OMKARA. DEVELOPMENT AGREEMENT.

267/1531
Thursday,February 27 ,2020
12:57 PM

पावती

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

पावती क्रं.: 1874 दिनांक: 27/02/2020

गावाचे नाव: अजनी
दस्तऐवजाचा अनुक्रमांक: नगन4-1531-2020
दस्तऐवजाचा प्रकार : विकसनकरारनामा
सादर करणाऱ्याचे नाव: मे. ओमकारा बिल्डर्स आणि डेव्हलपर्स तर्फे भागीदार क्र. 1 सदानंद महादेवराव कोकाटे .

DELIVERED

नोंदणी फी	रु. 30000.00
दस्त हाताळणी फी	रु. 1320.00
पृष्ठांची संख्या: 66	
एकूण:	रु. 31320.00

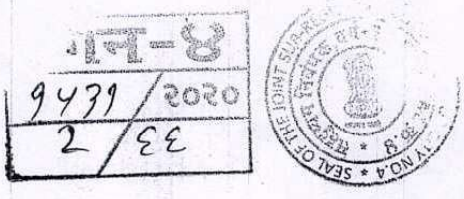
आपणास मूळ दस्त ,थंबनेल प्रिंट,सूची-२ अंदाजे 1:17 PM ह्या वेळेस मिळेल.

NGP4
सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ४

बाजार मुल्य: रु.29261000 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 1463100/-

1) देयकाचा प्रकार: By Cash रक्कम: रु 480/-
2) देयकाचा प्रकार: eChallan रक्कम: रु.30000/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH012603298201920E दिनांक: 27/02/2020
बँकेचे नाव व पत्ता:
3) देयकाचा प्रकार: DHC रक्कम: रु.840/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 2702202000914 दिनांक: 27/02/2020
बँकेचे नाव व पत्ता:

Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	2702202000914	**Date**	27/02/2020
Received from Ms OMKARA BUILDERS AND DEVELOPERS, Mobile number 9850565050, an amount of Rs.840/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R. Nagpur 4 of the District Nagpur.			
Payment Details			
Bank Name	SBIN	**Date**	27/02/2020
Bank CIN	10004152020022700811	**REF No.**	IGAIELTSE3
This is computer generated receipt, hence no signature is required.			



Certificate u/s 32(1) (b) of the Maharashtra Stamp Act, 1958.
(ADJ)

Office of the 4600901
Collector of Stamps, Nagpur City
Adj. Case No. 181/2019
Date 17/12/2019

Received From Shri/Smt./M/s. Omkara Builders and Developers
Residing at Nagpur
Market Value Rs. 2,92,61,000/-
Stamps duty of Rs. 14631001- (in words Rs. Fourteen lakh Sixty three thousand one hundred only.
Paid vide e-Challan No. MH012276232201920F date 20/2/2020

Certified under Section 32(1) (b) of the M.S. Act, 1958 that the full duty of Rs. 1463100/- (in words Rs. Fourteen lakh Sixty three thousand One hundred only.....) with which instrument is chargeable has been paid as per Article 5(g)(a) of Schedule-I.

This certificate is subject to the provision of Section 53-A of Maharashtra Stamp Act, 1958.

Nagpur 20/2/20
Date :...../...../.....

Collector of Stamps
Nagpur City

हे आदेश महाराष्ट्र मुद्रांक अधिनियम, १९५८ अन्वये असलेल्या नियमान्वये निर्गमित केलेले आहे. परंतु उक्त दस्त नोंदणीसाठी नोंदणी अधिकाऱ्यासमोर दाखल झाल्यास, नोंदणी अधिनियम, १९०८ च्या अधिनियमातील तरतूदी नुसार नोंदणी अधिकारी दस्त नोंदणीची कार्यवाही करतील

मुद्रांक जिल्हाधिकारी
नागपुर शहर

Jt. Dist. Registrar CL-I & Collector of Stamps ★ NAGPUR CITY ★ सत्यमेव जयते

AGREEMENT OF RE-DEVELOPMENT

MARKET VALUE ₹. 2,92,61,000/- /- ONLY

Item No. 19.313/34, Page No. 527, @ ₹. 50,800/-

THIS AGREEMENT OF RE-DEVELOPMENT is made at Nagpur on this 17th Day of DECEMBER, 2019 BETWEEN –

