258/2366
Tuesday,April 11 ,2023
10:51 AM

पावती

Original/Duplicate
पोदणी क्र. :39म
Regn.:39M

पावती क्रं.. 9857 दिनांक: 11/04/2023

गावाचे नाव: **खिलनी (दे)**
दस्तऐवजाचा अनुक्रमांक: नगप5-2366-2023
दस्तऐवजाचा प्रकार : 65-चुक दुरुस्ती पत्र
सादर करणाऱ्याचे नाव: मे. साधुराम एण्ड सन्स तर्फे पार्टनर श्री पवन श्यामसुंदर,भासोडीया - -

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 500.00
पृष्ठांची संख्या: 40	
एकूण:	रु. 900.00

आपणास मूळ दस्त ,थंबनेल प्रिंट,सूची-२ अंदाजे
11:04 AM ह्या वेळेस मिळेल.

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ५

DELIVERED

बाजार मुल्य: रु.1 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 500/-

1) देयकाचा प्रकार: DHC रक्कम: रु.800/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 0604202311409 दिनांक: 11/04/2023
बँकेचे नाव व पत्ता:
2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH000269768202324E दिनांक: 11/04/2023
बँकेचे नाव व पत्ता:

पोदणी फी माफी असल्यास तपशील :-

1) Fee Adjustment. : Fee Adjustment (yashada training) code added for keeping tack of adjusted fees

CHALLAN
MTR Form Number-6

GRN	MH002697882023 24E	BARCODE		Date	06/04/2023-15:20:57	Form ID	25.1

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	NGP3_JT NAGPUR NO 3 SUB REGISTRAR	Full Name	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA
Location	NAGPUR		
Year	2023-2024 One Time	Flat/Block No.	MOUZA - CHIKHALI (DEO) , KH NO 71, PLOT NO
Account Head Details	Amount In Rs.	Premises/Building	636, AREA 1080.000 SQ. MTR
0030046401 Stamp Duty	500.00	Road/Street	NAGPUR
0030063301 Registration Fee	100.00	Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 3 5
		Remarks (If Any)	SecondPartyName=NAGPUR IMPROVEMENT TRUST~
		Amount In Words	Six Hundred Rupees Only
Total	600.00		

Payment Details	BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	02202292023040605898	148447689
Cheque/DD No.		Bank Date	RBI Date	06/04/2023-15:20:57	Not Verified with RBI
Name of Bank		Bank-Branch		BANK OF INDIA	
Name of Branch		Scroll No. , Date		Not Verified with Scroll	

Department ID : Mobile No. : 9822315060

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

सदर चलन केवळ दुय्यम निबंधक कार्यालय नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

नगन-५
२३६ | २०२३
९ | २०

Page 1/1

Print Date 06-04-2023 03:21:27

Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	0604202311409	Date	06/04/2023
Received from M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA , Mobile number 9822315060, an amount of Rs.800/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R. Nagpur 3 of the District Nagpur.			
Payment Details			
Bank Name	BKID	Date	06/04/2023
Bank CIN	10004152023040610603	REF No.	148447405
This is computer generated receipt, hence no signature is required.			



नगन-५
२३EE / २०२३
२ / २०



DEED OF CORRECTION

THIS Deed of correction is made on this, the 6th day of April 2023 between the Nagpur Improvement Trust, Nagpur acting through its Executive Officer, hereinafter called the Party No. 1, which expression shall unless consistent with the context include its successors and assigns of the **ONE PART AND** M/S. Sadhuram & Sons Through Partner Shri Pawan Shyamsunder Bhalotiya, Age-59 Yrs, Occu-Business R/o Plot No. 50/B, Near Lata Mangeshkar Garden, Surya Nagar, Nagpur-440008. hereinafter called the Party No.2, which expression shall unless inconsistent with the context include his heirs, executors, administrators, representative and assigns of the OTHER PART.

नगन-५
2355 / 2023
3 / 20

WHEREAS by an indenture of lease deed dated **10/02/2023.** registered No. **675** made between the parties hereto and in the same order (hereinafter called the principal deed) the party No.**1** has registered the aforesaid lease deed in Joint Sub-Registrar's Office No. **3** Nagpur of the Plot No. 636 in Eastern Industrial Area Street Scheme, NIT Kh. No. 71, Mouza-Chikhali (Deo), Ward No. 22, area admeasuring 1080.00 Sq. mtr (11625.00 Sq. ft) Sheet No. 78, 79 City Survey No. 417, 416 in the name of M/S. Sadhuram & Sons Through Partner Shri Pawan Shyamsunder Bhalotiya, Age-59 Yrs, Occu-Business R/o Plot No. 50/B, Near Lata Mangeshkar Garden, Surya Nagar, Nagpur-440008.

