

AGREEMENT FOR SALE
OF

Flat / Room / Shop / Plot No. A/003 on Ground Floor,
Bldg. / Society "SHIV-BHAKTI BLDG. No. 2 & 3" CHS. Ud,
Add. Bldg. No. 3, Panchratna Complex, Achole Rd. NSPces.



Ex 40

BETWEEN

Mr. / Mrs. / ~~M/s.~~ 1) MRS. BHAGYASHRI B.
KAMBLE & 2) MR. BABAN M. KAMBLE
VENDOR'S / TRANSFEROR'S

AND

Mr. / Mrs. / ~~M/s.~~ MOHAN SONU
DAPHALE.
PURCHASER'S / TRANSFEREE'S

S. K. CHATURVEDI & ASSOCIATE'S
B. Com., LL.B., D. B. M.
(Advocate & Notary)

OFFICE : B/204, 2nd Flr., Sitaram Bhavan Bldg., Opp. SBI Bank,
Near Rly. Stn., Achole Rd., Nallasopara (E.), Dist. Palghar - 401 209.

(0) 0250 - 6529888 / 9320662121 / 9321862121

350/887
Wednesday, January 24, 2018
12:00 PM

पावती

Original/Duplicate

नोंदणी क्र.: 39म
Regn.: 39M

पावती क्र.: 1019 दिनांक: 24/01/2018

गावाचे नाव: आचोळे
दस्तऐवजाचा अनुक्रमांक: वसई-3-887-2018
दस्तऐवजाचा प्रकार: करारनामा
सादर करणाऱ्याचे नाव: मोहन सोनू डाफळे - -

नोंदणी फी
दस्त हाताळणी फी
पुढांची संख्या: 32

₹. 18000.00
₹. 640.00

एकूण:

₹. 18640.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे
12:02 PM र्हा वेळेस मिळेल.

Sub-Registrar Vasai 3

मह. मुख्य निबंधक वसई-२
वसई क्र. ३

वाजार मूल्य: ₹. 1690000/-
मोबदला ₹. 1800000/-
भरलेले मुद्रांक शुल्क : ₹. 108000/-

- 1) देयकाचा प्रकार: eChallan रकम: ₹. 18000/-
डीडी/बनादेश/पे ऑर्डर क्रमांक: MH009775014201718E दिनांक: 24/01/2018
वेळेचे नाव व पत्ता:
- 2) देयकाचा प्रकार: By Cash रकम: ₹ 640/-

Duplicate



CHALLAN
MTR Form Number-6

वसई - ३
दफा नं. 120 12024
9132

GRN	MH009775014201718E	BARCODE	[Barcode]			Date	23/01/2018-19:05:18	Form ID	25.2
Department	Inspector General Of Registration		Payer Details						
Type of Payment	Stamp Duty	TAX ID (If Any)							
	Registration Fee	PAN No.(If Applicable)	AHBPD5136C						
Office Name	VSI3_VASAI NO 3 JOINT SUB REGISTRAR		Full Name	MOHAN S DAPHALE					
Location	PALGHAR	Flat/Block No.	FLAT NO A 003 SHIV BHAKTI BLDG NO 2 3						
Year	2017-2018 One Time	Premises/Building	CHSL BLDG NO 3						
Account Head Details		Amount In Rs.							
0030046401	Stamp Duty	108000.00	Road/Street	ACHOLE					
0030063301	Registration Fee	18000.00	Area/Locality	NALLASOPARA E DIST PALGHAR					
			Town/City/District						
			PIN	4 0 1 2 0 9					
			Remarks (If Any)	PAN2=ASV/PK7247G-SecondPartyName=BHAGYASHRI B KAMBLE and Other~CA=1800000~MarkKeva=1690000					
			Amount In Words	One Lakh Twenty Six Thousand Rupees Only					
Total		1,26,000.00							
Payment Details		IDBI BANK	FOR USE IN RECEIVING BANK						
		Cheque/DD Details	Bank CIN	Ref. No.	6910333201801231665291 151423247				
			Bank Date	RBI Date	23/01/2018-19:06:18			Not Verified with RBI	
		Name of Bank	Bank-Branch		IDBI BANK				
		Name of Branch	Scroll No. . Date		Not Verified with Scroll				

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
शेड्युल वरतील कवेळ दुय्यता निवेष्टक कार्यालयाला नोंदणी करवावयाच्या दस्तऐवजाची ताज्ज आहे. नोंदणी न करवावयाच्या दस्तऐवजाची शेड्युल वरतील ताज्ज नाही.

Mobile No. : 9096911678





CHALLAN
MTR Form Number-6

२१३ - ३
२/३२
२४/०१/२०१८
१२०१८

GRN	MH009775014201718E	BARCODE	[Barcode]		Date	23/01/2018-19:05:18	Form ID	25.2
Department	Inspector General Of Registration		Payer Details					
Type of Payment	Stamp Duty	TAX ID (If Any)						
Office Name	VS13_VASAI NO 3 JOINT SUB REGISTRAR	PAN No.(If Applicable)	AHPDPD5138C					
Location	PALGHAR	Full Name	MOHAN S DAPHALE					
Year	2017-2018 One Time	Flat/Block No.	FLAT NO A 003 SHIV BHAKTI BLDG NO 2 3					
		Premises/Building	CHSL BLDG NO 3					

Account Head Details	Amount In Rs.	Road/Street	ACHOLE
0030046401 Stamp Duty	108000.00	Area/Locality	NALLASOPARA E DIST PALGHAR
0030063301 Registration Fee	18000.00	Town/City/District	
		PIN	4 0 1 2 0 9

DEFACED
₹126000.00
DEFACED



Remarks (if Any)		PAN2=ASV/PKTZ47G--SecondPartyName=BHAGYASHRI B KAMBLE and Other~CA=1800000--Marketval=1690000			
Total	1,26,000.00	Amount In Words	One Lakh Twenty Six Thousand Rupees Only		
Payment Details		FOR USE IN RECEIVING BANK			
IDBI BANK		Bank CIN	Ref. No.	69103332018012316529	151423247
Cheque/DD No.		Bank Date	RBI Date	23/01/2018-19:06:18	Not Verified with RBI
Name of Bank		Bank-Branch	IDBI BANK		
Name of Branch		Scroll No. , Date	Not Verified with Scroll		

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
 Mobile No. : 9096911678
 डाक चालन कडा सुवात पोस्टाक कार्यालयात नोंदणी करायलायला दरदाराची सातत आहे . नोंदणी व कार्यालया दरदाराची सातत चालन लागू नाही .

