

The Andheri Shreeramwadi Co-operative Housing Society Limited

(Registered under M.C.S. Act, 1960) Registration No. BOM/KWH/SGTO/REGN.No. 6325.

Certificate No. 014

SHARE CERTIFICATE

Room No. 37.

Original Share Capital Rs. 50,000 = 00 Divided into 5,000 Shares of Rs. 10/- each
Member's Register No. 14

This is to certify that Shri/Smt. KAMALASHANKAR BHAGAWATIPRASAD
PANDE.

is the Registered Holder of (FIVE.) Shares from
No. 66 to 70 of Rs. 50 = 00
(RUPEES FIFTY ONLY.) in The Andheri Shreeramwadi

Co-operative Housing Society Limited subject to the

Bye-Laws of the said Society and that upon each of such shares the sum of Rupees Ten has been paid.

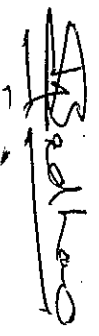
Given under the Common Seal of the said Society at MUMBAI this 2ND
day of DECEMBER, 2001.


Chairman



Hon. Secretary

525/2011



Authorised
M.C. Member
(P.T.O.)

Memorandum of the Transfers of the within mentioned Shares

Sr.No. of Transfer	Date of General Body/ Managing Committee Meeting at which Transfer was approved.	To whom Transferred	Sr.No. in the Share Register at which the transfer of shares held by the Transfer are registered	Sr.No. in the Share Register at which the name of the Transferee is recorded
1	2	3	4	5
66	27/01/2022	MR. JAYESH PUNJAL GADA	014	014
1	Chairman	Hon. Secretary	For Andheri Shri Ramwadi Co. Hsg. Soc. Ltd. Chairman	Committee Member
		Secretary	Treasurer	
2.	Chairman	Hon. Secretary		Committee Member
3.	Chairman	Hon. Secretary		Committee Member
4.	Chairman	Hon. Secretary		Committee Member
5.	Chairman	Hon. Secretary		Committee Member

514/9307

पावती

Original/Duplicate

Monday, July 26, 2021

नोंदणी क्र. :39म

2:18 PM

Regn.:39M

पावती क्र.: 10119 दिनांक: 26/07/2021

गावाचे नाव: आंबिवली

दस्तऐवजाचा अनुक्रमांक: बदर18-9307-2021

दस्तऐवजाचा प्रकार : सेल डीड

सादर करणाऱ्याचे नाव: जयेश पुंजालाल गडा --

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 1140.00

पृष्ठांची संख्या: 57

एकूण:

रु. 31140.00

आपणास मूळ दस्त. थंबनेल प्रिंट, सूची-२ अंदाजे
2:35 PM ह्या वेळेस मिळेल.

Jaim S.R. Adheji 7

बाजार मुल्य: रु.3967883.14/-

मोबदला रु.2000000/-

भरलेले मुद्रांक शुल्क : रु. 120000/-

सह. दुय्यम निबंधक, अंशूरी क्र. ७
मुंबई उपनगर जिल्हा

1) देयकाचा प्रकार: POS रक्कम: रु.1140/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 790778210726 दिनांक: 26/07/2021

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रक्कम: रु.30000/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH013960310202021E दिनांक: 26/07/2021

बँकेचे नाव व पत्ता:

मुद्रांक शुल्क माफी असल्यास तपशिल :-

1) Mudrank 2020/CR136/M1(Policy) :Mumbai : Mudrank 2020/CR136/M1(Policy) :Mumbai (01-01-2021 to 31-03-2021)

Jyeshth P. Gada

REGISTERED ORIGINAL DOCUMENT

DELIVERED ON.....

26/07/2021

मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)					
Valuation ID	202107263796	26 July 2021, 02:12:18 PM			
मूल्यांकनाचे वर्ष	2020	बदर 18			
जिल्हा	मुंबई (उपनगर)				
मूल्य विभाग	47-आंबिवली (अंधेरी)				
उप मूल्य विभाग	47/229रस्ता: जयप्रकाश मार्ग - अंधेरी स्टेशन ते लिंक रोड जंक्शनपर्यंत.				
सर्व्हे नंबर / न. भू क्रमांक :	सि.टी.एस. नंबर#807				
वार्षिक मूल्य दर तक्त्यानुसार मूल्यदर रु.					
खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक	मोजमापनाचे एकक
109410	170330	186700	287000	170330	चौरस मीटर
बांधीव क्षेत्राची माहिती					
बांधकाम क्षेत्र (Built Up)-	25.09 चौरस मीटर	मिळकतीचा वापर-	निवासी सदनिका	मिळकतीचा प्रकार-	बांधीव
बांधकामाचे वर्गीकरण-	1-आर सी सी	मिळकतीचे वय-	11 to 20 वर्षे	मूल्यदर/बांधकामाचा दर -	Rs.170330/-
उद्दवाहन सुविधा-	आहे	मजला -	1st floor To 4th floor		
रस्ता सन्मुख - Sale Type - First Sale Sale/Resale of built up Property constructed after circular dt.02/01/2018					
मजला निहाय घट/वाढ = 100% apply to rate= Rs.170330/-					
घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर = (((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * घसा-यानुसार टक्केवारी)+ खुल्या जमिनीचा दर) = (((170330-109410) * (80 / 100)) + 109410) = Rs.158146/-					
A) मुख्य मिळकतीचे मूल्य = वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र = 158146 * 25.09 = Rs.3967883.14/-					
एकत्रित अंतिम मूल्य = मुख्य मिळकतीचे मूल्य + तळघराचे मूल्य + मेझॅनाईन मजला क्षेत्र मूल्य + लगतच्या गच्चीचे मूल्य + वरील गच्चीचे मूल्य + बंदिस्त वाहन तळाचे मूल्य + खुल्या जमिनीवरील वाहन तळाचे मूल्य + इमारती भोवतीच्या खुल्या जागेचे मूल्य + बंदिस्त बाल्कनी + मेकेनिकल वाहनतळ = A + B + C + D + E + F + G + H + I + J = 3967883.14 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 + 0 = Rs.3967883.14/-					



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बदर - १८		
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सह. दुय्यम निबंधक, अंधेरी क्र. ७



CHALLAN
MTR Form Number-6



GRN	MH013959327202021E	BARCODE			Date	25/03/2021-13:50:58	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)				
				PAN No.(If Applicable)				
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA			
Location	MUMBAI			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI			
Year	2020-2021 One Time			Premises/Building	SHREERAMWADI CHSL			
Account Head Details		Amount In Rs.						
0030045501 Sale of NonJudicial Stamp		40000.00		Road/Street	J.P Road			
				Area/Locality	Andheri (West), Mumbai			
				Town/City/District				
				PIN	4 0 0 0 5 3			
				Remarks (If Any)	SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-			
				Amount In	Forty Thousand Rupees Only			
Total	40,000.00		Words					
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Ref. No.	00040572021032511585		IK0BBCZWC7
Cheque/DD No.				Bank Date	RBI Date	25/03/2021-13:24:52		Not Verified with RBI
Name of Bank				Bank-Branch	STATE BANK OF INDIA			
Name of Branch				Scroll No. , Date	Not Verified with Scroll			

Department ID :

Mobile No. : 9870127012

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चालन केवल दुस्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्त्यांसाठी लागू आहे . नोंदणी न करावयाच्या दस्त्यांसाठी सदर चालन लागू नाही .



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बदर - १८		
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Print Date 25-03-2021 04:53:10



CHALLAN
MTR Form Number-6



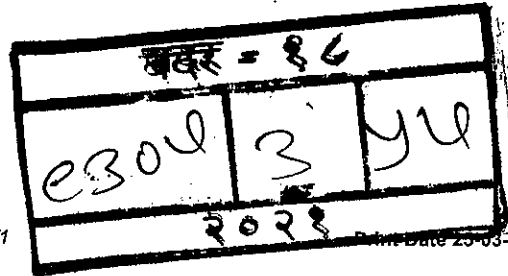
GRN	MH013958387202021E	BARCODE			Date	25/03/2021-13:46:20	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)				
				PAN No.(If Applicable)				
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA			
Location	MUMBAI			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI			
Year	2020-2021 One Time			Premises/Building	SHREERAMWADI CHSL			
Account Head Details		Amount In Rs.						
0030045501 Sale of NonJudicial Stamp		40000.00		Road/Street	J.P Road			
				Area/Locality	Andheri (West), Mumbai			
				Town/City/District				
				PIN	4 0 0 0 5 3			
				Remarks (If Any)	SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-			
				Amount In	Forty Thousand Rupees Only			
Total		40,000.00		Words				
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Ref. No.	00040572021032510493		IK0BBCZQY4
Cheque/DD No.				Bank Date	RBI Date	25/03/2021-13:24:48	Not Verified with RBI	
Name of Bank				Bank-Branch		STATE BANK OF INDIA		
Name of Branch				Scroll No. , Date		Not Verified with Scroll		

Department ID :

Mobile No. : 9870127012

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.





CHALLAN
MTR Form Number-6



GRN	MH013957195202021E	BARCODE			Date	25/03/2021-13:40:45	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)				
				PAN No.(If Applicable)				
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA			
Location	MUMBAI							
Year	2020-2021 One Time			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI			
				Premises/Building	SHREERAMWADI CHSL			
Account Head Details		Amount In Rs.						
0030045501 Sale of NonJudicial Stamp		40000.00		Road/Street	J,P Road			
				Area/Locality	Andheri (West), Mumbai			
				Town/City/District				
				PIN	4 0 0 0 5 3			
				Remarks (If Any)	SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE~			
				Amount In	Forty Thousand Rupees Only			
Total			40,000.00	Words				
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN	Ref. No.	00040572021032508377	IK0BBCZGQ2	
Cheque/DD No.				Bank Date	RBI Date	25/03/2021-13:24:42	Not Verified with RBI	
Name of Bank				Bank-Branch	STATE BANK OF INDIA			
Name of Branch				Scroll No. , Date	Not Verified with Scroll			

Department ID :

Mobile No. : 9870127012

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चलान केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करावयाच्या दस्त्यासाठी सदर चलान लागू नाही.



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Print Date 25-03-2021 01:42:34



CHALLAN
MTR Form Number-6



GRN	MH013960310202021E	BARCODE			Date	25/03/2021-13:55:42	Form ID			
Department	Inspector General Of Registration			Payer Details						
Type of Payment	Registration Fee Ordinary Collections IGR			TAX ID / TAN (If Any)						
				PAN No.(If Applicable)						
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA					
Location	MUMBAI			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI					
Year	2020-2021 One Time			Premises/Building	SHREERAMWADI CHSL					
Account Head Details		Amount In Rs.								
0030063301		30000.00		Road/Street	J.P Road					
				Area/Locality	Andheri (West), Mumbai					
				Town/City/District						
				PIN	4	0	0	0	5	3
				Remarks (If Any)	SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-					
				Amount In	Thirty Thousand Rupees Only					
Total		30,000.00		Words						
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK						
Cheque-DD Details				Bank CIN	Ref. No.	00040572021032513322	IK0BBDACW4			
Cheque/DD No.				Bank Date	RBI Date	25/03/2021-13:24:56	Not Verified with RBI			
Name of Bank				Bank-Branch	STATE BANK OF INDIA					
Name of Branch				Scroll No. , Date	Not Verified with Scroll					

Department ID : Mobile No. : 9870127012
 NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
 सदर चलन केवल दुस्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.



