71/11908
Friday,June 25 ,2021
5:07 PM

पावती

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

पावती क्रं.: 13273 दिनांक: 25/06/2021

गावाचे नाव: कल्याण
दस्तऐवजाचा अनुक्रमांक: कलन2-11908-2021
दस्तऐवजाचा प्रकार : जनरल पॉवर ऑफ अॅटर्नी
सादर करणाऱ्याचे नाव: अमृत निवास तर्फे भागिदार प्रदीप अमृतलाल शंकलेशा उर्फ मुथा - -

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
5:24 PM ह्या वेळेस मिळेल.

Joint Sub Registrar Kalyan 2

(सही) जी.बी.सातदिवे
सह. दुय्यम निबंधक वर्ग २,
कल्याण क्र. २

बाजार मुल्य: रु.1 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 500/-

1) देयकाचा प्रकार: DHC रक्कम: रु.300/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 2506202112479 दिनांक: 25/06/2021
बँकेचे नाव व पत्ता:
2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH002741222202122E दिनांक: 25/06/2021
बँकेचे नाव व पत्ता:

मुळप्रत मिळाली

CHALLAN
MTR Form Number-6

GRN MH002741222202122E	BARCODE	Date 25/06/2021-14:55:11	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)	ABVFA1679B
Office Name	KLN2_KALYAN 2 JOINT SUB REGISTRAR	Full Name	MS AMRUT NIWAS
Location	THANE		
Year	2021-2022 One Time	Flat/Block No.	CTS NO 2868B/2 HOUSE NO 113 KDMC LANE
		Premises/Building	NO.51 AREA-292.70 SQ MTR
		Road/Street	KALYAN
		Area/Locality	KALYAN
		Town/City/District	
		PIN	4 2 1 3 0 1
		Remarks (If Any)	
		SecondPartyName	RISHI JASWANTRAI KARIA

Account Head Details	Amount In Rs.
0046401 Stamp Duty	500.00
0063301 Registration Fee	100.00
al	600.00

Amount In Words	Six Hundred Rupees Only
FOR USE IN RECEIVING BANK	
Bank CIN / Ref. No.	00230004202106259841 / 005288175
Bank Date / RBI Date	25/06/2021-14:56:55 / Not Verified with RBI
Bank-Branch	BANK OF MAHARASHTRA
Scroll No. , Date	Not Verified with Scroll

ment Details BANK OF MAHARASHTRA

Cheque-DD Details

que/DD No.	
e of Bank	
e of Branch	

Mobile No. : 7718892625

artment ID :

E:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

चलन केवळ दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागु आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागु नाही.

Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	2506202112479	Date	25/06/2021
Received from MS AMRUT NIWAS, Mobile number 7718892825, an amount of Rs.300/-, towards Document Handling Charges for the Document to be registered(ISARITA) in the Sub Registrar office Joint S.R.Kalyan 2 of the District Thane.			
Payment Details			
Bank Name	MAHB	Date	25/06/2021
Bank CIN	10004152021062508323	REF No.	006578016
This is computer generated receipt, hence no signature is required.			

THE SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 सह दुय्यम निबंधक वर्ग-२ कल्याण सेवांतिय क्र. २ KALYAN-2

क.ल.न.२
दस्त क्र. ११९०८ | २०२१
८ | १६



दस्त क्र. 9960/2021	
3	9E

GENERAL POWER OF ATTORNEY

This Power of Attorney made at Kalyan
on this 25th day of June 2021
executed by

Shri **Rishi Jaswantrai Karia** alias **Thakkar**, aged about 38 years, occupation business, residing at Jivarshi, Shivaji Chowk, Agra Road, Kalyan, District Thane, hereinafter called and referred to as the **Owner** (which expression unless be repugnant to the context or meaning thereof mean and include their respective heirs, executors, administrators and assigns) being the Party of the First Part.

