50% of normal requirement and for short supply of water will be entertained in future.

Yours faithfully

Shri G. S. Patil

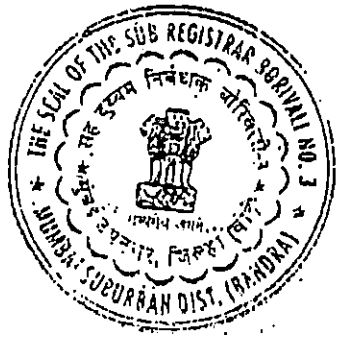
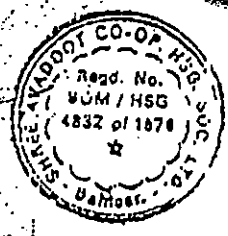
Asstt. Engineer Bldg. Proj. (WS)



GOK

For DAHISAR SHREE AVADHOUTCHS LTD.

G. S. Patil
ADMINISTRATOR



TRUE COPY

वरल - ६ /
५२०३ ३२
२०१०



अनुसूच - 1st		
9233	89	84
२०२१		



To: IFSC
 Payment
 MCGH
 सदर द
 करण
 सामानि
 प्राप्त मा
 माझे रु
 अ) मास
 ब) वार
 क) सुरति



बृहन्मुंबई महानगरपालिका

करनिर्धारण व संकलन खाते

मालमत्ता करदेयक

बृहन्मुंबई महानगरपालिका अधिनियम, 1888 मधील कलम 200 अन्वये बजावण्यात आलेले मालमत्ता करदेयक

सेवा क्रमांक
RN1608650910000

मानमत्ता करवर्ष
2020-2021

देयक क्रमांक
202010BIL12841055
202020BIL12841056

देयक दिनांक
01/04/2021

पक्षकाराचे नाव व पत्ता : THE SECRETARY DAHISAR

SHREE AVADHOOT CO-OP,HSG SOCIETY LTD,PLOT B-1
CHATRAPATISHIVAJI MARG DAHISAR EMUMBAI 400068

प्रेषक -

Assit. Assessor & Collector, R North Ward, Municipal Office Building,
Below Sangeetkar Sudhir Phadke Flyover Bridge, Jaywant Sawant
Marg, Dahisar (West), Mumbai - 400 092.

ईमेल -

aacrn.ac@mcgm.gov.in

दूरध्वनी क्र. 022 2895 9707

मालमत्ता क्रमांक,सदनांक,इमारतीचे नाव/ विंग, सी.टी.एस.क्र. / प्लॉट क्र., गावाचे नाव, मार्ग क्र., मार्गाचे नाव, ठिकाण, मानमत्तेचे वर्णन, करदात्याची नावे.
R 7386 (14) PLOT B SHIVAJI RD DAHISAR EAST HOUSE AVDH OOT PL B HOLDER OF THE PPTY OCC DAHISAR SHREE AVDHOOT CO OP
HSG, SOCIETY LTD

प्रथम करनिर्धारण दिनांक:

01/04/1979

जलजोडणी क्रमांक :

एकूण भांडवली मूल्य:

₹ 89191415

एकूण भांडवली मूल्य:

₹ Eight Crore Ninety One Lakh Ninety One Thousand Four Hundred Fifteen Only
(अक्षरी)

दि.31/03/2010 या तारखेपर्यंतची धरवाकी ₹ 0

दि. 01/04/2010 ते 31/03/2020 या तारखेपर्यंतची धरवाकी ₹ 5408

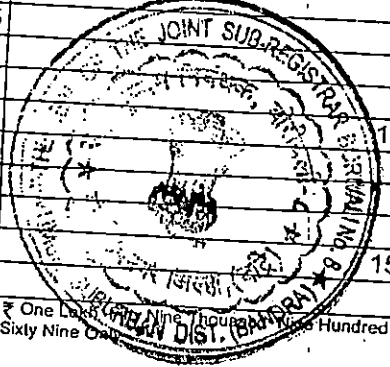
देयक काळावधी:

01/04/2020

ते

31/03/2021

कराचे नाव	01/04/2020	ते	30/09/2020	01/10/2020	ते	31/03/2021
सर्वसाधारण कर						
जल कर			31129			31129
जल लाभ कर			0			0
मलनिःसारण कर			21824			21824
मलनिःसारण लाभ कर			51421			51421
म.न.पा. शिक्षण उपकर			13516			13516
राज्य शिक्षण उपकर			12778			12778
रोजगार हमी उपकर			10533			10533
वृक्ष उपकर			1725			1725
पथ कर			640			640
एकूण देयक रक्कम			16403			16403
कलम 152 अ नुसार दंडाची रक्कम			159969			159969
परताव्यावरील व्याजाची वसुली			0			0
आगाऊ अधिदानाचे समायोजन			0			0
भरावयाची निव्वळ रक्कम			0			0
प्रतिदानाची निव्वळ रक्कम			159969			159969
अक्षरी रुपये			0			0
			₹ One Lakh Fifty Nine Thousand Nine Hundred Sixty Nine Only			₹ One Lakh Fifty Nine Thousand Nine Hundred Sixty Nine Only
अंतिम देय दिनांक			31/03/2021			31/03/2021



"To make payment through NEFT:

IFSC - SBIN0000300, Beneficiary A/C No:- MCGMPTRN1608650910000 , Name-MCGM Property Tax. Please note, payment done through NEFT will be collected against oldest bills first. Cheque may be drawn in the name of MCGM"

सदर दस्तऐवज हा नागरिकांना करांचा भरणा सुलभतेने करता यावा यासाठी मुमनपा अधिनियमातील तरतुदीनुसार निर्गमित करण्यात आला असून सदर दस्तऐवज तुमची मालमत्ता अधिकृत असल्याचे सूचित करत नाही.

सामाजिक व परिस्थितीकीय लाभदायक योजनेअंतर्गत वटी-शर्तीची पूर्तता करणा-या

पात्र मालमत्तास मालमत्ता करातील सर्वसाधारण कर या घटकात 5% ते 15% सवलत अनुज्ञेय आहे.

