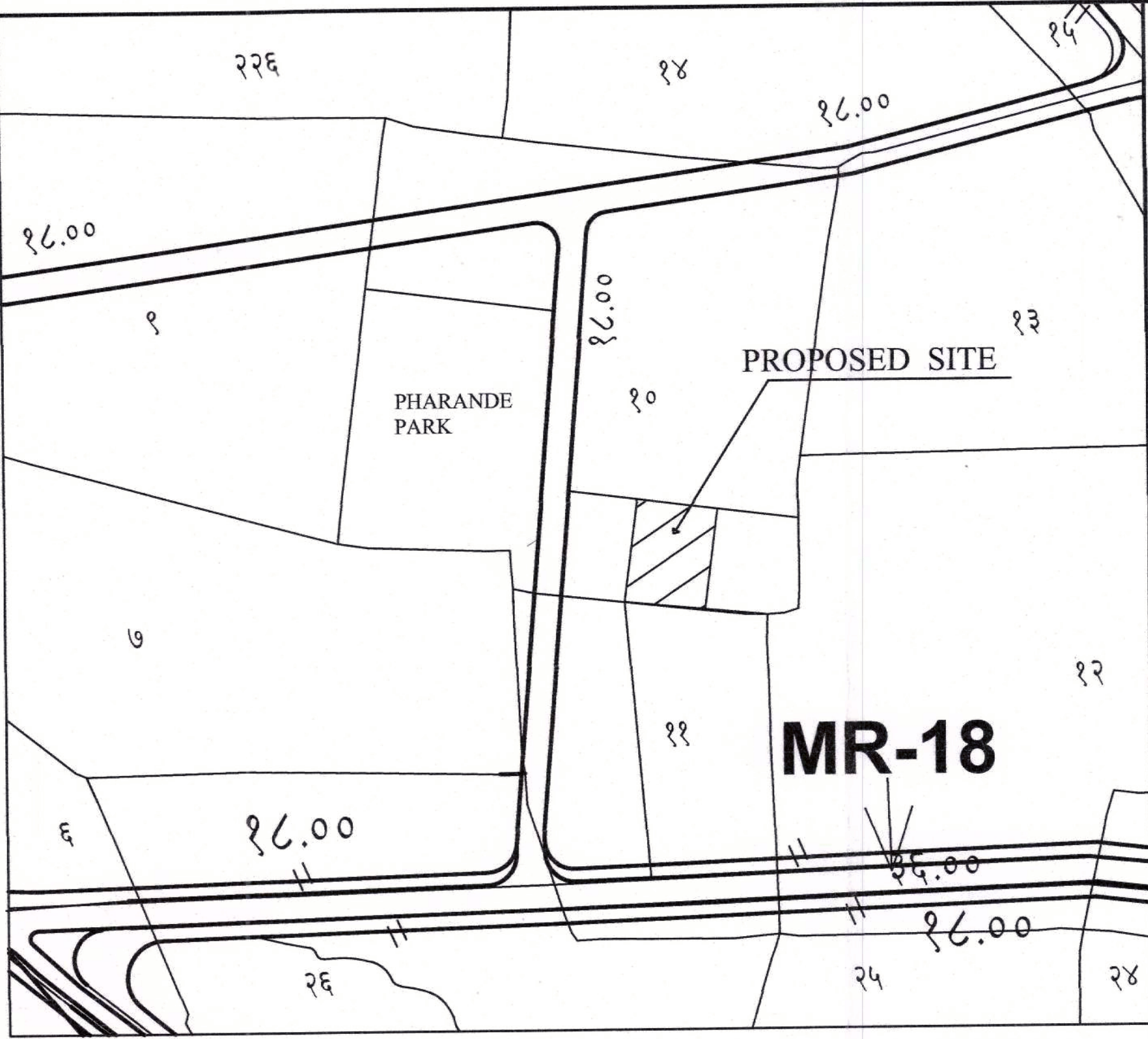


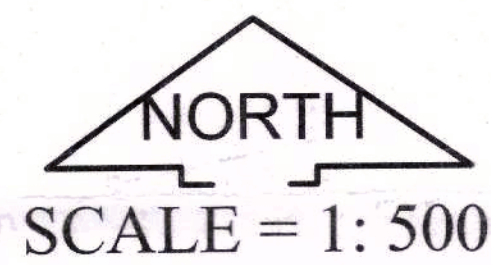
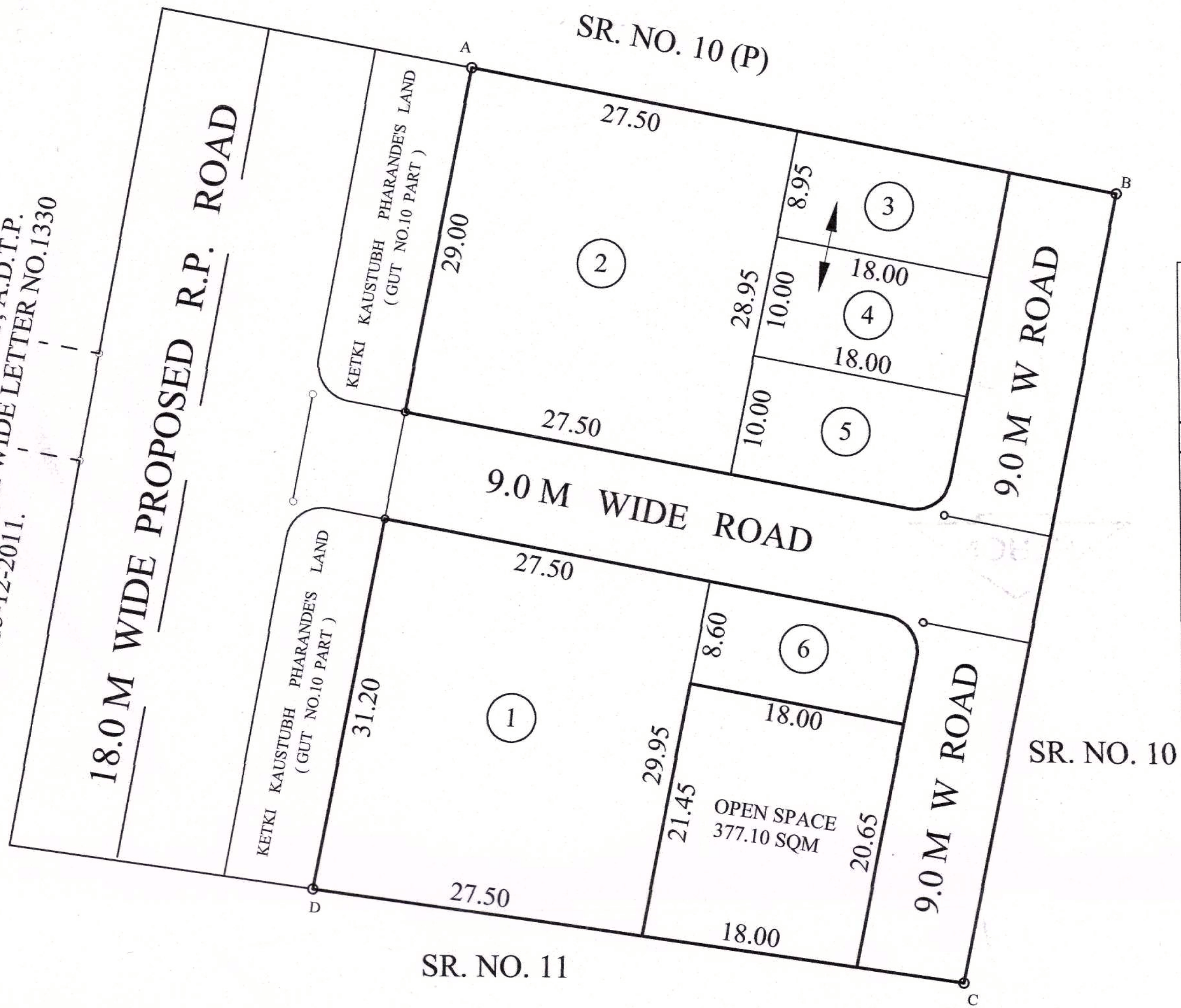
DEMARCATED LAYOUT PLAN BY DEPUTY SUPERINTENDENT
LAND RECORD OFFICER OF NANDED VIDE
LETTER NO. :- MOR.NO./ 209 / ATITATADI / BIGARSHETI / 2023.
GUT NO.10 (P) DEMARCATED DATE - 13 - 03 -2023.