In favour of

M/s. **Amrut Niwas**, a partnership firm, (PAN : ABVFA1679B), having its office at First Floor, Pushpkunj Bungalow, Off Murbad Road, Sindhigate, Kalyan West, District Thane, through its partners :

1. Shri **Pradeep Amritlal Shanklesha** alias **Mutha**, aged about 39 years, occupation business,
2. Shri **Rakesh Amritlal Mutha**, aged about 42 years, occupation business,

both residing at Mutha House, Shivaji Chowk, Kalyan, District Thane hereinafter collectively called and referred to as the **Purchaser Developer** (which expression shall unless it be repugnant to the context or meaning thereof mean and include the said firm, all its partners, or partners for the time being of the said firm jointly and severally and the survivor/s of them and their respective heirs, executors, administrators and assigns) being the Party of the Second Part.

WHEREAS by and under Agreement dated _____, the Owner herein has granted the said property along with development rights in respect of all that piece and parcel of land lying, being and situate at village Kalyan, Taluka Kalyan, bearing City Survey No. 2868B/2 admeasuring 292.70 sq. metres along with the structures standing thereon known as Jamna Baug consisting of ground plus two upper floor comprising of 15 tenements bearing Municipal Property No. C01000412200 in municipal Lane No. 51 House No. 113 within the limits of Kalyan Dombivali Municipal Corporation hereinafter called and referred to as the "said property" and more particularly described in the schedule hereunder written to the Purchaser Developer herein at and for the price / consideration therein contained and on the terms and conditions therein contained.

AND WHEREAS as per the terms of the said agreement the Owner has agreed to execute the power attorney for the purpose of carrying out incidental work to effectuate the obtaining of various permissions, sanctions and approval in respect of the said property and to represent before all the revenue, municipal, town planning, government and semi-government authorities in respect of the said

property so as to have effective, effectual transfer and mutation and beneficial enjoyment of the said property as the Purchaser Developer herein may deem fit and proper and accordingly the Owner is executing the same.

NOW KNOW YE ALL MEN AND THESE PRESENTS WITNESSETH THAT, the Owner do hereby nominate, constitute and appoint the Purchaser Developer and their partners for time being as well as from time to time as the true and lawful attorney jointly and each of them severally to do the following acts, deeds, things and matters in the name and for and behalf of the Donors viz.

1. TO deal and correspond with the Town Planning Authority, Municipal, Government and Semi-Government Authorities, Mumbai Metropolitan Region Development Authority including all its department of officers or any other authority in connection with or relating to the or touching to the said immovable property described in the schedule hereunder written to carry out the following acts, deeds, things, matters namely;

   a) TO apply and/or obtain the sanction of the building plans to be sanctioned with future amendments, alterations or additions as may be required by the said attorney. To avail the transfer of development rights on the said property as permitted by the rules and regulations of the Town Planning Authority, Municipal, Government and Semi-Government Authorities, Mumbai Metropolitan Region Development Authority and also to avail the staircase, floor space index if permitted thereto.

   b) TO deal and correspond with the assessment department of the Town Planning Authority, Municipal, Government and Semi-Government Authorities, Mumbai Metropolitan Region Development Authority and / or the dispose and deal with all the matters in connection with or relating to the property described in the schedule hereunder written.

   c) TO apply for and obtain the occupation and / or completion certificate in respect of the building/s to be constructed and completed on the aforesaid property.

2. SIMULTANEOUSLY on execution of these presents, to commence, carry out and complete and/or cause to be commenced, carried out and/or completed construction work on the said property, in accordance with the sanctioned Plans and

Permissions and Specifications and so far as any construction work is concerned and to demolish the existing structures situated on the said property and to see that all applicable rules and regulations which are made by the Government of Maharashtra and/or Competent Authority, under the Urban Land (Ceiling & Regulation) Act, 1976 and/or Town Planning Authority, Municipal, Government and Semi-Government Authorities, Mumbai Metropolitan Region Development Authority and/or Police Authorities and/or any other Competent Authorities for the time being are strictly observed.

3. TO CARRY on correspondence with the Kalyan Dombivli Municipal Corporation, Government of Maharashtra, Collector of Thane, Mumbai Metropolitan Region Development Authority, Town Planning Authority, Authority under Urban Land (Ceiling & Regulation) Act, 1976 for development thereof.

