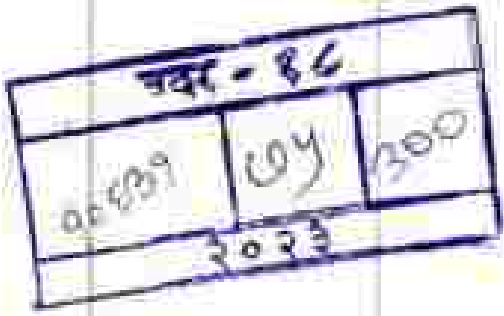


			Article shall survive the termination of this Agreement.
		17.3	The Society and the Confirming Parties / Existing Members hereby agree to indemnify and keep indemnified the Developer against all claims cost / charges and expenses that may be made against or occasioned to or suffered by the Developer by reason of any of the Confirming Parties / Existing Members' causing delay in the redevelopment project for any reason whatsoever as under this Agreement. The Society and /or the Confirming Parties / Existing Members hereby undertake to do, execute and perform and /or comply with and /or cause to be done executed performed and complied with all the acts, deeds, matters and things as may be required to enable the Developers to develop and /or redevelop and exploit all the rights in respect of and on the said Property.
Article XXVIII			Representations And Warranties
Developer's Representations and Warranties		28.1	Developer hereby represents and warrants to Society as follows:
 			a: The Developer is duly incorporated, validly existing and in good standing under the provisions of the Companies Act, 1956 and is validly existing under the provisions of the Companies Act, 2013; and is authorized to conduct business in the India. The Developer has full power and authority to execute, deliver and carry out the terms and provisions of this Agreement / Contract Documents and has taken all necessary action, corporate or otherwise, to authorize the execution, delivery and performance of this Agreement, and this Agreement constitutes the legal, valid and binding obligation of Developer enforceable in accordance with its terms. The execution and delivery of this Agreement by the party signing on behalf of Developer has been duly authorized. No order, permission, consent, approval, license, authorization, registration or validation of, or filing with, or exemption by, any governmental agency, commission, board or public authority is required to

For PRADY CONSTRUCTORS PRIVATE LIMITED



DIRECTOR

For Shining Spar Co-op. Housing Society Ltd.

20/03/2023

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			authorize, or is required in connection with, the execution, delivery and performance of this Agreement.
			b. The execution and delivery of this Agreement and the consummation of the transactions contemplated hereunder on the part of Developer do not and will not conflict with or result in the breach of any material terms or provisions of, or constitute a default under, or result in the creation or imposition of any lien, charge, or encumbrance upon any of the assets of Developer by reason of the terms of any contract, mortgage, lien, lease, agreement, indenture, instrument or judgment to which Developer is a party or which is or purports to be binding upon Developer or which otherwise affects Developer, or which otherwise will not be discharged, assumed or released. No action by any central, state or municipal or other governmental department, commission, board, bureau or instrumentality is necessary to make this Agreement a valid instrument binding upon Developer in accordance with its terms.
			c. There are no attachments, executions, assignments for the benefit of creditors, receiverships, voluntary or involuntary proceedings in bankruptcy or pursuant to any other debtor relief laws contemplated or filed by Developer or pending against Developer.
			d. All authorizations required to be obtained from, and all registrations, declarations and filings, if any, required to be made with, all governmental authorities and all other persons or entities to permit Developer to execute and deliver this Agreement have been obtained.
			e. There are no claims, actions, litigation, judgments, rulings, suits or proceedings actual, pending, or, to the best of Developer's knowledge, threatened, including, without limitation, bankruptcy or other insolvency proceedings, by or against Developer which, if determined adversely to Developer, would materially adversely affect Developer's ability to perform its obligations under this



बंदर - १८		
१०६४१	१०६	३००
२५२३		

For Shining Star Co-op. Housing Society Ltd.

