

533/1902

Tuesday, January 28, 2025

6:00 PM

पावनी

Original/Duplicate

नोंदणी क्र. 39म

Regn. 39M

पावनी क्र.: 2001 दिनांक: 28/01/2025

गाद्याचे नाव: वरुळीज

दमनपेवजाचा अनुक्रमांक: वगट4-1902-2025

दमनपेवजाचा प्रकार : करारनामा

मादर करणाऱ्याचे नाव: विनोद इरी पांडे

नोंदणी फी

₹. 30000.00

दमन हाताळणी फी

₹. 800.00

पुस्त्यांची संख्या: 40

एकूण:

₹. 30800.00

आपणाम मूळ दमन ,थंबनेन प्रिंट,सुची-२ थंदाजे

6:18 PM ह्या वेळेस मिळेल.

प्र. दु. र. Joint SR Vasaji-4
वसई इ. ठ.

वाजार मूल्य: ₹.2581000 /-

मोबदला ₹.3000000/-

भरलेले मुद्रांक शुल्क : ₹. 210000/-

1) देयकाचा प्रकार: DHC रकम: ₹.800/-

डीडी/धनादेश/पि ऑर्डर क्रमांक: 0125289714914 दिनांक: 28/01/2025

विक्रेते नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रकम: ₹.30000/-

डीडी/धनादेश/पि ऑर्डर क्रमांक: MH015131074202425E दिनांक: 28/01/2025

विक्रेते नाव व पत्ता:



025

सूची क्र.2

वृष्यम निबंधक : गह दु.नि.बगई 4

दस्तावेज क्रमांक : 1902/2025

नोदणी :

Regn:63m

गावाचे नाव : तुळीज

वाचा प्रकार	करारनामा
वना	3000000
अर्जाव(आहेपरतयाच्या परतकार आचारणी देवी की परतकार वगैरे)	2581000
अपन,पोटहिंगमा व ह(अगल्याम)	1) पालिकेचे नाव:पालघर इतर वर्णन : इतर माहिती: मदनिका क्र. वी/101,पहिला मजला,सालामार अपार्टमेंट को-ऑप. हौ. मो. नि., गाव. तुळीज,नालामोपारा पूर्व,ना. बगई,जिल्हा. पालघर- 401209.((Survey Number : 90, 92, 95, Hissa No. 3, 1, 3 ;))
कळ	1) 53.98 चौ.मीटर
अर्जा किंवा जुरी देण्यात असेल तेव्हा.	
गोबज करून देणा-या/निवृत्त ठेवणा-या चे नाव किंवा दिवाणी न्यायालयाचा मा फिचा आदेश अगल्याम,प्रतिवादिचे नाव.	1): नाव:-दिपाली दिलीप भोमले वय:-57; पत्ता:-प्लॉट नं: वी/101, माळा नं: पहिला मजला, इमारतीचे नाव: सालामार अपार्टमेंट को-ऑप. हौ. मो. नि., ब्लॉक नं: नालामोपारा पूर्व, रोड नं: तुळीज , महाराष्ट्र, ठाणे. पिन कोड:-401209 पॅन नं:-BMVPB0797B 2): नाव:-निमर्गराज दिलीप भोमले वय:-26; पत्ता:-प्लॉट नं: वी/101, माळा नं: पहिला मजला, इमारतीचे नाव: सालामार अपार्टमेंट को-ऑप. हौ. मो. नि., ब्लॉक नं: नालामोपारा पूर्व, रोड नं: तुळीज , महाराष्ट्र, ठाणे. पिन कोड:-401209 पॅन नं:-DGPPB8833Q
गोबज करून घेणा-या पक्षकाराचे व दिवाणी न्यायालयाचा हुकुमनामा किंवा अगल्याम,प्रतिवादिचे नाव व पत्ता	1): नाव:-विनोद हरी पांडे वय:-45; पत्ता:-प्लॉट नं: ए/205, माळा नं: .. इमारतीचे नाव: दीप गार्डन वैली, ब्लॉक नं: नालामोपारा पूर्व, रोड नं: मरस्वती शाळा ममोर, माईनाथ नगर , महाराष्ट्र, ठाणे. पिन कोड:-401209 पॅन नं:-AJEPP4516F 2): नाव:-सुमन विनोद पांडे वय:-42; पत्ता:-प्लॉट नं: ए/205, माळा नं: .. इमारतीचे नाव: दीप गार्डन वैली, ब्लॉक नं: नालामोपारा पूर्व, रोड नं: मरस्वती शाळा ममोर, माईनाथ नगर , महाराष्ट्र, ठाणे. पिन कोड:-401209 पॅन नं:-BTTPP2902F
गोबज करून दिल्याचा दिनांक	28/01/2025
न नोदणी केल्याचा दिनांक	28/01/2025
क्रमांक,खंड व पृष्ठ	1902/2025
जारभावाप्रमाणे मुद्रांक शुल्क	210000
जारभावाप्रमाणे नोदणी शुल्क	30000
T	

गावाची विचारगत घेतलेला तपशील:-

शुल्क आकारनामा निवडलेला अनुच्छेद

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

महाराष्ट्र शासन - नोंदणी व मुद्रांक विभाग
मुल्यांकन अहवाल सन २० २५

वसई - ४
दस्ता क्र. २००२ / १२०२५
१ / १००

1. दस्ताचा प्रकार : करारनामा अनुच्छेद क्रमांक _____
2. सादरकर्त्याचे नाव : विनोद हरी पांडे
3. तालुका : कराई 4. गावाचे नाव : तुळीण
5. नगरभूमापन क्रमांक / सर्व्हे क्र. / अंतिम भुखंड क्रमांक : १०,१२,१५
6. मूल्य दरविभाग (झोन) : १ उपविभाग : १
7. मिळकतीचा प्रकार : खुली जमीन / निवाशी / कार्यालय / तुकान / औद्योगिक / ५१८००१-
8. दस्तात नमुद केलेल्या मिळकतीचे क्षेत्रफळ : ५३.१४ कापेट/बिल्टअप/सुपर बिल्टअप/चौ. मीटर / फुट
9. कारपार्किंग : _____ गच्ची : _____ पोटमाळा : _____
10. मजला क्रमांक : १वा मजला उदवाहन सुविधा : आहे / नाही
11. बांधकाम वर्षे : _____ घसारा : _____
12. बांधकामाचा प्रकार : आरसीसी / इतर पक्के / अर्धे पक्के / कच्चे
13. बाजारमुल्य तबत्यातील मार्गदर्शक सुचना क्र. _____ ज्यान्वये दिलेली घट / वाढ
14. निर्धारित केलेले बाजारमुल्य : २५,८१,०००/-
15. दस्त्यामध्ये दर्शविलेला मोबदला : ३०,००,०००/-
16. देय मुद्रांक शुल्क : २,१०,०००/- 18. भरलेले मुद्रांक शुल्क : २,१०,०००/-
17. देय नोंदणी फी : ३०,०००/-

लेपीक

सहस्रयम निबंधकदर-४

प्रतिज्ञापत्र / घोषणापत्र

- मी / आम्ही १) श्री / श्रीमती. विनोद हरी पांडे
२) श्री / श्रीमती. सुमन विनोद पांडे
३) श्री / श्रीमती. _____

सत्य प्रतिज्ञेवर कथन करितो की, दस्ताऐवजाची विषयवस्तू असलेली मिळकत ही यापुर्वी खरेदी देणान्याने कोठेही विक्री, गहाण, दान, लीज, मुखत्यार, पोटगी वा इतर अन्य प्रकारे कोठेही जखजोखिमांमध्ये गुंतविलेली नाही. याची नोंदणी कायदा - १९०८ मधील असणाऱ्या शोध (Search) तरतुदीनुसार खात्री करून घेतलेली आहे. तसेच सदर मिळकत ही खरेदी देणार यांच्याकडून मिळालेली आहे. याबाबत सुध्दा अभिलेख पाहून खात्री करून घेतली आहे. या मिळकतीबाबत काही वाद जन्मून आल्यास त्याची सर्वसंपूर्ण जबाबदारी माझी / आमचीच राहिली आहे. मी / आम्ही हमी देतो.



