

मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)

मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)					
Valuation ID	20230911112	11 September 2023,08:20:48 AM बरल-१			
मूल्यांकनाचे वर्ष	2023				
जिल्हा	मुंबई(उपनगर)				
मूल्य विभाग	57-पहाडी-गोरगाव पश्चिम (बोरीवली)				
उप मूल्य विभाग	भुभाग : उत्तरेस गावाची हद्द, पूर्वेस एस व्ही रोड, दक्षिणेस गावाची हद्द व पश्चिमेस लिक रोड.				
सर्व्हे नंबर /न. भू. क्रमांक :	सि.टी.एस. नंबर#348				
वार्षिक मूल्य दर तक्त्यानुसार मूल्यदर रु.					
खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	मोजमापनाचे एकक
76820	160470	184550	218300	160470	चौरस मीटर
बांधीव क्षेत्राची माहिती					
बांधकाम क्षेत्र(Built Up)-	57.24चौरस मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बांधीव
बांधकामाचे वर्गीकरण-	1-आर सी सी	मिळकतीचे वय-	20 वर्ष	बांधकामाचा दर -	Rs.30250/-
उद्दवाहन सुविधा-	आहे	मजला -	1st floor To 4th floor		
रस्ता सन्मुख - Sale Type - Resale Sale/Resale of built up Property constructed after circular dt.02/01/2018					
First Sale Date - 28/04/2010					
मजला निहाय घट/वाढ = 100% apply to rate= Rs.160470/-					
घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर = ((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * घसा-यानुसार टक्केवारी) + खुल्या जमिनीचा दर = (((160470-76820) * (80 / 100)) + 76820) = Rs.143740/-					
A) मुख्य मिळकतीचे मूल्य = वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र = 143740 * 57.24 = Rs 8227677.6/-					
Applicable Rules = 10.4					
एकत्रित अंतिम मूल्य = मुख्य मिळकतीचे मूल्य + तळघराचे मूल्य + मेझनार्डन मजला क्षेत्र मूल्य + लगतच्या गच्चीचे मूल्य + वरील गच्चीचे मूल्य + बंदिस्त वाहन तळाचे मूल्य + खुल्या जमिनीवरील वाहन तळाचे मूल्य + इमारती भोवतीच्या खुल्या जागेचे मूल्य + बंदिस्त बात्कनी + मेकॅनिकल वाहनतळ = A + B + C + D + E + F + G + H + I + J = 8227677.6 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 = Rs.8227677.6/-					



Home Print

Shubham
श. दुय्यम निबंधक, बोरीवली क्र. १,
मुंबई उपनगर जिल्हा.

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CHALLAN
MTR Form Number-6



GRN	MH007841328202324M	BARCODE	[Barcode]		Date	08/09/2023-12:20:17	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty Registration Fee			TAX ID / TAN (If Any)				
Office Name	BRL1_JT SUB REGISTRAR BORIVALI 1			PAN No.(If Applicable)	ADNPB9339D			
Location	MUMBAI			Full Name	MAMTA JITENDRA BHATT			
Year	2023-2024 One Time			Flat/Block No.	FLAT NO 12 SECOND FLOOR SIDDHARTH			
Account Head Details			Amount in Rs.	Premises/Bulding	NAGAR NEW GITANJALI CHS LTD			
0030045501	Stamp Duty		465000.00	Road/Street	SIDDHARTH NAGAR, GOREGAON WEST			
0030063301	Registration Fee		30000.00	Area/Locality	MUMBAI			
				Town/City/District				
				PIN		4	0	0
						1	0	4
				Remarks (If Any)	SecpndPartyName=PRAYAG PRAKASH VERNEKAR-CA=9300000			
				Amount in	Four Lakh Ninety Five Thousand Rupees Only			
Total			4,95,000.00	Words				
Payment Details	PUNJAB NATIONAL BANK			FOR USE IN RECEIVING				
Cheque-DD Details				Bank CIN	Ref. No.	03006172023090800378 080923m051433		
Cheque/DD No.		Bank Date	RBI Date	08/09/2023-13:27:59		Not Verified with RBI		
Name of Bank		Bank-Branch		PUNJAB NATIONAL BANK				
Name of Branch		Scrll No. , Date		Not Verified with Scroll				



Department ID : Mobile No. : 9819849515
 NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
 सदर चलन केवल दृश्य निबंधक कार्यालय नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

Vernekar

Felela

M. Bhatt

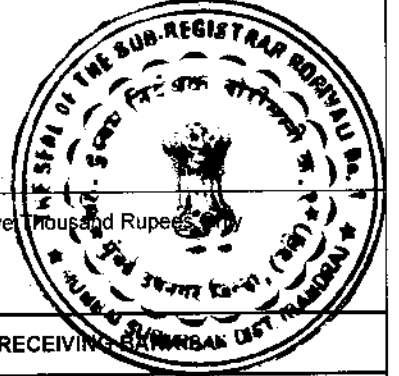
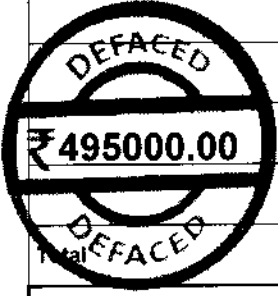
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CHALLAN
MTR Form Number-6



GRN	MH007841328202324M	BARCODE			Date	08/09/2023-12:20:17	Form ID	25.2
Department				Inspector General Of Registration				
Type of Payment				Stamp Duty Registration Fee				
Office Name				BRL1_JT SUB REGISTRAR BORIVALI 1				
Location				MUMBAI				
Year				2023-2024 One Time				
Account Head Details				Amount In Rs.		Premises/Building		
0030045501 Stamp Duty				465000.00		FLAT NO 12 SECOND FLOOR SIDDHARTH		
0030063301 Registration Fee				30000.00		NAGAR NEW GITANJALI CHS LTD		
						SIDDHARTH NAGAR, GOREGAON WEST		
						MUMBAI		
						PIN 4 0 0 1 0 4		
				Remarks (If Any)				
				SecondPartyName=PRAYAG PRAKASH VERNEKAR-CA=9300000				
				Amount In		Four Lakh Ninety Five Thousand Rupees Only		
				Words		4,95,000.00		
Payment Details				PUNJAB NATIONAL BANK				
Cheque-DD Details				FOR USE IN RECEIVING				
				Bank CIN	Ref. No.	03006172023090800378	080923M851433	
Cheque/DD No.				Bank Date	RBI Date	08/09/2023-13:27:59	Not Verified with RBI	
Name of Bank				PUNJAB NATIONAL BANK				
Name of Branch				Scroll No. , Date		Not Verified with Scroll		



Department ID :

Mobile No. : 9819849515

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

अद्वैत चटन केवल दुर्योग निबंधक कार्यालयत नोदणी करावयाच्या दस्तावादी लागू आहे. नोदणी न करावयाच्या दस्तावादी अद्वैत चटन अयोग्य आहे.

Challan Defaced Details

बरेल - १		
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Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-324-14149	0004138223202324	11/09/2023-08:33:26	IGR190	30000.00
2	(IS)-324-14149	0004138223202324	11/09/2023-08:33:26	IGR190	465000.00
Total Defacement Amount					4,95,000.00



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

Receipt of Document Handling Charges

PRN 0923116300393

Receipt Date 11/09/2023

Received from MAMTA BHATT, Mobile number 9892104717, an amount of Rs.1000/- towards Document Handling Charges for the Document to be registered on Document No. 14149 dated 11/09/2023 at the Sub Registrar office Joint S.R. Borivali 1 of the District Mumbai Sub-urban District.

DEFACED

₹ 1000

DEFACED

Payment Details

Bank Name IBKL

Payment Date 11/09/2023

Bank CIN 10004152023091100375

REF No. 2857140002

Deface No 0923116300393D

Deface Date 11/09/2023

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



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Agreement For Sale

Agreement for Sale is made at Mumbai

On this 11th day of September 2023

: BETWEEN:

1) **MR. PRAYAG PRAKASH VERNEKAR** age about 47 years having Income Tax Pan No. **AHEPV2472J** & Aadhar Card No. **8939 3633 9270**, an adult Indian Inhabitant of Mumbai presently residing at Flat No. A-1/12, 'Geetanjali Building' Near Vivek College, Siddharth Nagar No.4, Goregaon West, Mumbai - 400104

2) **MR. PRASHANT PRAKASH VERNEKAR** age about 48 years having Income Tax Pan No. **AEUPV4072K** & Aadhar Card No. **5943 0399 8265**, an adult Indian Inhabitant of Palghar, presently residing at Flat No.401, D-wing, Yashwant Vihar Phase-3, Aagashi Road, Near Sahyog Hospital, Virar (West), Bolinj, Palghar - 401303 hereinafter called "**THE TRANSFERORS**" (which expression shall unless it be repugnant to the context or the meaning thereof shall mean and include her/their heirs, executors, administrators and assigns) **of the ONE PART;**



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: AND:

MRS. MAMTA JITENDRA BHATT age about 63 year's having Income Tax Pan No. **ADNPB9339D** & Aadhar Card No. **7416 7938 4063** an adult Hindu, Indian, Inhabitant of Mumbai, residing at Flat No.504, B Wing, 'Mamta Apartment', L.T. Road No.3, Off M. G. Road, Goregaon west, Mumbai- 400104 hereinafter called "**THE TRANSFEREE**" (which expression shall unless it be repugnant to the context or the meaning thereof shall mean and include her heirs, executors, administrators and assigns) **of the SECOND PART;**

Mamta Bhatt

Prayag Vernekar

M Bhatt

WHEREAS: -

A. Originally the Land belongs to **MAHARASHTRA HOUSING AND DEVELOPMENT AUTHORITY** and is possessed or otherwise well sufficiently entitled to a piece of parcel of Plots of total land admeasuring 1292.83 square Meters being situated at C.T.S. No. 348(Part) of Village-Pahadi Goregaon west in the Registration sub-district of Goregaon and District of Mumbai City, (**hereinafter the said ownership Property**).

B. By virtue of and under an **Allotment Letter** dated **27/04/1978 MRS. PRAVINA PRAKASH VERNEKAR** "the **Original Allottee**" was allotted a Residential Flat/Room Premises at **Siddharth Nagar (M.I.G.)** under Govt. Housing Scheme against Allotment Letter No. **CB/ALLOT/MIG/2456/of 78** dated 27/04/1978 ("the **said Allotment**") executed between M.H. & A. D. Board and hereinafter referred to as the "**the MHADA Board**") and **MRS. PRAVINA PRAKASH VERNEKAR** (therein referred to as "**the Original Allottee**"), MHADA office executed the said Allotment with above said Allottee for Residential Flat/Room Premises bearing **Flat/Room No. 12** admeasuring **513.25 sq. ft. (Carpet)** on **2nd floor** under Mhada Allotment Scheme (M.I.G) being situated at Old Police Station, Siddharth Nagar, Goregaon (West), Mumbai - 400062 now Mumbai - 400104 bearing CTS No. **348** of Village Pahadi Goregaon (West), Taluka, Borivali, within the limits of Municipal Corporation of Greater Mumbai, Mumbai Suburban District (hereinafter referred to as "**the said Flat/ Room**) on the terms and

conditions. However, the stamp duty on the said allotment Letter is not required due to reason that the Stamp Duty was regularize by the Government of General Stamp Office from dated 10th December 1985 and, whereas Allotment is of 1978.