बदर - १८		
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CHALLAN
MTR Form Number-6



GRN	MH013957195202021E	BARCODE	Date		25/03/2021-13:40:45	Form ID	25.2
Department	Inspector General Of Registration			Payer Details			
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)			
				PAN No.(If Applicable)			
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA		
Location	MUMBAI						
Year	2020-2021 One Time			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI		
				Premises/Building	SHREERAMWADI CHSL		

Account Head Details	Amount In Rs.	Road/Street	J.P Road			
0030045501 Sale of NonJudicial Stamp	40000.00	Area/Locality	Andheri (West), Mumbai			
		Town/City/District				
		PIN	4	0	0	0 5 3
		Remarks (If Any)	SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-			
		Amount In	Forty Thousand Rupees Only			
Total	40,000.00	Words				

Payment Details	STATE BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details	Bank CIN	Ref. No.	00040572021032508377	IK0BBCZGQ2	
Cheque/DD No.	Bank Date	RBI Date	25/03/2021-01:42:28	26/03/2021	
Name of Bank	Bank-Branch		STATE BANK OF INDIA		
Name of Branch	Scroll No. , Date		85 , 26/03/2021		

Department ID : **Validity unknown** be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. : 9870127012

Digitally signed by Ds VIRTUAL TREASURY MUMBAI 03 Date: 2021.07.26 14:27:05 IST Reason: Secure Document Location: India

Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-514-9307	0001913687202122	26/07/2021-14:18:17	IGR555	40000.00

बदर - १८

2300 E 90

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GRN : MH013957195202021E Amount : 40,000.00

Bank : STATE BANK OF INDIA

Date : 25/03/2021-13:40:45

Total Defacement Amount

40,000.00

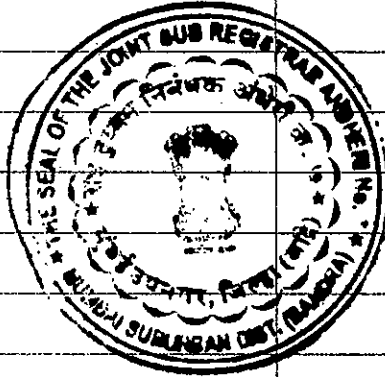
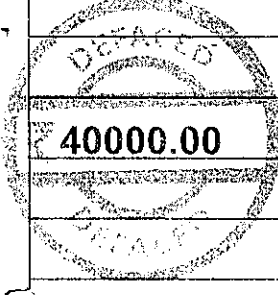
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VIRTUAL TREASURY
MUMBAI 03
Date: 2021.07.26
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Location: India

CHALLAN
MTR Form Number-6

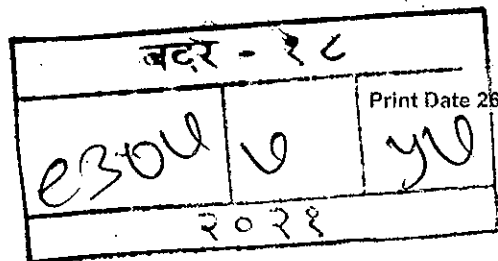


GRN	MH013959327202021E	BARCODE			Date	25/03/2021-13:50:58	Form ID	25.2
Department	Inspector General Of Registration			Payer Details				
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)				
				PAN No.(If Applicable)				
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA			
Location	MUMBAI			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI			
Year	2020-2021 One Time			Premises/Building	SHREERAMWADI CHSL			
Account Head Details		Amount In Rs.		Road/Street		J.P Road		
0030045501 Sale of NonJudicial Stamp		40000.00		Area/Locality		Andheri (West), Mumbai		
				Town/City/District				
				PIN		4 0 0 0 5 3		
				Remarks (If Any)				
				SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-				
				Amount In	Forty Thousand Rupees Only			
Total		40,000.00		Words				
Payment Details		STATE BANK OF INDIA			FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	00040572021032511585	IK0BBCZWC7			
Cheque/DD No.		Bank Date	RBI Date	25/03/2021-01:52:28	26/03/2021			
Name of Bank		Bank-Branch		STATE BANK OF INDIA				
Name of Branch		Scroll No. , Date		85 , 26/03/2021				



Department ID : **Validity unknown** be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. : 9870127012
 NOTE: This challan is valid only for the purpose of registration. It is not valid for any other purpose.
 नोंदणी न करवावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करवावयाच्या दस्त्यासाठी सधर चलन लागू नाही.
 Digitally signed by DS VIRTUAL TREASURY MUMBAI 03 Date: 2021.07.26 14:26:37 IST Reason: Secure Document Location: India

Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
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GRN : MH013959327202021E Amount : 40,000.00

Bank : STATE BANK OF INDIA

Date : 25/03/2021-13:50:58

Total Defacement Amount

40,000.00



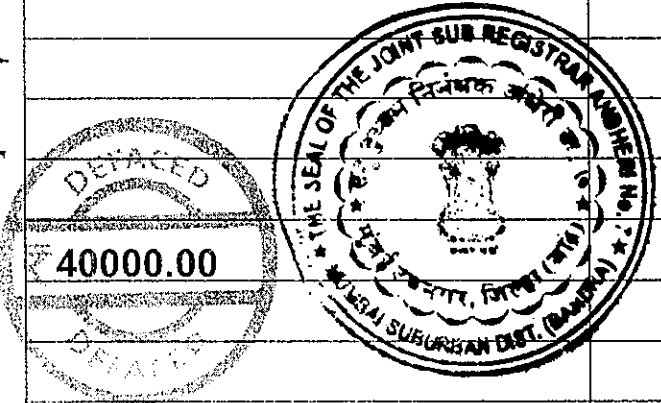
Validity unknown

Digitally signed by D.S.
VIRTUAL TREASURY
MUMBAI 03
Date: 2021.07.26
14:26:37 IST
Reason: Secure
Document
Location: India

CHALLAN
MTR Form Number-6



GRN	MH013958387202021E	BARCODE	[Barcode]		Date	25/03/2021-13:46:20	Form ID	25.2	
Department	Inspector General Of Registration			Payer Details					
Type of Payment	Stamp Duty			TAX ID / TAN (If Any)					
				PAN No.(If Applicable)					
Office Name	BDR18 __JT SUB REGISTRAR ANDHERI 7			Full Name	JAYESH PUNJALAL GADA				
Location	MUMBAI			Flat/Block No.	Flat No. 37, B-wing, 3rdfloor, ANDHERI				
Year	2020-2021 One Time			Premises/Building	SHREERAMWADI CHSL				
Account Head Details		Amount In Rs.		Road/Street					
0030045501 Sale of NonJudicial Stamp		40000.00		J.P Road					
				Area/Locality					
				Andheri (West), Mumbai					
				Town/City/District					
				PIN					
				4 0 0 0 5 3					
				Remarks (If Any)					
				SecondPartyName=KAMALASHANKAR BHAGAWANTIPRASAD PANDE-					
				Amount In					
				Forty Thousand Rupees Only					
Total		40,000.00		Words					
Payment Details		STATE BANK OF INDIA			FOR USE IN RECEIVING BANK				
Cheque-DD Details		Bank CIN		Ref. No.		00040572021032510493		IK0BBCZQY4	
Cheque/DD No.		Bank Date		RBI Date		25/03/2021-01:48:03		26/03/2021	
Name of Bank		Bank-Branch		STATE BANK OF INDIA					
Name of Branch		Scroll No. , Date		85 , 26/03/2021					



Department ID : [blank] Mobile No. : 9870127012

NOTE: This challan is valid only if registered in Sub Registrar office only. Not valid for unregistered document.
 धरणी न कर्तव्याच्या दस्त्यासाठी लागू आहे. नोदणी न कर्तव्याच्या दस्त्यासाठी सदर सचल लागू नाही.

Digitally signed by DS
 VIRTUAL TREASURY
 MUMBAI 03
 Date: 2021.07.26
 14:26:27 IST
 Reason: Secure Document
 Location: India

Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-514-9307	0001913685202122	26/07/2021-14:18:13	IGR555	40000.00

बदर - १६
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 २६/०३/२०२१

GRN : MH013958387202021E Amount : 40,000.00

Bank : STATE BANK OF INDIA

Date : 25/03/2021-13:46:20

Total Defacement Amount

40,000.00

Validity unknown

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VIRTUAL TREASURY
MUMBAI 03
Date: 2021.07.26
14:26:27 +05'30'
Reason: Secure
Document
Location: India

GRN : MH013960310202021E Amount : 30,000.00

Bank : STATE BANK OF INDIA

Date : 25/03/2021-13:55:42

Total Defacement Amount

30,000.00

Validity unknown

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VIRTUAL TREASURY
MUMBAI 03
Date: 2024.07.26
14:28:19 IST
Reason: Secure
Document
Location: India

::Invoice::

Invoice No. BDR18/992737



Date : 26/07/2021

Transaction ID : 790778210726

Name : जयेश पुंजालाल गडा --

Mobile : 7000000000

Receipt of Document Handling Charges

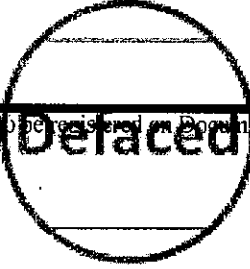
Payment Details

No of Pages :57
Rate Per Page :20
Amount :1140

Card Details

MID :02200000029999
Batch No. : 000045
tid :MH086070

An amount of Rs.1140 / -, towards Document Handling Charges for the Document to be registered on Document No.9307 dated 2021 at the Sub Registrar office S.R. BDR18



::Dupliete Copy::

Invoice No. BDR18/992737



Date : 26/07/2021

Transaction ID : 790778210726

Name : जयेश पुंजालाल गडा --

Mobile : 7000000000

Receipt of Document Handling Charges

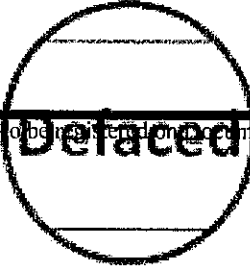
Payment Details

No of Pages :57
Rate Per Page :20
Amount :1140

Card Details

MID :02200000029999
Batch No. : 000045
tid :MH086070

An amount of Rs.1140 / -, towards Document Handling Charges for the Document to be registered on Document No.9307 dated 2021 at the Sub Registrar office S.R. BDR18



नदर - २८		
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SALE DEED

THIS SALE DEED is made at Mumbai, on this ^{th.} 30 day of March, *Dhira*
2021. *Jayesh Gala*

MR. KAMALASHANKAR BHAGAWANTIPRASAD PANDE of Mumbai, through his Constituted Attorney **Mr. Dhiraj Dharamshi Gala** an adult, Indian Inhabitants, having address at Flat No. 3/37, B-wing, 3rd Floor, **ANDHERI SHREERAMWADI Co-operative Housing Society Ltd**, situated at J.P Road, Andheri (West), Mumbai - 400 053, hereinafter called "**THE TRANSFEROR**" (which expression shall, unless it be repugnant to the context or meaning thereof, mean and include him and/or his heirs, executors and administrators) of **THE**