माझे कुटुंब माझी जबाबदारी

अ) मास्क वापरा

ब) वारंवार हात धुवा

क) सुरक्षित अंतर राखा

श.रा. हसनोडे

डॉ. संगिता हसनोडे
करनिर्धारक व सेक्रेटरी (म)

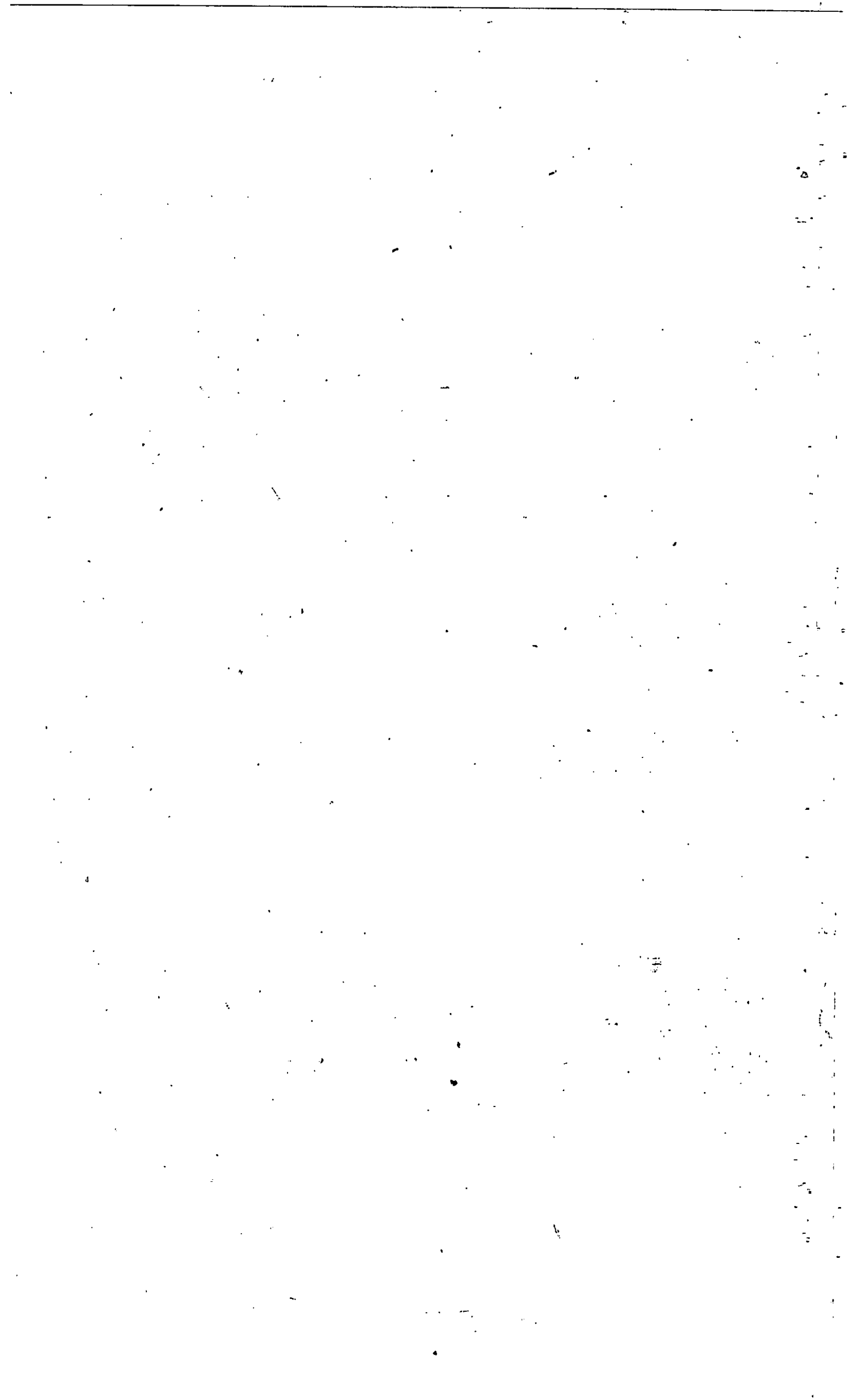


एक नदम स्वच्छता की ओर



rRnRC

E & OE



मालमत्ता पत्रक

विभाग/द्वारे -- दहिसर तालुका/न.भू.मा.का. -- न.भू.अ.बोरीवली

नगर भूमापन क्रमांक / प्लॉ. प्लॉ. न.	प्लॉट नंबर	प्लॉट नंबर	क्षेत्र चौ.मा.	धारणाधिकार	जिल्हा -- मुंबई उपनगर जिल्हा
१२४७	१२४७				शासनाला दिलेल्या आकृतीचा किती-अशाचा तपशील आणि त्याची पर तपासणी (सुट वळ)
			१२३३.४		



सुवधाधिकार

हक्काचा मुळ धारक वर्ष १९६८ शेतीकडे

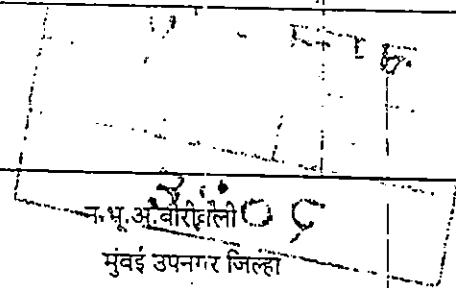
पट्टेदार

शहर भार

शहर शेर

दस्तावेज	व्यवहार	खंड क्रमांक	नॉयन धारक (भा) पट्टेदार (प) किंवा भार (भा)	साक्षात्कृत
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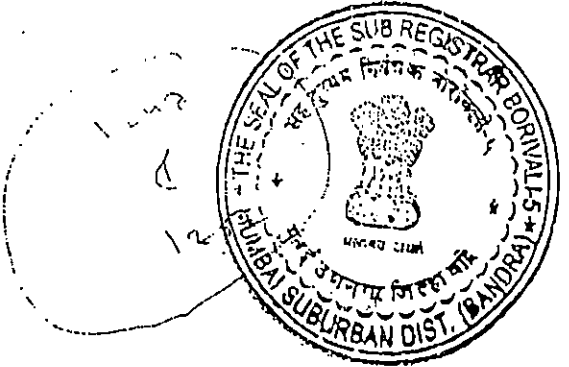
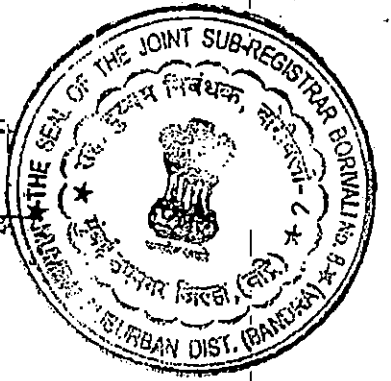
तपासणी करणारा - अर्ज क्र. १६६०
 नकल अर्ज दारुला वारीख १३/१०/११ प्रकृण मोंदी / नकाशा
 नकल तयार करणारा १८/१०/११ कलेचे शुल्क १२०
 नकल तयार करणारा २१/११/१०
 नकल तयार करणारा संशोधक प्रत
 नकल तपासणारा Prasanna



