Receipt (pavti)

394/12410
Friday,July 28 ,2023
1:56 PM

पावती

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

पावती क्र.: 12981 दिनांक: 28/07/2023

गावाचे नाव: शाहाबाज
दस्तऐवजाचा अनुक्रमांक: दनल11-12410-2023
दस्तऐवजाचा प्रकार : विकसनकरारनामा
सादर करणाऱ्याचे नाव: मे. सनसिटी प्राईड तर्फे भागीदार श्री. सुनील रामपाल कटोच - -

नोंदणी फी	रु. 30000.00
दस्त हाताळणी फी	रु. 1200.00
पृष्ठांची संख्या: 60	
एकूण:	रु. 31200.00

सह दुय्यम निबंधक वर्ग - २
वसई क्र. ११

बाजार मुल्य: रु.8489500 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 425000/-

1) देयकाचा प्रकार: DHC रक्कम: रु.600/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 270720231377E दिनांक: 28/07/2023
बँकेचे नाव व पत्ता:
2) देयकाचा प्रकार: DHC रक्कम: रु.600/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 2807202305410 दिनांक: 28/07/2023
बँकेचे नाव व पत्ता:
3) देयकाचा प्रकार: eSBTR/SimpleReceipt रक्कम: रु.30000/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH005533862202324R दिनांक: 28/07/2023
बँकेचे नाव व पत्ता: Panjab National Bank

पक्षकारांची सही
मुळ दस्त परत मिळाला

28/07/2023

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. ठाणे 11
दस्त क्रमांक : 12410/2023
नोंदणी :
Regn:63m

गावाचे नाव : शाहाबाज

(1)विलेखाचा प्रकार	विकसनकरारनामा
(2)मोबदला	0
(3) बाजारभाव(भाडेपट्टयाच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	8489500
(4) भू-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव:नवी मुंबई मनपा इतर वर्णन :, इतर माहिती: सिटीएस नं 161 टिका नं-3,मौजे-शहाबाज-केलापूर,बिल्ले गावठाण,ता. आणि जि. ठाणे,क्षेत्रफळ:-438.50 चौ.मी.((C.T.S. Number : 161 ;))
(5) क्षेत्रफळ	1) 438.50 चौ.मीटर
(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:-विलास अनंत पाटील - - वय:-53; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: रा. घर नं ००८३, सेक्टर १९, पोस्ट कोपरखैरणे,नवी मुंबई. , महाराष्ट्र, ठाणे. पिन कोड:-400709 पॅन नं:-AHAPP6474G 2): नाव:-हेमलता विलास पाटील - - वय:-48; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: रा. घर नं. ००८३, सेक्टर १९, पोस्ट कोपरखैरणे,नवी मुंबई. , , महाराष्ट्र, ठाणे. पिन कोड:-400709 पॅन नं:-APDPP8134L
(8)दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1): नाव:-मे. सनसिटी प्राईड तर्फे भागीदार श्री. सुनील रामपाल कटीच - - वय:-50; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: ऑफिस नं.१०२, श्री रामकृष्ण निवास सीएचएस, प्लॉट नं. ४६ आणि ४७, सेक्टर ४०, सीवूड , महाराष्ट्र, ठाणे, महाराष्ट्र, ठाणे. पिन कोड:-400706 पॅन नं:-AEKFS4209M 2): नाव:-मे. सनसिटी प्राईड तर्फे भागीदार श्री. सतीश अमरसिंग ठाकुर - - वय:-46; पत्ता:-प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: ऑफिस नं.१०२, श्री रामकृष्ण निवास सीएचएस, प्लॉट नं. ४६ आणि ४७, सेक्टर ४०, सीवूड, नवी मुंबई. , , ठाणे. पिन कोड:-400706 पॅन नं:-AEKFS4209M
(9) दस्तऐवज करून दिल्याचा दिनांक	28/07/2023
(10)दस्त नोंदणी केल्याचा दिनांक	28/07/2023
(11)अनुक्रमांक,खंड व पृष्ठ	12410/2023
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	425000
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14)शेरा	

मुल्यांकनासाठी विचारात घेतलेला तपशील:-

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

THE SEAL OF THE SUB REGISTRAR THANE-11 * DIST. THANE * दुय्यम निबंधक कार्यालय ठाणे-११ जि.ठाणे

सह दुय्यम निबंधक वर्ग-२
ठाणे क्र.११

Payment Details

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	SUNCITY PRIDE	eSBTR/Simple Receipt	0300617202307175043 3	MH005533862202324R	425000.00	SD	0003032102202324	28/07/2023
2		DHC	2707202313775	600	RF	2707202313775D		28/07/2023
3		DHC	2807202305410	600	RF	2807202305410D		28/07/2023
4	SUNCITY PRIDE	eSBTR/SimpleReceipt		MH005533862202324R	30000	RF	0003032102202324	28/07/2023

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

दस्तऐवज अहवाल भाग १ व २

ठाणे महानगरपालिका

अनुक्रमांक —————

१) दस्ताचा प्रकार : ————————

२) सादरकर्त्याचे नांव : ————————

३) तालुका : ————————

४) गावाचे नांव : ————————

५) दिशा नं. ————, नगर भूमापन (सिटीएस)/ पालक क्र. ————

अर्हे नं./गट नं./भूमापन क्र. ————

औद्योगिक भूखंड क्र. (फायनल प्लॉट नं.) ————————, टि.पी. स्किम नं. ————

६) मुख्य दरविभाग (झोन) :- ————————

७) मिळकतीचा प्रकार : खुली जमीन | निवासी | कार्यालय | दुकान | औद्योगिक

प्रति चौ.मी. 19000 ——— ——— ——— ——— 26620

८) दस्तात नमूद केलेल्या निवासी सदनिका/अनिवासी/व्यापारी गाळ्याचे क्षेत्रफळ ————चौ.मी. / चौ.फू (बिल्ट/पार्इ)

९) कार पार्किंग : ———— गच्ची : ————पोटमाळा ———— चौ.मी. /चौ.फूट (बिल्ट अप/पार्इ)

१०) सदनिका/ अनिवासी / व्यापारी गाळा क्र. ———— , मजला ————, बिल्डींग / विंग क्र. ————

इमारतीचे नांव ———————— रहदारीचा सुविधा : आहे / नाही

११) बांधकाम वर्ष : ———————— पुरवठा : बिल्ट मिटर जोडणी /देणगी / खाजगी पाणीपुरवठा (ओ.सी.) वर ————

प्रकार : ————————

१२) बांधकामाचा प्रकार : आर.सी.सी. / इतर पक्के / अर्धे पक्के / कच्चे

१३) बाजारमुल्य दर तक्तयांतील मार्गदर्शक सूचना क्र. ———— ज्याच्या विरोधी घट / वाढ

१४) लिज अँन्ड लायसन्सचा दर : १) प्रतिमाह भाडे रक्कम ————

२) अनामत रक्कम /डिपाझिट भाडे : ————

३) फालतावधी : ————

१५) विचारीत घेतलेले बाजारमुल्य : 7831800

१६) दस्तामध्ये नमूद केलेला मोबदला : 8489500

१७) दस्त नोंदणीचा दिनांक 28/

१८) दस्त नोंदणीकृत दिनांक 28/

१९) देय मुद्रांक शुल्क 4

भरलेले मुद्रांक शुल्क 4

२०) देय नोंदणी फी —

लिहीणार

1900 Dq 438.50 q 1.5 q 1.10 q 0.5 = 783180

26620 q 438.50 q 1.5 q 1.10 q 0.03 = 8281931

287050

8489500



ठाणे दुय्यम निबंधक	ठ.न.न. ११
९२४१०	२०२३
९	६०

सह दुय्यम निबंधक वर्ग-२
ठाणे क्र. ११



Document Handling Charges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN	2807202305410	**Receipt Date**	28/07/2023

Received from , Mobile number 0000000000, an amount of Rs.600/-, towards Document Handling Charges for the Document to be registered on Document No. 12410 dated 28/07/2023 at the Sub Registrar office Joint S.R. Thane 11 of the District Thane.

DEFACED
₹ 600
DEFACED

Payment Details

Bank Name	SBIN	**Payment Date**	28/07/2023
Bank CIN	10004152023072805091	**REF No.**	320956187927
Deface No	2807202305410D	**Deface Date**	28/07/2023

This is computer generated receipt, hence no signature is required.

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

ट.न.न. ११	
१२४१०	२०२३
२	६०



Document Handling Charges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN	2707202313775	Receipt Date	28/07/2023

Received from , Mobile number 0000000000, an amount of Rs.600/-, towards Document Handling Charges for the Document to be registered on Document No. 12410 dated 28/07/2023 at the Sub Registrar office Joint S.R. Thane 11 of the District Thane.

DEFACED
₹ 600
DEFACED

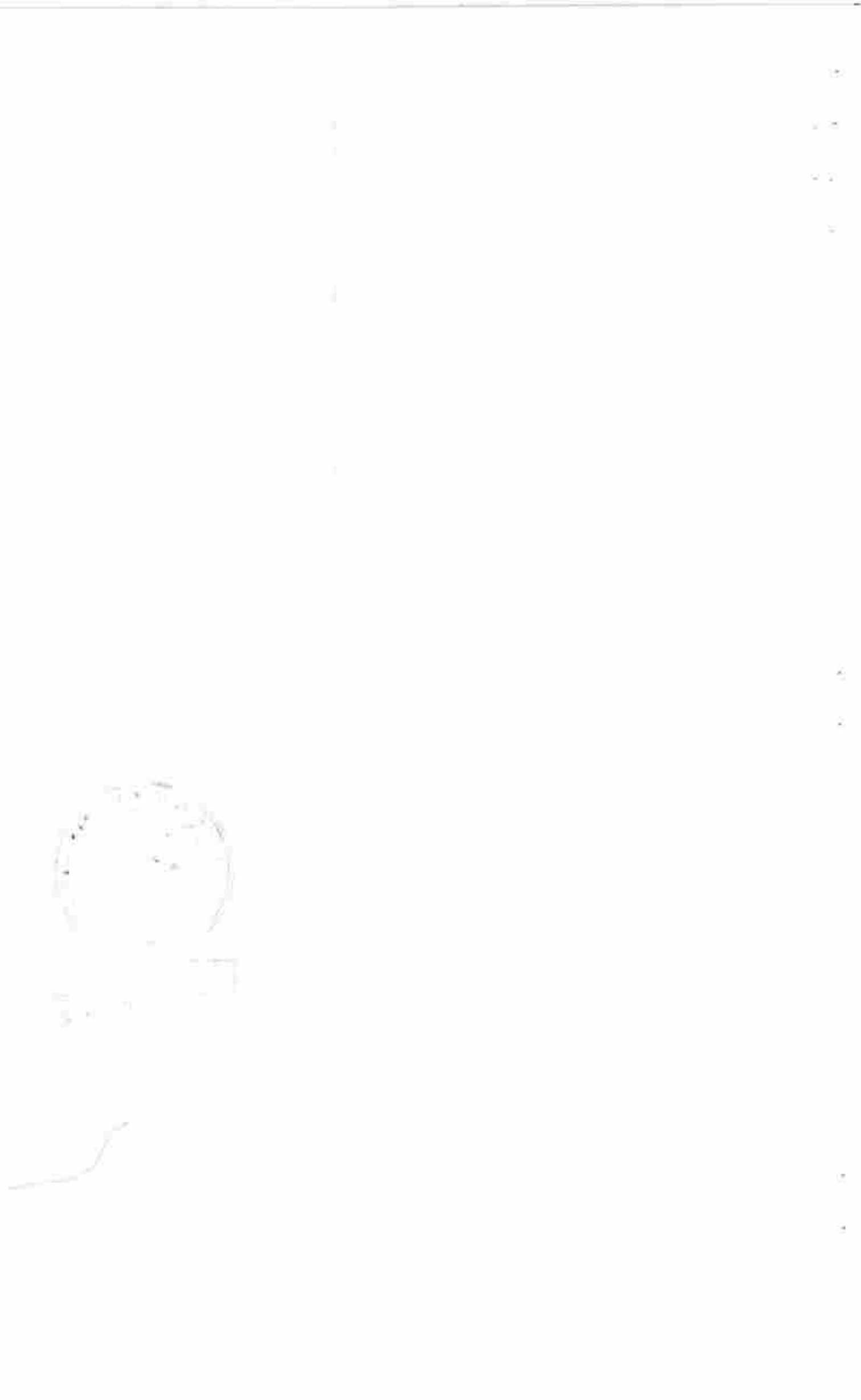
Payment Details

Bank Name	SBIN	Payment Date	27/07/2023
Bank CIN	10004152023072712806	REF No.	320855992135
Deface No	2707202313775D	Deface Date	28/07/2023

This is computer generated receipt, hence no signature is required.

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

ट.न.न. ११	
१२४९०	२०२३
९	६०



Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	2707202313775	**Date**	27/07/2023
Received from , Mobile number 0000000000, an amount of Rs.600/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R.Thane 6 of the District Thane.			
Payment Details			
Bank Name	SBIN	**Date**	27/07/2023
Bank CIN	10004152023072712606	**REF No.**	3208559921135
This is computer generated receipt, hence no signature is required.			