- १) सुमन पांडे
२) सुमन पांडे
३) _____

नाशे वर्ष	2024
भाषा	मराठी
र विभाग	वाघोड : वसई
विवरण	1. रविदास व इतर तत्सम अनुषंगी वापरातील जमिनी
विवरण	Vasai-Virar Municipal Corporation सर्व्हे नंबर न. भू. क्रमांक : सर्व्हे नंबर#90

मूल्य दर तक्त्यानुसार मूल्यदर रु.					
मिनि	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	मोठ्याप्रमाणाचे दसक
	47800	55000	59700	55000	चौ. मीटर

क्षेत्राची माहिती					
क्षेत्र (Built Up)	53.98 चौ. मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	वाघोड
गळे वर्गीकरण.	1-आर सी सी	मिळकतीचे वय -	0 TO 1 वर्षे	बांधकामाचा दर-	Rs.260.20/-
सुविधा -	नाही	मजला -	Ground Floor Still Floor		

pe - Resale First Sale Date - 18/01/2022
 Sale of built up Property constructed after circular dt.02/01/2018

निहाय घट/वाढ = 100 / 100 Apply to Rate= Rs.47800/-

अनुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर
 = ((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * बसामानुसार टक्केदारी) - खुल्या जमिनीचा दर
 = ((47800-13100) * (100 / 100)) - 13100
 = Rs.47800/-

मिळकतीचे मूल्य = वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र
 = 47800 * 53.98
 = Rs.2580244/-

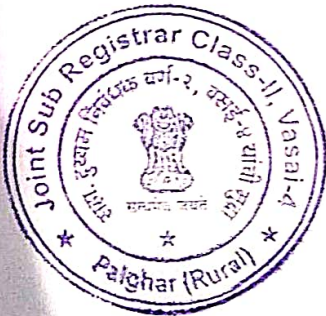
able Rules = 3, 9, 18, 19

त अंतिम मूल्य
 = मुख्य मिळकतीचे मूल्य - लष्कराचे मूल्य - मेडिकल क्षेत्र मूल्य + लष्कराच्या गाळीचे मूल्य (खुली बाळकणी) - वरील गाळीचे मूल्य - बंदिस
 वाहन लष्कराचे मूल्य - खुल्या जमिनीवरील वाहन लष्कराचे मूल्य - इमारती भूखंडाच्या खुल्या जमिनीचे मूल्य - बंदिस बाळकणी - स्वयंचालित वाहनमालक
 = A + B + C + D - E - F + G + H + I + J
 = 2580244 + 0 - 0 + 0 + 0 + 0 + 0 + 0 + 0 - 0
 = Rs.2580244/-
 = २ पंचवीस लाख ऐंशी हजार दोन शे चव्वेचाळीस /-

Home Print

Chandra
 (सह. दुय्यम निबंधक वर्ग-२
 वसई क्र. ४

वसई - ४
 दस्त क्र. 9002 12024
 2 100





CHALLAN
MTR Form Number-6

वसई-४
दस्त क्र. 9002 12024
3 180



MH015131074202425E		BARCODE		Date	28/01/2025-13:10:14	Form ID	25.1
Department Inspector General Of Registration				Payer Details			
Stamp Duty				TAX ID / TAN (If Any)			
of Payment				PAN No.(If Applicable)			
Name VS13_VASAI NO 3 JOINT SUB REGISTRAR				Full Name		VINOD HARI PANDEY	
Location PALGHAR				Flat/Block No.		Flat No. B/101, 1st Floor, SALASAR APARTMENT	
2024-2025 One Time				Premises/Building		CO-OP. HOUSING SOCIETY LTD.	
Account Head Details		Amount In Rs.		Road/Street		Village - Tulinj	
6401 Stamp Duty		210000.00		Area/Locality		Nallasopara (E)	
3301 Registration Fee		30000.00		Town/City/District			
				PIN		4 0 1 2 0 9	
				Remarks (If Any)			
				SecondPartyName=DIPALI DILIP BHOSLE-CA=28000000-Marketval=1			
				Amount In		Two Lakh Forty Thousand Rupees Only	
		2,40,000.00		Words			
Details IDBI BANK				FOR USE IN RECEIVING BANK			
Cheque-DD Details				Bank CIN		Ref. No.	
				69103332025012815094		2911737612	
No.				Bank Date		RBI Date	
				28/01/2025-13:11:18		Not Verified with RBI	
Bank				Bank-Branch		IDBI BANK	
Branch				Scroll No. , Date		Not Verified with Scroll	

This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. : 9999999999
केवल दुर्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू



वसई-४	
दस्त क्र. १८०२	१२०२५
५	१००

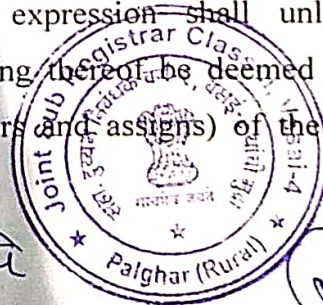
AGREEMENT FOR SALE


AGREEMENT FOR SALE is made and entered into at Nallasopara, Vasai on this 28th day of Jan, 2025, by and BETWEEN MRS. DIPALI DILIP BHOSLE, age 57 years (PAN NO. BMVPB0797B), & MR. NISARGRAJ DILIP BHOSALE, age 26 years (PAN NO. DGPPB8833Q), both adult, Indian Inhabitant, residing at: Flat No. B/101, 1st Floor, SALASAR APARTMENT CO-OP. HOUSING SOCIETY LTD., Village - Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar - 401209; hereinafter called and referred to as "the TRANSFEROR" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to include her heirs, executors, administrators and assigns) of the ONE PART.

A N D

MR. VINOD HARI PANDEY, age 45 years (PAN NO. AJEPP4516F), & MRS. SUMAN VINOD PANDEY, age 42 years (PAN NO. BTTPP2902F), both adult, Indian Inhabitant, residing at: A/205, Deep Garden Valley, Tulinj Road, Opp. Saraswati School, Sainath Nagar, Nallasopara East- 401209; hereinafter referred to as "the TRANSFEREES" (Which expression shall unless it be repugnant to the context or meaning thereof be deemed to include their heirs, executors, administrators and assigns) of the SECOND PART.

२ जे. दि. वसई दि. वसई भोसले
 जि. दि. भोसले

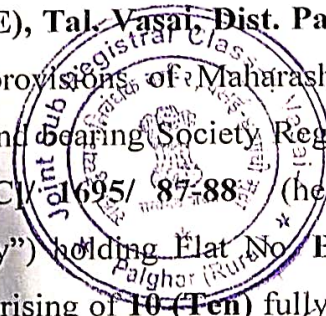



 सुमन पान्डेय

वसई - ४	
दस्त क्र. 9002	12024
१ १४०	

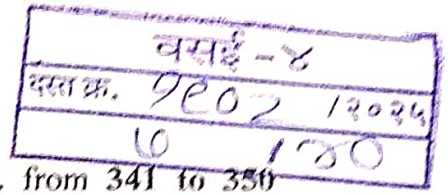
WHEREAS:-

1. The TRANSFEROR hereto is the absolute and sole owner of an otherwise fully seized and possessed **Flat premises bearing No. B/101 on 1st Floor in 'B' Wing** admeasuring **484 Sq. Ft. i. e. 44.96 Sq. Mtrs. (Carpet area) i. e. 53.98 Sq. Mtrs. (Built up area)** in the Building known as "**SALASAR APARTMENT CO-OP. HOUSING SOCIETY LTD.**", **Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar** constructed on the land bearing Survey No. 90, 92, 95, Hissa No. 3, 1, 3, of **Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar** (more particularly described in the Schedule written hereunder and hereinafter referred to as **SAID FLAT** for sake of brevity.)
2. *By an Agreement for sale dated 18/01/2022 entered into and executed by and between MR. SHIVAJI Y. RANE {the Vendor therein} & MRS. DIPALI DILIP BHOSLE & MR. NISARGRAJ DILIP BHOSALE {the Purchaser therein} and duly registered in the office of Sub Registrar, Vasai 3 by Registered Document No. 930/2022 dated 18/01/2022 thus MRS. DIPALI DILIP BHOSLE & MR. NISARGRAJ DILIP BHOSALE, has obtained the rights and interest as owner of the said Flat premises.*
3. The TRANSFEROR is the member of the said as "**SALASAR APARTMENT CO-OP. HOUSING SOCIETY LTD.**", **Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar**, a society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 and bearing Society Registration No. **TNA (VSI)/ HSG/ [TC] 695/ 87-88** (hereinafter referred to as "**the said Society**") holding Flat No. **B/G-2 & Share Certificate No. 035** Comprising of **10 (Ten)** fully paid up



२०२४ दिवाळी दिवशी करारचे
नि. दि. श्रीशले.

सुमन पांडेय



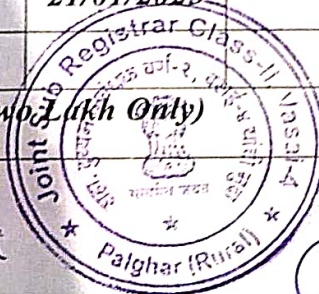
Shares of Rs.50/- bearing distinctive Nos. from 341 to 350
(both inclusive).

4. The TRANSFEREES have agreed to acquire the said Flat premises and the shares held by the TRANSFEROR in the capital of the said society for which the TRANSFEROR has agreed and the parties have decided to reduce into writing the terms and conditions mutually agreed amongst them which are now appearing hereunder :-


NOW THEREFORE THIS INDENTURE WITNESSETH AS UNDER :

1. The TRANSFEROR have sold transferred and assigned Flat premises bearing No. B/101 on 1st Floor in 'B' Wing admeasuring 484 Sq. Ft. i. e. 44.96 Sq. Mtrs. (Carpet area) i. e. 53.98 Sq. Mtrs. (Built up area) in the Building known as "SALASAR APARTMENT CO-OP. HOUSING SOCIETY LTD.", Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar constructed on the land bearing Survey No. 90, 92, 95, Hissa No. 3, 1, 3, of Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar at or for total consideration price of Rs.30,00,000/- (Rupees Thirty Lakh Only) which has been and will be paid by the TRANSFEREES to the TRANSFEROR in the following manner:-

Mode of Payment (Cash/CHQ/ RTGS/NEFT/ IMPS No.)	Amount	Date	Bank
652003	Rs. 2,00,000/-	21/01/2025	Canara Bank
TOTAL : Rs.2,00,000/- (Rupees Two Lakh Only)			



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लि: दि. भीसले.

