

नस-३
दस्तावेज/ ४२५१ (१०११)
२-२३

Zone	25.8
Area of Flat Premises	56.80 sq. mtrs
Flat Rate	Rs. 25,300 /- per sq. mtrs.
Parking area	4.65 sq. mtrs.
Parking Rate	Rs. 6,325/- per sq. mtrs.
Govt. Value	Rs. 14,70,000/-
Agreement Price	Rs. 21,00,000/-
Stamp	Rs. 1,26,000/-
regist. fees	Rs. 21,000/-

AGREEMENT TO SALE

Agreement to Sale is made and executed this 23rd day June of 2017 at Nashik.

BETWEEN

Gaus Buildcon and Developers, a Partnership Firm
Through its Partners

Pan No. AAPFG 3253 N

1. **Mr. Sayyed Ashfaque Mushtaque**

Age: 47 Occ: Business

2. **Mrs. Khan Taskin Vilayat**

Age: 38 Occ: Business

R/o: Flat No. 4, Shah Sadik Tower,

Near Sacrad Heart School, Main Gate, Nashik-422002.

The above named party shall be hereinafter referred to as the
"BUILDER /DEVELOPER" OF ONE PART.

AND

1. **Mrs. Attar Shabana Umer**

Age: 38, Occ: Business

Pan No. ALYPA 8889 N

2. **Mr. Attar Mohammad Umer Quader**

Age: 42, Occ: Business

Pan No. ALXPA 9172 B

R/o: Wadala Gaon, Nashik-06.

The above named party shall be hereinafter referred to as the
"PURCHASERS" of the OTHER PART:

AND

Mr. Vilas Dattatray Khairnar (H.U.F)



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22 (107)
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Through Mr. Vilas Dattatray Khairnar

Age: 52, Occ: Business

Pan No. AADHK 8733 M

R/o: 101, Nilkantha Park, Old Pandit Colony, Nashik- 422002

Through GPA Holder

Gaus Buildcon and Developers, a Partnership Firm

Through its Partners

Pan No. AAPPG 3253 N

1. **Mr. Sayyed Ashfaq Mushtaque**

Age: 47, Occ: Business

2. **Mrs. Khan Taskin Vilayat**

Age: 38, Occ: Business

R/o: Flat No.4, Shah Sadik Tower,

Near Sacred Heart School, Main Gate, Nashik-422002.

The above named party shall be hereinafter referred to as the
"CONFIRMING/CONSENTING PARTY" of the THIRD PART:

WHEREAS Plot no. 61 admeasuring 364.20 Sq.mts. out of Survey No. 6/1 was owned by Smt. Tulsabai Dattu Kathe and others.

AND WHEREAS the Confirming Party has purchased Plot no.61 out of Survey No.6/1 Admeasuring 364.20 Sq.mts. from Smt. Tulsabai Dattu Kathe and others as per Sale Deed dt.23/03/2015 and the said sale deed is duly registered with Sub-registrar, Nashik-6 at Sr. No. 1806/2015 on 25/03/2015. As per the said sale deed the name of the Confirming Party is recorded in the record of rights of the said Plot no.61 as per M. E. No. 13840 in the year 2015.

WHEREAS the property Plot No.61 out of Survey no. 6/1 Wadala, Taluka and District Nashik is owned by Confirming Party, which is more particularly described in the SCHEDULE I. The said property shall be hereinafter referred to as the "Said Property" and property more particularly described in Schedule II herein after as the "Said Premises" for the sake of brevity.

AND WHEREAS the Confirming Party under Registered Development Agreement dt.13/01/2017 has appointed the Builder as the Developer for the property Plot No. 61 and vides General Power of Attorney dt. 13/01/2017 has granted and delegated all necessary rights, powers and authorities in respect to development and disposal of the said property and to construct premises thereon in favour of the Builder. The Development Agreement and Power of attorney are registered on 19/01/2017 at Serial No. 403 and 404 respectively before the sub-registrar, Nashik-3. The Builder in terms of the Development agreement of said property is entitled to develop and



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dispose of all the said property and the constructed premises from and out of the building construction carried out therein and to receive the consideration in respect thereof.