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-350-887	0005428510201718	24/01/2018-11:50:26	IGR135	18000.00



Valuation ID 201801241195

मूल्यांकन प्रकार (शहरी क्षेत्र - शहरीय)

24 January 2018, 11:55:50 AM

मूल्यांकन वर्ष 2017
 विस्तार वास्तव्य
 मूल विभाग आयुक्त : वरद
 वर मूल विभाग 7- सहाय विद्योतीवा शहरी
 क्षेत्राचे नाव Vasai-Virar Municipal Corporation
 मॉडेल नं./र. व. क्रमांक : मॉडेल नं./र. व. क्रमांक :
 सॉफ्ट नं./र. व. क्रमांक : 186

वर्गीकृत मूल्य दर नक्काद्वारा मूल्यांकन रु.
 बुली नं. 17800
 विस्तार वर्गीकरण 56100
 कार्यालय 64100
 रुकाचे 77700
 औद्योगिक 64100
 मंत्रालयाचे एकक बी. मीटर

वर्गीकृत क्षेत्राची वर्गीकरण
 मिळकतीचे क्षेत्र- 30.11बी. मीटर
 वर्गीकरणाने वर्गीकरण- 1-अर सी सी
 वस्तुमान सुविधा- नशी
 मिळकतीचा वास्तव्य- मिळकतीचा वास्तव्य-
 1-अर सी सी 0 TO 2वरीं
 वस्तुमान सुविधा- मरणा - Ground Floor/Silt Floor
 मिळकतीचा प्रकार- शहरीय
 मूल्यदर/वास्तव्यानुसार दर- RS.56100/-
 शहरीय

वस्तु-वास्तव्य मिळकतीचा शहरी बी. मीटर मूल्यांकन

$$= (\text{वर्गीकृत मूल्यदर} * \text{वस्तु-वास्तव्य शहरी वर}) * \text{मरणा पिराम वर/वास्तव्य}$$

$$= (56100 * (100 / 100)) * 100 / 100$$

$$= \text{Rs.56100/-}$$

A) मूल मिळकतीचे मूल्य

$$= \text{वर्गीकृत शहरीय मूल्य दर} * \text{मिळकतीचे क्षेत्र}$$

$$= 56100 * 30.11$$

$$= \text{Rs.1689171/-}$$

एकत्रित शहरीय मूल्य

$$= \text{मूल मिळकतीचे मूल्य} + \text{वस्तु-वास्तव्येचे मूल्य} + \text{शहरीय मरणाचे मूल्य} + \text{वास्तव्य मरणाचे मूल्य} + \text{शहरीय मरणाचे मूल्य} + \text{वास्तव्य मरणाचे मूल्य} + \text{शहरीय मरणाचे मूल्य} + \text{वास्तव्य मरणाचे मूल्य}$$

$$= A + B + C + D + E + F + G + H$$

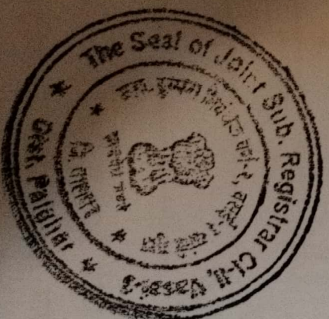
$$= 1689171 + 0 + 0 + 0 + 0 + 0 + 0 + 0$$

$$= \text{Rs.1689171/-}$$

Home

Print

वसती - 3
 वसती क्र. 600 / 2020
 3 / 32



महाराष्ट्र शासन- नोंदणी व मुद्रांक विभाग
मुल्यांकन अहवाल सन

दस्ता क्र.	८८७ / २०१८
	२१३२

स्वाचा प्रकार : कब्जानामा अनुषेद क्रमांक _____
गदरक्याचे नांव : श्री. सोहन सोनू डाफळे
गणुका : ४. गावाचे नांव : आचोळे
गारसुमपण क्रमांक/सर्व्हे क्र./अंतिम मुष्टंड क्रमांक : १८६ (१३६) दिस्ता.क्र.: २
मुख्य दरविभाग (शेन) : उपविभाग ७
मिळकतीचा प्रकार :- खुली जमिन / निवासी / कार्यालय / दुकान / औद्योगिक / १६, १००१-
इस्वात नमूद केल्या मिळकतीचे क्षेत्रफळ : ३०११ कारपेट / विल्डअप / सुपर विल्डअप / चौ. मीटर / फुट.
कारपाकिंग : _____ गच्ची : _____ पोटमाळा : _____
मजला क्रमांक : ८७८ उदवाहन सुविधा : आहे/ नाही
वांधकाम वर्षे : _____ घसारा : _____
वांधकामाचा प्रकार :- आरखारसी / इतर पक्के / अर्धे पक्के / कच्चे ज्याच्या दिलेली घट / वाढ
वाजारमूल्य तस्व्यातील मार्गदर्शक सुचना क्र. : रु. १६१०००६०१-
निर्धारित केलेले वाजारमूल्य :- रु. १८००,०००१-
दस्तामध्ये दर्शाविलेला मोबदला :- रु. १८००,०००१-
देय मुद्रांक शुल्क : रु. १,०८,०००१- १८. भरलेले मुद्रांक शुल्क : रु. १,०८,०००१-
देय नोंदणी फी : रु. १८,०००१-
११

गपीक

सह मुख्य निबंधक

प्रतिज्ञा / घोषणापत्र

१/ आम्ही
१) श्री/श्रीमती. सोहन सोनू डाफळे
२) श्री/श्रीमती. _____
३) श्री/श्रीमती. _____
The Seal of Joint Sub. Registrar Ch-II, Vasal-3
Dist. Palghar

सत्य प्रतिशेवर कथन करितो की, दस्तऐवजाची विषयवस्तू असलेली ही यापूर्वी खरेदी देणान्याने कोठेही विकी, गहाण, दान, गिज, मुखत्यार, पोटगी वा इतर अन्य प्रकारे कोठेही जडणीखामांमध्ये गुंतविलेली नाही. याची नोंदणी कायदा - १९०८ मधील रसणुन्या शोध (Search) तरतुदीनुसार खात्री करून घेतलेली आहे. तसेच सदर मिळकत ही खरेदी देणार यांच्याच मालकीची आहे. याबाबत सुद्धा अभिलेख पाहून खात्री करून घेतलेली आहे. या मिळकतीबाबत काही वाद उत्पन्न झाल्यास त्याची सर्वस्वी नबाबदारी माझी/आमचीच राहिल याची मी/आम्ही इमी देतो.

खरेदी घेणार (Purchaser)

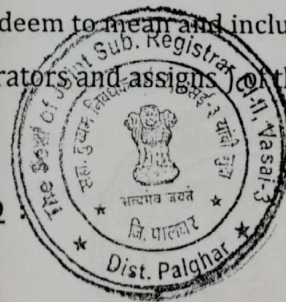
१. २०
२. २०
३. २०

पुस्तक क्र. CW 12086
y 132

: AGREEMENT FOR RE-SALE :

ARTICLES OF AGREEMENT is made and entered into at Tal. Vasai, Dist : Palghar, on this 24th day of January, 2018, by and BETWEEN 1) MRS. BHAGYASHRI BABAN KAMBLE, aged 48 yrs., & 2) MR. BABAN MAHADEO KAMBLE, aged 51 yrs., both adults, Indian Inhabitants, residing at Flat No.A/003, Ground Floor, "Shiv Bhakti Building No.2 & 3" Co.Op.Hsg.Soc.Ltd., Bldg. No.3, Panchratna Complex, Achole Road, Nallasopara(E), Dist : Palghar-401 209, hereinafter called and referred to as "**the VENDORS/ TRANSFERORS**" (which expression shall unless it be repugnant to the context or meaning thereof shall deem to mean and include their respective heirs, executors, administrators and assigns) of the **ONE PART** ;

: **AND**



X B. B. Kamble

X

Bhale

X

B

2/-

12/01/2018
12/01/2018

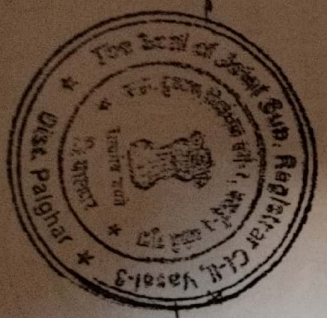
MR. MOHAN SONU DAPHALE, aged 40 yrs., an adult, Indian Inhabitant, residing at Flat No.C/2, Ground Floor, Durga Nagar Chawl, Opp. M. D. Nagar, Achole Road, Nallasopara(E), Dist : Palghar-401 209, hereinafter called and referred to as "the TRANSFERREE/ PURCHASER" (which expression shall unless it be repugnant to the context or meaning thereof shall deem to mean and include his executors, administrators and assigns) of the OTHER PART ;