प्रमुख लिपीक
 नगर भूमापन अधिकारी
 बोरीवली

१६६०/११/११ - २२

सत्य प्रतिलिपि
 नगर भूमापने अधिकारी
 बोगीवन्नी



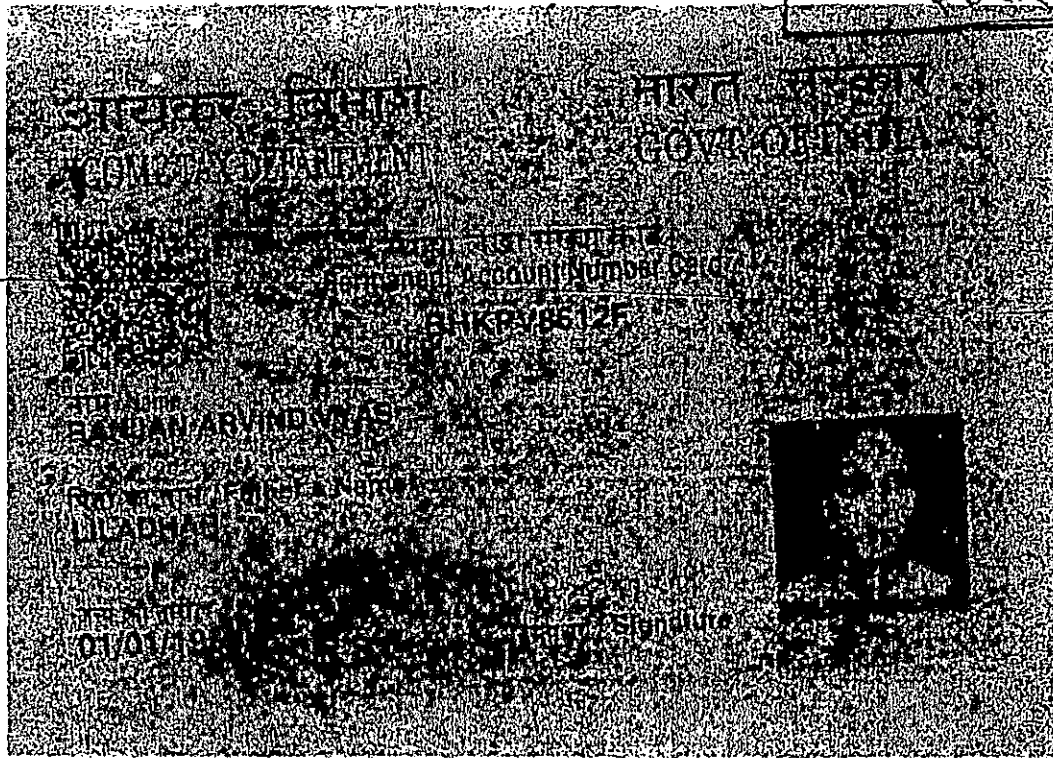
खरल - ५/		
२०३८	२९	३०
२०१६		

बरल - ६/		
१२६३	३४	०५
२०२१		

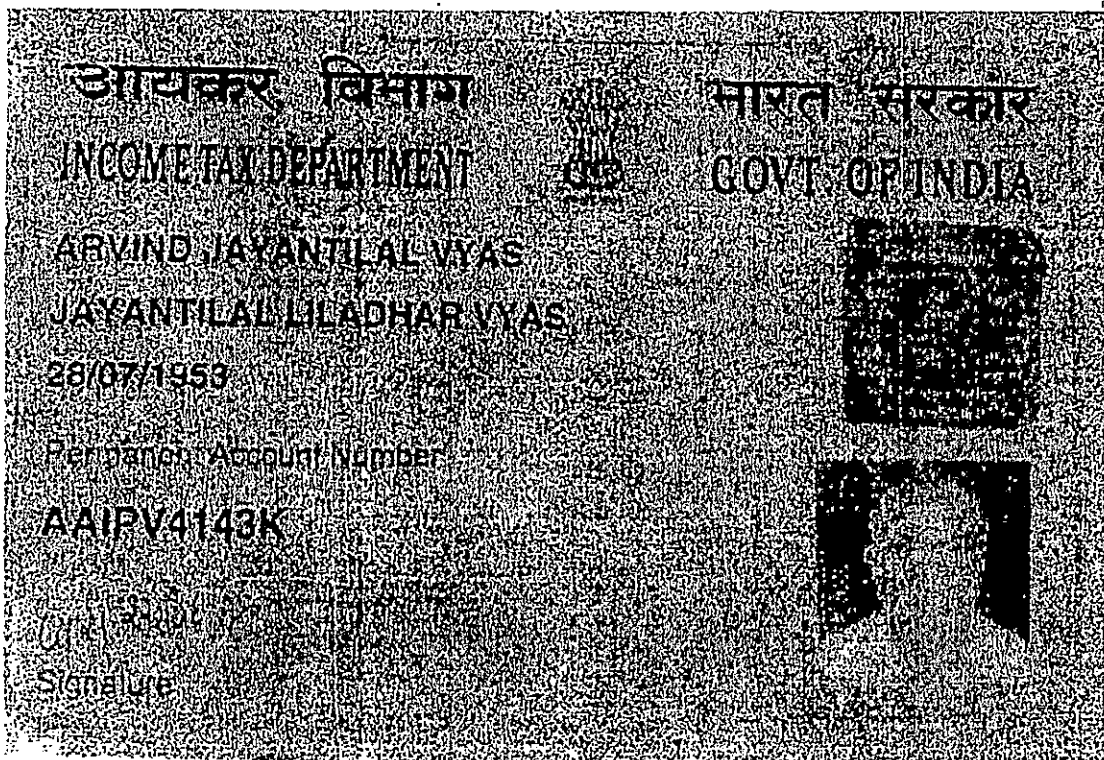
बरल - ५/		
२०३२	२२	३०
२०२६		



बरल - ८१		
१२५३३	८५	१५
२०२५		




२^० १० २००८



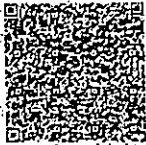
मि. लिलधर. व.