AND WHEREAS the Builder is entitled to develop and dispose of all the said property and the constructed premises from and out of the building construction carried out therein and to receive the consideration in respect thereof.

AND WHEREAS the Builder is desirous to develop the said property, the building and its units subject to the provisions of the Maharashtra Apartment Ownership Act and the connected provisions thereof;

AND WHEREAS the Builder is developed the said property in the name of and style as "Daffodil" Apartment consisting parking on ground floor + Three upper floor having 9 independent residential premises. The "Daffodil" Apartment building has 04 persons lift facility;

AND WHEREAS the building plan is approved and sanctioned by the Nashik Municipal Corporation for the said project on 29/12/2016 vide No. LND/BP/A4/260/5267.

AND WHEREAS the Builder has appointed Mr. Ashfaque Sayyed as an architect and Mr. P.N. Gunjal as the R.C.C. Consultant for the project.

AND WHEREAS the Purchasers having inspected all the relevant documents in respect to the said property and being satisfied about the title of the owner and the rights and authorities of the Builder of developing the said property and disposal thereof;

AND WHEREAS the Purchasers are desirous to acquire and purchase constructed premises bearing Flat No.02 (Two) from and out of the said building, which is more particularly known as "Daffodil" Apartment and more particularly described in the Schedule-II.

AND WHEREAS the parties having negotiated and the Builder having agreed to allot, grant, transfer and convey all the said premises unto and in favour of the Purchasers which is more particularly described in the Schedule II for the total consideration of Rs.21,00,000/- (Rupees Twenty One Lakh only) which amount the Purchasers having agreed to pay as mentioned hereinafter upon the terms and conditions mutually settled, absolutely and forever, free from all encumbrances;



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The parties here to having further agreed to record the terms of this transaction;

NOW THEREFORE THIS DEED WITNESSETH AND IT IS HEREBY AGREED, SETTLED AND UNDERSTOOD BY AND BETWEEN THE PARTIES HERETO AS UNDER:-

- 1) The Builder is constructing and developing the said property in the name and style as propose "Daffodil" Apartment. The said building is comprised of Parking on Ground Floor +Three upper floor having 9 independent residential premises. The plans and designs of the building are displayed at the Site office. The Builder has right to modify and change the designs suitably, as and when required.
- 2) The Purchasers hereby agrees to purchase from the Builder and the Builder hereby agrees to sell to the Purchasers premises more particularly described in the Schedule II for a price and consideration of Rs.21,00,000/- (Rupees Twenty One Lakh only).
- 3) The Purchasers have paid Rs.3,50,000/- (Rupees Three Lakh Fifty Thousand only) to the Builder by cash from time to time towards the part payment on this agreement and receipt whereof the Builder hereby acknowledges and a separate receipt for the same is not necessary. The Purchasers shall pay balance consideration amount Rs. 17,50,000/- (Rupees Seventeen Lakh Fifty Thousand only) within 02 month from this agreement as this is an important condition of the agreement. Time is the essence of this agreement.

Time is the essence of this agreement. The Purchasers shall pay the balance consideration and other payments strictly on the due date at any cost. In the event of the Purchasers failing to make payment on the due date then the Builders after due notice shall be entitled to terminate this agreement and forfeit the amounts received hereunder as liquidated damages. The Builders shall be entitled to deal with and dispose of the premises thereafter to third parties, and the Purchasers shall have no right to object in any manner. However, the Builders have option to continue the said transaction but in that case the Purchasers shall pay the interest for the delayed period @ 18% p.a. till the time the payment is made. The Builders are not liable to give any intimation or notice of the instalments becoming due even oral / telephonic demand is sufficient. In addition to the Purchasers/s liability to pay interest as



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mentioned hereinabove, the Purchasers/ shall also be liable to pay and reimburse to the Builder, all the costs, charges and expenses whatsoever, which are borne, paid and/or incurred by the Builder for the purpose of enforcing payment of and recovering from the Purchasers/s any amount/s or due/s whatsoever payable by the Builder under this Agreement.

