

महाराष्ट्र शासन राजपत्र असाधारण भाग चार-ब, मार्च २, २०१९/फाल्गुन २२, शके १९४०



FORM A
FORM OF APPLICATION

NAME OF APPLICANT
ADDRESS
Mobile / Phone No.
Email ID
PAN Number
Bank Name and Account Number

Date: 30.03.2019
Smt. Rashida Azizali Udaipurwale
Smt. Jamila Ashique Udaipurwale
S, Canon House, Mathar Athhadi Road, Majgaon, Mumbai 400048
9870 228 003 azizali, Canon@gmail.com
Rashida Jamila
PAN- AAAPU0677P PAN- AACPU1760H

To,
The Collector of Stamps,

IT- Accts. BOT / Majgaon Branch
007010110005615

Subject : Application for remission in penalty on the deficient portion of duty payable under the provisions of Maharashtra Stamp Act.

Reference : Government of Maharashtra Order No. Mudrank-2018/943/
C.R.No.88/M/1, dated the 23 DEC 2019

Sir,

I, the undersigned, Shri / Smt. Smt. Rashida Azizali Udaipurwale
Smt. Jamila Ashique Udaipurwale for myself or on behalf of Shri / Smt.

....., inform that my case is under process in your good office, the details of which are as mentioned in Part-A (if any) and / or I now hereby apply for remission of penalty on the deficient portion of the stamp duty under the Order under reference on the instrument mentioned in Part-B.

Part -A (Old case, if any)

Details of the document submitted under previous amnesty scheme are as follows :-

1. Office Name and Address
2. Amnesty Scheme Year
3. Details of earlier notice or decision or order
4. Registration or Case Number
5. Name of Office
6. Notice Number
7. Date of Notice
8. Amount of Stamp duty
9. Amount of Penalty



Accepted Subject to
Scrutiny and Verification

पोष

अपत्य योजना 2019

मुद्रांक गिल्हाधिकारी, अंधेरी

प्रकरण क्र. COS/A/Y/NEW/416/2019

दिनांक 13-MAY-2019

जायक लिपिक

मुद्रांक गिल्हाधिकारी, अंधेरी कार्यालय

महाराष्ट्र शासन
मुद्रांक जिल्हाधिकारी अंधेरी यांचे कार्यालय,

1 ला मजला, एमएमआरडीए इमारत, बांद्रा-कुर्ला संकुल, बांद्रा (पूर्व), मुंबई 51

दुरध्वनी क्र. 022-26591894

Email ID cos.andheri@igmaharashtra.gov.in

जा.क्र./अंतिम आदेश/ 07/5/19

दिनांक : 17/12/19

(महाराष्ट्रमुद्रांकअधिनियम 1958 च्याकलम31(4) 32अ,33,33अव 46 अन्वयेआदेश)
प्रस्तुत प्रकरण क्रमांक COS/AAY/NEW/416/2019 अन्वये पक्षकार Smt. Rashida Azizali Udaipurwala & Smt. Jamila Ashique Udaipurwala यांनी दिनांक 13/05/2019 रोजी महाराष्ट्र शासन राजपत्र क्र.मुद्रांक-2018/943/प्र.क्र.88/म-1दि.01/03/2019 नूसार माफी योजना - 2019 अंतर्गत दाखल केले असून प्रकरणी दाखल असलेल्या संलेखाचा तपशिल खालील प्रमाणे आहे.

संलेख निष्पादनाचा दिनांक	--	21.11.1993
संलेखाचा प्रकार	---	Agreement
संलेख लिहून देणार	---	Mrs. Husaina Mohammed Kasturi
संलेख लिहून घेणार	---	Mrs. Rashida Azizali Udaipurwala & Mrs. Jamila Ashiqueali Udaipurwala
संलेखातील मिळकतीचे वर्णन	---	Flat No. S-1, 2 nd Floor, "X" "Hatimi Apartment", Plot No.4, Marol Village, Andheri (East) Mumbai - 400 059.
मिळकतीचे क्षेत्र	---	630 Sq.Ft B.U
मोवदला	---	Rs. 3,80,052/-

उपरोल्लेखित संलेखातील मालमत्तेचे सन 1993 करिताचे बाजारमुल्य महाराष्ट्र मुद्रांक (मालमत्तेचे व्वास्तव बाजारमुल्य निर्धारण करणे) नियम 1995 मधील तरतुदी, तसेच वृहन्मुंबई महानगरपालिका क्षेत्रातिल प्रचलित असलेली विकास नियंत्रक नियमावली आणि बाजारमुल्यदर तक्त्यातील मार्गदर्शक सुचना व त्यांमधील दर व दस्तासोबत सादर केलेली कागदपत्र विचारात घेऊन एकुण बाजामुल्य रु.6,43,000/- इतके निश्चित करण्यात आले आहे. त्यावर महाराष्ट्र मुद्रांक अधिनियम 1958 मधील अनुच्छेद 25(d) नुसार खालीलप्रमाणे मुद्रांक शुल्क देय आहे.

