



24/10/2018

सूची क्र.2

दुय्यम निबंधक : सह दु.नि.पनवेल 4

दस्त क्रमांक : 12281/2018

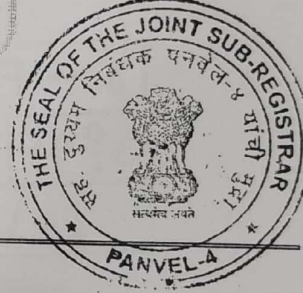
नोंदणी :

Regn.63m

गावाचे नाव : खारघर

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	10687500
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	6294260
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: रायगड इतर वर्णन : , इतर माहिती: 20/34, दर 77000, खुल्या जमिनीचा दर 33400/- सदनिका क्र.1802, अठरावा मजला, बी-वींग, साई मंत्रत, प्लॉट नं. 1, 1-अ, 1-ब/1, 1-ब/2, 1-ब/3, व 1-ब/6, सेक्टर नं. 34ए, खारघर, नवी मुंबई, ता. पनवेल, जि. रायगड, चटई क्षेत्र 589.99 चौ.फुट व एक ओपन कार पार्किंग. ((Plot Number : 1 व इतर ; SECTOR NUMBER : 34ए ;))
(5) क्षेत्रफळ	1) 589.99 चौ.फूट
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:- मे.ओम साई कन्स्ट्रक्शन तर्फे भागीदार अमित मधु बठीजा यांचे अखत्यारी देविदास अनंत भुजबळ - वय:-41; पत्ता:- प्लॉट नं: 19 व 20, माळा नं: -, इमारतीचे नाव: सत्र प्लाझा, ब्लॉक नं: ऑफीस नं. 1701, रोड नं: सेक्टर नं. 19डी, वाशी नवी मुंबई, महाराष्ट्र, ठाणे. पिन कोड:-400703 पॅन नं:-AABFO2858B
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- बाळासाहेब प्रताप चिदिले - वय:-54; पत्ता:- प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: कल्पतरु आर्केड, ब्लॉक नं: ए-303, रोड नं: सेक्टर नं. 04, न्यू पनवेल, पूर्व, ता. पनवेल, जि. रायगड, महाराष्ट्र, राईगड (व.व.) पिन कोड:-410206 पॅन नं:-AAOPC7740B 2): नाव:- शैलेश बाळासाहेब चिदिले - वय:-30; पत्ता:- प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: कल्पतरु आर्केड, ब्लॉक नं: ए-303, रोड नं: सेक्टर नं. 04, न्यू पनवेल, पूर्व, ता. पनवेल, जि. रायगड, महाराष्ट्र, राईगड (व.व.) पिन कोड:-410206 पॅन नं:-BBNPC9859E
(9) दस्तऐवज करून दिल्याचा दिनांक	24/10/2018
(10) दस्त नोंदणी केल्याचा दिनांक	24/10/2018
(11) अनुक्रमांक, खंड व पृष्ठ	12281/2018
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	641300
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शोरा	

पु.द. दुय्यम निबंधक बर्म-२.
पनवेल-४



मुल्यांकनासाठी विचारात घेतलेला तपशील:-:

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-:

(i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.



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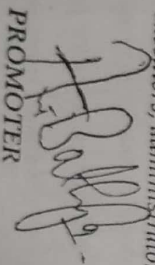
AGREEMENT FOR SALE

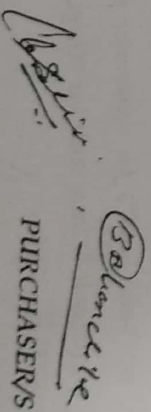
THIS AGREEMENT FOR SALE is made and entered into at Navi Mumbai this 24th day of OCT, 2018 by and between

M/s OM SAI CONSTRUCTION, a partnership firm duly registered under the Indian Partnership Act, 1932, PAN - AABFO2858B, is having registered office at 1701, Satra Plaza, Plot No. 19 & 20, Sector 19D, Vashi, Navi Mumbai, Maharashtra, through its Authorised Partner **Shri Amit Madhu Bathija**, hereinafter referred to as "PROMOTER" (which expression shall unless it be repugnant to the context or meaning thereof shall deem to mean and include their existing/present partners and partners admitted afterwards as per the Partnership Agreement and the surviving partners thereof, and permitted assigns) of the **One Part**,

AND

MR. BALASAHEB PRATAP CHANDILE having Pan No. AAOPC7740B, Mr. SHAILESH BALASAHEB CHANDILE having Pan No BBNPC9859E having residing at A-303, KALPATARU ARCADE, SECTOR-04, NEW PANVEL(EAST). Hereinafter referred to as the "PURCHASERS" (which expression shall unless it be repugnant to the context or meaning thereof shall deem to mean and include his/her/their respective legal heir/s, executors, administrators and permitted assigns) of the **Other Part**.