WHEREAS through oversight Sheet No. & City Survey No. of the Plot was wrongly written as Sheet No. 78, 79 & City Survey No. 417, 416 instead of Sheet No. 78, 71, 72 & City Survey No. 413 in the principal lease deed regd on. 10/02/2023. The mistake is herewith rectified and therefore corrected Sheet No & City Survey No. of the plot be now read as Sheet No. 78, 71, 72 & City Survey No. 413 as against & Sheet No. 78, 79 & City Survey No. 417, 416 keeping the principal lease deed unchanged.

Now both the parties have mutually agreed to the above change and to rectify in the matter herein after appearing with all other matter remaining unchanged.

Now, therefore, these present witnesses and the parties hereto hereby agree to rectify the above change in the aforesaid registered lease deed keeping the remaining registered deed uncharged and rectified/ modified in full force.

IN WITNESS WHEREOF the parties hereto have set their hands the day and year written in each case

WITNESSES



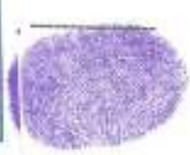


नगन – ५
2023
४ / ४०



Executive Officer
Nagpur Improvement Trust
Party No.1











Party No.2

(वि. वि., नमुना क्र. १) (वि. नि., नमुना क्र. १ पहा)

सर्वसा. ११३ म. व इ.
Gen. 113 m. & e.

[अहस्तांतरणीय]

मूळ प्रत
ORIGINAL COPY

(NOT TRANSFERABLE)

मालिका–'स'

शासनास केलेल्या प्रदानाची पावती
RECEIPT FOR PAYMENT TO GOVERNMENT

ठिकाण/Place ठाणे दिनांक/Date २४/०३/२३ २० /20

Received from [illegible] यांच्याकडून

रु./Rs. ३५/- (रु. अक्षरी/Rs. in words [illegible])

On account of वि.दं./२८५ 69 याकरिता मिळाले

रोखपाल किंवा लेखापाल
Cashier or Accountant

सही व पदनाम
Signature and Designation

No.

838867)

२८०५
69

वि.दं.
61, 69, 62

OT-अ-४
693

24/03/23

नगन–५
2355/२०२३
५/20


नगन-५
338/२०२३
E/२०

- 96 -

389675
Friday, February 10 ,2023 ,
12:11 PM

पावती

Regn.e/Originalcopy
नोंदणी क्र. :39M
Regn.:39M

पावती क्रं.: 1222 दिनांक: 10/02/2023

गावाचे नाव: दिघाजी (वि)
दस्तऐवजाचा अनुक्रमांक: नवन3-675-2023
दस्तऐवजाचा प्रकार : साठेपट्टा
सादर करणाऱ्याचे नाव: मे साधुराम एण्ड सन्स वर्के पार्टनर श्री पवन श्यामसुंदर चाललेदीया - -

नोंदणी फि	रु. 30000.00
दस्त हाताळणी फि	रु. 400.00
पृष्ठांची संख्या: 20	
एकूण:	रु. 30400.00

DELIVERED

आपणास मूळ दस्त ,थंबनेल प्रिंट,सूची-२ अंदाजे
12:28 PM ला वेळेस मिळेल.

NGP3

बाजार मुल्य: रु.54390000 /-
मोबदला रु.0/-
भरलेले मुद्रांक शुल्क : रु. 2719500/-

1) देयकाचा प्रकार: DHC रक्कम: रु.400/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: 3202202309048 दिनांक: 10/02/2023
बँकेचे नाव व पत्ता:
2) देयकाचा प्रकार: eChallan रक्कम: रु.30000/-
डीडी/धनादेश/पे ऑर्डर क्रमांक: MH014660453202223M दिनांक: 10/02/2023
बँकेचे नाव व पत्ता:

नगन-५
23EE | २०२३
6 | 20

SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 NAGPUR


नगन-५
23EE/2023
L/80

CHALLAN
MTR Form Number-6

GRN MH011000495202223M	BARCODE	Date 01/02/2023-17:32:37	Form ID 35

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	AAZFS5546E
Office Name	NGPS_JT NAGPUR NO 3 SUB REGISTRAR	Full Name	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIA
Location	NAGPUR		
Year	2022-2023 One Time	Flat/Block No.	MOUZA- CHICHALI DEO, KH NO 71, PLOT NO 636, AREA 1060.000 SQ MTR
Account Head Details	Amount in Rs.	Premises/Building	
0030046401 Stamp Duty	2719500.00	Road/Street	NAGPUR
0030083101 Registration Fee	30000.00	Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 0 8
		Remarks (If Any)	SecondPartyName=NAGPUR IMPROVEMENT TRUST=
Total	27,49,500.00	Amount In Words	Twenty Seven Lakh Forty Nine Thousand Five Hundred Rupees Only

Payment Details	STATE BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	00040572823020299358	CPACLCTOD2
Cheque/DD No.		Bank Date	RBI Date	01/02/2023-17:32:41	Not Verified with RBI
Name of Bank		Bank-Branch		STATE BANK OF INDIA	
Name of Branch		Scroll No. , Date		Not Verified with Scroll	

Department ID : Mobile No. : 9822203626

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवल दुय्यम निबंधक कार्यालयास नोंदणी करावयाच्या दस्तासाठी लागू आहे . नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही .

