

3/8/2021

Index-II



08/03/2021

सूची क्र.2

दुय्यम निबंधक : दु.नि.पालघर

दस्त क्रमांक : 1679/2021

नोदणी :

Regn:63m

174

गावाचे नाव : कुरगाव (प्रभाव क्षेत्र)

(1) विलेखाचा प्रकार करारनामा

(2) मोबदला 2740000

(3) बाजारभाव(भाडेपट्ट्याच्या वावतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे) 1438683

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

1) पालिकेचे नाव:पालघर इतर वर्णन :, इतर माहिती: मौजे कुरगाव ता व जि पालघर येथील नवीन सर्वे क्रमांक 14 /1 + 14/2/2 जुना सर्वे क्रमांक 14/1, वसुंधरा नगरी मधील आकाश कॉम्प्लेक्स, सदनिका क्रमांक 302, डी विंग, तिसरा मजला, क्षेत्र 32.23 चौ. मी. कारपेट हा या विक्री कराराचा विषय आहे. ((Survey Number : New S. 14/1 + 14/2/2 Old S. NO. 14/1 ;))

1) 32.23 चौ.मीटर

(5) क्षेत्रफळ

(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.

(7) दम्नऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.

1): नाव:-मे एल एक्स एम आय इन्फ्रा तर्फे भागीदार श्री. गौरव डि पोकळे वय:-; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: क्रमांक १०, गोकुळ गार्डन, ठाकूर कॉम्प्लेक्स, कादिबली, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, मुंबई. पिन कोड:-400101 पॅन नं:-AAEFL4699Q

1): नाव:-ऋतिक संजय सुर्वे वय:-22; पत्ता:-प्लॉट नं: 301 16, माळा नं:-, इमारतीचे नाव: श्री शास्वत कॉम्प्लेक्स प्लीसेंट पार्क जावळ मीरा रोड पूर्वे ठाणे, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, ठाणे. पिन कोड:-401107 पॅन नं:-JJVPS5280R

2): नाव:-रश्मि संजय सुर्वे वय:-49; पत्ता:-प्लॉट नं: 301 16, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं: श्री शास्वत कॉम्प्लेक्स प्लीसेंट पार्क जावळ मीरा रोड पूर्वे ठाणे, रोड नं:-, महाराष्ट्र, ठाणे. पिन कोड:-401107 पॅन नं:-BOEPS3111M

(8) दम्नऐवज करून दिल्याचा दिनांक

05/03/2021

(9) दम्न नोंदणी केल्याचा दिनांक

08/03/2021

(10) अनुक्रमांक, खंड व पृष्ठ

1679/2021

(11) बाजारभावाप्रमाणे मुद्रांक शुल्क

109600

(12) बाजारभावाप्रमाणे नोंदणी शुल्क

27400

(13) शेर

"TRUE COPY"

[Signature]
दुय्यम निबंधक पालघर

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुल्यांकनाची आवश्यकता नसून कारणा वस्तुप्रकारानुसार आवश्यक नाही कारणाचा तपशील वस्तुप्रकारानुसार आवश्यक नाही

Authorised Signatory
Kalyan Branch 421301

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

(ii) within the limits of any Municipal Council, Nagarpanchayat or Cantonment Area annexed to it, or any rural area within the limits of the Mumbai Metropolitan Region Development Authority or any other Urban area not mentioned in sub clause (i), or the Influence Areas as per the Annual Statement of Rates published under the Maharashtra



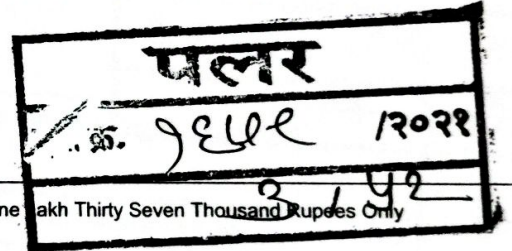
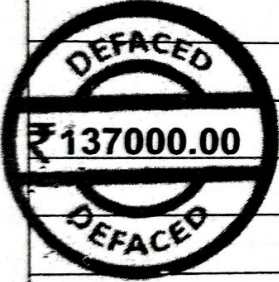
CHALLAN
MTR Form Number-6

