

264/3879

पावती

Original/Duplicate

Monday, June 28, 2021

नोंदणी क्र.: 39म

1:13 PM

Regn.: 39M

पावती क्र.: 7171 दिनांक: 28/06/2021

गावाचे नाव: सोरेवाडा

दस्तऐवजाचा अनुक्रमांक: नगन1-3879-2021

दस्तऐवजाचा प्रकार: कुलमुखत्यारपत्र

मादर करणान्याचे नाव: चेतन श्रीकांत थोरात . .

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 480.00

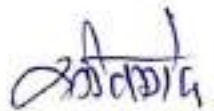
पृष्ठांची संख्या: 24

एकूण:

रु. 580.00

आपणास मूळ दस्त ,धंवनेल प्रिंट,सूची-२ अंदाजे

1:30 PM ह्या वेळेस मिळेल,



NGP1

बाजार मुल्य: रु.1/-

मोबदला रु.0/-

धरनेले मुद्रांक शुल्क : रु. 500/-

1) देयकाचा प्रकार: DHC रकम: रु.480/-

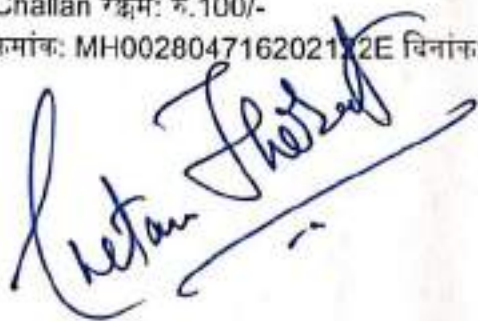
डीडी/धनादेश/पे ऑर्डर क्रमांक: 2806202104429 दिनांक: 28/06/2021

विक्रेते नाव व पत्ता:

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

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH00280471620212E दिनांक: 28/06/2021

विक्रेते नाव व पत्ता:





CHALLAN
MTR Form Number-6



GRN	MH002804716202122E	BARCODE			Date	27/06/2021-19:39:42	Form ID	48(f)
Department				Inspector General Of Registration				
Type of Payment				Stamp Duty Registration Fee				
Office Name				NGP1_HQR SUB REGISTRAR NAGPUR 1				
Location				NAGPUR				
Year				2021-2022 One Time				
Account Head Details				Amount In Rs.				
0030046401 Stamp Duty				500.00				
0030063301 Registration Fee				100.00				
Total				600.00				
Payment Details				BANK OF MAHARASHTRA				
Cheque/DD Details				FOR USE IN RECEIVING BANK				
Cheque/DD No.				Bank CIN				
Name of Bank				Ref. No.				
Name of Branch				02300042021062796795				
				211789934705				
				Bank Date				
				RBI Date				
				27/06/2021-19:41:37				
				Not Verified with RBI				
				Bank-Branch				
				BANK OF MAHARASHTRA				
				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. :

9373107039

सदर चालन केवल दुर्योग निबंधक कार्यालयत मोदणी करारयाच्या दस्तासादी लागु आहे . मोदणी न करारयाच्या दस्तासादी सदर चालन लागु नाही .

संगत-९
386e/2029
9/28



नगन-१
४ 316९/२०२१
२/२५



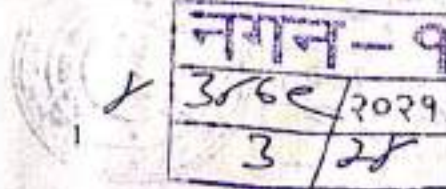
IRREVOCABLE GENERAL
POWER OF ATTORNEY

BE IT KNOWN TO ALL BY THESE PRESENTS OF IRREVOCABLE GENERAL
POWER OF ATTORNEY EXECUTED AT NAGPUR

ON THIS 28th DAY OF JUNE, 2021, PURSUANT TO AGREEMENT FOR
DEVELOPMENT REGISTERED IN THE OFFICE OF THE SUB-REGISTRAR,
NAGPUR - 1, AT SERIAL No. 3878/2021 DATED
28/06/2021, THAT,

BY AND BETWEEN

1. SHRI CHETAN S/O. SHRIKANT THORAT
(PAN – AEHPT4377E, AADHAAR No. 3798 0359 0747)
Aged about 46 years, Occupation – Business,
R/o. Plot No. 02, South Ambazari Road, Near Tirupati Urban Cooperative Bank,
Shraddhanandpeth, Nagpur – 440 010.
2. SHRI RAJESH S/O. SHRIKANT THORAT
(PAN – ACNPT0847M, AADHAAR No. 3034 9473 1127)
Aged about 44 years, Occupation – Business,
R/o. Plot No. 02, South Ambazari Road, Near Tirupati Urban Cooperative Bank,
Shraddhanandpeth, Nagpur – 440 010.
3. SMT. KAVITA W/O. PAWAN KOLARKAR (AFTER MARRIAGE)
@ KAVITA D/O. SHRIKANT THORAT (BEFORE MARRIAGE)
(PAN – ACXPK3617Q, AADHAAR No. 6275 4433 9625)
Aged about 50 years, Occupation – Business,
R/o. 5D, Jaiprabhu Society, Beltarodi Road, Opp. State Bank of Travancore,
Manish Nagar, Nagpur – 440 037.
4. SMT. SUCHITA W/O. ATUL KOTANGALE (AFTER MARRIAGE)
@ SUCHITA D/O. SHRIKANT THORAT (BEFORE MARRIAGE)
(PAN – AKWPK0386K, AADHAAR No. 4232 1811 7496)
Aged about 49 years, Occupation – Business,
R/o. Flat No. 03, Omkar Apartment, Near Wazalwar Lawns, Dharampeth, Nagpur
– 440 010.
5. SMT. DARSHANA W/O. NITISH GULHANE (AFTER MARRIAGE)
@ DARSHANA D/O. SHRIKANT THORAT (BEFORE MARRIAGE)
(PAN – ATTPG4411B, AADHAAR No. 8112 2721 4091)
Aged about 48 years, Occupation – Business,



R/o. A1/205, Renuka Vrundawan C.H.S., Rajyog Colony, Near Chandan Sweet Mart, Walhekarwadi, Pune – 411 033.