नगन-२
E64 2023
9 20

Page 1/1 Print Date 02-02-2023 02:30:28

नगन-५
2388 2023
e 20

Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	02022023098049	Date	02/02/2023
Received from M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIA. Mobile number 9822203526, an amount of Rs.400/-, towards Document Handling Charges for the Document to be registered(ISARITA) in the Sub Registrar office Joint S.R. Nagpur 3 of the District Nagpur.			
Payment Details			
Bank Name	BKID	Date	02/02/2023
Bank CIN	10004152023020207004	REF No.	145096051
This is computer generated receipt, hence no signature is required.			

नगन - ३
E64 / 2023
२ / ९०

नगन - ५
23E / 2023
90 / 80

L.D. RULE 1983

Nagpur Improvement Trust

(Local Planning Authority constituted under Urban Development Department of GOM)
(www.nitnagpur.org)

Plot No. 636
Khasra No. 71
Mouza Chikhali (Deo)
Stamp Duty (Rs.): 2719500.00
Regn. Fee (Rs.): 30000.00

INDENTURE OF LEASE

This INDENTURE made this 6th day of Feb - 2023 Between the **Nagpur Improvement Trust**, a statutory Authority, constituted under the Nagpur Improvement Trust Act 1936, acting through its Executive Officer (hereinafter called the "LESSOR", which expression shall unless inconsistent with the context include its successors and assignee) of the ONE PART.

'AND'

1 . M/S SADHURAM & SONS THROUGH PARTNER SHRI. PAWAN SHYAMSUNDER BHALOTIA Age 59 Yrs. Occu. BUSINESS R/O PLOT NO.50/B , NEAR LATA MANGESHKAR GARDEN , SURYA NAGAR , NAGPUR - 440008

(hereinafter called the "LESSEE", which expression shall unless inconsistent with the context include his heirs, executors, administrators, representatives and assignee) of the OTHER PART.

WITNESSETH, that in consideration of Rs. 42832800.00

(Rupees in Word Four Crores Twenty Eight Lakh Thirty Two Thousand Eight Hundred Rupe

paid as premium by the LESSEE, the receipt whereof the LESSOR hereby acknowledge and of the rent, hereinafter reserved and of the convenants on the part of the LESSEE hereinafter contained;

नगन – ३
६७५ / २०२३
3 / 20

नगन – ५
२३६ / २०२३
99 / 20

The LESSOR, hereby demises to the LESSEE all the piece and plot of land contained by area admeasuring 1080.000 Sq. Meter or there about situated at Nagpur within limits of the Nagpur Municipal Corporation / Nagpur Improvement Trust, Nagpur in Tahsil- Nagpur, District - Nagpur, which said plot of land is more particularly described in the Schedule 'A' hereunder written and with the boundaries thereof is for greater clearness delineated on the plan hereto annexed and there on colored and hatched in red;

To hold the same for a term commencing from the 22nd day of NOV-2022 and ending on 21st day of NOV-2052 subject to the terms and conditions mentioned in the Allotment Letter No 3195 dated 15/11/2022 and on the following terms and conditions:-

(a) The LESSEE shall pay the yearly ground rent of Rs 856656.00 (Rupees in Word Eight Lakh Fifty Six Thousand Six Hundred Fifty Six Rupees Only) clear of all deductions on or before the first day of June in each year at the office of Nagpur Improvement Trust, Nagpur, the first of such payment is to be made on the first day of June 2023. The LESSEE at present pays Rs. 23200.00 as prevailing Corporation Taxes per annum. Total annual average rent is Rs. 879856.00

(b) The "LESSEE" shall pay corporation taxes as assessed by the Nagpur Municipal Corporation from time to time, N.A. assessment and any other taxes, levies charges whatsoever.

(c) The LESSEE shall not make any excavation upon any part of the said land or remove any stone, sand, gravel, bay or earth there from except for the purpose of forming the foundation of building or for the purpose of executing any work pursuant to the terms of this LEASE and in doing so the LESSEE shall exercises reasonable care to ensure that foundations of any building on the adjoining plots are not hereby adversely affected.

(d) No erection, re-erection or alteration shall be made in any building or part thereof on the said land except in accordance with the sanction of the Nagpur Improvement Trust under its Building Regulations and Development Control Rules, nor shall a building be put to any use in contravention of the provisions of if any regulation made under clause (h) of section 90 of the Nagpur Improvement Trust Act, 1936.

(e) The LESSEE shall commence the construction of a building within one year from the date on which the possession of the plot is offered to him and shall complete the same within three years of such date, such building structure of work as may be necessary according to design and the purpose to be approved of by the LESSOR or such persons at it may appoint for the purpose.