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GRN	MH012688780202021E	BARCODE	Date 05/03/2021-11:33:05		Form ID	25.2
Department	Inspector General Of Registration		Payer Details			
Type of Payment	Stamp Duty	TAX ID / TAN (If Any)				
	Registration Fee	PAN No.(If Applicable)	JJVP85280R			
Office Name	PLG_PALGHAR SUB REGISTRAR		Full Name	RUTIK SANJAY SURVE		
Location	PALGHAR		Flat/Block No.	FLAT NO 302 BLDG 2 WING D AAKASH		
Year	2020-2021 One Time		Premises/Building	COMPLEX		

Account Head Details	Amount In Rs.	Road/Street	Area/Locality	Town/City/District	PIN	Remarks (If Any)
0030046401 Stamp Duty	109600.00	KURGAON BOISAR WEST	PALGHAR		4 0 1 5 0 1	PAN2=AAEFL4699Q~SecondPartyName=LXMI INFRA-
0030063301 Registration Fee	27400.00					
Total	1,37,000.00					Amount In Words One lakh Thirty Seven Thousand Rupees Only



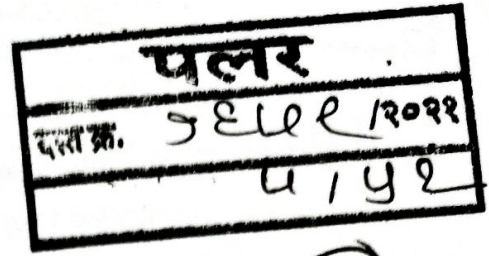
Payment Details	BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque/DD Details		Bank CIN	Ref. No.	02202292021030505402	110866267
Cheque/DD No.		Bank Date	RBI Date	05/03/2021-11:34:12	06/03/2021
Name of Bank		Bank-Branch	BANK OF INDIA		
Name of Branch		Scroll No. , Date	324 , 06/03/2021		

Department ID :
 NOTE:- This challan is valid only for registered document to be registered in Sub Registrar office only. Not valid for unregistered document.
 सधर चलन केवल नोदणी कारवायाच्या दस्तासाठी लागू आहे. नोदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.
 Mobile No. : 7208880798

Signature Not Verified
 Digitally signed by DS
 VIRTUAL TREASURY
 MUMBAI 03
 Date: 2021.03.08
 12:29:14 IST
 Challan Defaced Detail
 Document Location: India

Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-84-1679	0006022755202021	08/03/2021-12:22:31	IGR137	27400.00





Agreement for Sale

THIS AGREEMENT made at Boisar the 05 of 03, 2021

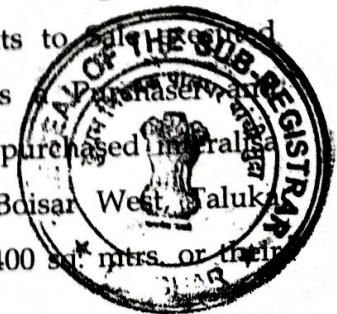
M/s. LXMI INFRA, a Partnership firm having its office at Shop No. 10, Shri Gokul Garden (G to N) CHS LTD. Opp. Vasant Pride, Thakur Complex, Kandivali (East), Mumbai 400 101 hereinafter referred to as "BUILDER/PRAMOTER" (which expression shall unless to be repugnant to the context or meaning thereof be deemed to mean and include his/her/their/its heirs, executors, assigns, legal representatives and administrators and assigns) of the ONE PART.

AND

Mr. RITIK SANJAY SURVE AND RASHMI SANJAY SURVE Adult Indian Inhabitant/s/ having his/her/their address for the purpose of these presents at BLDG NO-16, ROOM NO-301, SHREE SHASHWAT COMPLEX, NEAR PLEASANT PARK, MIRA ROAD EAST, MAHARASHTRA - 401107.

as "The ALLOTTEE" (which expression shall, unless contrary to the context or meaning thereof, mean and include in the case of individuals his/her/their heirs and legal representatives and in case of partnership firm the partners constituting the firm for the time being and the survivors or survivor of them and their respective heirs and legal representatives and in the case of a corporate body, its successors and assigns and in the case of the Trust its Trustees for the time being) OF THE FIRST PART.