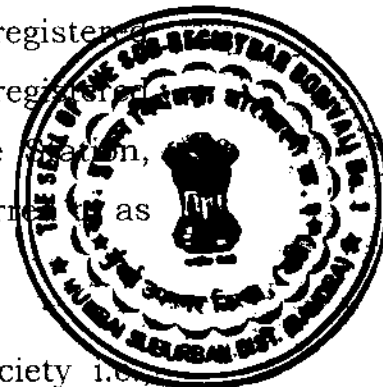
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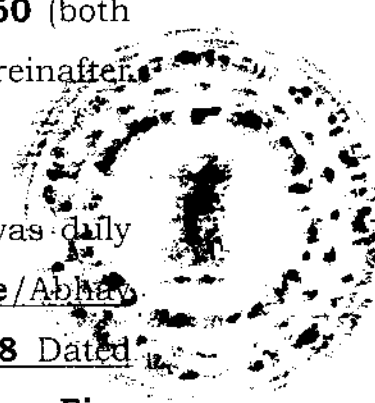
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M. Bhatt

C. All the Allotters/Members of the Building No. 1 & 2 formed themselves a Co-operative Society Housing Society under the provisions of the Maharashtra Co-operative Society Act, 1960 in the name of **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** being registered under Registration No. BOM/HSG/7677 having its registered address at C.T.S. No. 348, Opp. Goregaon Police Station, Goregaon West, Mumbai - 400062 (hereinafter referred to as **the said Society**).

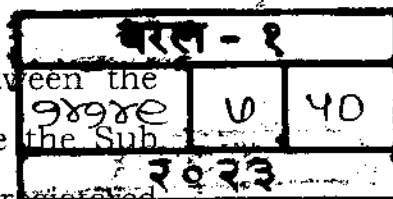


D. In pursuance of the aforesaid facts the said Society i.e. **Siddharth Nagar New Geetanjali Co-Operative Housing Society Limited** has issued the Share Certificate to "the **Original Allottee /Member**" i.e., **Mrs. PRAVINA PRAKASH VERNEKAR** was admitted as a member of the said society and such member was allotted 5 (Five) Shares of Rs.50/- (Rupees Fifty only) each bearing **Distinctive Nos. 056 to 060** (both inclusive) for which **Share Certificate No. 12** (hereinafter referred to the "the said Shares").



E. However, the said **Allotment** dated **27/04/1978** was duly **Adjudicated under Government Amnesty Scheme/Abhaya Yojna Scheme** bearing ADJ No. **COB/AY/10181/08** Dated **03.08.2009** and Stamp duty of **Rs.5240/- (Rupees Five Thousand Two Hundred Forty Only)** with Penalty of **Rs.500/- (Rupees Five Hundred only)** was duly paid & stamped and endorsed on **03.08.2009**.

F. WHEREAS the said Allotment was executed between the parties was unable to lodge for registration before the Sub-Registrar of Assurance, and the same could not be registered within the time limit specified by law, AND WHEREAS the party executed **DEED OF DECLARATION** on dated **29th day of March, 2010** was executed on Rs.100/- Franking dated 29th March, 2010 and was registered at the office of the Sub-Registrar of Assurances at Borivali-1, Mumbai vide under



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Serial No. BDR-2/4040/2010 dated 29/03/2010.
(Hereinafter referred to as the said "Registered Deed of Declaration").

G. By a Lease Deed dated 14th January, 2009 (hereinafter referred to as the said "Lease Deed") subject to in the manner, on the terms and conditions and for the consideration recorded therein between Maharashtra Housing and Development Authority (MHADA) (the Lessor) leased the said piece of land along with Building No. 1 & 2 thereon in favor of the SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED being registered under Regn. No. BOM/HSG/7677/1980-81 dated 13/08/1981 ("the said Society/Lessee"), and subject to the said Lease Deed the said Society/Lessee thereon acquired all the rights, title, interest and possessed of, and otherwise well and sufficiently defined to Building No 1 & 2 admeasuring 1292.83 square meters being situated at C.T.S. No.348 (Part) of Village-Pahadi Wategaon (West), Taluka-Borivali (hereinafter for the sake of brevity referred to as the "SAID PROPERTY"), and same has been duly Adjudicated under serial no. Adj/B/3727/2008 and Stamp duty of Rs.72,750/- (Rupees Seventy Two Thousand Seven Hundred Fifty Only) was duly paid & stamped and endorsed on 14/01/2009. thus, the said Society/Lessee became the Lessee and the said society to be known as SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED being registered

under Regn. No. BOM/HSG/7677/1980-81 dated 13/08/1981 (hereinafter referred to as "the said Lessee").

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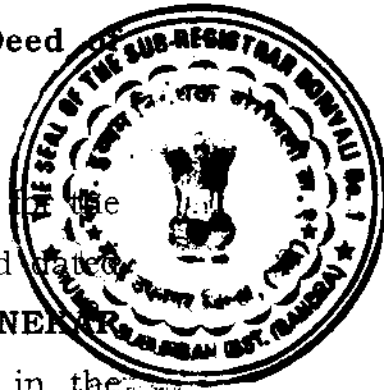
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M. S. Patil

H. WHEREAS the said Deed of Lease executed between the parties was unable to lodge for registration before the Sub-Registrar of Assurance, and the same could not be registered within the time limit specified by law, AND WHEREAS the parties executed **DEED OF CONFIRMATION** on dated **22nd** day of **December, 2009** was executed on Rs.100/- Franking dated **03rd** November, 2009 and was registered at the office of the Sub-Registrar of Assurances at Bandra, Mumbai vide under **Serial No. BDR-12/11752/2009** dated **23.12.2009**. (Hereinafter referred to as the said "**Registered Deed Confirmation**").

I. By, in the manner, on the terms and conditions and for the consideration recorded in the above said Lease Deed dated 14/01/2009 the said **MRS. PRAVINA PRAKASH VERNER** "**the Original Allottee/Member**" name is shown in the Member's List vide under Serial No. 12, Flat No.12 as mentioned in the said registered Lease deed. A Copy of the said List was attached thereto and marked as **Schedule-II**.



J. By a Deed of Sale dated 14th January, 2009 (hereinafter referred to as the said "**Sale Deed**") subject to in the manner on the terms and conditions and for the consideration recorded therein between **Maharashtra Housing and Area Development Authority (MHADA)** (the Vendor) transferred/conveyed the said piece of land along with Building No. 1 & 2 the thereon in favor of the **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOSUING SOCIETY LIMITED** being registered under Regn. No. BOM/HSG/7677/1980-81 dated 13/08/1981 ("**the said Society/ Purchaser**"), and subject to the said Sale Deed the said Society/Purchaser thereon acquired all the rights, title, interest seized and possessed of, and otherwise well and sufficiently entitled to Building No 1 & 2 admeasuring 1292.83 square Meters being situated at C.T.S. No.348 (Part)


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[Signature]

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of Village -Pahadi Goregaon (West), Taluka-Borivali (hereinafter for the sake of brevity referred to as the "SAID PROPERTY"), and same has been duly **Adjudicated under serial no. Adj/B/3726/2008** and Stamp duty of **Rs.4000/- (Rupees Four Thousand Only)** was duly paid & stamped and endorsed on **14/01/2009**. thus, the said Society/Purchaser became the Owner and the said society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOSUING SOCIETY LIMITED** being registered under Regn. No. **BOM/HSG/7677** dated 29/09/1981 (hereinafter referred to as "the said Owner").



WHEREAS the said Deed of Sale executed between the parties was unable to lodge for registration before the Sub Registrar of Assurances, and the same could not be registered within the time limit specified by law, AND WHEREAS the parties executed **DEED OF CONFIRMATION** on dated **22nd day of December, 2009** was executed on Rs.100/- Franking dated 03rd November, 2009 and was registered at the office of the Sub-Registrar of Assurances at Bandra, Mumbai vide under **Serial No. BDR-12/11753/2009 dated 23.12.2009**. (Hereinafter referred to as the said "**Registered Deed of Confirmation**").

L. By, in the manner, on the terms and conditions and for the consideration recorded in the above said Sale Deed dated 14/01/2009 the said **MRS. PRAVINA PRAKASH VERNEKAR** "the **Original Allottee/Member**" name is shown in the Member's List vide under Serial No. 12, Flat No.12, as mentioned in the said registered Sale deed. A Copy of the said was attached thereto and marked as **Schedule-II**.

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AND WHEREAS: -

A. Accordingly, **MRS. PRAVINA PRAKASH VERNEKAR** became the absolute owner of the said Flat/Room/ Premises No.12 and there has been making payment of all charges etc. in respect thereof of the said Society and the concerned authorities.

B. AND WHEREAS **Late Mr. PRAKASH VINAYAK VERNEKAR (Father)** who **Expired/Died** intestate on dated **12/02/2008** AND **LATE PRAVINA PRAKASH VERNEKAR (Mother)** **Expired** on dated **18/08/2015** leaving behind two sons as the only legal heirs namely as follows:

- (i) Mr. Prayag Prakash Vernekar (Son)
- (ii) Mr. Prashant Prakash Vernekar (Son),

Above mentioned are the only legal heirs in respect of above said Flat/Room premises No. 12 hereinafter referred to as the **Legal heirs/ Owners/ the Transferors** herein).



C. AND WHEREAS **MRS. PRAVINA PRAKASH VERNEKAR** who **expired /died** intestate on dated **18/08/2015** who during her lifetime filed a Nomination with the **Siddharth Nagar New Geetanjali Co-Operative Housing Society Limited**, had nominated her two sons namely **MR. PRAYAG PRAKASH VERNEKAR AND MR. PRASHANT PRAKASH VERNEKAR** as the nominees entitled to the said Flat/Room premises No.12 after her demise.

D. According to the Society Bye-Laws No.34 and subject to the resolution and approval passed by the Managing Committee and the Indemnity cum Affidavit for legal heirs from the deponent **MR. PRAYAG PRAKASH VERNEKAR AND MR. PRASHANT PRAKASH VERNEKAR**, the society has transferred the Share Certificate in the name of the nominees i.e. **MR. PRAYAG PRAKASH VERNEKAR AND MR.**

बल - १		
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Prayag

Prashant

MRS. PRAVINA

PRASHANT PRAKASH VERNEKAR on dated **05th October 2017**.

E. AND thus the Legal heirs namely **MR. PRAYAG PRAKASH VERNEKAR AND MR. PRASHANT PRAKASH VERNEKAR** became the Joint Owners and now the Transferors herein have clear and marketable title in respect of the said premises and thus the Transferors is well and sufficiently entitled to the said Flat/Room premises No.12 in the Society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** being situated at Opp. Goregaon Police Station, Goregaon (West), Mumbai -400104 and have absolute rights and power to hold, occupy and to deal with and dispose of the said premises and every part thereof and to dispose of the same to any third party.

AND WHEREAS, the Transferee herein is being in need of permanently suitable residential accommodation approached the Transferors herein and requested them to sell and transfer the said Flat/Room premises No.12 in the Society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** being situated at Opp. Goregaon Police Station, Goregaon (West), Mumbai -400104 and the shares, rights, title in her favor and whereupon the Transferors decided to sell the said Flat/Room premises No. 12 on **Ownership Basis** and the shares, rights, liabilities title, interest forever.

The Transferors herein have agreed to sell and transfer their rights, liabilities, title, benefit and interest in respect of the said Flat/Room premises No. 12 to the Transferee and Transferee have agreed to purchase and acquire the right, title, benefit and interest in respect of the said Flat/Room premises No. **12** from the Transferors on certain terms and conditions hereinafter appearing and for which the TRANSFERORS herein have taken **NOC from the society**.