बाजारमुल्य	अनुच्छेद	देय मुद्रांक शुल्क	भरणा केल्ले मु.शु.	कमी भरलेले मु.शु.	एकूण दंड (400%)	माफी योजना -2019 दंड सवलत अंतर्गत एकूण दंडाचे 10% देय रक्कम
रु. 6,43,000/-	25(d)	रु. 21,080/-	रु. 0/-	रु. 21,080/-	रु. 84,320/-	रु. 8,440/-

(2)

उपरोक्त सर्व वस्तुस्थिती व दस्तामधील नमुद माहीती व प्रकरणामध्ये सादर केलेल्या कागदपत्राच्या आधारे निम्नस्वाक्षरीकार खालील प्रमाणे आदेश देत आहे.

आदेश

1. अभय योजनाकरीता सादर केलेल्या संलेखास महाराष्ट्र मुद्रांक अधिनियम 1958 च्या अनुसुची 1 मधील अनुच्छेद 25(d) नुसार उर्वरीत मुद्रांक रु. 21,080/- व दंड रु. 84,320/- देय होते. तथापि दंड सबलत योजना 2019 अन्वये लागू होणारी एकूण शास्ती ही 10% पर्यंत कमी करण्यात येत असल्याने या प्रकरणात मुद्रांक शुल्क रु. 21,080/- (Scheme Name) 0030052601 व दंड रु. 8,440/- (Scheme Name) 0030054401 देय आहे. हा आदेश प्राप्त झाल्यापासून 60 दिवसांच्या आत Collector of Stamps Andheri या नावाने GRAS या प्रणालीद्वारे <https://gras.mahakosh.gov.in> या वेबसाइट-वरून-ऑन-लाईन करता येईल. विहित मुदतीत सदर रक्कम ऑन-लाईन भरल्यानंतर संबंधित पक्षकाराने चलनाची प्रत या कार्यालयात सादर करावी. तदनंतर हेच आदेश अंतिम मानून सदर दस्त प्रमाणित करण्यात येईल.
2. सादर आदेश मिळाल्याच्या दिनांकापासून 60 दिवसांच्या कालावधीच्या आत, मुद्रांक शुल्क व दंडाची रक्कम भरणे आवश्यक आहे. तसे न केल्यास आपण या आदेशांतर्गत देण्यात येणाऱ्या लाभासाठी पात्र असणार नाही.
3. सदरील दस्त हा मा. नोंदणीमहानिरीक्षकवमुद्रांकनियंत्रकपुणे यांचे परिपत्रक क्र.का-4/प्र.क्र.617/2011/3008 दिनांक 22/12/2011 नुसार नोंदणी होणार नाही हे स्पष्ट करण्यात येत आहे.
4. प्रस्तुत आदेश मान्य नसल्यास आपण आपले लेखी म्हणणे सदरील आदेश प्राप्त झाल्याच्या दिनांकापासून 15 दिवसांच्या आत निम्नस्वाक्षरीकार याचंकाडे सादर करावा आपले म्हणणे 15 दिवसात या कार्यालयाकडे सादर न केल्यास सदरचा आदेश हा अंतिम आदेश समजण्यात येईल.
5. प्रस्तुत प्रकरणात पक्षकाराचे मुद्रांक शुल्क व दंड तसेच नोंदणी करतांना नोंदणी फी जरी शासनाकडे जमा केली तरी प्रस्तुत प्रकरणातील कोणताही व्यवहार बेकायदेशीर असल्यास तो कायदेशीर होणार नाही व बांधकाम अनधिकृत असल्यास ते अधिकृत होणार नाही ह्याबाबतची सर्व जबाबदारी संबंधित पक्षकारांची राहिल त्यास महाराष्ट्र शासन अथवा मुद्रांक जिल्हाधिकारी, अंधेरी हे जबाबदार राहणार नाहीत.