- a) WHEREAS originally By several Deed of Conveyance, registered with the Sub-registrar of Assurances, and Agreements to sell, entered between Mr. Tarkeshwar Rampratap Singh, as Original Owners of the Lands as the Owners, purchased amongst others property at Village Kurgaon, Boisar West Taluk Palghar, District Palghar admeasuring about 10,400 sq. mtrs. or their



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after called the "Said Large Lands" more particularly described in the "FIRST SCHEDULE" written hereunder.

(१३)

- b) The said Owner namely Mr. Tarkeshwar Rampratap Singh were/are full, absolute and lawful owners of or otherwise well and sufficiently entitled to the "said property".
- c) By an Agreement for Development dated 16 March 2013 duly registered in the office of Sub-Registrar, Palghar, under Sr. No. PLR/2405/2013 (hereinafter referred as the Said Agreement for Development), the said owner namely Mr. Tarkeshwar Rampratap Singh has granted the Development Rights to the Builder to consume FSI of 5,114 sq. mtrs. out of 10,400 sq. mtrs. of the said Larger Land situated at Village Kurgaon, Boisar West, Taluka Palghar, District Palghar. The total FSI of 5,114 sq. mtrs. granted by the Owner to the Builder and FSI acquired by virtue of land conveyances, and additional FSI that might be acquired in future is situated on the plot of Land situated on part of New Survey No. 14/1+14/2/2 & Old Survey No. 14/1 admeasuring in aggregate area of 5,114 sq. mtrs. at Village Kurgaon, Boisar, Taluka Palghar, District Palghar forming part of the said Larger Land is thereafter referred to as the said smaller land/said property which together with the total FSI is more particularly described in the "FIRST SCHEDULE" hereunder written.
- d) In pursuance of the said Agreement for Development dated 16 March 2013 duly registered in the office of Sub-Registrar, Palghar, under Sr. No. PLR/2405/2013, the said owner namely Mr. Tarkeshwar Rampratap Singh had also executed Power of Attorney in favor of the Partner of the Builder (hereinafter referred as "The said Power Of Attorney") The said Power of Attorney dated 16 March 2013 is duly registered with the Sub- Registrar of Assurances at Palghar under Sr. No. PLR/ 2406 /2013 herein, conferring upon them several powers -
- alia power to construct the buildings on the said properties.
In the circumstances, the Builder is absolutely seized and possessed of the land situated on the part of New Survey No. 14/1 + 14/2/2 and Old survey No. 14/1 admeasuring in aggregate area of 5,114 sq. mtrs. at Village Kurgaon, Boisar West, Taluka Palghar, District Palghar and more particularly described in the "FIRST SCHEDULE".



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- f) The Addl. Collector of Jawhar at Thane has also granted N.A. permission in respect of the said property vide his order no. Revenue/K-1/T-1A/NAP/SR-275/2012, dated 03/06/2014.
- g) The Town Planning of Palghar has also granted construction permission in respect of the said buildings to be constructed on the said property vide his order no. Revenue/K-1/T-1A/NAP/SR-275/2012, dated 18/03/2014 and the same is approved by the Addl. Collector of Jawhar at Thane in respect of the said property vide his order no. Revenue/K-1/T-1A/NAP/SR-275/2012, dated 03/06/2014, for Residential use on the terms and conditions mentioned therein.
- h) The Builder has entered into a standard Agreement with M/s Vastu Shilp Associates (Architects and Engineers). Being the Architects registered with the Counsel of Architects and have appointed M/s. Vastu Ship Associates (Architects and Engineers), located at 103, Decent Delight, Opp Gold Cinema, Mahim Road, Palghar West, District Palghar as Structural Engineers for the preparation of the Structural design of the said Buildings.
- i) The title of the Builder to the said Property is certified by Adv. Archana Warale, Advocates, Mumbai as clear and marketable free from encumbrances and copy of certificate dated 02/08/2014 is annexed hereto, as Annexure "A";
- j) The said project is financed by "THE MALAD SAHAKARI BANK LTD, having its registered office at 6, Sujata Niketan, Rani Sati Marg, Malad East, Mumbai - 400097. The prospective buyer should be aware of this and to obtained NOC form the said Bank of specified flat mentioned in the Deed of Registered Mortgaged vide Registration No. PLR2-4245-2018, dated 23.08.2018, entered into between M/S LXMI INFRA and The Malad Sahakari Bank Ltd."

