BEFORE THE COMPETENT AUTHORITY & DY. COLLECTOR
URBAN LAND CEILING, NAGPUR.

Case No.3155/76

O R D E R

(Passed on this 30th day April, 1982)

Shri Maroti Rama Bobade has filed this return u/s 6(1) of the Urban Land (C&R) Act, 1976 on 31-12-76.

2. On the basis of information furnished in the return and the documents filed by the declarant he is held as owner of the following properties, the particulars of which are given as below:

Sr. No.	Village	S.No./ Plot No.	Total area	Area under non-vacant land.	Balance area of vacant land with share.
1.	Chichabhawan	214	2549-00	--	2549-00
2.	-do-	245 246	4649-00	--	4694-00
3.	-do-	247- 248	4533-00	--	4533-00
4.	-do-	258	2023-00	--	2023-06
5.	-do-	263/2	1902-00	27-87	1874-13
6.	-do-	310/3	16268-00	--	16268-00
7.	-do-	House	53-88	--	53-88

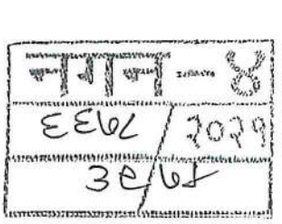
3. The areas under properties at Sr.No. 1 to 6 are recorde for Residential & Industrial use in Regional Development Plan of Nagpur Urban Agglomeration.

4. The declarant has not applied for exemption u/s 20 of t Act.

5. The declaranthasnot submitted the scheme u/s 20 and 21 for weaker section housing.

Under Annexure I of the statement the declarant has shown his interest to retain entire of land shown in Sr.No. 1 to 6 of mouza Chichabhawan.

6. On the basis of information given in the statement and the documents filed by the declarant the draft statement u/s 8(1) along with a notice u/s 8(3) for 30495-01 sq.m. of surplus vacant land was prepared and served on the declarant on 22-2-82.





- 4 -

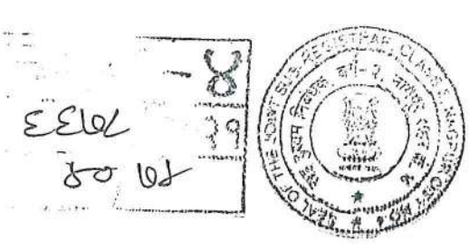
7. The declarant has not filed objections to the draft statement.

8. Thus after allowing the declarant to retain 1500 sq.m. of land inclusive of the built up area containing dwelling unit in his possession as shown in part D of the final statement, the residual area measuring 30495-01 sq.m. as shown in part F of the final statement is declared as surplus vacant land and is required to be surrendered by the declarant.

9. Final statement u/s 9 of the Urban Land (C&R)Act, 1976 is accordingly prepared and issued for service on the declarant.

30.4.82

Competent Authority &
Dy.Collector(U.L.C.)
Nagpur.



BEFORE THE COMPETENT AUTHORITY & DY.COLLECTOR
URBAN LAND CEILING, NAGPUR.

Case No.3156/76

O R D E R

(Passed on this 30th day of October,82)

Shri Madhaorao Rama Bobade has filed this return u/s 6(1) of the Urban Land(C&R)Act,1976 on 31-12-76.

2. On the basis of information furnished in the return and the documents filed by the declarant he is held as owner of the following properties, the particulars of which are given as below -

Sr. No.	Village	S.No./ Plot No.	Total area	Area under non-vacant land.	Balance area of vacant land with share.
1.	Chichabhawan	204	5625-00	- -	5625-00
2.	-do-	209	2751-00	--	2751-00
3.	-do-	206	1983-00	3/4th share	1487-25
4.	-do-	210,211	3884-00	3/4th share	2913-00
5.	-do-	262	1133-00	3/4th share	849-75
6.	-do-	207	2670-00	3/4th share	2002-50
7.	-do-	263/	769-00	3/4th share	576-75
8.	-do-	310/1	11736-00	3/4th share	8802-00
9.	-do-	310/4	4047-00	3/4th share	3335-25
10.	-do-	House	136-56	- -	136-56

3. The areas under properties at Sr.No. 1 to 7 are reserved for residential & Sr.No.8 to 9 for Industrial use in Regional Development Plan of Nagpur Urban Agglomeration.

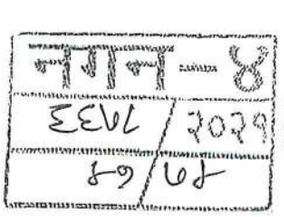
4. The declarant has not applied for exemption u/s 20 of the Act.

5. The declarant has not submitted the scheme u/s 20 and 21 for weaker section housing.

Under Annexure I of the statement the declarant has shown his interest to retain entire of land shown in Sr.No. 1 to 10 of mouza Chichabhawan.

6. On the basis of information given in the statement and the documents filed by the declarant the draft statement u/s 8(1) along with a notice u/s 8(3) for 26679-06 sq.m. of surplus vacant land was prepared and served on the declarant on 29-6-82.

