

M/S SHUBH INFRA TECH

FLAT NO.202, RAJAT SANKUL GANESHPETH, NAGPUR 440018

Date

Allotment Letter

We allotted the Plot No. _____ to

Mr. _____ in KANCHAN NAGARI-3

on K. No.188/ 189/ 190, Mauza-Mondha, Tah-Hingana, Dist- Nagpur . This
allotment will confirmed through this letter .

The Plot Size is _____ Sq. Mtrs. Total sale price is Rs.

_____/-

M/s Shubh Infra Tech

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AGREEMENT OF SALE

FOR RS. _____

(RUPEES

_____)

PLOT NO. _____, KANCHAN NAGARI-3

(Kh. No.188/ 189/ 190 Mouza – MONDHA Tah-Hingana & Dist. Nagpur)

THIS AGREEMENT OF SALE is made & executed On this
th day of _____ at Nagpur :

BETWEEN

M/S. SHUBH INFRATECH, a Partnership Firm, having its office at Flat No.202,
Rajat Sankul, Ganeshpeth, Nagpur acting through its Partners, **Shri. Bal
Vinayak Pisal , Shri. Sandeep Gopichand Badwaik, Narayan Sadashiv
Chuke, Shri. Arvind Chintaman Shende**

(Hereinafter called the **DEVELOPERS & VENDERS** which expression shall
unless repugnant to the contents or meaning thereof always mean and include

Shri. Sandeep Gopichand Badwaik *Shri. Bal Vinayak Pisal* *Shri. Arvind Chintaman Shende*

the said **BUILDER**, as well as its legal representatives, executors, administrators, successors and assigns)

AND

1)MR./MRS. _____.

Aged ____ years, Occupation-
R/o

(Hereinafter called the **PURCHASER**, which expression shall, unless, repugnant to the context or meaning thereof always mean and include the said **PURCHASER**, as well as his heirs, legal representatives, executors, administrators, successors and assigns) of the **THIRD PART**.

WHEREAS the **VENDORS** are the owner and in possession of All that piece and parcel of land and bearing

Kh.No. 188, containing by admeasurements 0.90 Hect.R. of Mouza – Mondha Tah- Hingana, & Dist.-Nagpur

Kh.No. 189, containing by admeasurements 0.35 Hect.R. of Mouza – Mondha Tah- Hingana, & Dist.-Nagpur

Kh.No. 190, containing by admeasurements 0.18 Hect.R. of Mouza – Mondha Tah- Hingana, & Dist.-Nagpur

, and the same is more particularly described in **SCHEDULE-A**, in the schedule of Property. **AND**

WHEREAS the **VENDORS** have decided to develop the above said land into a Residential Plots in the name and style as **KANCHAN NAGARI-3 AND**

WHEREAS the **VENDORS** has prepared a Layout plan of said land and to be known and styled as **KANCHAN NAGARI-3** and the same is sanctioned by Nagpur Metro & Rular Development Authority dt. 26/02/2020. . **AND**.

Sanjay. Shinde

WHEREAS the purchaser have seen, gone through and inspected all the relevant document of title and satisfied themselves with respect to the Vendors title to the said property as good, valid and marketable and the purchaser has also seen and approved the proposed plan of the said multi-storied building : **AND**

WHEREAS the Purchaser being desirous of owning the plot in the said layout for their Residential use with heritable and transferable rights therein, have now approached the Confirming Party and expressed their desire and willingness to purchaser the undivided proportionate share and interest in the said land comprising **PLOT No. ____** to be known and styled as "**KANCHAN NAGARI-3** " which is specifically described in **SCHEDULE-B**, in the schedule of Property. He has further specifically agreed to pay, provide and contribute the entire agreed cost of plot chosen by them to the Vender & Developers : **AND**

WHEREAS the considering the request and after detailed negotiations, the Vendor has now agreed to sell the aforesaid property to the purchaser for a total consideration of Rs. _____/- (Rupees _____ only) upon following terms and conditions :

NOW THEREFORE IT IS HEREBY MUTUALLY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS :-

THAT the **VENDOR** will **SELL** and the **PURCHASERS** will **BUY** The Plot No. ____ in All that piece and parcel of land bearing
Kh.No. 188, containing by admeasurements 0.90 Hect.R. of Mouza – Mondha Tah- Hingana, & Dist.-Nagpur
Kh.No. 189, containing by admeasurements 0.35 Hect.R. of Mouza – Mondha Tah- Hingana, & Dist.-Nagpur

Signature of Vendor . *Signature of Purchaser*  3

Kh.No. 190, containing by admeasurements 0.18 Hect.R. of Mouza –
Mondha Tah- Hingana, & Dist.-Nagpur

within the limits of Metro Region Nagpur and Layout Name "KANCHAN
NAGAR-3 " which is more particularly described in the SCHEDULE-B,
hereunder written. That the total price agreed is Rs. _____/- (Rupees
_____), which the purchasers
have specifically agreed to pay the Vendor/Confirming Party in the following
manner.

MANNER OF PAYMENT

Rs. _____ (Rs. _____) Chaque .

_____ dt _____

Rs. _____ will be pay on or before 3 month from the date
of agreement or at time sale-deed which ever is
earlier

Rs. _____

TOTAL

(_____
_____)

SCHEDULE OF PROPERTY

SCHEDULE "A"

ALL THAT piece and parcel of land bearing

Kh.No. 188, containing by admeasurements 0.90 Hect.R. of Mouza –
Mondha Tah- Hingana, & Dist.-Nagpur

Atul S. Sandap. *Shame* *[Signature]* 4

Kh.No. 189, containing by admeasurements 0.35 Hect.R. of Mouza -
Mondha Tah- Hingana, & Dist.-Nagpur

Kh.No. 190, containing by admeasurements 0.18 Hect.R. of Mouza -
Mondha Tah- Hingana, & Dist.-Nagpur

within the limits of Metro Region Nagpur and the same is bounded as
under :

On the East	:	Kh. No.187
On the West	:	Kh.No. 198
On the North	:	Kh. No.191
On the South	:	Kh.No. 186

SCHEDULE "B"

(DESCRIPTION OF PLOT)

ALL THAT Plot No.____, to Plot Area (_____ Sq. Mtrs) situated in
Layout to be known and styled as "KANCHAN NAGARI-3 " and standing on
the Kh. No. 188/ 189/ 190, land described above in Schedule-A.The said Plot is
bounded as under

On the East	:
On the West	:
On the North	:
On the South	:

IN WITNESS WHEREOF the VENDOR, BUILDER and the PURCHASERS
hereinabove named have hereto set their respective hands and signed this
AGREEMENT TO SELL AT HINGANA in presence of the attesting witnesses
signing as such on the day First above written.

WITNESSES : 1.

PURCHASER

MR _____

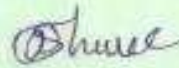
SELLER



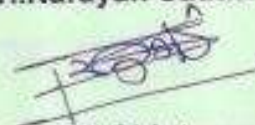
Shri. Bal Vinayak Pisal ,



Shri. Sandeep Gopichand Badwaik,



Shri. Narayan Sadashiv Chuke,



Shri. Arvind Chintaman Shende