PROMOTER


PURCHASERS

WHEREAS:-

a) The City and Industrial Development Corporation of Maharashtra Limited, a Company incorporated under the Companies Act, 1956 [1 of 1956] and having its registered office at "Nirmal", 2nd floor, Nariman point, Mumbai 400 021 [hereinafter referred to as "THE CIDCO "] is the New Town Development Authority declared for the area designated as a site for the New Town of Navi Mumbai by the Govt. of Maharashtra in exercise of its sub-section [1] and [3-A] of section 113 of the Maharashtra Regional and Town Planning Act, 1966. [hereinafter referred to as " the said Act"]

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b) The Govt. of Maharashtra has been acquiring lands held privately and vesting such lands in the CIDCO under the provision of the said Act, 1966 for the purpose of development of Navi Mumbai.



for the purpose of orderly development of new town of Navi Mumbai.

d) The State Government has by its Resolution No LQN/1985/1710/CR/217/85/UD/10 dated 6th March 1990 and subsequent resolution No CID/1094/2094/PK/287/UD/10 dated 22ND October 1994 ordered to grant 12.5% land of the land acquired for the development of Navi Mumbai in lieu of the land acquired for the development of Navi Mumbai to the persons whose lands were acquired by the State Government and subsequently vested in the CIDCO by the State Government for the development of Navi Mumbai.

Plot No. - 1

e) The Corporation vide their letter dated: 15/11/2007, bearing no- CIDCO/L/ /SATYO/OWE/KHARGHAR/431/2007 informed the applicants viz. 1) Abdul Rahman Ibrahim Patel 2) Sadia Bai Abdul Gaffar Khan (hereinafter collectively referred to as "Original Licensees") the allotment of all that piece or parcel of land described in the Schedule hereunder written and more particularly delineated on the plan annexed herewith and shown thereon by a red colour boundary line, admeasuring 4799.73 sq. mths. throughout being Plot No. - 1 at Sector No. 34-A, Orve, Khurghar (hereinafter referred as "said land") for residential purpose under the G E S and agreed to enter into an agreement to lease with the "Original Licensees" on the terms and conditions mentioned in the said letter.

[Handwritten signature]

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The Original License on 15.11.2007 paid to the Corporation premium of Rs. 60,000/- (Rupees Sixty Thousand Only) being full premium agreed to be paid by the Original Licensees and obtained the possession of the said land.

g) The Corporation vide "Agreement to Lease" dated : 15.11.2007 registered with Sub Registrar Panvel-3 under registration number PVL-3-11084/2007 consented to grant a lease of said land for the purpose of constructing a building or building for residential use and permitted the Original Licensees to occupy the said land from the date of the "Agreement to Lease" i.e. 15TH November, 2007;

15/11/07	Consented to grant a lease for residential use
22/11/07	land from the date of the
3/12/07	2007

h) Original Licensee vide their letter dated: 19/11/2007 requested the Corporation to grant them the permission to sell, transfer and assign their rights, interest in or the benefits in respect of the said land to M/s. OM SAI CONSTRUCTION Corporation. Accordingly the Corporation issued a demand for Rs. 8,00,500/- with a letter dated 22-11-2007 to permit the original licensee to transfer the rights and interest benefits in the said land in favor of promoter. The promoter paid transfer charges of Rs. 8,00,500/- to the Corporation vide Receipt No. 244475 dated 22-11-2007.



i) The Corporation entered into a Tripartite Agreement dt. 22-11-2007 registered with Sub Registrar Panvel-3 under registration number 11306/2007 with the Original Licensee and the Promoter, referred to as the "New Licensee" therein, permitting the Original Licensee to transfer their rights, interest and benefits in the said land and also to grant a lease to the Promoter in accordance with the terms and conditions as set out in the said tripartite agreement.

j) The Corporation in accordance with tripartite agreement dt. 22-11-2007 issued transfer order no. CIDCO/VASAHAT/SATYA/KHARGHAR/431/2007 dated 24-11-2007 replacing the name of the Promoter as the New Licensee in their record.