WHEREAS :

a) By virtue of a Registered Agreement of Sale, dated 4th day of November, 2011, duly registered in the office of Sub-Registrar of Assurance at Vasai-3, under Document No.13981/2011, on 04/11/2011, made and entered into between 1) MR. BHARAT G. AGAWANE, & 2) MRS. MANISHA B. AGAWANE, therein referred to as the Transferors of the One Part, and the Transferors herein above, therein referred to as the Transferees of the Other Part, the latter had purchased and acquired a Residential accommodation on OWNERSHIP BASIS bearing Flat No.A/003, on Ground Floor, admeasuring 30.11 Sq. Mtrs. Built-up area, [which is inclusive of area of balconies] self contained, in the building known as "SHIV BHAKTI APARTMENT", BUILDING NO.3, in "PANCHARATNA COMPLEX", lying, being and situate on Survey No.186(136), Hissa No.2, Village - Achole, Tal. Vasai, Situate at Achole Road, Nallasopara(E), Dist : Palghar-401 209, (hereinafter called and referred to as "the SAID FLAT PREMISES")

x B. G. Kamble

Daphale



x B. G. Kamble

DATE 10/01/2024

d) It is mutually agreed by and between the parties hereto that, the Transferees do hereby sell, transfer, assign and assure and the Transferees do hereby purchase and acquire the said Flat together with the shares and interest of the Transferees in the capital of the BLDG. NO.3, free from all encumbrances of whatsoever, for the total sale consideration price of Rs.18,00,000/- (Rupees Eighteen Lakhs Only) and upon the terms and conditions mutually agreed between the parties, which are appearing as under :-

NOW THEREFORE THIS AGREEMENT OF SALE WITNESSETH

AS FOLLOWS :-

1) The Transferees do hereby sell, transfer, assign and assure and the Transferees do hereby purchase and acquire the Flat No.A/003, on Ground Floor, in the building known as "SHIV BHAKTI BUILDING NO.2 & 3" CO.OP.HSG.SOC.LTD., BLDG. NO.3, Situate at Panchratna Complex, Achole Road, Nallasopara(E), Dist : Palghar-401 209, together with the shares and interest of the Transferees in the capital of the said society known as "SHIV BHAKTI BUILDING NO.2 & 3" CO.OP.HSG.SOC.LTD., BLDG. NO.3, free from all encumbrances of whatsoever for the total consideration price of Rs.18,00,000/- (Rupees Eighteen Lakhs only) being the full and final consideration price, which shall be paid by the Transferee to the Transferees in the following manner :

5/-



[Signature]

x

3
10/01/2024
L 32

for the total consideration price and upon the terms and conditions more particularly described in the said Agreement and after making the full payment, took the vacant and peaceful possession of the said Flat from the said Transferees. And at present the Transferees herein above are the lawful owners of the said Flat.

b) AND WHEREAS by virtue of a previous Agreement For Sale, DC/06/05/2003, duly registered in the office of Sub-Registrar of Assurance at Vasal-3, under Document No.03089/2003, the Builders M/S. ARCHANA CONSTRUCTION COMPANY, having office at Gandhi Apartment, Shop No.1, Vijay Nagar, Nallasopara(E), Dist :

Palghar, had sold out the said Flat to 1) MR. BHARAT G. AGAWANE, & 2) MRS. MANISHA B. AGAWANE, for the total consideration price and upon the terms and conditions more particularly described in the said Agreement

c) The Transferees herein above are also a bonafide members of "SHIV BHAKTI BUILDING NO.2 & 3" CO.OP.HSG.SOC.LTD., BLDG. NO.3, a society, formed and incorporated by the member of the said building under the provisions of the Maharashtra Co. Operative Societies Act, 1960, having its' Registration No.TNA(VSI)/HSG(TC)/15252/2003-2004, (hereinafter called and referred to as "the said SOCIETY") and are also holding the five fully paid up shares of Rs.100/- each bearing Distinctive Nos.166 to 170, (both inclusive) under the Share Certificate No.34, (hereinafter called and referred to as "the said SHARES") and being bonafide members of the said society, are entitled to have, hold and occupy the said Flat as its lawful Owner and having got absolute right to sell and dispose off the said Flat as per their own choice as per the rules and bye-laws of the said Society.



[Signature]

x B.B.Kamblc

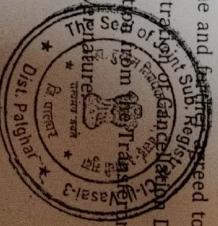
दस्तावेज - ३
दस्तावेज नं. ८८० / २०१८
१०/३२

: 5 :

a) **Rs.1,80,000/- (Rupees One Lakh Eighty Thousand Only)** being part sale consideration price, which has already been paid before execution of these presents. The payment and receipt doth hereunder admit and acknowledge by the Transferors.

b) **Rs.16,20,000/- (Rupees Sixteen Lakhs Twenty Thousand Only)** being balance and final consideration price shall be paid within **45 days** from the date of Registration, by obtaining housing loan from any financial institution/bank, without further delay of whatsoever nature. This is the main essence of this Agreement, however the time limit for the payment balance consideration price shall not be considered, in case of Transferors failed to provide all the necessary documents and Society's Noc, on demand of the Transferee, which is required in order to obtain housing loan for the payment of balance consideration price of the said Flat.

c) **It further mutually agreed and confirmed** between the parties hereto that, if the Transferee fails make the payment of balance consideration price, within the prescribed time limit herein above, in that case the Transferors may cancel the said deal by serving short notice upon the Transferee, by returning the earnest money, without interest, to the Transferee and the Transferee has agreed for the same and ~~has agreed~~ agreed to remain present for the execution and registration of said Deed in the office of Sub-registrar, on intimation from the Transferors, without any objection or delay of whatsoever nature.



x B B Vasani

x

Bhivale

x *Bhivale*

दस्तावेज - ३
दस्तावेज नं. ८८० / २०१८
११/३२

: 6 :

2) The Transferors state and declare that, on receiving the full consideration price as aforesaid, the Transferors shall immediately hand over the vacant and peaceful possession of the said Flat to the Transferee and shall surrender all their right, title and interest in respect of the said Flat together with the shares and interest in the capital of the society in favour of the Transferee and the Transferee shall be entitled to quietly enter, occupy, possess and enjoy the said Flat together with the fittings, fixtures and other amenities attached thereof absolutely after full payment as aforesaid, without any let or hindrance.

3) The Transferors declares and confirms that, all the amounts pertaining to the said Flat and the said shares are fully paid up and no dues of any nature of whatsoever in respect thereof payable to the Builders or the said Society and also agrees and undertakes to pay all the dues if any, to the said Society or any other authorities including the Municipal Taxes, Electricity charges, Water charges or any penalty thereof for the period until possession of the said Flat handed over to the Transferee.

4) It is further mutually agreed and confirmed between the parties that, the said Flat is assessed by the Vasai-Virar City Municipal Corporation and all the Charges payable for the transfer of the said House Tax shall be borne by the Transferee only.

5) The Transferors further states and declares that, they have not obtained any loan over the said Flat and the said Flat and the said shares are free from all encumbrances and hereby undertakes



x B B Vasani

x

Bhivale

x

Bhivale

7/-

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दस्ता क्र. ८८० / २०१८
१२/३२

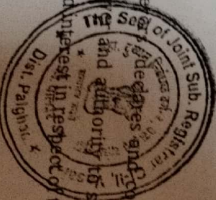
: 7 :

to indemnify and keep indemnified the Transferee against all demands, claims, proceedings, costs and expenses arising from any person or persons through or under the Transferors relating to the said Flat and the said shares.

