

SHREE SHASHANK PANDE SIR

265/2968

पावती

Original/Duplicate

Thursday, June 30, 2022

नोंदणी क्र.: 39म

4:17 PM

Regn.: 39M

पावती क्र.: 6907 दिनांक: 30/06/2022

गावाचे नाव: बोरगांव

दस्तऐवजाचा अनुक्रमांक: नगन2-2968-2022

दस्तऐवजाचा प्रकार : इरिगेव्हल पॉवर ऑफ अँटर्नी

सादर करणाऱ्याचे नाव: मे. प्रयाग डेव्हलपर्स अँड बिल्डर्स तर्फे प्रो.प्रा शशांक गोविंदप्रसाद पांडे .

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 360.00

पृष्ठांची संख्या: 18

एकूण:

रु. 460.00

बाजार मूल्य: रु.1/-

मोबदला रु.0/-

भरलेले मुद्रांक शुल्क : रु. 500/-

1) देयकाचा प्रकार: DHC रक्कम: रु.360/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 2906202215746 दिनांक: 30/06/2022

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH004250059202223E दिनांक: 30/06/2022

बँकेचे नाव व पत्ता:

DELIVEREDNGP2
सह दुकान मालिकेचे वर्ग-२
नागपूर शहर कं २.

CHALLAN
MTR Form Number-6



GRN	MH004250059202223E	BARCODE			Date	29/06/2022-20:35:25		Form ID	48(f)	
Department Inspector General Of Registration					Payer Details					
Type of Payment Stamp Duty Registration Fee					TAX ID / TAN (If Any)					
					PAN No.(If Applicable)					
Office Name NGP2_JT NAGPUR SUB REGISTRAR					Full Name		MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE			
Location NAGPUR					Flat/Block No.		MOUZA BORGAON			
Year 2022-2023 One Time					Premises/Building					
Account Head Details			Amount In Rs.		Road/Street		CTS NO. 679			
030046401 Stamp Duty			500.00		Area/Locality		NAGPUR			
0030063301 Registration Fee			100.00		Town/City/District					
					PIN		4 4 0 0 0 2			
					Remarks (If Any) SecondPartyName=ROOPCHAND U WASWANI-CA=00-Marketval=00					
					Amount In		Six Hundred Rupees Only			
Total			600.00		Words					
Payment Details IDBI BANK					FOR USE IN RECEIVING BANK					
Cheque-DD Details					Bank CIN		Ref. No.		69103332022063010386 2753750014	
Cheque/DD No.					Bank Date		RBI Date		29/06/2022-20:36:37 Not Verified with RBI	
Name of Bank					Bank-Branch		IDBI BANK			
Name of Branch					Scroll No. , Date		Not Verified with Scroll			

Department ID :

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

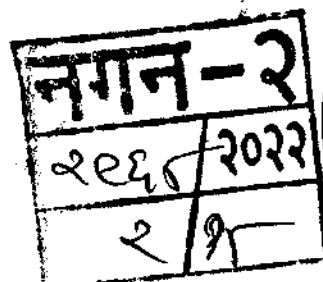
Mobile No. : 9000000000

सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.

नगन-२
२९/६/२०२२
१/१५

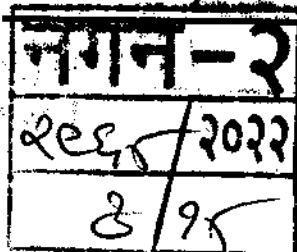


Department of Stamp & Registration, Maharashtra	
Receipt of Document Handling Charges	
PRN 2906202215746	Date 29/06/2022
Received from MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE, Mobile number 9000000000, an amount of Rs.360/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R. Nagpur 2 of the District Nagpur.	
Payment Details	
Bank Name IBKL	Date 29/06/2022
Bank CIN 10004152022062914572	REF No. 2771765622
This is computer generated receipt, hence no signature is required.	