८.वि.वा. 99	
92890	२०२३
४	६०



Data of Bank Receipt for GRN MH005533862202324R
Bank - PUNJAB NATIONAL BANK

Bank/Branch	:		
Pmt Txn id	: 210723M629231	Simple Receipt	
Pmt DtTime	: 21/07/2023 13:18:15	Print DtTime	:
ChallanIdNo	: 03006172023071750433	GRAS GRN	: MH005533862202324R
District	: 1201 / THANE	GRN Date	: 21/07/2023 14:42:19
Office Name	: IGR123 / THN11_THANE NO 11 JOINT SUB REGISTR		

StDuty Schm	: 0030046401-75/ Stamp Duty(Bank Portal)
StDuty Amt	: Rs 4,25,000.00/- (Rs Four Lakh Twenty Five Thousand Rupees Only)
RgnFee Schm	: 0030063301-70 / Registration Fee
RgnFee Amt	: Rs 30,000.00/- (Rs Thirty Thousand Rupees Only)

Only for verification not to be printed and used

Article	: B25		
Prop Mvblty	: Immovable	Consideration	: 1.00/-
Prop Descr	: CTS NO.161,TIKKA NO.3,SHABHAJ,BELAPUR , KILLE GAUTHAN : NAVI MUMBAI,THANE,Maharashtra : 400614		
Duty Payer	: PAN-AEKFS4209M SUNCITY PRIDE		
Other Party	: PAN-AHAPP0474G VILAS ANANT PATIL		

Bank Scroll No	: 1
Bank Scroll Date	: 24/07/2023
RBI Credit Date	: 24/07/2023
Mobile Number	: 9819987756

READ
₹455000.00
DEFACED

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-394-12410	0003032102202324	28/07/2023-13:54:31	IGR123	30000.00
2	(IS)-394-12410	0003032102202324	28/07/2023-13:54:31	IGR123	425000.00
			Total Defacement Amount		4,55,000.00





पंजाब नैशनल बैंक punjab national bank

e-Stamp [Simple Receipt] Offline Payment Receipt

Branch Name	: BO Seawoods		
Challan Number	: MBST17072350433	GRAS GRN	: MH005533862202324R
PaymentDate	: 21/07/2023 13:18:15 PM	Bank Txn ID	: 210723M629231
District	: 1201-THANE	Office Name	: IGR123-THN11_THANE NO 11 JOINT SUB REGISTR
Stamp Duty	: 0030046401-75		
Amount	: 425000.00		
Registration Fees	: 0030063301-70		
Amount	: 30000.00		
Total Amount	: 455000.00		
Duty Payer Name	: SUNCITY PRIDE	Duty Payer ID	: PAN-AEKFS4209M
Duty Payer Mob No	: +91-9819987756		
Article Code	: B25-Agreement to sale/Transfer/Assignment		
Movability	: Immovable	Consideration Amount	: 1.00
Prop Descr	: CTS NO.161,TIKKA NO.3,SHAHRAJ ,DELAPUR,KILLE GAUTHAN,NAVI MUMBAI ,THANE Maharashtra 400614		
Property Area	: 436.50 Sq.Meter		
Other Party Name	: VILAS ANANT PATIL	Other Party ID	: PAN-AHAPP0474G

Print Reciept

For SUNCITY PRIDE

Partner

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

ट.ज.न. ११	
१२४१०	२०२३
६	६०



DEVELOPMENT AGREEMENT

(43% Owner Share and 57% Developer Share)

THIS **AGREEMENT** made at Mumbai on this 28th day of July 2023, BETWEEN

(1) Mr. VILAS ANANT PATIL (PAN No.AHAPP0474G) an Adult Indian Inhabitant, residing at Hemlata Niwas, House No-0083, Sector19, Post Koparkhairane, Navi-Mumbai (Hereinafter referred to as "the Owner" (which expression shall unless it be repugnant to the context or meaning thereof, be deemed to include their respective heirs, executors and administrators) of the First Part;

(2) Mrs. HEMLATA VILAS PATIL (Pan No.APDPP8134L) an Adult Indian Inhabitant, residing at Hemlata Niwas, House No-0083, Sector19, Post Koparkhairane, Navi-Mumbai (Hereinafter referred to as "the Owner" (which expression shall unless it be repugnant to the context or meaning thereof, be deemed to include their respective heirs, executors and administrators) of the First Part:

AND

M/S Suncity Pride (Pan No AEKFS4209M) a partnership firm registered under Indian Partnership Act 1932, having its registered office at Office No 103, Shiva Ramkrishna Nivas CHS, Plot No 46 & 47, Sector-40, Seawood (w), Nerul, Navi Mumbai-400706, though its Partner 1) Mr.. SUNIL KATOCH 2) MR. SATISH V. THAKUR both an adult hereinafter referred to as the "Developer" (which expression shall unless it be repugnant to the context or meaning thereof, be deemed to mean and include his heirs, executors, administrators and permitted assigns) of the Other Part;



ठ.ने.नं. 99	
92890	२०२३
6	८०

For SUNCITY PRIDE

Partner

For the purpose of clarity, it is made clear that Party of the First, are individually referred to as "Owner" and collectively referred to as "Owners"

WHEREAS

A. And whereas as per Talathi Office Turbhe record, All the piece of parcel of property situated lying and being at " CTS NO.161, TIKKA NO.3, Totally admeasuring 438.50 sq meter At- Shahabaj-Belapur (Kille Gaothan), Navi Mumbai, Taluka and Dist-Thane (hereinafter referred to as 'The Said Land') belongs to 1) Smt. Sharifa Ahmedmiya Kureshi, 2) Mr. Abdul Sattar Ahmedmiya Kureshi, 3) Mr. Ajumuddin Ahmedmiya Kureshi, 4) Mr. Usman Ibrahim Kureshi, 5) Mr. Rajjak Ibrahim Kureshi, 6) Mr. hanif A. Latif Kureshi & 7) Smt. Kulsumbibi Ahmedmiya Kureshi, as per record of right dated 25.09.1995, they have sold the said Land to Mr. Anant Mukund Kulkarni, which is recorded in the books of Record of Right on Dated 25.09.1995.

B. And whereas Mr. Anant Mukund Kulkarni has sold the Said Land i.e " CTS NO.161, TIKKA NO.3, Totally admeasuring 438.50 sq meter At- Shahabaj-Belapur (Kille Gaothan), Navi Mumbai, Taluka and Dist-Thane to Smt. Santoshkumari Kuldeepraj Kapoor which has been recorded in the books of Record of Right on Dated 25.03.2003 vide Ref N0.416/74. And whereas Smt. Santoshkumari Kuldeepraj Kapoor name is deleted from the said land & Mr. Kuldeepraj Kapoor name is recorded in the books of Record of Right.

C. And whereas Mr. Kuldeepraj Kapoor has sold, transferred his rights, title and interest on the said Land " CTS NO.161, TIKKA NO.3, Totally admeasuring 438.50 sq meter At- Shahabaj-Belapur (Kille Gaothan), Navi Mumbai, Taluka and Dist-Thane" in favour of Mr. Shivanand

दु.नं.क्र.	३१
१२४१०	२०२३
८	६०

For SUNCITY PRIDE

Partner

Shankar Kore, the said document was duly registered before the Sub-Registrar of Assurances-Thane on dated 28.02.2006 bearing document no TNN-3-1821-2006.

D. By a Sale Deed dated 01/03/2007 executed between Mr.Shivanand Shankar Kore the VENDORS therein and Mr. UDAYA SHAMBAJIRAO SHENDE 2) Mrs. MADHURI DATTATRAY NAGARE, AND MR. RABBANI SHAMSUDDIN KHAN, (The PURCHASERS) the rights title and interest in the open plot " CTS NO.161, TIKKA NO.3, Totally admeasuring 438.50 sq meter At- Shahabaj-Belapur (Kille Gaothan), Navi Mumbai, Taluka and Dist-Thane" was transferred in the name of the purchasers vide document no TNN6-1383-2007, Dated 01-03-2007, which was duly registered with the Sub-Registrar Assurances-Thane.

E. By Vide Release Deed dated 19th day of April 2007, the one of the co-owner Mrs. MADHURI DATTATRAY NAGARE, transferred her right, title interest of her share/part in the said Plot of land in favour of Mr. UDAY SAMBHAJIRAO SHENDE, AND MR. RABBANI SHAMSUDDIN KHAN, the said Release Deed was duly registered with joint sub Registrar TNN-6 under serial No.02497/2007 dated 19/04/2007.

F. By a Deed of Conveyance dated 11th August 2011 1) Mr. UDAY SAMBHAJIRAO SHENDE, AND 2) MR. RABBANI SHAMSUDDIN KHAN have sold and transferred all that piece and parcel of land " CTS NO.161, TIKKA NO.3, Totally admeasuring 438.50 sq meter At- Shahabaj-Belapur (Kille Gaothan), Navi Mumbai, Taluka and Dist-Thane", and as more particularly described under the First Schedule hereunder written and marked in red color boundary line on the plan annexed hereto and marked as "Annexure "A" (hereinafter referred as "The said Property" (hereinafter referred as said Property") to the Current Owners Mr. VILAS ANANT PATIL and Mrs. HEMLATA VILAS PATIL. The said Deed of

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For SUNCITY PRIDE

Partner

Conveyance is registered with the Sub-Registrar of Assurances at Bombay under serial No.TNN/3699 of 2011 dated 11/06/2011.

G. The VENDORS are absolutely seized and possessed of otherwise well and sufficiently entitled to all that piece and parcel of land on the Plot of land or otherwise well and sufficiently entitled to all that piece and parcel of land, and more particularly described in the First Schedule hereunder written and shown in the plan annexed hereto (hereinafter referred to **"The Said Property")**

H. The Developer, has proposed to the Owners to develop the said Property by constructing the building comprising of Stilt plus Seven upper floors wherein the Developer will bear the entire cost of development including reconstruction of the Owners said Property and the **Owners share will be 43 percent share** and the **Developer share will be 57 percent share**, in the total number of Flats constructed on the said property and the Owners have agreed to the said proposal on the terms and conditions to be recorded hereunder.

I. The Parties are desirous of reducing the terms and conditions agreed between them in writing in the manner appearing hereinafter.

NOW THIS AGREEMENT WITNESSTH AS FOLLOWS:

1. **Grant of Development Rights**

The parties hereto have agreed that the recitals recorded hereinabove shall form integral and operative part of this Agreement as if the same are specifically set out in the operative part of this Agreement.

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For SUNCITY PRIDE

Partner

1.2. The Owners hereby grants to the Developer the Development Rights in respect of the said property in consideration of 43 percent share in the total flats proposed to be constructed in the said premises of the said Property as detailed in **Annexure-B** to this Agreement.

1.3. For the purpose of this Agreement, the expression "**Development Rights**" shall mean and include (a) F.S.I in respect of the said property; and (b) all the right, title, interest, benefit, advantage, demand, FSI, TDR etc. that could be used, consumed and/or loaded etc. on the said property including additional FSI, fungible FSI, FSI available on payment of premium etc. as per the prevailing DCR.

1.4. It is expressly agreed, declared and confirmed by and between the parties hereto that on and from the execution hereof, the Developers shall have right and be entitled to (a) the Development Rights; (b) to construct buildings after securing required approvals, on the said property by consuming the Development Rights after securing necessary approvals/permissions; (c) own and retain **57% of the flats**, garages, parking space and all other premises each in the new building or in the said property as detailed in **Annexure-B** to this Agreement. (hereinafter referred to as the "**Said Premises**", and (d) sell, transfer and dispose of the flat built on the "**Said Premises**", on such terms as the Owners and Developers on mutual consensus basis may deem fit and receive, retain and appropriate the sale proceeds and other considerations in respect thereof.

1.5. It is expressly clarified and understood between the parties that (a) though the Owners have granted Development Rights to the Developers, the Owners shall continue to be the owner of the said property till the new building is constructed by the Developer with the specification mutually agreed between the Owners and Developer as detailed in **Annexure-C** to this Agreement.

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For SUNCITY PRIDE

Partner

1.6. It is mutually agreed that Developers shall be entitled to use, consume and load etc. the entire Development Rights.

2. **Necessary Permission and Cost of Reconstruction**

2.1. The Developer shall at its cost obtain all necessary approvals from statutory authorities including NMMC for the purpose of development on the said property and construction of the building on the said property.

2.2. The total cost of construction for development of the said property, demolition of the existing building and construction of building on the said property shall be borne and paid by the Developer.

3. **Owners Consideration and Premises**

3.1. In consideration of the Owners granting exclusive Development rights to the Developer under this Agreement, the Developer shall grant 43% of total number of Flats to Owners in the said Premises:

3.2. Further the Developers shall construct the residential premises on mutually agreed layout and building plan as per admissible Local Govt. rules.

3.3. It is further agreed between the parties that if the plans are required to be amended and/or altered, such amendment or alteration shall be carried out in consultation with the Owners. The Developer shall submit a certified true copy of such amended plan to the Owners within one week from such amendments or alterations being proposed by the Developer.

3.4. The proposed building to be constructed in the "Said Premises" shall contain amenities of superior quality as approved by the Owners as set out in "Annexure D" hereto.

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For SUNCITY PRIDE

Partner

4. **Period for Handing over possession of the Plot of land**

4.1. The Owners shall handover quite vacant and peaceful possession of the "said land" within 15 (fifteen) days from the date of execution hereof within which the Developer shall secure appropriate permissions for carrying out the development of the " Said Property".

4.2. It is hereby agreed by the Developer that they shall complete the construction of the Building within **18 months** from the execution of these presents which will be extendable for further Six months on mutual agreement basis.

5. **Developers Rights**

5.1. On and from the date of execution of these presents, the Developers will have right and be entitled to:

a) enter upon the said property as a bare licensee only for the purpose of carrying out the Development thereof ;

b) proceed with the development of the said property and construction of building/s thereon after securing the required sanctions/ approvals;

c) exploit all the rights and benefits in respect of the said property;

d) prepare and submit all plans, layouts etc. and get the same sanctioned;

e) appoint architect, structural engineer and other consultants etc., and develop on the said property and construct building/s thereon by consuming the Development Rights and do and execute and/or caused to be done and executed all the acts, deeds, matter and things in respect of the said property and development of the said property and construction of the building/s thereon which is not specifically mentioned herein;

f) to retain, sell, transfer, assign and/or otherwise deal with and dispose off, on their own account, the Developer's **57 percent share**, in such manner and on such terms as the Developer may deem fit; and for that purposes enter into on its own behalf and in its own name agreements and/or letter of allotments or such other deeds, documents and writings. It is also agreed

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For SUNCITY PRIDE

Partner

that the Developer shall have an irrevocable, unqualified and unconditional right and be entitled to receive and retain with it all the moneys, sale proceeds and other consideration in respect of the **Developer's 57 percent** share and to appropriate the same in such manner as the Developer may deem fit. All the amount, sale proceeds and other consideration which shall be received by the Developer in respect of the Developer's Premises will be received by the Developer on its own account.

5.2. The Developer shall be entitled to enter upon the said property for the purpose of carrying out development pursuant to these presents and shall be entitled to put its hoardings and boards on the said property on and from execution hereof.

5.3. In case of a dispute and/or conflict between the parties hereto, all the Parties shall strive their utmost to resolve such disputes / conflicts in such a manner that the work proceeds and is completed without any hindrance or delay.