6) The Transferors and the Transferee have orally intimated to the Society in connection with the transfer of the said Flat under Rule 24 of Maharashtra Housing Societies rule 1961 and the Society has agreed to give No objection for the said transfer, subject to the clearance of all the dues of the Society, by the Transferors.

7) The Transferors further declares and confirms that, all the required original documents and Society NOC will be provided by them to the Transferee as and when required for the purpose of Housing loan, failing to do so on the part of Transferors, the time limit for the balance payment, as mentioned above shall not be binding upon the Transferee, but if the Transferee fails to avail loan facilities due to any other grounds, in that case the Transferors shall have right to cancel the said deal and the said Agreement and the Transferee shall immediately return the original documents to the Transferors on or before execution of cancellation deed of the said Agreement.

8) The Transferors and the Transferee confirm that, they have full right, absolute power and authority to sell, assign and transfer all their right title, and interest in respect of the said Flat and no other



x B R. Kankale

x [Signature]

x [Signature]

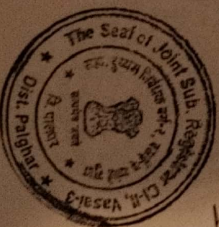
वसई - ३
दस्ता क्र. ८८० / २०१८
१२/३२

: 8 :

person or persons has/have any right, title, interest, claim or demand of any nature of whatsoever into over upon the said Flat or any part thereof either by way of sale, exchange, mortgage, gift, trust, lien or tenancy or otherwise over the said Flat and the said Flat is absolutely free from all attachments and encumbrances beyond reasonable doubts and the same is not the subject matter of any pending suits or disputes and hereby agrees and undertakes to indemnify and keep indemnified to the Transferee against all such acts, actions, claims, demands, proceedings, caused and expenses arising from any third person or persons relating to the said Flat.

9) It is mutually agreed by and between the parties hereto that the Transfer charges to the society for the said Flat shall be borne by both the parties in equal proportion.

10) It is mutually agreed by and between the parties hereto that the Transferee shall be entitled to become the members of the said "SHIV BHAKTI BUILDING NO.2 & 3" CO-OP.HSG.SOC.LTD., BLDG. NO.3, only after making the full consideration price as aforesaid and shall abide by all and singular bye-laws, rules and regulations made and adopted from time to time by the said society and shall regularly pay the proportionate share of the society monthly outgoing every month without any fail or default in respect of the said Flat and indemnify the Transferors in that respect.

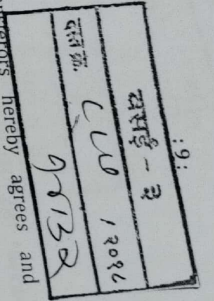


x B R. Kankale

x [Signature]

x [Signature]

[Signature]



11) The Transferors hereby agrees and undertakes that, immediately on receipt of the agreed balance consideration amount mentioned herein above they shall hand over vacant and peaceful possession of the said Flat to the Transferee along with all the relevant documents including, bills, receipts, vouchers, correspondence etc, standing in their name and also agreed to handover the original Agreement and shall be co-operative with the Transferee and sign the necessary declaration, transfer forms and other deeds, releases, agreements Noc as may be required or necessary by the said society from time to time for effectual transfer of the said Flat and the said shares in the name of the Transferee.

12) The Transferee covenant with the Transferors that, they shall not use the said Flat for any illegal purpose whatsoever other than for the purpose of which it is purchased nor use in any manner for any purpose, which may be illegal or cause nuisance or annoyance to other occupants in the building of the society.

13) The Transferee shall lodge the said Agreement for Registration in the office of Sub-Registrar of Assurance, after execution and on intimation the Transferors shall admit the execution thereof. And Transferee shall also bear the expenses of Stamp Duty and Registrations charges.

14) This Agreement shall always be subject to the provision of Maharashtra Co-Operative Societies Act, 1960, with rules made there under and also the Maharashtra Flat Ownership (Regulation of the promotion of construction, management and transfer) Act, 1963.

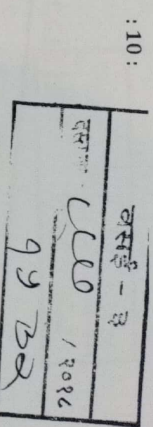
x B B Kamble



[Signature]

x *[Signature]*

10/-



: THE FIRST SCHEDULE REFERRED ABOVE TO :

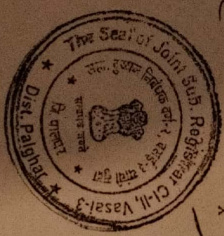
ALL THAT PIECE AND PARCELS OF N.A. land situate on Survey No. 186(136), Hissa No.2, of Village - Achole, Nallasopara(E), Tal. Vasai, Dist. Palghar, within Sub-Registration District Vasai-3/4, Registration District Palghar.

: THE SECOND SCHEDULE REFERRED ABOVE TO :

A FLAT PREMISES bearing Flat No.A/003, on Ground Floor, admeasuring 30.11 Sq. Mtrs. Built-up area, in the building known as "SHIV BHAKTI BUILDING NO.2 & 3" CO.OP. HSG.SOC.LTD., BLDG. NO.3, lying, being and situate on Survey No.186(136), Hissa No.2, Village - Achole, Tal. Vasai situate at Panchratna Complex, Achole Road, Nallasopara(E), Dist : Palghar-401 209, within Sub-Registration District Vasai-3/4 & Registration District Palghar.

IN WITNESS WHEREOF, the parties hereto have put their respective hands and signatures to these presents on the day and the year first herein above written.

x B B Kamble



[Signature]

x *[Signature]*

11/-

12: 11: 2018
 RECEIPT: 90/32

11: 2018
 90/32
 12: 11: 2018



SIGNED, SEALED AND DELIVERED

By the within named "TRANSFERRORS"

1) MRS. BHAGYASHRI BABAN KAMBLE,



2) MR. BABAN MAHADEO KAMBLE,

in the presence of

Mahadeo



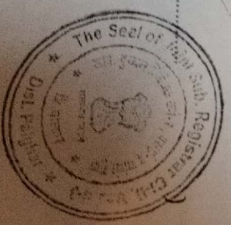
SIGNED, SEALED AND DELIVERED

By the within named "TRANSFERRER"

MR. MOHAN SONU DAPHALE,

in the presence of

Daphale



RECEIVED of and from within named Transferee, a sum of Rs.1,80,000/- (Rupees One Lakh Eighty Thousand Only) being part sale consideration price, on account of sale of Flat No.A/003, on Ground Floor, in the building known as "SHIV BHAKTI BUILDING NO.2 & 3" CO.OP.HSG.SOC.LTD., BLDG. NO.3, Situate at Pancharatna Complex, Achole Road, Nallasopara(E), Dist : Palghar-401 209, by way of Cheques as under :

Sl.No.	Cheq.No.	Dt	Bank/Br.	Amount
1.	214735	17/12/2017	Bank of India Kalbadevi, Mumbai.	Rs. 11,000/-
2.	214741	15/01/2018	-do-	Rs.1,50,000/-
3.	214742	22/01/2018	-do-	Rs. 19,000/-
				Total Rs.1,80,000/-

Rs.1,80,000/-
 WE SAY RECEIVED.

B. Kamble

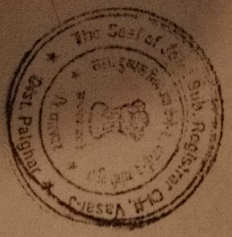
1) MRS. BHAGYASHRI B. KAMBLE,

WITNESSES :

2) MR. BABAN M. KAMBLE.
 VENDORS/TRANSFERRORS.