Chairman

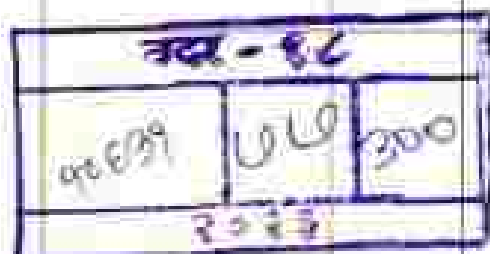
Treasurer

Secretary

For PRADIP CONSTRUCTION PRIVATE LIMITED

DIRECTOR

			Agreement.
			f. Developer is possessed of sufficient skill, qualifications, experience, expertise and capability to perform its obligations hereunder, shall maintain adequate personnel, manpower, capital, equipment and facilities to perform its obligations hereunder, and holds any and all licenses, certificates, authorizations and registrations required to permit it to perform its obligations hereunder.
Owner's Representations and Warranties		18.2	Society hereby represents and warrants to Developer as under:
			a. The Society is duly registered and validly existing under the Maharashtra Co-operative Societies Act, 1960 bearing Registration No. BOM/HSG/1383/1967 and having its PAN: AADAS3464J and having its Registered Office at 79, 80, 81, Daulat Nagar, Santacruz (West), Mumbai - 400 054. The Society has full power and authority to execute, deliver and carry out the terms and provisions of this Agreement and has taken all necessary action, corporate or otherwise, to authorize the execution, delivery and performance of this Agreement. This Agreement constitutes the legal, valid and binding obligation of Society enforceable in accordance with its terms. The execution and delivery of this Agreement by the party signing on behalf of Society has been duly authorized. No order, permission, consent, approval, license, authorization, registration or validation of, or filing with, or exemption by, any governmental agency, commission, board or public authority is required to authorize, or is required in connection with, the execution, delivery and performance of this Agreement. b. The execution and delivery of this Agreement and the consummation of the transactions contemplated hereunder on the part of Society do not and will not conflict with or result in the breach of any material terms or provisions of, or constitute a default under, or result in the creation or imposition of any lien, charge, or



For PRIMA CONSTRUCTIONS PRIVATE LIMITED

[Signature]

DIRECTOR

For Shining Star Co-op. Housing Society Ltd.

[Signature]

Chairman

Treasurer

[Signature]

Secretary

			encumbrance upon any of the assets of Society by reason of the terms of any contract, mortgage, lien, lease, agreement, indenture, instrument or judgment to which Society is a party or which is or purports to be binding upon Society or which otherwise affects Society, or which otherwise will not be discharged, assumed or released.
			c. There are no attachments, executions, assignments for the benefit of creditors, receiverships, voluntary or involuntary proceedings in bankruptcy or pursuant to any other debtor relief laws contemplated or filed by Society or pending against Society.
			d. All authorizations required to be obtained from, and all registrations, declarations and filings, if any, required to be made with, all governmental authorities and all other persons or entities to permit Society to execute and deliver this Agreement have been obtained.
			e. There are no claims, actions, litigation, judgments, rulings, suits or proceedings actual, pending, or, to the best of Society's knowledge, threatened, including, without limitation, bankruptcy or other insolvency proceedings, by or against Society which, if determined adversely to Society, would materially adversely affect Society's ability to perform its obligations under this Agreement.
  Article XX 29			<u>Appointment of PMC and Advocate of the Society</u> The Society shall be at liberty to appoint its PMC. Furthermore, the Society has appointed Advocate Mr. Durga Prasad Sahnia, Lex Firmus ('Retainer') Advocates And Solicitors having their office At 19, Lawyers' Chambers, 1st Floor, R.S. Sapre Marg, Kalyan, Mumbai 400 002 as its legal consultants with respect to the re-development of the said Property of the Society.
सदर - १८ ००८३९ ५८ ३०० Article XXX २ ३			<u>No Amalgamation or Sub-Division of Property</u> 30 The Developer shall not be entitled to either sub-divide or amalgamate the existing property with any adjoining

For Shining Star Co-op. Housing Society Ltd.

 Chairman

 Treasurer

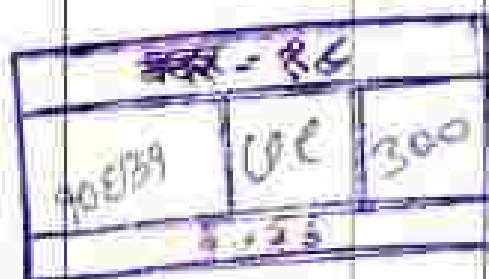
 Secretary

For PRAMAY CONSTRUCTION PRIVATE LIMITED

 Director

DIRECTOR

			property under any circumstances.
<u>Article XXXI</u>			<u>Debts and Loans</u>
		31	The Developer shall not be entitled to create mortgage or charge on the Existing Members New Flats in the proposed new building/s to be constructed on the said Property as security. The Developer shall be however entitled to mortgage the Developer's Entitlement / Sale Components including the saleable FSI or take the Loans from bank at its sole risk and consequences for availing construction loan and receive the amount in their name and the Society shall do all necessary acts, deeds and things to cooperate with the Developer for the purpose of obtaining such loan. The Society and the Confirming Parties / Existing Members shall execute the NOC and / or such other documents as may be required by the Developer for creating charge / mortgage the Developer's Entitlement / Sale Components and / or to deposit the same in any manner whatsoever as the Developer may deem fit and proper.
<u>Article XXXII</u>			<u>Force Majeure</u>
		32	The Parties hereto agree that the time for completion of the New Buildings and obtaining the Occupation Certificate shall be subject to Force Majeure events. a. The term "Force Majeure" wherever used in this Agreement shall mean any event or circumstance or combination of events or circumstances as specified below that affects the Developer in the performance of its obligations in accordance with the terms of this Agreement and means and includes: i. acts of God including earthquakes, floods, inundations, landslide, storm, tempest, hurricane, cyclone, lightning, epidemic, pandemic, declaration of lockdown or containment zone by the authorities, and the resultant effects causing restrictions on movement of workman or material or delays due to restricted/ reduced functioning of



For SHARMA CONSTRUCTIONS PRIVATE LIMITED

[Signature]
DIRECTOR

For Shining Star Co-op. Housing Society Ltd.