Plot No. 1-A

k) The Corporation vide their letter dated: 04/04/2008, bearing no CIDCO/Land /SATYO/KHARGHAR/209A/MURBI/2008 informed the applicants viz. 1) Anant Raghunath Patil 2) Raghunath Rajaram Patil (hereinafter collectively referred to as "Original Licensees") the allotment of all that piece or parcel of land described in the Schedule hereunder written and more particularly delineated on the plan annexed hereto and shown thereon by a red colour boundary line, admeasuring 7749.90 sq. mtrs. or thereabout being Plot No 1-A at Sector No. 34-A, One, Kharghar (hereinafter referred to as "said land") for residential purpose under the G E S and agreed to enter into agreement to lease with the "Original Licensees" on the terms and conditions mentioned in the said letter.

[Signature]
PROMOTER

[Signature]
PURCHASERS

SCHEDULE OF PAYMENT

For Flat bearing - 1802 on 18th Floor " B " Wing at SAI MANNAT in our project situated at land bearing Plot No. 1, 1-A, 1-B-1, 1-B-2, 1-B-3, 1-B-6, Sector 34-A in village Ore, Kharghar/Naori Mumbai.

Total Consideration: Of RS. 1,06,87,500/- (RUPEES ONE CRORE SIX LAKHS EIGHTY SEVEN THOUSAND FIVE HUNDRED ONLY)

Payment Schedule

Sr.	Particulars	Amount
1	ON BOOKING OF THE FLAT	1,06,87,500

[Handwritten Signature]

[Handwritten Signature]
[Handwritten Signature]

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३५/५९	



PROMOTER

PURCHASERS

दस्तावेज - 8
2269 2096
22/53



CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED
CIN - 099999 MH 1970 SOC - 014574

REGD. OFFICE:
NIRMAL, 2nd Floor, Midman Point,
Mumbai - 400 021.
PHONE : 00-91-22-6650 0900
FAX : 00-91-22-2202 2509

HEAD OFFICE:
CIDCO Bhamburda, 350 Street,
New Mumbai - 400 514.
PHONE: 00-91-22-6791 8000
FAX : 00-91-22-6791 8100

Ref. No.

CIDCO/BP-11018/TPQ(NM)/2017/ 2 8 9 3

Date : 31 JUL 2017

Unique Code No | 2 | 0 | 1 | 2 | 0 | 3 | 0 | 2 | 1 | 0 | 2 | 1 | 5 | 2 | 1 | 0 | 1

OCCUPANCY CERTIFICATE

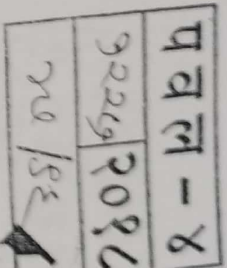
I hereby certify that the development of Lower Ground Floor, Upper Ground Floor & First Floor Podium, Residential Building ('A', 'B', 'C', 'D' & 'E' Wing - 2nd to 26 Floors), [(Residential BUA = 20152.00 Sq.mtrs.), (Total BUA = 20152.00 Sq.mtrs), Residential Units = 325 (Three Hundred Twenty Five Nos.)]. {Free of FSI Fitness Centre BUA= 199.993 sq.mtrs. & Society Office BUA = 26.327 Sq.mtrs.} on Plot No.1,1-A,1-B/1,1-B/2,1-B/3 & 1-B/6, Sector-34-A at Kharghar(12.5% Scheme) of Navi Mumbai completed under the supervision of Architect Dimensions Architects Pvt. Ltd. has been inspected on 26/07/2017 and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Amended Commencement Certificate dated 21/07/2017 and that the development is fit for the use for which it has been carried out.

You have to pay the necessary charges due to GST if applicable in future as per CIDCO policy and as informed to you in writing, and if not paid the permission granted will be revoked.

Note : This Occupancy Certificate is granted subject to pending Regular Civil Suit No.541/2012 on plot No.1-B/3, in Honble Civil Court, (S. D.) Panvel. The order passed by Honble Court in said Civil Suit shall be binding on you.

(Mithlesh J. Patil)
Associate Planner (BP)

In case of any corruption related complaints, please visit :
CIDCO, VILAS WING, ANAND BHONBILE, MIDMAN POINT, KHARGHAR, NAVI MUMBAI

CIDCO
THE MARK OF TRUST

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

(CIN - U99999 MH 1970 SGC - 01487)

REGD. OFFICE:
NIRMAL, 2nd Floor, Narimam Point,

Mumbai - 400 021.