FIRST PART;

AND

MR. JAYESH PUNJALAL GADA, having address at Flat No. 3/37, B-wing, 3rd Floor, **ANDHERI SHREERAMWADI Co-operative Housing Society Ltd.**, situated at J.P Road, Andheri (West), Mumbai - 400 053, adult, Indian Inhabitants hereinafter called "**THE TRANSFEREE**" (which expression shall, unless it be repugnant to the context or meaning thereof, mean and include him and/or his heirs, executor, administrator and assigns) of **THE SECOND PART;**

WHEREAS:

- (a) The Transferors are seized and possessed of or otherwise well and sufficiently entitled to Flat No. 3/37, B-wing, 3rd Floor, measuring 225 sq. ft. Carpet area, of the building known "**ANDHERI SHREERAMWADI Co-operative Housing Society Ltd.**", situated at J.P Road, Andheri (West), Mumbai - 400 053., (hereinafter referred to as "**the said Flat**")

बदर - १८		
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Jayesh P. Gala

(b) The Transferors are also the registered members and shareholders of "ANDHERI SHREERAMWADI Co-operative Housing Society Ltd" registered under the Maharashtra co-operative Societies Act, 1960, under registration No. B.O.M.K.W.H.S.G.T.O/Regd No. 6325 dated 16/10/1992 (hereinafter referred to as "the said society"), and as such are the registered holders of 5 (five) shares of face value of Rs 50/- (rupees fifty only) each, of the aggregate value of Rs. 250/- (Rupees two hundred fifty only) bearing distinctive nos. 66 to 70 (both inclusive) issued by the said society (hereinafter referred to as "the said Shares") and bearing Certificate No.14 in respect of the ownership of the said Flat. The said Flat and the said shares are more particularly described in the Schedule hereunder written and is hereinafter collectively referred to as "the said Flat".

The Transferor is entitled to sell, transfer, convey and assign all the rights, title and beneficial interest in the said Flat No. 37, being on the 3rd floor of the building known as Andheri Shreeramwadi, belonging to The Andheri Shreeramwadi Co-operative Housing Society Ltd of 'the said Society' and also the said shares in favour of the Transferee;

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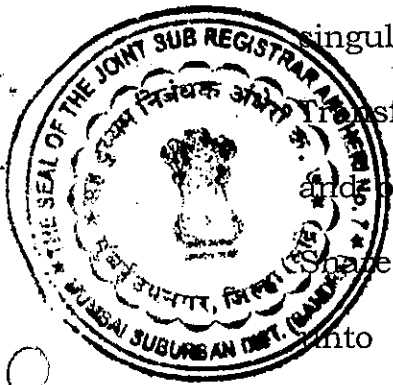
B-wing.

NOW THIS DEED WITNESSETH AND IT IS HEREBY AGREED, CONFIRMED AND RECORDED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:

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Jayshree P. Gade

1. The Transferors hereby transfer, convey and assigns all and singular their rights, title and interest in the said ownership Flat No. 37; B-wing, admeasuring 225 sq. ft. Carpet area on the 3rd floor of the building known as ANDHERI SHREERAMWADI Co-operative Housing Society Ltd, situated at J.P Road, Andheri (West), Mumbai - 400 053., free from all encumbrances and reasonable doubts together with all their rights, title and interest in the said five fully paid up shares of the face value of Rs. 50 each (of the aggregate value of Rs. 250) bearing Nos. 66 to 70 and bearing Certificate No. 14 in the Capital of the said Society and issued by the Society (including Share money, deposits, sinking fund etc.) and as incidental thereto all and singular the beneficial rights, title, interest and property of the Transferor as the registered members of the Society including and ownership of the said Flat (the said Flat and the said Shares are hereinafter collectively referred to as "the said Flat") unto the Transferee at and for the lump sum of price of Rs.20,00,000/- (Rupees Twenty Lacs only). The Transferors has on execution hereof handed over quiet, vacant and peaceful possession of the said Flat to the Transferee as absolute owner thereof.



1. The Transferee shall hereinafter be fully entitled to quietly and peacefully possess, occupy, enjoy and hold the said Flat together with all Sinking Fund, deposits and amounts lying to the credit of the Transferors in the said Society's account for unto and to the use and benefit of the Transferee without any hindrance, lien, charge, interest, denial, demand, interruption, eviction or

बदर - १८		
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Jayashree Gade

claim of whatsoever nature from the Transferors or any person or persons claiming through, under or in trust for the Transferors.

2. The Transferors both hereby further agree and undertake that from time to time and at all times hereafter, at the request of the Transferee herein, they shall do and execute all documents, deeds and writings whatsoever as may be necessary for better and more perfectly transferring the right, title, interest and benefit of the Transferors in the said Flat and every part thereof to the exclusive use and benefit of the Transferee as aforesaid.

3. The Transferors declare and have represented, covenanted and assured to the Transferee:

- (a) That the Transferors have duly paid and discharged in full all the dues and liabilities in respect of the said Flat including the Municipal outgoings, taxes, Repairs charges, Maintenance charges etc. payable to the said Society upto the date hereof;

- (b) That the Transferors are the absolute owners and beneficiary of the said Flat duly standing in the name of the Transferors in the books and all other records of the said society and is absolutely entitled to the same and to all incidental rights thereto and to the exclusive right to the use, enjoyment and occupation of the said Flat and except the Transferors no other person or persons have



बंदर - २८		
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any rights, title, interest, claim or demand of any nature whatsoever upon the said Flat;

(c) That notwithstanding any act, deed, matter or thing whatsoever done, omitted by the Transferors or any person or persons lawfully or equitably claiming by, from, through, or in trust for the Transferors, the Transferors have full power and absolute authority in their own rights to transfer the said Flat and to relinquish and transfer all their rights, title and interest therein in favour of the Transferee;

(d) That neither the Transferors nor anyone on their behalf has committed or omitted any act, deed, matter or thing whereby his holding of the said shares and incidental rights thereto including the right to peaceful use, occupation, ownership and enjoyment of the said Flat and other rights and benefits in respect thereof may become or may be prejudicially affected or encumbered in any manner or whereby the said shares and their right, title and interest therein may become liable to attachment and/or sale whether by a decree or order of the Competent Court or otherwise:

(e) That the Transferors have not created or purported to create any tenancy, license, charge, lease, mortgage, lien or any kind of third party rights over the said Flat and no other person or party have any right, title or interest, claim or demand in to or upon the same either by way of



बदर - ३८		
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Jayashree P. Gade

mortgage, gift, trust, inheritance, lease or otherwise and that the same are free from all encumbrances and there is no pending litigation of any kind whatsoever.

(f) There are no proceedings instituted by or against the Transferors in respect of the said flat pending in any Court or before any authority and the said flat is not under any lispendens.

(g) That the Transferee shall on completion of the transfer peaceably and quietly be entitled to hold and own the said Flat and the said shares and all incidental thereto including the right to enter upon and remain in sale occupation and enjoyment of the said Flat and/or any part thereof in the Transferee own right without any interference ^{Trans} disturbance, interruption, claim or demand whatsoever and/or any person or persons lawfully and equitably claiming by from, through, under or in trust for the Transferors;



that the Transferors have duly complied with observed performed all the Rules, Regulations and Bye-Laws of the said Society and that the Transferors have neither received any notice from the said Society for or in relation to any breach of any of the Rules, Regulations and Bye-laws of the said Society nor are there any action or proceedings pending against the Transferors instituted by the said Society or any member of the said society in respect of the said Flat including any notice or action for

बदर - २८		
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expulsion or termination of the Transferors as the member of the said society; and

- (i) That the Transferors have not received any notice for acquisition or requisition of the said Flat and/or the said shares; relying upon the aforesaid representations, statements, covenants and assurances of the Transferors, the Transferee have purchased the said Flat.
- (j) The Transferors further declare that no notices including any notice for acquisition, requisition or set back by the Government Central or State or by the Municipal Corporation of Greater Mumbai or any other local or public body or authority in respect of the said Flat have been issued to served upon or received by the Transferors or their agent or any person on their behalf and that all previous notices and requisitions, if any, have been duly complied with by the Transferors.



Transferors hereby declare and confirm that what is recited hereinabove in respect of the said Flat and said shares shall be treated as representations and irrevocable declarations on their part as if the same are reproduced herein in verbatim and form part of this clause. The Transferors hereby confirms that the Transferee have agreed to purchase the said Flat relying upon the correctness of the declarations and representations made by the Transferors in the presents.

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5. The Transferors shall pay to the said Society all the dues and outgoings till the date hereof and thereafter the Transferee shall be liable to pay the same.

6. The Transferors have on execution hereof delivered to the Transferee the Original Sale Agreement and Payment receipts, Original Share Certificate along with any other title deeds evidencing the Transferors right, title and interest in the said Flat. The Transferors has also duly executed and delivered the relevant transfer form to the Transferee.

7. The Transferors have represented and assured to the Transferee that their title to the said Flat is free from all encumbrances and claims and reasonable doubts of whatsoever nature. In the event it is found that Transferors title to the said Flat is defective or any claim is made on the said Flat or

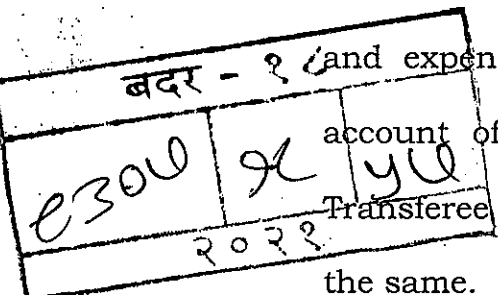
Transferee have suffered any loss or damages by the statements, declarations, representations and assurances made by the Transferors or any claim whether directly or indirectly is made on the said Flat, in that case Transferors agree to indemnify and hereby indemnify the Transferee and/or his nominees/successors in title against all loss, damages, cost

and expenses which may be suffered by the Transferee on account of above and the Transferors shall reimburse the Transferee and/or their nominees and/or successors in title for the same.

8. The Transfer premium / charges and/or donations/contributions payable to the said society for transfer

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of the said Flat in favour of the Transferee shall be borne and paid by the both parties equally.

9. It is agreed between the parties herein that this Deed of Transfer shall be registered before the Registrar of Assurance and that the Transferee agrees and undertakes to bear expenses in respect of Stamp Duty, Registration Charges, Service Charges, V.A.T. and / or any other statutory charge that may be levied on this Deed of Transfer.

10. It is agreed between the parties that they will be individually responsible and pay the individual taxes that will be applicable in respect of this Deed of Transfer.