Hereinafter referred to and called the 'EXECUTANT' does hereby through this **GENERAL POWER OF ATTORNEY** executed at Nagpur constitute, nominate, appoint, authorize and empower,

M/S. PANKAJ CONSTRUCTIONS (PAN – ABGFM7416B)

Through its Partners,

- i. **SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE)**
@ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE)

Aged about 42 years, Occ- Business,

- ii. **SMT. SHRUTI W/O. PANKAJ DHAWAN**

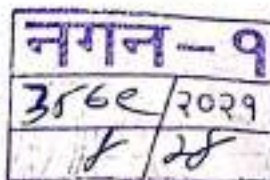
Aged about 32 years, Occupation – Business

R/o. 5, Dalal Compound, Katol Road, Nagpur – 440 013.

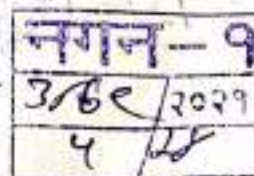
Hereinafter referred to and called as the 'ATTORNEY,' as its/their true and lawful ATTORNEY.

WHEREAS; the EXECUTANT are the absolute owners of ALL THAT piece and parcel of land bearing Khasra No. 100/7 (Old khasra No. 100/2) admeasuring 0.81 hectares (8100 Sq. m.), City Survey No. 272, Sheet No. 71, of Mouza – Gorewada, Tahsil and District Nagpur, accordingly, their names have been recorded in the record of City Survey,

AND WHEREAS; the EXECUTANT have entered in an agreement for development of the said property in favour of M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN, the ATTORNEY herein, which is duly registered in the office of Sub – Registrar – Nagpur – 1, bearing serial/registration No. 3878/2021 dated 28/062021, upon payment of full stamp duty and registration fee of conveyance as per law and full settled amount has been paid by the said purchaser/ATTORNEY as mentioned in the agreement for development. The sale deed is not executed, therefore, the EXECUTANT has also agreed to execute this irrevocable General power of attorney, accordingly, through this irrevocable General power of attorney, the EXECUTANT constitute, nominate, appoint, authorize and empower the aforesaid ATTORNEY to do or execute or cause to be done or executed lawfully the following acts or deeds including the acts and deeds incidental or ancillary thereto for and on its/their behalf jointly or individually. That is to say.



- 1) To start and complete the construction work of proposed multi-storied building/s, and execute the entire scheme.
- 2) To prepare & sign any design, drawings, layout, plans, revised/re-revised plans etc. through any architect, engineer or other experts for the purpose of construction work of proposed multi-storied building and to get the same sanctioned or approved from N.I.T./NMC or other concerned public authorities.
- 3) To appear and attend any Governmental or Public Authority including office of the Collector, Nazul, City Survey, S.D.O., U.L.C., Sub-Registrars, Nagpur Improvement Trust, Nagpur Municipal Corporation, Towns Planning, Fire department or any other Office and in relation to property in question, to execute any deed, application or document, make statements, apply for sanction of or approval for any layout plan, building plan, revised or re-revised plan or impounding or compounding or to apply for mutation of property, deletion, addition of names, apply for any No Objection Certificate or any other kind of permission or clearance or for cancellation of NOC for the purpose of execution any deed or document, apply for lease and to execute the required deeds, documents, applications, drawings, plans, indemnity bonds, agreements, undertakings, affidavits, forms etc. or other documents as the ATTORNEY deems fit. The ATTORNEY is/are also authorized and empowered to acquire or purchase T.D.R. etc. from any party for using/loading the same in construction on the said land in the name of EXECUTANT and further sell the development rights by executing required deeds of documents in the name of EXECUTANT.
- 4) To apply before any Governmental or Public Agency for regularization of the said property or for lease including renewal thereof and for this purpose to do all required acts and execute all required deeds or applications or forms including the acts of depositing any such required sums for the said purpose.
- 5) To apply before Maharashtra State Electricity Board and Water Work or any other Concerned Department for transfer of Electricity Meter and Water Meter or to apply for New Electricity Connection or Water Connection of any type, and for this purpose to execute any deeds, forms, affidavits before any Magistrate or Authority as the ATTORNEY deems fit.
- 6) To appear, and attend the office of Nagpur Improvement Trust, Nagpur Municipal Corporation, Tahsilder, Collector, Sub-Divisional Officer, or any other Concerned Department, and apply for mutation of the property, NOC for transfer or conveyance of the property, tax purpose, obtain any permission or clearance or raise any objection as to excessive taxes or to obtain the compensation against acquisitions in cash or kind or apply for any clearance and license or lease for



- 7) To book the plots/flats/apartments with undivided share in land or otherwise in favour of any prospective buyer/s, excluding the flats/apartments to be allotted and given to EXECUTANT, in terms of above referred agreement, and further to settle, negotiate and receive the consideration amount from any such prospective buyer/s in any manner and issue valid discharge against the same as the ATTORNEY deems fit. The ATTORNEY is empowered to cancel the booking or agreement of any buyer/s for any reasons.
- 8) To dispose off or transfer the flats/apartments in its share, above said property or any part thereof in terms of above referred agreement with R.C.C. structure or otherwise fully or partly by way of sale, agreement, gift or otherwise in favour of any person/s including himself and deliver the possession to and in favour of any prospective buyer/s as the ATTORNEY deems fit and for this purpose, to enter into any agreement or transactions, including any kind of compromise or Arbitration etc. with any person or persons and to sign or execute the required conveyance deed/s or sale deeds on behalf of the EXECUTANT in favour of said **M/S. PANKAJ CONSTRUCTIONS**, through its Partners, i. **SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE)**, ii. **SMT. SHRUTI W/O. PANKAJ DHAWAN**, or any of its/their nominee/s including agreements for sale, apartment deeds, declaration deed/s, sale deed/s, lease deeds, correction deed/s cancellation deed/s, consent deeds, settlement deeds, conveyances, allotments etc. and if required or desired to get the said agreement, deeds or transactions, registered before Notary, Registrar or any other Authority by presenting the required conveyance/s deed/s before any such authority and to admit the execution thereof and complete the registration process in all respect.
- 9) To mortgage or pledge the above said property, with any Bank or Financial Institution or any other person for the purpose of rising loans or Financial Assistance for any purpose. However, all such financial transactions shall be the responsibility and liability of the ATTORNEY or the prospective buyers.
- 10) To apply for supply of any kind of stamps or refund, before stamps, Collectors, Treasury Officer or before any other concerned Department and to receive the same and this purpose to execute the required deeds or applications or forms etc.