नगन-३ / 2023 / 1-1-20

नगन-५ / 2023 / 92 / 20

(e-1) Provided further that the Chairman of the Lessor in his discretion permit extension of the time, prescribed for completion of building structure of or other works on payment of additional premium at the following rates :-

1 year	Upto	05% of the premium
1 - 2 year	Between	10% of the premium
2 - 3 year	Between	25% of the premium

(e-2) That, as per Rule 17(2) of Nagpur Improvement Trust Land Disposal Rules, 1983, and Government order dated 26/2/2001, the LESSEE/ASSIGNEE, shall pay additional 30% of premium per year for extension of the time limit for construction after six years [i.e. three years from possession and subsequent three years in addition to and after payment of 40% mentioned in clause (e-1)].

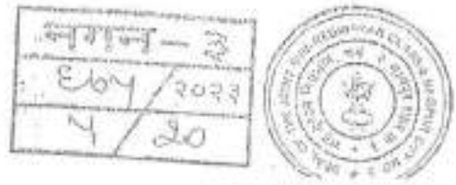
(e-3) That, after the expiry of the initial period of 30 years, at the time of every renewal of lease, the LESSEE/ASSIGNEE shall be liable to pay three (3) times minimum of existing ground rent after the expiration of every 30 years lease period in respect of demised plot at the time of renewal. The rate of the ground rent due shall be fixed as per the decision of the Trust / LESSOR

(e-4) The LESSEE/ASSIGNEE shall take the building permission from Appropriate Planning Authority, for the construction of building before starting constructions on the demised land. The construction of the building should be as per the sanctioned plan approved by the Planning Authority. If any permission for multistoried building was granted, in that case, the Deed of Declaration should be in accordance with the sec. 4, 10, 11, 12 of the Maharashtra Apartment Ownership Act, 1970, and got registered.

(e-5) If the demised land is subjected for the development wherein the LESSEE executes the development agreement with the DEVELOPER/ BUILDER under this circumstances after the completion of entire project, the re-conveyance deed shall be executed by the DEVELOPER/ BUILDER in favour of the LESSEE/ASSIGNEE/SOCIETY/ASSOCIATION as per the provisions of Registration Act and other relevant laws.

Provided any documents related with the lease plot should be registered before the Registrar under the relevant provisions of Registration Act, 1908 shall be treated as a valid document of evidence of title of LESSEE/ASSIGNEE.

(f) The LESSEE shall permit the LESSOR, or any servant of the Nagpur Improvement Trust at all reasonable time of the day during the terms hereby granted to enter into and upon the demised premises and to inspect the site for repairs thereof and if upon such inspection it shall appear that any repairs are necessary the LESSOR may direct the LESSEE to execute the repairs and upon his failure to do so within a reasonable time to execute them at the expense in all respects of the LESSEE.





(g) The LESSEE shall permit the LESSOR, or any person nominated by it or any servant or contractor of the Nagpur Improvement Trust, the Nagpur Corporation and Maharashtra State Electrical Board to enter into and upon the demised premises with such workmen, as may be necessary for the purpose of laying,repairing or replacing a water pipe line, sewar line or an electric supply line or for any work connected therewith,as also for the purpose of making any connection from the house to those service lines laid in the premises.

(h) The LESSEE shall not disturb or build over or otherwise deal with so as to impair their utility without previous permission of the LESSOR on survey marks or sub traverse make existing on the land which are for clearness shown 'Nil' on the plan hereto annexed and which are specified in Schedule 'B' hereunder written.

(h-1) The LESSEE shall not disturb or build over or otherwise deal with or interfere with any of the service lines, referred to in sub-clause (c) without the previous permission in writing of the authority which laid the service line.

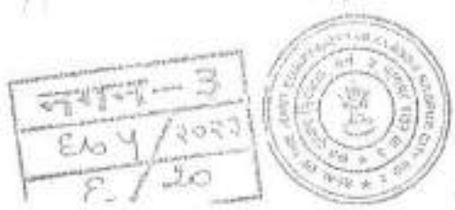
(i) The LESSEE shall not assign transfer or part with the possession of the demised premises so as to cause any sub-division therein or otherwise to alter nature of this present demise.

Provided however, that the LESSOR may subject to such terms and conditions, as it may fix grant permission to the LESSEE to assign, transfer of the part with possession of the demised premises so as to cause any subdivision therein, otherwise alter the nature of this present demise.

Provided further that, where sub-division of the demised plot is permissible as per the rules and LESSEE with an intention to sub-divide the demised plot and applies for sub-division and the permission to transfer/assign the sub-divide the demised plot and when such permission is granted the LESSEE shall have to pay 50% of the unearned income if the transfer/assignment is/was made within five years from the date of sub-division of plot, the unearned income shall be payable as per difference between premium paid and the market price of the land prevailing on the date of sale. In case there is dispute regarding market price of sub-divided plot, the decision of the Chairman shall be conclusive and final and binding to the LESSEE.