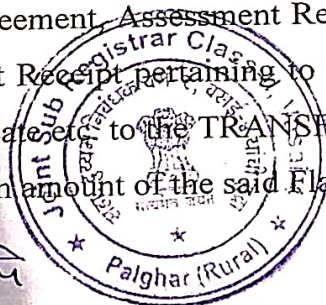

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Remaining amount of Rs.28,00,000/- (Rupees Twenty Eight Lakh Only) shall be paid to the TRANSFEROR by the TRANSFEREES by Taking loan from any Bank within 45 days from the date of registration of this Agreement.

* If the TRANSFEREES will commit any default in payment on due date of any amount due and payable by the TRANSFEREES to the TRANSFEROR under this Agreement; then said Agreement shall become null and void and both parties will cancel the said Agreement. *

2. The said flat is fully seized and possessed by the TRANSFEROR on ownership basis and TRANSFEROR has full right to sell the said flat to anyone.
3. If the TRANSFEREES will commit any default in payment on due date of any amount due and payable by the TRANSFEREES to the TRANSFEROR under this Agreement the TRANSFEROR shall be entitled at his/her/their own option to terminate this Agreement.
4. The TRANSFEROR will hand over the possession of the said flat premises to the TRANSFEREES after receiving balance of total consideration amount of the said flat.
5. TRANSFEROR will hand over original documents pertaining to the said flat i.e. Flat Sale Agreement, Assessment Receipt of the said Agreement, Assessment Receipt pertaining to the said flat, and Society's Share Certificate etc to the TRANSFEREES after receiving total consideration amount of the said Flat.




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 सुमन पांडेय

वसई - ४
दस्त क्र. १९०२ १२०२५
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6. The TRANSFEROR shall get the said flat transferred to the name of TRANSFEREES and transfer charges of the said Flat in society records shall be borne in equal ratio by both the parties herein. However the TRANSFEROR shall give his necessary consent, no objection for the said transfer similarly TRANSFEROR shall give his signatures on the relevant papers for effecting the necessary transfer without taking any extra amount.
7. The TRANSFEREES shall become member of the said Society and shall abide by its bye-laws, Rules and Regulations which are present and which may be adopted by it from time to time in future.
8. The TRANSFEREES from today shall pay the Municipal Tax, Electricity Charges and maintenance charges of the said Society and shall pay all other incidental charges in respect of the said flat.
9. The TRANSFEROR hereby declares that:-
- 1) The TRANSFEROR has not entered into any Agreement for sale of the said flat with any other person other than the purchasers prior to these presents.
 - 2) Title of the TRANSFEROR to the said flat is clear and marketable.
10. That the TRANSFEREES covenant with the TRANSFEROR that TRANSFEREES shall not use the said flat for any illegal purpose whatsoever other than for the purpose for which it is sold or not use the same in any manner for any purpose which may likely to cause nuisance for annoyance to occupation of the other flats holders of the said building and Society.

२५. दिवाळी दिवस तारखे
नि. दि. मीसले.

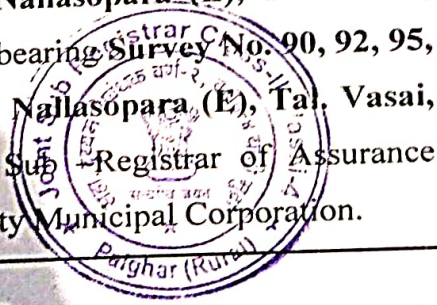

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वसई - ४
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11. IT IS HEREBY SPECIFICALLY DECLARED THAT the TRANSFEROR has sold the Said Flat and the TRANSFEREES have purchased the said flat for the total consideration price of Rs.30,00,000/- (Rupees Thirty Lakh Only) under these presents.
12. All the expenses such as Stamp duty, registration charges and other incidental charges shall be borne and paid by the TRANSFEREES only.
13. This Agreement for Sale shall always be subject to the Provision of Maharashtra Co-Operative Societies Act, 1960 with rules made there under and also the Maharashtra Ownership flats (Regulation of the Promotion of construction, sale, Management and transfer Act, 1963.
14. That all the ownership rights, title and interests of the TRANSFEROR have been vested in the TRANSFEREES herein by these presents forever.

THE SCHEDULE HEREIN ABOVE REFERRED TO

All that piece and parcel of Flat premises bearing No. B/101 on 1st Floor in 'B' Wing admeasuring 484 Sq. Ft. i. e. 44.96 Sq. Mtrs. (Carpet area) i. e. 53.98 Sq. Mtrs. (Built up area) in the Building known as "SALASAR APARTMENT CO-OP. HOUSING SOCIETY LTD.", Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar constructed on the land bearing Survey No. 90, 92, 95, Hissa No. 3, 1, 3, of Village: Tulinj, Nallasopara (E), Tal. Vasai, Dist. Palghar within jurisdiction of Sub-Registrar of Assurance Vasai, Dist. Palghar and Vasai Virar City Municipal Corporation.



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(Signature)

सुभन पान्डेय

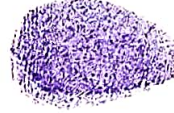
IN WITNESS WHEREOF THE PARTIES HERETO HAVE
HEREUNTO SET AND SUBSCRIBED THEIR RESPECTIVE
HANDS TO THESE PRESENTS ON THE DAY AND YEAR
HEREINABOVE FIRST WRITTEN.

SIGNED, SEALED AND DELIVERED

by the within named TRANSFEROR

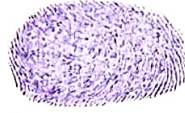
MRS. DIPALI DILIP BHOSLE,

श्री. दिपाली दिलीप भोसले



MR. NISARGRAJ DILIP BHOSALE,

नि. दि. भीसले.



in the presence of -----

1. बिमलेश

2. पुष्पा

SIGNED, SEALED AND DELIVERED
by the within named TRANSFEREES

MR. VINOD HARI PANDEY,

विनोद पान्डेय



MRS. SUMAN VINOD PANDEY,

सुमन पान्डेय



in the presence of -----

1. बिमलेश

2. पुष्पा



वसई - ४
शत.नं. ५०१५ / १९७४
२६ / ५०

वसई - ४
१० / ३५

67

No. BEV. RESG. T. MAP. VII. CR. 30
Office of the Collector, Thane
Thane Dt. 28/5/1984

- RRAD No. 1. Application dated 22/1/1984 from the holder of the land measuring 1000 sq. ft. in Taluka Vessel, District Thane of Valsad.
2. Correspondence ending with the letter No. BEV. RESG. 32 dated 14/3/84 from the Asst. Director of Town Planning, Thane.
3. Order No. BE. 110, dated 2/4/84, 1/3/1984 from the S.S.O. Bhivandi. Dt. Thane.

ORDER

The land comprised in S.No. / Cat. No. / Sub. No. - 90 part plot No. 121 of a Taluka Vessel, Taluka Vessel, District Thane belongs to the Government. It has been decided that non agricultural permission may be granted to the holder of the land measuring 1000 sq. ft. in Taluka Vessel, District Thane to use an area measuring 1000 sq. ft. out of the said land for the non agricultural purpose of residential use.

In exercise of the powers vested in him under Section 44 of the Maharashtra Land Revenue Code, 1966, and under Section 19 of the Maharashtra Regional Town Planning Act, 1966, the Collector of Thane is pleased to grant to the holder of the land measuring 1000 sq. ft. in Taluka Vessel, District Thane, non agricultural permission to use an area measuring 1000 sq. ft. out of the said land for the non agricultural purpose of residential use subject to the following conditions.

1. The grant of permission shall be subject to the provisions of the code and Rules made thereunder.

2. That the grantee shall use the land together with the building and/or structure, thereon, only for the purpose for which the land is permitted to be used and shall not use or any part of the land or building for any other purpose without obtaining the previous written permission to that effect from the Collector. For this purpose the use of the land shall be for the non agricultural purpose of residential use.

3. That the grantee shall not sub divide the plot or sub plots if any specified in this order, without getting the sub division previously approved from the authority granting this permission.

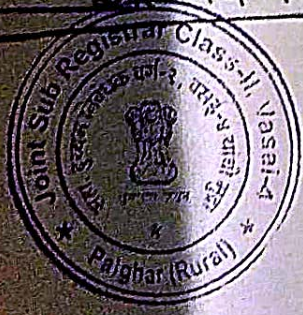
4. That the grantee shall develop the land strictly in accordance with the sanctioned layout plan within a period of one year from the date of this order by (a) constructing roads, drains etc. to the satisfaction of the Collector and the concerned Municipal authorities and (b) by measuring and demarcating the plots by the Survey Deptt. and until the land is so developed, no plot therein shall be disposed of by him in any manner.



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वसई - ४
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९८ / ३५

दस्ता क्र. ५०९५ / २०१४
२० / ५४

वसई - ४
दस्ता क्र. ९००७ / २०२५
२० / १७०

that if the plot is sold or otherwise disposed of by the grantee, it shall be the duty of the grantee to sell or dispose of that plot subject to the conditions stated in this order and to deposit the proceeds of this sale in the hands of the Collector of the District. If a portion of the plot is built upon and the balance of the plot is sold or otherwise disposed of, the grantee shall be bound to obtain the requisite building permission from the Village Panchayat / Municipal Council / Municipal Corporation before starting construction and the proposed building or other structures if any.

The grantee shall get the building plans approved by the competent authority, where the building control acts are strictly according to the provisions contained in Schedule III appended to the Maharashtra Land Revenue Code of 1948 and the Agricultural Assessment Act of 1951 and get them approved by the Collector of the District. The grantee shall maintain the open spaces as specified in the approved plans.