IRREVOCABLE GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT I, **SHRI. ROOPCHAND S/o. UTTAMCHAND WASWANI**, Aged about 80 Years, Occupation - Business, (Income Tax Permanent Account No. AAKPV3785F & Aadhar Unique Identity No. 2476 6890 1859), Resident of Sadar Bazar, Nagpur, Pin Code - 440 001, Tahsil and District - NAGPUR (Maharashtra State), do hereby nominate, constitute and appoint **M/S. PRAYAG DEVELOPERS AND BUILDERS**, a Proprietary Concern, having its Office at 'Shree Sunder Apartments', Medical College Road, Wanjari Nagar, Nagpur, acting through its sole Proprietor **SHRI. SHASHANK S/o GOVINDPRASAD PANDE**, Aged about 51 Years, Occupation : Business, (Income Tax PAN No. AAZPP3252G& Aadhaar Card No. 3230 8268 3787), Resident of "Shree Sunder Apartments", Wanjari Nagar, Nagpur, Pin Code - 440 009, Tahsil and District : NAGPUR (Maharashtra State), as my True and Lawful Attorney in my name and on my behalf.



WHEREAS I own and possess the property comprising ALL THAT Piece and Parcel of land bearing Corporation House No. 566/51/A, admeasuring Length 75 Mtrs. + 55 Mtrs. + 2 Mtrs. = 65 Mtrs. and Breadth 20 Mtrs. equal to 1300 Sq. Mtrs. Less (-) Tangent 10.52 Sq. Mtrs. = 1289.48 Sq. Mtrs. (i.e. 13880.00 Sq. Ft.) closely adjacent to the Plot Nos. 47 to 51 Interior towards SOUTH side, out of the sanctioned layout of THE ASSOCIATED FRIENDS SAHAKARI GRIHA NIRMAN SANSTHA LIMITED, NAGPUR, being a portion of the entire land bearing Khasra Nos. 157/1, 157/2, 59/2, 59/2-3, 54/2 and 55 of Mouza – BORGACON. P.S.K. 8, including Electric and Water Meters and all other easementary rights appurtenant and belonging thereto, bearing Corporation House No. 566/51/A, City Survey No. 679 (Old No. 544-536), Chatta No. 21-3 and Sheet No. 164/64 of Mouza – Borgaon, situated in Associated Friends Society's Layout, Borgaon, Nagpur, within the limits of the Nagpur Municipal Corporation Ward No. 62 in Tahsil and District – NAGPUR; AND

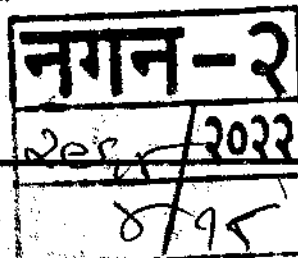
WHEREAS for various cogent reasons and good causes I have now decided to develop the aforesaid property into a Commercial-Cum-Residential Estate by constructing a Multistoreyed Building thereon consisting of various Shops, Show Room and self contained separate Apartments therein through M/s. Prayag Developers and Builders, the Attorney Holder hereto; AND

WHEREAS accordingly by an Agreement of Development Dated 30/06/2022, I have entrusted the entire work of Development of my aforesaid property to M/s. Prayag Developers and Builders upon the several terms and conditions contained therein and the said Agreement is duly registered in the Office of the Joint Sub Registrar, Nagpur City No. 2 in Book No. 1 at Sr. No. 2966 on even date on payment of requisite Stamp Duty and Registration Fees payable thereon; AND

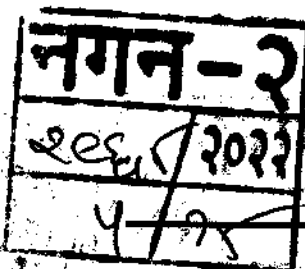
Seal

WHEREAS due to my old age and I being pre-occupied in my assignments, it is neither possible, nor convenient for me to do and execute various acts, deeds and things required in the matter of completion of the proposed transaction of development in all respects. It has therefore become expedient to appoint some one as my Attorney or Agent, who shall observe and fulfill all the obligations on my part. I therefore do hereby nominate, constitute and appoint my aforesaid Attorney and empower it and its Proprietor to do all or any of the following acts, deeds and things for me and on my behalf that is to say –