- 4) The Builder shall construct and deliver possession of the said premises to the Purchasers within a period of 07 months from the execution of this present only on payment of total consideration.

Provided that the Builder shall be entitled to reasonable extension of time for giving delivery of tenement on the aforesaid date, if the completion of building is delayed on account

- Any act to god, or natural calamity
- Accident or mishap at the site
- Due to shortage of the building material, water, electricity etc.
- Due to any notice, rules, notification, order of Govt. and any public or Competent Authority.
- Any act beyond the control of the Builder.
- Delay in grant of any NOC/ permission /Licence/ connection for installation of any services, such as lifts, electricity and water connections and meters to the project/ Flat / road or completion certificate from appropriate authority; or
- Delay or default in payment of dues by the Purchasers under these presents (without prejudice to the right of the promoters to terminate this agreement under clause 4 mentioned hereinabove),

- 5) The said property shall be provided with all common amenities as reflecting in the list of Amenities Annexed.

- 6) The Purchasers shall:-

- Become member of the Apartment / Association / Condominium / Statutory body, Society formed by the Builders of all the unit-holders of the said building.
- Sign and execute all necessary deeds and documents for formation of the said body.
- To contribute all necessary expenses as per his/her share, required thereof.
- Abide by all the by-laws/rules-regulations of the said body.



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- e) To maintain the said premises at his costs in a tenantable condition.
 - f) Not to cause any damage or harm to the said premises or any part of the said building.
 - g) Not to carry any permanent construction in the said premises or violate any statutory provisions of the N.M.C. thereby rendering the insurance of the building in fructuous.
 - h) Not to cause any annoyance or nuisance to other unit holders.
 - i) Not to throw any dirt or rubbish on any part of the said building.
 - j) To enjoy all common amenities and facilities without disturbing the rights of others and pay one time maintenance as per decision of all member.
 - k) One time maintenance to be deposited in bank before giving the possession of said flat. Amount has to be decided at the time of possession by mutual understanding among the Purchasers.
 - l) Use the premises for residence only and no other purpose.
- 7) The Purchasers apart from the consideration amount of the Premises shall pay and contribute to the Builder towards the charges and contribution of Electric Meter, Transformer charges if any, and also pay to the Builder legal fees and expenses for the final documentation and legal fees and other expenses of the Deed of Declaration of the apartment before taking the possession of the premises.
- 8) The Purchasers shall lodge these presents or any other subsequent deed or document for proper registration before the registering authority and the Builder shall remain present and admit execution thereof.
- 9) The Builder shall execute final conveyance in favour of the Purchasers after getting completion certificate from N.M.C and after receipt of all payments as per this agreement.
- 10) All the expenses such as stamp duty, registration fees, typing or xerox charges, advocate fees etc. of this agreement and final conveyance shall be borne by the Purchasers alone.
- 11) All the notices issued and served upon the Purchasers on the address given above shall be deemed to be valid service.
- 12) The apartment association and deed of declaration shall be formed and executed by the Builder only after all the units in



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the said building are being disposed of and on getting completion certificate from Nashik Municipal Corporation.

- 13) The Purchasers shall not ask for any partition or separation of his right or interest in respect to the said premises or the ground underlying. All such rights and interest shall always remain impartibly and in common.
- 14) The Builder shall be entitled to consume if any additional F.S.I. granted by N.M.C or Govt. in respect of the said Property in future then the Builder can use it in any other property or in the said building. For that purpose the Builder shall be entitled to use the ground, stair case, terrace of the building and the Purchasers or any person claiming right through him shall not object or resist the same. Terrace of the building shall always be the property of the Builder. The Purchasers or any person claiming right through him shall not object or resist the same.
- 15) The Builder declares that
 - a. The said property and the said premises are free from encumbrances.
 - b. All outgoing thereof are duly discharged.
 - c. The said property is within the holding of the owner and it is not an excess property under the provisions of U.L.C. Act.
 - d. The layout of the said property are duly approved and sanctioned by the Asst. Director, Town Planning, Nashik Municipal Corporation, Nashik vide its order/letter No. Town Planning / Final /A-4/14/13 on 23/01/2013.
 - e. The building plan is approved by N.M.C. vide its letter no. LND/BP/A4/260/5267 on 29/12/2016.
 - f. The tenure of the said property is changed to N.A. vide its order of Collector, Nashik bearing No. Mah./Kasha-3/4/N.A.L No./189/2005 on 08/08/2007.
 - g. The said property and premises are neither acquired nor required by any govt. authority.
- 16) The Purchasers do hereby covenant with the Builder that he shall not hold the Builder liable for any alternation, addition or improvement that may be made to the original plans at the instance of N.M.C. or any other authority.
- 17) The Builder shall be at liberty to sell, assign, transfer or otherwise dispose of his rights, title of the said property and building or any part thereof either complete or under