6. Declarations and Covenants of the Owners

6.1. The Owners hereby declare, represent and warrant to the Developer that:

(a) There is no restriction and/or prohibition against grant of Development Rights to the Developer;

(b) The title of the Owners to the "Said Property" is clear and marketable and free from all encumbrances;

(c) The Owners have not entered into any agreement or arrangement or understanding etc. in respect of the said property or Development Rights or any part thereof;

(d) No Notice/Notices is/are issued for requisition and/or acquisition of the Development Rights and/or the said property or any part thereof;

(e) The Owners have not created any third party or other rights in respect of the Development Rights and/or the said property or any part thereof;

For SUNCITY PRIDE

Partner

(f) There are no suits nor any proceedings nor any lispendens or other notice of any attachment either before or after judgment pending in respect of the Development Rights and/or the said property or any part thereof;

(g) There are no easementary rights created under any document or by any covenant or by prescription in respect of and/or upon the said property or any part thereof;

(h) There is no mortgage, lien, charge, right or any other encumbrances or impediments on the Development Rights and/or said property or any part thereof;

(i) The Owners have paid all the taxes, charges, rents, rates, revenue and other outgoings etc. payable in respect of the said property;

(j) The Owners are competent, capable and are in position to observe, perform and/or comply with all the terms, conditions, covenants, undertakings as contained in this Agreement or otherwise within the stipulated time;

6.2. The Owners hereby agree, undertake and covenant with the Developer that they:

(a) Shall not enter into any agreement, transaction, arrangement, understanding, and/or make any commitment and sign any documents in respect of the Development Rights and/or said property or any part thereof with any person or persons;

(b) Shall not do or execute or cause to be done or executed any act, deed, matter or thing whereby the said property and/or the Development Rights or any part thereof or rights and entitlements of the Developer are in any way affected or jeopardized; and

(c) Shall extend all co-operation to the Developer and/or their authorised representative(s) to enable the Developer to perform its obligation under this Agreement.

THE SUB REGISTRAR THANE-11
ठाणे-११ सह दुय्यम निबंधक
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It is clarified that in the event of Owners selling, transferring or otherwise dealing with or disposing off the Owners premises in the newly constructed building such sale, transfer or dealing will be subject to this Agreement.

6.3. For the sale of the flats in the said Premises by the Developers the Owner shall not charge or recover any fees or charges, donations by whatever name it may be called or described.

7. **Confirmation of Title.**

7.1. The Developer has investigated the title of the said property through their Advocates and Solicitors and has taken search of revenue, sub-registrar and other records and has satisfied itself about the marketability of the said Property prior to the execution of these presents.

8. **Specific obligations of the Developers:**

8.1. The Developers shall complete the construction of the building and hand over possession of the Owner's percent share in respect thereof within 18 months of execution of these presents.

8.2. The Developer shall once in every three months update the status of the development to the Owners.

8.3. If there is a defect in the construction of the new building and if the same is discovered within a period of three (3) years from the date of handing over possession, the Developer shall rectify the said defects at their own costs.

8.4. The Developer shall not be entitled to transfer or assign their Development Rights to any other party without the prior written consent of the Owners.

8.5. The Developer shall carry out the development and construction etc in accordance with the sanctioned plans, approvals and the permissions granted in respect thereof and it shall observe all the legal requirements including the

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For SUNCITY PRIDE

Partner

applicable labour and other laws for the engagement of the contractors, employees, workers etc and their insurance.

8.6. The Developer shall indemnify and keep indemnified the Owners in respect of the claim or liability if any arising from the breach of any of such legal requirements or in respect of any claim or demand made by any such contractor, employee , worker or any other third party including the suppliers.

8.7. On possession of the Owners share being offered by the Developer after completing the construction of the building all the obligations of the Developer except to rectify the defect in the construction if any shall stand fulfilled.

9. Power of Attorney and Co-operation of the Owners

9.1. The Owners will execute and grant Power of Attorney for development of the said property to the Developer and/or its nominees.

9.2. The Owners will co-operate with the Developer in ensuring successful completion of the development/construction work.

9.3. As and when requested by the Developer, the Owners shall at the costs and expenses of the Developer sign such plans and other necessary papers, undertakings etc. and do or execute such acts or deeds as may be required or requested by the Developer in connection with carrying out the Development of the "Said Property".

10. Outgoings

10.1. The both Parties agree that all outgoings in respect of the said property such as taxes, levies, assessments up to the date till the vacant possession of the existing building and said property is handed over to the Developer shall be borne and paid by the Owner and thereafter till completion of the new building and handing over possession of the Owners Premises by the Developer, the same shall be borne and paid by the Developer.

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For SUNCITY PRIDE

Partner

10.2. On and from the date of possession of the Owner Premises are offered, the Owner will bear and pay their proportionate share in the property taxes and levies, cesses assessment etc. levied by the NMMC/CIDCO and/or by any other authority and their shares of all other out-goings.

11. Representations by the Developer

11.1. The Developer represents that:

(a) the entire proposed construction will be as per the plan annexed hereto and marked as "**Annexure E**". The Developer shall indemnify and keep the Owners indemnified against any loss caused or penalties levied by any of the authorities concerned for violation or breach of any of the provisions of law or rules and regulations relating thereto;

(b) that it shall carry out the development work and complete it in accordance with the provisions of the Development Agreement.

12. Termination

12.1. Neither Party shall have right and be entitled to terminate this Agreement or any other documents which shall be executed pursuant to this Agreement for any reason whatsoever nature, except in case the Developer fails and neglects to initiate the construction of the new building within a period of 6 months from the date hereof or such further period as may be mutually agreed upon between the parties hereto.

12.2. On the termination as aforesaid the Owners will be entitled to grant development rights in respect of the said property to any third party or sell or dispose of or deal with said property in the manner and way they deem fit in their absolute discretion without any recourse to the Developer after paying back all the charges, payments made by the developer for the development of the said Premises.

THE SEAL OF THE SUB REGISTRAR THANE, LTD. DIST. THANE

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For SUNCITY PRIDE

Partner

12.3. If the construction work on the said Premises is stalled/stopped by NMMC/CIDCO and/or by any other authority regarding any irregularity of the said land as mentioned in the First Schedule , than the owner is liable to refund all charges, payments, including approval charges paid to the statutory authorities and for construction of the building and also all amounts paid to the Owner.

12.4. It is agreed by the parties that till the Agreement is terminated on the aforesaid grounds in the manner as stated hereinabove the rights and obligations of the parties shall continue.

12.5. This is the final written Agreement and supersedes all earlier, proposals and counter proposals.

13. Taxes, Stamp Duty and Other Charge

13.1. Both parties independent of each other will be liable and responsible to pay their personal income tax and other taxes.

13.2. The stamp duty and registration charges on this Agreement and all other documents executed pursuant to this Agreement shall be paid and borne by the Developer only.

13.3. The Developer will pay the legal fees of this Agreement and the fees of the professionals engaged by it for carrying out the Development on the said Property.

For SUNCITY PRIDE

Partner

THE SEAL OF THE SUB REGISTRAR THANE-II

DIST. THANE

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THE FIRST SCHEDULE ABOVE REFERRED

All that piece and parcel of land thereon admeasuring about 438.50 square meters or thereabout bearing CTS No 161, Tikka No 3 of Village SHAHBAJ-BELAPUR, KILLE GAUTHAN, Taluka AND District THANE, situated at Shahbaj –Belapur, and as more particularly marked in red color boundary line on the plan annexed hereto and marked as **Annexure "A"** and bounded as follows :-

On or towards North :

On or towards South :

On or towards East :

On or towards West :

For SUNCITY PRIDE

Partner

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

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IN WITNESS WHEROF, the parties hereto set and subscribed their hands and seal the day and year first hereinabove written.

Sign and delivered by within named "OWNERS",)

"The PARTY OF THE FIRST PART")

1. **Mr.VILAS ANANT PATIL**)



2. **Mrs. HEMLATA VILAS PATIL**)



In presence of

1. Rishav Kotoch

2. Shubham Patil

Sign and delivered by within named)

"DEVELOPER" /"The PARTY OF THE OTHER PART"

M/s Suncity Pride through its Partners)

1.Mr. SUNIL KOTOCH)

2. MR. SATISH A. THAKUR)

For SUNCITY PRIDE

Partner

For SUNCITY PRIDE

Partner

In presence of

1. Rishav Kotoch

2. Shilla m Patil





THE SEAL OF THE SUB REGISTRAR THANE-II DIST. THANE

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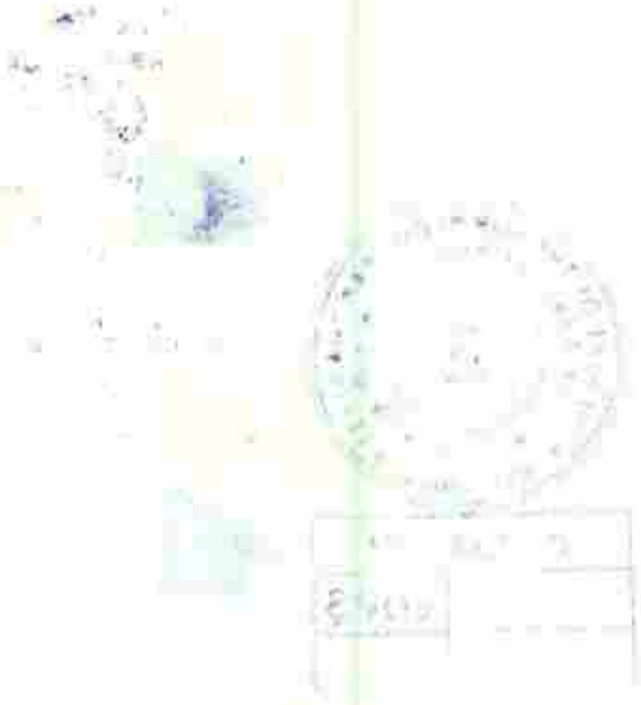

दुय्यम निबंधक: ठाणे ६

दस्तक्रमांक व वर्ष: 3699/2011

Thursday, August 11, 2011

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सूची क्र. दोन INDEX NO. II

गावाचे नाव : शहाबाज

(1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप व बाजारभाव (भाडेपट्टयाच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) अभिहस्तांतरणपत्र

मोबदला रू. 3,500,000.00

बा.भा. रू. 3,813,000.00

(2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1) वर्णना टिका नंबर 3, नगर भूमापन क्र.161 शहाबाज -बेलापूर (फिल्ले गावठाण) क्षेत्रफळ 438.50 चौ मी पैकी 200 चौ मी जोत्याचे बांधकाम खुली जागा 238.50 चौ मी

(3) क्षेत्रफळ (1)438.50 चौ मी

(4) आकारणी किंवा जुडी देण्याठ असेल तेव्हा (1)

(5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) उदय संभाजीराव शेंडे - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: 1301 कांचन टॉवर मुखंड 19 सीवुड स्टेशन जवळ से 25 नेरुळ नवी मुंबई; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: AWUPS8565N.
(2) रव्वानी शमसुद्दीन खान - -; घर/फ्लॅट नं: सदर; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: AADPK9377R.

(6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) विलास अनंत पाटील - -; घर/फ्लॅट नं: हेमलता निवास से 19 ए सु पी कोपरखैरणे जि ठाणे नवी मुंबई; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: -; शहर/गाव: -; तालुका: -;पिन: -; पॅन नम्बर: AHAPP0474G.
(2) हेमलता विलास पाटील - -; घर/फ्लॅट नं: सदर; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: -; शहर/गाव: -; तालुका: -;पिन: -; पॅन नम्बर: APCPP8134L.

(7) दिनांक करून दिल्याचा 11/08/2011

(8) नोंदणीचा 11/08/2011

(9) अनुक्रमांक, खंड व पृष्ठ 3699 /2011

(10) बाजारभावाप्रमाणे मुद्रांक शुल्क रू 190650.00

(11) बाजारभावाप्रमाणे नोंदणी रू 30000.00

(12) शेरा

सह दुय्यम निबंधक ठाणे-६
(वर्ग -२)

THE SEAL OF THE SUB REGISTRAR THANE-6
दुय्यम निबंधक कार्यालय ठाणे-६ गावी मुद्रा
जि. ठाणे
DIST. THANE

THE SEAL OF THE SUB REGISTRAR THANE-11
दुय्यम निबंधक कार्यालय ठाणे-११ गावी मुद्रा
जि. ठाणे
DIST. THANE

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Y. P. P.—1,00,000—4-64—WCA5—(Ca) 505
G. R., R. P., No. 8515, dated 16.9.95.]

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१९६९ [(१) अहमदमिया दादामिया (२) अ. करीम दादामीया (३) इब्राहिम दादामिया
(४) अ. लतीफ हुसेन मिया (५) खातुनाबीबी हुसेन मिया]

29/3/94	मा. [illegible]	S.I.	(H) १) शरीफा अहमदमिया कुरैशी २) अब्दुल सत्तार अहमदमिया कुरैशी ३) फकीर महमद अ. करीम कुरैशी ४) अजुम्मुद्दीन अ. करीम कुरैशी ५) उस्मान इब्राहीम कुरैशी ६) रज्जाक इब्राहीम कुरैशी ७) लतीफ अ. लतीफ कुरैशी ८) कुलसूमबीबी अ. लतीफ कुरैशी	ता. नि. मू. ठाणे

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THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

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THE SEAL OF THE SUB REGISTRAR THANE-6 DIST. THANE

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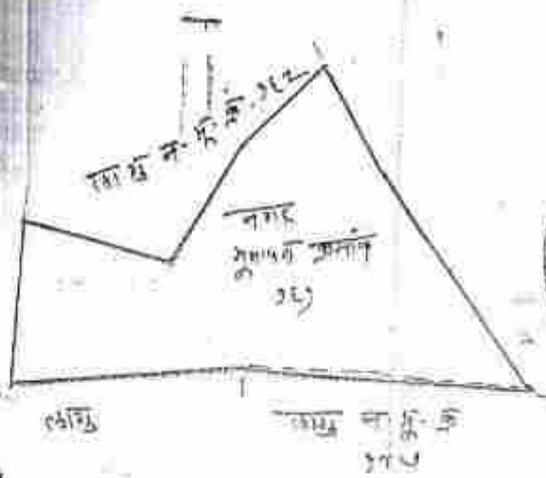
ANNEXURE - 'A'

अर्जदार श्री सुरेश [illegible] नवी मुंबई यांचे विनंती अर्जाबद्दल नगर भूमापक शहाबाज बेहेरपूर [illegible] नगर भूमापन क्रमांक १६१ (पुनर्विलोकन [illegible] क्रमांक ३) च्या नकाशाची कारणा पुरती [illegible] नकुल.