4. TO APPOINT at Attorney's costs Architects, Engineers, Supervisors, Surveyors, Workmen, Advocate, Solicitors, Counsels and other persons as desired by the said Attorney for Plans, approval or any other matter connected therewith on such terms and conditions and on payment of the fees and remuneration to them as the said Attorney may deem fit.

5. TO make and submit all applications, petitions, submissions and appeals and to carry out correspondence with the appropriate authorities or officers concerned.

TO deal with all the authorities concerned and make necessary payments and deposits in connection with the said property and/or development thereof and/or construction work to be carried out thereon and/or otherwise howsoever in connection therewith and also to receive from the authorities concerned and give proper receipt and discharge for the same.

THE SEAL OF THE JOINT SUB-REGISTRAR KALYAN-2

TO make necessary applications to the Collectors, Mamlatdar, Tahasildar, Talathi, Panchayats, City Survey Officer/ Town Planning Authority, Municipal, Government and Semi-Government Authorities, Mumbai Metropolitan Region Development Authority and other public and semi public authorities or such other authorities as may be necessary for the said purpose and for the purpose set out hereinafter and also to effectuate the mutation of the property in the records of right.

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8. TO make the necessary applications, file affidavits, petitions before the authorities concerned for obtaining permissions to transfer the said property to the name of such person or persons as the said attorney may think fit and proper.

9. TO make the necessary applications for obtaining the necessary permissions concerning the change of the user of the said property from Agricultural to Non Agricultural or other user as the said Attorney may think fit and proper.

10. TO pay the necessary charges, deposits, assessments and apply for the refund thereof as the said attorneys may think fit and proper.

11. TO amalgamate the said properties with any other property and/or properties as the said Attorneys may think fit and proper and also after amalgamation to submit the layout plans or sub-division plans of one or more amalgamated properties or the said property and get the same duly approved from the Collector or other authorities concerned and also to grant the right of access to the other adjacent properties as the Attorneys may deem fit and proper and in terms of the said agreement to avail the transferable development rights on the said property from any source and to enter into agreement / writings with such persons and to use, utilise and consume the said transferable development rights on the said property and to sell the flats / units thereby constructed to any intending purchasers and appropriate the sale proceeds thereof.

12. TO make necessary applications for water, sewerage and electric connection with the concerned authorities at the expense of the attorneys and to obtain necessary orders in pursuance thereto and to do all acts, to carry out and lay the water, sewerage and electric connection of the internal layout and roads for the purpose of development of the said property to make application to the Maharashtra State Electricity Distribution Company Limited for electrical connections and for submitting the proposal for sub-station and hand over any portion of the land to the said authorities.

13. TO carry on correspondence, to prepare sign and execute papers, applications and documents including affidavits, plaints, petitions, declarations, indemnity bonds and undertakings etc. as may be required for the purpose of constructing the said proposed building or buildings on the said property.

14. In terms of the Agreement dated _____ to negotiate for sale and transfer of remaining flats and units in the proposed amalgamation scheme of construction on the said land or any part thereof and to receive and appropriate the sale proceeds thereof.

15. TO proceed with the development of the said property including constructing boundary walls, to comply with all the terms of the building plans and permissions and for the purpose if required to hand over and/or surrender and/or transfer portion of the property falling in setback area or under reservation to the municipal corporation or Collector or to the authorities concerned and to apply for and obtain in lieu thereof the compensation and/or for the utilisation of the said floors space index on the remaining portion of the said property.

16. TO commence, file and prosecute any action petition/s, appeals, suits or other proceedings at law against any person or persons in respect of the matters or things relating to my affairs and to appear to and defend all actions, suit or other proceedings commenced or to be commenced against me or whereunto I shall think fit, to compromise, refer to arbitration, submit to judgement, discontinue or become non-suited in any such actions, suit or proceedings as aforesaid and also to accept services to writs or summons, notice or other proceedings. To defend and appear for pending suit/s in any court of law including High Court and Supreme Court.

17. TO pay taxes, rates, charges, expenses and other outgoing in respect of the said property.

18. In terms of the Agreement dated _____ to execute a Deed of Conveyance, Transfer Deed, Deed of Assignment, Deed of Exchange, Partition Deed, Indenture of Arrangement, Mortgage Deeds Correction Deeds, Confirmation Deed or other assurances in one or more sets in respect of the said property in favour of the any person, firm, company, corporate body as the Attorney may deem fit and proper and to take all the steps for effective registration of all such documents, however the Attorney is under obligation to safeguard the monetary consideration to be paid to the Donors herein in terms of the agreement..

