Owner details		
Owner Name	Postal Address	Contact Number
MAHALAXMI AEDIFICATORS PRIVATE LIMITED	Plot No. 203, Manglim Apartment, Behind wadalwar Lawn, NAGPUR,Nagpur-440010 Maharashtra	9930364222
MR HARSH ANISH CHHAJED	FLAT NO. 103,BIRDI MANGALAM APARTMENTSBIRDI, KHARETOWN, DHARAMPETH, NAGPUR	9930364222
SHRI RAHUL JAGDISH BONDRE	plot no. 17 paradise society, new somalwara, khamla road, nagpur	9850540901

DETAILS OF LAYOUT/SUBDIVISION OF LAND							
1.a) Village	1.b)Parcel No.(S.No./H.No., C.S.No., F.P.No.,Sub Plot No.Gut No)	Type(1.Raw/Adjoining Land,2.Sanctioned,3.Gunthewari)	1.i)Area in SqM as per revenue record	1.g)Area as per pMeasurement Plan	1.h)Area as per POA	1.j)Area as per pDemarcated	1.j)Area in possession	1.k)Stringent Area in SqM
VIHIRGAON	181/1/A 181/2/A ,	Raw/Adjoining Land	41202.00	39757.16	0.00	0.00	0.00	39757.16
Total Amalgamated Plot			41202.00	39757.16	0.00	0.00	0.00	39757.16

Amenity CALCULATION	
Name	Area
AMENITY SPACE	1985.80
TOTAL	1985.80

RECREATIONAL CALCULATION	
Name	Area
OPEN SPACE 2	1773.64
OPEN SPACE 1	2198.24
TOTAL	3971.88

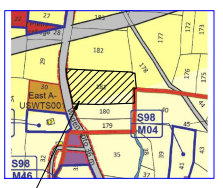
AREA UNDER AMENITY SPACE										
A						33.456	X	39.370	=	1317.163 SQ.M
B	1/2	X	20.418	+	20.141	20.280	X	10.035	=	203.505 SQ.M
C	1/2	X	20.141	+	19.577	19.859	X	23.421	=	465.118 SQ.M
						TOTAL			=	1985.8 SQ.M

AREA UNDER OPEN SPACE										
A	1/2	X	29.575	+	29.189	29.382	X	9.402	=	276.250 SQ.M
B	1/2	X	29.189	+	29.021	29.105	X	3.861	=	112.374 SQ.M
C	1/2	X	29.021	+	28.677	28.849	X	5.806	=	167.497 SQ.M
D	1/2	X	2.991	+	4.09	3.541	X	8.983	=	31.804 SQ.M
E	1/2	X	4.864	+	6.638	5.751	X	11.324	=	65.124 SQ.M
F	1/2	X	6.638	+	7.244	6.941	X	4.315	=	29.950 SQ.M
G	1/2	X	7.244	+	7.806	7.525	X	4	=	30.100 SQ.M
H	1/2	X	7.806	+	8.015	7.911	X	1.485	=	11.747 SQ.M
I						19.069	X	50.487	=	962.737 SQ.M
J	1/2	X	8.015	+	10.045	9.030	X	14.17	=	127.955 SQ.M
K	1/2	X	10.045	+	11.432	10.739	X	9.686	=	104.013 SQ.M
L	1/2	X	11.432	+	12.209	11.821	X	5.53	=	65.367 SQ.M
M	1/2	X	12.209	+	12.694	12.452	X	3.446	=	42.908 SQ.M
N	1/2	X	12.694	+	13.003	12.849	X	2.204	=	28.318 SQ.M
O	1/2	X	13.003	+	13.358	13.181	X	2.582	=	34.032 SQ.M
P	1/2	X	13.358	+	13.648	13.503	X	2.183	=	29.477 SQ.M
Q	1/2	X	13.648	+	13.96	13.804	X	2.347	=	32.398 SQ.M
R	1/2	X	13.96	+	14.428	14.194	X	3.445	=	48.898 SQ.M
S	1/2	X	14.428	+	14.623	14.526	X	1.388	=	20.161 SQ.M
T	1/2	X	14.623	+	14.799	14.711	X	1.252	=	18.410 SQ.M
U	1/2	X	14.799	+	14.982	14.891	X	1.303	=	19.402 SQ.M
V	1/2	X	14.982	+	15.115	15.049	X	0.951	=	14.311 SQ.M
										3272.344
A1						30.265	X	29.279	=	886.129 SQ.M
A2	1/2	X	14.205	+	14.019	14.112	X	33.794	=	476.901 SQ.M
C	1/2	X	19.693	+	19.584	19.638	X	33.46	=	657.696 SQ.M
						TOTAL			=	1773.638 SQ.M
										4046.882