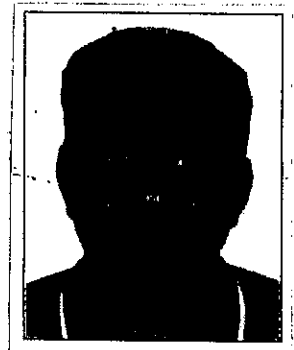
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THE SCHEDULE ABOVE REFERRED TO:

All the rights, title, interest and membership rights in respect of Flat No. 37, B-wing, on 3rd floor, admeasuring 225 sq. ft. Carpet area in the building known as ANDHERI SHREERAMWADI Co-operative Housing Society Limited, situated at J.P Road, Andheri (West), Mumbai - 400 053., constructed in the year 1992 on plot bearing C.T.S. No. 807, in the Village Ambivli, Taluka Andheri. The said building has Ground plus Seven upper floors with lift.

SIGNED, SEALED AND DELIVERED by)

the within named "the TRANSFEROR")



MR. KAMALASHANKAR BHAGAWANTIPRASAD PANDE)

THROUGH HIS CONSTITUTED ATTORNEY)

MR. DHIRAJ DHARAMSHI GALA)



Dhiraj



in the presence of _____
1. Manish Tiwari
2. मनीष तिवारी

SIGNED, SEALED AND DELIVERED by
the within named "the TRANSFEREE"

MR. JAYESH PUNJALAL GADA,



in the presence of _____
1. Manish Tiwari
2. मनीष तिवारी

Jayesh P. Gada

CALL



बदर - १८
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RECEIPT

RECEIVED of and from the withinnamed "the Transferee" a sum of Rs. 20,00,000/- (Rupees Twenty Lacs only) being the full and final consideration in respect of the said Flat No. 37, B-Wing, admeasuring 225 sq. ft. Carpet area on the 3rd floor of the building known as "ANDHERI SHREERAMWADI Co-operative Housing Society Ltd" situated at J.P Road, Andheri (West), Mumbai - 400 053, sold to the Transferee **MR. JAYESH PUNJALAL GADA.**

I SAY RECEIVED
Rs. 20,00,000/-

Dhira

MR. KAMALASHANKAR BHAGAWANTIPRASAD

PANDE through his Constituted Attorney

MR. DHIRAJ DHARAMSHI GALA

Witness

1. *Manish Tiwari* 2. *मनज्योत कान्ठ*



बदर - १८		
<i>०३०४</i>	<i>२९</i>	<i>५४</i>
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বদর - ১৬
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২০২১

The Andheri Shreeramwadi Co-operative Housing Society Limited

(Registered under M.C.S. Act, 1960) Registration No. BOM/KWH/SGTO/REGN.No. 6325.

Certificate No. 014

SHARE CERTIFICATE

BOOK NO. 34

Authorised Share Capital Rs. 50,000=00 Divided into 5,000 Shares of Rs. 10/- each

Member's Register No. 14

This is to certify that Shri/Smt. KAMALASHANKAR BHAGAWATIPRASAD

PANDE.

is the Registered Holder of (FIVE) Shares from

No. 66 to 70 of Rs. 50=00

(RUPEES FIFTY ONLY.) in The Andheri Shreeramwadi

Co-operative Housing Society Limited subject to

Bye-Laws of the said Society and that upon each of such shares the sum of Rupees Ten has been paid.

Given under the Common Seal of the said Society at MUMBAI this 2ND

day of DECEMBER, 2001.


Chairman



S. S. Sani
Hon. Secretary



Authorised
M.C. Member
(P.T.O.)



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2028	23	25

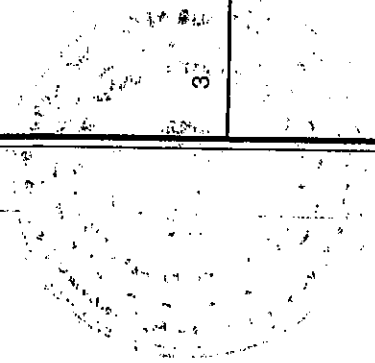
बदल - १८

Memorandum of the Transfers of the within mentioned Shares.

Sr.No. of Transfer	Date of General Meeting of the Managing Committee at which the transfer was approved.	To whom Transferred	Sr.No. in the Share Register at which the transfer of shares held by the Transfer are registered	Sr.No. in the Share Register at which the name of the Transferee is recorded
1	3	Hon. Secretary	4	5 Committee Member
2	Chairman	Hon. Secretary		Committee Member
3	Chairman	Hon. Secretary		Committee Member
4	Chairman	Hon. Secretary		Committee Member
5	Chairman	Hon. Secretary		Committee Member



Handwritten notes in a box: e304/28 yu, 2028



मालमत्ता पत्रक

विभाग/मौजे -- आंबिवली

तालुका/न.भु.मा.का. -- न.भू.अ.अंधेरी

जिल्हा -- मुंबई उपनगर जिल्हा

नगर भुमापन क्रमांक	शिट नंबर	प्लॉट नंबर	क्षेत्र चौ.मी.	धारणाधिकार	शासनाला दिलेल्या आकाराचा किंवा भाड्याचा तपशील आणि त्याच्या फेर तपासणीची नियत वेळ)
८०७/अ/१			चौ. मीटर १०८५.३	ग	

सुविधाधिकार

हक्काचा मुळ धारक
- वर्ष

पट्टेदार

इतर भार

इतर शरे

दिनांक	व्यवहार	खंड क्रमांक	नविन धारक (धा) पट्टेदार (प) किंवा भार (भा)	साक्षात्कन
०४/२०००	मा. मुख्य कार्यकारी अधिकारी झो. पु.प्रा यांचे कडिल पो वि व सामिलीकरण आदेश क्र ११ झो.पु.प्रा /न.भू.अ./३०९/९९/४२३५ व झो.पु.प्रा /न भु क्र / प्र क्र ३०९ २०००दि १८/०२/२००० अन्वये न. भु अ. ८०७ अ व ८०८ पैकी क्षेत्र अनुक्रमे १००७.८ व ७७.५० = १०८५.३ चौ. मीटर क्षेत्राची नविन मि. प उघडुन त्यावर सत्ता प्रकार व धारक नमुद केले न भु क्र ७०७ / अ/१ दिला		(धा) महाराष्ट्र सरकार	फेरफार क्र. १२ प्रमाणे सही - ०४/११/२००० न. भु. अ., अंधेरी



तपासणी करणारा -

खरी नक्कल -

२०११/०७	२१/११/०७	२१/११/०७	२१/११/०७
२१/११/०७	२१/११/०७	२१/११/०७	२१/११/०७
२१/११/०७	२१/११/०७	२१/११/०७	२१/११/०७
२१/११/०७	२१/११/०७	२१/११/०७	२१/११/०७



खरी नक्कल

CERTIFIED TRUE COPY

नगर भुमापन अधिकारी
अंधेरी

SANJAY JOSHI
ARCHITECT (REGD NO. CA 82/7211)

बंदर - १८		
२३०५	२६	५५
२०२१		

Slum Rehabilitation Authority

No. SRA/Eng/ SRD/ 010/MHL/K/W/CC
V floor, Griha Nirman Bhavan,
Bandra (E), Mumbai 400 051.
Date:

2 JUN 2000

To

✓ Shri Sanjay Joshi (Architect)
A/3, Shreenath Bhavan,
Y.R.Tawde Marg, Dahisar(W),
Mumbai-400 068.

Sub : Amended plans/Occupation Permission for the
Composite Bldg. on plot bearing CTS No. 807(pt),
808(pt) of Village Ambivali, J.P.Road, Andheri(West)
under the SRD Scheme for "Shree-Ram CHS" (Regd.)

Ref : Your letter No.Nil dtd.23/2/2000.

Sir,

The amended plans submitted by you alongwith the BCC for the
composite bldg. are hereby approved by this office by regularising the work
carried out beyond previous approved plans under No. SRD/010/MHL/KW
dtd.11/2/97.

The construction work of Composite building i.e. Wing A for sale and Wing
B for Rehab. on above referred plot as per the above amended plans completed
under the supervision of Shri Sanjay Joshi of M/s. Sanjay Joshi Associates
(Architect's License No.CA/82/7211), Structural Engineer Shri. Shree
O.R.HEERA (Lic. No.STR/H/8) and Site Supervisor Shri. K.R.Shah (Lic.
No.5/116/SSI) as shown in red on the final plan may be occupied on the
following conditions.

- 1) That the final P.R.Card with the required mutation entries of BUA/FSI
consumed shall be obtained from D.I.L.R. City Survey Office and
submitted before asking for BCC.
- 2) That the lease agreement with land owning authority shall be executed
before asking for BCC.
- 3) That the payment for extra water and sewerage charges shall be made to
A.E.(WW)K/W before asking for BCC.
- 4) That the 27 Nos. of PAP tenements as marked on the plan shall be handed
over to SRA at free of cost as and when demanded.



CERTIFIED TRUE COPY

SANJAY JOSHI
ARCHITECT (REGD NO.-CA 82/7211)

बदर - १८		
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- 5) That the audited balance sheet duly certified by the C.A. showing the profits in the scheme shall be submitted.
- 6) That the balance LOI/IOD condition, if any, shall be complied with before BCC.
- 7) That the 270A certificate from A.E.(WW) shall be submitted within three months from this occupation certificate.

Note : This permission is issued without prejudice to action under 305,353A of BMC Act.

Yours faithfully,

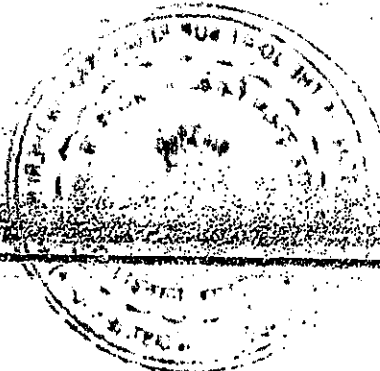
S. R. Kulkarni
Executive Engineer (SR) III

Encl : OCC plan.



बदर - १८		
e300	2L	Y0
२०२४		

Engl/rmj/may 24/repshreeoutkashiS/2



२ - १५५		

नोंदणी क्रमांक:- बी ओ एम (डब्लू) / एच. एस्. जी. (ओ-एच-टीओ-टीओ) / ६३२५
सन. १९९२-९३

नोंदणीचे प्रमाणपत्र

या प्रमाणपत्राद्वारे प्रमाणित करण्यात येत आहे की, अंधेरी

शिरामवाडी को-ऑपरेटिव्ह हीसिंग
सोसायटी, लि. जयप्रकाश रोड, अंधेरी (प)
मुंबई ४०००५२

ही संस्था महाराष्ट्र सहकारी संस्थांचे अधिनियम १९६० मधील (सन १९६१ चा महाराष्ट्र अधिनियम क्रमांक २४) कलम ९ (१) अन्वये नोंदण्यांत आलेली आहे.

उपरिनिर्दिष्ट अधिनियमांच्या कलम १२ (१) अन्वये व महाराष्ट्र सहकारी संस्थांचे नियम १९६१ मधील नियम क्रमांक १० (१) अन्वये संस्थेचे वर्गीकरण गृहनिर्माण संस्था असून उपवर्गीकरण भाडेकह मालकी संस्था / भाडेकह सहभागीवारी संस्था / इतर गृहनिर्माण संस्था आहे.