दिनांक



(बंदना सुर्यवंशी)

मुद्रांक जिल्हाधिकारी, अंधेरी.

प्रति	Mrs. Rashida Azizali Udaipurwala & Mrs. Jamila Ashiqueali Udaipurwala
पत्ता	Flat No. S-1, 2 nd Floor, "X" "Hatimi Apartment", Plot No.4, Marol Village, Andheri (East) Mumbai - 400 059.

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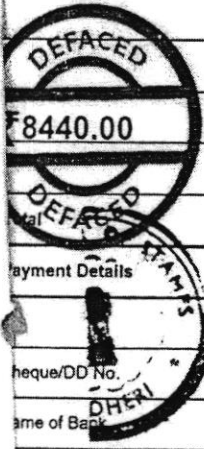
No.



CHALLAN
MTR Form Number-6



GRN	MH009673170201920E	BARCODE	[Barcode]		Date	19/12/2019-10:44:07	Form ID	
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Non-Judicial Stamps Fine and Penalties SoS Mumbai only			TAX ID (If Any)				
				PAN No.(If Applicable)				
Office Name	CSA_COLLECTOR OF STAMPS ANDHERI			Full Name	RASHIDA AZIZALI UDAIPURWALA AND JAMILA ASHIQUEALI UDAIPURWALA			
Location	MUMBAI			Flat/Block No.	FLAT NO S1 2ND FLOOR HATIMI APARTMENT			
Year	2019-2020 One Time			Premises/Building	PLOT NO 4 MAROL VILLAGE			
Account Head Details			Amount In Rs.	Road/Street	ANDHERI EAST			
0030054401 Penalties			8440.00	Town/City/District	PIN			
					4 0 0 0 5 9			
				Remarks (If Any)	COS/AIAY/NEW/416/2019			
				Amount In	Eight Thousand Four Hundred Forty Rupees Only			
			8,440.00	Words				
Payment Details	BANK OF INDIA			FOR USE IN RECEIVING BANK				
Cheque/DD Details				Bank CIN	Ref. No.	02202292019121905119	91870705	
Cheque/DD No.				Bank Date	RBI Date	19/12/2019-10:46:26	Not Verified with RBI	
Name of Bank				Bank-Branch	BANK OF INDIA			
Name of Branch				Scroll No. , Date	264 , 20/12/2019			



Department ID : [Blank] Mobile No. : 9773170100
 NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
 नोट:- चालन केवल दृश्य निबंधक कार्यालयात नोंदणी करवयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करवयाच्या दस्त्यासाठी सदर चालन लागू नाही.

Challan Defaced Details

No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
		0005018609201920	20/12/2019-17:51:51	IGR240	8440.00
Total Defacement Amount					8,440.00



CHALLAN
MTR Form Number-6



GRN	MH009672512201920E	BARCODE			Date	19/12/2019-10:33:23	Form ID		
Department	Inspector General Of Registration			Payer Details					
Type of Payment	Non-Judicial Stamps Duty on Unstamped or Unsuff Stamped Doc SoS Mumbai			TAX ID (If Any)					
Office Name	CSA_COLLECTOR OF STAMPS ANDHERI			PAN No.(If Applicable)					
Location	MUMBAI			Full Name	RASHIDA AZIZALI UDAIPURWALA AND JAMILA ASHIQUEALI UDAIPURWALA				
Year	2019-2020 One Time			Flat/Block No.	FLAT NO S1 2ND FLOOR HATIMI APARTMENT				
Account Head Details		Amount In Rs.		Premises/Building					
0030052601	Amount of Tax		21080.00	Road/Street	PLOT NO 4 MAROL VILLAGE				
				Area/Locality	ANDHERI EAST				
				Town/City/District					
				PIN	4 0 0 0 5 9				
				Remarks (If Any)	COS/AAY/NEW/416/2019				
				Amount In	Twenty One Thousand Eighty Rupees Only				
				Words					
Total		21,080.00							
Payment Details			BANK OF INDIA		FOR USE IN RECEIVING BANK				
Cheque-DD Details			Bank CIN	Ref. No.	02202292019121905107	91869954			
Cheque/DD No.			Bank Date	RBI Date	19/12/2019-10:33:23	Not Verified with RBI			
Name of Bank			Bank-Branch	BANK OF INDIA					
Name of Branch			Scroll No. , Date	Not Verified with Scroll					

Department ID : Mobile No. : 9773170100
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवल दुयम निबंधक कार्यालय नोंदणी करवायाच्या दस्तासाठी लागू आहे. नोंदणी न करवायाच्या दस्तासाठी सदर चलन लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1		0004991263201920	19/12/2019-18:23:42	IGR240	21080.00
Total Defacement Amount					21,080.00

① 10RS.