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(71)

7. The declarant has not filed objections to the draft statement.

8. Thus after allowing the declarant to retain 1500 sq.m. of land inclusive of the built up area containi- dwelling unit in his possession as shown in part D of the final statement, the residual area measuring 26679-06 sq.m. as shown in part F of the final statement is declared as surplus vacant land and is required to be surrendered by the declarant.

9. Final statement u/w 9 of the Urban Land(C&R) Act,76 is accordingly prepared and issued for service on the decalrant.

Competent Authority &
Dy.Collector(U.L.C.)
Nagpur.

401/3627
Sunday,March 28 ,2021
3:11 PM

पावती

Original/Duplicate
नोंदणी क्रं. :39म
Regn.:39M

पावती क्रं.: 3963 दिनांक: 28/03/2021

गावाचे नाव: अंधेरी
दस्तऐवजाचा अनुक्रमांक: वदर15-3627-2021
दस्तऐवजाचा प्रकार : स्पेशल पॉवर ऑफ अॅटर्नी
सादर करणाऱ्याचे नाव: रसेश बी. कनाकिया

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 300.00
पृष्ठांची संख्या: 15	
एकूण:	रु. 400.00

आपणास मूळ दस्त ,थंबनेल प्रिंट,सूची-२ अंदाजे
3:30 PM ह्या वेळेस मिळेल.

सह.दु.नि. अंधेरी-4

बाजार मुल्य: रु.0.0 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 500/-

सह. दुय्यम निबंधक, अंधेरी क्र. ४,
उपनगर मुंबई

1) देयकाचा प्रकार: POS रक्कम: रु.300/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 462045210328 दिनांक: 28/03/2021
बँकेचे नाव व पत्ता:
2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH014130236202021P दिनांक: 28/03/2021
बँकेचे नाव व पत्ता:

REGISTERD ORIGINAL DOCUMENT
DELIVERED ON 30 MAR 2021

बाजार - ४
EEUC / २०२१
४३/७४

2527

CHALLAN

MTR Form Number-6

GRN	MH014133195202021P	BARCODE	Date	26/03/2021-19:22:19	Form ID	25.2

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	AABPK3454F
Office Name	BDR15_JT SUB REGISTRAR ANDHERI 4	Full Name	MR RASESH BABUBHAI KANAKIA
Location	MUMBAI		
Year	2020-2021 One Time	Flat/Block No.	215 Atrium, 10th Floor, C.T.S. No. 215
Account Head Details	Amount In Rs.	Premises/Building	
0030045501 Stamp Duty	500.00	Road/Street	Andheri Kurla Road, Andheri East
0030063301 Registration Fee	1000.00	Area/Locality	MUMBAI
		Town/City/District	
		PIN	4 0 0 0 9 3
		Remarks (If Any)	PAN2=AASPK5262C~SecondPartyName=MR HIMANSHU BABUBHAI KANAKIA~
Total	1,500.00	Amount In Words	One Thousand Five Hundred Rupees Only

DEFACED ₹1500.00 DEFACED

बदर - १५
३६१० ७ १५

Payment Details	STATE BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	10000502[illegible]6053427	6006100418117
Cheque/DD No.		Bank Date	RBI Date	26/03/2021-19:24:15	Not Verified with RBI
Name of Bank		Bank-Branch		STATE BANK OF INDIA	
Name of Branch		Scroll No. , Date		Not Verified with Scroll	

SUB REGISTRAR BR-4, MUMBAI SUB REGISTRAR

Mobile No. 9619311322

Department ID :
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for document to be registered elsewhere.
सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(IS)-401-3626	0006619373202021	28/03/2021-15:06:28	IGR189	500.00
2	(IS)-401-3626	0006619373202021	28/03/2021-15:06:28	IGR189	1000.00
			Total Defacement Amount		1,500.00

Print Date 28-03-2021 03:45:10

बदर - ४
EE16L/2029
४४/०४

SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 ANDHERI CITY NO-4

voice No. BDR15/969528

Transaction ID : 462045210328

ate : 28/03/2021

Mobile :

ame : रमेश बी. फनाकिया

Receipt of Document Handling Charges

Payment Details		Card Details
No of Pages :15	Defaced	MID :02200000027699
Rate Per Page :20		Batch No. : 000035
Amount :300		tid :MH065367

n amount of Rs.'300 / -, towards Document Handling Charges for the Document to be registered on Document No.3627 dated 2021 at the Sub Registrar office S.R. DR15

::Duplicte Copy::

nvoice No. BDR15/969528

Transaction ID : 462045210328

ate : 28/03/2021

Mobile :

lame : रमेश बी. फनाकिया

Receipt of Document Handling Charges

Payment Details		Card Details
No of Pages :15	Defaced	MID :02200000027699
Rate Per Page :20		Batch No. : 000035
Amount :300		tid :MH065367

n amount of Rs.'300 / -, towards Document Handling Charges for the Document to be registered on Document No.3627 dated 2021 at the Sub Registrar office S.R. BDR15