AND WHEREAS in the premises aforesaid the Promoter alone have the sole and exclusive right to sell the Flats/ Shops in the said building constructed by the Promoter in the layout of the said properties and to enter into Agreement for Sale with the Allottee of the flats/ Shop and shops and to receive the sale price in respect thereof.



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AND WHEREAS

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the Allottee/s have demanded from the Promoter and the Promoter have given inspect to the Allottee/s of all the documents of title relating to the said properties, the said orders and permissions granted by the authorities concerned and the documents executed by and between the parties thereto and also approved building plans, designs and specifications and of such other documents as are specified under the Real Estate (Regulation and Development) Act, 2016, hereinafter referred to as the said "RERA, 2016") and the rules made there under.

AND WHEREAS the Promoter have accordingly commenced construction of the said Buildings in accordance with the permissions and orders granted by the authorities concerned.

AND WHEREAS the Allottee/s applied to the Promoter for allotment of flat bearing number Flat No 302 on the Third floor of the Wing D of the building known as "AKASH COMPLEX" in the complex to be known as "VASUNDHARA NAGARI" to be constructed by the Promoter in the layout of the said properties (hereinafter referred to as "the Said Premises").

AND WHEREAS relying upon the said application, declaration and agreement, the Promoter agreed to sell to the Allottee/s the said premises at the price and on the terms and conditions hereinafter appearing;

AND WHEREAS the Promoter has registered the Project under the provisions of the Real Estate (Regulation & Redevelopment) Act, 2016, with the Maharashtra Real Estate Regulatory Authority (MahaRERA) at Mumbai, having Registration No. P99000006053 , AND WHEREAS, under section 13 of the said Act, the Promoter is required to execute a written 'Agreement for Sale' of said Flat/Shop with the Allottee, being in fact these presents and also to register said Agreement under the Registration Act, 1908.

AND WHEREAS the Promoters are entitled and enjoined upon to construct buildings on the project land in accordance with the recitals hereinabove;



AND WHEREAS the Vendor/Lessor/Original Owner/Promoter is in possession of the project land AND WHEREAS the Promoter has proposed to construct the project of buildings having Stilt / Ground floor and 3 (Three) floors.

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AND WHEREAS the Allottee is offered an Flat bearing number Flat No 302 on the Third floor, (herein after referred to as the said "Flat") in the Wing D of the Building called Akash Complex (herein after referred to as "the said Building") being constructed in the said project, by the Promoter

AND WHEREAS the Promoter has entered into a standard Agreement with an Architect registered with the Council of Architects and such Agreement is as per the Agreement prescribed by the Council of Architects;

AND WHEREAS the Promoter has registered the Project under the provisions of the Act with the Real Estate Regulatory Authority at Mumbai No P99000006053 authenticated copy of Registration Certificate is attached in Annexure 'G';

AND WHEREAS the Promoter has appointed a structural Engineer for the preparation of the structural design and drawings of the buildings and the Promoter accepts the professional supervision of the Architect and the structural Engineer till the completion of the building/buildings.

AND WHEREAS by virtue of the Development Agreement/Power of Attorney, the Promoter has sole and exclusive right to sell all types of saleable units in the said building/s to be constructed by the Promoter on the project land and to enter into Agreement/s with the Allottee/s of such saleable units and to receive the sale consideration in respect thereof;

AND WHEREAS on demand from the Allottee, the Promoter has given inspection to the Allottee of all the documents of title relating to the project land and the plans, designs and specifications prepared by the Promoter's Architects Messers M/s. Vastu Shilp Associates and of such other documents as are specified under the Real Estate (Regulation and Development) Act 2016 (hereinafter referred to as "the said Act") and the Rules and Regulations made thereunder;

AND WHEREAS the authenticated copies of the Plans of the Layout as approved by the concerned Local Authority have been annexed hereto and marked as Annexure -H.

AND WHEREAS the authenticated copies of the Floor plans and specifications of the Flat/Shop agreed to be purchased by the Allottee sanctioned and approved by the local authority have been annexed marked as Annexure I.



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That in case there are Joint Allottees all communications shall be sent by the Promoter to the Allottee whose name appears first and at the address given by him/her which shall for all intents and purposes to consider as properly served on all the Allottees.