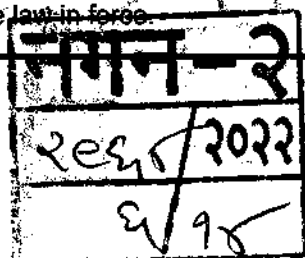
- (1) To perform all the legal acts, deeds and things pertaining to my aforesaid property bearing Nagpur Municipal Corporation House No. 566/51/A, City Survey No. 679 (Old No. 544-536), Chatta No. 21-3 and Sheet No. 164/64 of Mouza – Borgaon, situated in Associated Friends Society's Layout, Borgaon, Nagpur, within the limits of the Nagpur Municipal Corporation Ward No. 62 in Tahsil and District – NAGPUR.
- (2) To represent me before the Competent Sub-Registrar, Nagpur regarding the said transaction of Development and sale for Registration of various documents/papers regarding the said property and to do the needful.



- (3) To enter into an Agreement/s to Sell the said property with willing buyer(s) and to sign and execute such Agreement/s to Sell (Excluding the Show Room and Two Apartments chosen to be retained by me and more specifically described in the Agreement of Development Dated 30/06/2022) and to get the same duly registered in accordance with the law in force, if considered necessary.
- (4) To receive the Earnest Money or Advance Sale Price from such buyer/s and to pass a valid receipt and discharge for the same. To receive balance sale consideration from such buyer/s and to pass a valid receipt and discharge for the same.
- (5) To sign Plans/Revised Plans of the Building proposed to be constructed on the said Plot/Piece of land bearing Corporation House No. 566/51/A, City Survey No. 679 (Old No. 544-536), Chalta No. 21-3 and Sheet No. 164/64 of Mouza – Borgaon and also to sign/execute Indemnity Bonds, various forms and applications and also to Swear an Affidavit(s) required to be submitted to the Nagpur Improvement Trust/Nagpur Municipal Corporation, Nagpur.
- (6) To deposit necessary sums in the Office of the Government/Semi-Government Department/Offices, Nagpur Improvement Trust/Nagpur Municipal Corporation, Nagpur /Water Works Department, Nagpur/ M.S.E.D.C.L./Electricity Department, Nagpur in my name and to apply for refund thereof and to receive back such moneys as may be refunded to me by the Nagpur Improvement Trust/Nagpur Municipal Corporation, Nagpur/Water Works Department/ M.S.E.D.C.L./Electricity Department, Nagpur and to pass a valid receipt and discharge for the same.
- (7) To apply for water and electricity connections etc. and to pay/deposit necessary sums in the Office of the concerned authorities and to do the needful.
- (8) To sign various Applications/Forms regarding commencement of working stage progress and completion of works etc. and to submit the same in the Office of the Nagpur Improvement Trust/Nagpur Municipal Corporation, Nagpur.
- (9) To sign and execute a Sale Deed relating to the said property OR to sign and execute various Sale Deeds, (Excluding the Show Room and Two Apartments chosen to be retained by me and more specifically described in the Agreement of Development Dated 30/06/2022), each relating to the Undivided Proportionate variable shares and interest in the aforesaid property in favour of the respective individual prospective buyers and to receive the balance sale price from such buyer(s) and to get such Sale Deed(s) duly registered in accordance with the law in force.
- (10) To sign and execute a Deed of Declaration Under Section 2 of The Maharashtra Apartment Ownership Act, 1970 or to sign a Revised Deed of Declaration and also to sign/execute various Apartment Deeds in favour of respective individual Apartment Owners and to get the same duly registered in accordance with the law in force.