नगर भूमापन शहाबाज बेहेरपूर
तालुका :- ठाणे
जिल्हा :- ठाणे



अर्ज क्रमांक [illegible]

[illegible] नक्कल का तपशील
नक्कल तयार केल्याचा दिनांक [illegible]
नक्कल दिल्याचा दिनांक [illegible]
नक्कल तयार करणार [illegible]
नक्कल तपासणी [illegible]
एकुण नक्कल फी र.रु. [illegible]
(अक्षरी) र.रु. [illegible]

सवरची नक्कल जागेवरील आधारात [illegible]
जागेची आधारात स्थिती दर्शविणारी [illegible]
मोजणी करून घेणे आवश्यक आहे.

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खरी प्रत
परिरक्षण भूमापक
तुर्भे

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दस्त क्रमांक १३५३
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ट न न - ६
दस्त क्रमांक ३६८९
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ट न न - ६
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For SUNCITY PRIDE
Partner

ANNEXURE - C

महाराष्ट्र शासन
जमाबंदी आयुक्त आणि संचालक भूमिअभिलेख महाराष्ट्र राज्य, पुणे

मालमत्ता पत्रक

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गाव/पेठ : अंबरनाथ-बेलापूर | तालुका/न.भू.का. : न.भू.अ. ठाणे | जिल्हा : ठाणे

सर्वसाधारण क्रमांक	हिस्सा नंबर	प्लॉट नंबर	क्षेत्र चौ.मी.	धारणाधिकार	शासनाला दिलेल्या आकारणीच्या किंवा भाडयाच्या तपशील आणि त्याच्या क्रियतपासणीची नियत वेळ
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सुविधाधिकार	—
इंकलाबा मुळ धारक वर्ष: १९१९	म [१ अहमदमिया दादामिया] [२ अ.करीम दादामिया] [३ इब्राहीम दादामिया] [४ अ.लतीफ इब्रुहेम मिया] [५ खतुन बीबी इब्रुहेम मिया]
पहेदार	
इतर भार	
इतर शेरे	

दिनांक	व्यवहार	खंड क्रमांक	नवीन धारक(ग) पहेदार(प) किंवा भार	शाखाकेन
२७/०३/१९९५	मा. तालुका निरीक्षक भू.अ.ठाणे यांनाकडील आदेश क्र. न.भू.५६५३.पी./५५ दि. २६-३-९१ अन्वये धारक नोंद दाखल केली.		म [१ शरीका अहमदमिया कुरेशी] २ अब्दुल सत्तार अहमदमिया कुरेशी ३ फारुक रहमान अ कुरेशी ४ अनुसुईया अ कुरेशी ५ एकनाथ ईश्वरमि कुरेशी ६ रज्जाक ईब्राहीम कुरेशी ७ हारीफ अ लतीफ कुरेशी ८ कुलसुमबीबी अ लतीफ कुरेशी	सही- २७/०३/१९९५ सा.नि.भू.अ.ठाणे ठाणे
२६/०९/१९९४	मा.न.भू.अ ठाणे यांचे कडील आदेश क्र.म. भू.अ.हरकत नोंद/५५ धारा ११८/वि.२६-९-९१ अन्वये व १.खास ता.नं.२२८२ दि.७-९-९५ अन्वये खरेदीदाराचे नांव दाखल केले.		म [श्री. जगत मुकुंद कुलकर्णी]	सही- २६/०९/१९९५ न.भू.अ.ठाणे
२५/०९/२००३	खरेदीने संपूर्ण मिळकत एस.आर.नं. ४५६/०४ व सोबतचे डिक्री आदेश दिनांक १०.८.२००९ मुळात नांव दाखल, व जगत मुकुंद कुलकर्णी यांचे नांव कमी केले.		म [संतोषीकुमारी कुलदीपराय कपूर]	फेरफार क्र.३८ प्रमाणे सही- २५/०९/२००३ न.भू.अ. ठाणे
२४/११/२००३	सरकारने संतोषीकुमारी कुलदीपराय कपूर यांचा डायरेक्ट नांव कमी केले.		[संतोषीकुमारी कुलदीपराय कपूर]	फेरफार क्र.४५३ प्रमाणे नांव कमी.
२४/०५/२००५	खरेदीने वर्ग, खरेदीखत पडताळ आदेश क्र. न.भू./का.बेलापूर न.मु. १६९/सेल क्र ६१ दि. २४/५/०६ ने नांव दाखल फेरफार कुलदीप राज कपूर यांचे नांव कमी.			फेरफार क्र. प्रमाणे सही- ठाणे



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२५/११/२००७	खरेदीने संपूर्ण मिळकत		H [१श्री. उदय रामचंद्र शिंदे] [२श्री. नागुरी दत्तात्रय नायरे] [३श्री. रमाणी शामसुंदर खान]	फेरफार क्र.८३ प्रमाणे सही- २५/११/२००७ ने.मु.अ. दापो
२५/११/२००७	हक्कासीह १/७ये १ सी. नागुरी दत्तात्रय नायरे यांचे नांव कमी			फेरफार क्र.२४ प्रमाणे सही- २५/११/२००७ ने.मु.अ. दापो
१८/१०/२०११	खरेदीचे अर्ज, सूची क्र.२ खरेदीखत क्र. ३६९९/ ११ दि. ११/८/८१ अन्वये खरेदी देणार यांचे नांव कमी.		H १श्री. सिताराम अंबाजी पाटील २श्री. हेमकांता सिताराम पाटील	फेरफार क्र.१२८ प्रमाणे सही- १८/१०/२०११ ने.मु.अ. दापो
०२/०३/२०१५	मा. जमाबंदी आयुक्त आणि संचालक भूमि अभिलेख, (महाराष्ट्र राज्य) पुणे यांचे कडील परिपत्रक क्रमांक / ग. मू. १ / सि. द. जाही नोंद / २०१५ पुणे दिनांक १६/०२/२०१५ अन्वये शिक्षणा पात्रिकेवरील सर्वे क्षेत्राची आकारीपडपण खाली करून सातबारा मिळकतीचे जाहरी क्षेत्र राहावे अनुषंगाने पुर्णांक पाच गुणाक चौ.मी. अशी नोंद केली.			फेरफार क्र.२०६ प्रमाणे सही- ०३/०३/२०१५ ने.मु.अ दापो

ही मिळकत पत्रिका दिनांक २/२५/२०२१ २:४७:३७ PM रोजी डिजीटल स्वाक्षरीत केली असल्यामुळे स्वाक्षरी सही शिक्याची आवश्यकता नाही.
मिळकत पत्रिका ऑनलाईन दिनांक ७/२५/२०२३ ३:५४:३२ PM
दिलेला पडताळणी साठी http://aaplesarkar.mahabhumi.gov.in/DSLR/propertycard या संकेत स्थळावर टोकन २१५६१०००० २१६६४७ हा क्रमांक वापरावा.



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Amenities List For "Suncity Pride"

Super Structure

Cement :

R.C.C work 53 grade ACC/JSW or equivalent with using admixtures

other work 43/33 grade ACC/JSW or equipment with using admixtures

Steel :

Steel confirming ISI standards with test certificates for RCC works

Sand:

Sand Bags: for Internal, External Plaster & Waterproofing works.

Mahad : for other allied works.

Stones:

Locally available

Bricks:

External 230 x 150 x 100 mm size approved quality and make.

Internal 230 x 100 x 75 mm size approved quality and make.

Siporex Blocks:

External 600 x 240 x 150 mm used for Cantilevered Portion.

Internal 600 x 240 x 100 mm used for Cantilevered Portion.

Gate & Comp. Wall:

150-230 mm thick and 1.8 mts heights bricks masonry compound wall with wide entrance gate canopy, as per requirement & design.



Finished Structure

1) FLOORING/ SKIRTING/ DADO/ POLISHING

- ❑ **Main Entrance Foyer :**
- Flooring - Combination of Italian Marble flooring.
- Dado - 2.1mt height cladding of Italian marble in combination.
- Ceiling - ceiling with decorative lights.

Name Boards & Name plates made of imported acrylic material and individual letter box, as per design.

- ❑ **Typical Floor Common Lobby :**
- Flooring - 600mm x 600mm Vitrified tiles.

Hall/ living:

- Flooring - 600mm x 600mm vitrified tiles with 75 mm ht. skirting.

❑ **Bed room :**

- Flooring - 600mm x 600mm vitrified tiles with 75 mm ht. skirting.

❑ **Kitchen:**

- Flooring - 600mm x 600mm vitrified tiles with 75 mm ht. skirting.
- Platform & Sink - Jet-black granite and S.S Sink of Nirali or equivalent.
- Dado - 450mm x 300mm designer ceramic tiles up to Beam level in all side.

❑ **Lobby (Flat) :**

- Flooring - 600mm x 600mm vitrified tiles with 75 mm ht. skirting.

❑ **Combined Toilet :**

- Flooring - 300mm x 300mm anti-skid ceramic tiles.
- Dado - 450mm x 300mm designer's ceramic tiles up to Beam Level.

❑ **Bath & W.C :**

- Flooring - 300mm x 300mm anti-skid ceramic tiles.

❑ Dado - 450mm x 300mm designer's ceramic tiles up to up to Beam Level

❑ **FB/ Nitch :**

- 600 mm x 600 mm Vitrified tiles with 75mm height skirting.

❑ **Society office :**

- Flooring- 600mm x 600mm vitrified tiles.

2) JOINERY WORKS

❑ **Main Doors :**

- Frames - Teak Wood doorframe of size 5" x 2.5"
- Shutters - hot pressed pre-laminated ready-made Paneled shutter with S.S coating Brass fixtures & fitting.

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❑ **Bed Rooms Doors :**

- Frames - teak Wood Door frame of size 4" x 2.5" (100mm x 65mm)
- Shutters- hot pressed pre-laminated ready-made Paneled shutter with S.S coating Brass fixtures & fitting.

❑ **Combined Toilet/ Bath & WC :**

- Frames - black Granite/ Green Marble Double Patti.
- Shutters- FRP Paneled Shutter with cylindrical lockset.

❑ **Other Doors :**

- Frames - Teak Wood doorframe of size 4" x 2.5"
- Shutters- Hot pressed pre-laminated ready-made Paneled shutter with S.S coating Brass fixtures & fitting.

❑ **Windows :**

- Hall/ Living- anodized aluminum frame of 16 gauge sliding window with 5mm glass, fitting and fixtures.
- Bedroom - anodized aluminum frame of 16 gauge sliding window with 5mm glass, fitting and fixtures.
- Kitchen - anodized aluminum frame of 16 gauge sliding window with 5mm glass, fitting and fixtures.

3) <u>GYPSUM WORKS:</u>

Entire flat finished with smooth Gypsum/Putty.

4) <u>ELECTRIFICATION</u>

- Wires & Cables- ISI mark copper wiring (Poly cab or equivalent make)
- Distribution boards- concealed PVC/ Metal boxes of MK, Roma brand or equivalent
- MCB/ ELCB- MK, Roma make or equivalent
- Switch Boards- modular Type of MK, Roma or equivalent
- Switches- MK, Roma make or equivalent
- TV - in Hall & Bedroom cable of polycab or equivalent make
- A.C- Provided electrical points in hall & bedrooms for split AC, if any
- Conduits - Concealed pipes of Garware/ Precision made for all electrical work
- All Conduit provisions shall be made in slabs and walls, in all directions and in all rooms.

➢ Hall- two lights, two fans, one TV, one telephone & one AC point with three plug.

➢ Bedroom- two lights, one fan, & one AC point with two plug.

➢ Kitchen- plug for fridge, water filter, mixer, oven, washing machine, one light, one fan and exhaust fan Points.

➢ Lobby- one light and one plug Points.

➢ Bath & WC- one light, one geyser and exhaust fan Points.

➢ Combined Toilet- one light, one geyser and exhaust fan Points.

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

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5) PLUMBING (with pressure testing)

- Internal- CPVC (Kisan/ prince make) Concealed pipes of ISI mark and fittings.
- External- UPVC (Kisan/ prince make) of ISI mark valves and fittings.
- Plumbing's Fixtures of jaguar or equivalent make, and Sanitary Fixtures of Hindware Or equivalent make
- Bath & WC- Indian WC, Mixture with shower and provision for geyser point.
- Combined Toilet- mixture with shower, Jet spray, and provision for geyser point.
- Kitchen- one tap and provision for water filter & washing Machine
- Drainage Vertical- ISI marks make PVC pipe of kisan/ Prince make of required diameter with fitting and accessories Horizontal- combination of glazed stoneware pipes/ PVC/ Cast iron pipes of required diameter with fittings and accessories

6) PAINTING

- External :
- Base Coat- One coat of alkali Block primer with pretreatment coat of ICI or equivalent make.
- Finish Coat: Two coats weather shield max of Dulux or equivalent make.
- Internal - Flats shall be finished with Birla putty, primer & two coats of emulsion paint of Nerolec/ Asian brand or equivalent make.
- Internal Common Areas- finished with Birla putty, primer & two coats of emulsion paint of Nerolec/ Asian brand or equivalent make.

7) WATER PROOFING

- With Terrace- Layer of cementitious waterproof coating shall be applied on clean RCC surface before IPS layer and then Brick Bat Coba as per Indian waterproofing compounds & finished with china mosaic chips.
- Toilets, Bath & WC- Layer of cementitious waterproof coating shall be applied on clean RCC surface before IPS layer and then Brick Bat Coba as per Indian waterproofing compound. The walls shall be treated up to 600 mm ht with water proofing layer.
- UG. Water Tanks- Box type waterproofing all around tank. The internal side shall be finished with IPS layer using injection & grouting method with waterproofing compound.
- O.H Water Tanks- The internal side shall be finished with IPS layer using injection & grouting method with waterproofing compound.
- Fire Tanks- The internal side shall be finished with IPS layer using injection & grouting method with waterproofing compound for UG.
- Rain/ water Managements Tank- The internal side shall be finished with IPS layer using injection & grouting method with waterproofing compound.
- Att. Terrace/ Ser. Platforms- IPS shall be finished with slop using aggregate and waterproofing compound.