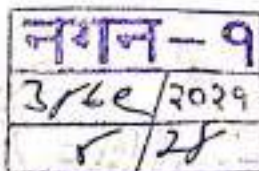
- 11) To appear and attend the office of concerned Sub Registrar and to lodge or present the deeds and documents including agreements for sale, sale deeds, declaration deeds, confirmation deeds, consent deeds, lease deeds, agreements, correction deeds, cancellation deeds, apartments deeds, indenture of assignment deeds, deed of subrogation of mortgage rights and all other deeds or documents executed by the EXECUTANT under his signature in any capacity for registration and to admit the execution thereof.
- 12) To present such deed/s, documents executed by the EXECUTANT before the concerned registration authorities as may be required and admit execution thereof and further shall do such acts, performance as may be required for completion of registration process in all respects and to pay such charges or fee as may be required by signing before registration authorities, giving thumb impression, photograph etc. as may be required.
- 13) To sign or execute such documents, receipts, forms etc., as may be required for admission of execution & completion of registration process and to pay such charges or fee as may be required.
- 14) To receive or collect the deeds & documents from the office of the Sub-Registrar and sign the receipts or acknowledgement etc. for the same and do such other acts & deeds as may be required for completion of registration process which the EXECUTANT could have done if present personally.
- 15) To pay or deposit any quantum of sums to any Governmental or private Agency for any purpose such as fees, duty, fine, charges etc., in relation to above said property. Similarly, the ATTORNEY is empowered to receive, collect any refund etc. from any authority or to collect any deed or document whether original of certified copies thereof from any authority or department.
- 16) To apply before any Department for Certificate or Clearance for the purpose of Transfer of above said property in any way she desires or for any other purpose.
- 17) To let out the above said property or any part of it to any person of his choice on any quantum of rent and to receive the rent from such tenants.
- 18) To file, conduct, pursue against any person or persons or defend any legal proceedings whether Civil or criminal or Revenue including withdrawal or compounding any case or other acts before any Court, Tribunal, Authority, Forum or Officer whether having original or appellate jurisdiction and for this purpose to appoint any Vakil, Mukhtar, Pleader or Advocate and to sign or execute any deeds, applications, plaints appeals, review, revision applications, written statements, replies, writ petitions or any other kinds of documents on affidavit or

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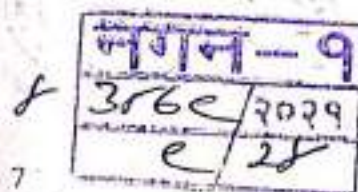
solemn affirmation before any court or authority and if required to swear before any such court or authority and depose before it or lead, adduce or produce any evidence whether documentary or oral.

- 19) To represent the EXECUTANT in or before any authority, department, forum, court, officer etc. by signature or otherwise and execute such deeds and do such acts of all kinds as the ATTORNEY deems fit including oral statements.
- 20) AND GENERALLY, to do any act or deed which act or deed which act or deed can be done by the EXECUTANT in relation to the said property as respective owner/s thereof. The ATTORNEY is empowered to do all or any of the above said acts and to achieve the above said objects to do any incidental acts in relation to schedule property on behalf of the EXECUTANT as it/they deem fit. The ATTORNEY is empowered to do all or any of the above said acts and substitute/s themselves with any person/s for all any of the rights conferred upon his and to delegate all or any of the powers conferred hereunder. The EXECUTANT undertake to confirm and ratify all such acts and deeds done or executed by the said ATTORNEY, and all such acts or deeds shall be binding to the EXECUTANT as well as its/their respective heirs, legal representatives, successors, assigns etc. as done or executed by the EXECUTANT personally. The property in question is acquired by the M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN for floating a Flat scheme and M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN has paid the full consideration amount, as such the interest of M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN is created, therefore, the provisions of Section 202 of Indian Contract Act shall apply and the EXECUTANT shall not revoke this Power of Attorney or withdraw any powers fully or partly at any point of time and the same shall be irrevocable. The EXECUTANT further assures, agree and undertake that in case the EXECUTANT or the said ATTORNEY being incapable for acting because of death or any other inability, their heirs shall be liable to execute a fresh Power of Attorney at the instructions of said M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI



W/O. PANKAJ DHAWAN, and the EXECUTANT or any person by virtue of the above referred agreement. The EXECUTANT shall never do any acts or deeds affecting the rights and interest of M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN adversely in any manner whatsoever. The EXECUTANT shall never revoke this Power of Attorney at any point of time for any reasons what so ever and it shall be irrevocable. The EXECUTANT make it clear that M/S. PANKAJ CONSTRUCTIONS, through its Partners, i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN, shall be free and entitled to act as per this power of attorney and any difference or change in the measurement or numbering position, location, description, boundaries or other details of the said property for any reasons whatsoever shall not annul this General Power Of Attorney and this Power Of Attorney shall be applicable with such changes or difference as may occur from time to time.