Prashant Vernekar

Prayag Vernekar

MR. Prashant Vernekar

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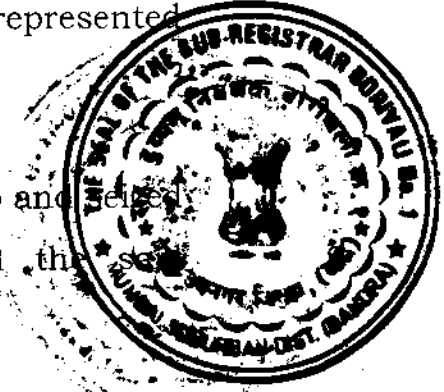
H. Thus the Legal Heir/Owner and now the Transferors herein has agreed to sell and transfer to the Transferee and the Transferee has agreed to purchase and acquire all rights, title and interest, benefit of the Transferors in the said share and in the Flat/Room premises No.12 in the Society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** being situated at Siddharth Nagar, Goregaon (West), Mumbai -400104 for the **Total Consideration sum of Rs.93,00,000/-**(Rupees **Ninety Three Lakh Only**) and solemnly & jointly declared and represented before the Transferee that:-

i. They are absolute and exclusively entitled to and held and possessed of the said shares and the Flat/Room premises No.12.

ii. They have acquired the said Flat/Room premises No.12 absolutely and no other person or persons has/have any right, title and interest, claim or demand into or over or upon the same or any part thereof by way of sale, exchange, mortgage, trust, inheritance lien or otherwise howsoever.

iii. They have not mortgaged, charged, encumbered or otherwise dealt with the said Flat/Room premises No.12, and the said premises is not subject to any litigation or lis pendent and the said premises is not subject matter of any dispute;

iv. That Transferors herein have good right, full power and absolute authority to sell and transfer the said premises and that neither the Transferors nor any one on their behalf has done, committed or omitted any act, deed, matter or thing whereby the said Premises or the right of the Transferors to own, occupy and possess the said



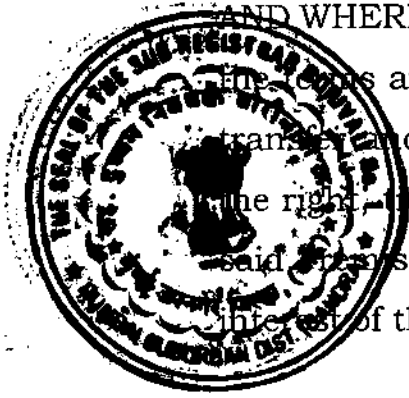
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premises are, is or can be forfeited extinguished or rendered void or voidable and that the title of the Transferors and their entitlement to the said premises is absolutely clear and marketable and free from all marketable debts.



AND WHEREAS the parties hereto have agreed to reduce into writing the terms and conditions on which the Transferors have agreed to transfer and the Transferee have agreed to purchase and acquire the right, title, share, benefit and interest of the Transferors in the said Premises and shares of the said Premises including the entire interest of the Transferors in the said society.

NOW IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS: -

1. The Parties hereto agree and confirm that the above recital shall form an integral part of these Agreements for Sale presents and the representations, declarations and statements made hereinabove shall be valid as subsisting and binding.
2. The Transferors hereby declare that they have truly, honestly and bonafidley disclosed to the Transferee all the material facts and circumstances in respects of the said Premises and the said shares without making any untrue, incorrect, dishonest and or fraudulent representations of anything whatsoever in that behalf in any manner howsoever.

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The Transferors doth hereby agrees to transfer unto the Transferee and the Transferee doth hereby agree to purchase and acquire all the right, title, interest, shares of the Transferors in the said society including the said Premises viz. Flat/Room premises No. 12 in the Society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE**

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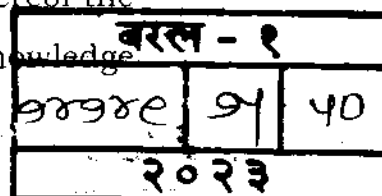
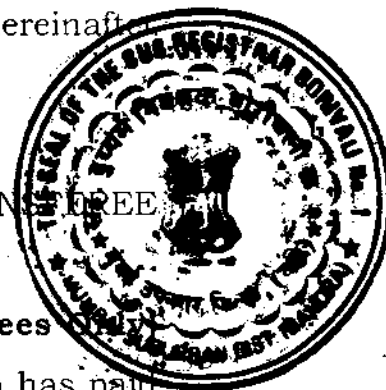
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HOSUING SOCIETY LIMITED being situated at Opp. Goregaon Police Station, Goregaon (West), Mumbai -400104 and more particularly described in the Schedule hereunder written together with all rights, title, benefit and interest of the Vendor in the said society for a **Total Consideration sum of Rs.93,00,000/- (Rupees Ninety Three Lakh Only)** to be paid by the Transferee to the Transferors in the manner hereinaft mentioned.

4. The said Total consideration will be paid by the TRANSFEREE to the TRANSFERORS as follows: -

- i) **Rs.1,00,001/- (Rupees One Lakh One Rupees Only)** being Token/Earnest Cum Part consideration has paid before the execution of this agreement, the payment and receipt whereof the TRANSFERORS doth hereby admit and acknowledge same;
- ii) **Rs.1,00,001/- (Rupees One Lakh One Rupees Only)** being Earnest Cum Part consideration has paid before the execution of this agreement, the payment and receipt whereof the TRANSFERORS doth hereby admit and acknowledge same;
- iii) **Rs.25,00,000/- (Rupees Twenty-Five Lakh Only)** being Part consideration has paid before the execution of this agreement, the payment and receipt whereof the TRANSFERORS doth hereby admit and acknowledge same;
- iv) **Rs.25,00,000/- (Rupees Twenty-Five Lakh Only)** being Part consideration has paid before the execution of this agreement, the payment and receipt whereof the Transferors doth hereby admit and acknowledge same



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- v) **Rs.93000/- (Rupees Ninety-Three Thousand only)** being Part Consideration (i.e. 1% of the Total Consideration Amount of **Rs.93,00,000/-**) by way of the **TDS** to be deposited by the Transferee as per section **1941 I-A** of the Income Tax Act and the same shall be deemed to be received by the Transferors and the Transferee shall be deposit the said TDS and shall produce the TDS Certificate to the Transferors before the completion of the Transaction;



vi) **Rs. 40,06,998/- (Rupees Forty Lakh Six Thousand Nine Hundred Ninety-Eight Only)** are the full and final consideration shall be payable within **90** days from the date of registration of this agreement, the payment and receipt whereof the Transferors doth hereby admit and acknowledge same;

- vii) Upon receipt of the above payments, the Transferors do and does hereby admit, acknowledge and confirm that no further consideration is payable towards the purchase of the said premises, and of and from the same and every part thereof do hereby acquit, release and discharge the Transferee forever.

5. The Transferors doth hereby declares and covenant with the Transferee that the said Flat premises is free from all encumbrances of any nature whatsoever and that the Transferors have full right and authority to assign and transfer their entire right and interest in the said society including the said Premises and said shares to the Transferee.

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6. The Transferors has represented to the Transferee: -

- a. That the Transferors had paid all the dues and all Society outgoings, Municipal Property Taxes, Electricity charges

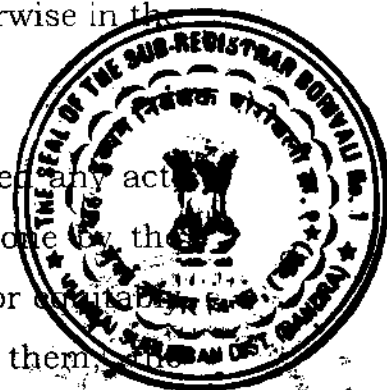
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and Mahanagar Gas Services in respect of the said Premises up to September, 2023.

- b. That the said Premises are free from any encumbrances.
- c. That the said Premises belongs to the Transferors absolutely and that no other person or persons has any right, title and interest whatsoever therein by way of sale, gift, exchange, inheritance, lease or lien or otherwise in the said shares/said Premises.
- d. That notwithstanding anything herein contained any act, deed, matter or thing of whatsoever nature done by the Transferors or any person or persons lawfully or unlawfully aiming by from through or in trust for them, the Transferors has all right, power and absolutely authority to sell or transfer to the Transferee of the said Premises and their right, title and interest in the said society and the Transferors has not done or committed omitted to do any act, deed, matter or thing whereby the Transferors, possession and/or occupation of the said Premises by the Transferors may be rendered illegal and/or unauthorized for any reason or any account.
- e. That the Transferors has obtained the necessary **No Objection Certificate** from the Society for transfer, sale of the interest of the Transferors in the said society, as well as the right, title and interest of the Transferors in the said Premises as herein contained to the Transferee and also to the admission of the Transferee to the membership of the said society in place and instead of the Transferors when the sale herein is completed by delivering the vacant and peaceful possession of the said Premises to the Transferee.



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f. That on payment of the entire Purchase price herein reserved the Transferees shall be entitled to the vacant and peaceful possession of the said Premises.

g. That the Transferors shall hand over the vacant and peaceful possession of said Premises immediately upon receipt of the **full and final** payment of the total consideration of Premises as mutually agreed herein

7. The Transferors doth hereby agrees and undertakes to sign and execute any deed or writing as well as all other papers and documents as may be required by the Transferee for transferring the said Premises and the said shares to the name of the Transferee in pursuance of this agreement.

The Transferors hereby declares that there are no prohibitory orders by any Government and/or Local Authority or injunction by any Court restraining them from handing over possession of the said Premises, the Transferors further declares that no attachment has been levied on the said Premises.

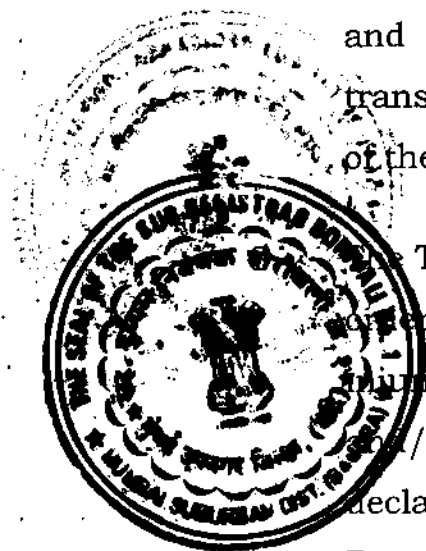
9. The Transferee has done a proper legal and title and financial due diligence and only post which the transferee has agreed to acquire this property and hence post the execution of this Agreement.

10. The Transferee doth hereby covenant with the Transferors that they shall always abide by the Rules Regulations and Bye-Laws of the said society and shall pay the municipal taxes and maintenance charges in respect of the said Premises from the day the Transferors deliver possessions of the said Premises to the Transferee. It is specifically agreed by and between the parties that till the day of possession of the said Premises, the Transferors will be liable to pay society bills and

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electricity bills in respect of the said Premises to the said society.

11. That the Transferors declares that their Membership of the said society is subsisting and is in full force and has not been terminated.

12. The Transferors covenants with the Transferee that the Transferors shall indemnify and keep indemnified the Transferee from and against all actions, claims, demands, charges etc., falling due prior to execution of these presents in respect of the said shares/premises.

13. The Total Transfer fee/transfer premium / donation payable to the said society for the transfer of the said Premises and shares of the said society in the name of the Transferee shall be borne and paid by the Transferee. And it also agreed between the Transferors & Transferee that the Society Transfer Fee shall be paid equally between them.



14. It is agreed between the Transferors and the Transferee that the expenses for stamp duty on these presents or on final sale deed/transfer deed and registration charges in respect of this transfer shall be borne and paid by the Transferee alone and the Transferors shall not be liable to pay the same or any part thereof. However, the stamp duty/registration or duties in respect of all previous transfers in respect of the said Premises shall be the responsibility of the Transferors.

15. The Transferors doth hereby undertakes to handover all the original documents including share certificate, previous chain of sale agreement, papers concerning the said Premises to the Transferee including the receipt of consideration as therein the agreement mentioned.

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[Handwritten signatures of the parties]

16. The Transferors doth hereby undertakes to do and do execute all acts, deeds, matter and things as are or may be necessary, proper or expedient for the purpose of fully and effectually transferring the said Premises and the said shares of the said society to and in favor of the Transferee in the record of the said society to enable the Transferee to has and to hold the said Premises and the said shares absolutely.

The Transferors hereby agrees that they shall not hold the Transferee responsible or liable for payment of Capital Gains Tax, if any, arising pursuant to this sale.

The Transferors hereby undertakes and declares that in case any Nomination, Assignment, Lien or Charge in respect of the said Premises and the said shares have been made and/ or created by the Transferors and / or anyone else claiming through them prior to this day, in favor of any person or persons other than the said TRANSFEREE, the same shall after the execution of **THESE PRESENTS**, be deemed to be null and not binding upon the said Society / Builders / Financial Institute and/or the Transferees.

19. The Transferee shall pay the necessary stamp duty and registration charges as applicable by the concerned Government authority on this Agreement and the Transferors shall co-operate with the Transferee for registration of this SALE DEED and the Transferors shall remain present in the Office of Sub-Registrar of Assurances at the time of registration of this Agreement. However, the stamp duty/registration or duties in respect of all previous transfers in respect of the said Premises shall be the responsibility of Transferors.

