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AGREEMENT FOR SALE

THE ARTICLE OF THIS AGREEMENT is made and entered at Thane, on this 26th day of December in the Christian Year Two Thousand Twenty-Four (2024)

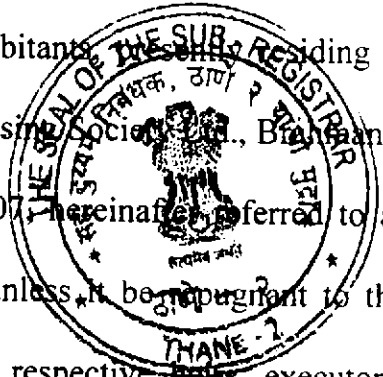
Between

1) MR. SACHIN SADASHIV BARASKAR, Aged 54 Years, PAN. AFSPB5759C, AADHAR CARD NO. 4220 4166 2053, presently residing at Flat No. 1404, B Wing Swastik Alps Co-operative Housing Society Ltd., Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) 400607, hereinafter referred to as "THE TRANSFEROR" (which expression shall unless it be repugnant to the context or meaning thereof mean and include their respective heirs, executors, administrators, successors and assigns) of the ONE PART,

A N D

1) MRS. KADAMBARI SACHIN SABLE, aged 44 Years, PAN -BDHPS0711D, AADHAR CARD NO. 5400 4795 7906 AND

2) MR. SACHIN ASHOK SABLE, aged 47 Years, PAN -ARUPS5331F, AADHAR CARD NO. 7180 9809 1174, both adults, Indian inhabitants, residing at Flat No. 303, A Wing, Swastik Alps Co-operative Housing Society Ltd., Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) 400607, hereinafter referred to as "THE TRANSFEREES" (Which expression shall unless it be repugnant to the context or meaning thereof mean and include their respective heirs, executors, administrators, successors and assigns) of the OTHER PART.



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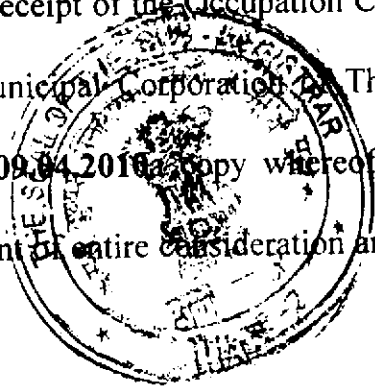
WHEREAS:

A. By and under an Agreement for Sale dated **26.05.2008**(hereinafter referred to as **said Principal Agreement**)executed by and between one **M/S SWASTIK REAL ESTATE DEVELOPERS**(therein referred to as "**PROMOTER**")of

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the One Part And one the **MR. SACHIN SADASHIV BARASKAR**(therein referred to as the **Purchasers**) of the Other Part duly registered in the office of Sub-Registrar of Assurances Thane at Thane under serial Number **TNN5-4456-2008** dated **29.05.2008**, the said **PROMOTER**agreed to sale, transfer and convey to the said **Purchasers**(hereinafter referred to as the **TRANSFEROR** herein) the residential premises bearing **Flat No. 503** admeasuring **838Sq. Ft. Carpet area** situated on the **5thFloor** of the **Tower No. A** ("**said Building**") in the housing complex popularly known as "**Swastik Alps**"along with **Podium parking space No.84**situated at **Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) 400607**,together with fixtures and fittings (hereinafter referred to as "**the said Flat**")and standing on plot land bearing **Survey No. 86, Hissa No. 1/B,2,3 Survey No. 87, Hissa No.20,21,22** of **Village Kolshet** Taluka and District Thane and within the limits of Thane Municipal Corporation,Thane together with all the rights, privileges and benefits on an incidental thereto to at or for the price or consideration and in the manner therein contained in the said principal agreement.

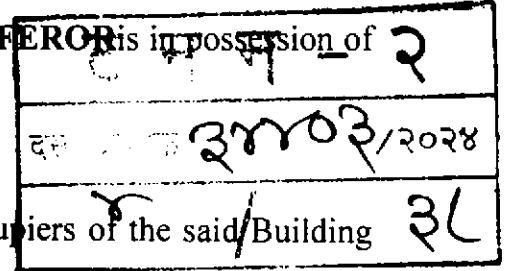
B. Upon receipt of the Occupation Certificate in respect of the said Building from the Municipal Corporation Thane vide V.P. No. **2005/148/TMC/TDD/16** dated **09.04.2016**, copy whereof is hereto annexed and in pursuance of the payment of entire consideration amount made under the aforesaid agreement by



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the said **TRANSFEROR** to the aforesaid **PROMOTER**, the quiet, vacant and peaceful possession of the said Flat was handed over to the **TRANSFEROR** by the aforesaid **PROMOTER**, and since then **TRANSFEROR** is in possession of the said flat as its absolute owner thereof.

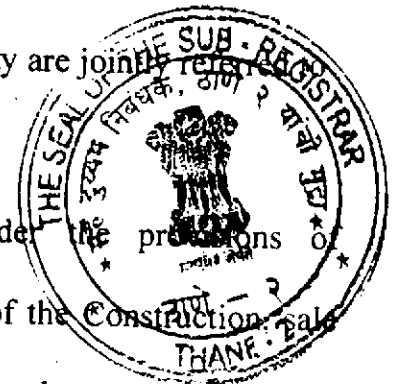


C. On or about 2010, the various premises owners/occupiers of the said/Building formed a co-operative society known as the "**Swastik Alps Co-operative Housing Society Limited**" and duly registered under the provisions of Maharashtra Co-operative Societies Act, 1960, under Reg. No. TNA/(TNA)/HSG/(TC)/21662/2010 dated 07.04.2010 (herein after referred to as the "**SAID SOCIETY**")

D. AND WHEREAS the said **TRANSFEROR** **MR. SACHIN SADASHIV BARASKAR** became the member of the said Society and as such were holding ten fully paid Shares of Rs. 50/- each bearing **Shares No. 1141 to 1150** (both inclusive) under **Share Certificate No. 129** of the said society (herein after referred to as the **SAID SHARES**) and as such members are holding and are in possession and occupancy of said flat and by virtue of being members of the said society, the said **TRANSFEROR** are holding undivided right, title and interest in the assets of the said society.

AND WHEREAS the said flat and said shares of the said society are jointly held as the said premises.

AND WHEREAS the said principal Agreement was under the provisions of Maharashtra Ownership of Flats (Regulations for promotion of the Construction, Management and transfer) Act, 1963, and the rules framed thereunder.



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AND WHEREAS the TRANSFEROR for their own reasons, intend to transfer and

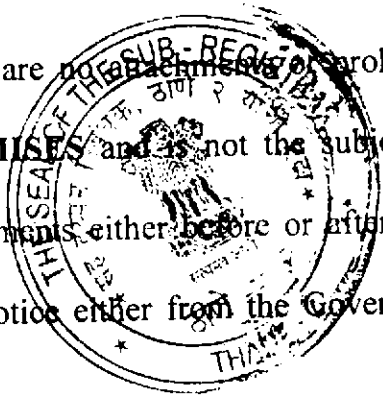
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to prospective purchasers of all their right, title and interest in the said Flat together with the said Shares and their undivided right, title and interest in the assets of the said society (The said Flat, the said Shares and undivided right, title and interest of the TRANSFEROR in the Assets of the said society are herein after collectively described in the schedule written herein under and hereinafter collectively referred to as the "SAID PREMISES").

AND WHEREAS being aware of the intention of the TRANSFEROR, the TRANSFEREES have approached the TRANSFEROR and have offered to purchase and acquire from the TRANSFEROR, the said premises more particularly described in the schedule written hereunder being the said flat premises together with the said Shares and undivided right, title and interest of the TRANSFEROR in the assets of the said society.

AND WHEREAS after negotiations and upon the representation made by the TRANSFEREES to the TRANSFEROR, the TRANSFEREES have agreed to purchase from the said TRANSFEROR the said premises for the consideration and upon the terms and conditions hereinafter appearing upon the TRANSFEROR having represented to the TRANSFEREES that:

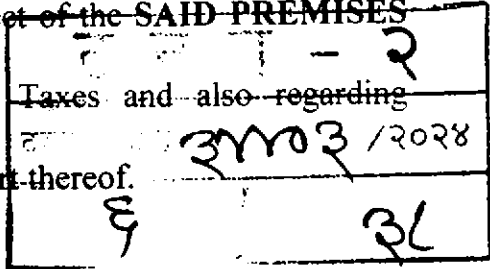
- a) There are no suits, litigations, civil or criminal or any other proceedings pending against the TRANSFEROR personally affecting the SAID PREMISES.
- b) There are no attachments or prohibitory orders as against or affecting the SAID PREMISES and is not the subject matter of any "LisPendens" or easements or attachments, either before or after judgment. The TRANSFEROR has not received any notice either from the Government, Semi-Government, Society, or Municipal



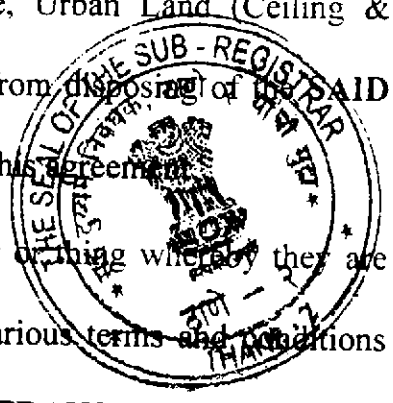
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Corporation regarding any of the proceedings in respect of the SAID PREMISES including payment of any charges, Fees, dues & Taxes and also regarding requisition or acquisition in the said premises or any part thereof.