- 21) The ATTORNEY, M/S. PANKAJ CONSTRUCTIONS, is a partnership firm and presently i. SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE) @ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE), ii. SMT. SHRUTI W/O. PANKAJ DHAWAN are its partners, however, in case of any change in the constitution of the said partnership firm, the new partners shall be entitled to act and perform under this power of attorney.
- 22) Notwithstanding anything contrary contained herein, the EXECUTANT's liability under this Power of Attorney is limited to the extent of the property described hereunder. In no circumstances such liability will enhance beyond the said property. Any act, deed or thing including mortgage, sale etc., done or performed by the ATTORNEY on behalf of the EXECUTANT as Power of Attorney shall be limited to the extent of said property only.
- 23) The full stamp duty and registration fee of conveyance has been paid on agreement for sale as referred above and this power of attorney is executed in furtherance of the above referred agreement for the same property and between same parties, therefore, no separate stamp duty is required to be paid on this power of attorney in the name of ATTORNEY or any of its/their nominee/s and the sale deed shall be executed and registered on the stamp duty paid on agreement for sale referred above.



SCHEDULE OF PROPERTY REFERRED ABOVE

ALL THAT piece and parcel of land bearing Khasra No. 100/7 (Old khasra No. 100/2) admeasuring 0.81 hectares (8100 Sq. m.), City Survey No. 272, Sheet No. 71, of Mouza - Gorewada, Tahsil and District Nagpur, bounded as under -

TO THE EAST : 24 m. GOREWADA ROAD
TO THE WEST : KHASRA No. 100/8
TO THE NORTH : KHASRA No. 100/8
TO THE SOUTH : KHASRA No. 100/3,6 INDRAYANI G.N.S.S.

IN WITNESS WHEREOF THIS POWER OF ATTORNEYSIGNED, EXECUTED AND DELIVERED BY THE WITHIN NAMED EXECUTANT at Nagpur in the presence of the following attesting witnesses signing as such on the day, month and year first above mentioned.

WITNESSES -



1.



SHRI CHETAN S/O SHRIKANT THORAT



2.



SHRI RAJESH S/O SHRIKANT THORAT



3.



SMT. KAVITA W/O. PAWAN KOLARKAR

(AFTER MARRIAGE)

@ KAVITA D/O. SHRIKANT THORAT

(BEFORE MARRIAGE)



1.



4.



SMT. SUCHITA W/O. ATUL KOTANGLE

(AFTER MARRIAGE)

@ SUCHITA D/O. SHRIKANT THORAT

(BEFORE MARRIAGE)

नगन-९
3/6/2024
90/28



5. D. N. Gulhane



SMT. DARSHANA W/O. NITESH GULHANE
(AFTER MARRIAGE)

@ DARSHANA D/O. SHRIKANT THORAT
(BEFORE MARRIAGE)
(THE EXECUTANT)

2. [Signature]



M/S. PANKAJ CONSTRUCTIONS
Through its partners -



i. Rohali

SMT. RUPALI W/O. GAURAV DHALL (AFTER MARRIAGE)
@ RUPALI D/O. ROSHAN DHAWAN (BEFORE MARRIAGE)



ii. Shruti

SMT. SHRUTI W/O. PANKAJ DHAWAN
(THE ATTORNEY)

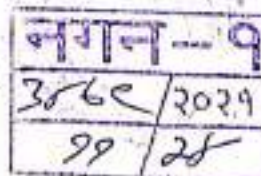


Drafted as per the instructions and documents given by parties.
OM HARIRAMANI, JAYESH HARIRAMANI
Advocates

HARIRAMANI ASSOCIATES

12A, 3rd Floor, NMC Complex, J.B. Wing,
Mangalwari, Sadar, NAGPUR - 440 001
Phones (O): 9326444422, 9325557700,
Mobile No. 9373107039

E-mail: adv.om_hariramani@rediffmail.com



नगन-१
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१२/२४





272

418

भारतीय पत्रिका

प्रमाणित क्रमांक	दिनांक	मुद्रारणा	प्रासनाकडे गुरणच्या महसुलाच्या अंशर
२०२१	२९/०९/२०	२०२१	गवचाच्या रकमेचा तपशील व ती

मुनिभाषिकार

धारक सन १९
हस्ताक्षर माल (उपलब्ध
होत्याप्रमाणे)

पट्टवार

इतर भार

इतर शीरे

दिनांक	व्यवहार	नोदशी शीरे व क्रमांक	नवीन धारक (धा) पट्टवार (प) इतर भार (भा)	साक्षात्करण
२१/०१/२०	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२
२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२	२०२१/२०२२

०१/०१/२०
५१०११०१

सत्यप्रतिनिधि

नगन-९
३१६९/२०२१
१३/२८





दिनांक	व्यवहार नाम एवं क्रमांक	नवीनधारक (वा) पट्टेधार (प) इतर धार (वा)	साखा
१२/१०/२०	म्वरेदीने. २.६.६. ४५६२ दि. १५/१०/२०	किरोज अनवर मोर	के.क. ४९९०
	अन्वये २.२६.३६.००० म्वरेदीने २.०६.०० १६६.३६४०-०० मी. जागा म्वरती वनजी म्वरेदीने वनजी कडून म्वरेदीने म्वरेदीने		
१३/११/२०	अदेमाने. अ. ल. न. म्वरेदीने २.०६.०० ४५६२ दि. १५/१०/२० ०१/०४/२००६ अन्वये म्व. न. १००/२, म्व. २४ दि. १६.३२०-०० मी. अन्वये म्वरेदीने म्वरेदीने	म्वरेदीने २.०६.०० ४५६२ दि. १५/१०/२० ०१/०४/२००६ अन्वये म्व. न. १००/२, म्व. २४ दि. १६.३२०-०० मी. अन्वये म्वरेदीने म्वरेदीने	ज. भु. अ. क्र. ३ नागपूर के.क. ५०६१
१३/११/२०	म्वरेदीने. २.६.६. ४५६२ दि. १५/१०/२० ०१/०४/२००६ अन्वये म्व. न. १००/२, म्व. २४ दि. १६.३२०-०० मी. अन्वये म्वरेदीने म्वरेदीने	म्वरेदीने २.०६.०० ४५६२ दि. १५/१०/२० ०१/०४/२००६ अन्वये म्व. न. १००/२, म्व. २४ दि. १६.३२०-०० मी. अन्वये म्वरेदीने म्वरेदीने	ज. भु. अ. क्र. ३ नागपूर के.क. ५०६२