29. Stamp Duty and Registration:- The charges towards stamp duty and Registration of this Agreement shall be borne by the Allottee.

30. Dispute Resolution:- Any dispute between parties shall be settled amicably. In case of failure to settled the dispute amicably, which shall be referred to the Authority as per the provisions of the Real Estate (Regulation and Development) Act, 2016, Rules and Regulations, thereunder.

31. GOVERNING LAW

That the rights and obligations of the parties under or arising out of this Agreement shall be construed and enforced in accordance with the laws of India, for the time being in force and the courts will have the jurisdiction for this Agreement.

THE FIRST SCHEDULE ABOVE REFERRED TO
(The Said Larger Land)

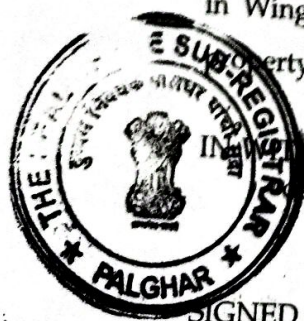
ALL THAT piece or parcel of the land situated at Village Kurgaon, Boisar West, Taluka Palghar, District Palghar, bearing, New Survey no. 14/1+14/2/2 and old survey nos. 14/1, 14/2/2 for Group Housing Scheme admeasuring in aggregate area of 10,400 Sq. Mtrs. Land Area or thereabout.

THE FIRST SCHEDULE ABOVE REFERRED TO
(The Smaller Land)

ALL THAT piece or parcel of the land situated at Village Kurgaon, Boisar West, Taluka Palghar, District Palghar, bearing; New Survey No. 14/1+14/2/2 & Old Survey No. 14/1 admeasuring in aggregate area of 5,114 Sq. Mtrs. (2 Buildings consisting of 6 wings) Land Area or thereabout.

FIRST SCHEDULE ABOVE REFERRED TO
(Description of Flat)

Flat No. Flat No 302, on Floor **Third**, admeasuring Carpet Area **32.23 Sq. Mtr** in Wing D of "AKASH COMPLEX" in "Vasundhara Nagari" situated on property described in FIRST SCHEDULE & FIRST SCHEDULE.



WITNESSE WHERE OF the parties hereto have executed these presents the day and year first hereinabove mentioned.

SIGNED and DELIVERED by the)

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२२/५२

Within named BUILDER)
 M/s LXMI Infra)
 Through its Partner/ Authorized Signatory)

Gaurav Dilip Pokale

Mr. Gaurav Dilip Pokale

In the presence of)

1. [Signature])

2. Sumitaa)

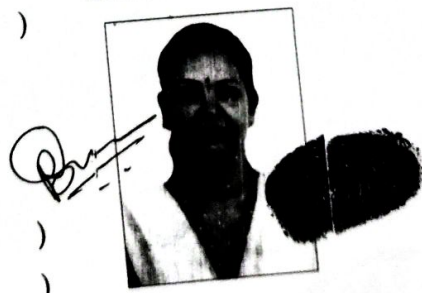


SIGNED and DELIVERED by the)
 Within named PURCHASER/s)

MR. RITIK SANJAY SURVE



MRS. RASHMI SANJAY SURVE)



In the presence of)

1. [Signature])

2. Sumitaa)



[Signature]



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Maharashtra Real Estate Regulatory Authority

REGISTRATION CERTIFICATE OF PROJECT
FORM 'C'
[See rule 6(a)]

REG. NO.	98002	1/2022
35/162		

This registration is granted under section 5 of the Act to the following project under project registration number : P99000006053

Project: Aakash Complex, Plot Bearing / CTS / Survey / Final Plot No.: NEW SURVEY NO 14/1 AND 14/2/21 Kapase, Palghar, Palghar, 400000;

1. Lxmi Infra having its registered office / principal place of business at Tehsil: Borivali, District: Mumbai Suburban, Pin: 400101.

2. This registration is granted subject to the following conditions, namely:-

- The promoter shall enter into an agreement for sale with the allottees;
- The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 9 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017;
- The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (l) of sub-section (2) of section 4 read with Rule 5;

OR.

That entire of the amounts to be realised hereinafter by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose, since the estimated receivable of the project is less than the estimated cost of completion of the project.