The grantee shall maintain the use of the land as specified in the order, unless the use is changed from the date of this order, which is extended for a time to the date on which the land is deemed to have been cancelled.

The grantee shall communicate the date of conversion of the land and/or change in the use of the land through the Talathi within the time specified in the order. The grantee shall be liable to be dealt with as provided in the order in case of non-compliance with the provisions of the order.

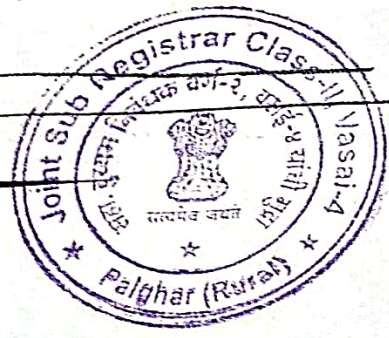
The grantee shall pay the M.A. assessment on the land as the rate of 8% on the assessed value of the land as shown in the M.A. assessment. The grantee shall be liable to be dealt with as provided in the order in case of non-compliance with the provisions of the order.

The grantee shall be liable to be dealt with as provided in the order in case of non-compliance with the provisions of the order.



Signature

श्री. दि. दि. जोरने बि. दि. भोसले



15/- that the area and the boundaries of the land mentioned in this order and the same shall be altered in accordance with the actual area of the land by the Survey Department.

16/- that the grantee shall construct substantial building and/or other structure, if any, in the land within a period of three years from the date of commencement of the use of the land. This period may be extended by the Collector in his discretion on payment by the grantee such fine and premium as may be imposed as per Government orders.

17/- that the grantee shall not make any additional alterations to the building already constructed as per sanctioned plans, without the previous permission of and without getting the plans thereof approved by the Collector.

18/- that the grantee shall be bound to execute a Road in front as provided in Schedule IV or V imposed by the Government of use of Land and B.A. (Amendment) 1959, and shall also comply with the conditions of this order, within a period of one month from the date of commencement of the use of the land.

19/- that the grantee shall make at his own cost all the arrangements for water supply and drainage, without creating any insanitary conditions in the surrounding area.

20/- (a) If the grantee contravenes any of the conditions mentioned in this order and those in the schedule, the Collector of Thane may without prejudice to any of the powers which he may be able to exercise under the provisions of the order, require the said land/plot in the occupation of the applicant on payment of such fine and assessment as he may direct.

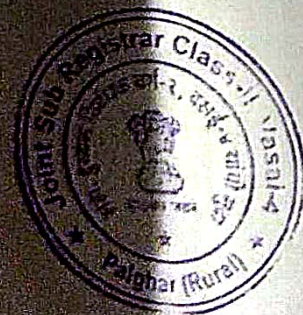
(b) If any standing any thing contained in the schedule (a) above, shall be found by the Collector to be in violation of the provisions or alteration of any building or structure or other use contrary to the provisions of the schedule (a) within such time, as is specified in that schedule, the Collector shall and such removal or alteration shall be carried out within the specific time, he may cause to be carried out and recover the cost of carrying out the same from the grantee as an amount of Land Revenue.

21/- The grant of this permission is subject to the provisions of any other laws for the time being in force and the provisions applicable to the relevant other acts, such as the Bombay Tenancy and Agricultural Lands Act, 1948 and the Maharashtra Village Panchayat Act, the Municipal Act.



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वसई - ४
 दा.क्र. १९०२ / २०२५
 २९ / १००

22) that the grantee shall pay the conversion tax amounting to Rs.

which is equal to three times of G.A. within 30 days from the date of issue of this order. Failing which the G.A. permission shall be liable to be cancelled. Amount of this tax should be paid to the Tahasildar concerned.

[Signature]
 Collector of Thane.

To
 Shri. Ramesh Subeta
 P.A. holder of Mr. Ganesha Babu Rambo
 A & Post, Taluka Palghar Dist. Thane
 Copy fwd. to the Tahasildar, Vasai

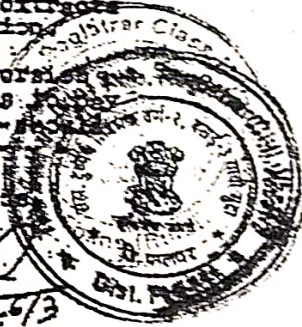
वसई - ३
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 २० / ३५
 and necessary action

(with approved plan) for information

It is requested to watch the report from the grantee about the commencement of the non-agric. use of the land in the On receipt of that report he should take steps to keep necessary notes in the Taluka form IV and Village form IV. S.A. Note book to correct the recovery of the G.A. assessment from the date of commencement of the non-agric. use from the grantee and the G.A. should be returned if the occupant pay the measurement fees he should inform to the Dist. Inspector of Land Records, Thane accordingly alongwith the sanctioned plans and extracts from Record of Rights in respect of the land in question.

The Tahasildar is requested to recover the conversion tax from the grantee immediately if the grantee fails to pay within 30 days from the date of order. The Tahasildar should also necessary action.

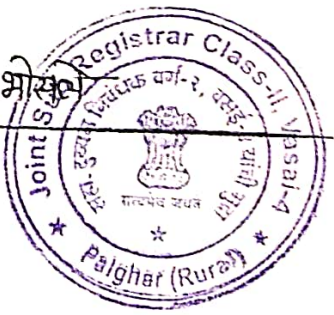
Advance copy fwd. to the Dist. Inspector of Land Records, Thane for information.



Collector, Thane.

[Handwritten signatures and notes]

श्री. दि. दि. मोराने नि. दि. मोराने



मुख्य कार्यालय, विरार
विरार (पूर्व),
ता. वसई, जि. ठाणे, पिन ४०१ ३०५.



वसई - ४
दस्त क्र. २००२ / १२०२५
३० / १४०

VVCMC/TP/RDP/VP-0583/0172/20/2-13

17/01/2013

To,
Shri. Ashirwad Builders & Developers
Through Partner Mr. Baburao S. Jadhav,
Shop No.1, Parwal Niwas, वसई - ३
Virar Road, Nallasopara (E),
Tal: Vasal,
DIST:THANE.

Sub: Revised Development Permission for proposed Residential Building on S.No 90, H.No.3; S.No.92; H.No.1, S.No.95; H.No.3 of Village Tulini, Taluka Vasai Dist Thane.

- Ref:
1. Commencement Certificate No.CIDCO/VVSR/CC/BP-4592/E/0997 dated 07/07/2010.
 2. Revised Development Permission No.VVCMC/TP/RDP/VP-0583/1466 dtd.25/10/2011.
 3. Your Licensed Engineer letter dated 11/09/2012.

Sir / Madam,
Revised Development Permission is hereby granted for the proposed Residential Building under Section 45 of Maharashtra Regional and Town Planning Act, 1966 (Mah. XXVII of 1966) to Shri. Ashirwad Builders & Developers, Through Partner Mr. Baburao S. Jadhav.

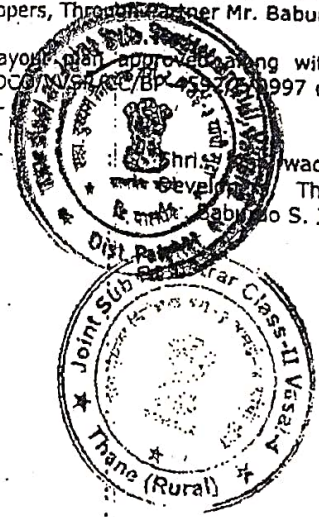
The drawing shall be read with the layout plan approved along with this letter and conditions mentioned in the letter No.CIDCO/VVSR/CC/BP-4592/E/0997 dated 07/07/2010. The details of the layout is given below :-

1	Name of assess owner/P.A.Holder	Shri. Ashirwad Builders & Developers Through Partner Mr. Baburao S. Jadhav.
2	Location	Tulini
3	Land use (predominant)	Residential.
4	Plot Area	7480.00 sq.m
5	Existing road	748.66 sq.m
6	DP road	1627.07 sq.m
7	Net Plot Area	5104.27 sq.m
8	R.G. @15% (deductible)	765.64 sq.m
9	CFC @ 5%	255.21 sq.m
10	Buildable Plot Area	4338.63 sq.m
11	Permissible FSI	1.00
12	Permissible Built Up Area	4338.63 sq.m
13	Add. D.P.Road Area	1627.07 sq.m
14	Total Permissible Built Up Area	5965.70 sq.m
15	Proposed Built Up Area	4643.16 sq.m

The commencement certificate shall remain valid for a period of one year for the particular building under reference from the date of its issue (As per Section 44 of MR & TP Act, 1966 and Clause 2.42 & 2.6.9 of Sanctioned D.C. Regulations-2001).

The amount of Rs. 36,600/- (Rupees Thirty Six Thousand and Six Hundred only) deposited vide Receipt No. 44423 dated-14/01/2013 & 44429 dated. 15/01/2013, with Vasai Virar City Municipal Corporation as interest from security deposit shall be forfeited either in whole or in part at the absolute discretion of the Municipal Corporation for breach of any other building Control Regulation & Conditions attached to the permission covered by the Commencement Certificate. Such forfeiture shall be without prejudice to any other remedial right of the Municipal Corporation.