भारत सरकार
Government of India



आनंद जयंतिलाल म्यास
Anand Jayantilal Myas
जन्म वर्ष / Year of Birth: 1953
लिंग / Male




9882 6962 7206

आधार - सामान्य माणसाचा अधिकार


चा. श. श. म. व.

92533	3484
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भारत सरकार
Government of India



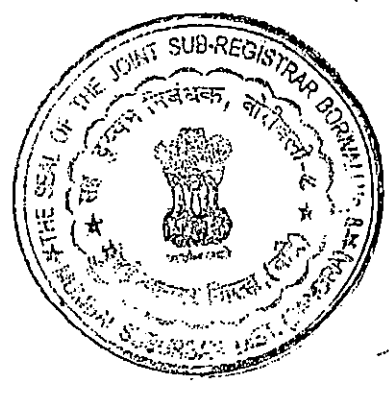
पान्यान आनंद म्यास
Panyan Anand Myas
जन्म वर्ष / Year of Birth: 1959
लिंग / Female



7845 0453 3226

आधार - आम आदमी का अधिकार

२९०१ अ. ०८५१



भारतीय विशिष्ट ओळख अधिकार
Unique Identification Authority of India

पत्ता 004, बी-१/सी, निरंजन
अपार्टमेंट, अवधुत नगर, दुसरा मजला,
सी.एस.रोड नं-१, तळवे जवळ, दहिसर
प्ले, मुंबई, दहिसर, महाराष्ट्र, 400068

Address: 004, B-1/C, Nirangan
Apartment, Avdhut nagar, 2nd
Floor, C.S. Road No-1, Near
Subway, Dahisar east, Mumbai,
Dahisar, Maharashtra, 400068

9882 6962 7206

1947 1800.300.1947 help@uidai.gov.in www.uidai.gov.in

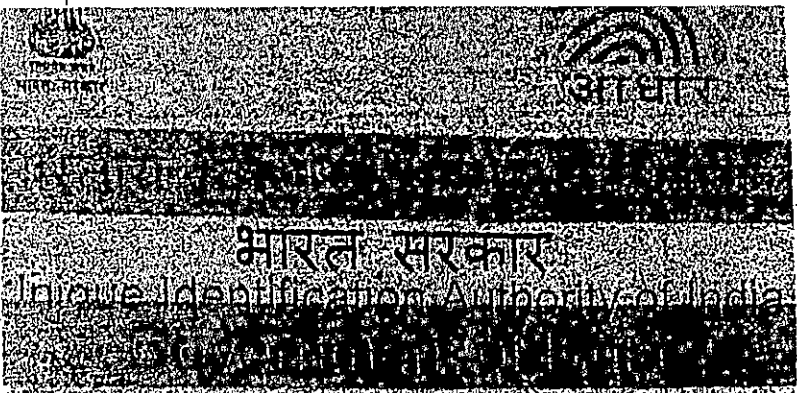
भारतीय विशिष्ट ओळख अधिकार
Unique Identification Authority of India

पत्ता 004, बी-१/सी, निरंजन
अपार्टमेंट, अवधुत नगर, दुसरा मजला,
सी.एस.रोड नं-१, तळवे जवळ, दहिसर
प्ले, मुंबई, दहिसर, महाराष्ट्र, 400068

Address: 004, B-1/C, Nirangan
Apartment, Avdhut nagar, 2nd
Floor, C.S. Road No-1, Near
Subway, Dahisar east, Mumbai,
Dahisar, Maharashtra, 400068

9882 6962 7206

1947 1800.300.1947 help@uidai.gov.in www.uidai.gov.in



भारत सरकार

Government of India

नोंदवण्याचा क्रमांक / Enrolment No. K1207/22783/01920

वरल - 61
92533 84 75
सं सं सं

01/10/2013
116688898

सुनीता जितेंद्र वाकोडे
Sunita Jitendra Vakode
W/O Jitendra Vakode
1st Floor, Thomas Compound C. S. Road
Behind Golden Palace Hotel Balaji Nagar, Dahisar - East
Mumbai
Dahisar
Mumbai, Mumbai
Maharashtra 400068
9833411239



ML166888981FT



आयकर विभाग
INCOME TAX DEPARTMENT
SUNITA J VAKODE
JITENDRA JANARDAN VAKODE
10/10/1977
Permanent Account Number
AHWPV5385N
सुनीता जितेंद्र वाकोडे
Signature



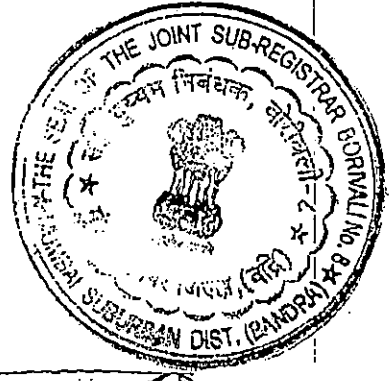
भारत सरकार
GOVT OF INDIA



आपला आधार क्रमांक / Your Aadhaar No. :

3637 0630 0833

आधार - सामान्य माणसाचा अधिकार



भारत सरकार
Government of India
सुनीता जितेंद्र वाकोडे
Sunita Jitendra Vakode
जन्म तारीख / DOB : 10/10/1977
स्त्री / Female
3637 0630 0833

आधार - सामान्य माणसाचा अधिकार

सुनीता जितेंद्र वाकोडे

To:
जयेश जितेंद्र वाकोडे
Jayesh Jitendra Vakode
S/O Janardan Vakode
Flat No. B-107, Halkara Complex CHS LTD.
C. S. Road
Near Alachood Nagar Dahisar East
Mumbai
Dahisar Mumbai Mumbai
Maharashtra - 400009
9833417299

21/05/2013
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25/02H 48567/40873/P
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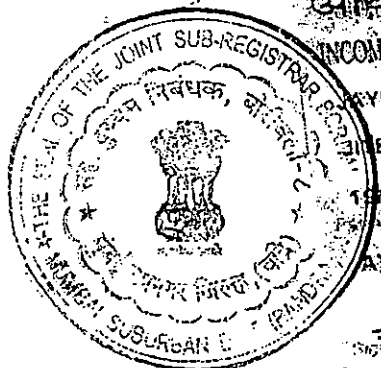
आपला आधार क्रमांक / Your Aadhar No
6934 4187 8169