१६/०८/२०
१६/०८/२०
१६/०८/२०

नगन-१
३६६/२०२१
१४/२४



समिति
०१/०८/२०
म्वरेदीने
म्वरेदीने

पुष्पापन क्रमांक व उत्पत्तिभाग : 102/7

हामुका :- नागपुर (महाराष्ट्र)

जिल्हा :- नागपूर

शिवदत्ता भौतस्फार क्रमांक : 6058 ख दिनांक : 11/10/2011

PURPOSE

भुविता अतुप कोटोकोको
 अर्थात् विवेक बुद्धि
 अर्थात् अर्थ बुद्धि
 अर्थात् अर्थ बुद्धि
 अर्थात् अर्थ बुद्धि
 अर्थात् अर्थ बुद्धि

NO. 05160

श्रीगुरुभ्यो नमः
विद्याधर गोस्वामी

मात्र : मीरेखाब्द

सुमापन प्रसंगिक व उपनिषादः ३३७

विश्वनाथ - नागपुर

श्रीमदभाऊ के.एस.कारडकरकरि : 8056 वा दिनांक : 11/10/2015

PURPOSE

मुम्बई : ना समोसाप्यावर जमोकोही भावुरी ही जेणेवाही आनंदीव ग्रधवा कायदेभार बाबींजाही पावरता वेणार नाही.

12/4/2020

तलाठी ॥
४०८

नाथ नमजा आठ-आठ

धारण लमिनीची गोंदवही (कविता)

(आसामीचार खतावणी - जमाबंदी पत्र)

गाव: नोरेवाडा

तालिका:नागपूर (शहर)

मार्ग नं. १	
३४६९	२०२१
१५	२४

शाव नमना लोहा भस्मापन कार्मुकि च

संपीक नोट इतिभाग न्यायिक

ધારણ કોચ

यसलीसाडी

पुस्तक

For View Only

टिप : उक्त रकाना का (३३) मधील लागवडी योग्य क्षेत्र हेच आकारणीस पात्र क्षेत्र राहीत, पोट-खराब क्षेत्रावर आकारणी लागू नाई.

सुचना : या संकेतस्थळावर दर्शविलेली माहिती ही कोणत्याही शासकीय अथवा कायदेशीर बाबींसाठी वापरता येणार नाही.

Handwritten: 4/14/2000
8m

NAGPUR MUNICIPAL CORPORATION

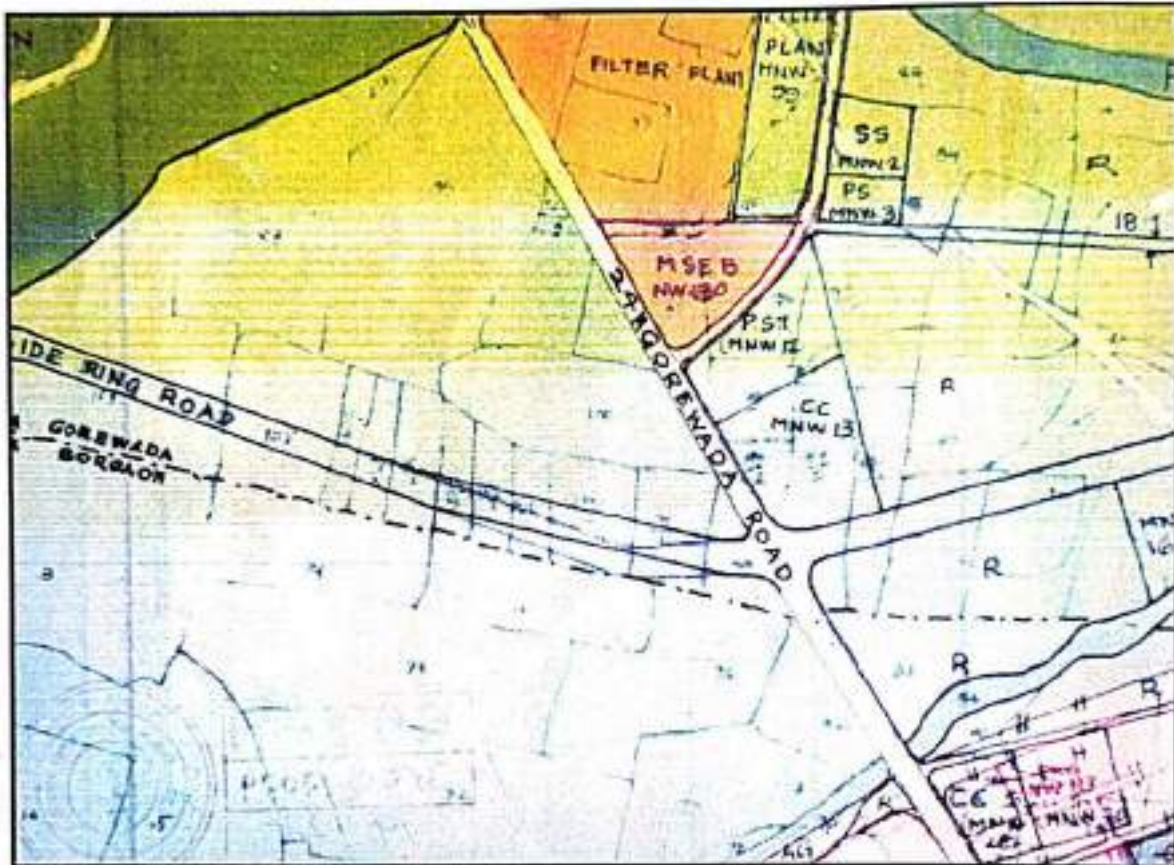
(TOWN PLANNING DEPARTMENT)