- The Registration shall be valid for a period commencing from 14/08/2017 and ending with 01/07/2022 unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 6.
 - The promoter shall comply with the provisions of the Act and the rules and regulations made there under;
 - That the promoter shall take all the pending approvals from the competent authorities
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.

Signature valid



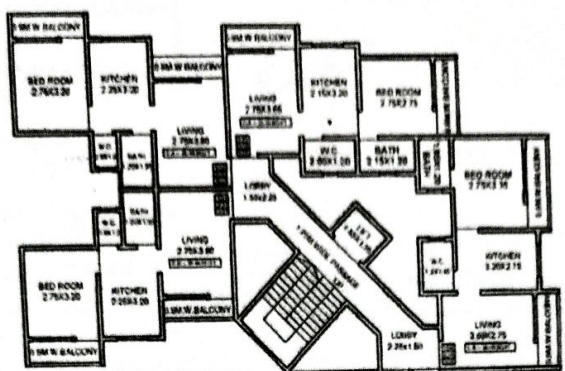
Signature and seal of the Authorized Officer
Maharashtra Real Estate Regulatory Authority

Dated: 14/08/2017
Place: Mumbai

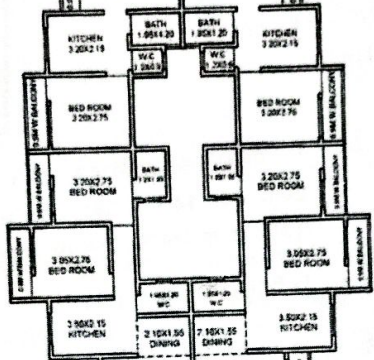


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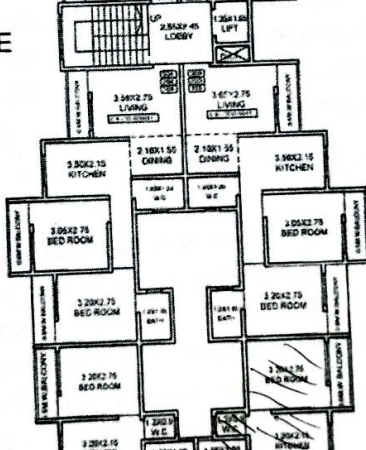
पलर
वस्त क्र. 3800/रकर
331/92



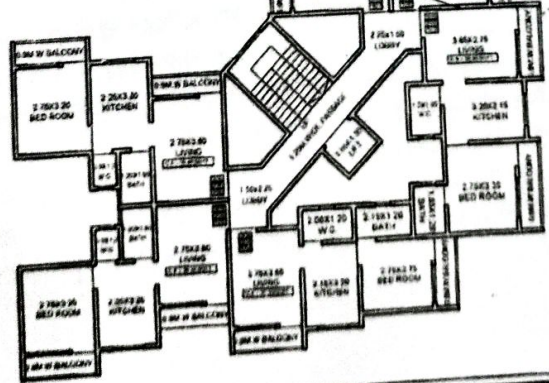
WING - F



WING - E



WING - D



SALE PLAN AT KURGAON (PANCHMARG)