PHONE : 00-91-22-6650 0900

FAX : 00-91-22-2202 2509



Ref. No.

CIDCO/BP-11018/TPQ(NM)/2017/

2093

Date: 13 JUL 2017

Unique Code No.	2	0	1	2	0	3	0	2	1	0	2	1	5	2	1	0	1
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To,
M/s. Om Sai Construction,
Through its Partners Mr. Manish M. Bathia & others Two,
B401, Pepsipolis, Sector-17,
Vashi, Navi Mumbai.

Subj. - Occupancy Certificate for Residential Building on Plot No. 1, 1-A, 1-B/1, 1-B/2, 1-B/3 & 1-B/6, Sector - 34A at Kharghar (12.5% Scheme), Navi Mumbai.

- Ref :- 1) Your Architect's letter dated 22/07/2017
2) Extension in time limit issued by EO(12.5%) vide letter No.CIDCO/Est(12.5% Sch)/Kharghar/629/2017/21412, dtd. 21/07/2017
3) Fire NOC issued by Chief Fire Officer vide letter No.CIDCO/FIRE/HQ/603/2017, dtd. 27/07/2017
4) DCC NOC issued by EE(KHR-II) vide letter No.CIDCO/EE(KHR-II)/2017/182, dtd. 13/08/2017
5) No dues certificate issued by EO(12.5% Sch) vide letter No.CIDCO/Est(12.5% Sch)/Kharghar/629/2017/21812, dtd. 21/07/2017
6) 100% IDC paid of Rs.1,37,59,550/- vide (i) Receipt No.8063, dtd. 29/03/2012, Amount of Rs.68,79,775/- (ii) Receipt No.17110, dtd. 26/07/2017, Amount of Rs.68,79,775/-

Dear Sir,
Please find enclosed herewith the necessary Occupancy Certificate for Residential Building on above mentioned plot along with As-Built drawings duly approved.

You shall carry out Structural Audit of this development from Structural Engineer after every 5 years from the date of Occupancy Certificate granted and submit the copy of Structural Audit to Estate Section, CIDCO for their record. However, if the said premise is to be transferred to the register Society, the above terms & conditions shall be incorporated in the Conveyance Deed and the Society members shall be made aware of the said terms & conditions at the time of execution of Conveyance Deed.

The Developers/Builders shall take a note that, you have submitted As-Built drawing regarding changes made at site. Hence as per condition mentioned in Commencement Certificate, your Security Deposit has been forfeited.

As per Fire Prevention & Life Safety Act-2008, submit bi-annual certificate to Fire Department of CIDCO, upon checking in-built Fire protection system of the project from Licensed Agency.

You have to pay the necessary charges due to GST if applicable in future as per CIDCO policy and as informed to you in writing, and if not paid the permission granted will be revoked.

Since, you have 100% IDC paid of Rs.1,37,59,550/- vide (i) Receipt No.8063, dtd. 29/03/2012, Amount of Rs.68,79,775/-, (ii) Receipt No.17110, dtd. 26/07/2017, Amount of Rs.68,79,775/-, you may approach to the office of Executive Engineer (W/S) to get the water supply connection to your plot.

Note : This Occupancy Certificate is granted subject to pending Regular Civil Suit No.541/2012 on plot No.1-B/3, in Honble Civil Court, (S.D.) Panvel. The order passed by Honble Court in said Civil Suit shall be binding on you.

Thanking you,

Yours faithfully,

(Manish M. Bathia)
Associate Planner (BP)

In case of any corruption related complaints, please visit :
cidco.maharashtra.gov.in / CIDCO VIGILANCE MODULE NEW / Userlogin.aspx

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SCHEDULE
RAIN WATER HARVESTING