श्री. अशिरवाड बिल्डर्स & डेव्हलपर्स नि. वि. जोशिये





पुणे : +९१-२०-२६११०१/१३/१३/१३/१३
 वसई : +९१-२०-२६११२०
 E-mail : planning@maharashtra.com

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W/MC/TP/RD/NP-0553/01/2022

Please find enclosed herewith the approved Residential Development Permission & Amalgamation for the proposed Residential building in land bearing S.No. 90, H.No.3; S.No.92; H.No.1, S.No.95; H.No.100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Sr. No.	Predominant Building	No. of Floors	No. of Flats	Built Up Area (In sq. mt.)
1	Residential	Gr+Stilt+7up	196	4643.16 sq.m

The revised plan duly approved herewith supersedes all the earlier approved plans. The conditions of Commencement Certificate granted by CIDCO office letter No.CIDCO/VSR/CC/SP-4592/E/0997 dated 07/07/2010 shall be applicable to this approval of amended plans along with the following conditions:

- This revised plan is valid for one year from the date of issuance of commencement certificate for each building distinctively. The revaluation shall be obtained as per section 48 of MRTP Act, distinctively for each building.
- The Occupancy Certificate for the buildings will be issued only after provision of potable water is made available to each occupant.
- 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 specific time.
- 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.
- The Municipal Corporation reserves the right to enter the premises for inspection or maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.
- You shall submit detailed proposal in consultation with Engineering Department, Municipal Corporation for rain water harvesting and solid waste disposal to treat dry waste separately by design department.
- You have to display a board of public notice regarding the opening of marginal open spaces before applying for occupancy certificate as per the format finalized by Municipal Corporation.
- You are responsible for the disputes that may arise due to access matter between the City Municipal Corporation is not responsible for any disputes.
- You shall construct Compound wall as per approved drawings before applying for any kind of permission.
- You shall provide two distinct pipelines for drinking, cooking and for other rest of the activities.
- Rain water harvesting systems shall be provided by drilling a bore and recharging the underground aquifer as per Government Notification dtd. 10/03/2005 & 06/07/2005.

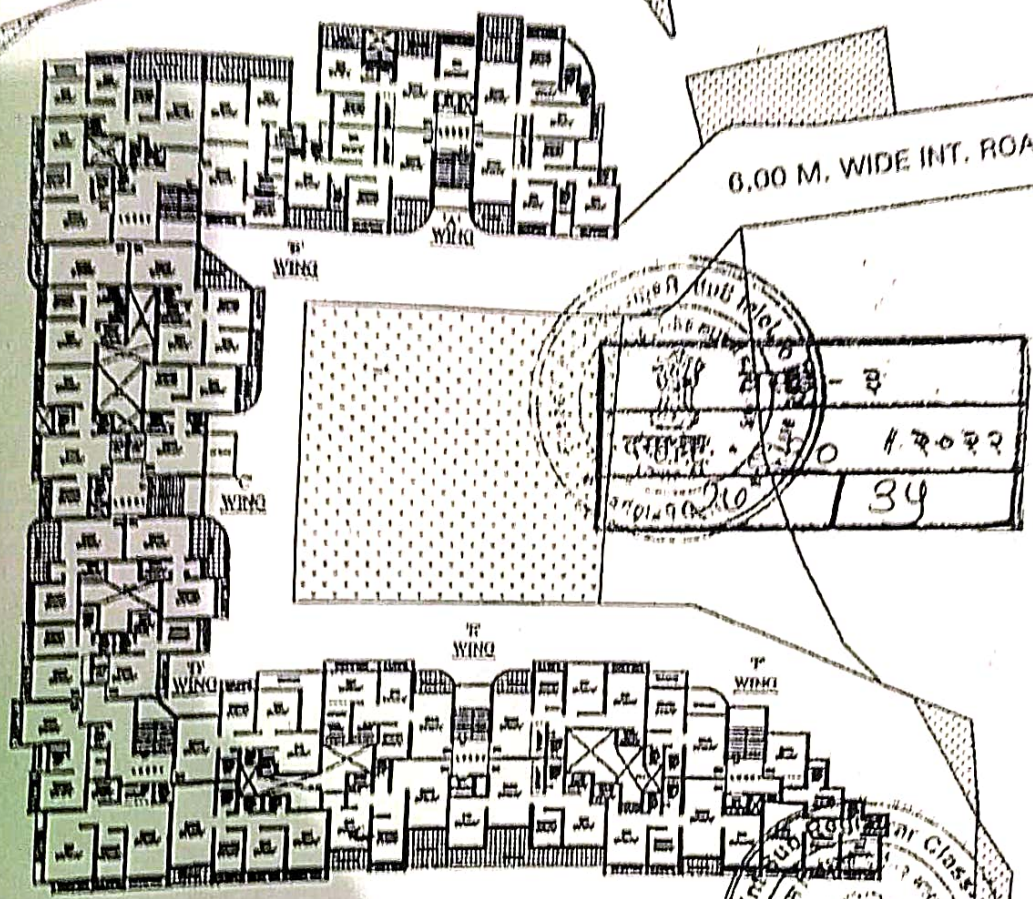
श. व. दि. दि. कोरने वि. वि. शिवाजी



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वसई-४
प्लॉट क्र. १००७-१२०२५
३३-१७०

प्लॉट क्र. १००७-१
प्लॉट क्र. १००७-१
३३-१७०



6.00 M. WIDE INT. ROAD

FIRST FLOOR PLAN

PROPOSED RESIDENTIAL BLDG. ON PLOT BEARING S.NO.90, H. NO. 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

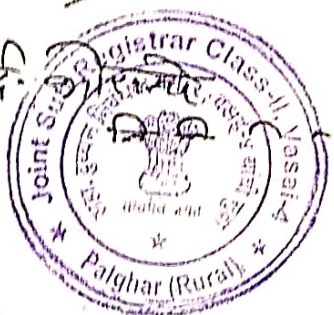
Plot No. B10 of M/s. SHREE ADARWAD BUILDERS



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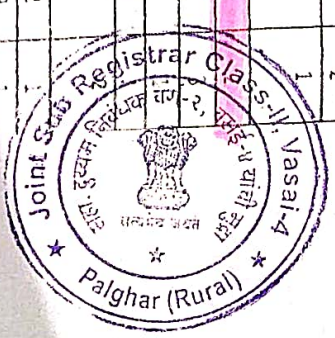
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S.R. #	SR. #	OWNER	ARCHITECT	SURV. #	VILLAGE	DT. YEAR	TOTAL AREA	NON-BLAME	USER	NON-TEN. NO.	BLD. NO.
###	BP2857	VIVEK G. CHOUDHARY	SAMEER DESAI	S.NO.13/A/D & 381 B	VIRAR	07-Jul-10	404.48	383.71 RESI		12	1
###	BP2853	MATTIEU S. RODRIGUES	J.P. MENTA & ASSOCIATES	S.NO.176,177,179,180,181,182	VIRAR	07-Jul-10	0	1070.99 COMM		20	1
###	BP4478	VIDYA D. PATIL	ABHAY RAUT	S.NO.227/6	VIRAR	07-Jul-10	4170	2615.48 RESI		58	2
###	BP1502	SADGURUKRUPA DEVELOPERS	AJAY WADE	S.NO. 117	TULJUNJ	07-Jul-10	960	718.5 RESC		23	1
###	BP4592	BABURAO S.JADHAV	HIMESH GUPTA	S.NO.90/P, 92/P	TULJUNJ	07-Jul-10	3030	2569.56 RESI		79	1
###	BP4451	MATHEW LOPIS	ABHAY RAUT	S.NO.80	TOKRE	07-Jul-10	13330	608.86 RESI		3	1
###	BP4599	HARISH SHETTY	SHASHANK VARTAK	S.NO.79/1 P	SASUNAVGHAR	07-Jul-10	1690	496.85 COMM		1	1
###	BP4658	MILIND SHINDE	HIMESH GUPTA	S.NO.15/1P/1	SAMEL	07-Jul-10	595	584.86 RESC		21	1
###	BP4609	MATTREYA SERVEGES	SHREE CONSULTANT	S.NO.76-79,81-86,110-1120,123P	NILEMORRE	07-Jul-10	800	5373.29 RESI		12	1
###	BP4669	ALI MOHMD.H.A.FAZAL	ENCON CONSULTANTS	S.NO.32/P PLOT NO.40	NAVGHAR	07-Jul-10	461.5	289.38 RESI		12	1
###	BP4534	SUDHIR DHURI	HIMESH GUPTA	S.NO.42B/2	NAVGHAR	07-Jul-10	480.15	461.81 RESC		19	1
###	BP4628	RIZWAN AND BROTHER TRUST	SHASHANK VARTAK	CTS NO.1087,1088,1089	MALONDE	07-Jul-10	1836.19	1834.94 RESI		52	1
###	BP4666	MRS.HAJRABHAI SJWABHAI	HIMESH GUPTA	CTS NO.1465,1464	MALONDE	07-Jul-10	103.7	81.6 RESI		6	1
###	BP1664	BRAMHANAND SHARMA	HIMESH GUPTA	S.NO.118/7 PT	GOKHIVARE	07-Jul-10	1920	1631.46 RESI		55	1
###	BP4578	VACANT VAITY	AJAY WADE	S.NO.46/3,4	GOKHIVARE	07-Jul-10	910	623.01 INDU		1	1
###	BP4668	VINODCHAND JSHAH	ENCON CONSULTANTS	S.NO.47/5B	GOKHIVARE	07-Jul-10	710	530.91 INDU		3	1
###	BP3519	R.K.WADHVAN	SHAH & GATTANI	S.NO.1,5,6,7,8,2	DONGARE	07-Jul-10	0	4629.88 SCHL		64	1
###	BP3519	R.K.WADHVAN	SHAH & GATTANI	S.NO.1,5,6,7,8,2	DONGARE	07-Jul-10	0	5875.74 COMM		5	1
###	BP3342	BIPIN KHOKHANI	M/S ENCON CONSULTANT	S.NO.38/H.NO.3	DIWANMAN	07-Jul-10	1910	1883.78 RESI		20	1
###	BP3574	MANGLAL JAIN	AJAY WADE ASSOCIATES	CTS NO.2425 A	DHOVALI	07-Jul-10	1242.34	456.43 RESI		1	1
###	BP4661	SANJAY SAMANT / NAIK	ABHAY RAUT	S.NO.68/A/9	CHULUNE	07-Jul-10	530	500.39 RESI		8	1
###	BP4643	KEDAR MHATRE	VASTU CONSULTANT	S.NO.9/11	CHANDRAPADA	07-Jul-10	1650	1596 RESC		56	1
###	BP4644	VIKAS PATIL	HIMESH GUPTA	HOUSE NO.132 B	CHANDANSAR	07-Jul-10	2990	2289.59 RESC		70	1
###	BP4641	KRISHNAKANT	SHAH & GATTANI	GAOTHAN	CHANDANSAR	07-Jul-10	4704	3397.32 RESI		82	1
###	BP2933	MAKBRAND M.NAIK	AJAY WADE ASSOCIATES	S.NO.196 H.NO.113/2	BOLJUNJ	07-Jul-10	9960	3229.74 RESI		261	5
###	BP4663	MORESHWAR K.BARIA	ENCON CONSULTANTS	PARDI NO.7 H.NO.2, PARDI	AGASHI	07-Jul-10	1970	1865.08 RESI		48	1