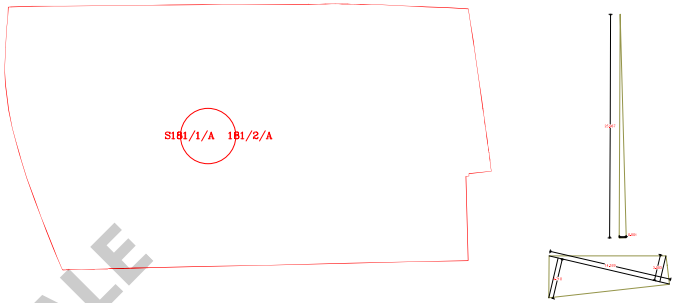
AREA UNDER ESS AND STP						
ESS		5	X	5	=	25.000 SQ.M
WTP	2	5	X	5	=	50.000 SQ.M
		TOTAL			=	75.000 SQ.M
		TOTAL OPEN SPACE			=	3971.882 SQ.M

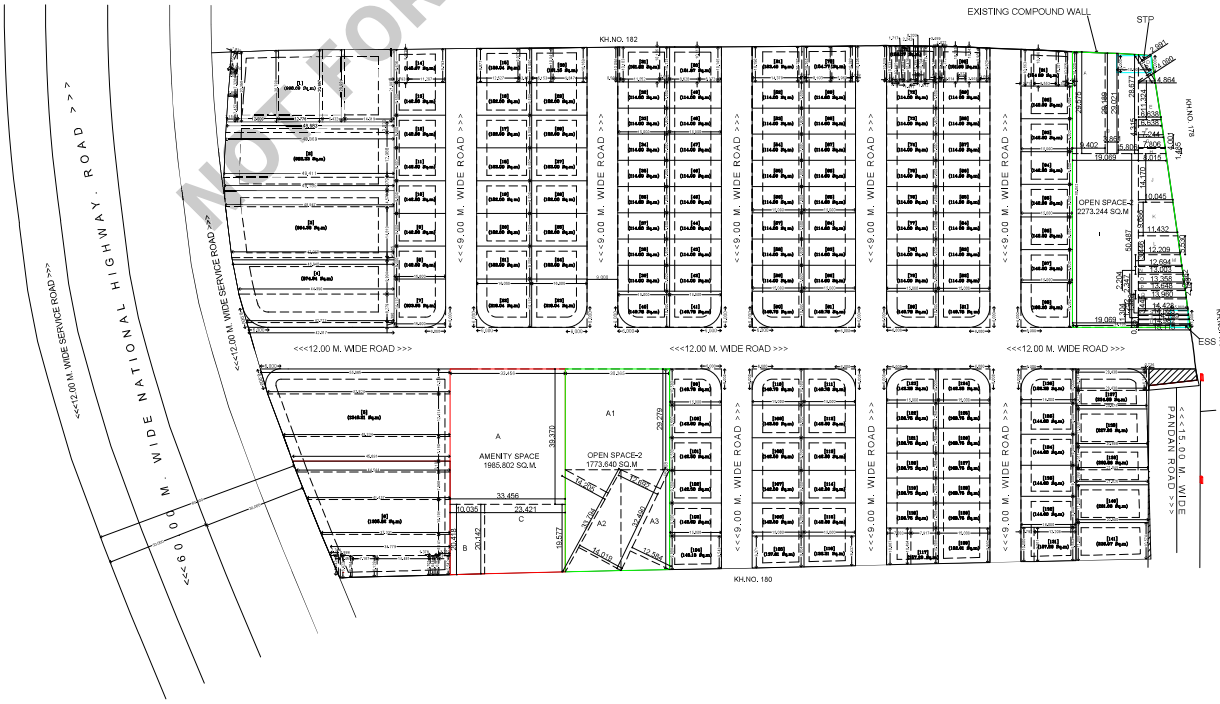
AREA UNDER 15.00M ROAD										
A	1/2	X	4.71	+	3.083	3.897	X	14.359	=	55.950 SQ.M
B	1/2	X				0.801	X	25.967	=	10.400 SQ.M
						TOTAL			=	66.35 SQ.M