Architect
NISHANT P. PATIL
CA/98723518

VASTU BHIN P. ASSOCIATES



REMARK'S

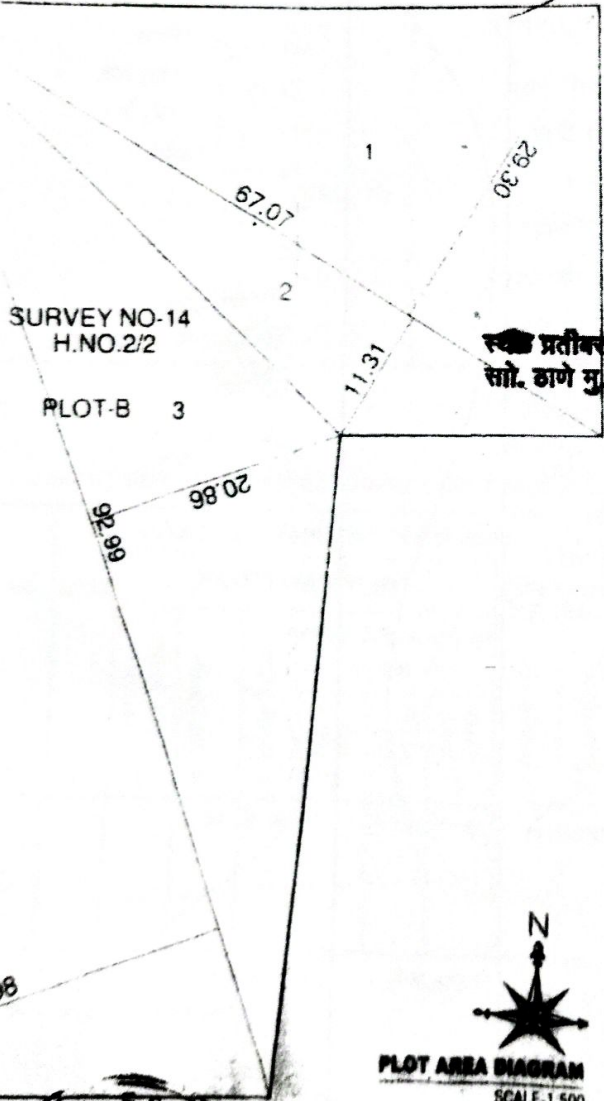
LAYOUT

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मुद्रा
या कार्यालयाचे पत्र क्र. विशेष/वेळापत्र/बाप/मौ. क. र. हाव/ता. पालघर/स. १४/१७ १४/२१
नर पालघर/३१०..... दि. १४/१२/१६..... मधील शतीना अधीन रहिवास/
राहुल हिरव्या रंगाने दुरुस्ती सुचविल्याप्रमाणे रहिवास
बापरासाठी नकाशात्मक मंजूरीसाठी शिफारस

पालघर	
घसत क्र. १४०२	१०२१
३८१५२	

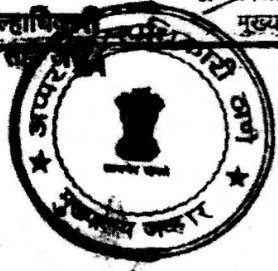
नमर रचताकार,
शाखा कार्यालय, पालघर



मंजूर	
आदेश क्र. महसूल/का-१/मेज..... १.....	/वि.शे.प./
एस.आर./सि.आर/.....	२०११/१२
दिनांक.....	०३/०६/१६
(रहिवास/कृषि/अर्थनियंत्रण).....	विमर्शनी वगैरे