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20. This agreement shall be deemed to be **SALE DEED** upon payment of the full consideration by the Transferee and handling over vacant and peaceful, actual and physical possession of the said Premises by the Transferors. The Transferee shall not be called upon by the TRANSFERORS to make additional payment of any other sum of money other than what have been expressly agreed upon between parties by virtue of these presents.

21. This Agreement for sale is subject of the exclusive jurisdiction of the Mumbai court only.

22. This Agreement shall always be subject to the provisions contained in the Maharashtra Ownership Premises Act, 1963 and the Maharashtra Ownership Premises Rules 1964 or any other provisions of law applicable thereto.



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THE PROPERTY SCHEDULE ABOVE REFERRED TO AS: -

Flat No. 12 on **Second** floor, area admeasuring **513.25** sq. Ft. **Carpet** on **NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** under Mhada Allotment Scheme (E.W.S) being situated at Siddharth Nagar, Goregaon (West), Mumbai - 400062 now Mumbai - 400104 bearing CTS No. 348 (Part) of Village Pahadi Goregaon (West), Taluka, Borivali, within the limits of Municipal Corporation of Greater Mumbai, Mumbai Suburban District (hereinafter referred to as **"the said Flat /Premises"**)

Monekar

For Sale

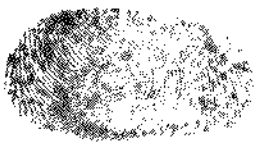


MBSH

IN WITNESS WHEREOF THE PARTIES HERETO have hereunto set subscribed their respective hands and seals to this presents on ___



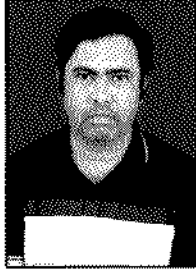
SIGNED SEALED AND DELIVERED

By the within named "THE TRANSFERORS"

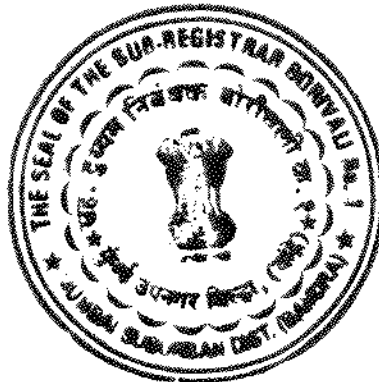
MR. PRAYAG PRAKASH VERNEKAR

Left Thumb Impression	Signature	Photo
		

MR. PRASHANT PRAKASH VERNEKAR

Left Thumb Impression	Signature	Photo
		

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SIGNED SEALED AND DELIVERED

By the within named "THE TRANSFEREE"



MRS. MAMTA JITENDRA BHATT

Left Thumb Impression	Signature	Photo
		

Witnesses: -

In presence of.....

1. KALA MASTRAM BHATT - 2. Pragati Prayag Vernekar 

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PART PAYMENT RECEIPT

RECEIVED with thanks from "THE TRANSFEREE" Smt. Mamta Jitendra Bhatt a sum of Rs. 52,00,002/- (Rupees Fifty Two Lakh and Two Rupees Only) towards the sale of the said **Flat No. 12** admeasuring **513.25 sq. ft. Carpet area** on **Second floor** in the society to be known as **SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED** under Mhada Allotment Scheme (M.I.G.) being situated at CTS No 348, Siddharth Nagar, Goregaon (West), Mumbai - 400062 now Mumbai - 400104 together with the said shares of Rs.50/- (Rupees Fifty Rupees only) each bearing Share Certificate No. 12 as per terms & conditions of this agreement.

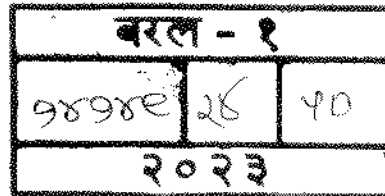
Payment Details as follows:-

Date	Cheque No. / UTR No.	Amount (Rs)	Bank
20/06/2023	822026	100001/-	State Bank of India
20/06/2023	822027	100001/-	State Bank of India
31/08/2023	ICICR52023083100433584	25,00,000/-	ICICI BANK
31/08/2323	ICICR520230831004332	25,00,000/-	ICICI BANK
Total		52,00,002/-	

*Note: - All Transfer Payment Always Subject to Realization

We say received as above mentioned.

Mamta Jitendra Bhatt



1) MR. PRAYAG PRAKASH VERNEKAR

P. Vernekar

2) MR. PRASHANT PRAKASH VERNEKAR
(Transferors)



SIDDHARTH NAGAR NEW GEETANJALI CO-OP. HOUSING SOCIETY LTD.

(Reg. No. BOM / HSG / 7677)

Opp. Old Police Station,
Siddharth Nagar, Goregaon (W),
Mumbai - 400 104.

Ref. No. _____

Date 09.09.2023

TO WHOMSOEVER IT MAY CONCERN

This is to certify that Mr Prayag P Vernekar and Prashant P Vernekar having ownership of Flat NO. 12, Siddharth Nagar New Geetanjali Co-op, Housing Society Ltd, Old Police Station, Siddharth Nagar, Goregaon (West), Mumbai 400104', Flat No 12 admeasuring 513.25 sq. ft. carpet area, being lying and standing on Land bearing CTS No.348, at Village – Pahadi Goregaon west, Taluka – Borivali District Mumbai in the Registration District

Mr. Prayag Prakash Vernekar, 2) Mr. Prashant Prakash Vernekar

They have cleared all their outstanding Maintenance Charges & Dues in respect to the said flat till date.

We have No Objection to Sale the said flat to Smt. Mamta Jitendra Bhatt.

For Siddharth Nagar New Geetanjali Co-Op. Housing Society Ltd.

Secretary
विमर्ष नगर नू गीतंजली सह. व. नि. सं. मर्ष.
अध्यक्ष
सचिव
अधिकारी
Shoshi



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सूची क्र.2

दुय्यम निबंधक : बोरीवली । (मालाड)

09-09-2023

दस्त क्रमांक : 4040/2010

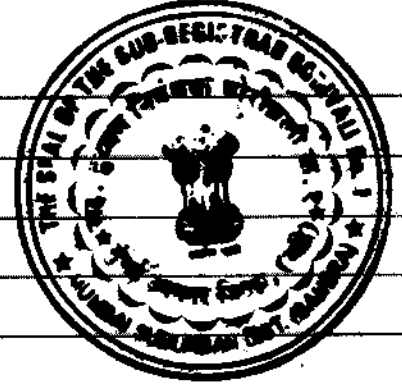
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contact concern SRO office.

नोंदणी :

Regn:63m

गावाचे नाव : पी.एस.पहाडीगोरेगांव

(1)विलेखाचा प्रकार	घोषणा पत्र
(2)मोबदला	रु.13907
(3) बाजारभाव(भाडेपट्टयाच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	रु. 52000
(4) भू-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	पालिकेचे नाव:इतर वर्णन :सदनिका नं 12, सिध्दार्थ नगर , न्यू गीतांजली को ऑप हौ सोसा लि , जुन्या पोलिस स्टेशन जवळ , सिध्दार्थ नगर , गोरेगाव मुं 62, मुळ दस्त अभिनिर्णित नं सी ओ बी / ए वाय /1018/08 दि 3.8.09 द्वारा भरलेले मु शु रू 5240/-, दंड रू 500/-, निष्पादनाचा दि 27.4.78
(5) क्षेत्रफळ	513.25 चौ फूट कारपेट
(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.	-
(7) दस्तऐवज करुन देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:- प्रविणा प्रकाश वेणेकर - - वय:-??पत्ता:--पिन कोड:--पॅन नं:--
(8)दस्तऐवज करुन घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	2): नाव:-- - - वय:--पत्ता:--पिन कोड:--पॅन नं:--
(9) दस्तऐवज करुन दिल्याचा दिनांक	29/03/2010
(10)दस्त नोंदणी केल्याचा दिनांक	28/04/2010
(11)अनुक्रमांक,खंड व पृष्ठ	4040/2010
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	100
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	550
(14)शेरा	-



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करनिर्धारण व संवर्णनाखाता
 लढ गजला, भुय इमारता, मलमालिका गली, पु. ४०० ००१.
 संकेतस्थळ : www.mcgm.gov.in
 मालमत्ता कराचे देयक

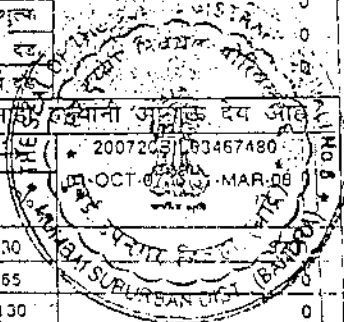
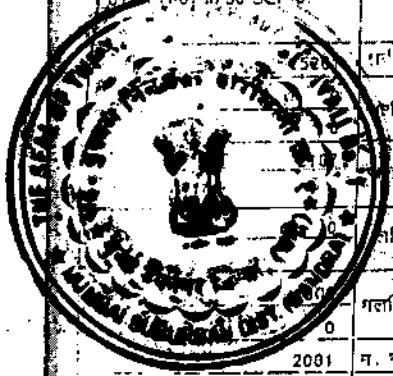
मालमत्ता क्रमांक (वर्षीन)	लेखा क्रमांक	वार्ड क्रमांक	मालमत्ता करवर्ष	सहाय्यक करनिर्धारक व संकेतस्थळ
00230700	PS0101610160000		2007-2000	
परामर्शिते नाव, गा. पत्ता (इपल मालमत्ता पेज्ज)				F/South Ward, Municipal School Building, Mithanagar, Goregaon (W), Mumbai 400 062
SEC. S. HARTH NAGAR NEW G. S. T. JALI C.H.S. BLDG NO 1 & 2 BEFORE OLD. POLICE STN GOREGAON (W) MUMBAI 400062				

मालमत्ता करनिर्धारण, सवधिकार प्रमाणक, इमारतीचे नाव / विप. (पी.टी.ए.स.क) / वॉट क. भावनेचे नाव, गा. ज., गा.गांचे नाव, ठिकाण,
 मालमत्तीचे वर्णन, कारकासाठीचे नाव
 (MITHANAGAR) D. S. G. S. V. ROAD GOREGAON HOUSE, MUMBAI

HARASTI & HOUSING BOARD

उभय करनिर्धारण दिनांक	01-04-1978	11/03/2000	रोजची धकतकी	0.62
एकूण करपात्र मूल्य रु	34675		नोटीस शुल्क	2
करपात्री दिलेले मूल्य रु	0		पत्राची शुल्क	0
निवासी करपात्र मूल्य रु	34675		मलमालिका देय	0
अनिवासी करपात्र मूल्य रु	0		शासकीय देय	0
एकूण वार्षिक देय कर	28954		सूचना : वार्षिक देयक सहामाही	0

2037100103467479	देयक क्र.	2007200003467480	NO. 8
01 APR 07 to 30 SEP 07	फर / Tax	निवासी / अनिवासी / NR	NO. 8
	मलमालिका कर / General Tax	निवासी / R	30
	पिंपीटी / Water Tax	अनिवासी / NR	65
	मलमालिका / Water Benefit Tax	निवासी / R	130
	अनिवारण कर / Sewerage Tax	अनिवासी / NR	12.5
	मलमालिका / Sewerage Benefit Tax	निवासी / R	25
	म. ग. भा. शिक्षण उपकर / Mun. Edu. Cess	अनिवासी / NR	35
	राज्य शिक्षण उपकर / State Education Cess	आनवता / NR	78
	रोजगार करी उपकर / Emp. Gua. Cess	निवासी / R	7.5
	वृक्ष उपकर / Tree Cess	अनिवासी / NR	15
	पथकर / Street Tax		1200
			2051
			1040
			0
			0
			87
			2601
	देयता रक्कम		14477
	देय दिनांक (Due Date)		16/10/2007



बदल - १
 9904220 40
 2023

नि. सं. उंबाजे
 करनिर्धारक व संकलक (प्र)

The billing system is under upgradation. Reconciliation of manual transactions during switchover period is in progress. Please bear with data errors if any.