1. The following systems may be adopted for harvesting the rain water drawn from terrace and the paved surface.

- (i) **Open well of a minimum of 1.00 mt. dia and 6 mt. in depth** into which rain water may be channeled and allowed after filtration for removing silt and floating material. The well shall be provided with ventilating covers. The water from the open well may be used for non potable domestic purposes such as washing, flushing and for watering the garden etc.
- (ii) Rain water harvesting for recharge of ground water may be done through a bore well around which a pit of one metre width may be excavated upto a depth of at least 3.00 mt. and refilled with stone aggregate and sand. The filtered rain water may be channeled to the refilled pit for recharging the borewell.
- (iii) An impervious surface underground storage tank of required capacity may be constructed in the setback or other open space and the rain water may be channeled to the storage tank. The storage tank shall always be provided with ventilating covers and shall have draw-off taps suitably placed so that the rain water may be drawn off for domestic, washing gardening and such other purposes. The storage tanks shall be provided with an overflow.
- (iv) The surplus rain water after storage may be recharged into ground through percolation pits or trenches or combination of pits and trenches. Depending on the geomorphological and topographical condition, the pits may be of the size of 1.29 mt. width X 1.20 mt. length X 2.00 mt. to 2.50. mt. depth. The trenches can be of depth. Terrace water shall be channeled to pits or trenches. Such pits or trenches shall be back filled with media comprising the following materials.
 - a) 40 mm stone aggregate as bottom layer upto 50% of the depth;
 - b) 20 mm stone aggregate as lower middle layer upto 50% of the depth;
 - c) Coarse sand as upper middle layer upto 20% of the depth;
 - d) A thin layer of fine sand as top layer;