(सही) टि. एस. जोशी
(दहा) सहासहायिका/निर्वाहकी सहायिका/सहसहायिका
(को-ऑप. सेल) मुंबई गृहनिर्माण व
सहसहायिका मंडळ, मुंबई-४०००५१
मुंबई गृहनिर्माण व विकास मंडळ मुंबई

जयविक बँक प्रकल्प / प्राधिकरण

दिनांक:- १६/१०/१९९२



CERTIFIED TRUE COPY

SANJAY JOSHI
ARCHITECT (REGD NO. GA-02/211)

बदर - १८		
e30v	2e	yo
२०२१		

From:

KAMLASHANKAR B. PANDE
ANDHERI SHREERAM WADI CO-OP.HSG.
SOC.LTD., OPP. BANK OF INDIA,
ANDHERI(W), MUMBAI-400 058.

PARAG ENTERPRISES
K-3/87, D. N. NAGAR,
J.P.ROAD, ANDHERI(W),
MUMBAI-58.

Sir,



Sub: P O S S E S S I O N L E T T E R

Ref: Agreement dated 22/3/1996 for Resi-
dential/Commercial Premises in Shree
Ramwadi Co-op. Hsg. Society Ltd. at
Survey No.121, C.T.S. No.807(Pt),
village Ambivali, Tal.Andheri, Dist.
B.S.D.

This is to place on record and confirm that in terms of the Agreement aforesaid, you have constructed the Building consisting of Stilt + Seven Upper Floors and have handed over to me as one of the tenant/member, vacant and peaceful possession of the Tenament bearing No. 37 on third floor of B Wing duly completed with all the amenities agreed to be provided by you and after my handing over to you the vacant possession of the existing Tenament.

1) As a tenant/member of the Society, I have inspected the said premises allotted and given to me, prior to your handing over the same and I am fully satisfied about the quality of construction, fixtures and fittings as also the amenities provided in the Premises by you.

2) Before taking possession of the said Premises I have seen the sanctioned building plans, IOD and Commencement Certificate as amended till date and am aware of the same.

3) I am aware of the fact that the Occupation Certificate will be issued by the Slum Redevelopment Authority in respect of aforesaid building only after completion of the entire building. The possession of the Premises is being given to me to facilitate and expedite the balance construction work of the building.

4) I confirm that I do not have any claim individually as a tenant/member of the proposed Society against you and confirm the various deeds and documents which may be executed by and between the Society and yourselves as binding deeds, documents and writings to me as tenant/member thereof.

5) I agree and undertake to pay the Stamp Duty and Registration Charges as per the prevailing law and shall keep you indemnified from the same.

... 2 ...

Dhruv D. Bhatt

बंदर - १८		
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२०२१		

6) I confirm that relying upon the Agreement and Under-taking recorded herein, you have handed over the possession of the said Premises to me.

7) As agreed to by me, I shall extend all co-operation for further construction of the building as also maintenance and upkeep of the building as member/tenant of the Society and shall also pay and contribute all the maintenance charges and taxes effective from the date hereunder mentioned.

8) I agree and undertake to sign and execute in future all documents and writings as may be required by you, so as to enable you to complete the entire project of development of the aforesaid property of the Society and effectively sell and transfer the flats/shops and premises therein to the prospective Purchasers.

9) I further confirm that:

a) while furnishing the Tenement, I shall not make any structural changes or any other changes so as to effect the external elevation of the property;

b) I shall not disturb the water supply line (Down-take external branch) nor shall I in any manner alter or damage the electric supply line and D.P. Position;

c) I shall not create any nuisance or store any articles in the landing or in the passage;

d) that I shall do the interior through a qualified architect;

e) I shall contribute and pay all the taxes and outgoings; and

f) I shall not dump debris or any materials in the open place of the property.

10) This is to place on record that I have received possession of the Tenement bearing No. 37 on third Floor of B Wing of the building in good order and condition. I have also received the keys of the Agreed Tenement.

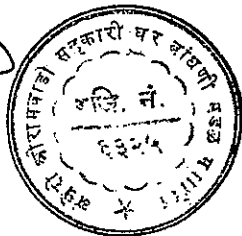
Dated this 15th day of April, 1999.

Yours Truly,

Phaw D Ceder

(KAMLASHANKAR B. PANDE)

CHIRUMAN P. R. Raghavany



SECRETARY T. K. Bapudkar

स्वजिनदार क. क. क. क. क. क.

कार्यकारी मं. सभासद. S. S. Nayak.

कार्यकारी मं. सभासद. कृष्ण वि. डेकर

Phaw D Ceder



2300
39
40
2022

अपेरी श्रीगणेशजी को-ऑपरेटिव्ह हौसींग सोसायटी लि.
जयप्रकाश रोड, अंबेरी (पश्चिम), मुंबई नं. ४०० ०५८.

Application for Registration of Society

To, Bombay, dated 22/01/1902

The Additional/Joint/Deputy/Assistant/Registrar,
Co-operative Societies, Bombay/Thane.

1. We submit herewith a proposal for registration of the following Society along with enclosures as indicated below :
2. We also declare the information given herewith, including that in the enclosures is correct to the best of our knowledge.

- (1) Name of the proposed Society: श्रीरामदास सर सुभ संस्था (पुस्तक)
- (2) Address to be Registered: श्रीरामदास सर सुभ संस्था (पुस्तक) मुंबई - ४०००५८
- (3) Whether liability is limited or unlimited
- (4) Area of operation;
- (5) Object of the Society;
- (6) The amount of preliminary expenditure incurred by the promoters till the date of application and estimate of expenditure likely to be incurred by them thereafter with a view to getting the Society registered.
- (7) Language in which the books and accounts of the Society will be kept.
- (8) Name and address of the person to whom correspondence regarding registration or otherwise should be addressed.

3. We are sending four copies of the proposed bye-laws signed by the applicants. [Not less than 10]

- N.B. (1) In the case of a representative of Society a copy of the resolution of the committee of that Society authorising him to sign on it's behalf this application and bye-laws should be enclosed with this application.
- (2) In the case of corporate body, representative status of the signatory on behalf of the corporate body should be indicated.
 - (3) The expression "Member of family" means a wife, husband, father, mother, grand-father, grand-mother, step-father, step-mother, son, daughter, step-son, step-daughter, grand-son, grand-daughter, brother, sister, half brother, half sister, and wife of brother or half brother.

Enclosures :-

- (1) Bank balance certificate.
- (2) List of person who have contributed to the share capital together with the amount contributed by each of them and the entrance fee to be paid by them.
- (3) The scheme showing the details as to how the working of the society will be economically sound and where the scheme envisages the holding of immovable property by the society, giving description of immovable property proposed to be purchased, acquired or transferred to the society.
- (4) A copy of the resolution authorizing a member of the committee of the registered society to sign the application on behalf of the society.
- (5) A copy of the document authorizing any person to sign the application on its behalf issued by a firm, company or other corporate body, society registered under the Societies Registration Act, 1860 or a public trust registered under any law for the time being in force relating to registration of public trusts.

* To be forwarded when any member of the society to be registered is itself a registered society.

† To be forwarded when any member of the society to be registered is a firm, company or other corporate body or a society registered under the Societies Registration Act, 1860 or a public trust registered under any law for the time being in force relating to registration of public trusts.

अधिका. श्री. रामदास सर सुभ संस्था
श्रीरामदास सर सुभ संस्था (पुस्तक)
मुंबई (पश्चिम) मुंबई - ४०००५८

श्रीरामदास सर सुभ संस्था
श्रीरामदास सर सुभ संस्था (पुस्तक)
मुंबई (पश्चिम) मुंबई - ४०००५८



बदर - १८		
२३०	३२	५१०
२०२२		



ENCLOSURES : 1) Bank Balance Certificate, 2) List of persons who have contributed to Share Capital together with information giving description of immovable property proposed to be acquired or transferred.

No.	Name of the Person	Age	Whether Individual or Corporate Body	Contribution
1	श्री. प्रदीप कुमार शर्मा	40	Individual	₹ 10,000/-
2	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
3	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
4	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
5	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
6	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
7	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
8	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
9	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
10	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
11	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
12	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
13	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
14	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
15	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
16	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
17	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
18	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
19	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
20	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
21	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
22	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
23	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
24	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
25	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
26	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
27	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
28	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
29	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
30	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
31	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
32	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
33	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
34	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
35	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
36	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
37	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
38	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
39	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
40	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
41	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
42	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
43	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
44	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
45	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
46	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
47	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
48	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
49	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-
50	श्री. अशोक कुमार शर्मा	40	Individual	₹ 10,000/-



वदर २८
 २०२१

STATE
 Enclosures to Application

INFORMATION ABOUT PROPOSED SOCIETY

1. Subclassification of the proposed society requested for (Tenant Ownership/Tenant Co-partnership)

भांडवळ भाड्याची संस्था
रेव्ह्यू वी कॉन्ट्रिब्युशन

2. Details of land

(a) Whether Agricultural or non-Agricultural

किंगड रोमी

(b) Location-Survey Number/Plot Number and Revenue Village/Municipal Ward

प्लॉट नं. 929-अ, वी.डी.ए. नं. 100
वडोदरे गावठाण

(c) Area (Square Feet)

9992 चौ.फू. (प्राधान्य)

(d) Whether lease-hold or free-hold

फ्री होल्ड

(e) Name and Address of Vendor

पंतप्रधान महान प्रकल्प, राजमिना मंडळ, वडोदरे

(f) Cost of land (Rs.)

(g) Development cost of land (Rs.)

विक्रीत 2 लक्षांवा विक्रीवैध 2 एच. प्रमा.
100000000 = 90000000

3. Existing Structure

(a) Area constructed (square feet)

(b) Number of Flats

(c) Number of promoter occupying flats

4. Carpet area of Existing/proposed construction (square feet)

900 चौ.फू. प्रत्येकी X 22

(a) Carpet area of residential flats up to 650 square feet

22 X 22

(b) Carpet area of residential Flats above 650 square feet but not above 1000 square feet

कोई नाही

(c) Carpet area of residential Flats above 1000 square feet

कोई नाही

(d) Carpet area of non-residential flats / premises (square feet)

700 चौ.फू. X 22

(e) Total carpet area (square feet)

Source of Finance

(a) From Outside Agency (Rs.)

(b) From Promoters' contribution (Rs.)

(c) Name of outside Agency

गुणवत्कार
(श्री. वल्लभराव कुलकर्णी वाळेंकर)

(Signature of Chief Promoter)
CHIEF PROMOTER

अधोदी श्री. वल्लभराव को-ऑप. होटेल सोसायटी
भोटासवाडी 192 अ. अणु प्रकल्प रोड,
वडोदरे (पश्चिम) जिल्हा नं. 300/192

वॉल्यूम - १८		
६३०	३५	३५
२०२१		





Swachhagraha
स्वच्छता का सव्यग्रह



Scan code to pay your bill via UPI
Use any Bank/ UPI App

adani
Electricity

The power of service

Join us at www.swachhagraha.org
to be part of our cleanliness drive

This electricity bill neither reflects a title nor is to be used as a proof of ownership of any property or premises.