- (11) To apply and submit the aforesaid entire Scheme to the Real Estate (Regulation and Development) (RERA) Act, 2016 having come into force with effect from Dated 01/05/2017 for its Registration and to obtain a Registration Certificate from the said Authority and to do the needful.
- (12) To deliver the actual physical possession of the said property to the respective individual buyer(s) on Registration of the Sale Deed(s).
- (13) To support all applications for mutation of names on the said property and to do all necessary things to procure the mutation thereof in favour of such individual buyer(s), in all relevant records.
- (14) To apply to the concerned authorities for obtaining Transferable Development Rights (TDR) or Paid FSI and to utilize the same in the said proposed construction to be undertaken on the said Piece of Land.
- (15) To apply to the Nagpur Improvement Trust/Nagpur Municipal Corporation/M.S.E.D.C.L./Water Works Department and all other Government and/or Semi Government Departments and Offices, Nagpur, The Associated Friends Sahakari Griha Nirman Sanstha Limited, Nagpur for obtaining various No Objection Certificates/Documents/Papers required for completion of the said transaction of Development and Sale and to receive such Certificates/Papers/Documents.
- (16) To sign and verify Vakalatnama, Applications, Statements, Declarations and Affidavits etc. for me and on my behalf.
- (17) To sign Plaints, Written Statements, Replies, Returns etc. for me and on my behalf and to submit the same to the concerned Civil/Criminal/Revenue Courts etc. To represent me in such Courts Civil/Criminal/Revenue etc. and to do the needful.
- (18) To sign and execute Correction Deed(s)/Supplementary Agreement(s)/Amendment Deeds/Cancellation Deed/Memorandum of Understanding, Transfer Deed (i.e. For Loading Transferable Development Right), Deed Of Apartment, Confirmation Deed etc. on my behalf regarding the aforesaid property and to get the same duly registered in accordance with the law in force, if considered necessary.
- (19) To deposit moneys in the Court, Government and/or Semi-Government Departments and Offices.
- (20) To obtain refund of moneys so deposited in any Court, Department and Offices and to pass a valid receipt and discharge for the same.
- (21) To mortgage the aforesaid property or any part thereof (Excluding the Show Room and two Apartments chosen to be retained by me and more specifically described in the Agreement of Development Dated 30/06/2022) to any Financial Institution by way of security for the repayment of loan. To obtain/borrow the Project Finance from the Financial Institution and to do the needful. To execute any Loan Agreement(s), Promissory Notes, Letter(s) of Declaration and indemnity or such other documents as may be required by such Financial Institutions or Banks in respect of the said Loan(s) and to get the same duly registered in accordance with the law in force.



(22) To do all things necessary to complete the aforesaid development works/transaction relating only to the said property and to observe and perform all the obligations on my part in accordance with the Agreement to be made by me with any willing buyer/buyers.

(23) To appoint Architect, Engineer and/or Supervisor for carrying on and completing the proposed works, if considered necessary.

(24) To engage Advocate, Pleader, Vakil for completion of the aforesaid development/sale transaction smoothly and to fix his remuneration.

(25) Generally to act as my Attorney or Agent in relation to the matters aforesaid and all other matters connected therewith and on my behalf to execute and do all acts, deeds and things as fully and effectually in all respects, as I myself would do if personally present.

(26) I do hereby declares that I will not withdraw, cancel or revoke this General Power of Attorney until the matters aforesaid are fully completed and duly complied with in all respects. Till such time this Power of Attorney shall remain Irrevocable.

(27) In performing the acts, deeds and things as mentioned hereinabove if any additional work duty is required to be done my attorney hereby authorized to do and performed all such acts, deeds and things which are not specifically mentioned here. All such acts, deeds and things lawfully done by the said Attorney shall be binding upon me and my successors.

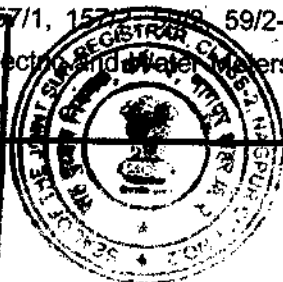
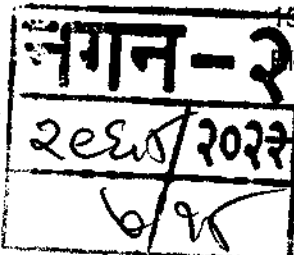
(28) That the Power of Attorney holder hereby assures the Owner of the property (i.e. Executant hereinabovenamed) that it shall always indemnify him against any dispute/litigation regarding the Agreement to sell with willing buyer(s).

AND I hereby ratify, confirm and agree to confirm whatsoever my said Attorney shall do or purport to do by virtue of this General Power of Attorney.