06



SCALE-1:8000

PART PLAN OF D.P. OF NAGPUR
 SANCTIONED U/S 31(1) OF M.R. & T.P. ACT 1966,
 VIDE NOTIFICATION NO. TPS. 2496/2643/CR-300(A)/97/UD-9, DT. 7th JANUARY 2000.
 E.P. NOTIFICATION NO. TPS-2400/1628/CR-200/UD-9, DT. 10th SEPTEMBER 2001



REFERENCES

RESIDENTIAL
 COMMERCIAL
 PUBLIC & SEMIPUBLIC
 PUBLIC UTILITY
 RECREATIONAL FACILITIES
 TRANSPORTATION
 INDUSTRIAL



AGRICULTURAL
 WATER BODIES
 EXISTING FACILITIES
 PROPOSED FACILITIES
 D.P. BOUNDARY
 MOUZA BOUNDARY
 N.I.T. SCHEME BOUNDARY
 CONGESTED AREA BOUNDARY



CHANGES MADE U/S 28 OF M.R. & T.P. ACT 1966 TO THE R.D.P. PUBLISHED U/S 26 OF THE ACT
 CHANGES MADE U/S 29 OF M.R. & T.P. ACT 1966 TO THE R.D.P. SUBMITTED U/S 30 OF THE ACT
 CHANGES MADE U/S 28 OF M.R. & T.P. ACT 1966 TO THE R.D.P. PUBLISHED U/S 29 OF THE ACT
 EXCLUDED PART REPUBLISHED U/S 31 OF M.R. & T.P. ACT 1966
 MODIFICATIONS SANCTIONED U/S 31 OF M.R. & T.P. ACT 1966
 LAND UNDER REFERENCE



3562/2004
 9E/28



[Signature]
 Jt. Engineer
 Town Planning
 Dept. N. M. C.

नागपूर महानगरपालिका, नागपूर

(नगर रचना विभाग)

श्री छत्रपती शिवाजी महाराज प्रशासकीय इमारत, सी विंग, तिसरा माळा, महानगरपालिका मार्ग, सिव्हील लाईन्स, नागपूर-440001
फोन क्र. 0712-2561584, वेबसाईट - www.nmcnagpur.gov.in

दिनांक :- 07/1 /2021

जा.क्र.मनपाना/नरवि/2021

प्रति,

श्री. पंकज आर. धवन,

रा. राजनगर, नागपूर.

विषय:- मौजा - गोरेवाडा, खसरा क्र. 100/7 या जागेचा भाग नकाशा व जमिन वापर प्रमाणपत्र मिळणेबाबत.

संदर्भ :- आपला दि. 05.01.2020 चा अर्ज.

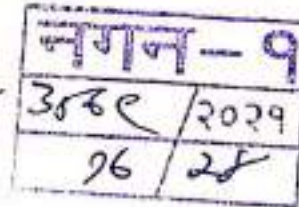
संदर्भात पत्रानुसार कळविण्यात येते की, मौजा - गोरेवाडा, खसरा क्र. 100/7 या जागेचा पोटभाग उपलब्ध नसल्यामुळे संपूर्ण खसरा क्र. 100 चा अहवाल खालीलप्रमाणे आहे.

1. उक्त जमिन 'ग्रिन बेल्ट कंट्रोल स्किम' अंतर्गत समाविष्ट आहे.
2. शासनाने दि. 10.09.2001 ला मंजूर केलेल्या सुधारीत विकास योजनेनुसार उक्त जागा 36.00 मी. रिंग रोड व 'कृषी' या वापराकरीता प्रस्तावित आहे.

टिप :- जमिन वापर प्रमाणपत्राची कुठल्याही प्रकरणात परवानगी म्हणून उपयोग करता येणार नाही.

कनिष्ठ अभियंता

नगर रचना विभाग
महानगरपालिका, नागपूर



8 नगन-9
3862/2024
95/28



भारत सरकार
GOVERNMENT OF INDIA

राजेश श्रीकांत थोरात
Rajesh Shrikant Thorat
जन्म तारीख / DOB : 04/01/1978
पुरुष / MALE

3034 9473 1127

सामान्य माणसाचा अधिकार

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

स्थायी आयकर कार्ड
Permanent Account Number Card
ACNPT0847M

नाम : राजेश श्रीकांत थोरात
Name : RAJESH SHRIKANT THORAT

पत्ता : २०२, २०२ / Father's Name : SHRIKANT THORAT

जन्म तारीख / DOB : 04/01/1978

भारत सरकार
GOVERNMENT OF INDIA

रुपाली धाल
Rupali Dhall
जन्म तारीख / DOB : 11/05/1979
महिला / FEMALE

2763 1796 7577

मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता :
अ-२, २ राय अडवाणी, चण्डीगढ़, हरियाणा,
१६० ००२

जन्म तारीख / DOB : 01/05/1967
पुरुष / MALE

6766 0865 8022

माझे आधार, माझी ओळख

भारत सरकार
GOVERNMENT OF INDIA

पंकज रोशन धावण
Pankaj Roshan Dhaavan
जन्म तारीख / DOB : 10/06/1981
पुरुष / MALE

6772 6968 5013

आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता :
२, साउथ अम्बेडकर रोड, नैपूर, महाराष्ट्र,
४४००१०

पत्ता :
२, साउथ अम्बेडकर रोड, नैपूर, महाराष्ट्र,
४४००१०

स्थायी खाते क्रमांक (PERMANENT ACCOUNT NUMBER)
ACXPK3817Q

नाम : कविता पवन कोलार्कर
Name : KAVITA PAWAN KOLARKAR

पिता या माता या वधू याचे नाव
SRIKANT KAMAJI THORAT

जन्म तारीख / DATE OF BIRTH : 17-02-1978

हस्ताक्षर
Signature

आयकर अधिकारी, विभाग
COMMISSIONER OF INCOME-TAX, VADGAON

भारत सरकार
Unique Identification Authority of India

नोंदणीकरण क्रमांक / Enrollment No 1177/0284/00717

पत्ता :
कविता पवन कोलार्कर
Kavita Pawan Kolarkar
Flat no 5/D Jayashree Society
behind road
Opposite state bank of Maharashtra, Wazirpur
Vadgaon nagar
Wazirpur nagar
Maharashtra 440010
9581757378

