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WHEREAS, the PURCHASER here-in-above approached to the SELLER for the purchase of Row House for their Residential Purpose out of the said land and mentioned in the schedule here under written and has agreed to pay the cost of construction along-with the price for undivided share in land relatable to the Super Built up area of the said Row house to the DEVELOPER, AND;

WHEREAS, the SELLER has all rights to transfer the said proportionate undivided share in land relatable to the said Row house along with Construction to the PURCHASER here-in-above, AND;

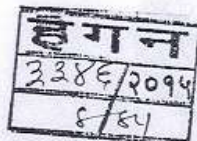
WHEREAS, the SELLER agreed to sell said Row house having No.B-5 admeasuring about 130.063 Sq. Mtrs of Super Built up area on with 11.634 % in Block No.1-B, for a consideration of Rs. /- (Rs.) agreeing inter-alia that they will execute a SALE DEED relating to the said Row House in favour of the PURCHASER, AND;

WHEREAS, the PURCHASER agreed to purchase the said Row House from the SELLER hereinabove for the said consideration, AND;

WE the parties said above do hereby of our free will and consent agree to and confirm the terms and conditions of sale agreed to between us which are as under.

**NOW THEREFORE, THIS AGREEMENT TO SELL
WITNESSES AS FOLLOWS:**

1. The SELLER is the sole and Exclusive owner of ALL THAT piece and parcel of Plot No.1-B admeasuring about 566.71 Sq.Mtrs with on going construction Row House scheme known as **JP NAKSHATRA** out of All That Town Planning Sanctioned Survey No.147 admeasuring about 1.38 Hec. i.e. 13800.00 Sq. Mt, Situated at Mouza : Sukali(Gup), P.S.K. No. 45, Land Revenue Rs.276, Tahsil : Hingna and District : Nagpur and ALL THAT piece and parcel of land having Survey. No.148 admeasuring about 1.81 Hec. i.e 18100.00 Sq. Mt, Situated at Mouza : Sukali (Gup), P.S.K. No.45, Tahsil : Hingna and District : Nagpur, Thus total land admeasuring about 31900.00 Sq.Mtrs, and more particularly described in the schedule hereunder written, and SELLER as the owner of the together agrees to sell the Row house having No.B-5 admeasuring about 130.063 Sq. Mtrs of Super Built up area on with 11.634 % in Block No.1-B More particularly described in the schedule here under written to the PURCHASER for a total consideration of **Rs.28,00,000/- (Rs. Twenty Eight Lakhs Only).**



सन 2014 नुसार येणारे

मुल्यांकन रु. 20,40,000/-

सह दस्तावेज प्रमाणित
हिंगना**AGREEMENT TO SELL**

RS. /-

(RS.)

Market Value Rs.

/-

THIS **AGREEMENT TO SELL** is executed at Nagpur on
this day of : BY AND BETWEEN :

01. M/S J.P. INFRASTRUCTURES, A Proprietary Concern acting through its PROP. **SHRI JAGDISHPRASAD S/O HANUMANMAL SHARMA**, aged about 60 years, Occupation : Business, Resident of Yash Plaza, Nagpur, here-in-after known and referred to as the "SELLER" which term shall unless repugnant to context or meaning thereof always mean and include **SELLER** as well as his heirs, legal representatives, successors, executors, administrators and assigns of THE FIRST PART, AND;
IT PAN NO. **ABQPS3413E**

02. SHRI JAGDESH S/O GOVIND SHAHIR, aged about 30 years, Both Occupation : Business, Resident of S-3, Shrimaya Apartment, B-Sector, Sarv-dhamra Colony, Bhopal, here-in-after Jointly known and referred to as "**PURCHASER**" which term shall unless repugnant to context or meaning thereof always mean and include the said **PURCHASER** as well as his/her heirs, legal representatives, successors, executors, administrators and assigns of THE SECOND PART, AND;
PAN NO. DMXPS6529C

WHEREAS, the SELLER is the Sole and Exclusive Owner of ALL THAT piece and parcel of Plot No.1B admeasuring about 566.71 Sq.Mtrs out of All That Town Planning Sanctioned Survey No. 147 admeasuring about 1.38 Hec. i.e. 13800.00 Sq. Mt, Situated at Mouza: Sukali(Gup), P.S.K. No. 45, Land Revenue Rs.276, Tahsil : Hingna and District : Nagpur and ALL THAT piece and parcel of land having Survey. No.148 admeasuring about 1.81 Hec. i.e 18100.00 Sq. Mt, Situated at Mouza : Sukali (Gup), P.S.K. No.45, Tahsil : Hingna and District : Nagpur, Thus total land admeasuring about 31900.00 Sq.Mtrs, Situated at JP PARK and more particularly described in the schedule hereunder written thereof, AND;

WHEREAS, the SELLER has got Sanction plan of the building to be constructed on the said Plots from the Assistant Director of Town Planning Department, Branch Office, Nagpur vide office letter No. 3336 Dt. 31.08.2010, and Approved from Collector Nagpur vide Construction Permit having Revenue Case No. 196/MRC.81(MRTP-2000/Construction Permission)2009-2010 Dt.31.08.2010, , AND;

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