बदर - १५

३६२८ | २ | २५

२०२१

SUB-REGISTRAR ANDHERI-4, MUMBAI SUBURBAN DISTRICT

सह. दुय्यम निबंधक, अंधेरी क्र. ४

MUMBAI SUBURBAN

नगन - ४

६६८७ / २०२१

४/०४

SUB-REGISTRAR, CLASS-II ANDHERI NO.4

CHALLAN
MTR Form Number-6

GRN	MH014130236202021P	BARCODE	Date	26/03/2021-18:54:38	Form ID	48(f)

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	AABPK3454F
Office Name	BDR15_JT SUB REGISTRAR ANDHERI 4	Full Name	MR RASESH BABUBHAI KANAKIA
Location	MUMBAI		
Year	2020-2021 One Time	Flat/Block No.	-
		Premises/Building	

Account Head Details	Amount In Rs.
0030045501 Stamp Duty	500.00
0030063301 Registration Fee	100.00
Total	600.00

Road/Street	-
Area/Locality	MUMBAI
Town/City/District	
PIN	4 0 0 0 5 6
Remarks (If Any)	SecondPartyName=MRS RASHMI JATIN SHAH MR SHASHANK ZILU PARAB AND MR DARSHAN NITINBHAI DOSHI~
Amount In Words	Six Hundred Rupees Only

DEFACED ₹600.00 DEFACED

बदर - १५ | 3E510 | 3 | १५ | २०२१

Payment Details	STATE BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	10000502021032605187	8837025207631
Cheque/DD No.		Bank Date	RBI Date	26/03/2021-18:55:39	Not Verified with RBI
Name of Bank		Bank-Branch		STATE BANK OF INDIA	
Name of Branch		Scroll No. , Date		Not Verified with Scroll	

Mobile No. : 9619311322

Department ID :
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन फक्त दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(IS)-401-3627	0006619404202021	28/03/2021-15:11:15	IGR189	100.00
2	(IS)-401-3627	0006619404202021	28/03/2021-15:11:15	IGR189	500.00
			Total Defacement Amount		600.00

Print Date 28-03-2021 03:45:28

नगन - ४ | ६६८८ | २०२१ | ४६ | ७४

SEAL OF THE JOINT SUB-REGISTRAR, CLASS-2, NAGPUR CITY NO.4

CHALLAN

MTR Form Number-6

GRN	MH014130236202021P	BARCODE		Date	26/03/2021-18:54:38	Form ID	48(f)

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	AABPK3454F
Office Name	BDR15_JT SUB REGISTRAR ANDHERI 4	Full Name	MR RASESH BABUBHAI KANAKIA
Location	MUMBAI		
Year	2020-2021 One Time	Flat/Block No.	-
		Premises/Building	
		Road/Street	
		Area/Locality	MUMBAI
		Town/City/District	
		PIN	4 0 0 0 5 3
		Remarks (If Any)	SecondPartyName=MRS RASHMI JATIN SHAH MR SHASHANK ZILU PARAB AND MR DARSHAN NITINBHAI DOSHI~

बदर - १५

२०२१

Account Head Details	Amount In Rs.
0030045501 Stamp Duty	500.00
0030063301 Registration Fee	100.00
Total	600.00

Amount In Words	Six Hundred Rupees Only

Payment Details	STATE BANK OF INDIA

Cheque-DD Details		FOR USE IN RECEIVING BANK			
		Bank CIN	Ref. No.	10000502021032609467	33879[illegible]207631
Cheque/DD No.		Bank Date	RBI Date	26/03/2021-18:55:39	Not Verified with RBI
Name of Bank		Bank-Branch		STATE BANK OF INDIA	
Name of Branch		Scroll No. , Date		Not Verified with Scroll	

Mobile No. : 9619311322

Department ID :

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 दस्तांसाठी लागु आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागु नाही.

Print Date 26-03-2021 06:57:48

नागपूर - ३

६६८८ / २०२१

६७/१८

बदर - १५

३६८७	५	११

२०२१

SPECIAL POWER OF ATTORNEY

TO ALL TO WHOM THESE PRESENTS SHALL COME, I, **Mr. Rasesh Babubhai Kanakia,** Indian Inhabitant, residing at Niyati Residence, Plot No.34, N.S. Road No.9, JVPD Scheme, Juhu, Vile Parle (West), Mumbai – 400 056; **SEND GREETINGS:**

A. WHEREAS I the owner / assignee of rights of immovable property being situated in and around Mumbai, Thane, Nashik, Goa, Nagpur, Panvel, Virar, Wada and in some parts across India is entitled to develop, sell, transfer, convey the same. I am also holding properties as Partner of various firms and Director of various Companies holding various properties.

Rashmi

६६७	२०२१	
६८	७४	