[Signature]
Chairman

[Signature]
Treasurer

[Signature]
Secretary

the MCGM/ other authorities;

ii. order, injunction, or decree or judgment of any Court staying the construction activities or restricting the Redevelopment not due to any wrongful act of commission/omission by the Developer, non-grant of tree-cutting NOCs, changes in policy of the Municipal Corporation or other authorities which restrict the Redevelopment and/or any future prevention by way of any amendment in law or new law, rules or regulation applicable which adversely affects the re-development of properties across the Mumbai Suburban;

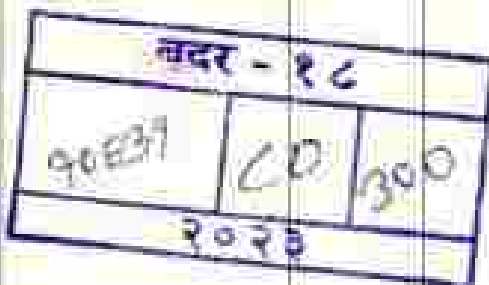
iii. acts of terrorism, war, hostilities (whether declared or not), invasion, rebellion, riots;

iv. Any shortage of workmen or shortage or disruption in supply of material due to the above reasons affecting proposed redevelopment;

v. Any inaction of the Planning Authorities / State Government which results in delay in obtaining the requisite permissions (approvals / sanctions for constructing the New Building

b. On occurrence of Force Majeure events and as soon as is practicable, the Developer shall notify the Society of the same in writing setting out the nature and the extent of the Force Majeure event.

c. Notwithstanding anything to the contrary, if any Force Majeure condition occurs, time for compliance of the Developer's obligations only towards those activities that were affected by the Force Majeure shall stand extended to such equivalent period during which such force majeure condition was subsisting and the Developer shall continue paying the Monthly Displacement Compensation at the rate specified in this Agreement, but shall not be liable to bear or pay any interest or penalties or liquidated damages or any other amounts, charges, liabilities etc. for such period. The right to suspend performance provided by this clause has effect only for the period during which the



For Shining Star Co-op. Housing Society Ltd.

Chairman

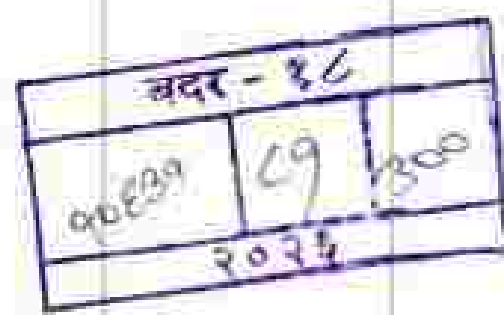
Treasurer

Secretary

For SHINING STAR CONSTRUCTION PRIVATE LIMITED

DIRECTOR

			Force Majeure conditions exist.
<u>Article XXXIII</u>			<u>Power of Attorney</u>
		33	The Society on execution of this Agreement executed a Power of Attorney inter alia authorising the Developer to do and execute all such acts, deeds and things required for commencing and completing the construction work of the new building/s and development of the Property etc. The Power of Attorney shall stand revoked upon obtaining the Occupation Certificate by the Developer or till such time the last Developer's Entitlement / Sale Components in the New Building/s is not sold by the Developer, whichever is later. It is expressly agreed between the Parties that such Power of Attorney shall co-exist with this Development Agreement and shall stand revoked and cancelled forthwith upon termination of this Agreement.
<u>Article XXXIV</u>			<u>Terrace</u>
		34	It is hereby agreed by the Developer that the terrace above the topmost floor or pocket terrace on any pat floor in the new building/s shall exclusively belong to the Society and the Developer shall not have any right to such terrace.
<u>Article XXXV</u>			<u>Name of Proposed Building</u>
		35	The name of the proposed building/s to be constructed by the Developer in terms of this Agreement shall be 'SHINING STAR CO-OP. HSG. SOC'.
<u>Article XXXVI</u>			<u>No Separate Society</u>
		36	The Developer shall not be entitled to form and register a separate society, condominium, company etc. comprising of the purchaser/s of Developer's Entitlement / Sale Components on the said Property. The Society herein shall continue to exist and remain owner of said Property with entire building/s to be constructed on the said Property. All purchaser/s of Developer's Entitlement / Sale Components on the said Property shall become members of the Society herein subject to the provisions of this



 For PIRANKY CONSTRUCTIONS PRIVATE LIMITED


 DIRECTOR

For Shining Star Co-op. Housing Society Ltd.