अध्यक्ष जिल्हाधिकारी, ठाणे
मुख्यालय जवळार

स्वीकृत प्रतीक मा. अ. जिल्हाधिकारी
सा. ठाणे मु. जवळार यांचा



PLOT AREA DIAGRAM
SCALE-1:500



3/8/2021



08/03/2021 12 34:38 PM

Summary-2

दस्त गोपवारा भाग-2

पलर

५२५२

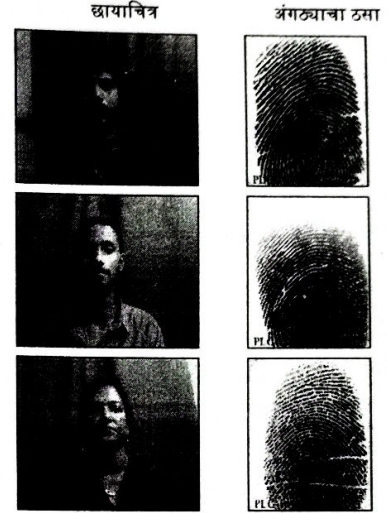
दस्त क्रमांक: 1679/2021

दस्त क्रमांक : पलर/1679/2021

दस्ताचा प्रकार :- करारनामा

172

- अनु क्र. पक्षकाराचे नाव व पत्ता
- 1 नाव: मे एल एक्स एम आय इन्फ्रा तर्फे भागीदार श्री. गौरव डि पोकळे
पत्ता: प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: क्रमांक १०, गोकुळ
गार्डन, ठाकूर कॉम्प्लेक्स, कांदिवली, ब्लॉक नं: -, रोड नं: -, महाराष्ट्र, मुंबई.
पिन नंबर: AAEFL4699Q
पक्षकाराचा प्रकार लिहून देणार वय :-
C. S. Patil
 - 2 नाव: ऋतिक संजय सुर्वे
पत्ता: प्लॉट नं: 301 16, माळा नं: -, इमारतीचे नाव: श्री शास्वत
कॉम्प्लेक्स प्लीसेंट पार्क जावळ मीरा रोड पूर्व ठाणे, ब्लॉक नं: -, रोड
नं: -, महाराष्ट्र, ठाणे.
पिन नंबर: JJVPS5280R
लिहून घेणार वय :-22
S. S. Patil
 - 3 नाव: रश्मि संजय सुर्वे
पत्ता: प्लॉट नं: 301 16, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: श्री
शास्वत कॉम्प्लेक्स प्लीसेंट पार्क जावळ मीरा रोड पूर्व ठाणे, रोड नं: -
-, महाराष्ट्र, ठाणे.
पिन नंबर: BOEPS3111M
लिहून घेणार वय :-49
S. S. Patil



वरील दस्तऐवज करून देणार तथाकथीत करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्रा क्र.3 ची वेळ: 08 / 03 / 2021 12 : 32 : 02 PM

ओळख:-

खालील इमम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र. पक्षकाराचे नाव व पत्ता

- 1 नाव: सुमित्रा मददल --
वय: 32
पत्ता: अंटोप हिल मुंबई
पिन कोड: 400037
- 2 नाव: महेश मेटयलु --
वय: 49
पत्ता: रा पालघर
पिन कोड: 401404

"TRUE COPY"
Authorised Signatory
Kalyan Branch 421301

स्वाक्षरी

Sumitra

स्वाक्षरी



शिक्रा क्र.4 ची वेळ: 08 / 03 / 2021 12 : 32 : 57 PM

शिक्रा क्र.5 ची वेळ: 08 / 03 / 2021 12 : 33 : 14 PM नोंदणी पुस्तक 1 मध्ये

Sub Registrar Palghar



प्रमाणित करण्यात येते की,
हा दस्तावेज एकूण ५२ पाने आहे

Sub Registrar Palghar

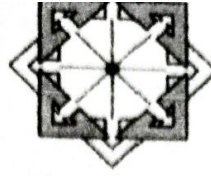
Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/ License	Amount	Used At	Deface Number	Deface Date
1	RUTIK SANJAY SURVE	eChallan	02202292021030505402	MH012688780202021E	109600.00	SD	0006022755202021	08/03/2021
2		DHC		0503202111451	1040	RF	0503202111451D	08/03/2021
3	RUTIK SANJAY SURVE	eChallan		MH012688780202021E	27400	RF	0006022755202021	08/03/2021

एक नवराच बुकाणे 9 एप्रिल 2021
नंबरी नोंदला

Registration Fee [DHC: Document Handling Charges]

1679/20



VASTU SHILP

FORM FOR COMPLETION CERTIFICATE

TO,
COLLECTOR
DISTRICT PALGHAR,

Sir,

I hereby certify that the Development work of the Residential AKASH COMPLEX building no. 1 (Type A, B & A as per approval) on S.No.14. H. No. 1, 2/2 Vill. Kurgaon, Tal. Palghar, Dist. Palghar has been supervised by me & has been completed according to the plans sanctioned, vide office communication No. महसुल/कक्ष.१/टे.१अ/एनएपी/एसआर-२७५/२०१२ दिनांक ०३/०६/२०१४

The work has been completed to the best of my satisfaction. The workmanship & all the materials [Type & Grade] have been used strictly in accordance with general & detailed specifications. No provisions of the Act or the building regulations, no requisitions made, conditions prescribed or orders issued there under have been transgressed in the course of the work. The building is fit for occupancy for which it has been constructed enlarged.

I have to request you to arrange for inspection and grant permission for the occupation of the building.

Structural Engineer Reg No : STR/V /33/ 18-21
Structural Stability Certificate Issued on 28 feb 2021

Architect
NISHANT P. PATIL
CA/98/23518

Signature of Architect

Name of Architect

Mr. Nishant P. Patil

License No.

CA/98/23518

Address of Architect

M/s. VastuShilp Associates
103, Decent Delite,
Mahim Road
Palghar. 401404

Date : 06/03/2021

Place: Palghar

"TRUE COPY"
Authorised Signatory
Kalyan Branch 421301