



Monday, April 23, 2012

5:01:42 PM

Original

नोंदणी 39 म.

Regn. 39 M

पावती

पावती क्र. : 4008

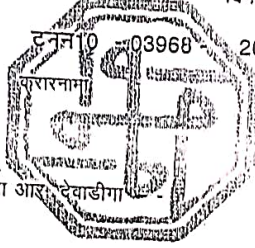
दिनांक 23/04/2012

गावाचे नाव घोडदेव

दस्तऐवजाचा अनुक्रमांक

दस्तावेज क्रमांक 03968 2012

दस्ता ऐवजाचा प्रकार



सादर करणाराचे नाव: मंजुला आर् देवाडीगा

नोंदणी फी

:- 18620.00

नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (अ. 11(2)),

रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (25)

:- 500.00

एकूण रु. 19120.00

आपणास हा दस्त अंदाजे 5:16PM ह्या वेळेस मिळेल

सह दुय्यम निदेशक सह दुय्यम निदेशक

बाजार. मुल्य: 1861730 रु. मोबदला: 1500000 रु.

भरलेले मुद्रांक शुल्क: 94350 रु.

देयकाचा प्रकार : डीडी/धनाकर्षाद्वारे;

बँकेचे नाव व पत्ता: एस बी एच मिरा रोड ;

डीडी/धनाकर्ष क्रमांक: 207521; रकम: 18620 रु.; दिनांक: 23/04/2012

मुळ दस्तऐवज परत केला

Devas



दस्तावेजा प्रकार (Nature of Document)	Agreement for Sale
दस्तावेजाची तपसिल (Registration Details) If Registrable Name of S.R.O.	(Registrable / Non Registrable) Thane - 10
दस्तावेजा युनिक नंबर (Franking Unique No.)	109503
मिळवणीचे शोखण्यात वर्णन (Property Description in brief)	Flat No. B-2/410, B-Wing, Narmada Paradise Phase II, C.H.S.S. Bhayander (E)
मोबदला रक्कम (Consideration Amount)	15,00,000/-
मुद्रांक खरेदीदाराचे नाव पदावगार-१ नांव (Stamp Purchasers Name)	M. R. Devadiga
दस्तावेजातील दुसऱ्या पक्षाचा नाव (Name of the other Party)	R. N. Shah
हस्त असल्यास नाव व पत्ता (If through Name & Address)	Harshad
मुद्रांक शुल्काची रक्कम (Stamp Duty Amt.) अक्षरी (in words)	44,350/-
आधिकृत अधिकार्याची पूर्ण स्वाक्षरी व शिक्का (Authorised Person's full Signature & Seal)	

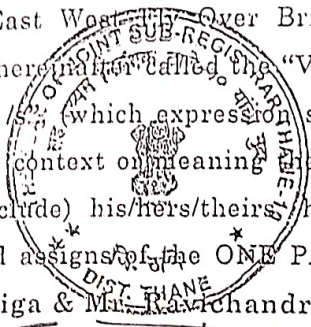
ट मुद्रांक ऑफिस आल्हादा व्हायलेट लेम्प
ली तपसिल य एस.एम.एस. / संवचित
आधिकृत अधिकार्याची मुद्रांकवनी बरखन
पदावगार-१ नांव पदावगार-१ नांव
सह/दुय्यम निबंधक, पत्र क्र. 90
जिल्हा-ठाणे

CITIZEN CREDIT
CO-OPERATIVE BANK LTD.

Agreement for Sale Authorized Signatory

For CITIZEN CREDIT
CO-OPERATIVE BANK LTD.

This Agreement for Sale is made and entered into at Mira Road, this 23rd day of April 2012. **B E T W E E N** Mr. Rajesh Navinchandra Shah Adult/s, Indian Inhabitant/s, having address at Flat No. B-2/410, "B" wing, Narmada Paradise Phase II, society known as Narmada Paradise Phase II C.H.S. Ltd., Near Golden Nest Circle, Near East West Over Bridge, Bhayander (E), Dist: Thane, hereinafter called the "V e n d o r / T r a n s f e r o r / s" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include) his/hers/theirs, heirs executors, administrators and assigns of the **ONE PART** **AND** Mrs Manjula R. Devadiga & Mr. Navinchandra S. Devadiga Adult/s Indian inhabitant/s presently residing at A/13, Flat No. 402, Shanti Vihar, Opp. Sector 2, Mira Road (E), Dist : Thane, hereinafter called the "P u r c h a s e r / T r a n s f e r e e / s" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to mean and include his/her/theirs, heirs executors, administrators and assigns) of the **OTHER PART**



330-12
Sign.