(29) That the requisite Stamp Duty of Rs. 24,24,800/- and Registration Fees of Rs. 30,000/- is already paid at the time of Registration of Agreement of Development Dated 30/06/2022, Registered in the office of Sub Registrar Nagpur No. 2 at Sr. No. 2966) and thus this instrument is exempted from payment of Stamp Duty and Registration Fees.

SCHEDULE OF PROPERTY
(COMMERCIAL/RESIDENTIAL)

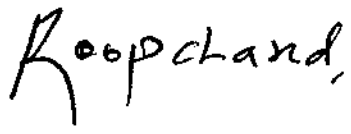
ALL THAT Piece and Parcel of land bearing Corporation House No. 566/51/A, admeasuring Length 75 Mtrs. + 55 Mtrs. + 2 Mtrs. = 65 Mtrs. and Breadth 20 Mtrs. equal to 1300 Sq. Mtrs. Less (-) Tangent 10.52 Sq. Mtrs. = 1289.48 Sq. Mtrs. (i.e. 13880.00 Sq. Ft.) closely adjacent to the Plot Nos. 47 to 51 Interior towards SOUTH side, out of the sanctioned layout of THE ASSOCIATED FRIENDS SAHAKARI GRIHA NIRMAN SANSTHA LIMITED, NAGPUR, being a portion of the entire land bearing Khasra Nos. 157/1, 157/2, 157/3, 59/2-3, 54/2 and 55 of Mouza - BORGAON, P.S.K. 8, including Electric and Water Meters and all other easementary rights appurtenant and belonging



thereto, bearing Corporation House No. 566/51/A, City Survey No. 679 (Old No. 54 536), Chalta No. 21-3 and Sheet No 164/64 of Mouza – Borgaon, situated in Associated Friends Society's Layout, Borgaon, Nagpur, within the limits of the Nagpur Municipal Corporation Ward No. 62 in Tahsil and District – NAGPUR and bounded as under :-

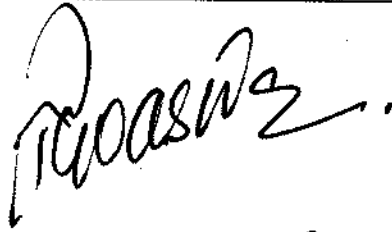
ON THE EAST - 18.00 MTRS. WIDE ROAD.
 ON THE WEST - PLOT OF 15 M.X 20 M.
 ALLOTTED TO MSEDCL.
 ON THE NORTH - PLOT NOS. 47 TO 51.
 ON THE SOUTH - 12 MTRS. WIDE ROAD.

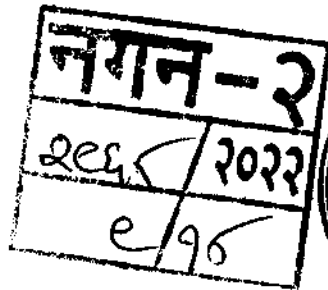
IN WITNESS WHEREOF I, ROOPCHAND UTTAMCHAND WASWANI, have hereto set my hand and signed this DEED OF GENERAL POWER OF ATTORNEY at NAGPUR on this 30th Day of JUNE, 2022 in presence of the attesting witnesses signing as such.

SR. NO.	PASSPORT SIZE PHOTO	FINGER PRINT (LEFT THUMB)	SIGNATURE & FULL NAME
01			 (ROOPCHAND UTTAMCHAND WASWANI) <u>EXECUTANT</u>
02			FOR M/s. PRAYAG DEVELOPERS AND BUILDERS  (SHASHANK GOVINDPRASAD PANDE) Proprietor <u>ATTORNEY</u>
WITNESSES :-			
01			 <u>Munohar. Ganvir</u>