भारत सरकार
GOVERNMENT OF INDIA

सुमन विनोद पांडे
Suman Vinod Pandey

वर्ष / Year of Birth: 1982
लिंग / Female



9664 2572 6683

आधार - सामान्य माणसाचा अधिकार

भारतीय विशिष्ट ओळख प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता W/O विनोद पांडे, 1/205 रिंग गार्डन वॉली, तुलसी नगर, मुंबई रोड, सरस्वती शाळा रोड, वसा, ठाणे. महाराष्ट्र 401209

Address: W/O Vinod Pandey, A/205, Deep garden Valley, Tulsi Road, Opp. Saraswati School, Sainath Nagar, Vasa, Thane, Maharashtra E. Maharashtra 401209

वसई - ४

दस्ता क्र. १२०७ १२०२५

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आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

सुमन विनोद पांडे
SUMAN VINOD PANDEY
हान्द्रामा रामजानम चाव्हेय
HANDRAMA RAMJANAM CHAUBEY

07/1982
Permanent Account Number

ATPP2902F

सुमन पांडेय
Signature



सुमन पांडेय


आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

विनोद हरी पांडेय
VINOD HARI PANDEY
हरी भुलाय पांडेय
HARI BHULAI PANDEY

03/05/1979
Permanent Account Number
AJEPP4516F

विनोद
Signature



विनोद

भारतीय विशिष्ट ओळख प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता S/O हरी पांडे, 1/205 रिंग गार्डन वॉली, तुलसी नगर, मुंबई रोड, सरस्वती शाळा रोड, वसा, ठाणे. महाराष्ट्र 401209

Address: S/O Hari Pandey, A/205, Deep garden Valley, Tulsi Road, Opp. Saraswati School, Sainath Nagar, Vasa, Thane, Maharashtra E. Maharashtra. 401209

1947
1800 194 1947

help@uidai.gov.in
www.uidai.gov.in

PO. Est No. 1947, Bhangarh-585 801

भारत सरकार
GOVERNMENT OF INDIA

विनोद हरी पांडेय
Vinod Hari Pandey

वर्ष / Year of Birth: 1979
लिंग / Male



3729 3743 6275

आधार - सामान्य माणसाचा अधिकार

Joint Sub Registrar Class-II, Vasai-4
जुन्या उप-नोंदणीक वर्ग-२, वसई-४
ठाणे जिल्हा
Palghar (Rural)

भारत सरकार
Government of India



निधि दिनेश शिंदे
Dipal Dilip Shinde
जन्म तिथि DOB: 14/08/1988
पुंज MALE

5562 6534 6434
VID : 9187 5580 1825 2969

माझे आधार, माझी ओळख

अखिल भारतीय जनता काँग्रेस
Unique Identification Authority of India

पता:
सालसर अपार्टमेंट रूम नं. 8/3, नजद रावड रोड,
नालसोपरा पूर्व, वास, पालघर,
महाराष्ट्र - 421209

Address:
Salasar Apartment Room no 8/3, Near
Rajhukul Nagar, Nalasopara East, Vasai,
Palghar,
Maharashtra - 421209

5562 6534 6434
VID : 9187 5580 1825 2969

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
EMVPS07578



नाम / Name
DIPALI DILIP SHINDE

पिता का नाम / Father's Name
SHASHIKANT SHANDEY SHINAT

जन्म तिथि / Date of Birth
14/08/1988

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
DGFF68833Q



नाम / Name
NISARGRAJ DILIP BHOSALE

पिता का नाम / Father's Name
DILIP BHOSALE

जन्म तिथि / Date of Birth
19/03/1988

श्री. दिपाय्या दिनेश शिंदे

नि. दि. भीसले.

भारत सरकार
Government of India

निधि दिनेश शिंदे
Dipal Dilip Shinde
जन्म तिथि DOB: 14/08/1988
पुंज MALE

Address:
S/O DILIP SHANKAR BHOSALE B/3
SALASAR APARTMENT, TARI ROAD
NEAR KANGAS BEND, NALASOPARA
EAST, VASAI, Palghar,
Maharashtra - 421209

6158 9437 9393
VID : 9181 8865 8524 3580

मेरा आधार, मेरी पहचान

भारत सरकार
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निधि दिनेश शिंदे
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मेरा आधार, मेरी पहचान

वसई - ४
वस्त क्र. ५००२ १२०२५
३७ १८०



मुख्य कार्यालय, विरार
विरार (पूर्व),
ता. वसई, जि. ठाणे, पिन ४०१ ३०५.



दुराध्यानी : ०२५०-२५२५१०१/०२/०४/०४/०१/०६
फॅक्स : ०२५०-२५२५१०७
ई-मेल : vasavirarcorporation@yahoo.com

जा.क्र. : व.वि.रा.म/अर/सुडिप/०९७२/२०१२-१३
दिनांक : १७/०१/२०१३

WVCMC/TP/RDP/VP-0583/0172/2012-13

17/01/2013

To,
Shri. Ashirwad Builders & Developers,
Through Partner Mr. Baburao S. Jadhav,
Shop No.1, Parwati Nirwas,
Virar Road, Nallasopara (E),
Tal: Vasai,
DIST:THANE.

वसई - ४
दस्तावेज क्र. ५०९५ / १७०१४
३५ / ५४

Sub: Revised Development Permission for proposed Residential Building on S.No. 90, H.No.3; S.No.92; H.No.1, S.No.95; H.No.3 of Village Tulini, Taluka Vasa Dist Thane.

- Ref:
1. Commencement Certificate No.CIDCO/WVSR/CC/BP-4592/E/0997 dated 07/07/2010.
 2. Revised Development Permission No.WVCMC/TP/RDP/VP-0583/1466, dtd.25/10/2011.
 3. Your Licensed Engineer letter dated 11/09/2012.

Sir / Madam,
Revised Development Permission is hereby granted for the proposed Residential Building under Section 45 of Maharashtra Regional and Town Planning Act, 1966 (Mah. XXVII of 1966) to Shri. Ashirwad Builders & Developers, Through Partner Mr. Baburao S. Jadhav.

The drawing shall be read with the layout plan approved along with this letter and conditions mentioned in the letter No.CIDCO/WVSR/CC/BP-4592/E/0997 dated 07/07/2010. The details of the layout is given below :-

1	Name of assess owner/P.A.Holder	Shri. Ashirwad Builders & Developers, Through Partner M: Baburao S. Jadhav.
2	Location	Tulinj
3	Land use (predominant)	Residential.
4	Plot Area	7480.00 sq.m
5	Existing road	748.66 sq.m
6	DP road	1627.07 sq.m
7	Net Plot Area	5104.27 sq.m
8	R.G. @15% (deductible)	765.64 sq.m
9	CFC @ 5%	255.21 sq.m
10	Buildable Plot Area	4338.63 sq.m
11	Permissible FSI	1.00
12	Permissible Built Up Area	4338.63 sq.m
13	Add. D.P.Road Area	1627.07 sq.m
14	Total Permissible Built Up Area	5965.70 sq.m
13	Proposed Built Up Area	4643.16 sq.m



The commencement certificate shall remain valid for a period of one year for the particular building under reference from the date of its issue (As per Section 44 of MR & TP Act, 1966 and Clause 2.42 & 2.6.9 of Sanctioned D.C. Regulations-2001).

The amount of Rs. 36,600/- (Rupees Thirty Six Thousand and Six Hundred only) deposited vide Receipt No. 44423 dated-14/01/2013 & 44429 dated. 15/01/2013, with Vasai Virar City Municipal Corporation as interest from security deposit shall be forfeited either in whole or in part at the absolute discretion of the Municipal Corporation for breach of any other building Control Regulation & Conditions attached to the permission covered by the Commencement Certificate. Such forfeiture shall be without prejudice to any other remedial right of the Municipal Corporation.