 Treasurer


 Secretary

			Agreement.
<u>Article XXXVII</u>			<u>Rights over proposed building/s</u>
<u>Ownership of New Building</u>		37.1	The Society shall be Owner of New Buildings to be constructed on the said Property by the Developer in terms of this agreement.
<u>Article XXXVIII</u>			<u>Miscellaneous Provisions</u>
Notice		38.1	All notices given hereunder shall be made in writing and given to the addressee at the address specified on the first page hereof. Notices may be given by certified mail, return receipt requested, by hand delivery, and shall be effective upon receipt at the address of the addressee.
Assignment		38.2	The Developer shall not assign, transfer, subcontract and/or enter into any agreement, arrangement and/or any deeds and documents and make any arrangement with any third party which directly or indirectly involve third party independently or with the Developer in the development of the said property save and except wherein Developer is authorized to appoint a Contractor and/or any persons for carrying out construction activities. The Developer shall not assign its rights nor delegate its duties herein without the prior written consent of Society for the agreed purposes. The Developer's assignment in contravention of this Article shall be null and void and other consequences of this Agreement and Contract Document shall follow. Any permitted assignment by Developer shall not relieve Developer of any of its obligations herein.
Time of Essence		38.3	Under this Agreement time for payment of all consideration, benefits, compensation and the timely completion of action plan and events specifically provided herein is deemed to be essence of contract, however, the said time frame shall be modified and/or extended subject to mutual agreement between the parties. The Developer shall endeavour that the work shall be undertaken in the order of precedence as mutually decided subject to force majeure conditions and circumstances mentioned herein. The progress of work shall be checked at regular intervals.



बदर - १८		
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For Rising Star Co-op. Housing Society Ltd.

Chairman

Treasurer

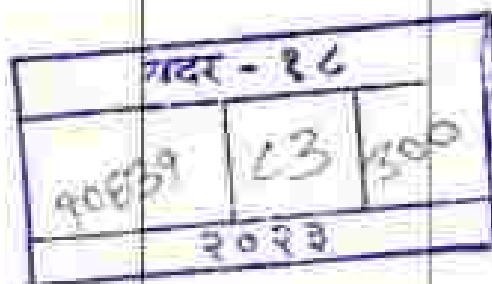
Secretary

For PSNAY CONSTRUCTIONS PRIVATE LIMITED

Director

DIRECTOR

			with 24 hours prior written notice and percentage progress achieved shall be commensurate with the time elapsed. The Developer shall submit to Society with a copy to the PMC, progress report indicating time progress of work.
Suspension of Work		38.4	The Society's Managing Committee through their PMC shall, with 24 hours prior written intimation and/or every fortnight, have free access to the work and other places where materials are being prepared/obtained/used for construction. No other person shall be allowed on the worksite without written permission from the Society. In case if any defects are observed, the same shall be intimated to the Developer and the Developer will rectify/justify the same within 30 (thirty) working days of such intimation at the satisfaction of the Society. The PMC and/or the Managing Committee of the Society at no point in time shall obstruct any construction work / activity as undertaken by the Developer. The PMC would explicitly provide details of the defects as observed by them and shall provide reasonable explanation as to their objections to the same. The Developer shall not be required to rectify any defects, if the explanation as provided by the PMC and/or the Managing Committee of the Society is found to be unreasonable.
Defects & Termination		38.5	It is further agreed by and between parties hereto that neither of the Parties shall be entitled to terminate this Development Agreement without exhausting all the remedies under this Agreement. In the event any party commits default, the other party shall be entitled to insist upon Specific Performance of this Agreement. The Society and the Developer shall not have any right to terminate this Agreement and /or the powers granted by the Society however the parties shall be entitled to terminate this Agreement under following circumstances: Default by the Developer in completing the project within stipulated period as extended from time to time reasonably by the Society.



FOR SHARMA CONSTRUCTION PRIVATE LIMITED

[Signature]
DIRECTOR

For Shriang Star Co-op. Housing Society Ltd.