(1) SMT. RACHNA W/o ADWAIT MAHALLE, Aged about 48 Years, Occupation - Housewife, (Income Tax PAN – AGZPM6994Q) (Aadhar No. 7795 2465 8403) (Mobile No. 7020010412),

(2) MR. GAJANAN S/o BHAGWANTRAO DESHMUKH, Aged about 74 Years, Occupation - Retired, (Income Tax PAN – ABAPD6050G) (Aadhar No. 2095 5073 5488) (Mobile No. 9422937197),

(3-A) SMT. INDIRA Wd/o MAHADEO GAWANDE, Aged about 71 Years, Occupation - Housewife, (Income Tax PAN – ARNPG0067F) (Aadhar No. 8121 1527 6533),

दस्त क्रमांक ९४३१/२०२० 3/EE

JOINT SUB-REGISTRAR, CLASS-2, NAGPUR NO.4 ★ STATE OF MAHARASHTRA

(3-B) MR. ATUL S/o MAHADEO GAWANDE, Aged about 51 Years, Occupation - Service, (Income Tax PAN – ABQPG8869G) (Aadhar No. 2379 4550 8609) (Mobile No. 9421776524),

(3-C) MR. NITIN S/o MAHADEO GAWANDE, Aged about 47 Years, Occupation – Service, (Income Tax PAN – AATPG8733H) (Aadhar No. 7424 9819 9851) (Mobile No. 9423404915),

(4-A) MR. PRASAD S/o YESHWANT THATTE, Aged about 55 Years, Occupation - Business, (Income Tax PAN – ABHPT5519M) (Aadhar No. 5377 3605 5193) (Mobile No. 9822431219),

(4-B) MR. AVINASH S/o YESHWANT THATTE, Aged about 52 Years, Occupation - Business, (Income Tax PAN – AALPT8182F) (Aadhar No. 6710 9219 2397),

(5-A) SMT. JAYASHREE Wd/o PRADEEP BHUIBHAR, Aged about 51 Years, Occupation - Housewife, (Income Tax PAN – BMLPB6404P) (Aadhar No. 7631 7308 0593),

(5-B) MR. ABHISHEK S/o PRADEEP BHUIBHAR, Aged about 27 Years, Occupation – Business, (Income Tax PAN – BMLPB6405N) (Aadhar No. 5287 1554 1303) (Mobile No. 9890497111),

(5-C) MR. JAYDEEP S/o PRADEEP BHUIBHAR, Aged about 24 Years, Occupation - Student, (Income Tax PAN – CEQPB5782J) (Aadhar No. 6519 1633 7182) (Mobile No. 8830958215),

(6) MR. VIJAY S/o DIWAKAR PADHYE, Aged about 74 Years, Occupation – Retired, (Income Tax PAN – AFGPP1939L) (Aadhar No. 3901 0971 9721) (Mobile No. 8806274913),

(7-A) SMT. SARITA Wd/o DADA UMARE, Aged about 64 Years, Occupation - Housewife, (Income Tax PAN – AAGPU8654C) (Aadhar No. 4089 2933 1985) (Mobile No. 8087861516),

(7-B) MRS. APARNA W/o DEVENDRA KHADE (before marriage name KU. APARNA D/o DADA UMARE), Aged about 37 Years, Occupation – Service, (Income Tax PAN - _____) (Aadhar No. 7950 1213 9829) (Mobile No. _____),

(8) MR. RAJENDRA S/o PANJABRAO THAKARE, Aged about 74 Years, Occupation - Retired, (Income Tax PAN – AAUPT0804H) (Aadhar No. 229201009801) (Mobile No. 9503463664),

(9) MR. RAMRAO S/o BHASKAR TAYADE, Aged about 76 Years, Occupation - Retired, (Income Tax PAN – AATPT5694C) (Aadhar No. 4949 7265 9851) (Mobile No. 9404081499),

All Residents of Plot No. R-2, Harsh Co-operative Housing Society, Laxminagar, Nagpur, Pin Code No. 440022, Tahsil and District - NAGPUR, hereinafter all jointly called the **OWNERS,** which expression shall unless repugnant to the context or meaning thereof, always mean and include the said **OWNERS,** as well as, their respective heirs, legal representatives, executors, administrators, successors and assigns of the ONE PART.

AND