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construction provided further that such transfer shall not effect or prejudice the right of the Purchasers under this agreement.

- 18) The Purchasers shall not transfer or assign the benefits of the agreement to any other person without prior written consent of the Builder and unless the entire amount due under this agreement are fully paid to him.
- 19) The Builder, if fails to give possession of premises and also fails to execute conveyance in favour of Purchasers without any sufficient reason, then Purchasers entitle to file suit for specific performance against the Builder. In that event the Builder is liable to pay cost of the suit to the Purchasers.
- 20) The Purchasers has to pay Municipal Tax of the Premises and N.A. Tax of land or any other tax from the date of possession of the premises as per bill / contribution. The Purchasers shall also liable to pay all taxes like sales taxes, vat and service tax, LBT, GST, Water, MSEB etc. due to or out of this transaction before execution of deed of apartment or before possession.
- 21) The parties here to deem to include their respective legal heirs, representatives, successors, agents, official assigns etc.
- 22) It is expressly agreed by the Purchasers while entering into transaction of purchase of the said flat that the area of the said flat shall be calculated and measured on the basis of built-up area which will be calculated and measured by adding 35% in carpet area. The carpet area shall be in clear dimensions from unfinished wall to unfinished wall (brick to brick) including all the areas in the said premises, balcony, otta, cupboards internal passages etc. No deductions shall be made for structural members of the building like columns, beams, shafts, skirting, dados, in the premises, shelves in the walls at floor level shall be considered as full dimensions for carpet area measurement. The area of the open terrace shall be calculated as 50% area of the built up. The parties having no dispute about the same. The Purchasers hereby undertakes not to cause any dispute on the measurement of the said built-up area on the above basis.
- 23) The Purchasers shall contribute his proportionate share towards municipal and revenue charges and maintenance charges from the due date of possession and shall deposit the same with the Builder within 8 days from the demand so



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made thereof. So long as the premises in the said building are not separately assessed for municipal taxes, electricity and water consumption charges of any other revenue taxes and outgoing on the whole building, the Purchasers shall have to pay his proportionate share of these taxes, which shall be calculated on the flat premises acquired by the Purchasers under these presents.

- 24) Neither the Purchasers nor the Apartment Association to be formed by the Purchasers, shall claim, demand or charge from the Builder any amount towards such maintenance and other outgoing in respect of the unsold premises from the time the occupation certificate is issued till the same are sold to the respective Purchasers.
- 25) The Purchasers hereby agrees to obtain conveyance of the flat premises under the scheme of Apartment of the Maharashtra Apartment Ownership Act, 1970 on the basis of Deed of Declaration or on the basis of any other mode of conveyance like Apartment, Association. However, the fixation of mode of final conveyance is an exclusive authority of the Builder and the shall not create any dispute on the point of mode of conveyance and the terms and conditions thereof at the time of obtaining final conveyance of the said flat premises.
- 26) The Purchasers shall not be entitled to any objection regarding execution of construction or provision of amenities thereof. It is expressly agreed that such a dispute, if any is to be settled on or before the possession of said flat premises is handed over to the Purchasers. However, such dispute should not arise thereafter, amongst the parties hereto. Once the Purchasers has taken possession from the Builder it shall be presumed that the Purchasers has satisfied himself /herself regarding construction quality, area and provision of amenities thereof to the said flat premises, as per the Agreement between the parties thereto. The Builder is not responsible for reasonable wear and tear of the premises.
- 27) The amenities and facilities for the said flat premises as have been agreed by and between the parties hereto, is set out in agreement hereunder. The Builder shall carry out the additions or an alternation in these amenities at the Purchaser's cost, in case the Purchasers wants to make them. Any deletion or addition in the said items, so changed or deleted or added, shall be determine by the Builder and the cost for such item shall be deducted or added shall also be



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finally decided by the Builder and same shall be paid by the Purchasers to the Builder, without any dispute.