SHARE CERTIFICATE

12

SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED

Opp. Goregaon Police Station, Goregaon (West), BOMBAY-400 062.
(Registration No. Bom./ HSG/7677)

Capital Rs. 25500/- divided into Shares of Rs. 50/- each.

Member's Register No. 12

Share Certificate No. 12

THIS IS TO CERTIFY that Mr/Mrs VERNEKAR PRAVINA PRAKASH

of 10/12, SIDDHARTH NAGAR NEW GEETANJALI CO-OP. HSG. SOC. LTD., GOREGAON (W) BOMBAY

is the Registered holder of 5 Shares numbered 056 TO 060 Of Rupees 50/-

each in SIDDHARTH NAGAR NEW GEETANJALI CO-OPERATIVE HOUSING SOCIETY LIMITED

subject to the Bye-laws of the Society, and that upon each of such

Rupees FIFTY has been paid.

GIVEN under the Common Seal of Society at BOMBAY



this 29TH day of SEPTEMBER 1981

K. D. Ocar Chairman

C. Jankiraman Hon. Secretary



Shasank Member of Committee



बरल - १		
9898E	20	40
P. T.		
2023		

Vernekar
4-8-85

**MEMORANDUM OF THE TRANSFERS OF THE
WITHIN MENTIONED SHARES**

Date of Transfer	Transfer No.	Share Regd. No. Old.	To whom Transferred	Share Reg. No. New
<p>05-10-2017</p>  		12	<p><i>Prakash Vernekar</i> 1) Prayag Prashant Vernekar 2) Prashant Prakash Vernekar for SIDDHARTH NAGAR CO-OPERATIVE HOUSING SOCIETY LTD. <i>Prakash Vernekar</i> CHAIRMAN TREASURER HON. SECRETARY</p>	12

Chairman

Hon. Secretary

Committee Member

बल - १		
१०१२२	२२	४०
२०२३		

दिनांक - १२/१
 ११०५२१८
 २००९

मालमत्ता पत्रक

विभाग/मोजे -- महाद्री गोरगाव (घ)

तालुका/न.भू.मा.का. -- न.भू.अ.गोरगाव

जिल्हा -- मुंबई उपनगर जिल्हा

नगर प्रमाणिका क्रमांक/न.भू.मा.को.नं. / शिफ्ट नंबर / प्लॉट नंबर / भविष्यीय न.भू.मा.को.नं. / भाग्याधिकार / शासनात्मक हक्काच्या अधिष्ठापनेतून मिळालेला न.भू.मा.को.नं. / तपशील अर्थात त्याच्या वेळापत्रकाचे विवरण घेऊन.

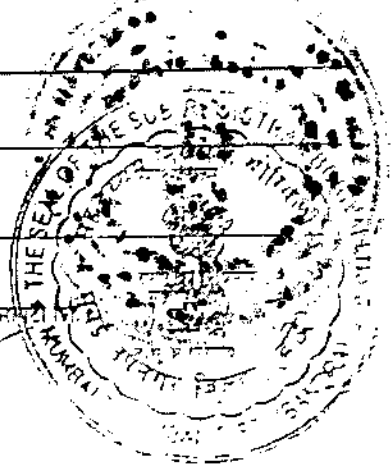
322	८५७३.६	एच-१
	३७०.६	
	२९९४.०	



गृहिभाषिकार
 हक्काचा मूळ धारक / धारक / महाराष्ट्र गृहनिर्माण मंडळ

इतर भाग
 इतर शी

दिनांक	व्यवहार	छाउ क्रमांक	नविन धारक (धा) पट्टेदार (घ) किंवा भाग (गघ)
११/०९/२०००	खोलीने न.भू.क्र. ३४८ पै. क्षेत्र ३७९.६	र.द.क्र. वर १/२६६६/१८ दि. १४/१०/९९ पी. वर २/२६६४/५६ दि. १४/१०/९९ व वर - २ १४८३/२००० दि. २२/०६/२०००	पट्टेदार गोरगाव विभाग को. ऑफिसीक होमिंग सोल्युशन्स प्रा. लि.



११/०९/२००१ मा. जिल्हाधिकारी मुंबई उपनगर जिल्हा यांचे खात्यादीनी आदेश क्र. सी-३७५०/२००१ अन्वये न.भू.क्र. ३४८ पै. क्षेत्र ३७९.६ चौ.मी. क्षेत्रात न.भू.क्र. ३४८/५७ पै. सी. १४७.१ चौ.मी. क्षेत्र एकूण ५२६.७ चौ.मी. क्षेत्राची न.भू.क्र. ३४८/अ आशी नवीन पिळकत पत्रिका उपडलाने न.भू.क्र. ३४८ पपोल ८५७३.६ चौ.मी. क्षेत्रातून ३७९.६ चौ.मी. क्षेत्र घेऊन क.क्र. २२९४.० चौ.मी. क्षेत्र कायम केले व दि. ११/०९/२००० च्या आदेशाने मंजूर व न.भू.क्र. ३४८/५७ पै. सी. १४७.१ चौ.मी. क्षेत्रातून ३७९.६ चौ.मी. क्षेत्र घेऊन क.क्र. २२९४.० चौ.मी. क्षेत्र कायम केले व दि. ११/०९/२००० च्या आदेशाने मंजूर व

दि. ११/०९/२००१
 दि. ११/०९/२००१
 दि. ११/०९/२००१

०६/०९/२००१ खोलीने न.भू.क्र. ३४८ पै.सी. क्षेत्र ३२६.४ चौ.मी.
 र.द.क्र. २९७७/२००१ दि. २१/४/२००४ वर २/२९७७/१९ ००४ दि. २/४/२००४ पट्टेदार सिध्दाथनगर पारोगान को. अर्. होस्तोप सोल्युशन्स प्रा. लि.

बरल - १
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 - २०२३

१४/०९/२००६ मा. अधीक्षक भूमि अधिलेख मु. उप जि. हा यांचे कडील आदेश क्र. न.भू.सं २/न.भू.अ.गोरगाव/अधिलेख पुनर्लेखन दि. ६/१०/०६ अन्वये वर पिळकत पत्रिकेचे पुनर्लेखन घेतलेची नोंद केली.


दि. १४/०९/२००६
 दि. १४/०९/२००६
 दि. १४/०९/२००६

११/०९/२००९ १ हागाट्टू गृहनिर्माण मंडळ यांनी त्यांचे मालकीची न.भू. क्र. ३४८ पै. क्षेत्र ४२०.५५ चौ.मी. न.भू.क्र. ३४८/४२ ते ४६ क्षेत्र २४७.९ चौ.मी. अर्जी एकूण ६६७.६५ चौ.मी. मा. सह दुय्यम निबंधक : न. ४ यांचे गी/न.भू.सं/१/२२५/१८ दि. २८/४/२००० व गोरगाव नगर पंचायताने पत्र क्र. ७२९६/२००० दि. १२/१०/२००० व १९ नवें भागावधीसाठी वाडपट्टेपत्रिका सिध्दाथनगर जिल्हा को. अर्. हो. सो. लि. यांना दिल्याने पट्टेदार सुदरी ह्यांचे नावाची नोंद केली.
 पट्टेदार सिध्दाथनगर संघदा को. अर्. हो. सो. लि.

दि. ११/०९/२००९
 दि. ११/०९/२००९
 दि. ११/०९/२००९

मालमत्ता पत्रक

पदादी नोंद (प) नालुका/न.पू.मा.का. -- न.पू.अ.गोंगाव जिल्हा -- मुंबई उपनगर जिल्हा
 राज्यपालाच्या आदेशावरून जिल्हा भांडवल तयारीत उपाय त्याच्या फेर तयारीतली नियत येऊ

क्र. क्रमांक	वर्धन प्रकल्प (पा) पट्टेदार (प) विद्या भय (भा)	साक्षरकन
 न.पू.अ.गोंगाव को.ओ.सी. नं. २३/३/२००९ नं. २५/१०/२००८ नं. को.ओ.सी. नं. २३/३/२००९ नं. २५/१०/२००८ नं.	मुंबई तालुका नगर तयारी को.ओ.सी. नं. २३/३/२००९	न.पू.अ.गोंगाव मुंबई उपनगर जिल्हा न.पू.अ.गोंगाव



न.पू.अ.गोंगाव
 मुंबई उपनगर जिल्हा



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 ११०/१००
 १३०

बदल-१२/
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२००९

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 ११०/१००

मुंबई उपनगर जिल्हा

बदल - १
११०५२ ३९ ४०
२०२३

No. 09/505 S.H. (old) 76
Office of the Estate Manager (IV),
Maharashtra Housing Board,
Griha Nirman Bhavan, Bandra (East)
Bombay-51. Dated:- 8/3/28

To

Shri/Smt. Pramana P. Vernekar
Tenement No. 509 S.H. (old)
Govt. Housing Scheme: Siddhar H. LIG. (C)
Cogen Bldg 62

Sub:- Transfer of Tenancy.

Ref:- Your letter dated
.....



Sir/Madam,

With reference to the above, I am directed to enclose herewith transfer forms in duplicate which may be got filled in immediately and sent to this office within 10 days from the date of issue of this letter alongwith requisite information as stated below :-

- a) Employer's certificate of showing his/her your date of ceasing to be an Industrial Worker with reason whether retrenched, services terminated, dismissed transferred or resigned and monthly emoluments drawn and whether he/she/you was/were governed by Factory Act 1948.
- b) Employer's certificate of you - self or under Affidavit showing his/her/your date of appointment, with designation monthly emoluments and whether he/she you is/are governed by Factory Act 1948. (Specimen form enclosed). and same of yours enclosed
- c) Employers' certificates showing monthly emoluments of other earning members of the family.
- d) Death certificate of the tenant.
- e) Transfer certificate of the tenant showing the date of this transfer.
- f) Doctor's certificate in support of your contention.
- g) No objection letter from the tenant/heirs or members of the family that he/she/they has/have no objection to transfer the tenancy of the tenement and tenancy deposit of the tenant to the name of the transferee.
- h) An undertaking that he/she/you shall stay with bonafide female member in the tenement immediately as soon as tenancy is transferred.
- i) A certificate of Gazetted Officer and an affidavit from Court of law to prove that he/she/you is/are real blood dear of the tenant/yours (furnish the exact details of relationship) for example it is not enough to say nephew but it must be expressed as brother's son or sisters son as the case may be. He should also declare in affidavit that whatsoever informations are furnished are correct, if declaration is found in correct, he will be liable for eviction from tenancy.
- j) An undertaking from an elderly earning member that he shall be responsible for payment of rent and other dues in respect of the

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DATE OF THIS		
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Mon.	२०२३	

tenant in case the transferee is not earning for if his
at her income is less than Rs. 100 per month.

A passport sized photograph in duplicate of transferee duly
attested by your employer or gazetted officer or Justice
of Peace, Magistrate on the enclosed form.

You are also requested to pay Rs. 10/- as transfer fee & Rs. 10/-
as transfer deposit & produce receipt of this office.

On receipt of the above information, the case shall be
examined and considered as per rules in force.



Yours faithfully,

Estate Manager (IV),
Maharashtra Housing Board,
Bombay.

Cashier

M. A. A. A.

2/2

1/1

21/3/55

बल - १		
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बंदर-१२/	
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२००९	



नोंदणीचे प्रमाणपत्र

नोंदणी क्रमांक बीडी/एच.एस.डी. / ७६७७ /

सन १९८१

या प्रमाणपत्राद्वारे पंजीयन करण्यांत येत आहे की,

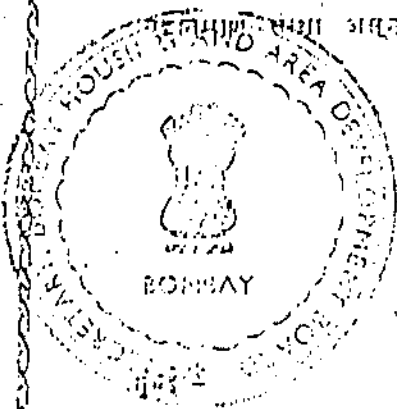
शिवाजी नगर न्यू गोलिजली को-ऑपरेटिव्ह
हौसिंग सोसायटी लिमिटेड, मुंबई

ही संस्था महाराष्ट्र सदन्यासि संस्थांचे अधिनियम १९६० मधील (सन १९६०) व
राष्ट्र अधिनियम क्रमांक २४) कलम १ (१) अन्वये नोंदणीत आलेली आहे.