(j) The LESSEE shall not without the previous permission in writing of the LESSOR, use or allow to be used the premises of the demised land in contravention of the regulation framed u/sec. 90 of the Nagpur Improvement Trust Act, 1936 and Development Control Rules.

(k) The LESSEE as also the assignee and the mortgagor/mortgagee shall within one month of assignment, mortgage or transfer of the demised premises deliver a notice of such of assignment, mortgage or transfer to the LESSOR setting for the names and description of the parties to every such assignment, mortgage or transfer and the particular and the effect thereof.





(k-1) The LESSOR, in case the notice referred to in sub-clause (k) is delivered to it, shall intimate to the LESSEE, assignee, mortgagee or transferee about arrears of the trust due and its right of re-entry repossession over the demised premises to remedy breach of any or all clauses of condition of lease within a period of the three month from the date of the intimation of that effect.

(l) The LESSEE shall use demised land for RESIDENTIAL use as per allotment order. If, the LESSEE/ASSIGNEE use the demised land other than that of order as per allotment it is to be treated as breach of condition of the Lease Deed under this circumstances the LESSEE/ASSIGNEE shall be liable for action for cancellation of lease including penalty.

(m) This INDENTURE OF LEASE the conditions and terms contained therein would be subject to Nagpur Improvement Trust Land Disposal Rules 1983, which has overriding effect and further that if the plot is allotted on concessional rates additional conditions mentioned in Rules 24 would be applicable.

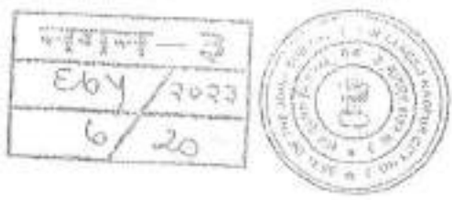
(m-1) The plot is allotted on the concessional premium and hence conditions as described under Rules 24 of the Nagpur Improvement Trust Land Disposal Rules, 1983 and as may be imposed by the Chairman shall be applicable.

(n) The decision of the LESSOR or any person it may appoint in this behalf on any question, which may arise, concerning any alleged breach of any of the foregoing clauses shall be final.

(o) The LEASE of demised land shall be suspended or cancelled, if the LESSEE/ASSIGNEE files any false information/documents regarding title acquired by him

(p) The LESSEE/ASSIGNEE shall have rights to transfer/assign/convey the leasehold rights of demised plot.

The LESSOR covenants that the LESSEE paying the rent thereby reserved and performing and observing the conditions herein contained shall peaceably hold and enjoy the said land during the said term without any lawful interruption or disturbance by the LESSOR or any person lawfully claiming through it.





Provided that if the said rent or any part thereof shall at any time be in arrears and unpaid for one Calendar month next after the date where on the same shall have become due whether they shall have been lawfully demanded or not, as also upon the breach or non-observance by the LESSEE of any of the said conditions, the LESSOR may notwithstanding the waiver of any previous causes or right of re-entry upon the said land and reposes it as if this demise had been made the LESSEE in such case being entitled within three Calendar months from the date of such re-entry.

Provided further that when any cause or right of re-entry arise under the foregoing proviso, it shall be lawful for the LESSOR, as the consideration for the non-exercise of the power of re-entry to receive from the LESSEE a sum of money not exceeding Two years ground rent @ 12% p.a. or as may be decided from time to time shall levied in case of payment of ground rent made after due date i.e. 1st of June of each year.

Provided also that when any cause or right off re-entry arises under the first provision, upon the breach or non-observance of the conditions of sub clauses, & clause thereof in respect of erection or alteration, it shall be lawful for the LESSOR to ask the LESSEE to demolish or alter the unauthorized construction, as it may deem necessary, within reasonable time, as a consideration for the non-exercise of the power of re-entry instead of receiving a sum of money as provided above.

(g) That, in case of any dispute between the LESSOR AND LESSEE regarding the breach of any term or condition of the Lease Indenture, the decision of the Chairman of LESSOR shall be final and binding on the parties.

(c) The LESSEE / LESSEES, has/have read and understood the provisions of the Land Disposal Rules and agrees to abide by the provisions of Land Disposal Rules 1983, terms and conditions of this lease and the Resolutions passed/Policies framed by the LESSOR from time to time.

The LESSOR further covenants that, after the expiry of lease period, lease may be renewed as per the prevailing Rules & Regulations and policies framed by Nagpur Improvement Trust, Nagpur at the time of subsequent lease renewal.