8) LIFT

- OTIS or equivalent make.

9) FIRE FIGHTING SYSTEM

- Firefighting system complete as per chief fire officer recommendation.

10) AREA LIGHTING

- Provision and fixtures for all common areas, foyers, staircase, recreational area and stilts etc.

11) POWER BACKUP SYSTEM

- Selected common area lighting and lift operation will be supported by backup system by Inverter Back up.

12) SECURITY SYSTEM

- CCTV for surrounding area and intercom system facility for flat access.

13) WATER PUMPS

- As per requirements submersible pumps of kirlosker brand or equivalent make with booster pumps and auto on/off system.

14) PAVEMENT

- Interlocking blocks or checkered tiles of Super/Vitco/Euro or equivalent make.

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ATELIER
ARCHITECT & ASSOCIATES

DATE: **25/07/2023.**

TO WHOMSOEVER IT MAY CONCERN.

THE RERA CARPET AREA OF FLATS FOR PROPOSED RESIDENTIAL ON PLOT BEARING C. T. S. NO. – 161, SEC. – 32, KILLE GAOTHAN, SHAHBAZ, BELAPUR, N. M. FOR **SHRI VILAS A. PATIL & OTHER 1.**

PROPOSED AMENDED RERA CARPET AREA STATEMENT AS PER FULL POTENTIAL				
FLOOR	FLAT NO.	TYPE	CARPET AREA (SQ. M.)	AMENITIES (SQ. M.)
RESIDENTIAL				
1ST FLOOR	101	2BHK	51.19	11.55
	102	1BHK	43.30	14.28
2ND FLOOR	201	2BHK	51.19	11.55
	202	1BHK	43.30	14.28
3RD FLOOR	301	2BHK	51.19	11.55
	302	1BHK	43.30	14.28
4TH FLOOR	401	2BHK	51.19	11.55
	402	1BHK	43.30	14.28
5TH FLOOR	501	3BHK	63.84	19.04
	502	1RK	30.77	8.69
6TH FLOOR	601	3BHK	63.84	19.04
	602	1RK	30.77	8.69
7TH FLOOR	701	1BHK	38.85	8.36
	702	2BHK	56.08	15.84
TOTAL			662.11	182.98

ANIL HASTIMAL SAKARIA

Digitally signed by ANIL HASTIMAL SAKARIA
Date: 2023.07.25 11:53:39 +05'30'

ANIL H.SAKARIA (JAIN)
(ARCHITECT)

9 Trimurti Apt. Own. Association, NL-6/17/0:4, Sec - 15, Nerul, N.M. 400706.
atelierarchitect.a@gmail.com • 9819376105 | 9322664188

DATE: 25/07/2023.

PROPOSED AMENDED RERA CARPET AREA STATEMENT AS PER FULL POTENTIAL

FLOOR	FLAT NO.	TYPE	CARPET AREA (SQ. M.)	AMENITIES (SQ. M.)
First Floor To Third Floor Plot Owner Flats Residential				
1ST FLOOR	101	2BHK	51.19	11.55
	102	1BHK	43.3	14.28
2ND FLOOR	201	2BHK	51.19	11.55
	202	1BHK	43.3	14.28
3RD FLOOR	301	2BHK	51.19	11.55
	302	1BHK	43.3	14.28
4TH FLOOR	401	2BHK	51.19	11.55
	402	1BHK	43.3	14.28
5TH FLOOR	501	3BHK	63.84	19.04
	502	1RK	30.77	8.69
6TH FLOOR	601	3BHK	63.84	19.04
	602	1RK	30.77	8.69
7TH FLOOR	701	1BHK	38.85	8.36
	702	2BHK	56.08	15.84
१ TOTAL			662.11	182.98

- First Floor, Second Floor, & Third Floor Belongs to Plot Owner Flats.
- Fouth Floor, Fifth Floor, Sixth Floor & Seventh Floor Belongs to Developer Flats.

THE SEAL OF THE SUB REGISTRAR THANE-11 उपनिबंधक कार्यालय ठाणे-११ ठाणे

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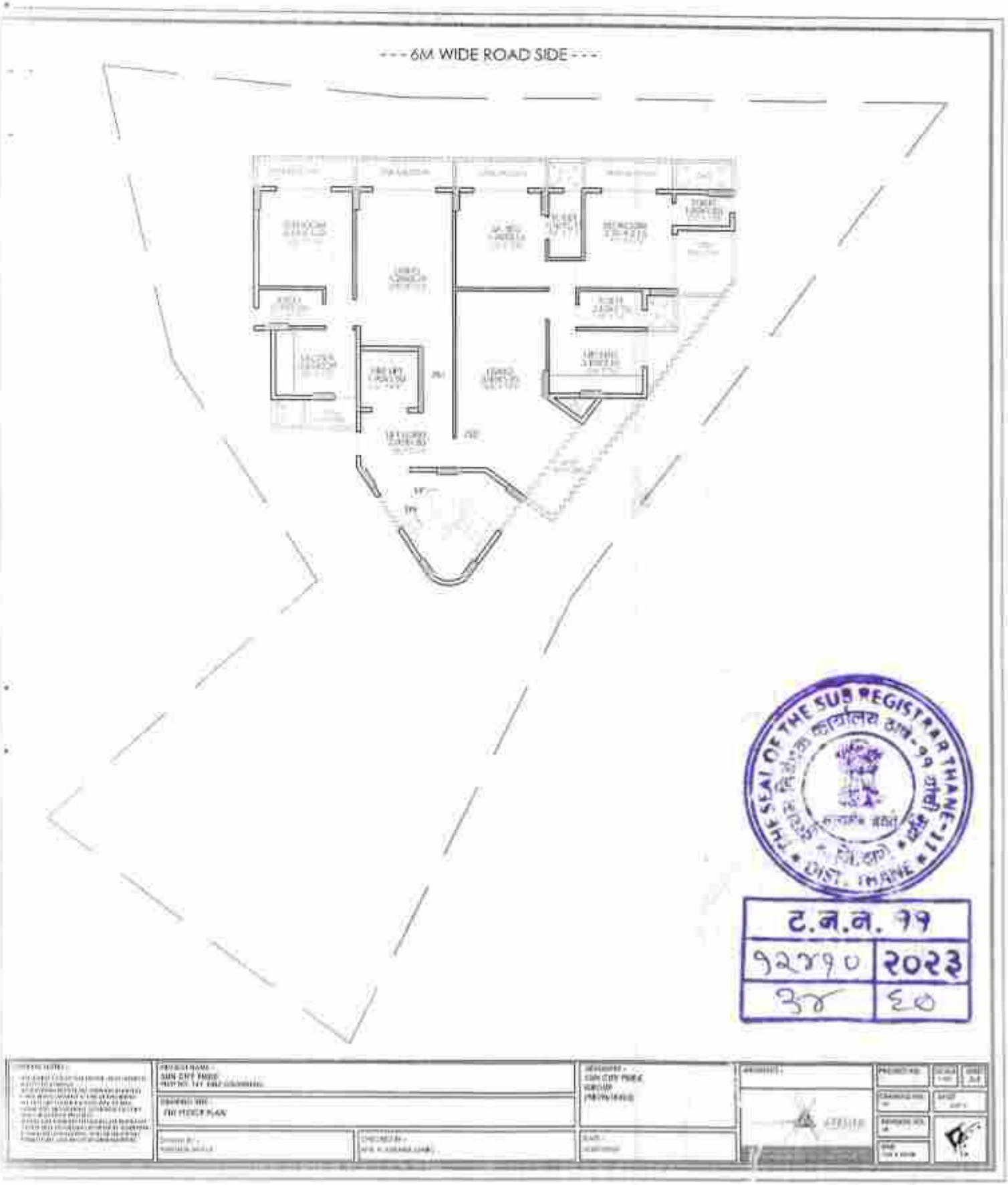
ANNEXURE- E



--- 6M WIDE ROAD SIDE ---
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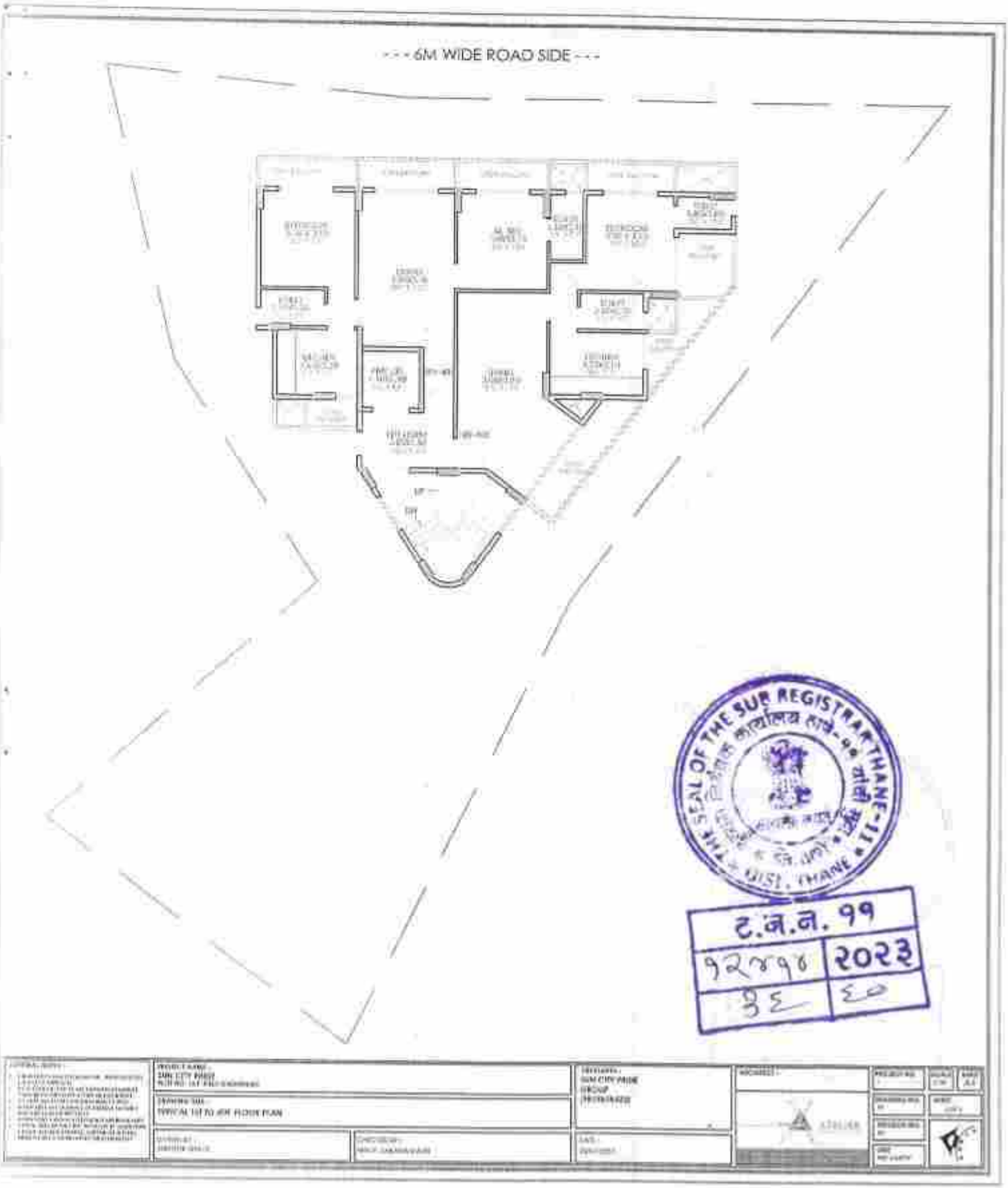
ANNEXURE - E



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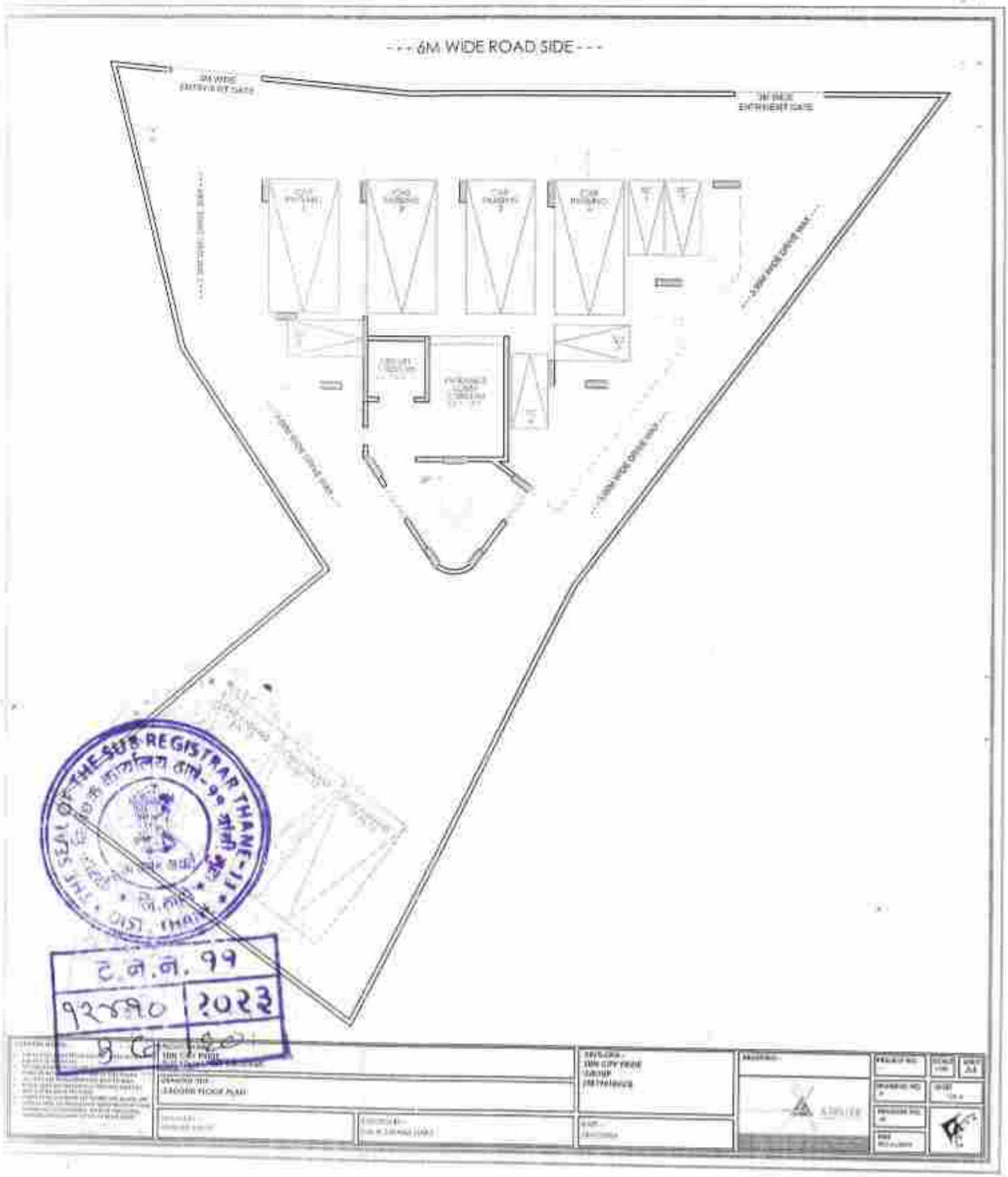
- - - 6M WIDE ROAD SIDE - - -
THE SEAL OF THE SUB REGISTRAR THANE-11
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१२४१० २०२३