[Signature]
Chairman

[Signature]
Treasurer

[Signature]
Secretary

			Developer, not adhering to prescribed quality for the construction of the re-developed building and is not rectifying the default within a reasonable time in spite of the written request by the Society through its PMC for the same. Developer committing breach of any of the term of this Agreement and said breach is not remedied by the Developer even after receiving 60 (Sixty) working days' notice from the Society. Society committing breach of any of the terms of this Agreement and said breach is not remedied by the Society even after receiving 30 (thirty) working days' notice from the Developer. Society fails to handover the possession of the said Property to the Developer for the purpose of the construction in the terms agreed under this Agreement. In the event if the Development Agreement is lawfully terminated then both the parties shall mutually assess their respective damages and mutually settle the claims arising due to the termination of the Agreement. Thereafter, neither parties shall have a claim against each other. It is further agreed by and between the parties hereto that if there is any change in government policy with regard to the width of the road, the Developer cannot as a result thereof utilize the full potential till the date of Intimation of Disapproval (IOD). In such a circumstance the Developer shall be entitled to withdraw from this Development Agreement.
बंदर - २६ Litigation between Confirming Parties / Existing Members qua Society		38.6	In the event, if any, Confirming Parties / Existing Members' fail to vacate his/her their Existing Flat/s within the timeline as provided under the present Agreement or fails to comply with the terms of the present Agreement or the obligations as set out herein, then the Society shall initiate strict legal action against the said non-co-operative Confirming Parties / Existing Members that too within 7



For Rising Star Co-op. Housing Society Ltd

Chairman

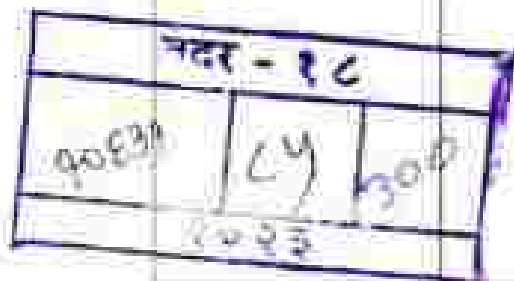
Treasurer

Secretary

For PRADY CONSTRUCTIONS PRIVATE LIMITED

DIRECTOR

			(seven) days of the date of the non-compliance and the cost of such legal proceedings shall be borne by the Developer. Furthermore, the Society shall attend the Court as well as the office of Advocate / Solicitors as and when required through its authorised members of Managing Committee at the cost of the Developer.
No Waiver		38.7	No failure or delay by either Parties in exercising any right or remedy provided by law under or pursuant to this Agreement shall impair such right or remedy or operate or be construed as a waiver or variation of it or preclude its exercise at any subsequent time and no single or partial exercise of any such right or remedy shall preclude any other or further exercise of it or the exercise of any other right or remedy.
Severability		38.8	If one or more of the provisions of this Agreement or any application of this Agreement shall be invalid, illegal or unenforceable in any respect, the validity, legality or enforceability of the remaining provisions of this Agreement and any other application of such provisions shall in no way be affected or impaired.
Amendments		38.9	This Agreement may be amended, from time to time, only with the written consent of Society, Confirming Parties / Existing Members and Developer.
Counterparts		38.10	This Agreement may be executed in several counterparts, each of which shall be deemed an Original and said counterparts shall constitute but one and the same instrument. However, the original Agreement, duly stamped and registered shall remain with Developer and Society shall be provided with certified copy of the same. The Developer covenant to produce at their costs the original for inspection of any parties as and when and wherever required or to produce the same before the Court or before any Government Officials as and when required.




 FOR THE DEVELOPER
 Sd/-
 Director

For Shining Star Co-op. Housing Society Ltd


 Chairman


 Treasurer


 Secretary

WITNESSES

Additional Acts		38.11	In connection with this Agreement, as well as all transactions contemplated by this Agreement, Society, Confirming Parties / Existing Members and Developer each agree to execute and deliver such additional documents and instruments and take all such necessary action and perform such additional acts as may be necessary or appropriate to effectuate, carry out and perform all of the terms, provisions and conditions of this Agreement and all such transactions.
Exhibits		38.12	All exhibits referred to herein shall be considered a part of this Agreement as fully as if and with the same force and effect as if such exhibit had been included herein in full. The Developer shall observe, undertake, comply with and perform this Agreement, in addition to and not in derogation of its obligations elsewhere set out in Individual Agreement.
Notice of Changes and Events		38.13	Each party shall promptly notify the other party in writing, and furnish to such party any information that such party may reasonably request, with respect to the occurrence of any event or the existence of any state of facts that would (i) result in the party's representations and warranties not being true if they were made at any time prior to this Agreement (ii) impair the party's ability to perform its obligations under this Agreement.
		38.14	The terms, covenants, agreements, representations and warranties contained in or made pursuant to this Agreement together with all indemnities and undertakings, bonds, guarantees contained herein shall survive the completion of Redevelopment Project, subject to the time limits specified herein, if any, or, earliest expiry, termination or determination.
		38.15	This Agreement (with its Schedules and Annexures / Exhibits) and Tender submitted by the Developer shall be construed as the final agreement by and between the parties and the same shall supersede all previous agreements and understandings between the Parties.