नगन-५
E04 / 2023
L / 20

नगन-५
23E / २०२३
9E / 20

'SCHEDULE "A"'

Plot No. 636 in Eastern Industrial Area Street Scheme
N.I.T. Kh.No. 71 Mouza Chikhali (Deo) layout/ Precinct
Nagpur / Ward No. 22 Division EAST Tahsil and District Nagpur.
Admeasuring 1080.000 Sq.Meter 11625.00 Sq.ft. Dimensions are marked on plan enclosed.
Sheet No. 78,79 City Survey No. 417,416

USER OF PLOT : RESIDENTIAL

Boundaries:- NORTH - ROAD
SOUTH - ROAD
EAST - PLOT NO.537
WEST - PLOT NO.635

'SCHEDULE "B"

NIL

In witness where of the parties here to have set their hands the day and year written in each case.

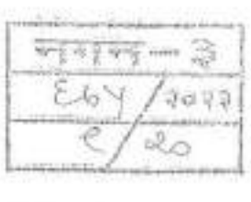
Witness :-

Executive Officer
Nagpur Improvement Trust
LESSOR
Date 6/12/2023



1st Witness :-







nd Witness :-





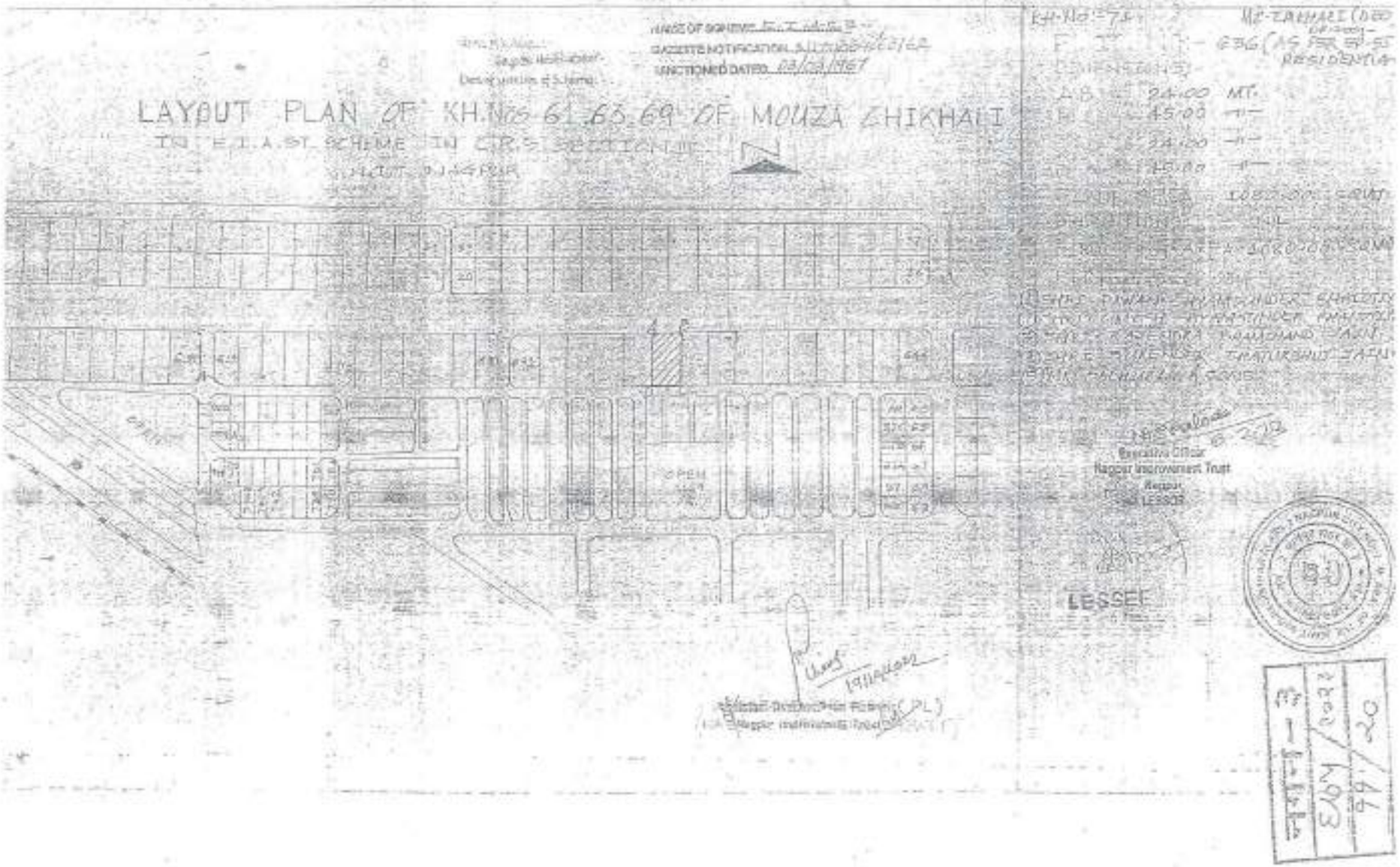


LESSEE
Date 6/12/2023




नगन-३
६६५ / २०२३
९० / २०


नगन-५
२३६६ / २०२३
९८ / २२


LAYOUT PLAN OF KH.Nos 61,65,69 OF MOUZA CHIKHALI
IN E.I.A.ST. SCHEME IN CR.S. SECTION-III
NAGPUR
LESSEE


नगन-३
६७ / २०२३
१२ / २०


नगन-५
२३६ / २०२३
२० / ४०

घोषणापत्र

मी श्री अरविंद मधुकर माहुरे या व्दारे घोषीत करतो की, दुय्यम निबंधक क्र ३ यांचे कार्यालयात भाडेपट्टा या शिर्षकाचा दस्त नोंदणीसाठी सादर करण्यात आला आहे.