- 28) It has been specifically agreed that whatever documents, Agreements or Deeds will be required to execute in pursuance of to these presents, the liability of the Builder shall be obtaining the execution thereof, after receipt of the due consideration amount. However, the Purchasers alone shall be liable to bear and pay all such expenses that would be required for executing the said documents, such as, stamp duty, registration, legal fees, typing, xerox and other incidental expenses thereof.
- 29) The flat holders are allotted specific parking for each flat holder as per map attached to this agreement. The Purchasers shall not park his vehicle other parking place except allotted area to him for parking.
- 30) The transaction covered under this Agreement is not understood to be liable for any taxation of the state or Central Government or local bodies. However, in case of any demands to this effect are made on the basis of any prevalent law, rules or regulations or any Act or amendments thereof, during the Agreement, by the said Authorities, then all such taxes or penalties shall be borne by and paid by the Purchasers without raising any dispute or objection in that behalf.
- 31) Any delay or indulgence shown by the Builder in enforcing the terms of this Agreement or any forbearance of granting of time to the Purchasers, shall not be construed as a waiver on the part of the Builder of any breach or non-compliance or any of the terms and conditions of this Agreement by the Purchasers nor shall the time in any manner prejudice rights of Builder.
- 32) All Notices, letters and other correspondence, if sent Under Certificate of Posting to the Purchasers at the address-cited hereinabove, shall be a sufficient proof of receipt of such communication by the Purchasers.
- 33) The building will be named as "Daffodil".
- 34) The Builder shall have first and paramount lien and charge on the said premises in respect of any amount not paid by the Purchasers as per the terms of this agreement. The price



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agreed shall be revised and raised by mutual consent, if prices of controlled items like cement, steel etc. are increased.

- 35) Nothing contained in this agreement to sale is intended to be nor shall be construed as grant demise or assignment in law or the said premises or of said plot and building or any part thereof. The Purchasers shall have no claim save and except in respect of the said premises hereby agreed to be sold to him and all open spaces, top terrace, and marginal spaces etc. will remain the property of the Builder if not allotted to the Purchasers.
- 36) The Purchasers hereby declares that he has gone through the Agreement and all the documents related to the said property and the premises and further has expressly understood the contents, terms and conditions of the same and the Purchasers after being fully satisfied has entered into this agreement.
- 37) Nothing contained in this agreement to sale is intended to be nor shall be construed as grant demise or assignment in law or the said premises or of said plot and building or any part thereof. The Purchasers shall have no claim save and except in respect of the said premises hereby agreed to be sold to him and all open spaces, top terrace, and marginal spaces etc. will remain the property of the Builder if not allotted to the Purchasers.
- 38) At the present the said / flat premises is valued Rs.25,300/- per sq. mtrs., covered parking is valued at Rs.6,325/-. Accordingly, the govt. valuation of the said flat premises is fixed to the tune of Rs.14,70,000/- The actual transaction amongst the parties for the consideration of the said flats is for Rs.21,00,000/- only. Accordingly stamp duty of Rs.1,26,000/- is affixed hereto.
- 39) This agreement shall be subject to the provisions of the Maharashtra Apartment Ownership Act and the connected provisions thereof.

**SCHEDULE-I
(DESCRIPTION OF THE SAID PROPERTY)**

All that Non Agricultural property bearing Plot no.61 admeasuring 364.20 sq.mtrs. out of Survey No.6/1 of Village Wadala, Taluka and District Nashik situated within the limits of Nashik Municipal Corporation bounded as under:



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On or towards By
East : Plot No.62 & 63
South : adjacent Layout
West : Open Space
North : 7.5 Meter Colony Road

The said property together with all existing easements, access and other rights appurtenant thereto.