नदर - २८		
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Entire Agreement		38.15
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For Shining Star Co-op. Housing Society Ltd.

Chairman

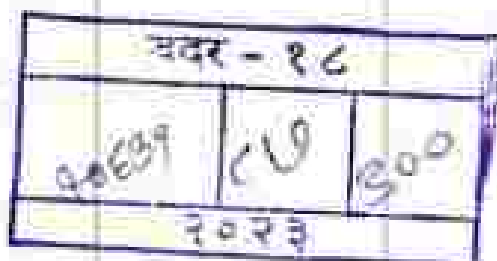
Treasurer

Secretary

FOR PRIMA CONSTRUCTION PRIVATE LIMITED

DIRECTOR

Stamp Duty, Registration Fees and Costs		38.16	All the costs, charges and expenses including the stamp duty and registration charges, Surcharges etc. of and incidental to this Agreement shall be borne and paid by the Developer alone. However, any stamp duty, registration fees etc. Goods and Service Tax (GST), or any other taxes and charges, if applicable and payable on additional area purchased by the any Confirming Parties / Existing Members over and above the area allotted free of costs hereunder then the same shall be paid by the respective Confirming Parties / Existing Members for the extra/additional area.
Arbitration Clause		39	All disputes, controversies and conflicts ("said Disputes") arising out of this Agreement between the Parties hereto or arising out of or relating to or in connection with this Agreement and the performance or non-performance of the rights and obligations set forth herein, the termination or validity, or interpretation or implementation or alleged breach of any provision of this Agreement shall be referred for arbitration in terms of the Arbitration and Conciliation Act, 1996 or any modifications and/or re-enactments thereof. Prior to submitting the Disputes to arbitration, the parties hereto shall mutually resolve to settle the Disputes through mutual negotiation and discussions. In the event that the said Disputes are not settled within 30 (thirty) days of the arising of the Disputes, the same shall finally be settled and determined by arbitration to be conducted by a sole arbitrator to be mutually appointed by the Parties in accordance with the Arbitration and Conciliation Act, 1996. The place of arbitration shall be Mumbai, Maharashtra and the Courts of Mumbai shall have exclusive jurisdiction over the Arbitration. The language to be used in the arbitral proceedings shall be English. The arbitral award and decision by the arbitrator shall be in writing and shall be final and binding and shall be enforceable in any court of competent jurisdiction.



For PRANA CONSTRUCTIONS PRIVATE LIMITED

[Signature]
DIRECTOR

For Shining Star Co-op. Housing Society Ltd.

[Signature]
Chairman

[Signature]
Treasurer

[Signature]
Secretary

SCHEDULE OF PROPERTY ABOVE REFERRED TO

All that piece or parcel of land bearing Sub Plot Nos. 79, 80 and 81 of revised layout approved by Town Planning Dept from Final Plot Nos. 18 & 19 TPS VI Santacruz, C.T.S. No. 1610/8 admeasuring 2853 Square Yards i.e. 2383.5 Square metres or thereabouts of Revenue Village and City Survey Vile Parle (West), Taluka Andheri in the Registration District and Sub-District of Mumbai Suburban, in Brehm Mumbai Mahanagarpalika H/W Ward and lying, being and situate at 79, 80, 81, Relief Road, Daulat Nagar, Santacruz (West), Mumbai - 400 054, along with 3 buildings known as "Shining Star" comprising of A wing [Ground plus 2 (Two) Upper floors] along with a terrace, consisting of an aggregate 12 (Twelve) residential flats, B wing [Ground plus 3 (Three) Upper floor] along with a terrace, consisting of an aggregate 8 (Eight) residential flats, C wing [Ground plus 3 (Three) Upper floors] along with a terrace, consisting of an aggregate 8 (Eight) residential flats.

मदर - २६		
२६३१	८८	३००
२३२३		



AND BOUNDED AS FOLLOWS:

TOWARDS NORTH BY A CREEK AND BEYOND THAT BY JUHU
AERODROME OF VILLAGE OF VILE PARLE (W)

TOWARDS EAST BY PLOT NOS. 84 TO 86 OF VILLAGE OF VILE PARLE (W)

TOWARDS WEST BY PUBLIC ROAD OF VILLAGE OF VILE PARLE (W)

TOWARDS SOUTH BY PLOT NOS. 82 AND 83 OF VILLAGE OF VILE PARLE
(W)

For Shining Star Co-op. Housing Society Ltd.