भारत सरकार
Government of India

जयेश जितेंद्र वाकोडे
Jayesh Jitendra Vakode
जन्म वर्ष / Year of Birth: 1995
पुरुष / Male

6934 4187 8169

आधार - सामान्य मागणका अधिकार



आसकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

JAYESH JITENDRA VAKODE
JANARDAN VAKODE
1999/1995
ANYPV2745C

Vakode
Signature

Vakode



भारत सरकार
Unique Identification Authority of India

नॉनविषयात्मक क्रमांक / Enrollment No: 0000/00495/90655

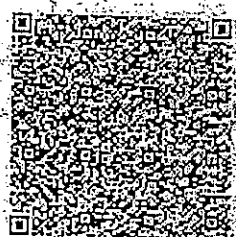
जितेंद्र जनादरन वाकोडे
Jitendra Janardan Vakode
Janardan Vakode
E-407, Halkara Complex, Chs Ltd
Ch. Sh. Vaji Road
Near, Avdhoot Nagar, Dahisar East
Mumbai
Dahisar Mumbai Suburban
Maharashtra 400068
9833411239

16/11/2011
33 30 84
2022

Ref: 2625 / 080 / 187769 / 187834 / P



SB646412707FH



आपला आधार क्रमांक / Your Aadhaar No. :

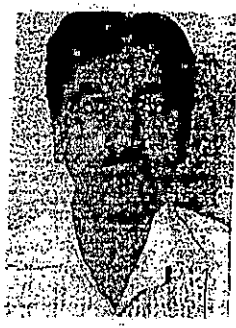
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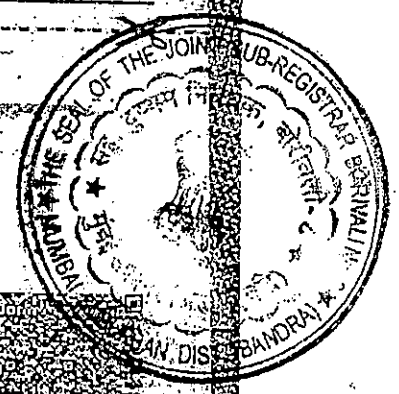


भारत सरकार

Government of India



जितेंद्र जनादरन वाकोडे
Jitendra Janardan Vakode
जन्म तारीख / DOB : 02/09/1971
पुरुष / Male



6976 7724 4520

माझे आधार, माझी ओळख

Handwritten signature

बनल - ८/

9233 ०० २५

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

J. VAKODE
JANARDAN SHANKAR VAKODE
02/09/1977
Permanent Account Number
AEPV0157E

भारत सरकार
Government of India

आधार

Download Date: 29/10/2021

Issue Date: 09/10/2018

हिंतेश जितेंद्र वाकोडे
Hitesh Jitendra Vakode
जन्म तिथि/DOB: 09/12/1997
पुरुष/ MALE

2308 9519 4959
VID : 9175 6980 9772 1272
मेरा आधार, मेरी पहचान

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ATSPV8856B

हिंतेश जितेंद्र वाकोडे
HITESH JITENDRA VAKODE

पिता का नाम / Father's Name
JITENDRA JANARDAN VAKODE

जन्म तिथि / Date of Birth
09/12/1997

PAR Application Display Status
Valid unless Physically Stopped

भारतीय विधिष्ठ पहचान प्राधिकरण
Unique Identification Authority of India

पता:
रूम नं.5, थॉमस चाल, बालाजी नगर, सी एस रोड, विद्या
मंदिर विद्यालय के पास, दाहिसर ईस्ट, मुंबई, मुंबई,
महाराष्ट्र - 400068

Address:
Room No.5, Thomas Chawl, Balaji Nagar, C
S Road, Near Vidya Mandir School, Dahisar
East, Mumbai, Mumbai,
Maharashtra - 400068


2308 9519 4959
VID : 9175 6980 9772 1272

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Handwritten signature

भारत सरकार
Government of India



नाम: अरविंद व्यास
Kalpesh Arvind Vyas
जन्म वर्ष / Year of Birth: 1979
पुंस / Male

9856 8698 1348

भारत सरकार
Government of India

Address: S/O Arvind Vyas, G-1, B-1/C, Nirajan Apartment, Avadhut Nagar, C.S. Road No. 1, Uga Sub-Way, Dahisar East, Mumbai, Maharashtra, 400068.

9856 8698 1348

आधार - सामान्य माणसाचा अधिकार

बिल - 61

92133 09764

२०२१

Yusuf

स्थायी खाते संख्या PERMANENT ACCOUNT NUMBER
ABSPV3254G

नाम NAME
KALPESH ARVIND VYAS

पिता का नाम FATHER'S NAME
ARVIND JAYANTILAL VYAS

जन्म तिथि DATE OF BIRTH
09-10-1979

अध्यक्ष (सिस्टम) DIRECTOR OF INCOME TAX (SYSTEMS)



~~नाम~~



निकिता दर्शनकुमार रीटा
Nikita Darshankumar Rita
जन्म तारीख / DOB: 20/09/1985
महिला / FEMALE



Nikita



8823 4334 7290

भारत सरकार
Government of India

पत्ता:
यांची पत्नी: दर्शनकुमार रीटा, 6/बी फ्लॅट न 109 श्री स्वयं का ओप हाउसिंग सोसायटी, न्यू म्हाडा कॉलनी, पोलीस स्टेशन जवळ, शैलेंद्र नगर दहीसर ईस्ट, मुंबई, मुंबई, महाराष्ट्र - 400068

Address:
W/O Darshankumar Rita 6B FLAT NO 109 SHREESAMARTH CHS, NEW MHADA COLONY, NEAR POLICE STATION, SHAILENDRA NAGAR DAHISAR EAST, Mumbai, Mumbai, Maharashtra - 400068

1847
1800 390 1847

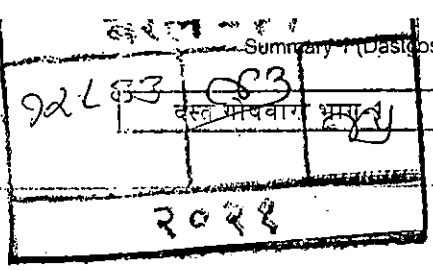
www.india.gov.in

बदल = ६/		
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२०२६		



516/12833

सोमवार, 08 नोव्हेंबर 2021 10:57 म.पू.