श्री नागपूर सुधार प्रन्यास तर्फे कार्यकारी अधिकारी श्री अनिलकुमार शंकरराव पातोडे यांनी दि. २०/१०/२०२२ रोजी दस्त क ६९९५ दु. नि. क ३ अन्वये मला दिलेल्या कुलमुखत्यारपत्राच्या (कबुली जवाब) आधारे मी, सदर दस्त नोंदणीस सादर केला आहे/निष्पादीत करुन कबुली जवाब दिला आहे. सदर कुलमुखत्यारपत्र लिहून देणार यांनी कुलमुखत्यारपत्र रद्द केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपैकी कोणीही मयत झालेली नाही किंवा अन्य कोणत्याही कारणामुळे कुलमुखत्यारपत्र रद्द बातल ठरलेले नाही सदर कुलमुखत्यारपत्र पुर्णपणे वैध असुन उपरोक्त कृती करण्यास मी पुर्णतः सक्षम आहे. सदर चे कथन चुकीचे आढळून आल्यास नोंदणी अधिनियम १९०८ चे कलम ८२ अन्वेय शिक्षेस मी पात्र राहील. याची मला जाणीव आहे.

नागपूर

श्री अरविंद मधुकर माहुरे
कुलमुखत्यारपत्रधारकाचे
नाव व सही

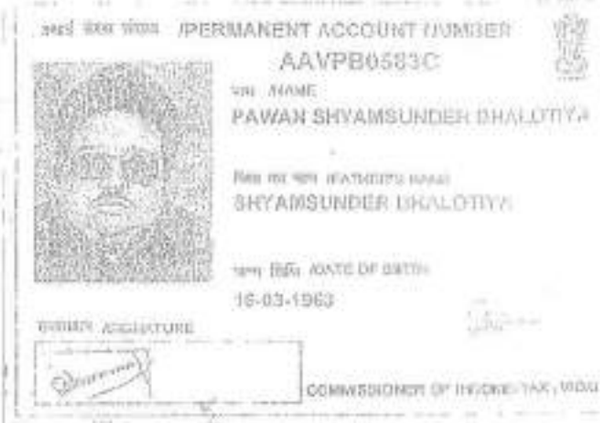
नागन-३
६७५/२०२२
१३/२०

नागन-५
२३६६/२०२३
२२/२०

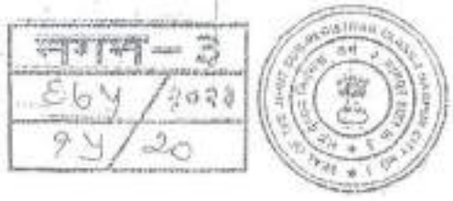

नगन-३
६६५ / २०२२
१४ / २०


नगन-५
२३६६ / २०२३
२२ / २०


पवन श्यामसुंदर भालोटिया
Pawan Shyamsundar Bhalotia
जन्म तारीख / DOB: 16/03/1963
पुरुष / MALE
Mobile No.: 9822394911
7879 7634 1708
मेरा आधार, मेरी पहचान


स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
AAVPB0583C
नाम /NAME
PAWAN SHYAMSUNDER BHALOTIYA
पिता का नाम /FATHER'S NAME
SHYAMSUNDER BHALOTIYA
जन्म तिथि /DATE OF BIRTH
16-03-1963
COMMISSIONER OF INCOME-TAX, NAGPUR


SO, P.N. 308, Near Lata Mangeshkar
Garden, Surya Nagar, Nagpur, Nagpur,
Maharashtra - 440026