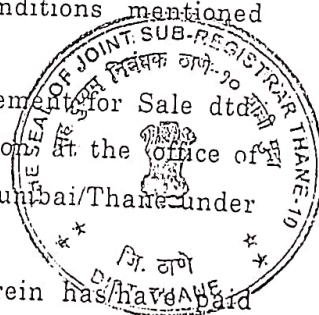
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Rajesh 3009 / 2012
9 - 24
Devadiga

Authorized Signatory
Rajesh Navinchandra Shah
Citizen Credit Co-op Bank Ltd.
Shop Nos. 34-41, Sector Arcade-1,
Station Road, Mira Road (East),
Thane-401107.
C-SIS1 P/M/C.R.1089/02/0551206-203
शिरा 10503
174860
SPECIAL SIGNATURE
APR 23 2012
13:33
MAHARASHTRA

Whereas by an Agreement dtd. 27/9/2010 entered between M/s. Shree Saraswati Associates, referred as the "Builders/Promoters" therein and One Mr. Laxman K. Manwadkar herein referred as the "Purchaser/s" (hereinafter called as 1st Purchaser/s) therein and said M/s. Shree Saraswati Associates agreed to sell to the 1st Purchaser/s and the 1st Purchaser/s agreed to purchase from them a flat being Flat No. B-2/410, "B" wing, on the Fourth floor, in the building known as Narmada Paradise Phase II, society known as Narmada Paradise Phase II C.H.S. Ltd., situated at Near Golden Nest Circle, Near East West Fly Over Bridge, Bhayander (E), Dist : Thane, Admeasuring 39.78 Sq. mtrs. Built-up Area, at the price and on the terms and conditions mentioned therein on the land more particularly described in the schedule written hereunder:

AND WHEREAS the 1st Purchaser/s Mr. Laxman K. Manwadkar herein had sold the said flat to 2nd Purchaser/s Mr. Rajesh N. Shah through vide Agreement dated 15/2/2011 on terms and conditions mentioned therein.

A N D the said original Agreement for Sale dtd. 27/9/2010 is/was lodged for registration at the office of the Sub-Registrar of Assurance at Mumbai/Thane under Registration No. _____ on _____.



A N D the 1st Purchaser/s herein has/have paid entire purchase price of the said flat to the said builders as per the agreement recited hereinabove AND the said builders admitted and confirmed that no amount is due & payable by the 1st Purchaser/s herein in respect of the said flat and the 1st Purchaser/s herein has/have taken actual possession of the said flat.

A N D this agreement shall always be subject to the provision of the Maharashtra Ownership Flat Act, 1963, and the rules made thereunder:

Rajesh

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३२६८ / २०१०
१ - २५

M. Manwadkar
Rajesh N. Shah

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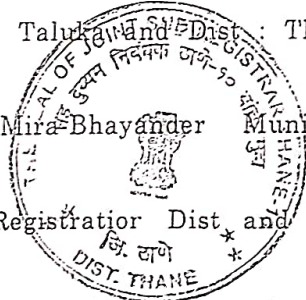


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The schedule of the premises referred to above :

Flat No. B-2/410, "B" wing, on the Fourth floor, in the building known as Narmada Paradise Phase II, society known as Narmada Paradise Phase II C.H.S. Ltd., situated at Near Golden Nest Circle, Near East West Fly Over Bridge, Bhayander (E), Dist : Thane, on all that piece or parcel of land or ground lying, being, situate at Village Goddev, Taluqa Bhayander Dist : Thane, within the limits of Mira-Bhayander Municipal Corporation and in the Registrar Dist. and Sub-District of Thane and bearing Mira-Bhayander old Survey no 50 Hissa No. 7/1 Pt., 49/3, 6, & 11, 349/10, New Survey No. 100/7-1Pt, 99/3, 6, & 11, 95/10.



Roewalga
Roewalga

R. C. C. Ground + 7 Upper Floors

Year of Construction _____

Depreciation Allowed _____ %

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3000 / 2002
• R - 24

In witness whereof the parties hereto have hereunder to set
and subscribed their respective hands on the day and the
year first hereinabove written:

Signed Sealed & Delivered by the)

with named "Vendor/Transferor/s")

Mr. Rajesh Navinchandra Shah)

in presence of)



Rajesh Navinchandra Shah



Signed Sealed & Delivered by the)

with named "Purchaser/Transferee/s")

Mrs. Manjula R. Devadiga)

Mr. Ravichandra S. Devadiga)

in presence of)



Manjula R. Devadiga

Ravichandra S. Devadiga



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3000 / 2092
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