B. Kamble

2)



पिडको

शहर व औद्योगिक विकास महामंडळ (महाराष्ट्र) मर्यादित

पिका कार्यालय कॉम्प्लेक्स, दुसरा मजला, वसाई (पूर्व), जि. ठाणे ४०१ २१० दुरध्वनी : (११२) - ३३४४८६ - ३३४४८७ फॅक्स : ३३४४९६ एम.टी.टी : ०२१०

दर्ता क्र.: CIDCO/VVSR/BP-379 & 380/E/7465

दिनांक: 20/10/2000
पगई-५
पगई क्र. ५०८६/२००५
२३/२८

Shri Arvind G. Malkan
C/o. M/s. Ajay Wade & Associates
Shop No.10, Dewanman Gram. Bldg
Ambadi Road, Vasai (W), Taluka Vasai
DIST : THANE.

Sub: Amended plan approval & Revalidation of development permission for Residential with Shopline Buildings on land bearing S.No.186, H.No.23 & S.No.187, H.No.4, 6, 9 & 10, Village Achole, Taluka Vasai, Dist: Thane

- Ref: 1) Commencement Certificate No. CIDCO/VVSR/BP-379-380/7465 dated 07/11/96.
- 2) Amended plan approval No. CIDCO/VVSR/BP-379-380/E/380 dated 28/08/98.
- 3) Your licensed surveyor's letter dated 20/10/2000.

सुर. क्र. ८८८ / २०२६
R.B. B. B. 2

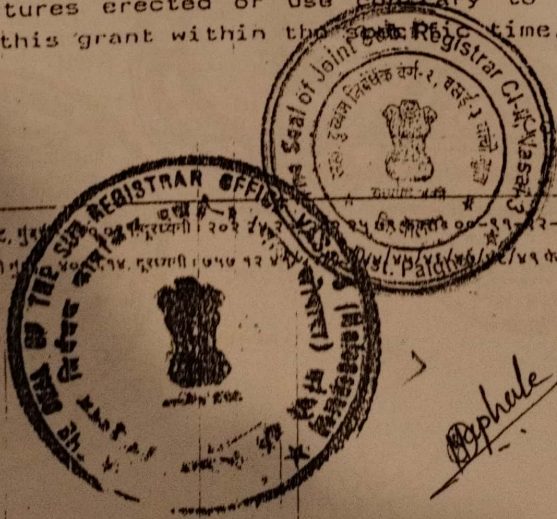
Sir,

With reference to your licensed sureyor's letter above, please find enclosed herewith approved amended plans for Residential with Shopline Buildings on S.No.186, H.No.2 & S.No.187, H.No.4, 6, 9 & 10, Village Achole, Taluka Vasai, Dist : Thane.

The amended plan duly approved herewith supersedes all the earlier approved plans. The conditions of commencement certificate granted vide this office letter No. CIDCO/VVSR/BP-379 - 380/7465 dated 07/11/96 stands applicable to this approval of amended plans alongwith following conditions:-

1. The occupancy certificate for the building will be issued only after provision of potable water is made available to each occupant.
- 2) Notwithstanding anything contained in the commencement certificate condition it shall be lawful to the planning authority to direct the removal or alteration of any structures erected or use contrary to the provisions of this grant within the stipulated time.