BILL OF SUPPLY RESIDENTIAL

M S PARAG ENTERPRISES
37 ANDHERI SHREE RAM WADI
WING-B J P ROAD ANDHERI W
X
MUMBAI 400058

Mobile No. 98*****78
Email Id
Connected Load in KW:1.00

To update your email Id and mobile no., call us on 19122.

24x7 Powerline
19122 We're listening.

For power interruption, complaint or restoration status

SMS POWER <9 digit account no.> to 7065313030 from any mobile no.
Give us a missed call on 1800 532 9998 from your registered mobile no.
Whatsapp POWER <9 digit account no.> to 9594519122 from any mobile number.

CUSTOMER CARE CENTRE /CORRESPONDENCE ADDRESS / INTERNAL GRIEVANCE REDRESSAL CELL (IGRC)

1st floor, Usha Kiran Bldg., S V Road, Andheri (W), Mumbai - 400 058

www.adanielectricity.com
helpdesk.mumbai@adani.com

Join us on
f t g in

Bill No. 100339490201 Bill Date 03-12-2020 Type of Supply SINGLE PHASE
Bill Distribution No. SOUTH CENTRAL/SC22-ANDHERI (W)/11/454/514/514/022 Cycle No. 11

YOUR CURRENT CONSUMPTION

Tariff	Meter number	Multiplying Factor (MF)	Present reading	Energy consumption Previous reading	Consumption (Unit kWh)	Energy charge (₹)	Fixed charge (₹)	
LT1 (B)	4906452	1	13319.00	13101.00	218.00	862.30	110.00	
TOTAL						218.00	862.30	110.00

TRACK YOUR CONSUMPTION (UNITS)

Billing Month	Last year		This year	
	Units	Amount	Units	Amount
NOV	228	2019	218	1582
Oct	236	2099	222	1612
Sep	212	1859	183	1312
Aug	239	2130	185	1327
Jul	228	2019	223	1620
Jun	251	2250	209	1512

Refer Important Message Section

IMPORTANT MESSAGE

- Tentative meter reading date for your Dec-20 bill is 29-12-2020
- May you continue to shine on with the power of our service this happy Diwali!

ACCOUNT NO.
100944614

BILL MONTH
Nov-20

DUE DATE*
24-12-2020

Electric Smiles
SMILES EARNED ..
1220

DUE AMOUNT
₹1580.00*

SUMMER IS ON

And so are your cooling appliances! Be mindful of your energy consumption during this season as increased usage leads to higher electricity bills.

DISCOUNTED BILL AMOUNT

Round sum bill payable (after discount of ₹13.15) on or before discount date 10-12-2020 **₹1570.00**

LATE PAYMENT BILL AMOUNT

Round sum bill payable (including DPC of ₹ 19.77) after due date 24-12-2020 **₹ 1600.00#**

*Refers only to current bill amount. Previous balance is payable immediately.
#Payable until one month after due date, thereafter interest applicable as per MERC tariff order.
##1 Electric Smile equals 1 reward point credited to your account.

R D NERURKAR
Commercial Management Head
(South Central Division)

fortune
edible oils and foods

Get 5% off on Fortune products!

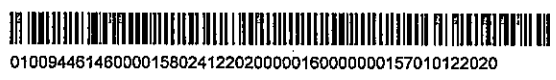
Buy Fortune products worth ₹999 on Amazon pantry. Get ₹50 off on applying coupon code 'Fortune5'

Offer valid only until 31st Dec.

To Advt here, Email: Marketing@scommmedia.com

If paying by cheque, please remember:

- Cheque should be Account Payee of local clearing and not post-dated
- Always attach payment slip. Do not staple.
- Mention A/c No. and respective amount on back of the cheque, when making multiple bill payments by single cheque.
- Make cheque payable to Adani Electricity Mumbai Ltd. A/C No. : 100944614



Nov-20 100944614 /6/

Round sum payable : ₹1580.00 Discounted amount : ₹ 1570.00 Amount after due date : ₹1600.00

Due date : 24-12-2020 Discount date 10-12-2020

बंदर = ₹६

DIV02/R02/454/514
D4272/A4272/B133/S20/R4272

38 50

₹ ० २ १

PAY-IN SLIP FOR CHEQUE DROP

454/133-201

Abb: In receipt: '✓' for cheque, '✓' for cash. EBO E. CONSOLIDATED STAMP DUTY PAID BY ORDER
NO CSD6220207461 dated 27.07.2020



बदर - १८		
e304	82	yu
२०२१		



भारत सरकार
Unique Identification Authority of India
GOVERNMENT OF INDIA

नोंदविण्याचा क्रमांक / Enrollment No 1216/00107/50543

To,
जयेश पुंजालाल गडा
Jayesh Punjalal Gada
S/O Punjalal Gada
37/B SHREE RAMWADI CO-OP HSG. SOC.
J.P. ROAD
OPP. WADIA school ANDHERI WEST
Azad Nagar S.O
Mumbai
Maharashtra 400053

Ref: 193 / 01C / 357535 / 358345 / P



UE114320311IN



आपला आधार क्रमांक / Your Aadhaar No. :

9034 0270 0864

आधार — सामान्य माणसाचा अधिकार



भारत सरकार
GOVERNMENT OF INDIA



जयेश पुंजालाल गडा
Jayesh Punjalal Gada
जन्म वर्ष / Year of Birth : 1970
पुरुष / Male



9034 0270 0864

आधार — सामान्य माणसाचा अधिकार



Jayesh P Gada

बदर - १८		
e300	83	yu
२०२१		



भारत निवडणूक आयोग
Election Commission of India
ओळखपत्र
IDENTITY CARD

DZZ4514196



मतदाराचे नांव : जयेश पुजालाव शहा
Elector's Name : Jayesh Pujalal Shah
वडीलांचे नांव : पुजालाव शहा
Father's Name : Pujalal Shah
लिंग : पू Sex : M
1/1/2006 रोजी वय : 37
Age as on 1/1/2006

Handwritten signature

DZZ4514196

पत्ता 36, श्री राम वाडी भंगार पाडा (ब), जय प्रकाश रोड (उ)

मेट्रो मुंबई उपनगर- 400058

Address 36, Shri Ram Vadi Bhangar Pada (B), Jay Prakash Road N.

Metro Mumbai Suburban- 400058



Handwritten signature
मतदारांविदणी अधिकारी
39-आंबोली विधानसभा मतदारसंघां करिता
Electoral Registration Officer
For 39-Amboli -Assembly Constituency

स्थळ : मुंबई उपनगर
Place : Mumbai Suburban

दिनांक/Date : 08/04/2007

हे पत्र शासनाच्या विविध योजनांसाठी ओळखपत्र म्हणून उपयोगी वापरता येईल.
This card may be used as an Identity Card under different Government Schemes 110/973

बंदर - १८		
२३००	४४	५१०
२०२१		

Handwritten signature



क्रमांक: 42

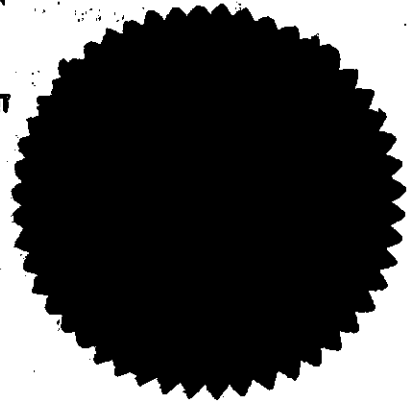
दिनांक 25 NOV 1993

श्री. क. बी. पण्डेय, ए. १३, वाटवडी पुंनर-१४,

F. G. Ghogla, Advocate High Court



मुद्रांक विक्रता



IRREVOCABLE
GENERAL POWER OF ATTORNEY

TO ALL TO WHOM THESE PRESENTS SHALL COME,
Mr. KAMALASHANKAR BHAGWATIPRASAD PANDEY, adult,
Indian Inhabitant of Hut/Room No.KWG 11/1,
Andheri Shriramwadi Co-operative Housing Society
Limited, C.T.S.No.121-A, Opp. Universal Industrial
Estate, 807, J.P. Road, Andheri (W),Bombay-400 058,
SEND GREETINGS :

WHEREAS I am the owner/occupant in respect
of Hut/Room No.KWG 11/1 Andheri Shriramwadi Co-op.
Housing Society Limited, C.T.S. No.121-A, Opp.
Universal Industrial Estate, 807, J.P.Road,Andheri
(West), Bombay-400 058, admeasuring 17' x 30' = 510

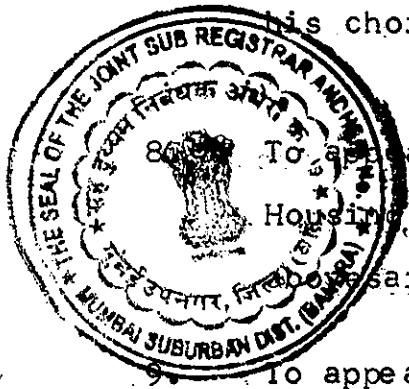
K. B. Pandey

बदर - १८ ... 2.		
१३०५	४५	५५
२०२१		

K. B. Pandey

१३०५	४५	५५
२०२१		

5. To appoint and constitute on my behalf any Advocate, Pleader, Vakil, Sub-Attorney, Solicitors, etc. as and when necessary.
6. To withdraw and to receive documents, papers, moneys etc. from the concerned authorities in respect of the abovesaid premises;
7. To appear before the officers, servants, agents, representatives of the P.M.G.P/ M.H. & A.D. Authority and all other authorities concerned in connection with the abovesaid premises and to get the same duly transferred to the name of my said Attorney or any other person/s of his choice.



To appear before the Registrar of Co-op. Housing Societies in connection with the said premises;



To appear before any officer or committee members of the said Andheri Shriramwadi

बदर - ५८
२३०५
४८ ५५

Co-operative Housing Society Limited, and to attend its meetings and do all such acts, deeds, matters and things as may be required in connection with the abovesaid premises;

10. To defend/institute all the suits, proceedings

K. B. Pandey, 5.

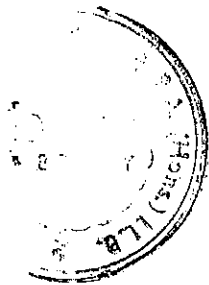
litigations cases relating to the abovesaid premises in all the Courts of law including the civil, Criminal, Appellate and Co-op. Courts and also before the Learned Competent Authority, Appellate Officer of the M.H. &A.D. Authority etc. and to submit all the suits, applications, appeals, rejoinders, petitions, written statements, etc. and to sign vakalatnama to conduct the said proceedings on my behalf;

11. To approach the B.M.C./B.S.E.S./Rationing and other authorities concerned in connection with the abovesaid premises and to obtain all the basic amenities and facilities therein;

12. To transfer/regularise and/or to sell and dispose off the said premises to any other person/s for consideration and to give valid receipts.

To sign and execute all the necessary deeds, documents, agreements, etc. as may be required and to lodge the same for registration and to admit execution thereof.