Chairman

Treasurer

Secretary

For PHARM CONSTRUCTIONS PRIVATE LIMITED:

DIRECTOR

IN WITNESS WHEREOF the parties herein have hereunder set and subscribed their respective hands and seals at Mumbai on the day and year hereinafore written.

SIGNED, SEALED AND DELIVERED by the

Within name 'DEVELOPER'

PRANAV CONSTRUCTIONS PRIVATE LIMITED)

(Through Managing Director duly authorized to do so by)

The resolution dated 19th May, 2018 passed by Company,

In presence of

1. 

2. 



For PRANAV CONSTRUCTIONS PRIVATE LIMITED


DIRECTOR



SIGNED, SEALED AND DELIVERED by the)

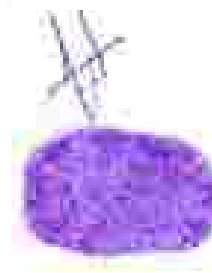
Within name 'SOCIETY'

SHINING STAR CO-OPERATIVE HOUSING SOCIETY LIMITED)

Through SECRETARY: MR. VIJAY MONDKAR)



CHAIRMAN: MR. JARVIS MODI



TREASURER: MR. SUDHAN G. REGE

Duly authorized to do so by the resolution.

Passed by Society in its SGHSI dated 06th July 2022)



बदल - १.८		
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In presence of.....

1.



2.



SIGNED, SEALED AND DELIVERED by the)

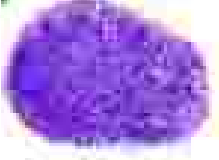
(Within name 'CONFIRMING PARTIES / EXISTING MEMBERS')

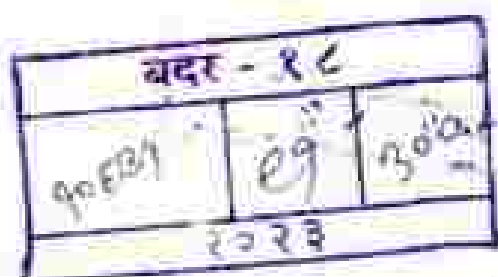


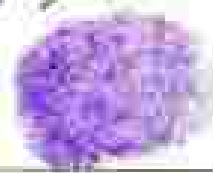
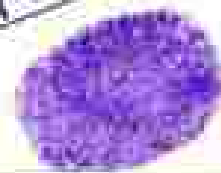
FLAT NO.	MEMBER NAME	SIGNATURE AND LEFT THUMB IMPRESSION	PHOTO
1.	SUNANDA @ KUDCHADKAR FLAT NO: A-1		
2(A)	SUBASH MANGHARAM AHIJA FLAT NO: A-2		
3.	PARVEENBANO ARUBAKAR SHAIKH FLAT NO: A-3		

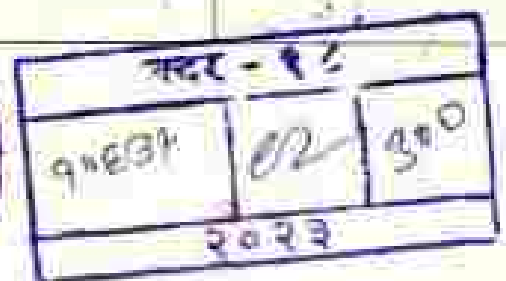


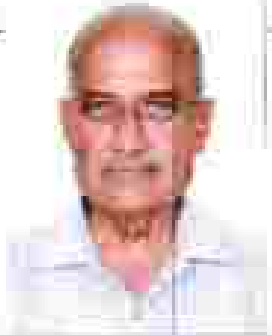
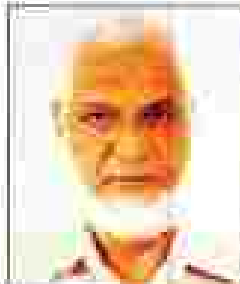
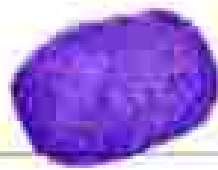
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4.	MASOOD AHMAD SHAIKH FLAT NO: A-4		 
5.	SUNIL V. THOSAR FLAT NO: A-5		 
6.	SUDHAN GAJANAN REGE FLAT NO: A-6		 
7.	MASTER MUHAMMAD SHAIKH (MINOR) THROUGH HIS MOTHER AND NATURAL GUARDIAN MRS. NOWSHIN MASOOD SHAIKH FLAT NO: A-7		  
8.	SALEEM S SHAIKH FLAT NO: A-8		 
9.	RUMI ACHINTYA LAHRI FLAT NO: A-9		 
9(A)	ACHINTYA AJAYKUMAR LAHRI FLAT NO: A-9		 