द्वयनिर्दिष्ट अधिनियमांच्या कलम १२ (१) अन्वये व महाराष्ट्र गृहसंस्था

संस्थांचे नियम १९६१ मधील नियम क्रमांक १० (१) अन्वये संस्थेचे वकीलराज

संस्था असून उपवर्गीकरण इतर गृहनिर्माण संस्था आहे.



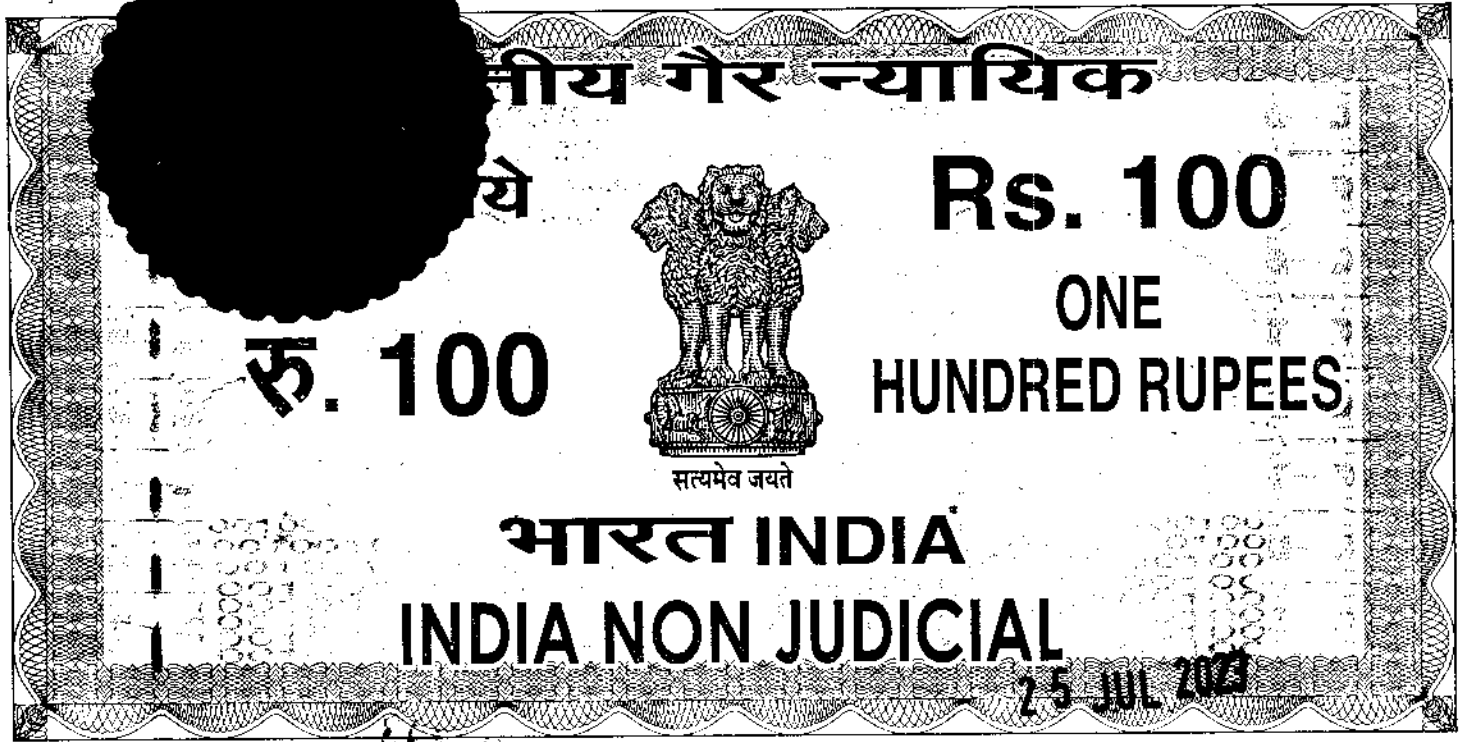
(गडी)
मुंबई

(दुहा) पणिव,

मुंबई गृहनिर्माण व क्षेत्रविकास मंडळ मुंबई

दिनांक :- ११/७/१९८१

वरल - १		
१००४२	३०	५०
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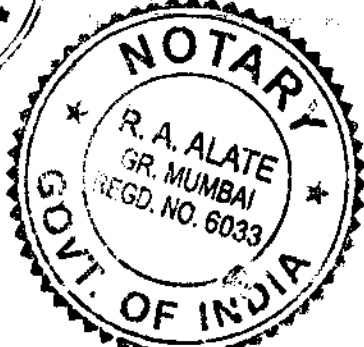
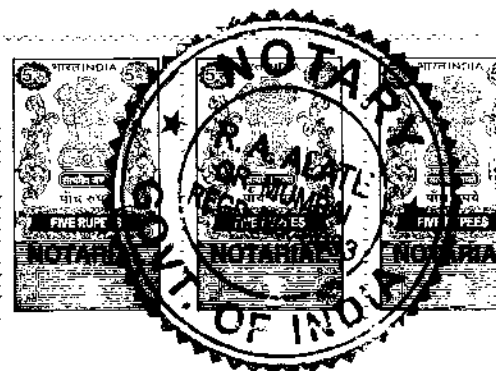
महाराष्ट्र MAHARASHTRA

2023

65AA 354235



मिस्टर वनेकार कार्यालय, ठाणे
20 JUL 2023



AFFIDAVIT

We

- 1) **MR. PRAYAG PRAKASH VERNEKAR** aged about **47** years' son of Late Prakash Vinayak Vernekar and Late Pravina Prakash Vernekar, holding Income Tax Pan Card No. **AHEPV2472J** & Aadhar Card No. 8939 3633 9270 presently residing at Flat No. A-1/12, 'Geetanjali Building, Near Vivek College, Siddharth Nagar No.4, Goregaon West, Mumbai - 400062 now 400104.

Prayag Vernekar

बरेल - १		
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मुद्रांक विधी मॉडेलची अनुक्रमांक

दिनांक

25 JUL 2023

परवानचा प्रकार

दस्ता नोंदणी करणारा व्यक्ती को ? :- होय/मुदी

J.P. TRIPATHI (M.A.L.L.B)

मिळवणीचे पत्र/दस्तावेज/पत्रिका

ADVOCATE HIGH COURTR

मुद्रांक दिकात घेण्याच्या जांच व पत्ता

R/O, Abunani Area Chawl, 24,

दुसऱ्या पत्रकाराचे जांच व पत्ता

Room No. 4, L.L.B. Near Navpada,

हस्त लेख असल्यास त्याचे जांच/पत्ता

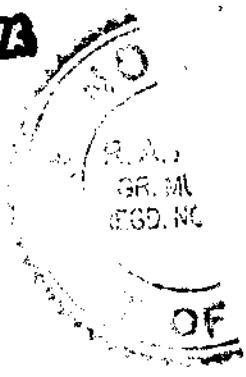
Kural (West), Mumbai-400070

हस्त लेखी

परवानचाधारक मुद्रांक विक्रेत्याची सही (प्रसंग आत दुवे)

मुद्रांक विक्रीचे पत्ता - आदेशदर रुपा, शांती पार्क, मीरा रोड (पूर्व), कोर.

परवानचा क्रमांक 9209089



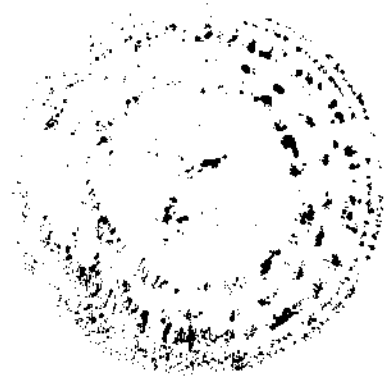
मुद्रांक खरेदी केल्यापासून ६ महिन्यात वारंवार भव्यकारक आहे.

25 JUL 2023

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भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

₹. 100



सत्यमेव जयते

ONE
HUNDRED RUPEES

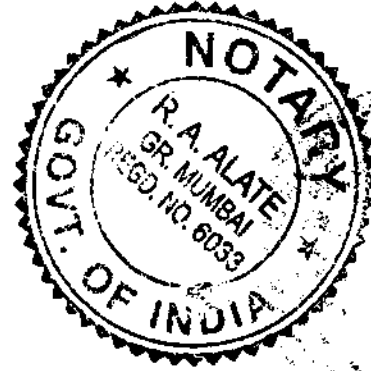
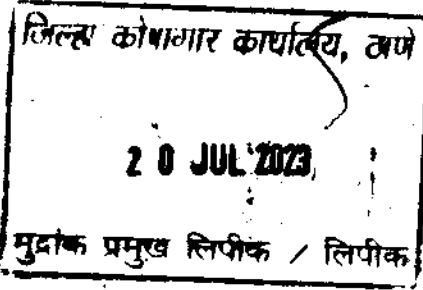
भारत INDIA
INDIA NON JUDICIAL

25 JUL 2023

महाराष्ट्र MAHARASHTRA

2023

65AA 354240



- 2) **Mr. PRASHANT PRAKASH VERNEKAR** aged about 48 years son of Late Prakash Vinayak Vernekar and Late Pravina Prakash Vernekar, holding Income Tax Pan Card No. **AEUPV4072K** & Aadhar Card No. **5943 0399 8265** presently residing at Flat No.401, D wing, 'Yashwant Vihar, Phase-3, Aagashi Road, Near Sahyog Hospital, Virar (West), Bolinj, Palghar-401303, do hereby state and declare on solemn affirmation as under: -



बल - १		
9898e	30	40
२०२३		

७७७ दिवसी नॉटरीसी अनुक्रमांक

दिनांक

25 JUL 2023

दस्तावेजा प्रकार

दस्तावेजा प्रकार काहे का ? :- होय/नही J. P. TRIPATHI (M.A.L.L.B)

मिळकतीचे कोठारात उपासक ADVOCATE HIGH COURTR

मुद्रांक विकत घेणाऱ्याचे नाव व पत्ता R/O. Abudul Aziz Chawl, 24,

दुसऱ्या पक्षाकडचे नाव व पत्ता Room No.4, L.B.S. Maro Navpada,

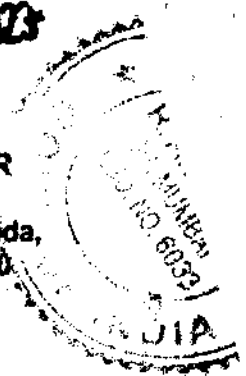
हस्ते असल्यास त्याचे नाव/पत्ता Kural (Wesi), Mumbai 400070

हस्ते सही

परवान्याधारक मुद्रांक विकतवाची सही (प्रयोग अथवा हुजे)

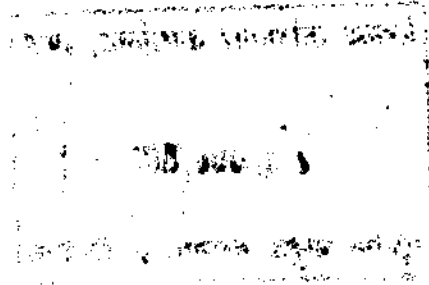
मुद्रांक विकत घेणे पत्ता - अहमदनगर कुरा, शाली पार्क, श्रीरा वॉड (पूर्व), कोरा.