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पिका कार्यालय : 'पिडको', दुसरा मजला, गरिमा चौड, मुंबई ४०० ०२२
दुरध्वनी : २०२ ३४४८६, ३४४८७, ३४४९६, ३४४९७, ३४४९८, ३४४९९, ३४५००, ३४५०१, ३४५०२, ३४५०३, ३४५०४, ३४५०५, ३४५०६, ३४५०७, ३४५०८, ३४५०९, ३४५१०, ३४५११, ३४५१२, ३४५१३, ३४५१४, ३४५१५, ३४५१६, ३४५१७, ३४५१८, ३४५१९, ३४५२०, ३४५२१, ३४५२२, ३४५२३, ३४५२४, ३४५२५, ३४५२६, ३४५२७, ३४५२८, ३४५२९, ३४५३०, ३४५३१, ३४५३२, ३४५३३, ३४५३४, ३४५३५, ३४५३६, ३४५३७, ३४५३८, ३४५३९, ३४५४०, ३४५४१, ३४५४२, ३४५४३, ३४५४४, ३४५४५, ३४५४६, ३४५४७, ३४५४८, ३४५४९, ३४५५०, ३४५५१, ३४५५२, ३४५५३, ३४५५४, ३४५५५, ३४५५६, ३४५५७, ३४५५८, ३४५५९, ३४५६०, ३४५६१, ३४५६२, ३४५६३, ३४५६४, ३४५६५, ३४५६६, ३४५६७, ३४५६८, ३४५६९, ३४५७०, ३४५७१, ३४५७२, ३४५७३, ३४५७४, ३४५७५, ३४५७६, ३४५७७, ३४५७८, ३४५७९, ३४५८०, ३४५८१, ३४५८२, ३४५८३, ३४५८४, ३४५८५, ३४५८६, ३४५८७, ३४५८८, ३४५८९, ३४५९०, ३४५९१, ३४५९२, ३४५९३, ३४५९४, ३४५९५, ३४५९६, ३४५९७, ३४५९८, ३४५९९, ३४६००, ३४६०१, ३४६०२, ३४६०३, ३४६०४, ३४६०५, ३४६०६, ३४६०७, ३४६०८, ३४६०९, ३४६१०, ३४६११, ३४६१२, ३४६१३, ३४६१४, ३४६१५, ३४६१६, ३४६१७, ३४६१८, ३४६१९, ३४६२०, ३४६२१, ३४६२२, ३४६२३, ३४६२४, ३४६२५, ३४६२६, ३४६२७, ३४६२८, ३४६२९, ३४६३०, ३४६३१, ३४६३२, ३४६३३, ३४६३४, ३४६३५, ३४६३६, ३४६३७, ३४६३८, ३४६३९, ३४६४०, ३४६४१, ३४६४२, ३४६४३, ३४६४४, ३४६४५, ३४६४६, ३४६४७, ३४६४८, ३४६४९, ३४६५०, ३४६५१, ३४६५२, ३४६५३, ३४६५४, ३४६५५, ३४६५६, ३४६५७, ३४६५८, ३४६५९, ३४६६०, ३४६६१, ३४६६२, ३४६६३, ३४६६४, ३४६६५, ३४६६६, ३४६६७, ३४६६८, ३४६६९, ३४६७०, ३४६७१, ३४६७२, ३४६७३, ३४६७४, ३४६७५, ३४६७६, ३४६७७, ३४६७८, ३४६७९, ३४६८०, ३४६८१, ३४६८२, ३४६८३, ३४६८४, ३४६८५, ३४६८६, ३४६८७, ३४६८८, ३४६८९, ३४६९०, ३४६९१, ३४६९२, ३४६९३, ३४६९४, ३४६९५, ३४६९६, ३४६९७, ३४६९८, ३४६९९, ३४७००, ३४७०१, ३४७०२, ३४७०३, ३४७०४, ३४७०५, ३४७०६, ३४७०७, ३४७०८, ३४७०९, ३४७१०, ३४७११, ३४७१२, ३४७१३, ३४७१४, ३४७१५, ३४७१६, ३४७१७, ३४७१८, ३४७१९, ३४७२०, ३४७२१, ३४७२२, ३४७२३, ३४७२४, ३४७२५, ३४७२६, ३४७२७, ३४७२८, ३४७२९, ३४७३०, ३४७३१, ३४७३२, ३४७३३, ३४७३४, ३४७३५, ३४७३६, ३४७३७, ३४७३८, ३४७३९, ३४७४०, ३४७४१, ३४७४२, ३४७४३, ३४७४४, ३४७४५, ३४७४६, ३४७४७, ३४७४८, ३४७४९, ३४७५०, ३४७५१, ३४७५२, ३४७५३, ३४७५४, ३४७५५, ३४७५६, ३४७५७, ३४७५८, ३४७५९, ३४७६०, ३४७६१, ३४७६२, ३४७६३, ३४७६४, ३४७६५, ३४७६६, ३४७६७, ३४७६८, ३४७६९, ३४७७०, ३४७७१, ३४७७२, ३४७७३, ३४७७४, ३४७७५, ३४७७६, ३४७७७, ३४७७८, ३४७७९, ३४७८०, ३४७८१, ३४७८२, ३४७८३, ३४७८४, ३४७८५, ३४७८६, ३४७८७, ३४७८८, ३४७८९, ३४७९०, ३४७९१, ३४७९२, ३४७९३, ३४७९४, ३४७९५, ३४७९६, ३४७९७, ३४७९८, ३४७९९, ३४८००, ३४८०१, ३४८०२, ३४८०३, ३४८०४, ३४८०५, ३४८०६, ३४८०७, ३४८०८, ३४८०९, ३४८१०, ३४८११, ३४८१२, ३४८१३, ३४८१४, ३४८१५, ३४८१६, ३४८१७, ३४८१८, ३४८१९, ३४८२०, ३४८२१, ३४८२२, ३४८२३, ३४८२४, ३४८२५, ३४८२६, ३४८२७, ३४८२८, ३४८२९, ३४८३०, ३४८३१, ३४८३२, ३४८३३, ३४८३४, ३४८३५, ३४८३६, ३४८३७, ३४८३८, ३४८३९, ३४८४०, ३४८४१, ३४८४२, ३४८४३, ३४८४४, ३४८४५, ३४८४६, ३४८४७, ३४८४८, ३४८४९, ३४८५०, ३४८५१, ३४८५२, ३४८५३, ३४८५४, ३४८५५, ३४८५६, ३४८५७, ३४८५८, ३४८५९, ३४८६०, ३४८६१, ३४८६२, ३४८६३, ३४८६४, ३४८६५, ३४८६६, ३४८६७, ३४८६८, ३४८६९, ३४८७०, ३४८७१, ३४८७२, ३४८७३, ३४८७४, ३४८७५, ३४८७६, ३४८७७, ३४८७८, ३४८७९, ३४८८०, ३४८८१, ३४८८२, ३४८८३, ३४८८४, ३४८८५, ३४८८६, ३४८८७, ३४८८८, ३४८८९, ३४८९०, ३४८९१, ३४८९२, ३४८९३, ३४८९४, ३४८९५, ३४८९६, ३४८९७, ३४८९८, ३४८९९, ३४९००, ३४९०१, ३४९०२, ३४९०३, ३४९०४, ३४९०५, ३४९०६, ३४९०७, ३४९०८, ३४९०९, ३४९१०, ३४९११, ३४९१२, ३४९१३, ३४९१४, ३४९१५, ३४९१६, ३४९१७, ३४९१८, ३४९१९, ३४९२०, ३४९२१, ३४९२२, ३४९२३, ३४९२४, ३४९२५, ३४९२६, ३४९२७, ३४९२८, ३४९२९, ३४९३०, ३४९३१, ३४९३२, ३४९३३, ३४९३४, ३४९३५, ३४९३६, ३४९३७, ३४९३८, ३४९३९, ३४९४०, ३४९४१, ३४९४२, ३४९४३, ३४९४४, ३४९४५, ३४९४६, ३४९४७, ३४९४८, ३४९४९, ३४९५०, ३४९५१, ३४९५२, ३४९५३, ३४९५४, ३४९५५, ३४९५६, ३४९५७, ३४९५८, ३४९५९, ३४९६०, ३४९६१, ३४९६२, ३४९६३, ३४९६४, ३४९६५, ३४९६६, ३४९६७, ३४९६८, ३४९६९, ३४९७०, ३४९७१, ३४९७२, ३४९७३, ३४९७४, ३४९७५, ३४९७६, ३४९७७, ३४९७८, ३४९७९, ३४९८०, ३४९८१, ३४९८२, ३४९८३, ३४९८४, ३४९८५, ३४९८६, ३४९८७, ३४९८८, ३४९८९, ३४९९०, ३४९९१, ३४९९२, ३४९९३, ३४९९४, ३४९९५, ३४९९६, ३४९९७, ३४९९८, ३४९९९, ३५०००

B.B. Karbik
[Signature]

[Signature]

महाराष्ट्र) मर्यादित

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दिनांक : -

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व औद्योगिक विकास महामंडळ (महाराष्ट्र) मर्यादित

अग्निका कमर्शियल कॉम्प्लेक्स, दुसरा मजला, वसई (पूर्व), जि. ठाणे 409 290
दूरध्वनी : (कोड - १५२५०) - ३३०४८६/३१०४८७ फॅक्स : (कोड - १५२५०) ३१०४८६

सि. - CIDCO/VVSR/POC/379 & 380/E/4139

श्री Arvind G. Malkan
C/o. M/s. Ajay Wade & Associates
Shop No.10, Dewanman Gram. Bldg.
Ambadi Road, Vasai (W), Taluka Vasai
DIST : THANE.

दिनांक : वसई - 3 17/03/2003
वसई - 3 17/03/2003

- Sub: Grant of Part Occupancy Certificate for Residential Building No.2 (Gr.+ 3) and 3 (Gr.+ 3) S.No. 186, H.No. 2, 3 & S.No. 187, H.No. 6, 9 & 10, Village Achole, Taluka Vasai, Dist: Thane.
- Ref: 1) Commencement Certificate 380/E/7465 dated 07/11/96
2) Amended plan approved vide letter's dated 20/10/2000 & 26/04/2001
3) N.A. Order from Collector, Thane vide Order No. REV/D-1/T-9/NAP/SR-66/99 dtd. 25/06/2000
4) Receipt from Nallasopara Municipal Council Receipt No. 9182 dated 31/12/2002 for Potable water supply.
5) Development completion certificate dated 23/12/2002 from the licensed surveyor/architect.
6) Structural Stability certificate from your Structural Engineer vide letter's dated 16/12/2002.
7) Plumbing certificates dated 23/12/2002
8) Your licensed Surveyor's letter dated 23/12/2002.

Sir/Madam,

Please find enclosed herewith the necessary Occupancy Certificate for Building No.2 (Gr.+ 3) & 3 (Gr.+ 3) on land bearing S.No.186, H.No.2, 3 & S.No.187, H.No.6, 9 & 10, Village Achole, Taluka Vasai, Dist:Thane, alongwith as built drawings.

You are required to submit revised TILH map showing the roads, R.G. amenity plot, D.P. road reservation, buildings as constructed at site & you will also have to submit necessary mutations in 7/12 extracts showing these components before approaching for the provision o.c.c./p.o.c.c. of the last Building.

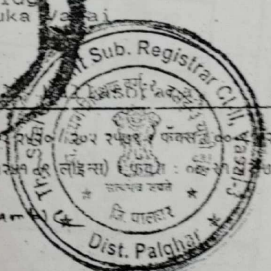
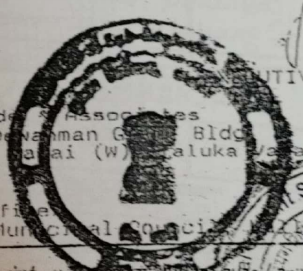
Encl.: a/a.