नगन-२
 २६/६/२०२२
 १७४



02			 TEKHAND R. COASWANI
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नगन-२	
२६५	२०२२
१०	१५



महाराष्ट्र शासन
जमाबंदी आयुक्त आणि संचालक भूमिअभिलेख महाराष्ट्र राज्य, पुणे

मालमत्ता पत्रक					
गाव/पेठ : बोरगांव			तालुका/न.भू.का. : न.भू.अ.३ नागपूर		
नगर भुमापन क्रमांक	शिट नंबर	प्लॉट नंबर	क्षेत्र चौ.मी.	धारणाधिकार	शासनाला दिलेल्या आकारणा भाड्याचा तपशिल आणि त्या फेरितपासणीची नियत वेळ
679			1289.48	क	

सुविधाधिकार
हक्काचा मुळ धारक H
वर्ष: 1972 दि फ्रेंडस को आ हौ सो
पट्टेदार
इतर भार
इतर शेर

दिनांक	व्यवहार	खंड क्रमांक	नविन धारक(धा) पट्टेदार(प) किंवा भार
04/08/1998	फे.क्र.1616 खरेदीने ख.ख.क्र.1389 (छ) दि.2.12.89 अन्वये रु.55000-00 मध्ये खुला प्लॉट 1289.48 चौ. मि. खरेदीने व मंजूर नकाशा दि.4.2.84 प्रमाणे. प्र.क्र.1171/198 दि.9.9.98		H रुपचंद उत्तम चंद वासवानी.
15/06/2015	मा.जमाबंदी आयुक्त आणि संचालक भूमि अभिलेख (म.राज्य) पुणे यांचेकडील परिपत्रक क्र.ना.भू.१/मि.प./अक्षरी नोंद/२०१५ पुणे दि.9/२/२०१५ व इकडील आदेश क्र.न.भू.बोरगांव/फे.क्र.14652 दिनांक 15/06/2015 अन्वये केवळ चौकशी नोंदवहीवरील क्षेत्र व मिळकत पत्रिकेवरील क्षेत्र मेळात असलेले मिळकत पत्रिकेवर नमूद अंकी 1289.48 चौ.मी क्षेत्र अक्षरी एक हजार दोन शे एकोणनव्वद दशांश अठ्ठ्याळीस चौ.मी दाखल केले.		

हे मालमत्ता पत्रक जि.ते.द्र. भास्कर राऊत यांनी 5/3/2021 11:15:21 AM या दिवशी डिजिटली साईन केले आहे
--

उत्तरा लिपीक
न.भू.अ.३.
क्र. ३, नागपूर.