SITE PLAN

SCALE = 1:10000

PLOT NO'S FROM	TO	PLOT AREA IN SQ.M	ROUND-ING AREA OF ROAD	PLOT NO	REMAININ G PLOT AREA	PROPRATA FSI FACTOR	BUILT UP AREA ON PRORATA BASIS	FRONT ROAD WIDTH	BASIC FSI	PERM.B/ UP AREA
A	B	C		D	E	F	G	H	I	
1		840.80		1	840.80	1.6	1345.28	9	1.10	1479.808
2		796.80		1	796.80	1.6	1274.88	9	1.10	1402.368
3		161.10		1	161.10	1.6	257.76	9	1.10	283.536
4		180.00		1	180.00	1.6	288	9	1.10	316.8
5		180.00	4.35	1	175.65	1.6	281.04	9	1.10	309.144
6		154.80	4.35	1	150.45	1.6	240.72	9	1.10	264.792
			TOTAL	6	2304.80					



NOTE -(→) ARE SEMIDETACHED PLOTS & REMAINING ARE DETACHED.

DEMARCATED RESIDENTIAL
LAYOUT PLAN ON SR. NO. 10/F (P),
AT- MOUJE WADI (Bk.),
TQ. NANDED DIST.- NANDED.



Finally recommended for approval as
mended in-----and subject to the
conditions mentioned in this office latter
No 577 dated 26/04/2023

ASST. DIRECTOR OF TOWN PLANNING, NANDED.

AREA STATEMENT SQ.MT.

1) AREA UNDER LYT. LAND -MINIMUM AREA OF A-B-C TO BE CONSIDER	
a) AS PER OWNERSHIP DOCUMENT (7 / 12 , CTS EXTRACT) -----	3700.00
b) AS PER MEASUREMENT SHEET -----	3700.00
c) AS PER SITE -----	3700.00
2) DEDUCTION FOR	
a) PROP. D.P. / D.P. ROAD WIDENNING AREA -----	0000.00
SERVICE ROAD/ HIGHWAY WIDENNING -----	NIL
c) ANY D.P. RESERVATION, AREA -----	NIL
TOTAL (a+b) -----	0000.00
3) GROSS AREA OF PLOT (1-2) -----	3700.00
4) AMENITY SPACE (IF APPLICABLE)	
a)REQUIRED -----	000.00
b)PROPOSED -----	000.00
5) NET PLOT AREA (3-4(c)) -----	3700.00
6) RECREATION OPEN SPACE (if applicable)	
a)REQUIRED -----	370.00
b)PROPOSED -----	377.10
7) INTERNAL ROAD -----	1018.10
8) SERVICE ROAD & HIGH WAY WIDENING -----	NIL
9) PLOATABLE AREA -----	2304.80
10) PRO-RATA FACTOR FOR FSI CALCULATION ON LAYOUT PLOT (5/9) = 1. 60	
11) RECREATION OPEN SPACE (if applicable)	
a)REQUIRED -----	NIL
b)PROPOSED -----	NIL

Owner's Declaration -

I undersigned hereby confirm that I would abide by plans approved by Authority / Collector. I would execute the structure as per approved plans. Also I would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

OWNER NAME AND SIGN. :- KAUSTUBH JAGANNATAH PHARANDE --
(PARTNER OF PHARANDE DEVELOPERS)

Certificate of Area

Certifies that the plot under reference was surveyed by me on -----and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of ownership / T.P. scheme records / Land records Department / city survey records .

Signature
(Name of Architect / Licenced Engineer /Supervisor)

Shank Gowsula G.
Chartered Engineer
Lic.No. 2022/2023/2024/2025
NANDED