SCHEDULE-II (DESCRIPTION OF THE SAID PREMISES)

Upon the property more particularly set out in schedule I above construction of a building known in the name and style as "Daffodil" from and out of the said building constructed premises situated in the building a Flat / Unit No. 02 admeasuring 611 sq.ft. i.e. 56.80 sq. mtrs. built up area (Carpet Area 38.63 sq.mtrs.) approximate situated on the First Floor, which includes the area of 01 rooms + hall+ kitchen + balcony and WC bath + Covered Parking situated in the Ground Floor of the building area admeasuring 50 sq.ft. i.e. 4.65 sq.mtrs.

The said premises is bounded as under:

On or towards By
East : Open to Sky Marginal Area
South : Flat No.1
West : Flat No.3
North : 7 Meter Road

All the said premises together with all common amenities, rights of access, easement etc.

ANNEXURE (DESCRIPTION & LIST OF THE AMENITIES)

RCC Structure	Earthquake resistant high quality RCC Structure with M 20 Grade Concrete and Fe500 Grade Steel
Brick Work	External Wall 6" Thick and Internal Wall 4" Thick Brick
Plaster	External sand faced double coat plaster and Internal Ne finished plaster
Electrification	Concealed ISI Copper wiring sufficient points and good quality branded fittings.
Painting	Internal with Superior Quality Oil Bound Distemper, Exnternal with Acrylic Paints. All Grills Oil Painted
Water Proofing	Bricks Bat, Coba with adequate waterproofing chemical treatment on terrace, balcony, toilet & bathroom.
Living Room	Decorative and Laminated Main Door with cement frame & Branded Security fitting MCB, T.V., Cable, Telephone point in living room
Kitchen	Granite Platform with Stainless still sink Dado above platform upto lintel level



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Bedroom	Doors with cement frame, all windows aluminium powder coated with 3 track sliding mosquito net and M.S. Safety Grill. All windows sill in Granite.
Toilet & Bathroom	Antiskid ceramic tiles. Water proof doors. Glazed tiles up to lintel level, concealed plumbing with branded sanitary fitting louvered windows for toilets. Water mixer in bathroom. Geyser point in Bathroom. Jet spray in toilet.
POP	Only in Hall
Lift	ISI Grade branded Lift.
Parking	Paved Car Parking with Adequate lighting

In witness whereof the parties have set and scribed their respective hands hereto and hereunder the day, month and year first mentioned.



Signed, sealed and delivered by the within named **Builder** for himself
Gaus Buildcon and Developers,
A Partnership Firm
Through its Partners
and GPA of Consenting Party

1. Mr. Sayyed Ashfaq Mushtaq



[Signature]



2. Mrs. Khan Taskin Vilayat



[Signature]



Signed, sealed and delivered by the within named **Purchasers**

1. Mrs. Attar Shahana Umer



[Signature]



2. Mr. Attar Mohammad Umer Quadri



[Signature]

In the presence of the witnesses

1. *उमर अहमद खान*
2. *Delina Vilayat Khan*



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घोषणापत्र

आज दिनांक २३/०६/२०१७ रोजी आम्ही गौस बिल्डकॉन अँड डेव्हलपर्स भागीदारी फर्म तर्फे भागीदार १. श्री. अशफाक मुश्ताक सैय्यद २. सौ. तसवीर विलायत खान याद्वारे घोषित करतात की, मे. दुय्यम निबंधक साहेब, नाशिक यांचे कार्यालयात करारनामा / डीड ऑफ अर्ग्युमेंट / दुरुवसी लेख / डीड ऑफ डीक्लॅरेशन या शिर्षकाचा दस्त नोंदणीसाठी सादर करण्यात आला आहे श्री. विलास दत्तात्रय खैरनार यांनी दि. १३/०१/२०१७ रोजी आम्हाला लिहून दिलेल्या विकसन करारनामा व कुलमुखत्यारपत्राच्या आधारे आम्ही सदर दस्त नोंदणीस हजर केला आहे / निष्पादित करून कबुली जबाब दिला आहे. सदर कुलमुखत्यारपत्र रद्द केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपैकी कोणीही मरत झालेले नाही किंवा अन्य कोणत्याही कारणाने कुलमुखत्यारपत्र रद्दबातल ठरलेले नाही. सदरील कुलमुखत्यारपत्र पूर्णतः वैध असून उपरोक्त कृती करण्यास आम्ही पूर्णतः सक्षम आहे. सदरचे कथन चुकीचे आढळून आल्यास नोंदणी अधिनियम १९०८ चे कलम ८२ अन्वये शिक्षेस आम्ही पात्र राहू याची आम्हास जाणीव आहे.