- c) TRANSFEROR has paid up to date charges to the said Society and municipality charges whatsoever in respect of the SAID PREMISES.
- d) The TRANSFEROR in the past have not entered into any agreement either in the form of sale, leave and license, exchange, assignment or in any other way whatsoever and have not created any other rights of the like nature in the SAID PREMISES and have not dealt with or disposed of the SAID PREMISES in any manner whatsoever, excepting this sale.
- e) TRANSFEROR have not received any notice either from the Municipal Corporation and/or from any other statutory body or authorities regarding the requisition and/or acquisition of the SAID PREMISES or any part thereof.
- f) The TRANSFEROR has no outstanding or effects by the way of lease, inheritance, sale, gift, trust or otherwise howsoever outstanding against the SAID PREMISES or any part thereof.
- g) The TRANSFEROR has not been restricted either by the Income Tax Act, or any other act or under Maharashtra Land Revenue Code, Urban Land (Ceiling & Regulation) Act, 1976 Act or under any other statute from disposing of the SAID PREMISES or any part thereof in the manner stated in this agreement.
- h) The TRANSFEROR has not done any act, deed, matter or thing whereby they are prevented from entering into this Agreement on the various terms and conditions stated herein in favour of the TRANSFEREES and the TRANSFEROR have all the



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right, title and interest to enter into this agreement with the **TRANSFEREES** on the various terms and conditions as stated herein -

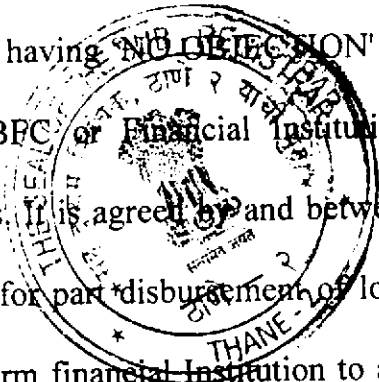
i) There are no dues and/or proceedings pending against the **TRANSFEROR**, as

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contemplated under Section 281 of the Income Tax Act, 1961.

j) The **TRANSFEROR** has availed home loan and top up mortgage loan from **STATE BANK OF INDIA** (hereinafter referred as **TRANSFEROR LENDER BANK**) against the SAID PREMISES by way of mortgage in favour of the **TRANSFEROR LENDER BANK**. The **TRANSFEROR** has confirmed that the outstanding amount of approximately Rs 76,00,000/- (**Rupees Seventy-Six Lakhs Only**) is standing in Loan A/c Nos. i) Account No. 39527169766 and ii) Account No. 39667526527. The **TRANSFEROR** hereby declares and confirm that the above Said Premises a is free from all claims, demands, and encumbrances other than the above said mortgage of whatsoever nature and that the title of the **TRANSFEROR** to the Said Premises is clear and marketable. Based on the same the **TRANSFEREES** have expressed their desire to purchase the Said Premises under the terms of this Agreement and agree that they shall not raise any further requisitions or objections of any nature regarding the title of the Said Premises under any pretext whatsoever.

k) It is specifically agreed by and between the parties herein that the **TRANSFEROR** herein is having 'NO OBJECTION' to the **TRANSFEREES** herein to apply to any Bank/NBFC or Financial Institution for housing loan in respect of the said premises. It is agreed by and between the parties that the **TRANSFEREES** shall arrange for part disbursement of loan from their Loan Amount and shall request and inform financial Institution to arrange for sending online transfer/DD/Cheque



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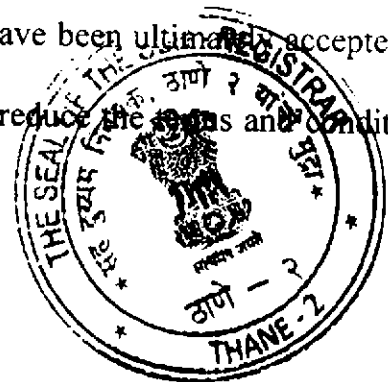
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for the said amount in favour of the **TRANSFEROR LENDER BANK** for the purpose of full repayment of loan standing in the name of the **TRANSFEROR** herein and the **TRANSFEROR** will obtain all the original documents and title deeds from the said **TRANSFEROR LENDER BANK** in respect of said premises agreed to be sold hereunder And whereas parties hereto agree and declare that this condition is binding upon them being time is an essence of this Agreement, and whereas thereafter the **TRANSFEREES** shall arrange for the balance payment to be made in favour of the **TRANSFEROR** herein by the way of online transfer/DD/Cheque issued by Financial Institution

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AND WHEREAS relying on such representations the **TRANSFEREES** have offered to purchase and acquire all the beneficial right, title and interest of the **TRANSFEROR** in the **SAID PREMISES** along with the said Shares and membership of the said Society and security deposits in the said Society together with the right of use, occupancy and/or otherwise to deal with or dispose of the same, at and for a Purchase consideration of **Rs.1,30,00,000/- (Rupees One Crore Thirty Lakh only)** subject to deduction and payment of applicable TDS, in the manner and on the terms and conditions hereinafter contained.

AND WHEREAS after considering the said offer from all the angles and being found the same to be fair at present market value, the same have been ultimately accepted by the **TRANSFEROR** and both parties have decided to reduce the terms and conditions of the said agreement into writing, as follows: -



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**AND NOW THEREFORE THIS AGREEMENT WITNESSETH AND IT IS
HEREBY MUTUALLY AGREED BY AND BETWEEN THE PARTIES
HERETO AS UNDER: -**

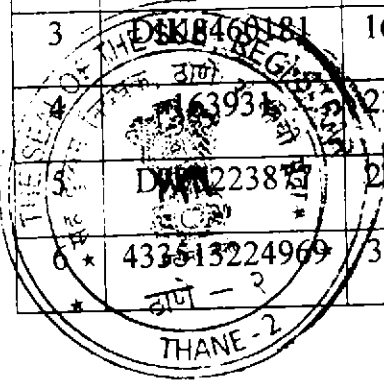
1. The **TRANSFEROR** do hereby agree to sell, assign and transfer and the **TRANSFEREES** do hereby agree to purchase and acquire the right, title and interest in and upon the **SAID PREMISES** being **Flat No. 503** admeasuring **838 Sq. Ft.** Carpet area situated on the **5th Floor** of the **Tower no. A** in "**Swastik Alps Co-operative Housing Society Ltd**" along with **One Podium Carparkingspace No.84** situated at **Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) 400607**, and along with the Transferor's all right, title and interest into and together with the Shares and the benefits of membership over the deposits and funds

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(including the sinking fund, if any) and properties of the said Society more particularly described in the **SCHEDULE** hereunder written. The **TRANSFEREES** have agreed to pay the consideration amount of **Rs.1,30,00,000/- (Rupees One Crore Thirty Lakh only)** as aforesaid

The **TRANSFEROR** has already received a sum of **Rs. 35,00,000/- (Rupees Thirty-Five Lakhs Only)** as follows

No	Reference No.	Date	Name of Bank	Amount INR
1	DHQ2458389	22-08-2024	ICICI BANK	1,00,000/-
2	DIJ8229868	15-09-2024	ICICI BANK	5,00,000/-
3	DKK8468181	16-09-2024	ICICI BANK	5,00,000/-
4	DJN163931	23-09-2024	ICICI BANK	10,00,000/-
5	DWN223877	21-10-2024	ICICI BANK	10,00,000/-
6	4335-13224969	30-11-2024	ICICI BANK	4,00,000/-



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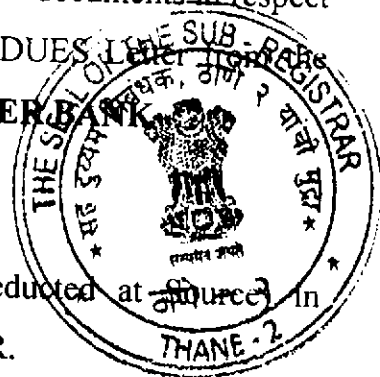
This amount constitutes part of the price or consideration out of the agreed total price of Rs. 1,30,00,000/- (Rupees One Crore Thirty Lakh Only) from the TRANSFEREES. TRANSFEROR hereby admit and acknowledge receipt of the said sum and confirm that they forever acquit, release, and discharge the TRANSFEREES from any claims in respect of this amount or any part thereof. The balance price or consideration of Rs. 95,00,000/- (Rupees Ninety-Five Lakhs Only) shall be paid as specified in points (i) to (ii) herein below

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(i) Rs. 93,70,000/-

A online transfer/DD/Cheque payable on or before 30 days from the date of registration, for the balance shall be drawn by the TRANSFEREES from their own funds or their Bank/ Financial Institution in favour of the TRANSFEROR LENDER BANK for closure of Loan A/c Nos. Account No. 39527169766 and Account No. 39667526527 against housing Loan. Balance final payment after closure of TRANSFEROR loans, shall be drawn by the TRANSFEREES from their own funds or their Bank/ Financial Institution in favour of TRANSFEROR (herein towards the full and final payment of the agreed consideration) The online transfer/DD/Cheque shall be payable upon receipt of all original documents in respect of the Said Flat & No DUES.