Nirant Vasudev Patil

Mo 9324569806
8451923277

(B. Com, LLB, DMM & G D C A)

ADVOCATE HIGH COURT

Email : nirant.patil.np@gmail.com

Off. No. 25, Neelsiddhi Joya Bldg, Plot No. 183, Sec. 20, Ulwe, Tal. Panvel, Dist. Raigad - 410 206

Off. Gr. Floor, Plot No. B - 40, Asthavinayak Aprt, Sector - 20, Nerul Gaon, Navi Mumbai - 400 706

Ref : 32/2022 Date : 19.03.2022

TITLE CERTIFICATE

TO WHOMSOEVER IT MAY CONCERN

Sub : TITLE CERTICATE in respect of the Immovable Property bearing **"CTS No.161, Tikka No.3, (Total area admeasuring 438.50 Sq. Mtrs.), at-Shahabaj, Belapur (Kille Gaothan), Taluka & Dist.-Thane, Navi Mumbai."** Within the limit of Sub-Registrar Tal.Thane, Dist-Thane.

The search report of the below mentioned property **(CTS No. 161)** which has been taken and Investigated on Dtd.16/03/2022., by Private Search clerk **MR. JANARDAN UNDALKAR.** Who has gone through the available Index-II Registers kept in the office of **Sub-Reg. of Thane No.3,6,8,9& 11 for the 30 years i.e. 1993 to 2022**

PROPERTY DESCRIPTION :

WHEREAS :

1. **And Whereas** As per Talathi Office Turbhe record, All the that pieces or parcels of Property (House) situated lying and being at **"CTS NO.161, TIKKA NO.3, (TOTAL AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE** were belongs to 1)Smt. Sharifa Ahmedmiya Kureshi, 2) Mr.Abdsul Sattar Ahmedmiya Kureshi, 3)Mr.Ajumuddin Ahmedmiya Kureshi, 4)Mr. Usman Ibrahim Kureshi, 5) Mr.Rajjak Ibrahim Kureshi, 6)Mr. Hanif A. Latif Kureshi & 7)Smt. Kulsumbibi Ahmedmiya Kureshi. As per Record of Right Dtd. 25.09.1995, they have sold said land to **MR.ANANT MUKUND KULKARNI.**

2. **And Whereas** As per Talathi Office Turbhe record, **MR.ANANT MUKUND KULKARNI,** has sold said Property (Land) **"CTS NO.161, TIKKA NO.3, (TOTAL AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE** to **SMT. SANTOSHIKUMARI KULDEEPRAJ KAPOOR** which is recorded in the books of Record of Right on Dtd.25.03.2003, vide Ref. No.416/74.

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3. **And Whereas** As per Talathi Office Turbhe record, **SMT. SANTOSHIKUMARI KULDEEPRAJ KAPOOR,** name is deleted from said Property (Land) **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"** & **MR.KAMAL KULDEEPRAJ KAPOOR'S** name is recorded in the books of Record of Right.

4. **And Whereas** by **"Conveyance Deed" Mr. Kamal Kuldipraj Kapur** have sold, transfer, assign & relinquish his rights & title on & upon said **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"**, to **MR. Shivanand Shankar Kore** for total consideration of Rs.7,00,000/-, which was duly registered with Sub-Registrar of Assurance, Thane on Dtd.28.02.2006 vide Document No.TNN-3-1821/ 2006 .

5. **And Whereas** by **"Conveyance Deed" Mr. Shivnand Shankar Kore** have sold, transfer, assign & relinquish his rights & title on & upon said **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"** , to **1) Mr.Uday Sambhajirao Shende 2) Smt. Madhuri Dattatray Nagare 3) Mr.Rabbani Shyamsuddin Khan** for total consideration of Rs.12,00,000/-, which was duly registered with Sub-Registrar of Assurance, Thane on Dtd.01.03.2007 vide Document No.TNN-6-1883/ 2007 .

6. **And Whereas** by **"Release Deed" Smt. Madhuri Dattatray Nagare** have transfer, assign & relinquish his rights & title on & upon said **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"** , in favour of **1) Mr.Uday Sambhajirao Shende & 2) Mr.Rabbani Shyamsuddin Khan** for total consideration of Rs.4,67,243/- which was duly registered with Sub-Registrar Thane on Dtd.19.04.2007 vide Document No.TNN-6-2497/ 2007 .



Nirant Vasudev Patil

(B. Com, LLB, DMM & G D C A)

Mo 9324569806
8451923277

ADVOCATE HIGH COURT

Email : nirant.patil.np@gmail.com

Off. No. 25, Neelsiddhi Joya Bldg, Plot No. 183, Sec. 20, Ulwe, Tal. Panvel, Dist. Raigad - 410 206

Off. Gr. Floor, Plot No. B - 40, Asthavinayak Aprt, Sector - 20, Nerul Gaon, Navi Mumbai - 400 706

Ref : _____ Date : _____

7. **And Whereas** by **"Conveyance Deed" 1) Mr.Uday Sambhajirao Shende & 2) Mr.Rabbani Shyamsuddin Khan** have sold, transfer, assign & relinquish his rights & title on & upon said **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"** , in favour of **1) Mr. Vilas Anant Patil & 2) Mrs. Hemlata Vilas Patil** for total consideration of Rs.35,00,000/-, which was duly registered with Sub-Registrar of Assurance, Thane on Dtd.11.08.2011 vide Document No.TNN-6-3699/ 2011, Receipt No 3768.

During the Course of Search I found that the above said **CTS No.161** is owned and possessed by **1) Mr. Vilas Anant Patil & 2) Mrs. Hemlata Vilas Patil,** IN ALL THE REVENUE RECORDS OF THE SAID **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE",** on the Scrutiny and having gone through the above stated documents and upon search with Sub-Registrar Office Panvel on the basis of available records.

I hereby Certify That **1) Mr. Vilas Anant Patil & 2) Mrs. Hemlata Vilas Patil** are lawful owner's of the aforesaid **"CTS NO.161, TIKKA NO.3, (AREA ADMEASURING 438.50 SQ.MTRS.) AT-SHAHABAJ-BELAPUR (KILLE GAOTHAN),, NAVI MUMBAI, TALUKA & DIST.-THANE"**. And well sufficiently seized and possessed and the said property is having marketable Title and Free from encumbrances beyond reasonable doubts.

Dated this 19th March, 2022.

ADV. NIRANT V. PATIL
Gr. Floor, Ashtavinayak Bldg.,
Plot No. - B - 40, Sect. - 20,
Nerul, Navi Mumbai - 400 706
MAH / 1054 / 2012

75/0 इतर पावती Original/Duplicate

Wednesday,16 March 2022 4:39 PM नोंदणी क्र. :39म

Regn.:39M

पावती क्र.: 5320 दिनांक: 16/03/2022

गावाचे नाव:

दस्तऐवजाचा अनुक्रमांक: टनन3-0-2022

दस्तऐवजाचा प्रकार :

सादर करणाऱ्याचे नाव: जनार्दन डंडलकर

वर्णन अर्ज क्र.392/2022 मौजे शहाबाव सीटिएस नं.161 टिका नं.3 सन 1993 ते 2022 (30 वर्ष)

शोध व निरीक्षणे रु. 750.00

एकूण: रु. 750.00

Joint Sub Registrar Thane 3

सह दुय्यम निबंधक वर्ग – २

ठाणे क्र. ३

1): देयकाचा प्रकार: eChallan रक्कम: रु.750/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH014649179202122E दिनांक: 16/03/2022

बँकेचे नाव व पत्ता:

THE SEAL OF THE SUB REGISTRAR THANE-II ... DIST. THANE

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JANARDAN UNDALKAR

(SEARCH CLERK)

Date:16.03.2022

To,
Adv. Nirant Patil,
High Court, Mumbai,
Nerul, Navi Mumbai.

Ref: Investigation title of bearing CTS No. 161, Tikka No. 3, Village – Shahabaz, Tal. - Thane, Dist.- Thane.

Belonging To:- Vilas Anant Patil
Hemlata Vilas Patil

Respected Sir/ Madam,

Under Your Instruction I have taken search in respect of the said property for 30 years i.e. 1993 to 2022 and paid a necessary to the Sub-Registrars Office (SRO) at Thane-3,6,8,9,11.

During the Course of my searches the following details were found.



SEARCH OF SUB REGISTRAR OFFICE RECORD AT THANE-3.

1993 To 2001	SPT

SEARCH OF COMPUTER RECORD AT THANE-3,6,8,9,11.

2002 To 2005	Nil
2006	Entry
2007	Entry
2008 To 2010	Nil
2011	Entry
2012	

To 2018	Nil
2019	Record Not Maintain Properly
2020	Record Not Maintain Properly.
2021	Index-II Not Available.
2022	Index-II Not Available

1) TNN3-1821/2006 Registration Date:- 28.02.2006

CONVEYANCE DEED
A. V. Rs. 7,00,000/-
M. V. Rs. 28,47,000/-

SCHEDULE
CTS No. 161, Shahabaz, Be;lapur, Village – Shahabaz, Dist. – Thane.
Area – 438 sq. mtrs.

Seller's	Purchasers
1) Kamal Kuldipraj Kapur	1) Shivanand Shankar Kore

2) TNN6-1383/2007 Registration Date:- 01.03.2007

CONVEYANCE DEED
A. V. Rs. 12,00,500/-
M. V. Rs. 34,17,000/-

SCHEDULE
CTS No. 161, Tikka No. 3, Shahabaz, Be;lapur, Village – Belapur, Dist. – Thane.
Area – 438.50 sq. mtrs.

Seller's	Purchasers
1) Shivanand Shankar Kore	1) Uday Sambahajirao Shende 2) Madhuri Dattatray Nagare 3) Rabbani Shyamsuddin Khan

3) TNN6-2497/2007 Registration Date:- 19.04.2007

RELEASE DEED
A. V. Rs. 4,67,243/-
M. V. Rs. 11,40,000/-

SCHEDULE
CTS No. 161, Tikka No. 3, Shahabaz, Be;lapur, Undivided Shares, Village – Shahabaz, Dist. – Thane.
Area – 146.16 sq. mtrs.

Releasor	Releasee
1) Madhuri Dattatray Nagare	1) Uday Sambahajirao Shende 2) Rabbani Shyamsuddin Khan

4) TNN6-3699/2011 Registration Date:- 11.08.2011

CONVEYANCE DEED
A. V. Rs. 35,00,000/-
M. V. Rs. 38,13,000/-

SCHEDULE
CTS No. 161, Tikka No. 3, Shahabaz, Be;lapur, Undivided Shares, Village – Shahabaz, Dist. – Thane.
Area – 438.50 sq. mtrs.

Seller's	Purchasers
1) Uday Sambahajirao Shende 2) Rabbani Shyamsuddin Khan	1) Vilas Anant Patil 2) Hemlata Vilas Patil

Note: Notice Of Intimation record is not binding in Sub Registrar Office.

Note: Kindly Note That report is subject to (I) Some of the index-ii were torn out (II) Some of the index-ii pages were not produced before use (III) Some of the index-ii records are under computer (IV) R.N.M.P=Record Not Maintain Properly (V) S.P.T.=Some Pages Torn.