PLOT NO	PLOT SIZE												PLOT AREA SQ.M.	CORNER ROUNDING AREA DJ ROAD (F.AMT.)	REMAINING PLOT AREA IN SQ.M.		PRO-RATA F.S.I. FACTOR	R/UP AREA ON PRO-RATA BASIS i.e. (D X E)	FRONT ROAD WIDTH (M.)	BASIC F.S.I.	PERMISSIBLE R/UP AREA ON BASIC FSI (F X H)	NO.OF PLOTS	NET AREA IN SQ.M.	NET PLOT AREA FOR FSI (SQ.M)
A													B	C	D		E	F	G	H	I	J	K	L
	1/2	X	1.830	+	1.910	1.770	X	5.372	=	10.570														
	1/2	X	2.092	+	2.698	2.365	X	7.326	=	17.326														
	1/2	X	2.698	+	3.154	2.926	X	7.457	=	21.819														
1	1/2	X	20.499	+	20.788	20.644	X	12.000	=	247.722	0.000		998.690	X	2.010	2007.37	36.000	1.100	2208.10	1	998.690	2007.367		
	1/2	X	20.788	+	20.897	20.843	X	12.778	=	266.427														
	1/2	X	20.897	+	20.951	20.924	X	6.432	=	134.583														
	1/2	X	20.951	+	21.083	21.017	X	14.319	=	300.942														
	1/2	X	48.683	+	48.869	48.776	X	3.033	=	147.938														
2	1/2	X	48.869	+	49.411	49.140	X	12.988	=	638.216	0.000		982.330	X	2.010	1974.48	36.000	1.100	2171.93	1	982.330	1974.484		
	1/2	X	49.411	+	49.195	49.303	X	5.979	=	294.772														
	1/2	X	49.195	+	48.947	49.071	X	4.576	=	224.540														
3	1/2	X	48.947	+	47.058	48.003	X	14.819	=	711.347	0.000		964.330	X	2.010	1938.30	36.000	1.100	2132.13	1	964.330	1938.304		
	1/2	X	47.058	+	46.940	46.999	X	0.605	=	28.434														
	1/2	X	46.940	+	44.990	45.965	X	9.994	=	459.374														
4	1/2	X	44.990	+	42.723	43.857	X	8.279	=	363.088	6.630		874.940	X	2.010	1758.63	36.0/12.00	1.100	1934.49	1	874.940	1758.630		
	1/2	X	42.723	+	42.317	42.520	X	1.390	=	59.108														
	1/2	X	53.085	+	52.924	54.005	X	7.224	=	392.829														
5	1/2	X	52.924	+	48.334	50.629	X	12.454	=	630.162	8.280		1340.210	X	2.010	2713.51	36.0/12.00	1.100	2983.10	1	1340.210	2713.512		
	1/2	X	48.334	+	45.691	47.013	X	7.150	=	336.139														
	1/2	X	45.691	+	44.544	45.118	X	3.105	=	140.080														
	1/2	X	44.544	+	41.437	42.991	X	7.966	=	342.462														
	1/2	X	41.437	+	37.331	39.384	X	10.195	=	401.540														
	1/2	X	37.331	+	34.779	36.055	X	6.141	=	221.414														
	1/2	X		+		2.344	X	5.642	=	6.612														
6	1/2	X	3.842	+	6.422	6.032	X	0.586	=	3.535	0.000		1305.820	X	2.010	2624.70	36.000	1.100	2887.17	1	1305.820	2624.698		
	1/2	X	6.422	+	6.264	6.343	X	3.459	=	21.940														
	1/2	X	6.264	+	6.128	6.196	X	7.367	=	44.407														
	1/2	X	6.128	+	5.701	5.915	X	15.481	=	91.562														
	1/2	X	5.701	+	5.644	5.673	X	1.378	=	7.817														
	1/2	X	5.644	+	5.631	5.638	X	1.153	=	6.500														
	1/2	X	5.631	+	5.542	5.587	X	3.210	=	17.933														
7						19.110	X	15.000	=	211.650	7.720		203.930	X	1.330	271.227	12.00/9.00	1.100	298.350	1	203.930	271.227		
8 TO 13						9.500	X	15.000	=	142.500	0.000		142.500	X	1.330	189.525	9.000	1.100	208.478	6	855.000	1137.150		
14	1/2	X	9.636	+	9.670	9.653	X	3.793	=	36.609	0.000		145.670	X	1.330	193.741	9.000	1.100	213.115	1	145.670	193.741		
	1/2	X	9.670	+	9.796	9.797	X	11.397	=	109.093														
15	1/2	X	9.877	+	9.917	9.927	X	12.527	=	124.350	0.000		159.040	X	1.330	211.523	9.000	1.100	232.676	1	159.040	211.523		
	1/2	X	9.917	+	10.000	9.989	X	3.473	=	34.690														
16 TO 21						9.500	X	16.000	=	152.000	0.000		152.000	X	1.330	202.160	9.000	1.100	222.376	6	912.000	1212.960		