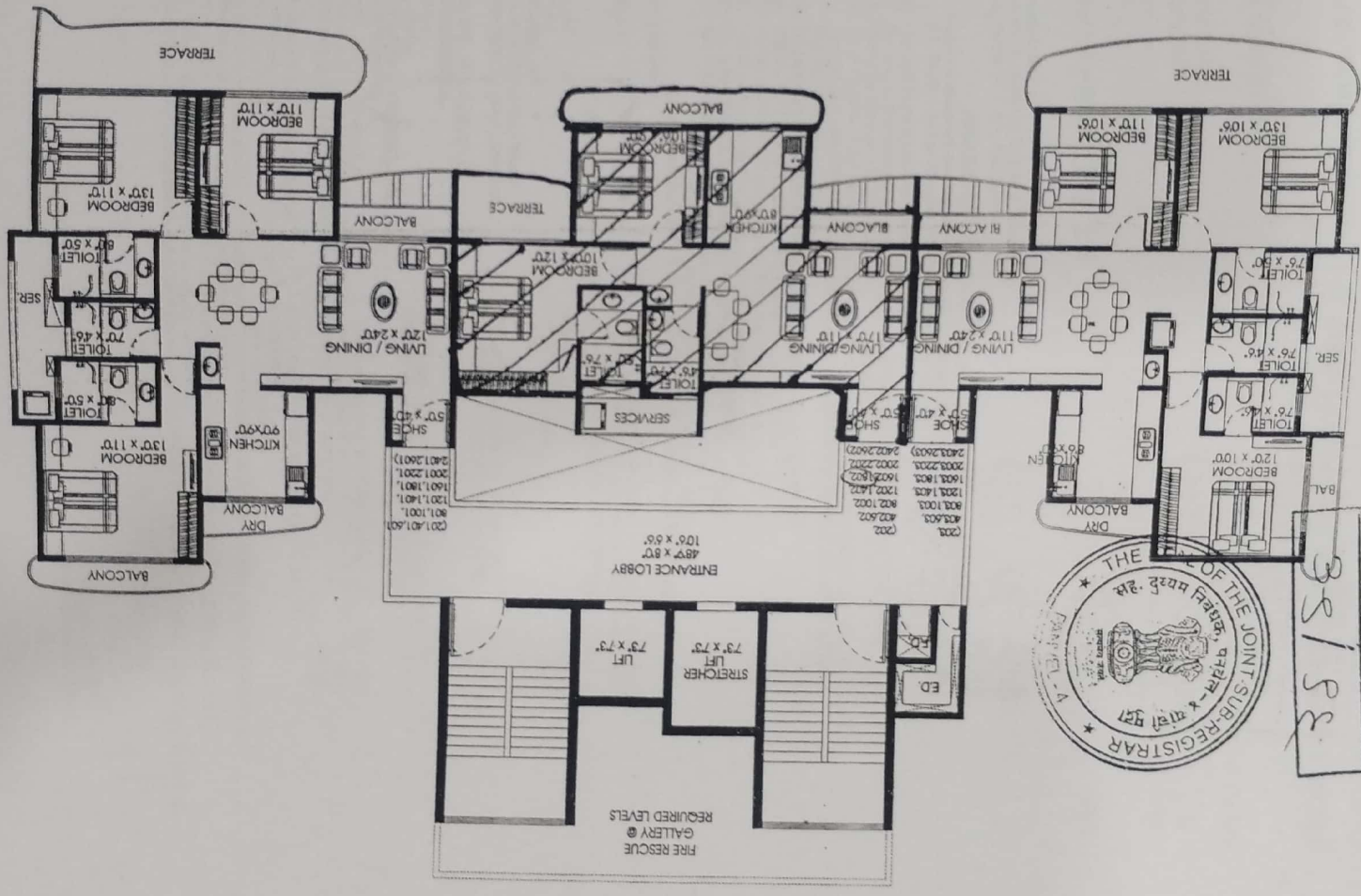


PROJECT: " SAI MANNAT " LOCATION: PLOT: 1/A,1B-1,B-2,1B-5,1B-6 SEC: 34A
 NODE: KHARGHAR CITY: NAVI MUMBAI
 WORKING STAGE : DESIGN DEVELOPMENT
 TYPICAL LEVEL PLAN : 24th Floor

CLIENT : " OM SAI CONSTRUCTIONS " PROJECT NO : DAPL-1109-12
 R.C.C. CONSULTANT : _____
 DRAWN BY : SHANKAR
 CHECKED BY : JAY
 REVISION : _____
 DATE : 28/07/2012

AKM INTERIORS LTD. Studio: Plot No.99, Near Sagarvihar, Sector - 8, Vashi, Navi Mumbai - 400 703 India
 Tel : 91-22-2782 3141 Fax : 91-22-2782 3441
 E-mail : info@akminteriors.com

TYPICAL WING - B



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 13th Floor
 13th Floor

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 For M/E OM SAI CONSTRUCTION
 L. P. B. P. P. P.
 L. P. P. P. P.



पवम - ४
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पवत - ४
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CIDCO
WE MAKE CITIES

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

(CIN - 059999 MNP 1970 SSC - 014574)

REGD. OFFICE:
TOWER 'A', 2nd Floor, Narmon Point,
Mumbai - 400 021.
PHONE : 00-91-22-66650 0900
FAX : 00-91-22-2202 2509



Ref. No. CIDCO/SP-11018/750 (MAG/2017) 2624 J
Date: 21 JUL 2017

To,
Mr. Om Sai Construction,
Through its Partners Mr. Manish M. Barfiya & Others Two,
B-471, Parsipada, Sector-17, Vashi, New Mumbai.

ASSESSMENT ORDER NO. 27/2017-18 REGISTER NO. 01, PAGE NO. 22
1-B/8, Sector-34A at Kharjhar(12.5% Scheme), New Mumbai

- SUB: - Payment of amended development charges for Residential Building on Plot No.1, 1-A, 1-B/1, 1-B/2, 1-B/3 & 1-B/8, Sector-34A at Kharjhar(12.5% Scheme), New Mumbai
- Ref: - 1) Your architect's application dated 21/05/2017
2) Earlier C.C. granted by this office vide letter No.CIDCO/ATPO/SP/2012/2478, dtl. 30/03/2012
3) Order of Conditional NOC issued by MTS-4/1 vide letter dtl. 02/02/2012
4) Final Transfer order issued by MTS-4/1 vide letter for Plot No.1, dtl. 27/11/2007, Plot No.1-A, old NIL, Plot No.1B/1, dtl. 05/07/2011, Plot No.1B/2, dtl. 19/10/2010, Plot No.1B/3, dtl. 13/01/2011 & Plot No.1B/8, dtl. 25/10/2010
5) Extension in time final NOC issued by MTS-4/1 vide letter dtl.21/07/2017
6) PSIDC NOC issued by EE/Etd-4/1 vide letter dtl. 20/03/2012
7) Amalgamation NOC issued by MTS-4/1 vide letter dated 25/01/2012
8) Fire NOC issued by Fire Officer, CIDCO vide letter dtl. 30/03/2012
9) Revised MSEDCL NOC issued by PHULTECH, vide letter dtl.17/05/2017
10) SON, DDC Part of RA.98.78.775, vide Receipt No.8081, dtl. 25/03/2012

ORDER OF ASSESSMENT OF DEVELOPMENT CHARGES
UNDER THE MAHARASHTRA REGIONAL & TOWN PLANNING (AMENDED) ACT 2010)

1. Name of Assessee :- Mr. Om Sai Construction,
Through its Partners Mr. Manish M. Barfiya & Others Two,
Plot No.1, 1-A, 1-B/1, 1-B/2, 1-B/3 & 1-B/8, Sector-34A at
Kharjhar (12.5% Scheme), New Mumbai.