Yours Truly

Janardan Undalkar
Search Clerk

THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

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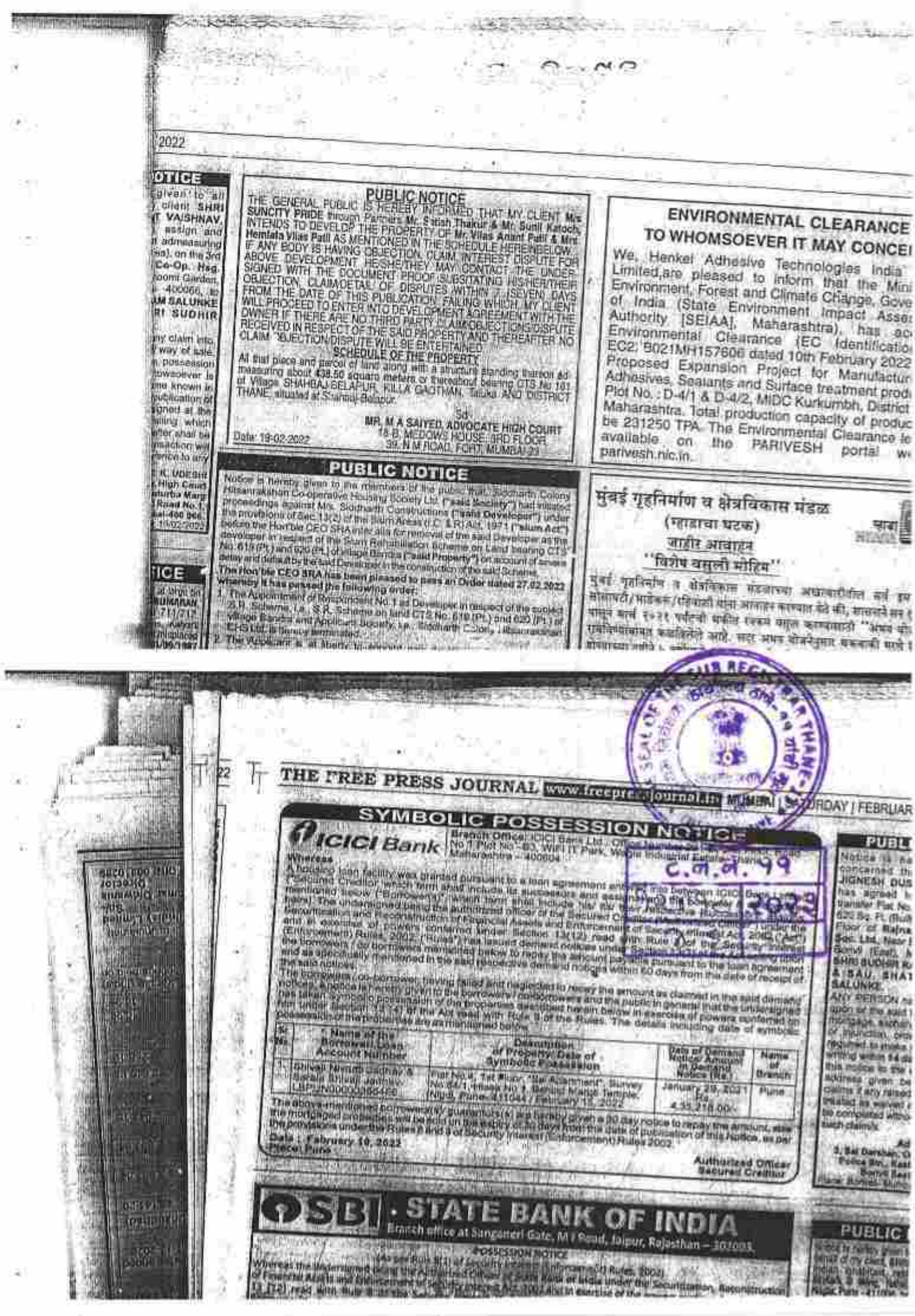
3699336 16/03/2022 Note:-Generated Through eSearch Module,For original report please contact concern SRO office.	**सूची क्र.2**	दुय्यम निबंधक : ठाणे 6 दस्त क्रमांक : 3699/2011 नोंदणी : Regn:63m

गावाचे नाव : **शहाबाज**

(1)विलेखाचा प्रकार	अभिहस्तांतरणपत्र
(2)मोबदला	रु.3500000
(3) बाजारभाव(भाडेपटटयाच्या बाबतितपटटाकार आकारणी देतो की पटटेदार ते नमुद करावे)	रु. 3813000
(4) मु.-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	पालिकेचे नाव:इतर वर्णन :टिका नंबर.3, नगर भुमापन क्र.161 शहाबाज -बेलापुर (किन्हवली गावठाण) क्षेत्रफळ 438.50 चौ मी पैकी 200 चौ मी जोत्याचे बांधकाम खुली जागा 238.50 चौ मी
(5) क्षेत्रफळ	438.50 चौ मी
(6)आकारणी किंवा जुडी देण्यात असेल तेव्हा.	-
(7) दस्तऐवज करुन देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1): नाव:- उदय संभाजीराव शेंडे - - वय:-41पत्ता:--पिन कोड:--पॅन नं:- AWUPS8565N 2): नाव:- रब्बानी शमसुद्दीन खान - - वय:-44पत्ता:- सदरपिन कोड:--पॅन नं:- AADPK9377R
(8)दस्तऐवज करुन घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकमनामा किंवा आदेश असल्यास,प्रतिवादीचे नाव व पत्ता	3): नाव:-विलास अनंत पाटील - - वय:--पत्ता:- हेमलता निवास से १९ ए मु पो कोपरखैरणे जि ठाणे नवी मुंबईपिन कोड:--पॅन नं:- AHAPP0474G 4): नाव:- हेमलता विलास पाटील - - वय:--पत्ता:- सदरपिन कोड:--पॅन नं:- APDPP8134L
(9) दस्तऐवज करुन दिल्याचा दिनांक	11/08/2011
(10)दस्त नोंदणी केल्याचा दिनांक	11/08/2011
(11)अनुक्रमांक,खंड व पृष्ठ	3699/2011
(12)बाजारभावाप्रमाणे मुद्रांक शुल्क	191000
(13)बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14)शेरा	-

Attested By

1 of 1 3/16/2022, 6:58 PM



2022

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client SHRI
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admeasuring
Sq), on the 3rd
Co-Op. Hsg.
Boomi Garden,
400066, to
M SALUNKE
RI SUDHIR
any claim into,
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K. UDESHI
High Court
sburba Marg
Road No.1,
ai-400 066.
21/02/2022

ICE
at shop on
HUKARAN
, 71) (21)
ts, Kalyani
principals
01/09/1987

PUBLIC NOTICE

THE GENERAL PUBLIC IS HEREBY INFORMED THAT MY CLIENT M/s **SUNCITY PRIDE** through Partners **Mr. Satish Thakur & Mr. Sunil Katoch, Hemlata Vilas Patil** AS MENTIONED IN THE SCHEDULE HEREINBELOW INTENDS TO DEVELOP THE PROPERTY OF **Mr. Vilas Anant Patil & Mrs.** IF ANY BODY IS HAVING OBJECTION, CLAIM, INTEREST, DISPUTE FOR ABOVE DEVELOPMENT, HE/SHE/THEY MAY CONTACT THE UNDER-SIGNED WITH THE DOCUMENT PROOF (SUBSTATING HIS/HER/THEIR OBJECTION, CLAIM DETAIL OF DISPUTES WITHIN 7 (SEVEN) DAYS FROM THE DATE OF THIS PUBLICATION, FAILING WHICH, MY CLIENT WILL PROCEED TO ENTER INTO DEVELOPMENT AGREEMENT WITH THE OWNER IF THERE ARE NO THIRD PARTY INTEREST OBJECTION/DISPUTE RECEIVED IN RESPECT OF THE SAID PROPERTY AND THEREAFTER NO CLAIM, OBJECTION/DISPUTE WILL BE ENTERTAINED.

SCHEDULE OF THE PROPERTY

All that piece and parcel of land along with a structure standing thereon ad measuring about 438.50 square meters or thereabout bearing CTS No.181 at Village SHAHBAJ BELAPUR, KILLA GAOTHAN, Taluka AND DISTRICT THANE, situated at Shahbaj Belapur.

Sd/-
MR. M A SAIYED, ADVOCATE HIGH COURT
18-B, MEDOWS HOUSE, 3RD FLOOR
39, N M ROAD, FORT, MUMBAI 23
Date: 19-02-2022

PUBLIC NOTICE

Notice is hereby given to the members of the public that, Siddharth Colony Nilsamrakshan Co-operative Housing Society Ltd. ("said Society") has initiated proceedings against M/s. Siddharth Constructions ("said Developer") under the provisions of Sec.13(2) of the Slum Areas (I.C. & R.) Act, 1971 ("Slum Act") before the Hon'ble CEO SRA inter alia for removal of the said Developer as the developer in respect of the Slum Rehabilitation Scheme on Land bearing CTS No. 619 (Pt.) and 620 (Pt.) of village Bandra ("said Property") on account of severe delay and default by the said Developer in the construction of the said Scheme.

The Hon'ble CEO SRA has been pleased to pass an Order dated 27.02.2022 whereby it has passed the following order:

1. The Appointment of Respondent No. 1 as Developer in respect of the society's S.R. scheme, i.e., S.R. Scheme on land CTS No. 619 (Pt.) and 620 (Pt.) of village Bandra and Applicant Society, i.e., Siddharth Colony Nilsamrakshan CHS Ltd. is hereby terminated.
2. The Applicant is at liberty to appoint

ENVIRONMENTAL CLEARANCE

TO WHOMSOEVER IT MAY CONCE

We, Henkel Adhesive Technologies India Limited,are pleased to inform that the Mini Environment, Forest and Climate Change, Gove of India (State Environment Impact Asse Authority [SEIAA], Maharashtra), has ac Environmental Clearance (EC Identificatio EC2: 9021MH157606 dated 10th February 2022 Proposed Expansion Project for Manufactur Adhesives, Sealants and Surface treatment prod Plot No. : D-4/1 & D-4/2, MIDC Kurkumbh, District Maharashtra. Total production capacity of produc be 231250 TPA. The Environmental Clearance le available on the PARIVESH portal w parivesh.nic.in.

मुंबई गृहनिर्माण व क्षेत्रविकास मंडळ

(म्हाडाचा घटक)

जाहीर आवाहन

"विशेष वसुली मोहिम"

मुंबई गृहनिर्माण व क्षेत्रविकास मंडळाच्या अखत्यारीतील सर्व इम सोसायटी/भाडेकरू/रहिवासी यांना आवाहन करण्यात येते की, शासनाने सन २ माहूल येथील २०२१ पर्यंतची थकित रक्कम वसूल करण्यासाठी "अभय यो रक्कमेतीलकाम कपातीतले आहे. सदर अभय योजनेचा सकारात्मक घेण्यात

SUB REGISTRAR THANE-2

22

THE FREE PRESS JOURNAL www.freepressjournal.in MUMBAI | SATURDAY | FEBRUAR

SYMBOLIC POSSESSION NOTICE

ICICI Bank

Branch Office: ICICI Bank Ltd., Office Number One [illegible] Road No.1 Plot No.-83, WIFI IT Park, Wagle Industrial Estate, Thane Belapur Road Maharashtra – 400604

Whereas

A housing loan facility was granted pursuant to a loan agreement entered into between ICICI Bank Ltd. ("Secured Creditor" which term shall include its successors and assignees) and the Borrower mentioned below ("Borrowers" which term shall include his/ her/ their respective heirs). The undersigned being the authorized officer of the Secured Creditor under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 ("Rules") has issued demand notices under Section 13(2) of the said Act to the borrowers / co borrowers mentioned below to repay the amount as mentioned in the said demand notices and as specifically mentioned in the said respective demand notices within 60 days from the date of receipt of the said notices.

The borrowers / co-borrower having failed and neglected to repay the amount as claimed in the said demand notices, a notice is hereby given to the borrowers / coborrowers and the public in general that the undersigned has taken symbolic possession of the properties described herein below in exercise of powers conferred on him under Section 13 (4) of the Act read with Rule 8 of the Rules. The details including date of symbolic possession of the properties are as mentioned below:

Sr. No.	Name of the Borrower(s) Loan Account Number	Description of Property Date of Symbolic Possession	Date of Demand Notice/ Amount in Demand Notice (Rs.)	Name of Branch
1.	Shivaji Nivrutti Jadhav & Sarala Shivaji Jadhav LBPUN00000366456	Flat No.4, 1st Floor, "Sai Ashirwad", Survey No.64/1, Hissa No.1, Behind Mangi Temple, Nigdi, Pune- 411044 / February 15, 2022	January 29, 2021 Rs. 4,55,218.00/-	Pune

The above-mentioned borrower(s)/ guarantor(s) are hereby given a 30 day notice to repay the amount, else the mortgaged properties will be sold on the expiry of 30 days from the date of publication of this Notice, as per the provisions under the Rules 8 and 9 of Security Interest (Enforcement) Rules 2002.

Date : February 10, 2022
Place: Pune

Authorised Officer
Secured Creditor

PUBL
Notice is he
concerned th
JIGNESH DUS
has agreed t
transfer Flat No.
630 Sq. Ft. (Built
Floor of Rajna
Soc. Ltd., Near
Gondi (East), M
SHRI SUDHIR R
& SAU. SHAT
SALUNKE.
ANY PERSON ha
upon of the said
mortgage, exchan
of inheritance, clai
required to make
writing within 14 da
this notice to the
address given be
claims if any raised
treated as waived
be considered witho
such claims.

Ad
3, Sai Darshan, G
Police Stn., East
Borivli East
Mumbai, Borivli

STATE BANK OF INDIA

SBI

Branch office at Sanganeri Gate, M I Road, Jaipur, Rajasthan – 302003

POSSESSION NOTICE

(As per Rule 8(1) of Security Interest (Enforcement) Rules, 2002)

Whereas,the Undersigned being the Authorised Officer of State Bank of India under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under Section 13(12) read with Rule 9 of the said Act and in exercise of the

PUBLIC

PUBLIC NOTICE

THE GENERAL PUBLIC IS HEREBY INFORMED THAT MY CLIENT M/s **SUNCITY PRIDE** through Partners **Mr. Satish Thikur & Mr. Sunil Katoch.** INTENDS TO DEVELOP THE PROPERTY OF **Mr. Vilas Anant Patil & Mrs. Hemlata Vilas Patil** AS MENTIONED IN THE SCHEDULE HEREINBELOW. IF ANY BODY IS HAVING OBJECTION, CLAIM, INTEREST, DISPUTE FOR ABOVE DEVELOPMENT, HE/SHE/THEY MAY CONTACT THE UNDER SIGNED WITH THE DOCUMENT PROOF SUBSTANTIATING HIS/HER/THEIR OBJECTION, CLAIM/DETAIL OF DISPUTES WITHIN 7 (SEVEN) DAYS FROM THE DATE OF THIS PUBLICATION, FAILING WHICH, MY CLIENT WILL PROCEED TO ENTER INTO DEVELOPMENT AGREEMENT WITH THE OWNER IF THERE ARE NO THIRD PARTY CLAIM/OBJECTION/DISPUTE RECEIVED IN RESPECT OF THE SAID PROPERTY AND THEREAFTER NO CLAIM/OBJECTION/DISPUTE WILL BE ENTERTAINED.

SCHEDULE OF THE PROPERTY

All that piece and parcel of land along with a structure standing thereon ad-measuring about 438.50 square meters or thereabout bearing CTS No. 151 of Village SHAHBAJ BELAPUR (KILLA GAOTHAN), Taluka AND DISTRICT THANE, situated at Shahbaj Belapur.