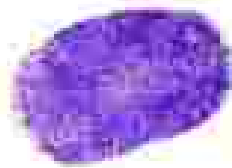
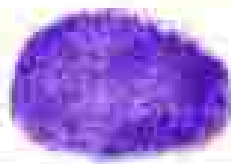
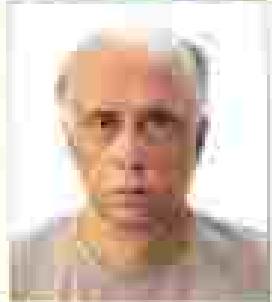
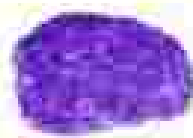
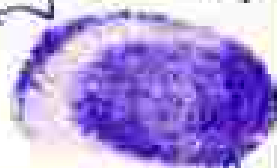
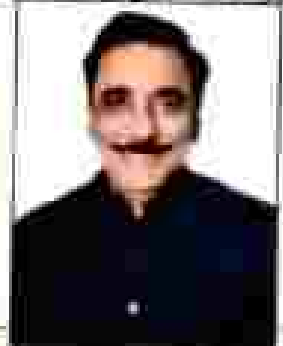
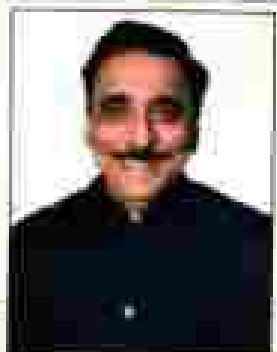


10.	PRADIP DATTATRAY GHOSALKAR FLAT NO: A-10	 	
11.	TUSHAR KULKARNI FLAT NO: A-11	 	
12.	SAIPRASAD JAGANNATH NADKARNI FLAT NO: A-12	 	
13.	ROWENA ANNE RIBEIRO FLAT NO: B-1	 	
13(A).	ARMINIO ANTHONY RIBEIRO FLAT NO: B-1	 	
14.	VIKRAM BABURAO PAWAR FLAT NO: B-2	 	
14(A).	USHA V PAWAR FLAT NO: B-2		



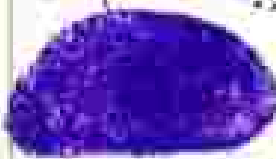
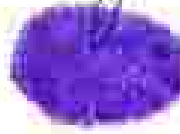
14(B)	AISHWARYA V PAWAR FLAT NO: B-2 P.O.A. Holder MR. VISHRAM PAWAR	<i>W. Manar</i> 	
15.	SANDRA NADAR FLAT NO: B-3	<i>Sandra</i> 	
16.	KUNAL VASANT BHANAGE FLAT NO: B-4 P.O.A. Holder PRANALI KUNAL BHANAGE	<i>K. Bhange</i> 	
	RASHID KHAN FLAT NO: B-5	<i>Rashid</i> 	
	HAMZA SAIED P.O.A. Holder FLAT NO: B-6 MR. SAUJI RAJIB SAIED	<i>S. Saied</i> 	
19.	JARIIS JABIR MODI FLAT NO: B-7	<i>J. Modi</i> 	
19A	MASOODA JARIIS MODI FLAT NO: B-7	<i>m. j. modi</i> 	

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20.	VILAY PANDHARINATHI MONDKAR FLAT NO: B-8	<i>Vandkar</i> 	
21.	JARJIS JABIR MODI FLAT NO: C-1	<i>JJ</i> 	
22.	PRAKASH RAMARAO RAO FLAT NO: C-2	<i>P.R.Rao</i> 	
22(A)	CHITRA PRAKASH RAO FLAT NO: C-2	<i>Chitra Rao</i> 	
23	HUMERA NASREEN AHMED FLAT NO: C-3 <i>P.O. A. Hakeem Mustajibuddin Amit Ahmed</i>	<i>Humera Ahmed</i> 	
23(A)	MOHIUDDIN KHALID AHMED FLAT NO: C-3 <i>P.O. A. Hakeem Mustajibuddin Amit Ahmed</i>	<i>Mohiuddin Ahmed</i> 	



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23(B)	MUNTAHBUDDIN ARIF AHMED FLAT NO: C-3	 	
24.	ASHA BRIJ RAJ MEHRA FLAT NO: C-4 <i>P.O. Holder</i> <i>Mrs. Ashish Mehra</i>	 	
25.	SUNEETA SANJEEV THAKUR FLAT NO: C-5	 	
26.	BHAVNA JACOB KOSHY FLAT NO: C-6	 	
27.	CHANDRAKANT VASANT WARIADKAR FLAT NO: C-7	 	
28.	~~BHAVNA JACOB KOSHY~~ ~~NCC~~ BHAVNA ARJUNDAS BHASN FLAT NO: C-8	 	

In presence of

1. 2. 

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१०६३१	८५	१३००
२-२३		