दस्तावेज नं. ५०९५ / २०१४
३६ / ५४

मुख्य कार्यालय, विरार
विरार (पूर्व),
ता. वसई, जि. ठाणे, पिन ४०१ ३०५.



दूरध्वनी : ०२५०-२५२५१०१/०२/०३/०४/०५/०६/०७/०८/०९/१०/११/१२/१३/१४/१५/१६/१७/१८/१९/२०/२१/२२/२३/२४/२५/२६/२७/२८/२९/३०/३१/३२/३३/३४/३५/३६/३७/३८/३९/४०/४१/४२/४३/४४/४५/४६/४७/४८/४९/५०/५१/५२/५३/५४/५५/५६/५७/५८/५९/६०/६१/६२/६३/६४/६५/६६/६७/६८/६९/७०/७१/७२/७३/७४/७५/७६/७७/७८/७९/८०/८१/८२/८३/८४/८५/८६/८७/८८/८९/९०/९१/९२/९३/९४/९५/९६/९७/९८/९९/१००/१०१/१०२/१०३/१०४/१०५/१०६/१०७/१०८/१०९/११०/१११/११२/११३/११४/११५/११६/११७/११८/११९/१२०/१२१/१२२/१२३/१२४/१२५/१२६/१२७/१२८/१२९/१३०/१३१/१३२/१३३/१३४/१३५/१३६/१३७/१३८/१३९/१४०/१४१/१४२/१४३/१४४/१४५/१४६/१४७/१४८/१४९/१५०/१५१/१५२/१५३/१५४/१५५/१५६/१५७/१५८/१५९/१६०/१६१/१६२/१६३/१६४/१६५/१६६/१६७/१६८/१६९/१७०/१७१/१७२/१७३/१७४/१७५/१७६/१७७/१७८/१७९/१८०/१८१/१८२/१८३/१८४/१८५/१८६/१८७/१८८/१८९/१९०/१९१/१९२/१९३/१९४/१९५/१९६/१९७/१९८/१९९/२००/२०१/२०२/२०३/२०४/२०५/२०६/२०७/२०८/२०९/२१०/२११/२१२/२१३/२१४/२१५/२१६/२१७/२१८/२१९/२२०/२२१/२२२/२२३/२२४/२२५/२२६/२२७/२२८/२२९/२३०/२३१/२३२/२३३/२३४/२३५/२३६/२३७/२३८/२३९/२४०/२४१/२४२/२४३/२४४/२४५/२४६/२४७/२४८/२४९/२५०/२५१/२५२/२५३/२५४/२५५/२५६/२५७/२५८/२५९/२६०/२६१/२६२/२६३/२६४/२६५/२६६/२६७/२६८/२६९/२७०/२७१/२७२/२७३/२७४/२७५/२७६/२७७/२७८/२७९/२८०/२८१/२८२/२८३/२८४/२८५/२८६/२८७/२८८/२८९/२९०/२९१/२९२/२९३/२९४/२९५/२९६/२९७/२९८/२९९/३००/३०१/३०२/३०३/३०४/३०५/३०६/३०७/३०८/३०९/३१०/३११/३१२/३१३/३१४/३१५/३१६/३१७/३१८/३१९/३२०/३२१/३२२/३२३/३२४/३२५/३२६/३२७/३२८/३२९/३३०/३३१/३३२/३३३/३३४/३३५/३३६/३३७/३३८/३३९/३४०/३४१/३४२/३४३/३४४/३४५/३४६/३४७/३४८/३४९/३५०/३५१/३५२/३५३/३५४/३५५/३५६/३५७/३५८/३५९/३६०/३६१/३६२/३६३/३६४/३६५/३६६/३६७/३६८/३६९/३७०/३७१/३७२/३७३/३७४/३७५/३७६/३७७/३७८/३७९/३८०/३८१/३८२/३८३/३८४/३८५/३८६/३८७/३८८/३८९/३९०/३९१/३९२/३९३/३९४/३९५/३९६/३९७/३९८/३९९/४००/४०१/४०२/४०३/४०४/४०५/४०६/४०७/४०८/४०९/४१०/४११/४१२/४१३/४१४/४१५/४१६/४१७/४१८/४१९/४२०/४२१/४२२/४२३/४२४/४२५/४२६/४२७/४२८/४२९/४३०/४३१/४३२/४३३/४३४/४३५/४३६/४३७/४३८/४३९/४४०/४४१/४४२/४४३/४४४/४४५/४४६/४४७/४४८/४४९/४५०/४५१/४५२/४५३/४५४/४५५/४५६/४५७/४५८/४५९/४६०/४६१/४६२/४६३/४६४/४६५/४६६/४६७/४६८/४६९/४७०/४७१/४७२/४७३/४७४/४७५/४७६/४७७/४७८/४७९/४८०/४८१/४८२/४८३/४८४/४८५/४८६/४८७/४८८/४८९/४९०/४९१/४९२/४९३/४९४/४९५/४९६/४९७/४९८/४९९/५००/५०१/५०२/५०३/५०४/५०५/५०६/५०७/५०८/५०९/५१०/५११/५१२/५१३/५१४/५१५/५१६/५१७/५१८/५१९/५२०/५२१/५२२/५२३/५२४/५२५/५२६/५२७/५२८/५२९/५३०/५३१/५३२/५३३/५३४/५३५/५३६/५३७/५३८/५३९/५४०/५४१/५४२/५४३/५४४/५४५/५४६/५४७/५४८/५४९/५५०/५५१/५५२/५५३/५५४/५५५/५५६/५५७/५५८/५५९/५६०/५६१/५६२/५६३/५६४/५६५/५६६/५६७/५६८/५६९/५७०/५७१/५७२/५७३/५७४/५७५/५७६/५७७/५७८/५७९/५८०/५८१/५८२/५८३/५८४/५८५/५८६/५८७/५८८/५८९/५९०/५९१/५९२/५९३/५९४/५९५/५९६/५९७/५९८/५९९/६००/६०१/६०२/६०३/६०४/६०५/६०६/६०७/६०८/६०९/६१०/६११/६१२/६१३/६१४/६१५/६१६/६१७/६१८/६१९/६२०/६२१/६२२/६२३/६२४/६२५/६२६/६२७/६२८/६२९/६३०/६३१/६३२/६३३/६३४/६३५/६३६/६३७/६३८/६३९/६४०/६४१/६४२/६४३/६४४/६४५/६४६/६४७/६४८/६४९/६५०/६५१/६५२/६५३/६५४/६५५/६५६/६५७/६५८/६५९/६६०/६६१/६६२/६६३/६६४/६६५/६६६/६६७/६६८/६६९/६७०/६७१/६७२/६७३/६७४/६७५/६७६/६७७/६७८/६७९/६८०/६८१/६८२/६८३/६८४/६८५/६८६/६८७/६८८/६८९/६९०/६९१/६९२/६९३/६९४/६९५/६९६/६९७/६९८/६९९/७००/७०१/७०२/७०३/७०४/७०५/७०६/७०७/७०८/७०९/७१०/७११/७१२/७१३/७१४/७१५/७१६/७१७/७१८/७१९/७२०/७२१/७२२/७२३/७२४/७२५/७२६/७२७/७२८/७२९/७३०/७३१/७३२/७३३/७३४/७३५/७३६/७३७/७३८/७३९/७४०/७४१/७४२/७४३/७४४/७४५/७४६/७४७/७४८/७४९/७५०/७५१/७५२/७५३/७५४/७५५/७५६/७५७/७५८/७५९/७६०/७६१/७६२/७६३/७६४/७६५/७६६/७६७/७६८/७६९/७७०/७७१/७७२/७७३/७७४/७७५/७७६/७७७/७७८/७७९/७८०/७८१/७८२/७८३/७८४/७८५/७८६/७८७/७८८/७८९/७९०/७९१/७९२/७९३/७९४/७९५/७९६/७९७/७९८/७९९/८००/८०१/८०२/८०३/८०४/८०५/८०६/८०७/८०८/८०९/८१०/८११/८१२/८१३/८१४/८१५/८१६/८१७/८१८/८१९/८२०/८२१/८२२/८२३/८२४/८२५/८२६/८२७/८२८/८२९/८३०/८३१/८३२/८३३/८३४/८३५/८३६/८३७/८३८/८३९/८४०/८४१/८४२/८४३/८४४/८४५/८४६/८४७/८४८/८४९/८५०/८५१/८५२/८५३/८५४/८५५/८५६/८५७/८५८/८५९/८६०/८६१/८६२/८६३/८६४/८६५/८६६/८६७/८६८/८६९/८७०/८७१/८७२/८७३/८७४/८७५/८७६/८७७/८७८/८७९/८८०/८८१/८८२/८८३/८८४/८८५/८८६/८८७/८८८/८८९/८९०/८९१/८९२/८९३/८९४/८९५/८९६/८९७/८९८/८९९/९००/९०१/९०२/९०३/९०४/९०५/९०६/९०७/९०८/९०९/९१०/९११/९१२/९१३/९१४/९१५/९१६/९१७/९१८/९१९/९२०/९२१/९२२/९२३/९२४/९२५/९२६/९२७/९२८/९२९/९३०/९३१/९३२/९३३/९३४/९३५/९३६/९३७/९३८/९३९/९४०/९४१/९४२/९४३/९४४/९४५/९४६/९४७/९४८/९४९/९५०/९५१/९५२/९५३/९५४/९५५/९५६/९५७/९५८/९५९/९६०/९६१/९६२/९६३/९६४/९६५/९६६/९६७/९६८/९६९/९७०/९७१/९७२/९७३/९७४/९७५/९७६/९७७/९७८/९७९/९८०/९८१/९८२/९८३/९८४/९८५/९८६/९८७/९८८/९८९/९९०/९९१/९९२/९९३/९९४/९९५/९९६/९९७/९९८/९९९/१०००