THE SEAL OF THE JOINT SUB-REGISTRAR KALYAN-2

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19. To appear before the Sub-Registrar of Assurances and lodge the above documents for registration and admit the execution thereof and to comply with the provisions under the Indian Registration Act, 1908.

20. To follow the requisite procedure under the provisions of Real Estate (Regulation & Development) Act, 2016 and the rules framed there under to be registered with the Maharashtra Real Estate Regulatory Authority and to comply with all the requisite declarations, affidavits, indemnities, undertakings and other incidental submissions to obtain the certificate of registration under the said Act and Rules and further to adhere to and abide by the rules and regulations thereof and shall also comply with the requisitions as laid down therein.

21. To substitute and appoint from time to time one or more attorneys in place of the attorney hereunder with the same or limited powers to act, remove and appoint other attorney/s if the said Attorneys think fit and proper and the attorney will be further entitled to appoint such substitute with irrevocable powers conferring such powers as they may think fit and proper and in such event also such power of attorney shall be irrevocable.

22. AND for more effectually removing any doubt which may arise as to the true meaning of these presents or as to the construction or application of the powers hereby granted I hereby declare that the powers hereby granted shall not in any case be deemed to revoke any power or authorities hereto before given to my attorneys by me or be deemed to be limited to such transactions and matters as are herein expressly mentioned but the same are intended to extend and shall in all cases extend to any other matters or transactions not herein precisely mentioned or defined which in the course of the business may the attorney be deemed to be requisite or expedient to be done or performed.

23. AND generally to do all other acts, deeds, matters and things whatsoever in or about my estate property and affairs herein either particularly or generally described as amply and effectually to all intents and purposes and as I could do in my own person if these presents had not been made.

24. AND I hereby myself agree and undertake to allow, ratify and confirm whatsoever my attorneys or any substitute or substitutes acting under them shall do or purport to do or cause to be done by virtue of these presents.

25. All costs, charges, expenses of and incidental to any act, deed, matter or thing, done or caused to be done by the said attorney in or about the exercise of my powers herein contained shall be borne and paid as provided by the said attorneys alone and shall be responsible for the same and my said attorney shall indemnify and keep indemnified ourselves and my estate and effects from and against any loss and damages that may be caused to me by reason of my attorney doing or causing to be done any acts, deeds, matters or things by virtue of these presents.

26. THIS Power of Attorney is irrevocable and shall not be revoked by me from the date hereof and all powers and authorities conferred upon my attorney under this Power of Attorney shall be exercised by my attorneys at their own costs and expenses I hereby agree and undertake to allow, ratify and confirm and whatsoever my attorney or any substitute or substitutes acting under them shall do purport to do or cause to be done by virtue of these presents.

SCHEDULE
Description of the land under sale

All that piece and parcel of land lying, being and situate at village Kalyan, Taluka Kalyan, bearing City Survey No. 2868B/2 admeasuring 292.70 sq. metres along with the structures standing thereon known as Jamnabaug consisting of ground plus two upper floor comprising of 15 tenements bearing Municipal Property No. C-01006442200 in municipal Lane No. 51 House No. 113 within the limits of Kalyan Dombivali Municipal Corporation and bounded as follows:

On or towards East : City Survey No. 2885/A/2

On or towards West : City Survey No. 2868/B and property belonging to Dwarkadas Bhagwandas Thakkar

On or towards South : City Survey No. 2883/B

On or towards North : City Survey No. 2868/A

together with the access for ingress and egress to the said property from the existing Agra Road and passing through the City Survey No. 2868/B/1.

THE SEAL OF THE JOINT SUB-REGISTRAR KALYAN-2

कल्याण २

दस्त क्र. 9902/2022

90 | 92

IN WITNESS WHEREOF, the parties have set and subscribed their respective signatures to this writing on the day and the year first hereinabove mentioned.