Copy to:-

1) M/s. Ajay Wade & Associates
Shop No.10, Dewanman Gram Bldg
Ambadi Road, Vasai (W), Taluka Vasai
DIST : THANE.

2) The Chief Officer
Nallasopara Municipal Council

Yours faithfully,
Aravind
17/03
EXECUTIVE ENGINEER (BP & VV)



कार्यालय : 'निर्गल', दुसरा मजला, मरीगन बॉईट, मुंबई - ४०० ६९४. दूरध्वनी : ७५७ १२५९
दालय : शिडको गवन, सी.टी.डी.-नेलापूर, नवी मुंबई - ४०० ६९४. दूरध्वनी : ७५७ १२५९

B B Kamble
महिषा आगवणे
B B Kamble
B B Kamble

शहर व औद्योगिक विकास महामंडळ (महाराष्ट्र) मर्यादित

अधिका कार्यालय कोम्प्लेक्स, दूसरा मजला, वसाई (पूर्व), जि. ठाणे ४०१ २१० दुरधनी : (११२) - ३३४४८६ - ३३४४८७ फॅक्स : ३३४४६६ एसा.टी.डी. : ०२

संदर्भ क्र.:

वसई - ३

दिनांक:

दस्त क्र. CCO / 2096

- 3) You are required to provide a solid waste disposal unit at a location accessible to the Municipal sweepers, to store/dump solid waste in 2 compartments of 0.67 CUM. & 1.33 CUM. capacity for every 50 tenements or part thereof for non-bio degradable & bio-degradable waste respectively.
- 4) The Special Planning Authority reserves the right to enter the premises for inspection of maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.
- 5) The development permission granted to your vide our letter No.CIDCO/VVSR/BP-379 - 380/7465 dated 07/11/96 is hereby revalidated on your request upto 06/11/2000. All the conditions mentioned in the commencement certificate dated 07/11/96 stands applicable and need to be observed by you.

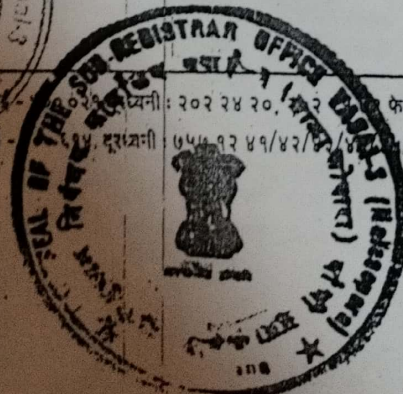
Yours faithfully

[Signature]
 ASSOCIATE PLANNER/ATPO (VVSR)

c.c. to :-

M/s. Ajay Wade & Associates
 Shop No.10, Dewanman Gram. Bldg.
 Ambadi Road, Vasai (W),
 Taluka Vasai
 DIST : THANE.

वसई-३
 दस्त क्र. 306/2003
28/29



जयंत भवन कोम्प्लेक्स : 'जयंत', दुसरा मजला, गणित सिटी, वसाई - दुरधनी : २०२ २४ २०, फॅक्स : ००-११-२२-२०२२५०९
 जयंत भवन कोम्प्लेक्स : 'जयंत', दुसरा मजला, गणित सिटी, वसाई - दुरधनी : ०५५ १२ ४१/४२/४३/४४/४५/४६/४७/४८/४९, फॅक्स : ००-२१-२२-

→ BB Kambic

→ *[Signature]*

→ *[Signature]*

ARCHANA CONSTRUCTION CO
7-A, GANDHI APARTMENT

BUILDERS

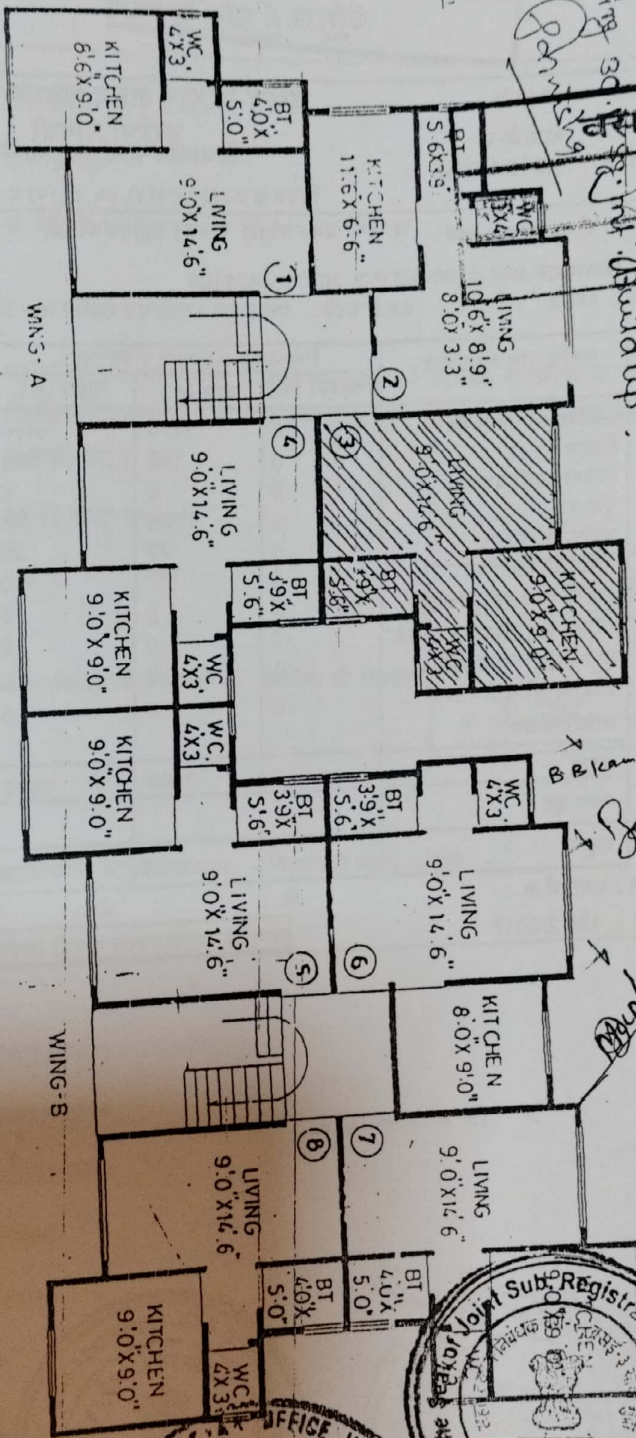
PROP. BLDG. ON S. NO. 186 | 2, 3, 187 | 6, 9, 10 AT
VILLAGE, ACHOLE TAL. - VASAI

PANCHRATNA COMPLEX

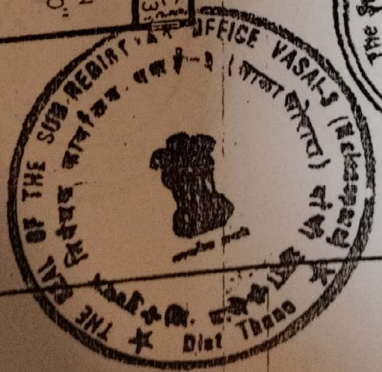
ARCHITECT:

ajay Wade & associates
9, 10 DIWANKAN GRAMPANCHWAT BLDG.,
AMBADI ROAD, VASAI - WEST
PH. NO. 912 - 335504

GROUND FLOOR PLAN



SHIV BHAKTI APT-III



350/887

बुधवार, 24 जानेवारी 2018 12:00 म.नं.