परिपत्रक क्र. 6573/99
दिनांक 4/8/02 अन्वये रक्कम रु. 50/-
(अक्षरी) पन्नास ५१०

नगन-२
२८/१/२०२२
११/१८



स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
AAZPP3252G

नाम / NAME
SHASHANK GOVINDPRASAD PANDE

पिता का नाम / FATHER'S NAME
GOVINDPRASAD PANDE

जन्म तिथि / DATE OF BIRTH
15-11-1987

हस्ताक्षर / SIGNATURE

COMMISSIONER OF INCOME TAX, VIDARBA

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AAZPPV3785F

09102017

Roopchand

रूपचंद वासवानी
Roopchand Waswani

जन्म तिथि/DOB: 08/11/1934

पुरुष/ MALE

2476 6890 1859

माझो आधार, माझी ओळख

Issue Date: 20/08/2013

रूपचंद वासवानी
Telchand Roopchand Waswani

जन्म तिथि / DOB: 28/08/1934

पुरुष / Male

9968 5492 6098

माझो आधार, माझी ओळख

Roopchand

नगन-२

२०६५/२०२२

१२/१५



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

MANOHAR GANVEER

SUDANJEE SOMAJEE GANVEER

AAZPP3252G

Permanent Account Number

AAZPP3252G

SIGNATURE

Roopchand



CHALLAN
MTR Form Number-6



GRN	MH004250059202223E	BARCODE	Date 29/06/2022-20:35:25		Form ID	48(f)	
Department Inspector General Of Registration			Payer Details				
Stamp Duty			TAX ID / TAN (If Any)				
Type of Payment Registration Fee			PAN No.(If Applicable)				
Office Name NGP2_JT NAGPUR SUB REGISTRAR			Full Name		MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE		
Location NAGPUR			Flat/Block No.		MOUZA BORGAON		
Year 2022-2023 One Time			Premises/Building				
Account Head Details		Amount In Rs.	Road/Street		CTS NO. 679		
0030046401 Stamp Duty		500.00	Area/Locality		NAGPUR		
0030063301 Registration Fee		100.00	Town/City/District				
			PIN		4 4 0 0 0 2		
			Remarks (If Any)				
			SecondPartyName=ROOPCHAND U WASWANI-CA=00-Marketval=00				
			Amount In Six Hundred Rupees Only				
Total		600.00	Words				
Payment Details IDBI BANK			FOR USE IN RECEIVING BANK				
Cheque-DD Details			Bank CIN	Ref. No.	69103332022063010386	2753750014	
Cheque/DD No.			Bank Date	RBI Date	29/06/2022-20:36:37	Not Verified with RBI	
Name of Bank			Bank-Branch		IDBI BANK		
Name of Branch			Scroll No. , Date		Not Verified with Scroll		

Department ID :

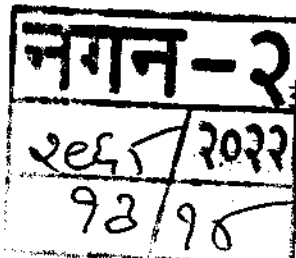
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

Mobile No. : 9000000000

सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-265-2968	0002162362202223	30/06/2022-16:10:31	IGR384	100.00



Print Date 30-06-2022 04:16:27

नगन-२
२८६५/२०२२
१४/१५





Document **H**andling **C**harges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN 2906202215746

Receipt Date 30/06/2022

Received from MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE, Mobile number 9000000000, an amount of Rs.360/-, towards Document Handling Charges for the Document to be registered on Document No. 2968 dated 30/06/2022 at the Sub Registrar office Joint S.R. Nagpur 2 of the District Nagpur.

DEFACED

₹ 360

DEFACED

Payment Details

Bank Name IBKL

Payment Date 29/06/2022

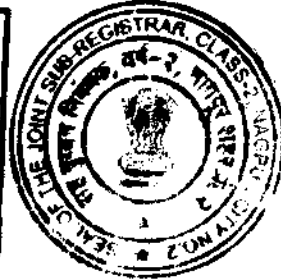
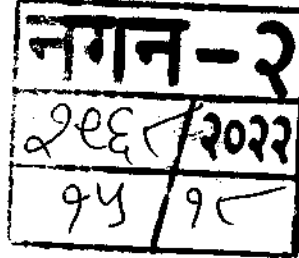
Bank CIN 10004152022062914572

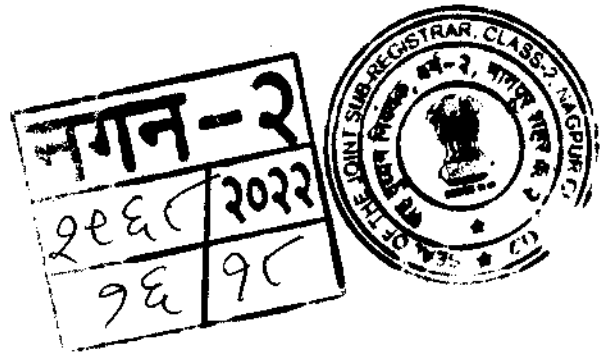
REF No. 2771765622

Deface No 2906202215746D

Deface Date 30/06/2022

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





265/2968

गुरुवार, 30 जून 2022 4:17 म.नं.

दस्त गोषवारा भाग-1

नगन2

दस्त क्रमांक: 2968/2022

9/6/22

दस्त क्रमांक: नगन2 /2968/2022

बाजार मुल्य: रु. 01/-

मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु. 500/-

दु. नि. सह. दु. नि. नगन2 यांचे कार्यालयात

अ. क्र. 2968 वर दि. 30-06-2022

रोजी 4:08 म.नं. वा. हजर केला.

पावती: 6907

पावती दिनांक: 30/06/2022

सादरकरणाचे नाव: मे. प्रयाग डेव्हलपर्स अँड बिजनेस तर्फे प्रो. प्रा. शशांक गोविंदप्रसाद पांडे.