परवाना क्रमांक 9207089



25 JUL 2023

206339



वरल - १		
9898e	30	40
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i) We say and declare that **Late Pravina Prakash Vernekar** was the **Original Founder Member** in respect of Flat No. 12 area admeasuring **513.25** sq. ft. (Carpet area) in the building known as **Siddharth Nagar New Geetanjali Co-operative Housing Society Ltd**, situate at Siddharth Nagar, Goregaon (West), Mumbai - 400062 now Mumbai - 400104 being lying & situated at on Plot of Land bearing CTS. No. **348 (Part)** of Village Pahadi Goregaon West, Taluka Borivali, Mumbai Suburban District (which is hereinafter referred to as "**THE SAID FLAT**").

ii) We hereby state and confirm that we are the only legal heirs of **Late Pravina Prakash Vernekar (Mother)** Expired on dated **18/08/2015** and **Late Prakash Vinayak Vernekar (Father)** who also expired on dated **12/02/2008** leaving behind us their legal heirs respectively such as follows:

- i) Mr. PRAYAG PRAKASH VERNEKAR (Son)
ii) Mr. PRASHANT PRAKASH VERNEKAR (Son)



iii) We state and confirm that we are only the legal heirs and legal representative according to Indian Succession Act., by which they were governed at the time of their death in respect of their estates, effects, properties and there is nobody else who is entitled to the same.

iv) We hereby undertake to keep safe, harmless, indemnified the concerned authorities against any false claim, loss, damage, litigation which may arise out of such matter.

v) We are making this document to produce the same before the Sub-Registrar of Assurance at Borivali Mumbai Suburban District for getting the Agreement for sale duly registered in favor of the Purchaser.

बरल - १		
१४१४८	३८	४०
२०२३		

Pravina Vernekar



R. A. Alate

vi) This Affidavit is made in order to produce before the Registering authorities at Taluka: Borivali and to show the above facts.

vii) That this Affidavit is made on our own free will and volition without any fore or pressure on anybody whatsoever and that whatever we have state hereinabove is true and correct and nothing is suppressed.

Whatever stated hereinabove is true and correct.



THE SCHEDULE ABOVE REFERRED TO:

Flat No. **12** area admeasuring **513.25** sq. ft. (Carpet area) in the building known as **Siddharth Nagar New Geetanjali Co-operative Housing Society Ltd**, situate at Siddharth Nagar, Goregaon (West), Mumbai - 400062 now Mumbai - 400104 being lying & situated at on Plot of Land bearing CTS. No. **348 (Part)** of Village Pahadi Goregaon (West), Taluka Borivali, Mumbai Suburban District and Together with **5 (Five) fully paid shares** of Rs.50/- (Rupees Fifty only) each bearing **Distinctive Nos. 056 to 060** (both inclusive) for which **Share Certificate No.12** (hereinafter referred to the "the said Shares")

M. K. Kulkarni

R. J. Jethani

बरेल - १	
०४९४२०	४०
२०९३	



Solemnly affirmed at Mumbai)
This 09th day of September, 2023)

The Deponent No.1

Mr. PRAYAG PRAKASH VERNEKAR

Left Thumb Impression	Signature	Photo



The Deponent No.2

Mr. PRASHANT PRAKASH VERNEKAR

Left Thumb Impression	Signature	Photo



DEPONENT'S

Identified by me

Before me

9/9/23
J. P. TRIPATHI (M.A.L.L.B.)
ADVOCATE HIGH COURT
R/O, Abudal Azir Chawl, 24,
Room No.4, L.B.S. Marg Navpada,
Kurla (West) Mumbai-400070



09/09/23
R. A. ALATE B. SC. LL.B.
NOTARY GREATER MUMBAI.
1/B-7, Dongre Sadan, Mohli Village
Sakinaka, Mumbai-400072

बरत - १		
१४९४२	२९	४०
२०२३		



महाराष्ट्र शासन
GOVERNMENT OF MAHARASHTRA
आरोग्य विभाग
HEALTH DEPARTMENT
वृहन्मुंबई महानगरपालिका
MUNICIPAL CORPORATION OF GREATER MUMBAI



मृत्यु प्रमाणपत्र
DEATH CERTIFICATE

(जन्म व मृत्यु नोंदणी अधिनियम, १९६९ अर्थात कलम १२/१० आणि महाराष्ट्र जन्म आणि मृत्यु नोंदणी नियम, २००० च नियम ८/१३ अन्वये घेण्यात आले आहे.)

(Issued under section 12/17 of the Registration of Births & Deaths Act, 1969 and Rule 8/13 of the Maharashtra Registration of Births and Deaths Rules, 2000.)

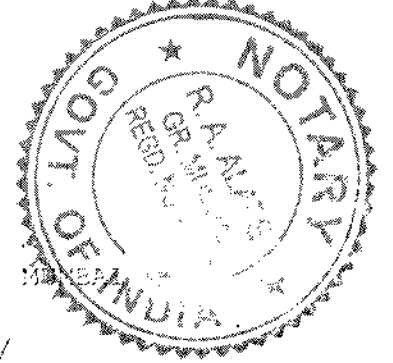
म्हणजेच येत आहे की, खालील माहिती मृत्युच्या नोंद अभिलेखाच्या नोंदवहीतून घेण्यात आली आहे, जी की मृत्यु नोंदणी कार्यालय, वार्ड PS, जिल्हा मुंबई, महाराष्ट्र राज्याच्या नोंदवहीत उल्लेख आहे

I hereby certify that the following information has been taken from the original records of death which is the register for Municipal Corporation of Greater Mumbai, Ward PS of District Mumbai of Maharashtra State.



मृत्यु झाल्याचा नाव/
Full Name of Deceased : MR. PPAKASH VINAYAK VERNEKAR
मृत्यु दिनांक/
Date of Death : 12.02.2008

लिंग/
Sex : Male
मृत्युचे ठिकाण/
Place of Death : MUMBAI



आईचे पूर्ण नाव/
Name of Mother : MC. DHAKYABAI VERNEKAR

वडिलांचे/पतीचे पूर्ण नाव/
Name of Father/ Husband : MR. VINAYAK VERNEKAR

मृत व्यक्तीचा मृत्युसमयीचा पत्ता/
Address of deceased at the time of death:
A-1/12 GEETANJALI,
BLDG SIDDHARTH NAKAR P.H-4,
GOPAGAN(W),
MUMBAI, 400062,
Maharashtra, India

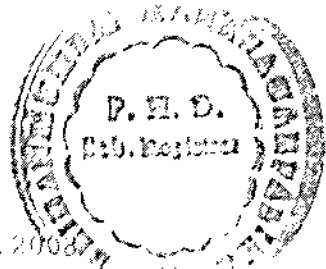
मृत व्यक्तीचा कायमचा पत्ता/
Permanent Address of deceased :
A-1/12 GEETANJALI, BLDG SIDDHARTH NAKAR,
P.H-4,
GOPAGAN(W),
MUMBAI, 400062,
Maharashtra, India.

बरेल - १
9898er 40
2023

नोंदणी क्रमांक/
Registration No. : 741055307

नोंदणी दिनांक/
Date of Registration : 07.05.2008

शेरा/
Remarks (if any) :
प्रमाणपत्र दिव्याचा दिनांक/
Date of Issue : 07.04.2008



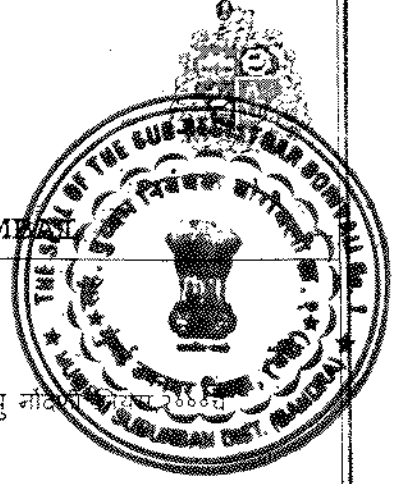
शिक्षक/ Seal

Registrar of Births/Deaths
निगमित करणाऱ्या प्राधिकार्याची सही/
Signature of the Issuing Authority :
प्राधिका-याचा पत्ता/
Address of the issuing authority :
Ward PS, Mumbai.

"प्रत्येक जन्म आणि मृत्युची घटना नोंदवल्याची खात्री करा!"



महाराष्ट्र शासन
GOVERNMENT OF MAHARASHTRA
आरोग्य विभाग
HEALTH DEPARTMENT
बृहन्मुंबई महानगरपालिका
MUNICIPAL CORPORATION OF GREATER MUMBAI



मृत्यु प्रमाणपत्र
DEATH CERTIFICATE

(जन्म व मृत्यु नोंदणी अधिनियम, १९६९ मधील कलम १२/१७ आणि महाराष्ट्र जन्म आणि मृत्यु नोंदणी नियम, १९६९ मधील नियम ८/१३ अन्वये देण्यात आले आहे.)

(Issued under section 12/17 of the Registration of Births & Deaths Act, 1969 and Rule 8/13 of the Maharashtra Registration of Births and Deaths Rules, 2000.)

प्रमाणित करण्यात येत आहे की, खालील माहिती मृत्युच्या मूळ अभिलेखाच्या नोंदवहीतून घेण्यात आली आहे. मृत्यु नोंदणीची मृत्यु नोंदणी बृहन्मुंबई महानगरपालिका, तातुका Ward PS, जिल्हा मुंबई, महाराष्ट्र राज्याच्या नोंदवहीत उल्लेख आहे.

This is to certify that the following information has been taken from the original record of death which is the register for Municipal Corporation of Greater Mumbai of Ward PS of District Mumbai of Maharashtra State.

मृताचे पूर्ण नाव /

Full Name of Deceased : MRS. PRAVINA PRAKASH VERNEKAR

लिंग/

Sex : Female

मृत्यु दिनांक/

Date of Death : 18.08.2015

मृत्युचे ठिकाण/

Place of Death : MUMBAI

आईचे पूर्ण नाव/

Name of Mother : MS. . .

वडिलांचे/पतीचे पूर्ण नाव/

Name of Father/ Husband : MR. PRAKASH VERNEKAR

मयत व्यक्तीचा मृत्यूसमयीचा पत्ता/

Address of deceased at the time of death:

A/1/12 GEETANJALI,
BULD.NEAR VIVEK COLLAGE SIDDHARTH NAGAR
NO.4,
GOREGAON [W],
MUMBAI, 400062,
Maharashtra, India.

मयत व्यक्तीचा कायमचा पत्ता/

Permanant Address of deceased :

A/1/12 GEETANJALI, BULD.NEAR VIVEK
COLLAGE SIDDHARTH NAGAR NO.4,
GOREGAON [W],
MUMBAI - 400062,
Maharashtra, India.

बसल - १	
१०१०००३	४०
२०२३	

नोंदणी क्रमांक/

Registration No. : 7959786

नोंदणी दिनांक/

Date of Registration : 01.09.2015

शेरा/

Remarks (if any) :

प्रमाणपत्र दिल्याचा दिनांक/

Date of Issue : 03.09.2015



शिकका/ Seal

Signature of the Issuing Authority :

Signature of the Issuing Authority :

प्राधिका-याचा पत्ता/

Address of the issuing authority :
WardPS, Mumbai.