Ref: 818 / 284 / 020970 / 035166 / P

6275 4433 9625

आपला आधार क्रमांक / Your Aadhaar No. :

6275 4433 9625

आधार - सामान्य माणसाचा अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता :
कविता पवन कोलार्कर
Kavita Pawan Kolarkar
जन्म तारीख / Year of Birth : 1979
महिला / Female

6275 4433 9625

आधार - सामान्य माणसाचा अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता :
जिल्हा कोलंगले, फ्लॅट नं ३, अंकर अपार्टमेंट,
धारमपथ, नैपूर, महाराष्ट्र, ४४००१०

पत्ता :
Jilamla Kolangale, Flat No 3
Ankar Apartment,
Dharmpath, Near Wazirpur
Lawas, Dharampath, Nagpur,
Nagpur, Maharashtra - 440010

पत्ता :
जिल्हा कोलंगले, फ्लॅट नं ३, अंकर अपार्टमेंट,
धारमपथ, नैपूर, महाराष्ट्र, ४४००१०

पत्ता :
जिल्हा कोलंगले, फ्लॅट नं ३, अंकर अपार्टमेंट,
धारमपथ, नैपूर, महाराष्ट्र, ४४००१०

१८४
१०० २०० १२४

www.aadhaar.gov.in

www.aadhaar.gov.in

P.O. Box No. 1947,
Durgam-400 011

आयकर विभाग
INCOME TAX DEPARTMENT
DARSHANA HITESH GULHANE
SHRIKANT KAMAJI THORAT
18/11/1972
ATTP04411B

आयकर विभाग
INCOME TAX DEPARTMENT
SUCHITA ATUL KOTANGALE
SHRIKANT KAMAJI THORAT
12/03/1971
AKWP00386K

भारत सरकार
GOVERNMENT OF INDIA
सुचिता अतुल कोतंगले
Suchita Atul Kotangale
जन्म तारीख / DOB: 12/03/1971
लड़की / FEMALE
4232 1811 7496
माझी आधार, माझी ओळख

भारतीय पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA
Address:
W/O C 304 Roangle, Flat No 3
Dharampeth, Near Wazirpur
Lovers, Dharampeth, Nagpur,
Nagpur, Maharashtra -
440019

आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
आयकर खाते नंबर और
पहचान खाते नंबर / Tax
ANDPV8847J
श्री. सुनील धनंजय धावन
Shri. Sunil Dhannajay Dhanwan
जन्म तारीख / DOB: 07/12/1988
लड़का / MALE
4903 8624 2927
आम आदमी का अधिकार

आयकर विभाग
INCOME TAX DEPARTMENT
CHETAN SHRIKANT KOTANGALE
SHRIKANT KOTANGALE
12/03/1974
AEHPT43T
सुचिता अतुल कोतंगले
Suchita Atul Kotangale

भारत सरकार
Unique Identification Authority of India
GOVERNMENT OF INDIA
Enrollment No.: 2085/T2784/01926

आपका आधार क्रमांक / Your Aadhaar No.
8112 2741 4091
मेरा आधार, मेरी पहचान

भारत सरकार
GOVERNMENT OF INDIA
DARSHANA HITESH GULHANE
HUSBAND: NITESH GULHANE
DOB: 18/11/1972
Female
8112 2741 4091
मेरा आधार, मेरी पहचान

भारत सरकार
GOVERNMENT OF INDIA
श्री. सुनील धनंजय धावन
Shri. Sunil Dhannajay Dhanwan
जन्म तारीख / DOB: 07/12/1988
लड़का / MALE
4903 8624 2927
आम आदमी का अधिकार



आयकर विभाग
INCOME TAX DEPARTMENT
CHETAN SHRIKANT KOTANGALE
SHRIKANT KOTANGALE
12/03/1974
AEHPT43T
सुचिता अतुल कोतंगले
Suchita Atul Kotangale

0/28/2021

Summary 1 (Dastgoshwara bhag 1)

264/3879

मोमवार, 28 जून 2021 1:13 म.नं.

दस्त गोपवारा भाग-1

नगन 1

22/28

दस्त क्रमांक: 3879/2021

दस्त क्रमांक: नगन 1 /3879/2021

शाजग मूल्य: रु. 01/-

मोबदना: रु. 00/-

भरणेचे मुद्रांक शुल्क: रु. 500/-

डु. नि. मह. डु. नि. नगन 1 यांचे कार्यालयात

अ. क्र. 3879 वर दि. 28-06-2021

गोमी 1:09 म.नं. वा. हजर केला.



दस्त हजर करण्याची नही:

पावती: 7171

पावती दिनांक: 28/06/2021

सादरकरणाचे नाव: धेतन श्रीकांत धोरात ..

नोदणी फी

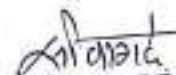
रु. 100.00

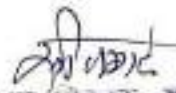
दस्त हाताळणी फी

रु. 480.00

पृष्ठांची संख्या: 24

एकुण: 580.00


 सहाय्यक निबंधक, वग-२,
 नागपूर शहर क्र. १


 सहाय्यक निबंधक, वग-२,
 नागपूर शहर क्र. १

दस्ताचा प्रकार: कुलमुद्रावगण

मुद्रांक शुल्क: (48-अ) जेव्हा एकाच संस्थेच्या संस्थात एका किंवा अधिक दस्तऐवजांची नोंदणी करण्यात आली असेल तेव्हा प्रयोजनासाठी किंवा असे एक किंवा अधिक दस्तऐवज निष्पादित करण्याचे कबूल करण्यासाठी केला असेल तेव्हा