SIGNED & DELIVERED
by the within named
Owner
Shri **Rishi Jaswantrai Karia** alias **Thakkar**



Power of attorney accepted by

M/s. **Amrut Niwas**,

a partnership firm, through its partners :

1. Shri **Pradeep Amritlal Shanklesha** alias **Mutha**



2. Shri **Rakesh Amritlal Mutha**



Witness

1) Prerin P. Bohora

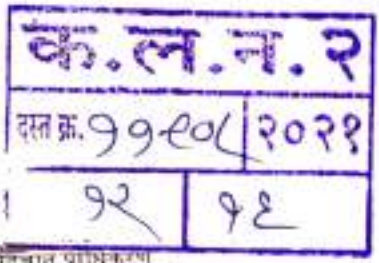
2.

SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 KALYAN-2

दु.नि.सू.२
दस्त क्र. ११९८ | २०२१
११ | १६


भारत सरकार
GOVERNMENT OF INDIA
प्रवीण कुमार प्रताप चंद बोहरा
Pravin Kumar Pratap Chand Bohra
जन्म तारीख/DOB: 18/12/1973
पुरुष/ MALE
9502 0466 6949
माझे आधार, माझी ओळख


THE SEAL OF THE JOINT SUB-REGISTRAR CLASS-2
सह दुय्यम निबंधक वर्ग-२ कल्याण
KALYAN-2


क.ल.न.२
दस्त क्र. ९९०५ | २०२१
१ | ९२ | ९६


AADHAAR
भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA
पता:
302 3रा मजला अनमोल अपार्टमेंट, कार्तिक रोड
चिकणघर, दत्त मंदिर जवळ, कल्याण पश्चिम, ठाणे,
महाराष्ट्र - 421301
Address :
302 3RD FLOOR ANMOL APT, KARNIK ROAD
CHEKANGHAR, NEAR DATT MANDIR, KALYAN
WEST, Thane,
Maharashtra - 421301
9502 0466 6949
1947
help@uidai.gov.in
www.uidai.gov.in
P.O. Box No. 1947
Bangalore 560 001


भारत सरकार
GOVERNMENT OF INDIA

महेश मायाराम वर्मा
MAHESH MAYARAM VARMA

जन्म वर्ष / Year of Birth : 1969

पुरुष / Male

5503 5626 7380

आधार — सामान्य माणसाचा अधिकार

महेश वर्मा




भारतीय विशिष्ट ओळख प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

दस्त क्र. 9961 / 2022

93 | 9E

भारत सरकार
GOVERNMENT OF INDIA



9874 0380 3084

आधार – सामान्य माणसाचा अधिकार

भारत सरकार
GOVERNMENT OF INDIA



Pradeep Amrital Shankasha
जन्म वर्ष / Year of Birth : 1982
पुरुष / Male

8275 5719 5493

आधार – सामान्य माणसाचा अधिकार

भारत सरकार
GOVERNMENT OF INDIA

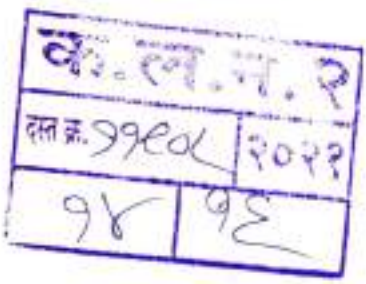


रिषी जसवंतराय कारिया
RISHI JASHWANTRAI
KARIA
जन्म तारीख/ DOB: 01/01/1981
पुरुष / MALE

8358 6407 6900

माझे आधार, माझी ओळख





11/1/1908
शुक्रवार,25 जून 2021 5:07 म.नं.

दस्त सोपवारा भाग-1

कलन2 24/9 ६
दस्त क्रमांक: 11908/2021

दस्त क्रमांक: कलन2 /11908/2021

बाजार मुल्य: रु. 01/- मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.500/-

दु. नि. सह. दु. नि. कलन2 यांचे कार्यालयात

अ. क्र. 11908 वर दि.25-06-2021

रोजी 5:02 म.नं. वा. हजर केला.