TRANSFEROR LENDER BANK



(iii) Rs. 1,30,000/-

Towards TDS (Tax Deducted at source) in favour of TRANSFEROR.

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The TRANSFEREES discharging the total consideration amount of Rs. 1,30,00,000/- (Rupees One Thirty Lakhs Only) will deduct a sum of Rs. 1,30,000/- (Rupees One Lakh Thirty Thousand Only) as Tax Deducted at

Source (TDS) Under section 194 1A and remit the same to the Income tax

department within 10 days, and TDS tax paid challan and TDS certificate in

Form 16B shall be submitted by the TRANSFEREES to the TRANSFEROR

within 30 days of the amount being paid as indicated above. Hence, net

consideration post TDS that TRANSFEREES will pay to the

TRANSFEROR will be Rs. 1,28,70,000/- (Rupees One Core Twenty-Eight

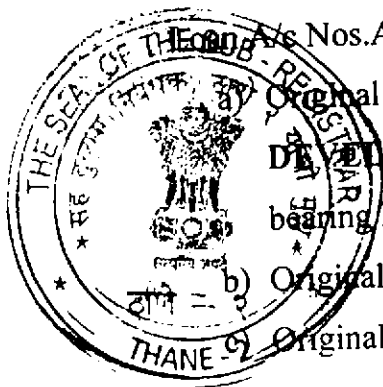
Lakhs Seventy Thousand Only).

2. The TRANSFEROR shall facilitate the TRANSFEREES by furnishing the following documents which are required for submission to the Bank / Financial Institution for procuring the balance sale consideration of Rs. 93,70,000/- (Rupees Ninety-Three Lakh Seventy Thousand only). The said amount shall be paid by the TRANSFEREES to the TRANSFEROR within 30 days from the date of execution of these presents, time being essence, subject to receipt following original documents:

I. Foreclosure statement from STATE BANK OF INDIA for Loan A/c Nos. Account No. 39527169766 and Account No. 39667526527

II. Letter from STATE BANK OF INDIA regarding List of Documents as mentioned below, under safekeeping of STATE BANK OF INDIA against the

A/c Nos. Account No. 39527169766 & Account No. 39667526527



Original Agreement between M/S SWASTIK REAL ESTATE DEVELOPERS and MR. SACHIN SADASHIV BARASKAR bearing No., TNN5-4456-2008 dated 29.05.2008

b) Original registration receipt dated 29.05.2008.

Original Stamp duty receipts.

d) Original Index-II.

e) Original Payment Receipts from Developer.

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III. Original Share Certificate.

IV. Original Car Parking Allotment Letter from Developer.

V. Original provisional NOC from society as per financial institution draft.

3. Apart from the above, The **TRANSFEROR** shall also arrange to provide all necessary documents as demanded by the Financial Institution for disbursement of loan within appropriate time. The delay of time for arranging these documents shall be considered on the part of the **TRANSFEROR** and the **TRANSFEREES** will be given extension in time as mentioned above for payments accordingly.

4. The **TRANSFEREES** shall facilitate the financial Institution by furnishing following documents for disbursement of loan:

a) Original registered Agreement between **MR. SACHIN SADASHIVBARASKAR AND MRS. KADAMBARI SACHIN SABLE & MR. SACHIN ASHOK SABLE**

b) Original Registration Receipt.

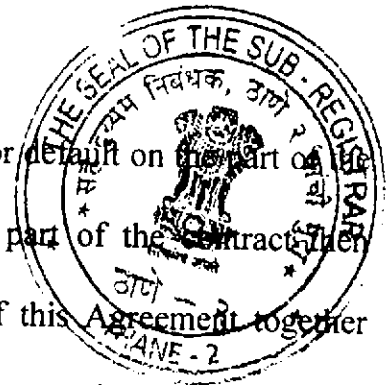
c) Original Stamp duty Receipt.

d) Original Index II.

e) Original Payment receipt of own contribution amount of **Rs.35,00,000/- (Rupees Thirty Five Lakh)**

f) TDS paid receipt.

5. It is agreed between the parties that if there is any delay or default on the part of **TRANSFEROR /TRANSFEREES** in performing their part of the contract, then either parties shall be entitled to specific performance of this Agreement together with right to claim costs, charges and expenses and losses as detailed and agreed herein.



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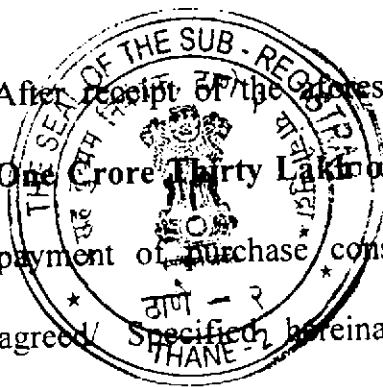
6. If the **TRANSFEROR** fail or neglect to give possession of the said premises/flat to the **TRANSFEREES** then the **TRANSFEROR** shall be liable on demand to refund to the **TRANSFEREES** the amounts already received by them in respect of the said

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premises with interest at 18 % per annum from the date the **TRANSFEROR** received the sum of the amount and interest thereon is repaid till the entire amount and interest thereon is refunded by the **TRANSFEROR** to the **TRANSFEREES** it shall be a charge on the said premises.

7. If the **TRANSFEREES** fail to pay full and final payment of consideration within the stipulated period as mentioned above in this agreement, they will be liable to pay 18 % per annum interest on the balance amount outstanding and the **TRANSFEREES** have no claim on the said premises unless **TRANSFEREES** make 100% payment thereupon. If there is an unreasonable delay in making the final payment to **TRANSFEROR** by the **TRANSFEREES**, say more than 21 days from the date of receipt of all relevant documents required by the Financial Institution, then the **TRANSFEROR** will give extension of 30 days, and if the **TRANSFEREES** fail to make full payment in extended duration then the **TRANSFEROR** have the right to sell the premises to anyone they so desire, only after execution and registration of a Cancellation Deed. The **TRANSFEROR** will be liable to refund the amount already received by him on the date of execution and registration of cancellation deed.

8. After receipt of the aforesaid consideration amount of **Rs.1,30,00,000/- (Rupees One Crore Thirty Lakh only)** from the **TRANSFEREES** being the full and final payment of purchase consideration of the **SAID PREMISES**, within the period agreed/ specified hereinabove, the **TRANSFEROR** shall hand over to the



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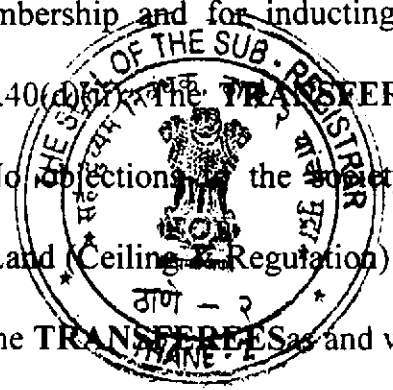
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TRANSFEREES actual, physical, legal, vacant and
SAID PREMISES and shall have no claim, right, title,
whatsoever nature in or upon the SAID PREMISES.

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9. The **TRANSFEROR AND TRANSFEREES** shall make necessary application as contemplated in the society's Bye-law No.40(a) on receipt of full and final consideration amount, The **TRANSFEROR** will also give the necessary resignation of the membership etc., in order to effectuate the legal transfer of the SAID PREMISES in favour of the **TRANSFEREES** for the transfer of the SAID PREMISES and also the share certificate, to be transferred in name of **TRANSFEREES** and obtain the necessary sanction as per the bye-law, rules and regulation of the Society. Accordingly, **TRANSFEROR** have given a notice under bye-law No.40(a) to the society of their intention to transfer the SAID PREMISES and seeking no objection for such transfer along with the consent of the **TRANSFEREES**. The said Society will issue a No Objection Letter in favour of the **TRANSFEROR** for transfer of the SAID PREMISES to the **TRANSFEREES**. The **TRANSFEROR** and **TRANSFEREES** will pay the Society transfer fees in equal proportion. The **TRANSFEROR** shall also make an application for Transfer of Shares under bye-law No.40(b)(i). The **TRANSFEROR AND TRANSFEREES** shall also make application for Transfer of Membership and for inducting the **TRANSFEREES** as member Under bye-law No.40(d) for the **TRANSFEROR** and **TRANSFEREES** shall give undertaking, No objection to the society as required under bye-Law 19 (IV) and under Urban Land (Ceiling & Regulation) Act. And thereby render their necessary cooperation to the **TRANSFEREES** as and when required in that behalf.