जा.क्र. : य.वि.रा.पु/मन/मुवि/०१०२५५
दिनांक : १७/०१/२०१३

VVCMC/TP/RDP/VP-0583/0172/2012-13

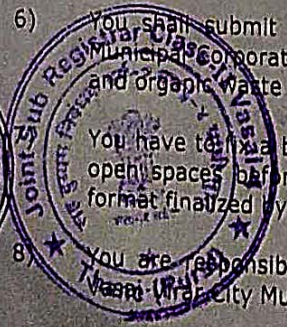
17/01/2013

Please find enclosed herewith the approved 'Revised Development Permission & Amalgamation for the proposed Residential building on land bearing S.No. 90, H.No.3, S.No.92; H.No.1, S.No.95; H.No.3 of Village Tulinj, Tal: Vasai, DIST: THANE, as per the following details:-

Sr. No.	Predominant Building	No. of Floors	No. of Flats	Built Up Area (in sq. mt.)
1	Residential	Gr+Stilt+7up	196	4643.16 sq.m

The revised plan duly approved herewith supersedes all the earlier approved plans. The conditions of Commencement Certificate granted vide CIDCO office letter No. CIDGO/VVSR/CC/BP-4592/E/0997 dated 07/07/2010. Stands applicable to this approval of amended plans along with the following conditions:

- 1) This revised plan is valid for one year from the date of issue of commencement certificate for each building distinctively. The revalidation shall be obtained as per section 48 of MRTP Act, distinctively for each building.
- 2) The Occupancy Certificate for the buildings will be issued only after provision of potable water is made available to each occupant.
- 3) 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 specific time.
- 4) 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 there of for non-bio degradable & bio degradable waste respectively.
- 5) The Municipal Corporation reserves the right to enter the premises for inspection of maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.
- 6) You shall submit detailed proposal in consultation with Engineering Department, Municipal Corporation for rain water harvesting and solid waste disposal to treat dry and organic waste separately by design department.
You have to fix a board of public notice regarding unauthorized covering of marginal open spaces before applying for occupancy certificate of next building as per the format finalized by Municipal Corporation.
- 7) You are responsible for the disputes that may arise due to Title/ Access matter. Municipal Corporation is not responsible for any such disputes.
- 8) You shall construct Compound wall as per approved drawing before applying for any kind of permission.
- 9) You shall provide two distinct pipelines for drinking, cooking and for other rest of the activities.
- 10) Rain water harvesting systems shall be provided by drilling a bore and recharging to underground aquifer as per Government Notification dtd. 10/03/2005 & 06/07/2005



मुख्य

ता. वसई, जि.

VVCM

12)

13)

c.c.

मुख्य कार्यालय, विरार
विरार (पूर्व),
ई. वि. ठाने, पिन ४०१ ३०५.



पत्रांक - ४
दस्तावेज क्र. ५०९५/२०१४
३७/५२

दूरध्वनी : ०२५०-२५२५१०१/०२/०३/०४/०५/०६
फॅक्स : ०२५०-२५२५१०७
ई-मेल : vasaivirarcorporation@yahoo.com

जा.क्र. : व.वि.श.न/न/सुवि/०९७२/२०१२-१३
दिनांक : १७/०१/२०१३

VCMC/TP/RDP/NP-0583/०१७२/२०१२-१३

17/01/2013

- 12) You shall not cut any tree which is existing at site. The existing tree shall be replanted by adopting suitable technology by taking permission from Vasai virar city municipal Corporation.
- 13) You shall provide all the flush tanks in W.C./Toilets with dual valve system to regulate the flow of water.

Yours faithfully,



[Handwritten signature]
OPT

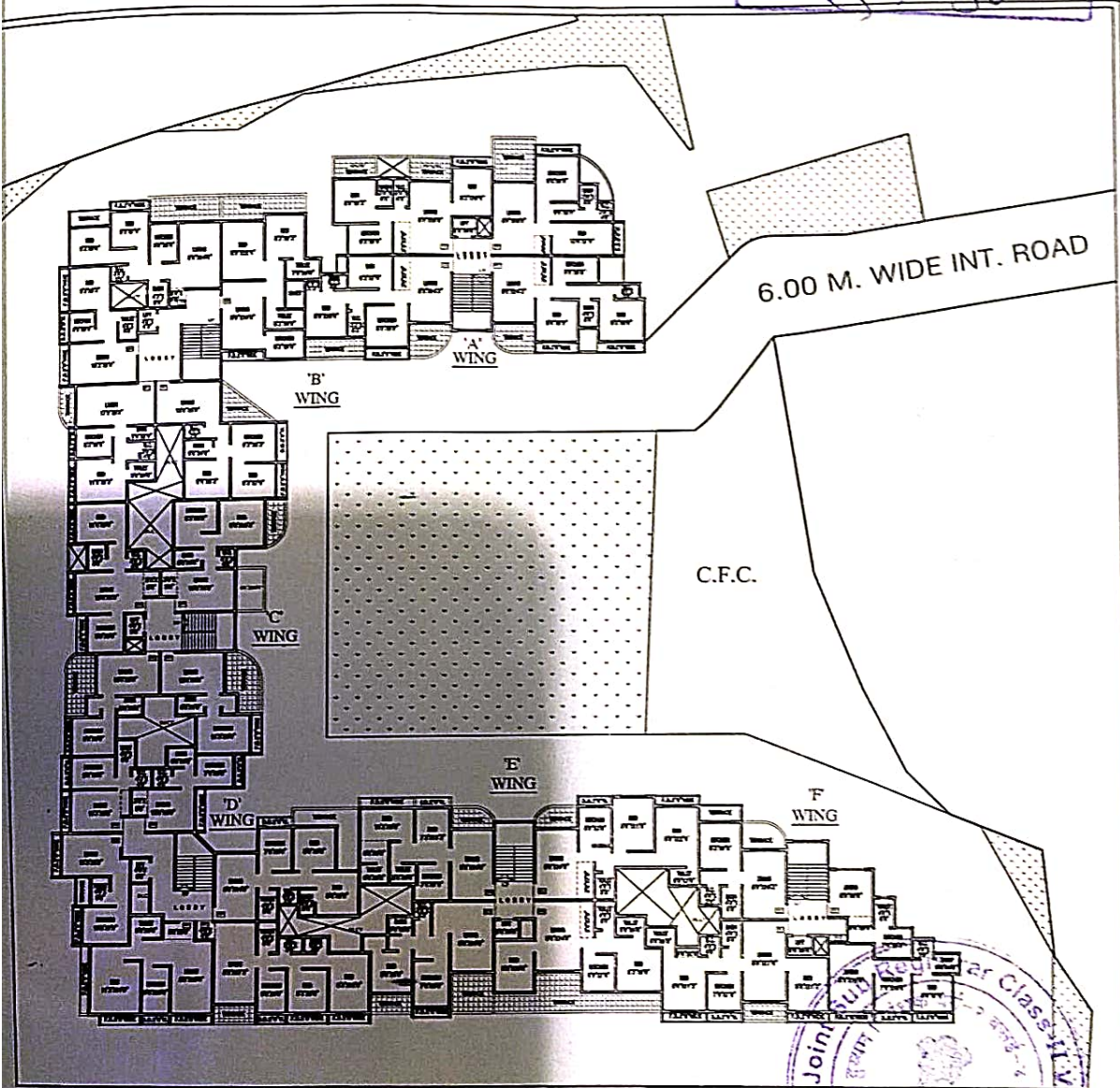
Dy. Director of Town Planning
Vasai Virar City Municipal Corporation

c.c. to:

- 1. M/s . Himesh Gupta & Associates
105, Sai Charan,
Above ICICI ATM Centre,
Vartak College Road, Vasai (W)
Tal. Vasai, DIST. THANE.
- 2. Asst. Commissioner, UCD,
Vasai-Virar city Municipal Corporation.
Ward office

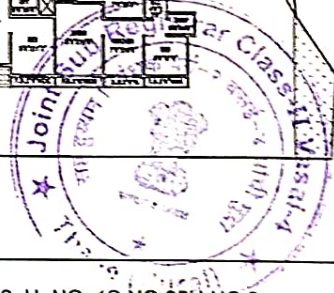


वास्तु - ४
वस्तु क्र. ५०१५ / २०१४
३९ / ५४



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 FIRST FLOOR PLAN



PROPOSED RESIDENTIAL BLDG. ON PLOT BEARING S.NO.90, H. NO: 3, S. NO: 92, H. NO: 1S.NO.95H.NO.3, AT VILLAGE-TULINJ, TAL-VASAI, DIST-THANE.

Flat NO- B1107 M/S. SHREE ASHRWAD BUILDERS & DEVELOPERS

[Handwritten Signature]

per Saloner Apts. Co-op. Hsg. Soc. Ltd. PARTNER

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

[Handwritten Signature]
Chairman / Secretary / Treasurer.

[Handwritten Signature]