22 & 23						14.110	X	16.000	=	225.760	7.720		218.040	X	1.330	289.993	12.00/9.00	1.100	318.992	2	436.080	579.986		
24 TO 29						9.500	X	16.000	=	152.000	0.000		152.000	X	1.328	201.856	9.000	1.100	222.042	6	912.000	1211.136		
30	1/2	X	10.000	+	10.041	10.021	X	6.153	=	61.646	0.000		161.150	X	1.330	214.329	9.000	1.100	235.762	1	161.150	214.329		
	1/2	X	10.041	+	10.103	10.072	X	9.847	=	99.194														
	1/2	X	10.096	+	10.103	10.100	X	0.565	=	5.705														
31	1/2	X	10.103	+	10.136	10.120	X	11.552	=	116.880	0.000		151.820	X	1.330	201.921	9.000	1.100	222.113	1	151.820	201.921		
	1/2	X	10.136	+	10.131	10.134	X	2.883	=	29.215														
32 TO 39						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.620	9.000	1.100	166.782	8	912.000	1212.960		
40 & 41						10.500	X	15.000	=	157.500	7.720		149.780	X	1.330	199.207	9.00/12.00	1.100	219.128	2	299.560	398.415		
42 TO 49						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.620	9.000	1.100	166.782	8	912.000	1212.960		
50	1/2	X	10.113	+	10.145	10.129	X	6.372	=	64.542	0.000		151.870	X	1.330	201.987	9.000	1.100	222.186	1	151.870	201.987		
	1/2	X	10.145	+	10.190	10.168	X	14.379	=	147.027														
51	1/2	X	10.190	+	10.261	10.226	X	14.978	=	153.400	0.000		153.400	X	1.330	204.022	9.000	1.100	224.425	1	153.400	204.022		
	1/2	X	10.261	+	10.265	10.263	X	0.821	=	8.373														
52 TO 59						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.620	9.000	1.100	166.782	8	912.000	1212.960		
60 & 61						10.500	X	15.000	=	157.500	7.720		149.780	X	1.330	199.207	9.00/12.00	1.100	219.128	2	299.560	398.415		
62 TO 69						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.620	9.000	1.100	166.782	8	912.000	1212.960		
	1/2	X	10.265	+	10.308	10.287	X	6.469	=	66.554														
70	1/2	X	10.308	+	10.389	10.349	X	5.969	=	61.770	0.000		154.770	X	1.330	205.844	9.000	1.100	226.429	1	154.770	205.844		
	1/2	X	10.389	+	10.405	10.397	X	0.928	=	9.648														
	1/2	X	10.559	+	10.533	10.546	X	1.466	=	15.460														
	1/2	X	10.533	+	10.495	10.514	X	2.205	=	22.132														
	1/2	X	10.495	+	10.464	10.480	X	1.717	=	17.991														
	1/2	X	10.464	+	10.438	10.451	X	1.477	=	15.436														
74	1/2	X	10.408	+	10.393	10.400	X	6.444	=	67.017	0.000		455.370	X	1.330	267.67	9.000	1.100	220.72	6	455.4	267.672		
	1/2	X	10.393	+	10.394	10.394	X	0.203	=	2.110														
	1/2	X	10.394	+	10.365	10.380	X	1.612	=	16.732														
	1/2	X	10.365	+	10.303	10.334	X	3.459	=	35.745														
	1/2	X	10.303	+	10.291	10.297	X	0.719	=	7.404														
72 TO 79						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.563	9.000	1.100	166.719	8	912.000	1212.504		
80 & 81						10.500	X	15.000	=	157.500	7.720		149.780	X	1.330	199.207	9.00/12.00	1.100	219.128	2	299.560	398.415		
82 TO 89						7.600	X	15.000	=	114.000	0.000		114.000	X	1.330	151.620	9.000	1.100	166.782	8	912.000	1212.960		
	1/2	X	10.291	+	10.272	10.282	X	1.022	=	10.508														
	1/2	X	10.272	+	10.191	10.232	X	4.514	=	46.181														
90	1/2	X	10.191	+	10.142	10.167	X	2.523	=	25.650	0.000		151.650	X	1.330	201.694	9.000	1.100	221.863	1	151.650	201.694		
	1/2	X	10.142	+	9.965	10.054	X	3.934	=	39.550														
	1/2	X	9.965	+	9.829	9.897	X	3.007	=	29.760														
	1/2	X	10.663	+	10.495	10.580	X	3.712	=	39.271														