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10. The TRANSFEREES hereby agree that on becoming the member of the said Society the TRANSFEREES shall abide by all bye-laws, rules and regulations adopted by the said Society.

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11. The TRANSFEREES after taking possession of the SAID PREMISES, shall be entitled to hold the occupation and use of the SAID PREMISES as the same is fit for occupation and the TRANSFEREES can hold the same unto and to the use and benefit of themselves and their family for ever without any claim, charges, interest, demand or lien of the TRANSFEROR or any person on their behalf or in trust for their subject only on the part of the TRANSFEREES to pay the taxes, assessments, charges, duties of Thane Municipal Corporation, Government or co-operative society in respect of the SAID PREMISES.

12. The TRANSFEROR hereby declares that all dues including outgoings i.e. towards Municipal Taxes, MGL, electricity bills, society's maintenance and other charges in respect of the SAID PREMISES and /or any prior occupants of the SAID PREMISES shall be cleared up to the date of handing over the possession to the TRANSFEREES. The TRANSFEREES shall not be held liable for the same and the TRANSFEROR shall keep the TRANSFEREES indemnified in respect thereof.

13. The TRANSFEREES declare that they shall pay all the liabilities towards Municipal Taxes, MGL, electricity bills, society's maintenance and other charges, etc. due against the SAID PREMISES after taking possession of the SAID PREMISES and shall keep the TRANSFEROR indemnified in respect thereof.



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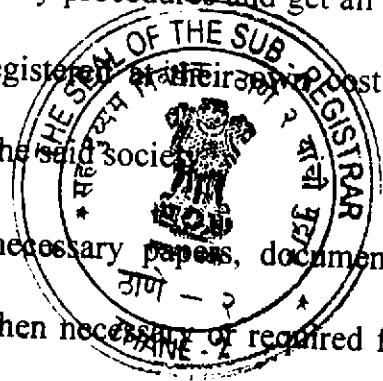
१९/१२/२४

14. The **TRANSFEROR** further declare that they have full right and absolute authority to enter into this agreement and that they have not done or performed or caused to be done or suffered any act, deed, matter or thing whatsoever whereby the **SAID PREMISES** is encumbered in any way or they may be prevented from entering into this agreement or transferring the **SAID PREMISES** as purported to be done or whereby the **TRANSFEREES** here to may be obstructed, prevented and/or hindered in enjoying the right, title to be conferred or transferred hereby in their favour whereby the quiet and peaceful possession or enjoyment of the **TRANSFEREES** in respect of the **SAID PREMISES** may be disturbed and hereby agree to keep the **TRANSFEREES** fully indemnified in respect thereof.

15. The **TRANSFEROR** shall obtain the necessary **NOC TO MORTGAGE** from "**Swastik Alps Co-operative Housing Society Limited**", to effectuate the transfer and for creation of mortgage over the **SAID PREMISES** in favour of the **TRANSFEREES** and shall confirm the transfer of the **SAID PREMISES** and the aforesaid Shares in respect of the **SAID PREMISES** in favour of the **TRANSFEREES** herein.

16. The **TRANSFEREES** are bound to get the **SAID PREMISES** legally transferred in their own name / favour after observing all the necessary procedures and get all the deed, documents, applications, etc. executed and registered at their own cost & expenses and shall abide by the rules & regulation of the said society.

17. **TRANSFEROR** hereby agrees to sign all further necessary papers, documents, deeds and swear affidavits and declarations as and when necessary or required for effectual transfer of the **SAID PREMISES** in favour of the **TRANSFEREES**.



[Handwritten signature]

[Handwritten signature]

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ट न न - २
दस्त क्रमांक ३४०३
१७ / ३८

18. The charges of Stamp duty, registration fees, and the charges of this agreement,

applications, deeds, legal charges, etc. shall be borne and paid by TRANSFEREES

19. This Agreement shall always be subject to the provisions of the Maharashtra Ownership of Flat (Regulations for the promotion of the construction, sale, management and transfer) Act, 1963 and the rules made thereunder.

20. This Agreement for Sale has been executed in Thane, the property is situated at Thane, and the payments are made in Thane, hence it is subject to jurisdiction of Courts of Law in Thane.

THE SCHEDULE ABOVE REFERRED TO:

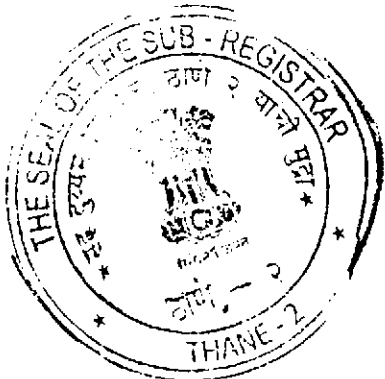
(Description of the said Premises)

10(Ten) fully paid-up shares of Rs.50/- each bearing distinctive numbers from 1141 to 1150 the Share Certificate No. 129 of "Swastik Alps Co-operative Housing Society Limited" and the beneficial rights, title and interest over the residential premises bearing Flat No. 503 admeasuring 838 Sq. Ft. Carpet area situate on the 5th Floor of the Tower no. A in "Swastik Alps Co-operative Housing Society Ltd" along with Podium parking space No.84 situate at Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) 400607 bearing Survey No. 86, Hissa No. 1/B,2,3 Survey No. 87, Hissa No.20,21,22 of Village Kolshet, Taluka and District Thane and within the limits of Thane Municipal Corporation within the registration district and sub-district of Thane, together with all the rights, privileges and benefits of and appurtenant/incidental thereto.

[Signature]

[Signature]

[Signature]

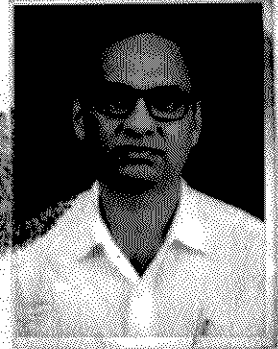


ट न न - २
दस्त क्रमांक ३४१०३/२०२४
१८ / ३८



IN WITNESS WHEREOF the parties here to have here unto set and subscribed their respective hands on the day and year written hereinabove

SIGNED SEALED AND DELIVERED by the within named TRANSFEROR

MR. SACHIN SADASHIV BARASKAR 



In the presence of

- 1) Amit Borade 
- 2) Sudhir Phalke 



SIGNED SEALED AND DELIVERED by the within named TRANSFEREES

MRS. KADAMBARI SACHIN SABLE 

MR. SACHIN ASHOK SABLE 



In the presence of

- 1) Amit Borade 
- 2) Sudhir Phalke 





ट न न - २
दस्ता क्रमांक ३४४०३/२०२४
१९ / ३८

RECEIPT

Received sum of Rs. 35,00,000/- (Rupees Thirty-Five Lakhs Only) as per the details hereinbelow,

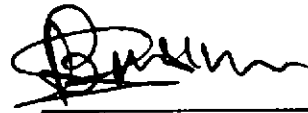
No	Reference No.	Date	Name of Bank	Amount INR
1	DHQ2458389	22-08-2024	ICICI BANK	1,00,000/-
2	DIJ8229868	15-09-2024	ICICI BANK	5,00,000/-
3	DIK8460181	16-09-2024	ICICI BANK	5,00,000/-
4	163931	23-09-2024	ICICI BANK	10,00,000/-
5	DJP6223877	21-10-2024	ICICI BANK	10,00,000/-
6	433513224969	30-11-2024	ICICI BANK	4,00,000/-

being part of the total consideration of Rs. 1,30,00,000/- (Rupees One Crore Thirty Lakhs Only) for the sale of a Flat No. 503 admeasuring 838 Sq. Ft. Carpet area situated on the 5th Floor of the Tower no. A in "Swastik Alps Co-operative Housing Society Ltd" along with OnePodium Carparking space No. 84 situated at Brahmand, Azad Nagar, Ghodbunder Road, Thane (West) standing on plot land bearing Survey No. 86, Hissa No. 1/B,2,3 and Survey No. 87, Hissa No.20,21,22 of Village Kolshet, Taluka and District Thane and within the limits of Thane Municipal Corporation, Thane[W] – 400607 and for the transfer of shares of the said society, from the

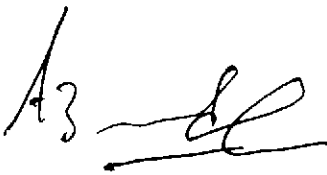
TRANSFEREES 1) MRS. KADAMBARI SACHIN SABLE AND 2)MR. SACHIN ASHOK SABLE

TRANSFERORS

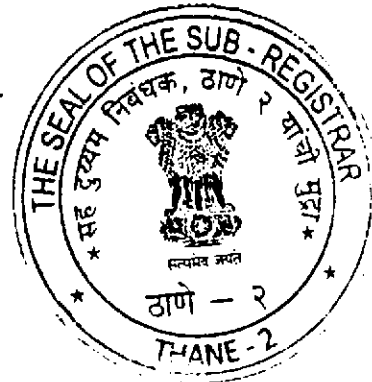
MR. SACHIN SADASHIV BARASKAR



Witnesses:

1. Amit Borade 

2. Sudhir Phalke



ट न न - २

वसूली क्रमांक ३४१०३/२०२४

२० / ३८

Certificate No. 372

इमारत टाईप अ :- स्टील्ट +१७ मजले
इमारत टाईप अ१ :- स्टील्ट +१७ मजले
इमारत टाईप सी :- स्टील्ट +२ मजले
इमारत टाईप डी :- स्टील्ट +७ मजले.