14. AND GENERALLY to do all such acts, deeds, matters and things as may be required in connection with the abovesaid premises:



K. B. Pandey

बदर - १८		
२३०५	४६	५५
२०२४		

AND I hereby undertake to ratify and confirm all acts, deeds, matters and things done by virtue of these presents of my said attorney and the same shall be binding on me as if the same were done by me personally.

IN WITNESS WHEREOF I have put my signature to these presents of IRREVOCABLE GENERAL POWER OF ATTORNEY at Bombay on this 3rd day of Feb. 1994.

SIGNED AND EXECUTED by the within named Executant Mr. KAMALASHANKAR BHAGWATIPRASAD PANDEY, in the presence of... (EXECUTANT)

K. B. Pandey

Explained & Identified by me;

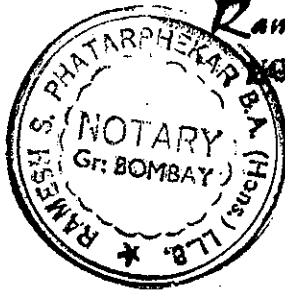
[Signature]
3/2/94

Advocate, High Court.

Tel : 628 93 96
T. G. GHOGLE
B.A., LL.B.
ADVOCATE HIGH COURT
102, Gurukul Society and Society Ltd
Opp. Navrang Cinema, Bhardawadi,
Andheri (W.), Bombay-58.

Before me;

[Signature]
Ramesh S. Phatarphekar



NOTARY GR. BOMBAY;

3 FEB 1994

I accepted power of Attorney
a Dhiraj

DHIRAJ. D. GALA



नदर - २८		
e30v	yo	ye
२०२२		

प्रतिज्ञापत्र/घोषणापत्र

मी/आम्ही खालील सही करणार प्रतिज्ञापत्राद्वारे घोषित करतो की, मा. नोंदणी महानिरीक्षक व मुद्रांक नियंत्रक, महाराष्ट्र राज्य, पुणे यांचे दि. 31/11/2013 रोजीचे परिपत्रकाचे काळजीपूर्वक वाचन केलेले आहे. त्यातील सर्व अटी शर्ती आम्हास कबुल आहेत. तसेच नोंदणीसाठी सादर केलेला दस्तऐवजामधील मिळकत हि फसवणुकद्वारे अथवा दुबार विक्री होत नाही. मी/आम्ही सादर दस्तातील मिळकतीबाबत अभिलेखात शोध घेतलेला आहे. दस्तातील लिहून देणार/घेणार/कुलमुखत्यारधारक हे खरे असून आज रोजी आम्ही सर्व ह्यात आहोत व खात्री करून देण्यासाठी या दस्तासोबत दोन प्रत्यक्ष चांगल्याप्रकारे ओळखणारे इसम स्वाक्षरीसाठी घेऊन आलो आहे. सादर नोंदणीचा दस्तऐवज निष्पादीत करताना नोंदणी प्रक्रियेनुसार आमची वैयक्तिक मालकी (title) तसेच मिळकतीचे मालकाने नेमुन दिलेल्या कुलमुखत्यारधारक (P. A. Holder) लिहून देणार हे ह्यात आहेत व उक्त कुलमुखत्यारपत्र अद्यापही अस्तीत्वात आहे व ते आजपावतो रद्द झालेले नाही याची मी/आम्ही खात्री देत आहोत. सादरची मिळकत शासन मालकीची नसून अतिक्रमण केलेली नाही. दस्तातील मिळकीवर कोणतेही शासकीय, निमशासकीय कर्ज, हक्क, बोजा, हितसंबंध वॅन्क बोजे, विकसन बोजे नाहीत. भविष्यात तसे काही निघाल्यास मी/आम्ही देणार, घेणार साक्षीदार समक्ष निष्पादीत केलेला आहे.

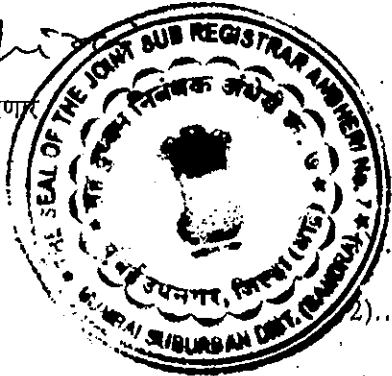
नोंदणी अधिनियमानुसार या दस्तासोबत नोंदणी प्रक्रियेमध्ये जोडण्यात आलेले पुरक कागदपत्रे हे खरे आहेत. दस्तातील मिळकतीचा हस्तांतरणबाबत कोणत्याही मा. न्यायालय/शासकीय कार्यालयाचा मनाई हुकुम नाही. तसेच दावा दाखल नाही किंवा प्रस्तावित नाही. नोंदणी नियम 1961 चे नियम 44 नुसार बाधित होत नाही. याची मी/आम्ही खात्री देत आहोत. मी/आम्ही नोंदविलेल्या व्यवहारात भविष्यात कायदानुसार मुद्रांक शुल्क किंवा नोंदणी फी कमी लावली/कमी पडली/बुडाली असल्यास ती शासन जमा करण्याची जबाबदारी घेणार देणार म्हणून आमची राहिल हे आम्हास कबुल आहे.

मा. न्यायालयाने दिलेल्या निर्णयानुसार (मा. उच्च न्यायालय, नागपुर यांनी गोपाल द्वारकादास पांडे विरुद्ध जिल्हाधीकारी भंडारा व इतर रिट पिटीशन क्र. 29/2003, मध्ये 24/03/2003 रोजी दिलेला निकाल) विक्रेता यांचे मिळकतीचे मालकी हक्क (Title) तपासून पहाण्याची जबाबदारी नोंदणी अधिका-याची नाही. (Title Verification) मालकी हक्काची पडताळणी करण्याची जबाबदारी ही ट्रान्सफर ऑफ प्रॉपर्टी ॲक्ट, 1882 कलम 55 नुसार संबधीत व्यवहार करणा-या उभय पक्षकारांची असते याची आम्हास पूर्ण जाणीव आहे.

स्थावर मिळकतीविषयी सध्या होत असलेली फसवणुक/बनावट/संगनमत व त्या अनुषंगाने पोलीस स्टेशनमध्ये दाखल होत असलेले गुन्हे हे माझ्या दस्तऐवजातील मिळकतीविषयी होऊ नये म्हणून नोंदणी अधिनियम, 1908 चे कलम 82 तरतुदीचे अधीन राहून मी/आम्ही प्रतिज्ञापत्र/घोषणापत्र लिहून देत आहोत. तसेच मी/आम्ही नोंदणी प्रक्रियेमध्ये कोणत्याही प्रकारचे गुन्हा घडणारे कृत्य केलेले नाही. भविष्यात कोणत्याही प्रकारचा कायदेशीर प्रश्न उदभवल्यास किंवा कोणतेही गुन्हे घडल्यास मी/आम्ही व दस्तऐवजातील सर्व निष्पादक व ओळख देणारे जबाबदार राहणार आहोत. याची आम्हास पूर्ण जाणीव आहे.

नोंदणी अधिनियम, 1908 चे कलम 83 भारतीय दंड संहिता 1960 मधील नमूद असलेल्या 7 वर्षांच्या शिक्षेस मी/आम्ही पात्र राहणार आहोत याच मला/आम्हाला पूर्णपणे जाणीव आहे. त्यामुळे हे प्रतिज्ञापत्र/घोषणापत्र दस्ताचा भाग म्हणून जोडत आहे.

लिहून देणार



साक्षीदार

१२/०७/२०१३

Manish Tiwari

लिहून घेणार

मिळकतीचा
वापस

मिळकतीचा क्र. 30/बी. सि. मंडला, शेकी मीरम वाडी,

को. ए. ए. ए. - शेकी ए. ए. ए. (५३)

बदर - २८		
२३०४	५९	५५
२०२१		

आयकर विभाग
 INCOME TAX DEPARTMENT
 DHIRAJ DHARAMSHI GALA
 DHARAMSHI KARSAN GALA
 08/10/1970
 Permanent Account Number
 AALPG7451N
 Dhiraj
 Signature
 भारत सरकार
 GOVT OF INDIA
 19062017

Dhiraj



बदर - १८		
e30u	y2	yu
२०२१		



भारतीय विशिष्ट ओळख प्राधिकरण

भारत सरकार
Unique Identification Authority of India
Government of India

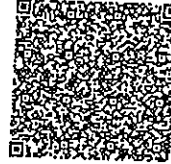
नोंदविण्याचा क्रमांक / Enrollment No 1218/61086/26075

To,
जितेंद्र वेलजीभाई गडा
Jitendra Veljibhai Gada
S/O: Veljibhai Gada
Swapnalok Building, B Wing, Flat No-202
Dixit Road
Near Captain Hotel Vileparle East
Mumbai
Vileparle (East) Mumbai
Maharashtra 400057
9820101193

Ref: 332 / 02H / 615705 / 615877 / P



SH108840114FT



आपला आधार क्रमांक / Your Aadhaar No. :

5571 3653 4053

आधार - सामान्य माणसाचा अधिकार

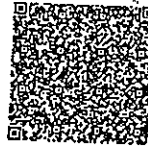


भारत सरकार

Government of India



जितेंद्र वेलजीभाई गडा
Jitendra Veljibhai Gada
जन्म वर्ष / Year of Birth : 1982
पुरुष / Male



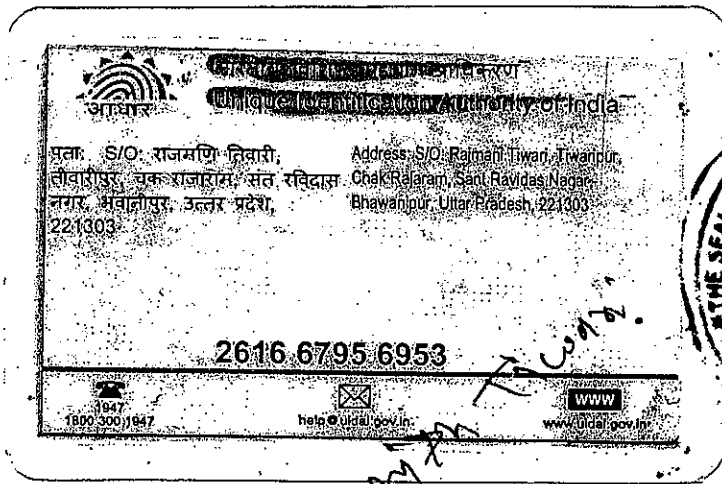
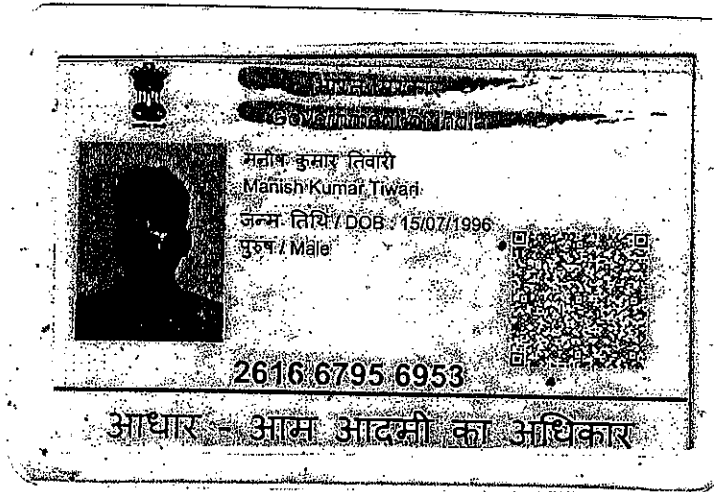
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बंदी ०१० ०५१

आधार - सामान्य माणसाचा अधिकार



बंदर - १८		
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बदर - १८		
२३०५	५५	५५
२०२१		

514/9307
सोमवार, 26 जुलै 2021 2:18 म.नं.