शिक्का क्र. 1 28 / 06 / 2021 01 : 09 : 30 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 28 / 06 / 2021 01 : 10 : 40 PM ची वेळ: (फी)



28/06/2021 1 18:03 PM

रतन क्रमांक: नमून 1/3879/2021

रतनाचा प्रकार: कुलमुद्रास्थानक

अनु क्र.	पदाधारकाचे नाव व पत्ता	पदाधारकाचा प्रकार	साक्षात्कार	अंगठ्याचा ठरा
1	नाव:चेतन श्रीकांत धोंगल .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: .. प्लॉट नं 02, माऊथ अंबालसी रोड, विष्णूजी अर्बेन को.ऑप. वॉ. जवळ, भडानंरपेट, नागपूर, महाराष्ट्र, नागपूर. पिन नंबर:AEHPT4377E	कुलमुद्रास्थानक देणार वय :-48 स्वाधारी:- <i>Ketan Pholal</i>		
2	नाव:राजेश श्रीकांत धोंगल .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: .. प्लॉट नं 02, माऊथ अंबालसी रोड, विष्णूजी अर्बेन को.ऑप. वॉ. जवळ, भडानंरपेट, नागपूर 10, महाराष्ट्र, नागपूर. पिन नंबर:ACNPT0847M	कुलमुद्रास्थानक देणार वय :-44 स्वाधारी:- <i>Rajesh</i>		
3	नाव:कविता धनंज कोतारकर (खपानंतर) कविता श्रीकांत धोंगल (नप्राज्धी) .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: 5- थी, जयप्रभु मोबायली, वेल्लरोडी रोड, एमबीआई वेबेनकोरम्बा समोर, मवीप नगर, नागपूर, महाराष्ट्र, नागपूर. पिन नंबर:ACXPX3617Q	कुलमुद्रास्थानक देणार वय :-50 स्वाधारी:- <i>Mrs. Kavita Pawan Kotar</i>		
4	नाव:सुचिता अनुज कोटारकर (खपानंतर) सुचिता श्रीकांत धोंगल (नप्राज्धी) .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: .. प्लॉट नं 3, ओमकार अपार्टमेंट, दानवधर बाग जवळ, धरमपेट, नागपूर , महाराष्ट्र, नागपूर. पिन नंबर:AKWPK0386K	कुलमुद्रास्थानक देणार वय :-49 स्वाधारी:- <i>Sukita</i>		
5	नाव:दर्शना नितीश कुलकर्णी (नपानंतर) दर्शना श्रीकांत धोंगल (नप्राज्धी) .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: .. ग-1/205, रेणुबाबू वृंदावन सीएफएस, राजपौन कौलोनी, पंचम स्लीट मार्ट जवळ, बान्नेकराबाडी पुणे, महाराष्ट्र, पुणे. पिन नंबर:ATTPG4411P	कुलमुद्रास्थानक देणार वय :-48 स्वाधारी:- <i>D.N. Gulhane</i>		
6	नाव:मेघना पंकज बन्मुक्कान तळे भागीदार थुरी पंकज धवन .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: 5, दत्तात्रय कम्पाउंड, राज नगर, काटोल रोड, नागपूर, महाराष्ट्र, नागपूर. पिन नंबर:ANDPV5847J	बाँबर ऑफ अटॉर्नी होल्डर वय :-30 स्वाधारी:- <i>Megha</i>		
7	नाव:मेघना पंकज बन्मुक्कान तळे भागीदार स्थानी गौरव दान (खपानंतर) स्थानी गौरव धवन (नप्राज्धी) .. पत्ता:प्लॉट नं: .., माळा नं: .., इमारतीचे नाव: .., ब्लॉक नं: .., रोड नं: 5, दत्तात्रय कम्पाउंड, राज नगर, काटोल रोड, नागपूर, महाराष्ट्र, नागपूर. पिन नंबर:	बाँबर ऑफ अटॉर्नी होल्डर वय :-40 स्वाधारी:- <i>Megha</i>		

वर्तिले रतनदेखत करून देणार तपासणीन कुलमुद्रास्थानक या रतन देणार करून दिव्याने अनुन करतात,
लिहता क्र.3 वी बळ 28 / 06 / 2021 01 : 13 : 45 PM

ओळख:-

स्थानीन इशम अंगे निवेदीन करताना की ते रतनदेखत करून देणा-यानां व्यक्तीश: ओळखताना, व त्यांची ओळख पटवितात

अनु क्र. पदाधारकाचे नाव व पत्ता

1 नाथ:गणेश गैशन धवन ..

वय:38

पत्ता:5, दत्तात्रय कम्पाउंड, राज नगर, काटोल रोड, नागपूर

पिन कोड:440013

2 नाथ:अनुज पुष्पोत्तम कोरावडे ..

वय:54

पत्ता:रा. धनोली, नागपूर

पिन कोड:440010



साह दुय्यम निवेधक, वर्ग-2,

नागपूर शहर क. 9

साक्षात्कार

अंगठ्याचा ठरा

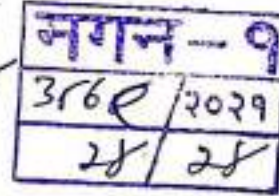


6/28/2021

Summary-2

शिवारा प्र.5 बी वेळ:28/06/2021 01:15:02 PM नोंदणी पुस्तक 4 माहणे

NGP1



Payment Details.

सह दुय्यम निबंधक, वर्ग-२, नागपूर शहर कं. ९

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used AI	Deface Number	Deface Date
1	PANKAJ CONSTRUCTIONS	eChallan	02300042021062796795	MH002804716202122E	500.00	SD	0001326544202122	28/06/2021
2		DHC		2806202104429	480	RF	2806202104429D	28/06/2021
3	PANKAJ CONSTRUCTIONS	eChallan		MH002804716202122E	100	RF	0001326544202122	28/06/2021

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

3879/2021

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प्रमाणित करण्यात येते कि,
या दस्ताला एकूण 2806202104429D आहे.

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर कं. ९,
तारीख 28/06/2021 रान 2029