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२०५० / ४३१३६
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## CONSENT LETTER

Dipali Sureshrao Kharode Age 31, Occ- Service R/o Near Canara Bank, DP Road Murtizapur, Tq. Murtizapur, Dist. Akola do hereby executes letter of consent as under:-

4) That vide registered agreement to sale dated 25/01/2021 bearing No 556, I agreed to purchase Flat No306 in the apartment known as " Shivprasadam Residency"

5) That Developer and Builder, had informed me about permission granted to owner/builder to construct two flats on Fifth Floor and in view of said change deed of declaration is required to be amended and there would be change in undivided share in land .

6) I do here by accord my consent to amend deed of declaration and further state that if deed of declaration is amended I shall not raise any dispute with landlord and builder. Hence this consent letter executed on 21-04-2022

Kharode

दिपाली सुरेश खारोडे

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## CONSENT LETTER

Chandrashekhar Baban Bankar Age 28, Occ- Business R/o behind Dadaji Temple, Dadaji Nagar, Savner Tq. & Dist. Nagpur,do hereby executes letter of consent as under:-

10) That vide registered agreement to sale dated 26/03/2021 bearing No 1895, I agreed to purchase Flat No407 in the apartment known as " Shivprasadam Residency"

11) That Developer and Builder, had informed me about permission granted to owner/builder to construct two flats on Fifth Floor and in view of said change deed of declaration is required to be amended and there would be change in undivided share in land .

12) I do here by accord my consent to amend deed of declaration and further state that if deed of declaration is amended I shall not raise any dispute with landlord and builder. Hence this consent letter executed on 21-04-2022

Mr. Chandrushekhar Bankar
Akola.

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IN THE COURT OF SUB-DIVISIONAL OFFICER, AKOLA

Revenue Case No. 53/2/70.71 of Malkapur

Applicant :- Shri Shrinivas Rishiram Sharma & others of Akola

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2040/9413
2022

: ORDER :

( Passed this 19th day of Feby. 1973. )

This is an application made under Section 44(1) of the Maharashtra Land Revenue Code, 1966, by Shri Shrinivas Rishiram Sharma & others of Akola Tq. & District Akola. The applicant intends to convert his agricultural land S.No. 19/2 Area one acre situated in Malkapur for residential /~~commercial~~ ~~Industrial~~ purpose.

2. The applicant has furnished following documents alongwith the application.

i) Copy of Record of Rights of S.No. 19/2
ii) Tipan-Utara.
iii) Cro-Statement for the ~~year(s)~~ _____
iv) Layout.

3. The layout furnished by the applicant was referred to the Assistant Director, Town Planning, for his remarks. He has finally approved the layout as per his letter No. नाउक.नरच/कोपाकरण/अकोला/999 dated 11.5.72. The Municipal Council, Akola, has also accorded its approval to the layout by its resolution No. 8 passed on 24.6.72 in its general meeting.

4. The applicant has also undertaken to abide by the conditions to be imposed while granting the permission to convert the land.

5. The land to be converted falls within the Nagpur Perimeter and as such the non-agricultural assessment at the rate of 0.08 paise per square metre shall be charged.

After going through the case record, I see no objection to grant the necessary permission to divert the said land.

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SUB DIVISIONAL OFFICER AKOLA

For Private Use
Court Fee Not Applicable

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7. I, therefore, grant permission to the applicant under Section 44(2)(c) of the Maharashtra Land Revenue Code, 1966, to divert agricultural land measuring 43,560 sq.ft. out of S.No. 19/2 of Malkapur for non-agricultural purpose on following conditions.

1. The applicant shall use the land only for the purpose for which permission has been granted.

2. The applicant shall pay the non-agricultural assessment as shown in the statement 'A'.

3. The applicant shall communicate in writing to the Tahsildar, Akola, and Nazul Tahsildar, Akola, the date of actual commencement of non-agricultural use, within thirty days from such date. Failing this, the applicant shall be liable for punishment as per Rule 6 of the Maharashtra Land Revenue (Conversion of Use of Land and Non-agricultural Assessment) Rules, 1969.

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4. The applicant shall not modify, alter or make any changes in the approved layout without prior permission of this court.

5. No plot shall be further sub-divided without prior permission of this court.

6. While making construction margin as shown below shall be left in case of each plot.

A) Front. - 15 feet
B) Either side - >½ feet
C) Rear. - 10 feet

7. The built up area in any plot shall not exceed 1/3rd of the total area of such plot. The building shall not have more than three storeys including ground floor.

8. There shall be only one main building on any plot and the distance between any two buildings shall not be less than 20 feet.

9. The lane, roads, drains and open spaces( reserved for garden play grounds) shall be developed to the satisfaction of the Municipal Council, Akola, and shall be handed over to the Municipal Council, Akola, free of cost.

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For Private Use
Courts Copy Not eRicative
Head Clerk
Collectorate, Akola