कुलमुखत्यापत्र धारकाचे नांव व सही
गौस बिल्डकॉन अँड डेव्हलपर्स
भागीदारी फर्म तर्फे भागीदार
१. श्री. अशफाक मुश्ताक सैय्यद

कुलमुखत्यापत्र धारकाचे नांव व सही
गौस बिल्डकॉन अँड डेव्हलपर्स
भागीदारी फर्म तर्फे भागीदार
२. सौ. तसवीर विलायत खान

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ATTAR MOHD UMER AB QUADER

ABDUL QUADER ANWAR ATTAR

01/01/1975

Permanent Account Number

ALXPA9172B

Signature



SELF ATTESTED

BY ME



नक्कल करिता
गां. नं. नं. ७. ७अ. व १२

गांव वडाळा
तालुका नाशिक

भूमापन क्रमांक	हि.क्र.	धारणा प्रकार	गां. नं. क्र. ७	खाते क्रमांक
६/९			भोगवटदाराचे नाव तुळसाबाई दत्तु काळे रमेश दत्तात्रय काळे बाळु दत्तात्रय काळे भरत दत्तात्रय काळे यादव दत्तात्रय काळे शांताबाई सोनू खांडे जबा सोनू खांडे संबाबाबा एफ.नाथ जोडे केशव एफ.नाथ जोडे राजेंद्र एफ.नाथ जोडे विजया भीकूभा जोडे राजाराम नारायण पिंढाळे शकुंतला राजाराम पिंढाळे विजय राजाराम पिंढाळे सुपन भास्कर शिंदे कमलाबाई बांतीभात काळे	कुळाचे नांव
भू. का. क्रमांकाचे स्थानिक नाव	नस-६९			खंड
लागवडी योग्य क्षेत्र	एकर	गुठे		
	हक्टर	आर		
	चौरस	मिटर		
जिरायत				
बागायत				
भात शेती	३६४	२०		
एकूण-	३६४	२०		
पो.ख.				
वर्ग (अ)				
वर्ग (ब)				
एकूण-	३६४	२०		
आकार विनशेती-	रूपये	पैसे		
जुडी किंवा विशेष -		९९		
आकार पाण्याबाबत-	१०४	८९		
एकूण-				

इतर अधिकार
१५६६८

नसन-३
दस्तावेज ७५६८८/२०१७
१६-१३

विकार दत्तात्रय खैरतार
१३६४०

गां. नं. क्र. ७ अ				गां. नं. क्र. १२													
वर्ष	जमीन कसणाऱ्याचे नांव	रीत	हंगाम	पिकाखालील क्षेत्रांचा तपशिल										पडीत पिकास निरूपयोगी जमिनीचा तपशील		पानां पुरवठ्याचे साधन	शेरा
				मिश्र पिकांचे एकूण क्षेत्र			मिश्र पिकातील प्रत्येक पिकाचे क्षेत्र			अ मिश्र पिकाचे क्षेत्र				प्रकार	क्षेत्र		
				मि. पी. संकेतांक	जलसिंचित	अजलसिंचित	पिकाचे नांव	जलसिंचित	अजलसिंचित	पिकाचे नांव	जलसिंचित	अजलसिंचित					
२०१६																	



दिप: वेताकाळ १५६६८

नक्कल फी

अससल प्रमाणे खरी नक्कल तयार ता. २६/३/२०१७

तादी राजा वडाळा
तुलादी