"प्रत्येक जन्म आणि मृत्युची घटना नोंदवल्याची खात्री करा"



बरल - १		
१४१४९	४४	५०
२०२३		

१ - काठ

आयकर विभाग
INCOME TAX DEPARTMENT
PRAYAG VERNEKAR
PRAKASH VINAYAK VERNEKAR
30/05/1976
Permanent Account Number
AHEPV2472J

भारत सरकार
GOVT. OF INDIA



भारत सरकार
भारत सरकार
प्रयाग प्रकाश वेण्कार
Prayag Prakash Vernekar
जन्म वर्ष / Year of Birth: 1976
Gender: Male
8030 3633 9270



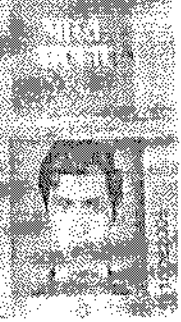
आधार - सामान्य माणसाचा अधिकार

Prayag Vernekar



आयकर विभाग
INCOME TAX DEPARTMENT
VERNEKAR PRASHANT P
PRAKASH VINAYAK VERNEKAR
30/05/1975
Permanent Account Number
AEUPV3072K

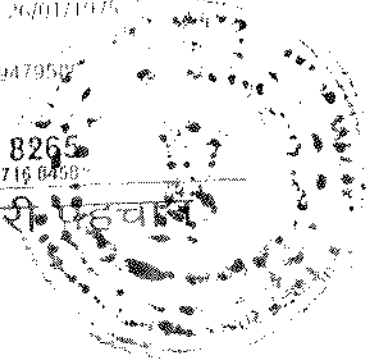
भारत सरकार
GOVT. OF INDIA



भारत सरकार
भारत सरकार
प्रशांत प्रकाश वेण्कार
Prashant Prakash Vernekar
जन्म वर्ष / Year of Birth: 26/01/1975
Gender: MALE
Mobile No: 9899479500
5943 0399 8265
VID: 0158 2387 2716 0498

मेरा आधार, मेरी पहचान

Prashant



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
ADNPB9339D



नाम / Name
MAMTA J BHATT

पिता का नाम / Father's Name
ANANTRAI MUGATRAM BHATT


जन्म तिथि / Date of Birth
04/08/1960

हस्ताक्षर / Signature

M. Bhatt

बरत - ९		
९४९४९	४५	४०
२०२३		

भारत सरकार
GOVERNMENT OF INDIA



काळ मास्त्रम भट्ट
Kala Mastham Bhat

जन्म वर्ष / Year of Birth : 1960
लिंग : Female



3814 3725 5479

आधार - सामान्य माणसाचा अधिकार

Unique Identification
Government of India

रोडविवरण क्रमांक Enrollment No 1215 17719 46840

Id
काळ मास्त्रम भट्ट
Kala Mastham Bhat
O D P M Bhat
A 19 New Deenabhai D. D. Road Society
17/4, D. D. Road
Bodhanagar, Goregaon West
Mumbai, Maharashtra 400134
9920079515

12151771946840

Kala Bhat



वरल - १		
9898e	२६	40
२०२३		



भारतीय विशिष्ट ओळख प्रणाली
भारत सरकार
 Unique Identification Authority of India
 Government of India

नोंदणी क्रमांक : Enrolment No.: 1218/17823/01801

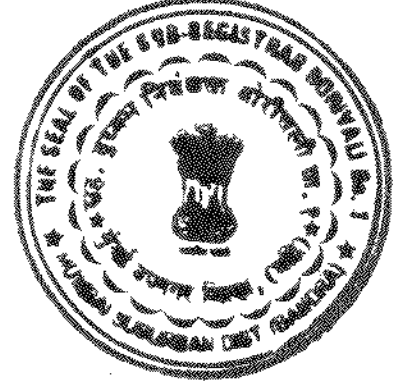
06/11/2011

To,
 Pragati Prayag Vernekar
 प्रगती प्रयाग वेणेकर
 C/O Pravina Prakash Vernekar
 A- 1/12, Geetanjali Building Near Vivek College Siddharth
 Nagar No.4
 Goregaon West Mumbai
 Maharashtra 400062
 Mobile:9324734144



UC 07956031 3 IN

Ref No.:412B3E9X-7956031



आपला आधार क्रमांक / Your Aadhaar No. :

4895 8488 4985

आधार — सामान्य माणसाचा अधिकार



भारत सरकार
 GOVERNMENT OF INDIA



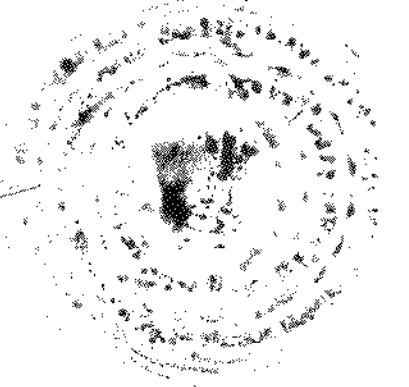
प्रगती प्रयाग वेणेकर
 Pragati Prayag Vernekar

जन्म वर्ष / Year of Birth : 1979
 स्त्री / Female

4895 8488 4985

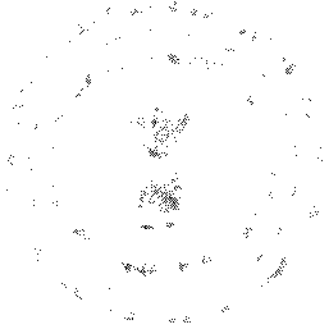


Prayag Vernekar



आधार — सामान्य माणसाचा अधिकार

वसुधैव कुटुम्बकम्		
9898E	70	40
२०२३		



करल ३२		
१४१४२	२४	५०
२०२३		

324/14149

सोमवार, 11 सप्टेंबर 2023 8:33 म.पु.

दस्त गोषवारा भाग-1

वरल-१

दस्त क्रमांक: 14149/2023

दस्त क्रमांक: वरल-१ /14149/2023

वाजार मूल्य: रु. 82,27,678/-

मोवदला: रु. 93,00,000/-

भरलेले मुद्रांक शुल्क: रु.4,65,000/-

मुद्रांक शुल्क माफी अमल्याम तपशिल :-

1) Mudrank 2021/UOR12/CR107/M1 (Policy) : For Women : Mudrank 2021/UOR12/CR107/M1 (Policy) : For Women - Corporations Area

द. नि. मह. द. नि. वरल-१ यांचे कार्यालयात

पावती:15640

पावती दिनांक: 11/09/2023

अ. क्र. 14149 वर दि.11-09-2023

सादर करणाराचे नाव: ममता जितेंद्र भट्ट

रोजी 8:32 म.पु. वा. हजर केला.

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 1000.00

पृष्ठांची संख्या: 50

दस्त हजर करणाऱ्याची नटी:

एकूण: 31000.00

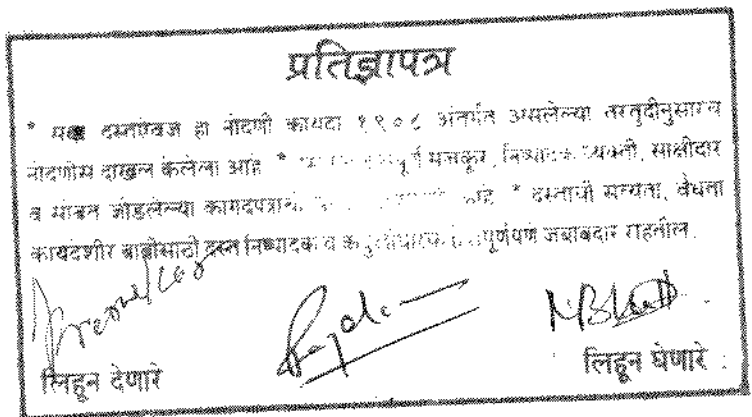
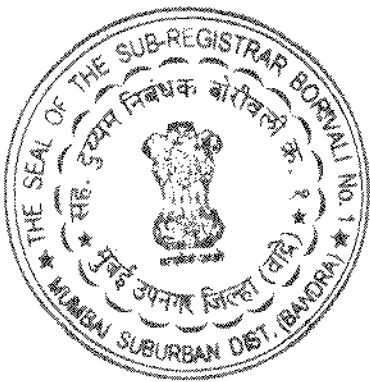
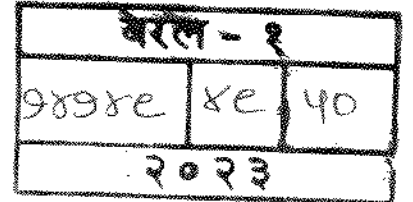
सह. दुय्यम निबंधक, बोरीवली क्र. १,
मुंबई उपनगर जिल्हा.सह. दुय्यम निबंधक, बोरीवली क्र. १,
मुंबई उपनगर जिल्हा.

दस्ताचा प्रकार: करारनामा

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

शिक्रा क्र. 1 11 / 09 / 2023 08 : 32 : 44 AM ची वेळ: (सादरीकरण)

शिक्रा क्र. 2 11 / 09 / 2023 08 : 33 : 35 AM ची वेळ: (फी)



दस्त गोपवारा भाग-2

बरल-१

दस्त क्रमांक:14149/2023

11/09/2023 8 35:53 AM

दस्त क्रमांक :बरल-१ /14149/2023

दस्ताचा प्रकार :-करारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	ठसा प्रमाणित
1	नाव:ममता जितेंद्र भट्ट पत्ता:प्लॉट नं: सदनिका नं. ५०४, बी विंग, माळा नं: -, इमारतीचे नाव: ममता अपार्टमेंट, ब्लॉक नं: एल. टी. रोड नं. ३, ऑफ.एम. जी. रोड, रोड नं: गोरेगाव पश्चिम, मुंबई, महाराष्ट्र, MUMBAI. पिन नंबर:ADNPB9339D	लिहून देणार वय :-63 स्वाक्षरी:-		
2	नाव:प्रयाग प्रकाश वेर्णेकर पत्ता:प्लॉट नं: सदनिका नं ए-१-१२, माळा नं: २ रा मजला, इमारतीचे नाव: गीतांजली बिल्डिंग, ब्लॉक नं: विवेक कॉलेज जवळ, सिद्धार्थ नगर नं ४, रोड नं: गोरेगाव वेस्ट, मुंबई, महाराष्ट्र, मुंबई पिन नंबर:AHEPV2472J	लिहून देणार वय :-47 स्वाक्षरी:-		
3	नाव:प्रशांत प्रकाश वेर्णेकर पत्ता:प्लॉट नं: सदनिका नं.४०१, डी विंग, माळा नं: -, इमारतीचे नाव: यशवंत विहार फेस ३, ब्लॉक नं: आगाशी रोड, सहयोग हॉस्पिटल जवळ, रोड नं: विरार वेस्ट, मुंबई, महाराष्ट्र, ठाणे पिन नंबर:AEUPV4072K	लिहून देणार वय :-48 स्वाक्षरी:-		

वरील दस्तऐवज करून देणार तशाकधीत करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतान.
शिक्षा क्र.3 ची वेळ:11 / 09 / 2023 08 : 35 : 15 AM

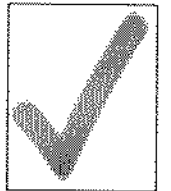
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खालील डमम अमे निवेदीत करतात की ते दस्तऐवज करून देणा-यांना व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र. पक्षकाराचे नाव व पत्ता

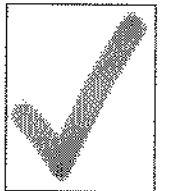
1 नाव:रुना मस्तराम भट्ट
वय:63
पत्ता:ए-११ न्यू गीतांजली गोरेगाव वेस्ट मुंबई
पिन कोड:400104

Runa Bhatt
स्वाक्षरी



2 नाव:प्रगती प्रयाग वेर्णेकर
वय:44
पत्ता:ए-1/12, गीतांजली बिल्डींग, गोरेगाव पश्चिम मुंबई
पिन कोड:400104

Pragati Vernekar
स्वाक्षरी



शिक्षा क्र.4 ची वेळ:11 / 09 / 2023 08 : 36 : 05 AM

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मुंबई उपनगर जिल्हा.

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पुस्तक क्रमांक १, क्रमांक.....बर
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दिनांक: ११/०९/२०२३
(श्री. ए. टी. फडके)

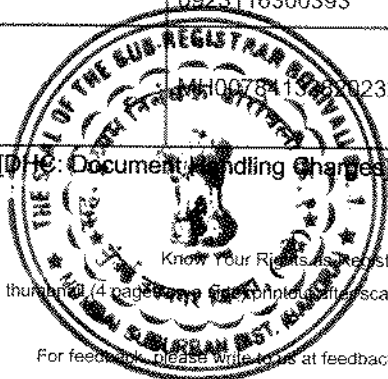
बरल-१/ १४१४९ / २०२३
पुस्तक क्रमांक १, क्रमांक.....बर
नोंदला. ११/०९/२०२३
दिनांक: ११/०९/२०२३
(श्री. ए. टी. फडके)

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Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	MAMTA JITENDRA BHATT	eChallan	03006172023090800378	MH007841328202324M	465000.00	SD	0004138223202324	11/09/2023
2		DHC		0923116300393	1000	RF	0923116300393D	11/09/2023
3	MAMTA JITENDRA BHATT	eChallan		MH007841328202324M	30000	RF	0004138223202324	11/09/2023

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