पावती:13273 पावती दिनांक: 25/06/2021

सादरकरणाराचे नाव: अमृत निवास तर्फे भागिदार प्रदीप अमृतलाल शंकलेशा उर्फ मुथा - -

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

दस्त हजर करणाऱ्याची सही:

(सही) जी.बी.सातदिवे
Joint Sub Registrar Kalyan 2
सह. दुय्यम निबंधक वर्ग २,
कल्याण क्र. २

(सही) जी.बी.सातदिवे
Joint Sub Registrar Kalyan 2
सह. दुय्यम निबंधक वर्ग २,
कल्याण क्र. २

दस्ताचा प्रकार: जनरल पॉवर ऑफ अॅटर्नी

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थानगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्का क्र. 1 25 / 06 / 2021 05 : 02 : 14 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 25 / 06 / 2021 05 : 04 : 51 PM ची वेळ: (फी)

प्रतिज्ञा पत्र

सदर दस्तऐवज नोंदणी कायदा १९०८ नियम १९६१ अंतर्गत तरतुदीनुसार नोंदणीस दाखल केला आहे. दस्तामध्ये संपुर्ण मजकूर, निष्पादक व्यक्ती, साक्षीदार व सोबत जोडलेले कागदपत्रे दस्तांची ओळख, ओळख, कायदेशीर बाबींसाठी खालील निष्पादक व्यक्ती संपुर्णपणे जबाबदार आहेत तसेच सदर हस्तांतरण दस्तांमुळे राज्यशासन/केंद्रशासन यांच्या कोणत्याही कायदा/नियम/परिपत्रक यांचे उल्लघंन होत नाही.

लिहन देणार सही

घेणार सही

THE SEAL OF THE JOINT SUB-REGISTRAR CLASS-2
सह.दुय्यम निबंधक वर्ग-२ कल्याण
कार्यालय क्र.२
KALYAN-2

25/06/2021 05:06:23 PM

दस्त क्रमांक: 2/11808/2021

दस्त नोंदणी प्रणाली अंतर्गत सादर केलेले

अ.क्र. पक्षकाराचे नाव व पत्ता

1 नाव:प्रविण पी.चोरगे - - वय:45 पत्ता:कल्याण पिन कोड:421301

2 नाव:अमृत निवास तर्फे भागिदार श्रवीण अमृतलाल संघवेकर तर्फे मुखत्यार: - वय:- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: पुण्यकुंज बंगला सुरभाड रोड निलीं रोड कल्याण, रोड नं: -, महाराष्ट्र, ठाणे. पिन नंबर:

3 नाव:अमृत निवास तर्फे भागिदार राकेश अमृतलाल मुखा वय:- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: पुण्यकुंज बंगला सुरभाड रोड निलीं रोड कल्याण, महाराष्ट्र, ठाणे. पिन नंबर:

पक्षकाराचा प्रकार

दस्तऐवज करुन देणार वय : 38 स्वाक्षरी:

पॉवर ऑफ अटर्नी होल्डर वय : स्वाक्षरी:

पॉवर ऑफ अटर्नी होल्डर वय : स्वाक्षरी:

छायाचित्र



बोटांचा ठसा



दरीत दस्तऐवज करुन देणार तथाकथित डायरेक्ट पॉवर ऑफ अॅटर्नी चा वापर करुन विक्रीचा दस्त निष्पादित करणार.
दिनांक:3 वी वेळ:25 / 06 / 2021 05 : 06 : 23 PM

ओळख:-

वरील इसम असे निवेदीत करतात की ते दस्तऐवज करुन देणा-यांना व्यक्तीशः ओळखतात, व त्यांची ओळख पटविली

अ.क्र. पक्षकाराचे नाव व पत्ता

1 नाव:प्रविण पी चोरगे - - वय:45 पत्ता:कल्याण पिन कोड:421301

स्वाक्षरी

2 नाव:मोहन वर्मा - वय:61 पत्ता:कल्याण पिन कोड:421301

स्वाक्षरी

छायाचित्र



बोटांचा ठसा







दिनांक:4 वी वेळ:25 / 06 / 2021 05 : 29 PM

(सही) जो. जी. सातदिवे
सह. दुय्यम निबंधक वर्ग २,
कल्याण क्र. २

Joint Sub Registrar Kalyan-2

Payment Details

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	MS AMRUT NIWAS	eChallan	02300042021062583241	MH002741222202122E	500.00	SD	0001298618202122	25/06/2021
2		DHC		2506202112479	300	RP	2506202112479D	25/06/2021
3	MS AMRUT NIWAS	eChallan		MH002741222202122E	100	RF	0001299618202122	25/06/2021