1.	Name of Assessee	:- Mr. Om Sai Construction, Through its Partners Mr. Manish M. Barfiya & Others Two, Plot No.1, 1-A, 1-B/1, 1-B/2, 1-B/3 & 1-B/8, Sector-34A at Kharjhar (12.5% Scheme), New Mumbai.
2.	Location	:- New Mumbai.
3.	Land use	:- Residential
4.	Plot area	:- 13759.550 Sq. mtrs
5.	Permissible FSI	:- 1.50
6.	Rate as per Stamp Duty Rates	:- Rs.27,500/- Sq.mtr. (For the year 2012)
7.	Reduction for Sec-34-A, Kharjhar	:- Rs.13,400/- Sq.mtr. (For the year 2017)
	AREA FOR ASSESSMENT	
	FOR RESIDENTIAL	
	Plot Area	:- 13759.550 Sq.mtr.
	Build up area	:- 20926.949 Sq.mtr.
8.	DEVELOPMENT CHARGES FOR RESIDENTIAL	
	Plot area @ 2% of (B) above	:- 13759.550 Sq.mtr. X 0.5% = Rs. 1391838.125
	Build up area @ 2% of (B) above (Earlier approved:- 20926.171 Sq.mtr. X 2% = Rs.11350994.050	
	Build up area @ 2% of (B) above (New Proposed) :- 0.817 Sq.mtr. X 5% = Rs. 545,726	
	TOTAL = Rs.13243477.931 Say Rs.1,32,43,47,931	
9.	Total Assessed development Charges	
	Date of Assessment	:- 25/03/2012
10.	Due date of completion	:- Upto 14/11/2017
11.	Development charges paid of Rs.1,32,48,000/- vide (i) Receipt No.8083, dtl. 28/03/2012, amount of Rs.132450000/- & (ii) Receipt No.17016, dtl. 10/07/2017, amount of Rs.1,000/-	
12.	Unique Code No.2012 03 021 02 1821 B1 is for this Development Permission on Plot No.1, 1-A, 1-B/1, 1-B/2, 1-B/3, 1-B/8, Sector-34A at Kharjhar (12.5% Scheme), New Mumbai	

Yours faithfully,
(Signature)
(Manish M. Barfiya)
Associate Planner (AP)

In case of any corruption related complaints, please visit :
cidco.maharashtra.gov.in / CIDCO VIGILANCE MODULE NEW / Userlogin.aspx

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THE FIRST SCHEDULE ABOVE REFERRED TO:

All that piece or parcel of land known as Plot No. 1, 1-A, 1-B-1, 1-B-2, 1-B-3, 1-B-6, village Owe, Kharghar of 12.5% (Erstwhile Gaothan Expansion Scheme) Scheme comprising 13759.550 sq.mtr. on which it is proposed to a residential building and bounded as follows :



THAT IS TO DAY:

On the North by : 15 meter wide road
 On the South by : 15 meter wide road & Plot No. 1-B-4 & 5
 On the East by : Nodal Area
 On the West by : 11 meter wide road

THE SECOND SCHEDULE ABOVE REFERRED TO:

Flat no. : 1802
 Floor : 18th
 Wing : "B"
 Carpet area : 589.99 sq.ft

H. B. Babji

B. P. Mondlik
[Signature]

IN THE WITNESS WHEREOF the Promoter and the Purchaser/s have hereto set and subscribed their seal on the day and year first hereinabove written.

For M/s. OM SAI CONSTRUCTION

SIGNED, SEALED AND DELIVERED BY THE WITHINNAMED PROMOTER M/S. OM SAI CONSTRUCTION Through its Authorized Partner

Amit Bathija

PARTNER



Shri. Amit Madhu Bathija

SIGNED, SEALED AND DELIVERED BY THE WITHINNAMED PURCHASER/S



BPratap



MR. BALASAHEB PRATAP CHANDILE

MR. SHAILESH BALSAR

पत्र नं. ४	
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Shailish



IN THE PRESENCE OF



1. *R. K. Patil*

RK

2. *S. R. Koli*

SR

BPratap

PURCHASER/S

PROMOTER