THANE MUNICIPAL CORPORATION, THANE
(Regulation No. 37)

Occunancy Certificate

V.P.No. २०३१/१४८ TMC/TDD १६ Date २/४/२०१०

To,
मे. आर्कीटाईप कन्स. [वा. वि.]
अ/१०१, १०२, श्री सारिका अपार्टमेंट,
परमपहाडी, ठाणे करिमा
मे. दर्शन इन्टरप्रायझेस क तर्फे श्री सुरेश जैन व मे. श्री. साई इन्टरप्रायझेस तर्फे श्री. जगदीश खेवानी
[कुलमुखत्या रपत्रधारक]

Sub- इमारत आईप अ: स्टील्ट+१७ मजले, अ-१: स्टील्ट+१७ मजले, स्टील्ट+२ मजले, डी: स्टील्ट+७ मजले फक्त
Ref. V.P. No. २००५/१४८
Your Letter No.: ३३३६५ दि. २०/११/२००९

Sir

The part / full development work / erection / re-erection or alteration in / of builing / part building no. वरीनप्रमाणे situated at कोलशेत Road / Street, Ward No. Sector
सं. नं. ८६३ हि. नं. १/ब, २, ३, सं. नं. २७, हि. नं. S. No. / T.S. No. / P.P. No. २०, ३१, ३२ Village कोलशेत under the
मे. आर्कीटाईप कन्सल्टंट्स
supervision of Licensed Surveyor / Engineer / Structural Engineer / Supervisor /
Architect / Licence No. सी. ए. / ८९ / १२२०५ may be occupied on the following conditions.

अटी :- फक्त पिण्यासाठी उपलब्धतेनुसार पाणी पुरवठा करण्यात येईल.

सावधान

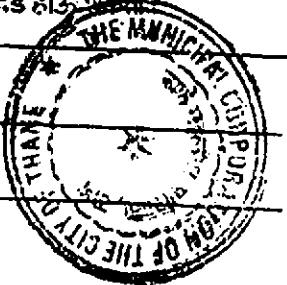
सर्व्हाळीतून बांधकाम न करणे तसेच
विकसित बांधकाम नियमावलीनुसार आवश्यक हस्त
परवानग्या न देता बांधकाम करणे, नसल्यास
बांधकाम व बाजार दखला अधिनियमाचे कलम ४६
अनुसार दंड प्रत्यक्ष ठरविले जाऊ शकते. plan is returned herewith.
जमती ३ वर्षे ६८० रु ५०००/- रेंड होऊ शकते.

सत्यप्रत

Office No.:-

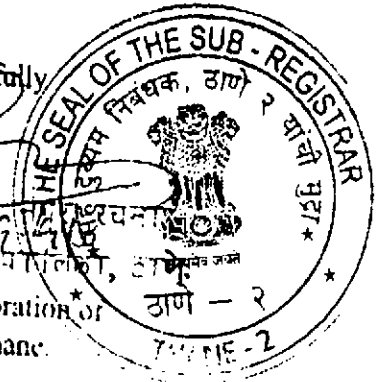
Office Stamp :-

Date :-



Yours faithfully

सहाय्यक संचालक,
ठाणे महानगरपालिका,
Municipal Corporation of
the city of Thane.



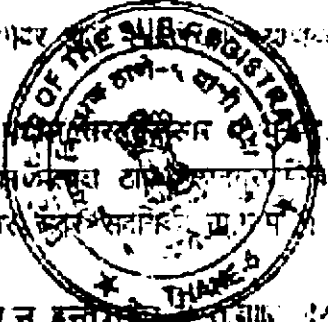
- Copy to
- 1) Collector of Thane
- 2) Dy Mun. Commissioner
- 3) E.E. (Water Works) TMC
- 4) Assessor Tax Dept., TMC
- 5) Vigilance Dept.T.D.D., TMC

ट न न - २

वस्तु क्रमांक ३५०३/२०२४

२४ / १५

- १) ...
- २) ...
- ३) ...
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- १८) ...
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- २०) ...
- २१) ...
- २२) ...
- २३) ...



कुमम - ९
 वस्तु क्रमांक ४५५९/२००८
 (५/२२)

WARNING: PLEASE NOTE THAT DEVELOPMENT IN CONTRAVENTION OF THE APPROVED PLANS AMOUNTS TO COGNISABLE OFFENCE PUNISHABLE UNDER THE MARRASHTRA REGIONAL AND TOWN PLANNING ACT, 1962.



डा. ...
 कार्यालय अधीक्षक,
 जिल्हा नियोजन विभाग,
 जिल्हा शासन कार्यालय

पं. क्र. - २
दि. २५/०५/२००६
२५ / ३६

Thursday, May 29, 2006
11:19:14 AM

Original
श्री. ३९ म.
Reg. ३९ म.

भावती

पावती क्र. : 4547
दिनांक 29/05/2006

दादाचे नाव कलशेव
दस्तावेजाचा अनुक्रमांक टनन5 - 04456 - 2008
दस्तावेजाचा प्रकार कतारगा

सदर करणाऱ्याचे नाव: रविचंद्र एस वासकर

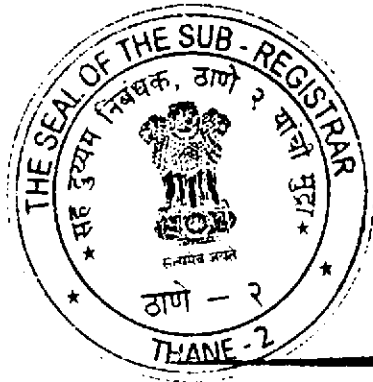
नक्की फी	30000.00
नक्कल (अ. 11(1)), पृष्ठांकनादी नक्कल (अ. 11(2)), रुजवत (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (99)	1980.00
एकूण रु.	31980.00

अभ्यास हा वस्तु अंदाजे 11:33AM वा बँकेस मिळेल

दुय्यम निबंधक
सह दु.नि.ठाणे 5

वाजार मूल्य: 2551500 रु. नोबल: 10: 1271400 रु.
भरलेले मुद्रांक शुल्क: 196200 रु.

दादाचा प्रकार: डी/दादाद्वारे
वाजार मूल्य पत्र: STANDED CHARTERED THANE
क्रिप्टो-नामची अंदाज: 002635, रक्कम: 300 रु., दिनांक: 29/05/2006



ट न न - २

दस्तावेज क्रमांक ३४४०३ / २०२४

२६ / ३८



दस्तावेज क्रमांक व वर्ष: 4456/2008

Thursday, Mar 27, 2008

12:41:45 AM

दुय्यम निबंधक: सह दु.नि.ठाणे 5

सूची क्र. दोन INDEX NO. II

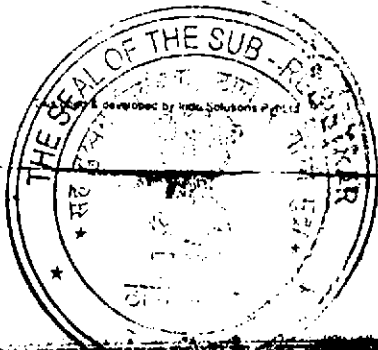
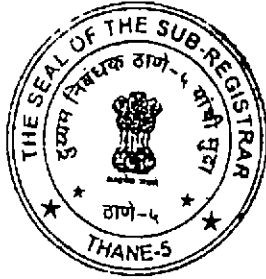
गावाचे नाव: कोलशेत