दस्त गोपवारा भाग-1

वसई 3

39132

दस्त क्रमांक: 887/2018

दस्त क्रमांक: वसई 3 /887/2018

बाजार मूल्य: रु. 16,90,000/-

मोबदला: रु. 18,00,000/-

भरलेले मुद्रांक शुल्क: रु. 1,08,000/-

दु. नि. सह. दु. नि. वसई 3 यांचे कार्यालयात

पावती: 1019

पावती दिनांक: 24/01/2018

अ. क्र. 887 वर दि. 24-01-2018

सादरकरणाराचे नाव: मोहन सोनू डाफळे - -

रोजी 11:41 म.पू. वा. हजर केला.

नोंदणी फी

रु. 18000.00

दस्त हाताळणी फी

रु. 640.00

पृष्ठांची संख्या: 32

एकुण: 18640.00

दस्त हजर करणाऱ्याची सही:

Sub Registrar Vasai 3

मह. दुय्यम निबंधक वसई-३

वसई क्र. ३

दस्ताचा प्रकार: करारनामा

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

शिक्का क्र. 1 24 / 01 / 2018 11 : 41 : 53 AM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 24 / 01 / 2018 11 : 42 : 37 AM ची वेळ: (फी)

मह. दुय्यम निबंधक वसई-३

वसई क्र. ३

दस्ताऐवजासोबत जोडलेले कागदपत्रे, कुलमुत्यारपत्रा मधील व्यक्ती इत्यादी बनावट आढळून आल्यास दाखी संपूर्ण जबाबदारी निष्पादकाची राहिल.

लिहून देणार

लिहून देणार





24/01/2018 12 03:00 PM

दस्त गोपवारा भाग-2

वसई3

32132

दस्त क्रमांक:887/2018

दस्त क्रमांक :वसई3/887/2018

दस्ताचा प्रकार :-करारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	द्वयाचित्र	अंगठ्याचा ठसा
1	नाव:मोहन सोनू डाफळे - - पत्ता:प्लॉट नं: सी/2, माळा नं: -, इमारतीचे नाव: दुर्गा नगर चाळ, ब्लॉक नं: एम.डी.नगर समोर, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पॅन नंबर:AHBPD5136C	लिहून देणार वय :-40 स्वाक्षरी:- <i>Daphade</i>		
2	नाव:भाग्यश्री बबन कांबळे - - पत्ता:प्लॉट नं: ए/003, माळा नं: तळ, इमारतीचे नाव: शिव भक्ती बिल्डिंग नं. २ व ३ को.ऑ.हा.सो.लि., वि. नं.3, ब्लॉक नं: पंचरत्न कॉम्प्लेक्स, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पॅन नंबर:ASVPK7247G	लिहून देणार वय :-48 स्वाक्षरी:- <i>B B Kamblic</i>		
3	नाव:बबन महादेव कांबळे - - पत्ता:प्लॉट नं: ए/003, माळा नं: तळ, इमारतीचे नाव: शिव भक्ती बिल्डिंग नं. २ व ३ को.ऑ.हा.सो.लि., वि.नं.3, ब्लॉक नं: पंचरत्न कॉम्प्लेक्स, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पॅन नंबर:ATBPK9467H	लिहून देणार वय :-51 स्वाक्षरी:- <i>Bambale</i>		

वरील दस्तऐवज करून देणार तथाकथित करारनामा चा दस्त ऐवज करून दिल्याचे कवुन करतान.
शिक्का क्र.3 ची वेळ:24 / 01 / 2018 11 : 44 : 37 AM

ओळख:-
मदर इसम दुय्यम निबंधक यांच्या ओळखीचे असुन दस्तऐवज करून देणा-यानां व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	द्वयाचित्र	अंगठ्याचा ठसा	
1	नाव:एड. एस. के. चतुर्वेदी - - वय:51 पत्ता:नालासोपारा पूर्व, जि.पालघर पिन कोड:401209	स्वाक्षरी <i>[Signature]</i>		

शिक्का क्र.4 ची वेळ:24 / 01 / 2018 11 : 45 : 02 AM

शिक्का क्र.5 ची वेळ:24 / 01 / 2018 11 : 45 : 19 AM नोंदणी परतवक 1 मध्ये

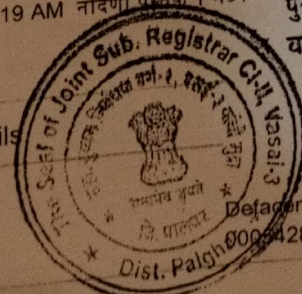
प्रमाणित करण्यात येते की,
दस्तामध्ये एकूण...32... पन्ने आहेत.
पुस्तक क्र. १/ वसई-३/ क्रमांक...LU २०१६
वर नोंदला, दिनांक. 28/1/18

ह. दुय्यम निबंधक वर्ग-२
वसई क्र. ३

ह. दुय्यम निबंधक वर्ग-२
वसई क्र. ३

EPayment Details

Sr.	Epayment Number	Defacement Number
1	MH009775014201718E	0005428510201718



887 /2018

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

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



24/01/2018

सूची क्र.2

दुय्यम निबंधक : सह दु.नि.वसई 3

दस्त क्रमांक : 887/2018

नोंदणी :

Regn:63m

गावाचे नाव : 1) आचोळे

(1)विलेखाचा प्रकार	करारनामा
(2)मोबदला	1800000
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	1690000
(4) भू-मापन,पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: ठाणे इतर वर्णन :सदनिका नं: ए/003, माळा नं: तळ मजला, इमारतीचे नाव: शिव भक्ती बिल्डिंग नं.2 व 3 को.ऑ.हा.सो.लि. बि.नं.3, ब्लॉक नं: पंचरत्न कॉम्प्लेक्स, रोड : आचोळे रोड,नालासोपारा पूर्व,जि.पालघर -401 209((Survey Number : 186(136) ; HISSA NUMBER : 2 ;))
(5) क्षेत्रफळ	1) 30.11 चौ.मीटर
(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:-भाग्यश्री बबन कांबळे -- वय:-48; पत्ता:-प्लॉट नं: ए/003, माळा नं: तळ, इमारतीचे नाव: शिव भक्ती बिल्डिंग नं.२ व ३ को.ऑ.हा.सो.लि., बि. नं.3, ब्लॉक नं: पंचरत्न कॉम्प्लेक्स, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पिन कोड:-401209 पॅन नं:-ASVPK7247G 2): नाव:-बबन महादेव कांबळे -- वय:-51; पत्ता:-प्लॉट नं: ए/003, माळा नं: तळ, इमारतीचे नाव: शिव भक्ती बिल्डिंग नं.२ व ३ को.ऑ.हा.सो.लि., बि.नं.3, ब्लॉक नं: पंचरत्न कॉम्प्लेक्स, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पिन कोड:-401209 पॅन नं:-ATBPK9467H
(8)दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-मोहन सोनू डाफळे -- वय:-40; पत्ता:-प्लॉट नं: सी/2, माळा नं: -, इमारतीचे नाव: दुर्गा नगर चाळ, ब्लॉक नं: एम.डी.नगर समोर, रोड नं: आचोळे रोड,नालासोपारा पूर्व, जि.पालघर, महाराष्ट्र, THANE. पिन कोड:-401209 पॅन नं:-AHBPD5136C
(9) दस्तऐवज करून दिल्याचा दिनांक	24/01/2018
(10)दस्त नोंदणी केल्याचा दिनांक	24/01/2018
(11)अनुक्रमांक,खंड व पृष्ठ	887/2018
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	108000
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	18000
(14)शेरा	



सह. दुय्यम निबंधक वर्ग-३
वसई क्र. ३

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

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