91	1/2	X	10.495	+	10.201	10.349	X	6.553	=	67.815	0.000		154.890	X	1.330	206.004	9.000	1.100	226.605	1	154.890	206.004		
	1/2	X	10.201	+	10.055	10.128	X	3.380	=	33.726														
	1/2	X	10.055	+	10.000	10.028	X	1.405	=	14.080														
92 TO 97						9.500	X	15.000	=	142.500	0.000		142.500	X	1.330	189.525	9.000	1.100	208.478	6	855.000	1137.150		
98						13.062	X	15.000	=	195.930	7.720		188.210	X	1.330	250.306	12.00/9.00	1.100	275.337	1	188.210	250.306		
99						10.500	X	15.000	=	157.500	7.720		149.780	X	1.330	199.207	12.00/9.00	1.100	219.128	1	149.780	199.207		
100 TO 103						9.500	X	15.000	=	142.500	0.000		142.500	X	1.330	189.525	9.000	1.100	208.478	4	570.000	758.100		
104	1/2	X	9.808	+	9.543	9.676	X	13.000	=	145.130	0.000		145.130	X	1.329	192.733	9.000	1.100	212.006	1	145.130	192.733		
105	1/2	X	9.371	+	9.004	9.188	X	15.000	=	137.810	0.000		137.810	X	1.328	183.012	9.000	1.100	201.313	1	137.810	183.012		
106 TO 109						9.500	X	15.000	=	142.500	0.000		142.500	X	1.330	189.525	9.000	1.100	208.478	4	570.000	758.100		
110 & 111						10.500	X	15.000	=	157.500	7.720		149.780	X	1.330	199.207	9.00/12.00	1.100	219.128	2	299.560	398.415		
112 TO 115						9.500	X	15.000	=	142.500	0.000		142.500	X	1.330	189.525	9.000	1.100	208.478	4	570.000	758.100		
116	1/2	X	9.004	+	8.837	8.921	X	15.000	=	132.310	0.000		132.310	X	1.330	175.972	9.000	1.100	193.570	1	132.310	175.972		
	1/2	X	10.667	+	10.494	10.581	X	7.083	=	74.942														
117	1/2	X	10.494	+	10.309	10.402	X	7.917	=	82.349	0.000		157.290	X	1.330	209.196	9.000	1.100	230.116	1	157.290	209.196		
						7.250	X	15.000	=	108.750	0.000		108.750	X	1.330	144.638	9.000	1.100	159.101	5	543.750	723.188		
118 TO 122						10.000	X	15.000	=	150.000	7.720		142.280	X	1.330	189.252	12.00/9.00	1.100	208.176	2	284.560	378.465		
123 TO 126						7.250	X	15.000	=	108.750	0.000		108.750	X	1.330	144.638	9.000	1.100	159.101	5	543.750	723.188		
130	1/2	X	10.309	+	9.960	10.135	X	15.000	=	152.010	0.000		152.010	X	1.330	202.173	9.000	1.100	222.391	1	152.010	202.173		
131	1/2	X	10.000	+	9.911	9.956	X	3.792	=	37.750														
	1/2	X	9.911	+	9.663	9.787	X	12.208	=	119.460														
132 TO 135						9.000	X	16.000	=	144.000	0.000		144.000	X	1.330	191.520	9.000	1.100	210.672	4	576.000	766.080		
136						10.000	X	16.000	=	160.000	7.720		152.280	X	1.330	202.532	12.00/9.00	1.100	222.786	1	152.280	202.532		
						20.430	X	6.241	=	127.495														
137	1/2	X	20.430	+	20.575	20.503	X	5.422	=	111.165	8.280		744.880	X	1.330	917.991	15.00/12.00	1.100	924.630	1	744.880	917.991		
	1/2	X	6.241	+	6.179	6.210	X	0.716	=	4.571														
138	1/2	X	20.575	+	20.868	20.722	X	11.000	=	227.930	0.000		227.930	X	1.330	303.147	15.000	1.100	333.462	1	227.930	303.147		
139	1/2	X	20.868	+	21.045	20.957	X	6.611	=	138.585	0.000		230.860	X	1.330	307.044	15.000	1.100	337.748	1	230.860	307.044		
	1/2	X	21.045	+	21.026	21.036	X	4.389	=	92.325														
140	1/2	X	21.026	+	20.980	21.003	X	11.000	=	231.030	0.000		231.030	X	1.330	307.270	15.000	1.100	337.997	1	231.030	307.270		
141	1/2	X	21.000	+	10.574	10.787	X	20.980	=	226.070	0.000		226.070	X	1.330	300.675	15.000	1.100	330.740	1	226.070	300.675		
																			TOTAL	141	26014.97	37791.098		



PROPOSED SITE ON KH.NO. 181





NOT FOR SALE