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MR. M A SAIYED, ADVOCATE HIGH COURT
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39, N M ROAD, FORT, MUMBAI-23

Date: 19-02-2022

जाहीर सूचना

माझे अशीलांना सूचना देण्यात येत आहे की, माझ्या सेवी समतीयायाम माझ्या कुटुंबातील सदस्यांसहित इतर कोणत्याही व्यक्तीने माझ्या नावाने किंवा माझ्या संमतीने कोणतेही बोजेसह किंवा आर्थिक वैधानिक किंवा अन्यप्रकार व्यवहार अगर/किंवा माझ्या नावाने अगर/किंवा माझ्या वतीने घेतलेली कोणतीही, कर्जे, गहाण, आगाऊ रक्कम इ. ही अनपेक्षित आणि बेकायदेशीर व्यवहार मानले जातील आणि अशा कोणत्याही व्यवहारासाठी किंवा अशा व्यवहाराद्वारे उद्भवलेला कोणत्याही देय रकमेसाठी माझे अशील जबाबदार धरले जाणार नाही.

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भरत रामचंद्र नाईकांकर
बी ४०१, माउली सी.एच.एस.,
शिव वल्लभ रोड,
अशोकवन, दहिसर (पू.), मुंबई-६८

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I HAVE CHANGED MY NAME FROM NITINKUMAR SHAH TO NITIN KIRTIKUMAR SHAH AS PER DOCUMENTS. CL-643 A

I HAVE CHANGED MY NAME FROM MAHAVEER PRASAD MAYARAM SEMWAL TO MAHAVIR MAYARAM SEMWAL AS PER DOCUMENTS. CL-643 B

I HAVE CHANGED MY NAME FROM MOHAMMED FAROOQUE SHAHABUDDIN ANSARI TO FAROOQUE SHAMIYA PATEL AS PER DOCUMENTS. CL-643 C

I, HAVE CHANGED MY NAME FROM AMRITA TEJINDER SINGH TO AMRITA TEJINDER BAINS AS PER DOCUMENTS. CL-643 D

I HAVE CHANGED MY NAME FROM SHAIKH SAHIL PUJU TO SHAIKH SAHIL HAJI PARJA AS PER DOCUMENTS. CL-643 E

I HAVE CHANGED MY NAME FROM SHAHNAZ SYED SHUJO TO SHENAZ GULFAM AHA PAYED AS PER DOCUMENTS. CL-643 F

I HAVE CHANGED MY NAME FROM BANOO DEEN MOHAMMED TO BANOO DEEN MOHAMMED PATANAWALA AS PER DOCUMENTS. CL-643 G

I HAVE CHANGED MY NAME FROM VIKRAM ARJAN BHANUSHALI TO VIKRAM ARJAN MANDI BHANUSHALI AS PER DOCUMENTS. CL-643 H

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विलास अनंत पाटील
Vilas Anant Patil
जन्म वर्ष / Year of Birth : 1970
पुरुष / Male

9152 0745 6601

आधार - सामान्य माणसाचा अधिकार

भारतीय विशिष्ट ओळख प्राधिकरण
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पत्ता हाउस नं. 833, हेमलता निवास, गणेश विसर्जन तळावा जवळ, सेक्टर 19, कोपरखैराणे गाव, नवी मुंबई, कोपर खैरणे, ठाणे महाराष्ट्र 400709

Address: House No. 833, Hemalata Niwas, Near Ganesh Visarjan Talavajawal, Sector 19, Koparkhairana Gaon, Navi Mumbai, Kopar Khairne, Thane, Maharashtra, 400709

9152 0745 6601

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THE SEAL OF THE SUB REGISTRAR THANE-11 DIST. THANE

ट.न.नं. ११	
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VPatil

THE SEAL OF THE SUB REGISTRAR THANE-II

९२७९०

१४९/६०

भारत सरकार
GOVERNMENT OF INDIA



हेमलता विलास पाटील
Hemlata Vilas Patil
जन्म वर्ष / Year of Birth : 1975
स्त्री / Female

6468 1939 4764

आधार — सामान्य माणसाचा अधिकार

HP

भारतीय विशिष्ट ओळख प्राधिकरण
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पत्ता: हेमलता निवास,घर नं-0083, सेक्टर 19,कोपरखैरणे, नवी मुंबई, ठाणे, कोपर खैरणे, महाराष्ट्र, 400709

Address: Hemlata Niwas,House No-0083, Sector 19,Koparkhairane, Navi Mumbai, Thane, Kopar Khaime, Maharashtra, 400709

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1800 180 1947

THE SEAL OF THE SUB REGISTRAR THANE-11

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५०	९०

ट.न.नं. ११	
१२४१०	२०२३
५०	९०


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
HEMLATA VILAS PATIL
BABURAO BALARAM MAHATRE
APDPP8134L


THE SEAL OF THE SUB REGISTRAR THANE-11
DIST THANE
ट.न.ल. ११
१२४१० २०२३
५१ ६०


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
Permanent Account Number Card
AEKFS4209M
SUNCITY PRIDE



ट.न.नं. ११	
१२४१०	२०२३
५१	६०



भारत सरकार
Government of India

सतीश अमरसिंह ठाकुर
Satish Amarsingh Thakur
जन्म तारीख/DOB: 30/10/1977
पुरुष/MALE

7933 1232 3973

माझे आधार, माझी ओळख



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पत्ता:
[illegible]
[illegible]
[illegible]


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GOVT OF INDIA
स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AEBPT7995Q
SATISH AMARSINGH THAKUR
AMARSINGH PUNNURAM THAKUR
30/10/1977

THE SEAL OF THE SUB REGISTRAR THANE-11
ट.न.नं. ११
१२४१० २०२३
५०५३ ६०



भारत सरकार
Government of India



सुनील रामपाल कटोच
Sunil Rampal Katoch
जन्म तारीख/DOB: 06/10/1973
पुरुष/ MALE

3404 3240 3143
VID : 9173 1237 8474 5543

माझे आधार, माझी ओळख

भारतीय विशिष्ट ओळख प्राधिकरण
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S/O: रामपाल वी कटोच, श्री सिद्धिविनायक अपार्टमेंट, फ्लॅट नं 202, प्लॉट नं 48/49, एच.पी. पेट्रोल पंप जवळ, सेक्टर-4ए, कोपरखैराणे, नवी मुंबई, ठाणे, महाराष्ट्र - 400709

Address:
S/O: Rampal V Katoch, shree Siddhivinayak Apartment, Flat No 202, Plot No 48/49, Near H.P. Petrol Pump, Sector-4A, koperkhairane, Navi Mumbai, Thane, Maharashtra - 400709

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VID : 9173 1237 8474 5543

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THE SEAL OF THE SUB REGISTRAR THANE-11
DIST. THANE

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आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

SUNIL RAMPAL KATOCH

RAMPAL VYAPAKCHAND KATOCH

06/10/1973

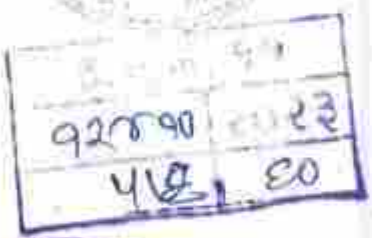
Permanent Account Number

ANTPK6345E

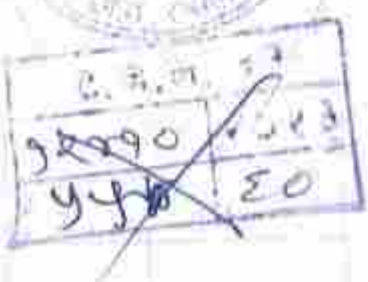


Signature









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भारत सरकार

GOVT. OF INDIA

SHUBHAM VILAS PATIL

VILAS ANANT PATIL

16/02/1996

Permanent Account Number

CPBPP5850B

S. V. Patil

Signature



THE SEAL OF THE SUB REGISTRAR THANE-11

ट.ज.क्र. ११	
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THE SEAL OF THE SUB REGISTRAR THANE-11


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
JLTPK8824B
नाम / Name
RISHAV SUNIL KATOCH
पिता का नाम / Father's Name
SUNIL KATOCH
जन्म की तारीख
Date of Birth
27/11/2001
हस्ताक्षर / Signature

THE SUB REGISTRAR THANE-11
ट.मे.क्र. ११
१२४१० | २०२३
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SEAL OF THE SUB REGISTRAR THANE-1

394/12410
शुक्रवार,28 जुलै 2023 1:56 म.नं.

दस्त गोषवारा भाग-1

दनन11 ५२/६०
दस्त क्रमांक: 12410/2023

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अ. क्र. 12410 वर दि.28-07-2023

रोजी 1:52 म.नं. वा. हजर केला.

पावती:12981 पावती दिनांक: 28/07/2023

सादरकरणाराचे नाव: मे. सनसिटी प्राईड तर्फे भागीदार श्री. सुनील रामपाल कटोच - -

नोंदणी फी	रु. 30000.00
दस्त हाताळणी फी	रु. 1200.00
पृष्ठांची संख्या: 60	
एकूण:	31200.00

दस्त हजर करणाऱ्याची सही:

Joint Sub Registrar Thane 11
सह दुय्यम निबंधक वर्ग-२
ठाणे क्र.११

THE SEAL OF THE SUB REGISTRAR THANE-11 सह दुय्यम निबंधक कार्यालय ठाणे-११ क्र. ११ * जि.ठाणे * DIST. THANE * सत्यमेव जयते

Joint Sub Registrar Thane 11
सह दुय्यम निबंधक वर्ग-२
ठाणे क्र.११

दस्ताचा प्रकार: विक्रीकरारनामा

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

नोंदणी कं. 1 28 / 07 / 2023 01 : 52 : 36 PM ची वेळ: (सादरीकरण)

नोंदणी कं. 2 28 / 07 / 2023 01 : 55 : 15 PM ची वेळ: (फी)

प्रतिलापत्र

सदर दस्तऐवजाचा [illegible] कलम ११०८ अंतर्गत अ[illegible] [illegible] नोंदविला आहे. [illegible] दिसत असलेली सही, सादरीकरण व [illegible] दस्तावेजाचे [illegible] व [illegible] खात्रीशीर [illegible] असल्याचे [illegible] आहे.

लिहून देणार
१)
२)

लिहून घेणार
१)
२)



दस्त गोषवारा भाग-2

टनन11 ६०/६०
दस्त क्रमांक 12410/2023

28/07/2023 2 16:09 PM

दस्त क्रमांक :टनन11/12410/2023
दस्ताचा प्रकार :-विकसनकरारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	ठसा प्रमाणित
1	नाव:विलास अनंत पाटील -- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: रा. घर नं. ००८३, सेक्टर १९, पोस्ट कोपरखैरणे,नवी मुंबई , महाराष्ट्र, ठाणे. पॅन नंबर:AHAPP0474G	लिहून देणार वय :-53 स्वाक्षरी:-		
2	नाव:हेमलता विलास पाटील -- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: रा. घर नं. ००८३, सेक्टर १९, पोस्ट कोपरखैरणे,नवी मुंबई , , महाराष्ट्र, ठाणे. पॅन नंबर:APDPP8134L	लिहून देणार वय :-48 स्वाक्षरी:-		
3	नाव:मे. सनसिटी प्राईड तर्फे भागीदार श्री. सुनील रामपाल कटोच -- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: ऑफिस नं.१०२, श्री रामकृष्ण निवास सीएचएस, प्लॉट नं. ४६ आणि ४७, सेक्टर ४०, सीवुड , महाराष्ट्र, ठाणे, महाराष्ट्र, ठाणे. पॅन नंबर:AEKFS4209M	लिहून घेणार वय :-50 स्वाक्षरी:-		
4	नाव:मे. सनसिटी प्राईड तर्फे भागीदार श्री. सतीश अमरसिंग ठाकूर -- पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: ऑफिस नं.१०२, श्री रामकृष्ण निवास सीएचएस, प्लॉट नं. ४६ आणि ४७, सेक्टर ४०, सीवुड, नवी मुंबई , , ठाणे. पॅन नंबर:AEKFS4209M	लिहून घेणार वय :-46 स्वाक्षरी:-		

वरील दस्तऐवज करून देणार तथाकथित विकसनकरारनामा चा दस्त ऐवज करून दिल्याचे कबूल करतात.
शिक्का क्र.3 ची वेळ:28 / 07 / 2023 02 : 14 : 21 PM

ओळख:-
खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणाऱ्यांना व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता		छायाचित्र	ठसा प्रमाणित
1	नाव:रिषभ कटोच -- वय:21 पत्ता:कोपरखैरणे नवी मुंबई पिन कोड:400701	स्वाक्षरी		
2	नाव:शुभम पाटील -- वय:27 पत्ता:कोपरखैरणे नवी मुंबई पिन कोड:400706	स्वाक्षरी		

THE SEAL OF THE SUB REGISTRAR THANE-11 दुय्यम निबंधक कार्यालय ठाणे-११ वांची मुद्रा तत्वमेव जयते जि. ठाणे DIST. THANE

प्रमाणित करण्यात येते की, सदर दस्ताच एकूण पाने.....६०..... आहेत.
पुस्तक क्र.....१..... मधील
क्रमांक.....१२४१०..... वर नोंदला.

शिक्का क्र.4 ची वेळ:28 / 07 / 2023 02 : 16 : 01 PM

शिक्का क्र.5 ची वेळ:28 / 07 / 2023 02 : 16 : 56 PM तोंडणी पुस्तक 1 मध्ये

Joint Sub Registrar Thane 11
सह दुय्यम निबंधक वर्ग-२ ठाणे क्र.११

सह दुय्यम निबंधक (वर्ग-२) ठाणे क्र.११ दि. २८ माहे ७ सन २०२३

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sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Sr.	Receipt Number	Date
1	SUNCITY PRIDE	eSBTR/Simple Receipt	03006172023071750433	MH005533862202324R	425000.00	SD	0003032102202324	28/07/2023
2		DHC		2707202313775	600	RF	2707202313775D	28/07/2023
3		DHC		2807202305410	600	RF	2807202305410D	28/07/2023
4	SUNCITY PRIDE	eSBTR/SimpleReceipt		MH005533862202324R	30000	RF	0003032102202324	28/07/2023

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12410 /2023

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