[SD:Stamp Duty] [RF:Registration Fee] [DHC: Document Handling Charges]

JOINT SUB-REGISTRAR CLASS-2 कार्यालय क्र.2 KALYAN-2

Know your rights as Registrants

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2. Get print immediately after registration

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प्रमाणित करण्यात येते की, दु.नि.कल्याण क्र.२ यांचे कार्यालयातील दस्त क्रमांक 11808/2021 चे दस्तऐवज करुन दिल्याचे रुपये 500/- चलन क्रमांक MH002741222202122E दि.25/06/2021 रोजी बँक/ट्रेझरी कार्यालयात भरणा केल्याचे चलनावरुन दिसते.

पुस्तक 1 द.क्र. 11808

दिनांक 25/06/2021 रोजी वितरीत.

सह दुय्यम निबंधक वर्ग-२ कल्याण क्र. २
दिनांक 25/06/2021

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. कल्याण 2
दस्त क्रमांक : 11907/2021
नोंदणी :
Regn:63m

गावाचे नाव : **कल्याण**

दस्तऐवजाचा प्रकार	विकसनकरारनामा
मोबदला	23100000
बाजारभाव(भाडेपटट्याच्या बाबतीत पटटाकार आकारणी देतो की पटटेदार ते नमूद करावे)	23100000
भू-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव:कल्याण-डोंबिवली इतर वर्णन :, इतर माहिती: , इतर माहिती: मौजे कल्याण वि ठाणे येथील सि स न.2868बी/2,पर न.113,नेन न.51 यावरील जमनाबाग ईमारत मधील तळमजला +दुसरा मजला व 15 भाडेकरू असलेल्या ईमारत क्षेत्र 292.70 चौ. मीटर, जिचा मालमत्ता क्र.सी-01000442200((MILKAT NUMBER : 113 ; C.T.S. Number : २८६८ बी ;))
	1) 292.70 चौ.मीटर
दस्तऐवज करुन देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकूमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:-रिशी जसवंतराय कारिया उर्फ ठक्कर - - वय:-38; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: शिवाजी चौक आग्रा रोड , रोड नं: -, महाराष्ट्र, ठाणे. पिन कोड:-421301 पॅन नं:-
दस्तऐवज करुन घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकूमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-मे.अमृत निवास तर्फे भागिदार प्रदीप अमृतलाल शंकलेचा उर्फ मुथा - - वय:-39; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: पुष्पकुंज बंगलो मुरबाड रोड सिंधी गेट कल्याण , रोड नं: -, महाराष्ट्र, ठाणे. पिन कोड:-421301 पॅन नं:- 2): नाव:-मे. अमृत निवास तर्फे भागिदार राकेश अमृतलाल मुथा - - वय:-42; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: पुष्पकुंज बंगलो मुरबाड रोड सिंधी गेट कल्याण, रोड नं: -, महाराष्ट्र, ठाणे. पिन कोड:-421301 पॅन नं:-
दस्तऐवज करुन दिल्याचा दिनांक	25/06/2021
दस्त नोंदणी केल्याचा दिनांक	25/06/2021
अनुक्रमांक,खंड व पृष्ठ	11907/2021
बाजारभावाप्रमाणे मुद्रांक शुल्क	1155000
बाजारभावाप्रमाणे नोंदणी शुल्क	30000
शेरा	

(सही) जी.बी.सातदिवे
सह. दुय्यम निबंधक वर्ग २,
कल्याण क्र. २

THE SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 सह दुय्यम निबंधक वर्ग-२ कल्याण कार्यालय क्र. KALYAN-2

मूल्यमापनासाठी विचारात घेतलेला तपशील:-

मुल्य आकारताना निवडलेला अनुच्छेद :- (i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.