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 360.00

पृष्ठांची संख्या: 18

एकुण: 460.00

नगन2 दुसऱ्या निबंधक वर्ग- 2

नागपूर शहर क 2.

दस्ताचा प्रकार: इरिकोव्हेबल पॉवर ऑफ अॅटर्नी

मुद्रांक शुल्क: (48-ड) जेव्हा त्यामुळे ठेका व्यक्तीला एकापेक्षा अधिक संव्यवहारांत किंवा सरसहा काम चालविण्याचा प्राधिकार मिळत असेल तेव्हा

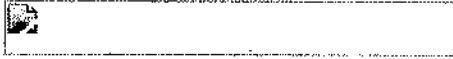
शिक्का क्र. 1 30 / 06 / 2022 04 : 08 : 58 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 30 / 06 / 2022 04 : 10 : 23 PM ची वेळ: (फी)

सह दुसऱ्या निबंधक वर्ग- 2, NGP2

नागपूर शहर क 2.





दस्त गोपवारा भाग-2

मर्गन2

2078

30/06/2022 4 24:30 PM

दस्त क्रमांक:2968/2022

दस्त क्रमांक :मर्गन2/2968/2022

दस्ताचा प्रकार :-इरिक्टोव्हेबल पॉवर ऑफ अॅटर्नी

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:रूपचंद उत्तमचंद वासवानी . . पत्ता:प्लॉट नं. ., माळा नं. ., इमारतीचे नाव: ., ब्लॉक नं. ., रोड नं. . सदर बाजार, नागपूर, महाराष्ट्र, नागपूर. पॅन नंबर:AAKPV3785F	कुलमुखत्यार देणार वय :-80 स्वाक्षरी:- <i>Roopchand</i>		
2	नाव:मे. प्रयाग डेव्हलपर्स अँड बिल्डर्स तर्फे प्रो.प्रा शशांक गोविंदप्रसाद पांडे . पत्ता:प्लॉट नं. ., माळा नं. ., इमारतीचे नाव: ., ब्लॉक नं. ., रोड नं. . श्री सुंदर अपार्टमेंट, वंगारी नगर, नागपूर, महाराष्ट्र, नागपूर. पॅन नंबर:AAZPP3252G	पॉवर ऑफ अॅटर्नी होल्डर वय :-51 स्वाक्षरी:- <i>Shankar</i>		

वरील दस्तऐवज करून देणार तथाकथीत इरिक्टोव्हेबल पॉवर ऑफ अॅटर्नी चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ:30 / 06 / 2022 04 : 22 : 15 PM

ओळख:-

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

अनु क्र. पक्षकाराचे नाव व पत्ता

1 नाव:मनोहर सुदामजी गणवीर . .
वय:49
पत्ता:विश्वकर्मा नगर, नागपूर
पिन कोड:440024

2 नाव:टेकचंद रुपचंद वासवानी . .
वय:58
पत्ता:प्लॉट नं. 51-ए, काटोल रोड, फ्रेड्स कॉलनी
पिन कोड:440002

सह दुय्यम निबंधक वर्ग-२

छायाचित्र नागपूर शहर क्रं.२



दस्तासोबत जोडलेले कागदपत्रे
कुलमुखत्यारपत्रे, ओळखपत्रे, व्यक्ती
इत्यादी, बनावट जाडकुन आल्यास
त्याची जबाबदारी निष्पादकाची राहिल.

शिक्का क्र.4 ची वेळ:30 / 06 / 2022 04 : 23 : 16 PM

सह दुय्यम निबंधक वर्ग-२

नागपूर शहर क्रं.२

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE	eChallan	69103332022063010386	MH004250059202223E	500.00	SD	0002162362202223	30/06/2022
2		DHC		2906202215746	360	RF	0002162362202223	30/06/2022
3	MS PRAYAG DEVELOPERS AND BUILDER THROUGH PROPRIETOR SHRI SHASHANK G PANDE	eChallan		MH004250059202223E	500.00	SD	0002162362202223	30/06/2022

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

सह दुय्यम निबंधक, वर्ग-२
नागपूर शहर क्रं.२

2968 /2022

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