- (1) विलेखाचा प्रकार, भोवदलाचे स्वरूप करालगावा या बाजारभावा (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मालकीचा रू. 4,271,430.00 वा मू. रू. 2,551,400.00
- (2) मू.नामन, पोटहिस्सा व धरक्रमांक (असल्यास) (3) क्षेत्रफळ (1) मू.नामन क्र. 96/1,2,3,87/20 व 22 सदरिका क्र 503, 5 वा बाजारभावाच्या अंतर्गत बांधणी न.ए. भोणे जोलशेत, अजय सारिक पार्क, जी वी रोड, ठाणे (3) 93.45 चौ.मी
- (4) आकारणी किये जुटी देण्यात असलेले पत्रे (1)
- (5) दस्तऐवज करून देण्याचा नक्षकाराचे व संपूर्ण पत्रा नाम किये दिवाणी न्यायालयाचा हुकुमनामा किये आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्रा (1) न स्वस्तिक रियल इस्टेट डेव्हलपर्स चर्क सही करणार पार्टनर सुदामा खेतवाणी याचे कु.मु. रेवती फुरिया, घुब/फ्लॅट नं. गल्ली/रस्ता: ईमारतीचे नाव: ईमारत नं.: पेठ/वसाहत: शहर/गाव: नीपाडा, ठाणे, तालुका: पिन: पॅन नम्बर:
- (6) दस्तऐवज करून घेण्याचा नक्षकाराचे नाव व संपूर्ण पत्रा किये दिवाणी न्यायालयाचा हुकुमनामा किये आदेश असल्यास, भादीचे नाव व संपूर्ण पत्रा (1) राधिन एरा डारसर - घुब/फ्लॅट नं.: गल्ली/रस्ता: ईमारतीचे नाव: ईमारत नं.: पेठ/वसाहत: शहर/गाव: महावीर कुंज महांगिरी, ठाणे, तालुका: पिन: पॅन नम्बर: ARSPB8759C.
- (7) दिनांक करून दिल्याचा 26/05/2008
- (8) नोंदणीचा 29/05/2008
- (9) अनुक्रमांक, खंड व पृष्ठ 4456/2008
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क 5,196,175.00
- (11) बाजारभावाप्रमाणे नोंदणी रू. 30000.00
- (12) शेर

सह दुय्यम

TWENTY RUPEES

सह दुय्यम निबंधक ठाणे क्र. ५



२

क्रमांक ३११०३/२०२४

२७ / ३६



महाराष्ट्र शासन

नोंदणीचे प्रमाणपत्र.

क्रमांक टिएनए/(टिएनए)/एचएसजी/(टिसी)/२१६६२/सन-२०१०.

या प्रमाणपत्राद्वारे प्रमाणित करण्यात येत आहे की,

स्वस्तिक आल्प्स को-ऑपरेटिव्ह हौसिंग सोसायटी लि.,

स. नं. ८६/७, ८६/२, ८६/३, घोडबंदर रोड, आझाद नगर, ठाणे (प)

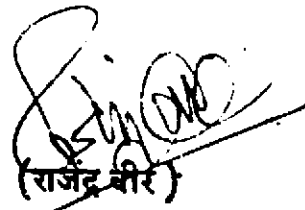
ही संस्था महाराष्ट्र सहकारी संस्था अधिनियम १९६० मधील (सन १९६१ चा महाराष्ट्र सहकारी अधिनियम क्रमांक २४) कलम ९ (१) अन्वये नोंदणी क्रमांक टिएनए/(टिएनए)/एचएसजी/(टिसी)/२१६६२/१०, दिनांक ०७/०४/२०१० ने नोंदण्यात आलेली आहे.

उपनिर्दिष्ट अधिनियमाच्या कलम १२ (१) अन्वये महाराष्ट्र सहकारी संस्थाचे नियम १९६१ मधील नियम क्रमांक १० (१) अन्वये संस्थेचे वर्गीकरण "गृहनिर्माण संस्था" असून उपवर्गीकरण "भाडेकरू सहभागिदार गृहनिर्माण संस्था" असे आहे.



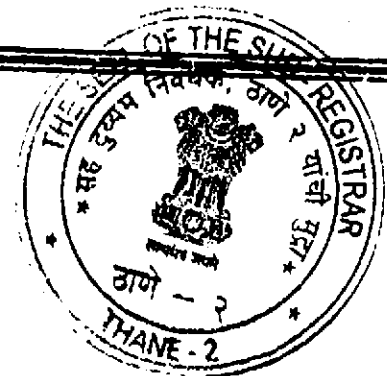
स्थळ :- ठाणे

दिनांक :- ०७/०४/२०१०.


(राजेंद्र वीर)

उपनिबंधक

सहकारी संस्था, ठाणे शहर, ठाणे.



ट न न - २
दस्त क्रमांक ३४४०३ / २०२४
२६ / ३६

Swastik Alps Co-op. Housing Society Ltd.

Azad Nagar, Ghod Bundar Road, Thane (W) 400607
 (Registration No. TNA/TNA/HSG/(TCV21662/2010 dt 7.4.2010)

SHARE CERTIFICATE

129

Memb. No. 129

Share Cert. No. 129

Lager Page No. 129

This is to certify that ~~Shri~~ Shri. Sachin S. Baraskar

is/are single/joint registered holder/s of

Ten fully paid-up shares of Rs. 50/- (Rupees Fifty only) each

numbered from 1141 to 1150 both inclusive of this society,

subject to the bye laws of the said society.

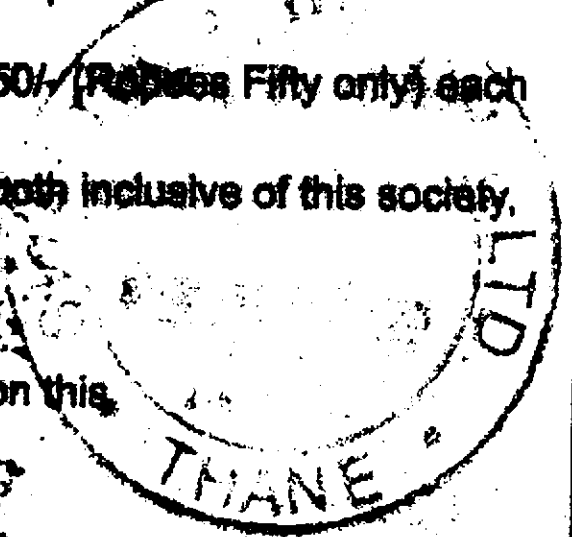
Given under the common seal of the society on this

26th day of January 2017.

Mangani
 Authorised
 M.C. Member

[Signature]
 Secretary

[Signature]
 Chairman



Invoices Print Generated Charges

ट न न - २
दस्त क्रमांक ३१०३/२०२४
३० / ३६
1 Related Entries



Swastik ALPS CHS

Brahmand, Thane West, Thane, Maharashtra 400607



Owner	: SACHIN BARASKAR	Invoice Number	: 90421
Tenant	: Subramanian	Invoice Date	: 01 Dec 2024
House	: A Wing-503	Due Date	: 10 Dec 2024
Area (Sq.ft)	: 1130		
Owner Address	:		

Arrears

Description	Amount
Maintenance Arrears	0.0
Penalty/Interests on Arrears	0.0
GST on Arrears and penalty	0.0
Advance (-)	0.0
SUB TOTAL	0.00

Invoice for Maintenance Dec 2024

Description	HSN/SAC	Amount
Repair & Maintenance- calculation: 1130.0*0.725		819.00
Non-occupancy charge		406.00
Water Charges		260.00
Insurance - 0		63.00
Sinking Fund- calculation: 1130.0*0.2417		273.00
Maintenance Charge		4,057.00
SUB TOTAL		5,878.00

GRAND TOTAL

5,878.00

In Words: Rupees Five Thousand Eight Hundred Seventy Eight Only

This is a computer generated invoice and requires no authentication.

Notes:

PLEASE NOTE ONLINE PAYMENT IS PREFERABLE.

Mention Flat number/Name while making an online payment.

Please write your flat no & mobile no & bill no at the reverse of the cheque.