वरल8

दस्त क्रमांक: 12833/2021

दस्त क्रमांक: वरल8 /12833/2021

बाजार मूल्य: रु. 52,76,881/-

मोबदला: रु 73,51,000/-

भरलेले मुद्रांक शुल्क: रु.3,67,600/-

दु. नि. सह. दु. नि. वरल8 यांचे कार्यालयात

पावती:13294

पावती दिनांक: 08/11/2021

अ. क्रं. 12833 वर दि.08-11-2021

सादरकरणाराचे नाव: जितेंद्र जनार्दन वाकोडे

रोजी 10:55 म.पू. वा. हजर केला.

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

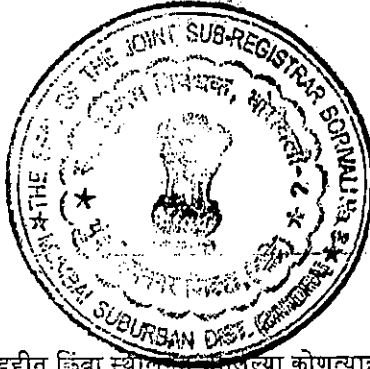
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पृष्ठांची संख्या: 45

गणक: 30900.00

दस्त हजर करणाऱ्याची मही:

प्र. सह. दुय्यम निवृत्तिका, बोरिवली - ८
मुंबई उपनगर जिल्हा.



प्र. सह. दुय्यम निवृत्तिका, बोरिवली - ८
मुंबई उपनगर जिल्हा.

दस्ताचा प्रकार: ऑनलाईन टू सेल

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थानिक स्वशासनाच्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्का क्रं. 1 08 / 11 / 2021 10 : 55 : 37 AM ची वेळ (सादरीकरण)

शिक्का क्रं. 2 08 / 11 / 2021 10 : 56 : 31 AM ची वेळ (फी)

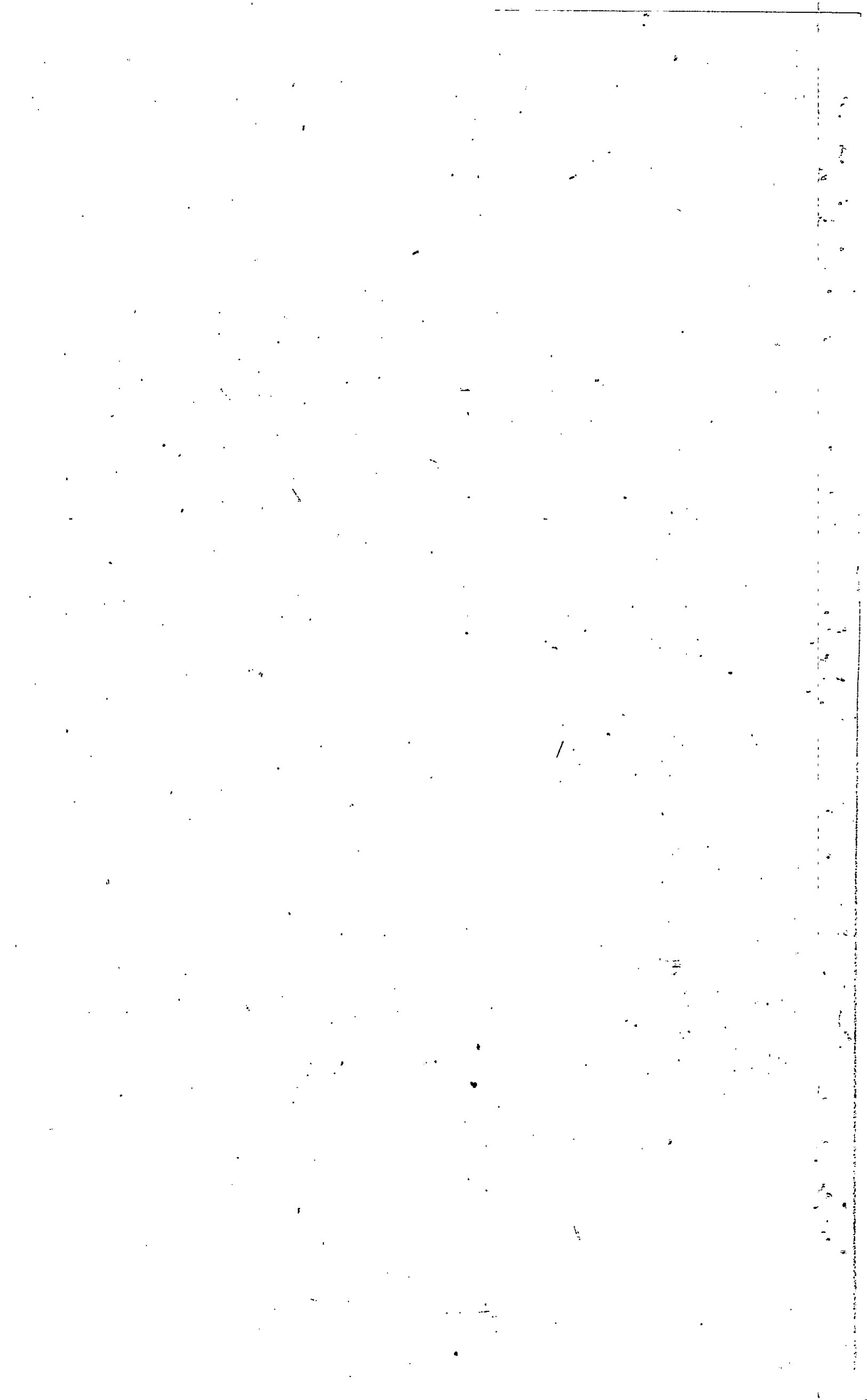
प्रतिज्ञापत्र

* सादर दस्तऐवज हा नोंदणी कायदा १९०८ अंतर्गत असलेल्या तरतुदीनुसारच नोंदणीत दाखल केलेला आहे. * दस्तातील संपूर्ण दगपूर, निष्पादक व्यक्ती, सादरीकरण व सोबत जोडलेल्या कागदपत्रांची सत्यता तपासली आहे. * दस्ताची सत्यता, प्रत्येक कायदेशीर बाबीसह, दस्त केलेल्या व काढलीधारक हे संपूर्णपणे जबाबदार राहतील.