दस्त गोषवारा भाग-1

बदर18
दस्त क्रमांक: 9307/2021

दस्त क्रमांक: बदर18 /9307/2021

बाजार मूल्य: रु. 39,67,883/- मोबदला: रु. 20,00,000/-

भरलेले मुद्रांक शुल्क: रु.1,20,000/-

मुद्रांक शुल्क माफी असल्यास तपशिल :-

1) Mudrank 2020/CR136/M1(Policy) :Mumbai : Mudrank 2020/CR136/M1(Policy) :Mumbai (01-01-2021 to 31-03-2021)

दु. नि. सह. दु. नि. बदर18 यांचे कार्यालयात

अ. क्रं. 9307 वर दि.26-07-2021

रोजी 2:12 म.नं. वा. हजर केला.

पावती:10119

पावती दिनांक: 26/07/2021

सादरकरणाराचे नाव: जयेश पुंजालाल गडा - -

नोंदणी फी रु. 30000.00

दस्त हाताळणी फी रु. 1140.00

पृष्ठांची संख्या: 57

दस्त हजर करणाऱ्याची सही:

एकुण: 31140.00

Joint S.R. Andheri-7

सह. दुय्यम निबंधक, अंधेरी क्र. ७

दस्ताचा प्रकार: सेल डीड

Joint S.R. Andheri-7

सह. दुय्यम निबंधक, अंधेरी क्र. ७

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

शिकका क्रं. 1 26 / 07 / 2021 02 : 12 : 46 PM ची वेळ: (सादरीकरण)

शिकका क्रं. 2 26 / 07 / 2021 02 : 15 : 16 PM ची वेळ: (फी)

प्रतिज्ञापत्र

सदर दस्तऐवज हा नोंदणी कायदा १९०८ अंतर्गत असलेल्या तरतुदीनुसार नोंदणीस दाखल केलेला आहे. दस्तातील संपूर्ण सजकूर निष्पादक व्यक्ती, साक्षीदार व सोबत जोडलेल्या कागदपत्रांची सत्यता तपासली आहे. दस्ताची सत्यता, वैधता कायदेशीर बाबींसाठी दस्त निष्पादक व कबुलीधारक हे संपूर्णपणे जबाबदार राहतील.

Dhiraj

लिहून घेणारे

Jyeshth P. Gada

लिहून घेणारे

बदर - १८		
२३०७	५६	५५
२०२१		



दस्त गोषवारा भाग-2

बदर18

दस्त क्रमांक:9307/2021

26/07/2021 2 20:35 PM

दस्त क्रमांक :बदर18/9307/2021

दस्ताचा प्रकार :-सेल डीड

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:कमलशंकर भगवंतीप्रसाद पांडे तर्फे मुखत्यार धीरज धरमशी गाला पत्ता:प्लॉट नं: 3/37 बी विंग, माळा नं: तिसरा मजला, इमारतीचे नाव: अंधेरी श्रीरामवाडी को ऑप हौ सो लि, ब्लॉक नं: अंधेरी पश्चिम मुंबई, रोड नं: जे पी रोड, महाराष्ट्र, मुम्बई. पिन नंबर:AALPG7451N	लिहून देणार वय :-51 स्वाक्षरी:-		
2	नाव:जयेश पुंजालाल गडा - - पत्ता:प्लॉट नं: 3/37 बी विंग, माळा नं: तिसरा मजला, इमारतीचे नाव: अंधेरी श्रीरामवाडी को ऑप हौ सो लि, ब्लॉक नं: अंधेरी पश्चिम मुंबई, रोड नं: जे पी रोड, महाराष्ट्र, मुम्बई. पिन नंबर:AAKPG8933A	लिहून घेणार वय :-51 स्वाक्षरी:-		

वरील दस्तऐवज करून देणार तथाकथित सेल डीड चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ: 26 / 07 / 2021 02 : 16 : 54 PM

ओळख:-

खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	अंगठ्याचा ठसा
1	नाव:योगेश मोरे - - वय:45 पत्ता:सप्रे बंगला विलेपार्ले पूर्व मुं. पिन कोड:400057		
2	नाव:जितेंद्र वेलजीभाई गडा - - वय:39 पत्ता:202, बी विंग, स्वप्रलोक बिल्डिंग, दीक्षित रोड, विले पार्ले पूर्व, मुंबई पिन कोड:400057		

शिक्का क्र.4 ची वेळ: 26 / 07 / 2021 02 : 17 : 37 PM

शिक्का क्र.5 ची वेळ: 26 / 07 / 2021 02 : 17 : 42 PM नोंदणी पुस्तक 1 मध्ये

Joint S.R. Andheri 7

सह, दय्यम निबंधक, अंधेरी क्र. ७

Sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	JAYESH PUNJALAL GADA	eChallan	00040572021032508377	MH013957195202021E	40000.00	SD	0001913687202122	26/07/2021
2	JAYESH PUNJALAL GADA	eChallan	00040572021032510493	MH013958387202021E	40000.00	SD	0001913685202122	26/07/2021
3	JAYESH PUNJALAL GADA	eChallan	00040572021032511585	MH013959327202021E	40000.00	SD	0001913681202122	26/07/2021
4		POS		790778210726	1140	RF	D790778210726	26/07/2021
5		eChallan		MH013960310202021E	30000	RF	0001913691202122	26/07/2021

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

प्रमाणित करपोत येते की, या

9307 /2021

Know Your Rights as Registrants

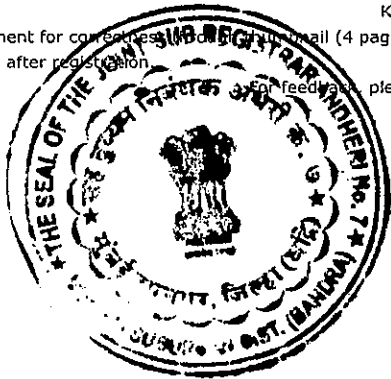
दस्तामध्ये त्रुटी

...पाने आहेत.

1. Verify Scanned Document for correctness and get printout (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

सह, दय्यम निबंधक, अंधेरी क्र.-७,
मुंबई उपनगर जिल्हाबदर-१८/ २३०७ /२०२१
पुस्तक क्रमांक १, क्रमांक १....वर
मिदला.
दिनांक: 26/07/2021सह, दय्यम निबंधक, अंधेरी क्र.-७,
मुंबई उपनगर जिल्हा.

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. अंधेरी 7

दस्त क्रमांक : 9307/2021

नोदणी :

Regn:63m

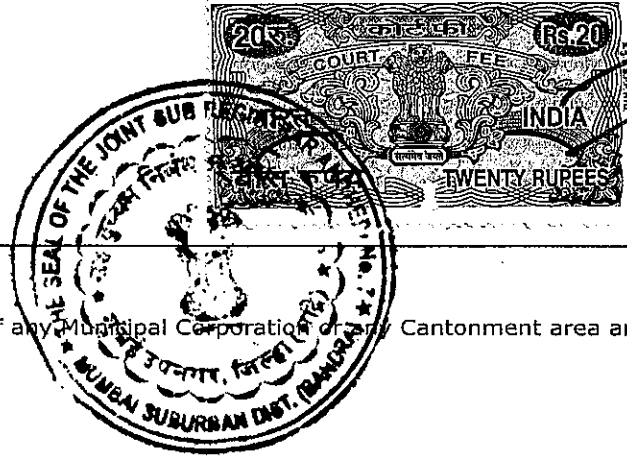
26/07/2021

गावाचे नाव : आंबिवली

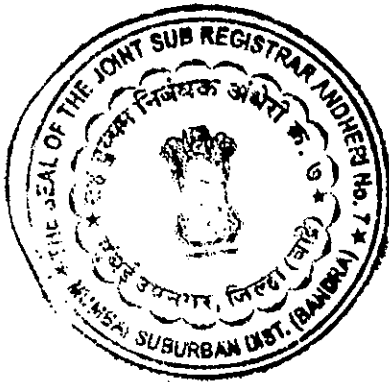
(1) विलेखचा प्रकार	सेल डीड
(2) मोबदला	2000000
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते समुद करावे)	3967883.14
(4) भू-मापन, पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव: Mumbai Ma.na.pa. इतर वर्णन : सदनिका नं: 37, बी विंग, माळा नं: तिसरा मजला, इमारतीचे नाव: अंधेरी श्रीरामवाडी को ऑप हौ सो लि, ब्लॉक नं: अंधेरी पश्चिम मुंबई 400053, रोड : जे पी रोड, इतर माहिती: सदनिकेचे क्षेत्र 225 चौरस फूट कार्पेट (C.T.S. Number : 807 ;)
(5) क्षेत्रफळ	1) 25.09 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:-कमलशंकर भगवंतीप्रसाद पांडे तर्फे मुखत्यार धीरज धरमशी गाला - - वय:-51; पत्ता:-प्लॉट नं: 3/37 बी विंग, माळा नं: तिसरा मजला, इमारतीचे नाव: अंधेरी श्रीरामवाडी को ऑप हौ सो लि, ब्लॉक नं: अंधेरी पश्चिम मुंबई, रोड नं: जे पी रोड, महाराष्ट्र, मुंबई. पिन कोड:-400053 पॅन नं:-AALPG7451N
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-जयेश पुंजालाल गडा - - वय:-51; पत्ता:-प्लॉट नं: 3/37 बी विंग, माळा नं: तिसरा मजला, इमारतीचे नाव: अंधेरी श्रीरामवाडी को ऑप हौ सो लि, ब्लॉक नं: अंधेरी पश्चिम मुंबई, रोड नं: जे पी रोड, महाराष्ट्र, मुंबई. पिन कोड:-400053 पॅन नं:-AAKPG8933A
(9) दस्तऐवज करून दिल्याचा दिनांक	30/03/2021
(10) दस्त नोदणी केल्याचा दिनांक	26/07/2021
(11) अनुक्रमांक, खंड व पृष्ठ	9307/2021
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	120000
(13) बाजारभावाप्रमाणे नोदणी शुल्क	30000
(14) शेरा	

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- (i) within the limits of any Municipal Corporation or Cantonment area annexed to it.



दस्तासाबत सूची क्र. II



खरी प्रत

सह. दुय्यम निबंधक, अंधेरी क्र. ७
मुंबई उपनगर जिल्हा.

Payment Details

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
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3	JAYESH PUNJALAL GADA	eChallan	00040572021032511585	MH013959327202021E	40000.00	SD	0001913681202122	26/07/2021
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