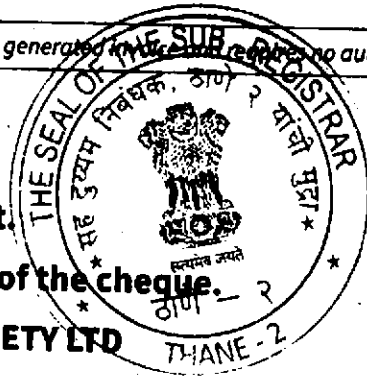
ACCOUNT NAME SWASTIK ALPS COOPERATIVE HOUSING SOCIETY LTD

Bank Details: Kotak Mahindra Bank

Branch: Hiranandani Estate

Account No 1511828497



IFSC KKBK0000660



ट न न - २
दस्त क्रमांक ३११०३ / २०२४
३१ / ३८

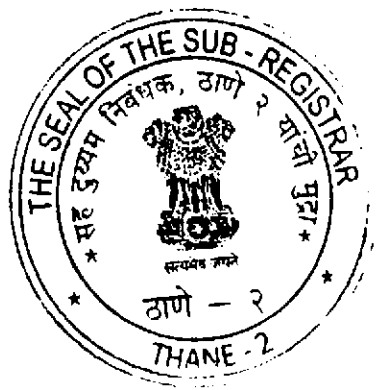
आयकर विभाग
INCOME TAX DEPARTMENT
SACHIN SARASKAR
SADASHI SARASKAR
20/07/1970
AFSPB57590

भारत सरकार
GOVERNMENT OF INDIA

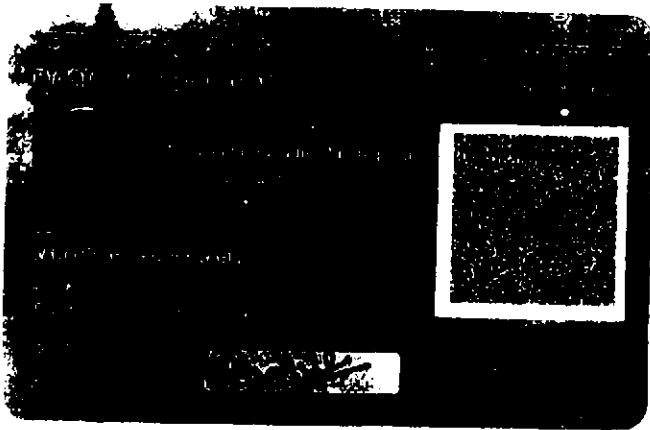


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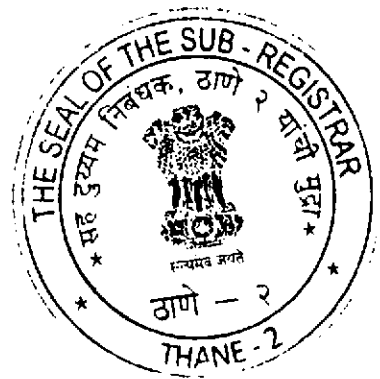
ट न न - २	
दस्त क्रमांक	३११०३ / २०२४
३२	३८



Disable

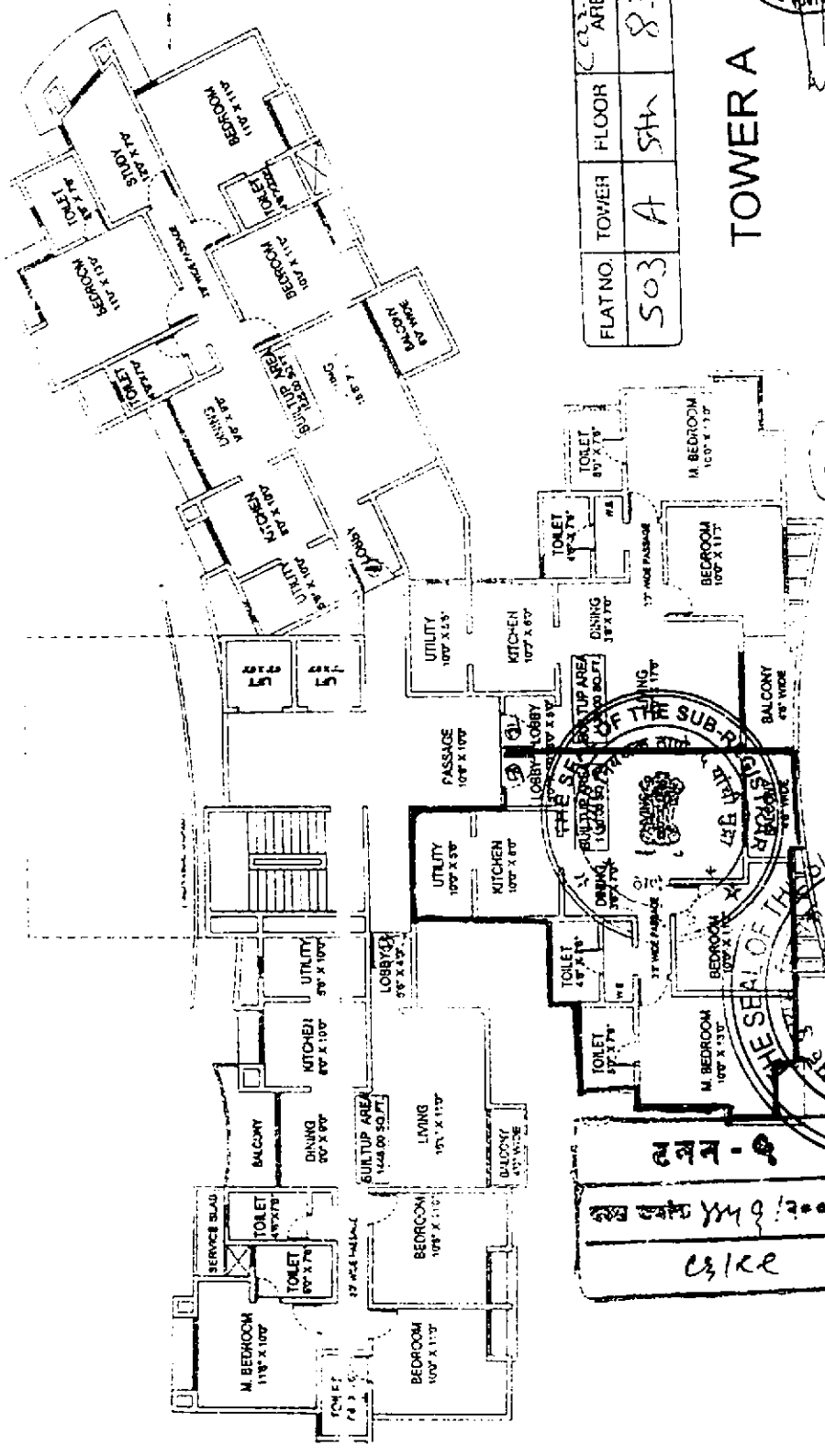


Mur



टनन - २
 दस्ता क्रमांक ३५०३ / २०२४
 ३३ / ३८

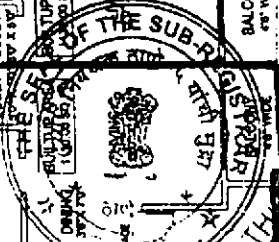
PLANURE - 1



FLATNO.	TOWER	FLOOR	COLLECT AREA
503	A	5TH	838



TOWER A




दस्ता क्रमांक ३५०३ / २०२४
 ३३ / ३८

ट न न - २
 दस्त क्रमांक ३४०३ / २०२४
 ३४ / ३८

आयकर विभाग
 INCOME TAX DEPARTMENT

भारत सरकार
 GOVT. OF INDIA

स्वावी लेखा संख्या कार्ड
 Permanent Account Number Card
 ASCPB6211E



नाम / Name
 ASHUTOSH BABAN BORADE

पिता का नाम / Father's Name
 BABAN YASHWANTH BORADE

जन्म की तारीख /
 Date of Birth
 18/01/1983

21012019

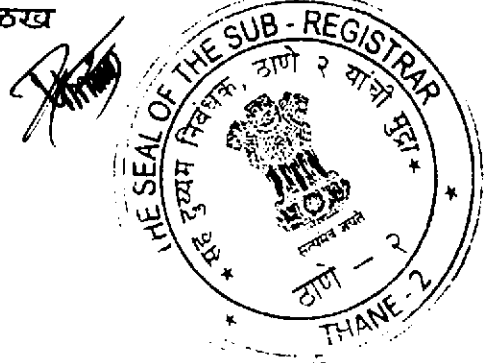
(Signature)

(Handwritten signature)

सुधीर काशीराम फाळके
 Sudhir Kashiram Phalke
 जन्म तारीख/DOB: 09/07/1968
 पुरुष/ MALE