लिहून देणारे :

लिहून घेणारे :

सुविता जितेंद्र वाकोडे





08/11/2021 11 01:40 AM

दस्त क्रमांक :वरल8/12833/2021

दस्ताचा प्रकार :-अॅग्रीमेंट टू सेल

दस्त क्रमांक: 8/12833/2021		
92 LB3	CBY	20
2028		

वरल8
दस्त क्रमांक:12833/2021

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:रंजन अरविंद व्यास पत्ता:प्लॉट नं: 004,बी /1, सी विंग, माळा नं: 2 ग मजला, इमारतीचे नाव: निरंजन अपार्टमेंट, ब्लॉक नं: अवधूत नगर,दहिसर (पूर्व), रोड नं: एस रोड नं 1, मववे जवळ, महाराष्ट्र, MUMBAI. पिन नंबर:BHKPV8612F	लिहून देणार वय :-62 स्वाक्षरी:-		
2	नाव:अरविंद जयंतिलाल व्यास पत्ता:प्लॉट नं: 004,बी /1, सी विंग, माळा नं: 2 ग मजला, इमारतीचे नाव: निरंजन अपार्टमेंट, ब्लॉक नं: अवधूत नगर,दहिसर (पूर्व), रोड नं: एस रोड नं 1, मववे जवळ, महाराष्ट्र, MUMBAI. पिन नंबर:AAIPV4143K	लिहून देणार वय :-68 स्वाक्षरी:-		
3	नाव:जितेंद्र जनार्दन वाकोडे पत्ता:प्लॉट नं: व-407, माळा नं: 4 रा मजला, इमारतीचे नाव: हलकारा कॉम्प्लेक्स को ऑप हौसिंग सो लि, ब्लॉक नं: अवधूत नगर जवळ, दहिसर (पूर्व), रोड नं: दखपती शिवाजी गंड, महाराष्ट्र, MUMBAI. पिन नंबर:AEFPV3157E	लिहून देणार वय :-50 स्वाक्षरी:-		
4	नाव:मुनिता ज वाकोडे पत्ता:प्लॉट नं: ., माळा नं: 1 ला मजला, इमारतीचे नाव: थॉमस कंपाऊंड, ब्लॉक नं: बालाजी नगर,दहिसर (पूर्व), रोड नं: सी.एस रोड, गोल्डन पॅलेस हॉटेलच्या पाठीमागे, महाराष्ट्र, MUMBAI. पिन नंबर:AHWPV5385N	लिहून देणार वय :-44 स्वाक्षरी:-		
5	नाव:जयेश जितेंद्र वाकोडे पत्ता:प्लॉट नं: व-407, माळा नं: 4 ला मजला, इमारतीचे नाव: हलकारा कॉम्प्लेक्स को ऑप हौसिंग सो लि, ब्लॉक नं: दहिसर (पूर्व), रोड नं: अवधूत नगर जवळ, महाराष्ट्र, MUMBAI. पिन नंबर:AVYPPV2745C	लिहून देणार वय :-26 स्वाक्षरी:-		
6	नाव:हितेश जितेंद्र वाकोडे पत्ता:प्लॉट नं: रूम नं 5, माळा नं: ., इमारतीचे नाव: थॉमस चाल, ब्लॉक नं: विद्या मंदिर शाळे जवळ, दहिसर (पूर्व), रोड नं: बालाजी नगर, सी.एस रोड, महाराष्ट्र, MUMBAI. पिन नंबर:AYSPV8856B	लिहून देणार वय :-23 स्वाक्षरी:-		

वरील दस्तऐवज करून देणार तथाकथीत अॅग्रीमेंट टू सेल चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ:08 / 11 / 2021 11 : 00 : 24 AM

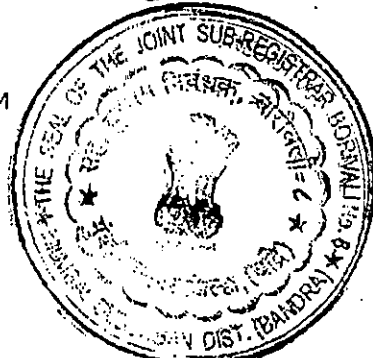
ओळख:-

खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	स्वाक्षरी	छायाचित्र	अंगठ्याचा ठसा
1	नाव:कल्पेश व्यास . वय:42 पत्ता:004 बी-1/सी निरंजन अपार्टमेंट सी एस रोड नं 1 दहिसर पुर्व मुंबई, पिन कोड:400068			
2	नाव:निकिता ड रीता वय:36 पत्ता:श्री समर्थ 6व/109,न्यु म्हाडा दहिसर पूर्व पिन कोड:400068			

शिक्का क्र.4 ची वेळ:08 / 11 / 2021 11 : 01 : 24 AM

मुंबई उपनगर जिल्हा.
मुंबई उपनगर जिल्हा.



Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	JITENDRA JANARDAN VAKODE and others	eChallan	69103332021110310780	MH008406438202122E	367600.00	SD	0004001076202122	08/11/2021
2	JITENDRA JANARDAN VAKODE and others	eChallan		MH008406438202122E	30000	RF	0004001076202122	08/11/2021
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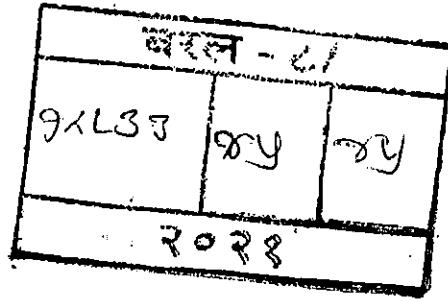
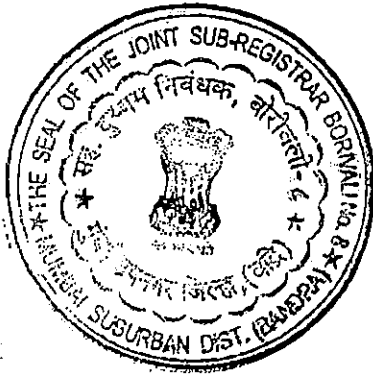
[SD:Stamp Duty] [RF:Registration Fee] [DHC: Document Handling Charges]

12833 /2021

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प्रमाणित करणेत येते की,
दस्तामध्ये एकूण...४५...पाने आहेत.