664
 R.A. Udaipurwala
 19 NOV 1993
 विक्री नोंदवही मधील नोंद तपासली असता,
 फाईल नो बरोबर आढळली.
 प्रमाण 16/11/2011
 मुद्रांक निरीक्षक,
 प्रधान मुद्रांक कार्यालय, मुंबई.

THIS AGREEMENT made at Bombay this twenty-first day of November, One thousand nine hundred ninety three by and between Mrs Husaina Mohammed Kasturi residing at flat No. S-1, 2nd floor, Hatimi Apartment, Saifee Park, Marol Village, Andheri (East), Bombay 400 059 of Bombay, Indian Inhabitant domiciled in the state of Maharashtra, hereinafter referred to as the 'TRANSFEROR' (which expression shall unless repugnant to the context or meaning thereof to be deemed to include her legal heirs, executors, administrators and her legal representatives) of one part and Mrs Rakhida Azizali Udaipurwala (2) Mrs Jamila Ashiqueali Udaipurwala residing at 5, Mathar Pakhadi Road, Mazgaon, Bombay - 400 010 of Bombay, Indian Inhabitant domiciled in the state of Maharashtra, hereinafter collectively referred to as the 'TRANSFEREES' (which expression shall unless otherwise repugnant to the context or meaning thereof to be deemed to include their heirs, administrators executors and legal representatives) of the other part :

WHEREAS

In pursuance to the agreement dated Seventy December one thousand nine hundred Eighty four between the 'Transferor' and Messers. Hatimi Constructions a partnership firm carrying on the business as builder, the 'Transferor' acquired legal ownership and possion of flat No. S-1 on second floor in

R Jamila *(Signature)*

Contd. 2...



Area = 630 sq ft Bly
MV = Rs. 643,000

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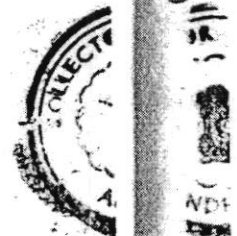
Certificate u/r. 41 of the Bombay
Stamp Act, 1958.

No. ~~...~~ CO/HA/10152 416/2019
Office of the Collector of Stamps
Dated 13-5-2019 / 200

Received from Shri M. Rashid Arizali Udaipurwala & others

resident of
insufficient Stamp duty of Rs. (21,080/-)
vide challan No. 7, dated
chargeable under article 25(d)
of schedule I of Bombay Stamp Act, 1958.
Certified under Section 41 of the Bombay
Stamp Act, 1958 that the proper duty of
Rs. (21,080/-)
and penalty Rs. (8440/-)
under article 25(d) of schedule I have
been paid in respect of this instrument.

This certificate is subject to the provisions
of section 53-A of the Bombay Stamp
Act, 1958.
Place Andheri Andheri
Date 20/12/19
Collector of Stamps
Rashid



"This certificate is issued as per provisions
of Bombay Stamp Act 1958. Provided that
if this adjudicated instrument is presented
before Registering Authority, the registering
authority will take further necessary action
as per provisions of Registration Act 1908."

* MK009673170201920E clA 19-12-19
MK00967

the building known as 'Hatimi Apartment' situated at Plot No. 4, Marol Village Andheri (East), Bombay - 400 059.

The 'Transferor' is the Registered Member of the Hatimi Co-operative Housing Society Ltd., Registration No. WKE/HSG/(TC)/3722/88 of 1988. (hereinafter for brevity's sake referred to as the "SAID SOCIETY").

The Transferor as the member of the said society holds share Certificate No. 9 and having distinctive Nos. 41 to 45 (both inclusive) of the said society of the value of Rs. 50/- (Rupees fifty only) each.

The Transferor as the member of the said society as a share holder owns, possess and occupies flat No. S-1 on the 2nd floor in the Hatimi Apartment Building in the Hatimi Co-operative Housing Society Ltd., Plot No. 4, Marol Village Andheri (East), Bombay 400 059 belonged to the said society.