6812 7122 6262
 VID : 9175 7447 2827 1733

माझे आधार, माझी ओळख



मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)					
Valuation ID	202412267236	26 December 2024,03:27:24 PM			
मूल्यांकनाचे वर्ष	2024				
जिल्हा	ठाणे				
मूल्य विभाग	तालुका : ठाणे				
उप मूल्य विभाग	10/41-2ड) कोलशेत गावातील वरील "अ" व "ब" व्यतिरीक्त उर्वरीत विकसित भाग				
क्षेत्राचे नांव	Thane Municipal Corporation	सर्व्हे नंबर / न. भू. क्रमांक :	सर्व्हे नंबर#86		
वार्षिक मूल्य दर तक्त्यानुसार मूल्यदर रु.					
खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	मोजमापनाचे एकक
18500	94600	100500	118300	100500	चौ. मीटर
बांधीव क्षेत्राची माहिती					
बांधकाम क्षेत्र(Built Up)-	93.45चौ. मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बांधीव
बांधकामाचे वर्गीकरण-	1-आर सी सी	मिळकतीचे वय -	0 TO 2वर्षे	बांधकामाचा दर-	Rs.26620/-
उद्दवाहन सुविधा -	आहे	मजला -	5th to 10th Floor		
Sale Type -					
मजला निहाय घट/वाढ	= 105 / 100 Apply to Rate= Rs.99330/-				
घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर	=(((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * घसा-यानुसार टक्केवारी) + खुल्या जमिनीचा दर) = (((99330-18500) * (100 / 100)) + 18500) = Rs.99330/-				
A) मुख्य मिळकतीचे मूल्य	= वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र = 99330 * 93.45 = Rs.9282388.5/-				
E) बंदिस्त वाहन तळाचे क्षेत्र	13.94चौ. मीटर				
बंदिस्त वाहन तळाचे मूल्य	= 13.94 * (94600 * 25/100) = Rs.329681/-				
Applicable Rules	= 3, 9, 18, 19, 15				
एकत्रित अंतिम मूल्य	- मुख्य मिळकतीचे मूल्य + तळघराचे मूल्य + मेझॅनार्हिन मजला क्षेत्र मूल्य + तगतच्या गच्चीचे मूल्य(खुली बाल्कनी) + वरील गच्चीचे मूल्य + बंदिस्त वाहन तळाचे मूल्य + खुल्या जमिनीवरील वाहन तळाचे मूल्य + इमारती भोवतीच्या खुल्या जागेचे मूल्य + बंदिस्त बाल्कनी + स्वयंचलित वाहनतळ = A + B + C + D + E + F + G + H + I + J = 9282388.5 + 0 + 0 + 0 + 329681 + 0 + 0 + 0 + 0 + 0 =Rs.9612070/- = ₹ शहाण्णव लाख बारा हजार सत्तर /-				

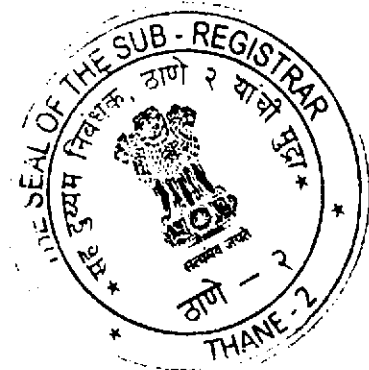
Home

Print

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दस्ता क्रमांक ३४०३/२०२४

३५ / ३८



74/34403

गुरुवार, 26 डिसेंबर 2024 2:39 म.नं.

दस्त गोषवारा भाग-1

दनन2 34403

दस्त क्रमांक: 34403/2024

दस्त क्रमांक: दनन2 /34403/2024

बाजार मूल्य: रु. 93,78,372/-

मोबदला: रु. 1,30,00,000/-

भरलेले मुद्रांक शुल्क: रु.9,10,000/-

दु. नि. मह. दु. नि. दनन2 यांचे कार्यालयात

पावती:38565

पावती दिनांक: 26/12/2024

अ. क्रं. 34403 वर दि.26-12-2024

सादरकरणाराचे नाव: कादंबरी सचिन साबळे

रोजी 2:36 म.नं. वा. हजर केला.

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

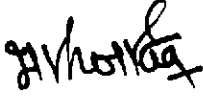
रु. 740.00

पृष्ठांची संख्या: 37

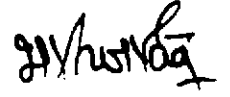


दस्त हजर करणाऱ्याची सही:

एकुण: 30740.00



Joint Sub Registrar Thane 2



Joint Sub Registrar Thane 2

दस्ताचा प्रकार: करारनामा

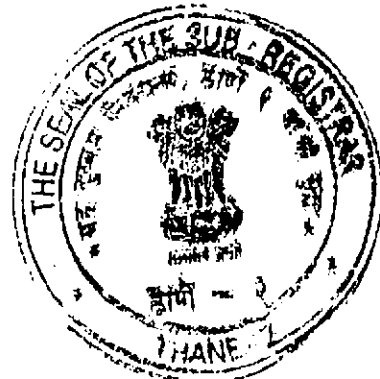
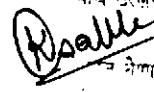
मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये तमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्रा क्रं. 1 26 / 12 / 2024 02 : 36 : 22 PM ची वेळ: (सादरीकरण)

शिक्रा क्रं. 2 26 / 12 / 2024 02 : 37 : 12 PM ची वेळ: (फी)

- प्रतिज्ञा पत्र -


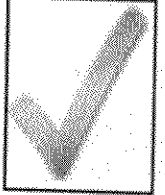

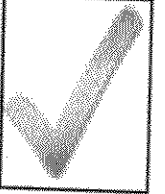

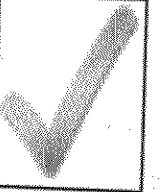
महानगरपालिकेच्या नोंदणी करणाऱ्या १९०८ नियम १९११ अंतर्गत
 संपुर्णतः नोंदणीत घेतलेल्या वस्तूच्या मालकीचे हक्क किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये तमूद न
 केलेल्या कोणत्याही नागरी क्षेत्रात
 मालकीचे हक्क किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये तमूद न
 केलेल्या कोणत्याही नागरी क्षेत्रात
 मालकीचे हक्क किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये तमूद न
 केलेल्या कोणत्याही नागरी क्षेत्रात



26/12/2024 4 13:40 PM

दस्त क्रमांक :टनन2/34403/2024



दस्ताचा प्रकार :-करारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	घायाचित्र	ठसा प्रमाणित
1	नाव:कादंबरी सचिन साबळे पत्ता:प्लॉट नं: 303, ए विंग, माळा नं: -, इमारतीचे नाव: स्वस्तिक अलप्प सोसायटी लिमिटेड, ब्लॉक नं: ब्रम्हांड, आझाद नगर, रोड नं: घोडबंदर रोड ठाणे प, महाराष्ट्र, ठाणे. पिन नंबर:BDHPS0711D	लिहून घेणार वय :-44 स्वाक्षरी:- <i>Sable</i>		
2	नाव:सचिन अशोक साबळे पत्ता:प्लॉट नं: 303, ए विंग, माळा नं: -, इमारतीचे नाव: स्वस्तिक अलप्प सोसायटी लिमिटेड, ब्लॉक नं: ब्रम्हांड, आझाद नगर, रोड नं: घोडबंदर रोड ठाणे प, महाराष्ट्र, ठाणे. पिन नंबर:ARUPS5331F	लिहून घेणार वय :-47 स्वाक्षरी:- <i>Mu</i>		
3	नाव:सचिन सदाशिव बारसकर पत्ता:प्लॉट नं: 1404, माळा नं: -, इमारतीचे नाव: स्वस्तिक अलप्प सोसायटी लिमिटेड, बी विंग, ब्लॉक नं: ब्रम्हांड, आझाद नगर, रोड नं: घोडबंदर रोड ठाणे प, महाराष्ट्र, ठाणे. पिन नंबर:AFSPB5759C	लिहून घेणार वय :-54 स्वाक्षरी:- <i>Barasakar</i>		

वरील दस्तऐवज करून देणार तथाकथीत करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्षा क्र.3 ची वेळ:26 / 12 / 2024 04 : 10 : 35 PM

ओळख:-

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

अनु क्र.	पक्षकाराचे नाव व पत्ता	घायाचित्र	ठसा प्रमाणित
1	नाव:सुधीर फाळके वय:52 पत्ता:3-17 धोंडीबाई पावशे चाल हनुमान नगर काटेमानिवली कल्याण पूर्व पिन कोड:421306	स्वाक्षरी <i>Sudhir</i>	
2	नाव:अमित बोरडे वय:40 पत्ता:शिवाजी नगर, चितळसर मानपाडा ठाणे प पिन कोड:400607	स्वाक्षरी <i>Amit</i>	

शिक्षा क्र.4 ची वेळ:26 / 12 / 2024 04 : 12 : 10 PM

शिक्षा क्र.5 ची वेळ:26 / 12 / 2024 04 : 12 : 16 PM नोंदणी पुस्तक 1 मध्ये

Joint Sub Registrar Thane 2

Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	KADAMBARI SACHIN SABLE	eChallan	10000502024122501819	MH013169778202425P	910000.00	SD	0007291366202425	26/12/2024
2		DHC		1224258907595	740	RF	1224258907595D	26/12/2024
3	KADAMBARI SACHIN SABLE	eChallan		MH013169778202425P	30000	RF	0007291366202425	26/12/2024

[SD:Stamp Duty] [RF:Registration Fee] [DHC:Document Handling Charges]

1. Verify Scanned Document for correctness through thumbnail (4 pages on a side) printout after scanning.
2. Get print immediately after registration.

Know Your Rights as Registrants

34403 /2024

For feedback, please write to us at feedback.isarita@gmail.com

ट न न - २
दस्त क्रमांक ३१४०३ / २०२४
३८ / ३८

प्रमाणित करण्यात येते की सव
दस्त क्रं. ३१४०३ मध्ये ३८.....
पाने आहेत.
पहीले नंबराचे बुकात अ. न.....
३१४०३..... वर नोंदला

भाषा

सह. दुय्यम निबंधक ठाणे क्र. २
दि. २६ / १२ / २०२४