स. दुय्यम निबंधक, बोरीवली - ६
मुंबई उपनगर जिल्हा

बयल-८१ १५८३३ १२०२१
पुस्तक क्रमांक १, क्रमांक १२८३३

दियांक...०८...माहे...११...२०२१

स. दुय्यम निबंधक, बोरीवली - ६
मुंबई उपनगर जिल्हा



08/11/2021

सूची क्र.2

दुय्यम निबंधक : सह दु.नि.बोरीवली 8

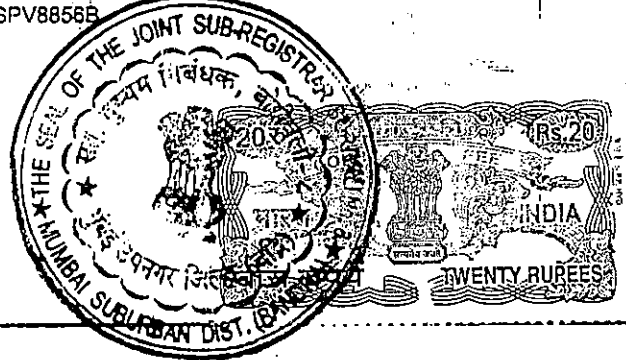
दस्त क्रमांक : 12833/2021

नोंदणी :

Regn:63m

गावाचे नाव : दहिसर

(1) विलेखाचा प्रकार:	अॅग्रीमेंट दू सेल
(2) मोवदला	7351000
(3) बाजारभाव(भाडेपट्टयाच्या वागवितपट्टयाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	5276880.6
(4) मू-भापन,पोटहिस्ता व घरक्रमांक (अडल्यास)	1) पालिकेचे नाव:मुंबई मनपा इतर वर्णन :सदनिका नं: 004,बिल्डिंग नं बी /1,सी विंग, माळा नं: 2 रा मजला,निरंजन, इमारतीचे नाव: द दहिसर श्री अवधुत को ऑप हौसिंग सो लि, ब्लॉक नं: दहिसर(पूर्व),मुंबई 400068, रोड : सी.एस रोड,अवधुत नगर, इतर शहाहिली: सदनिकेचे एकुण क्षेत्रफळ 540 चौ फुट विल्टअप PUI: RN1608650910000 ((C.T.S. Number : 1247 ;))
(5) क्षेत्रफळ	1) 50.17 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:-रंजन अरविंद व्यास वय:-62; पत्ता:-प्लॉट नं: 004,बी /1, सी विंग, माळा नं: 2 रा मजला, इमारतीचे नाव: निरंजन अपार्टमेंट, ब्लॉक नं: अवधुत नगर,दहिसर (पूर्व), रोड नं: एस रोड नं 1, सबवे जवळ, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-BHKPV8612F 2): नाव:-अरविंद जयंतीलाल व्यास वय:-68; पत्ता:-प्लॉट नं: 004,बी /1, सी विंग, माळा नं: 2 रा मजला, इमारतीचे नाव: निरंजन अपार्टमेंट, ब्लॉक नं: अवधुत नगर,दहिसर (पूर्व), रोड नं: एस रोड नं 1, सबवे जवळ, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-AAIPV4143K
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-जितेंद्र जनार्दन वाकोडे वय:-50; पत्ता:-प्लॉट नं: ब-407, माळा नं: 4 रा मजला, इमारतीचे नाव: हलकारा कॉम्प्लेक्स को ऑप हौसिंग सो लि, ब्लॉक नं: अवधुत नगर जवळ, दहिसर (पूर्व), रोड नं: छत्रपती शिवाजी रोड, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-AEFPV3157E 2): नाव:-सुनेता ज वाकोडे वय:-44; पत्ता:-प्लॉट नं: , माळा नं: 1 ला मजला, इमारतीचे नाव: थॉमस कंपाऊंड, ब्लॉक नं: बालाजी नगर,दहिसर (पूर्व), रोड नं: सी,एस रोड, गोल्डन पॅलेस हॉटेलच्या पाठीमागे, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-AHWPV5385N 3): नाव:-जयेश जितेंद्र वाकोडे वय:-26; पत्ता:-प्लॉट नं: ब-407, माळा नं: 4 ला मजला, इमारतीचे नाव: हलकारा कॉम्प्लेक्स को ऑप हौसिंग सो लि, ब्लॉक नं: दहिसर (पूर्व), रोड नं: अवधुत नगर जवळ, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-AVYPV2745C 4): नाव:-हितेश जितेंद्र वाकोडे वय:-23; पत्ता:-प्लॉट नं: रूम नं 5, माळा नं: , इमारतीचे नाव: थॉमस चाल, ब्लॉक नं: विद्या मंदिर शाळे जवळ, दहिसर (पूर्व), रोड नं: बालाजी नगर, सी.एस रोड, महाराष्ट्र, MUMBAI. पिन कोड:-400068 पॅन नं:-AYSPV8856B
(9) दस्तऐवज करून देण्याचा दिनांक	08/11/2021
(10) दस्त नोंदणी केल्याचा दिनांक	08/11/2021
(11) अनुक्रमांक, खंड व पृष्ठ	12833/2021
(12) बाजारभावाप्रम णे मुद्रांक शुल्क	367600
(13) बाजारभावाप्रम:णे नोंदणी शुल्क	30000
(14) शेर	



मुलशंकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- (i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.

मुल अ व्यवहारासाठी नागरिकांचे सक्षमीकरण
दस्तऐवज नोंदणीनंतर मिळकत पत्रिका/ कर नोंदवही अद्ययावत करणे गरजेचे आहे.
या व्यवहाराचे विवरण पत्र ई-मेल द्वारे वृहत्मुंबई महानगरपालिकेस पाठविणेत आलेला आहे.
आता हे दस्तऐवज दाखल करण्यासाठी कार्यालयात स्वतः जाणेची आवश्यकता नाही.

Integrated Governance enabling You to Do Business Easily

It is necessary to update Relevant records of Property/ Property tax after registration of document.

Details of this transaction have been forwarded by Email (dated 08/11/2021) toMunicipal Corporation of Greater Mumbai.

No need to spend your valuable time and energy to submit this documents in person.



प्र. सह. दुय्यम निबंधक, बोरीवली - ८
मुंबई उपनगर जिल्हा.