The Transferor has agreed to sell to the Transferees and the Transferees have agreed to purchase and take over and acquire from the Transferor the said flat with original fixture and fittings and the said shares together with all benefits, rights, titles, interests, property, claim and demands into and upon the same at the price and upon the terms and conditions hereinafter mentioned.

AND WHEREAS the parties hereto agreed upon the terms and conditions of this agreement for transfer of the said flat and the said shares and are desirous to reduce the same in writing.

NOW THEREFORE THIS IS MUTUALLY AGREED UPON BY AND BETWEEN THE PARTIES HERETO AS UNDER :-

1) The Transferor shall sell, transfer and assign to the Transferees and the Transferees shall take over and acquire from the Transferor all the benefits, right, title, interest, property claims and demands of the Transferor as the member and shareholder of the Hatimi Co-operative Housing Society Ltd. into and upon the said ownership flat No. S-1 with original fixtures and fittings of the said society together with all the rights of occupation and possession and enjoyment thereof (hereinafter referred to as 'the said premises') at or for the price of Rs. 3,80,052/- (Rupees Three lakhs eighty thousand and fifty-two only).

2) The Transferees have agreed to make payment of Rs. 3,80,052 (Rupees Three lakhs eighty thousands and fifty-two only) to the Transferor on or before handing over the possession of the said premises to the Transferees by the Transferor. The Transferees in addition to the above amount fixed, pay a sum of Rs. 250/- (Rupees Two Hundred and fifty only) being the amount of 5 shares on or before the delivery

Contd.

by the Transferor to the Transferees of the said share Certificate, and the Transferor shall request for transfer of the said premises and also the share to the name of the Transferees.

3) The Transferor is the sole and absolute owner of the said Premises and that no other person or persons have any right, title, interest, claims upon the same or any part thereof.

4) That the Transferees shall at any time on payment of the purchase price above mentioned, peacefully and quietly enter upon occupy, possess, use and enjoy the said premises absolutely free from all encumbrances and without any interruption, claim, or demand whatsoever from the Transferor.

5) The Transferees doth hereby agree to become a member of the said The Hatimi Co-operative Housing Society Ltd., and to comply with all the rules and bye-laws of the said society and as also the rules and regulations of the Bombay Municipal Corporation Act for the time being in force.

6) The Transferees hereby declare that they shall regularly pay all the society charge, municipal taxes which may become due after the date of purchase of the said premises. Any society charges, municipal taxes which relates to the period prior to purchase of the said premises shall be born by the Transferor.

7) The Transferees will be the sole and absolute owner of the said premises being flat No. S-1 on the second floor of Building known as Hatimi Apartment situated at Plot NO. 4, Marol Village, Andheri (East), Bombay - 400 059 and the Transferor will have no right, title, interest or claim whatsoever against the said flat and shares.

IN WITNESS WHEREOF the parties hereto have hereunto subscribed their respective hands and seals the day the year first herein above written.

SIGNED SEALED AND DELIVERED BY)
the Withinnamed TRANSFEROR)
Mrs. HUSAINA MOHAMMED KASTURI)
in the presence of)

حسینا بانی کستوری

SIGNED SEALED AND DELIVERED BY)
The withinnamed TRANSFEREES)
1) Mrs. RASHIDA AZIZALI UDAIPUR+)
WALA)
2) Mrs. JAMILA ASHIQUEALI)
UDAIPURWALA)
in the presence of)

R. A. Udaipurwala

Jamila Ashique Ali

Contd. 4...



R E C E I P T

Received Rs.3,80,052/- by

Cheque No. 412161 dated 12-11-1993 for Rs. 2,10,000/- drawn on Development Co-operative Bank Ltd., Hasanabad Branch.

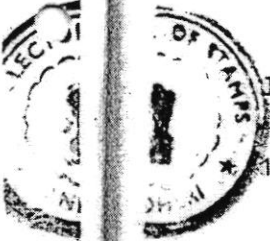
Cheque No. 412162 dated on possession for Rs. 1,60,052/- only drawn on Development Co-operative Bank Ltd., Hasanabad Branch.

As per above Agreement.

I Say Received.

حیابہ کی کستوری

(Mrs. Husaina Mohammed Kasturi)



In Witness of :

1. Abbas Siraj Biviji - *Witness*

2. Shabbir M. Kasturi - *Witness*