नमूना - ३
६८५ / २०२३
१५ / २०


नमूना - ५
२३८ / २०२३
२३ / २०









नगन – ३
६७५ / २०२३
१६ / २०

नगन – ५
२३६ / २०२३
२८ / २०

CHALLAN

MTR Form Number-6

GRN	MH014660458202223M	BARCODE	Date	01/02/2023-17:32:37	Form ID	25

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	AAZFS5646E
Office Name	HGP2_27 NAGPUR NO 3 SUB REGISTRAR	Full Name	M S SADHURAM AND SONS THROUGH
Location	NAGPUR		PARTNER PAWAN SHYAMSUNDER KHALOTIA
Year	2022-2023 One Time	Flat/Block No.	MOUZA- CHIKHALI DEO, KH NO 71, PLOT NO
Account Head Details	Amount In Rs.	Premises/Building	606, AREA 1080.000 SQ MTR
0030046401 Stamp Duty	2719500.00	Road/Street	NAGPUR
0030063301 Registration Fee	30000.00	Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 0 8
		Remarks (If Any)	SecondPartyName=NAGPUR IMPROVEMENT TRUST~
		Amount In Words	Twenty Seven Lakh Forty Nine Thousand Five Hundred Rupees Only
Total	27,49,500.00		

DEFACED ₹2749500.00 DEFACED

Payment Details	STATE BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	90049572023020269368	CPAGLCTC02
Cheque/DD No.		Bank Date	RBI Date	02/02/2023 00:00:00	03/02/2023
Name of Bank		Bank-Branch		STATE BANK OF INDIA	
Name of Branch		Scroll No. , Date		235 , 03/02/2023	

Department ID : Mobile No. : 9822203528

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

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

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(05)-266-675	00075089932022223	10/02/2023-12:10:57	IGR365	30000.00
2	(05)-266-675	00075089932022223	10/02/2023-12:10:57	IGR365	2719500.00
			Total Defacement Amount		27,49,500.00

नगान-३ २८५/२०२३

Print Date 10-02-2023 12:18:00

नगान-५ २३६ २०२३ २५ २०

SEAL OF THE SUB REGISTRAR CLASS-2 NAGPUR NO 3 ON NO 5


नगण -- २
E64 / २०२३
१८ / 20


नगन - ५
23EE / २०२३
2E / 20

266/675

बुधवार, 10 फेब्रुवारी 2023 12:11 म.नं.

दस्त वोषवारा भाग-1

नगन3 9/2/23

दस्त क्रमांक: 675/2023

दस्त क्रमांक: नगन3 /675/2023

बाजार मूल्य: रु. 5,43,00,000/- मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.27,19,500/-

दु. नि. सह. दु. नि. नगर3 यांचे कार्यालयात

अ. क्र. 675 वर दि.10-02-2023

वेळी 12:06 म.नं. वा. हजर केला.

पावती:1222 पावती दिनांक: 10/02/2023

सादरकरणाराचे नाव: मे साधुराम एण्ड सन्स तर्फे पार्टनर श्री पवन श्यामसुंदर जालोटीया --

नोंदणी फी रु. 30000.00

दस्त हाताळणी फी ₹. 400.00

पृष्ठांची संख्या: 20

एकूण: 30400.00

दस्त हजर करणाऱ्याची सही:

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ३

NQP3

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ३

NQP3

बाजारभाव (भाडेपट्टा

मुद्रांक शुल्क: (एक) कोराडीसाही महानगरपालिकेच्या हद्दीत किंवा स्थानलगत असलेल्या कोराडीसाही कटक क्षेत्राच्या हद्दीत किंवा ठप-खंड (टोन) मध्ये समाविष्ट न केलेल्या कोराडीसाही नागरी क्षेत्रात

शिक्का क्र. 1 10 / 02 / 2023 12 : 06 : 55 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 10 / 02 / 2023 12 : 09 : 27 PM ची वेळ: (फी)

नगन-५
२३९ | २०२३
२६० | ८०

दस्त क्रमांक: नागर3/675/2023

दस्ताचा प्रकार :-करारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	बोटांचा ठसा
1	नाव:मे साधुराम एण्ड सन्स तर्फे पार्टनर श्री पवन श्यामसुंदर भालोटिया - - वय:50 पत्ता:प्लॉट नं: 0, माळा नं: 0, इमारतीचे नाव: 0, सोसि नं: 0, रोड नं: प्लॉट नंबर 30बी मना मौजा कामठी कामठी नागपूर महाराष्ट्र भारत पिन कोड:441708, महाराष्ट्र, नागपूर. पॅन नंबर:AAVPB0583C	सादरकर्ता		
2	नाव:नागपूर सुधार प्रन्यास तर्फे कार्यकारी अधिकारी अतिरिक्तभार देवन्नाथ गणेशे तर्फे मुखत्यार जयश्री देवनाथ वी. अरविंद साधना साहू वय:40 पत्ता:प्लॉट नं: 0, माळा नं: 0, इमारतीचे नाव: 0, सोसि नं: 0, रोड नं: नागपूर सुधार प्रन्यास सांस्कृतिक सदन नागपूर महाराष्ट्र भारत पिन कोड:AAALN0004D	सादरकर्ता		

वरील दस्तऐवज करुन देणार त्यांनी सादर केला. सादरकर्ता - या दस्त ऐवज करुन दिल्याचे कबुल करतात.
दिनांक 3 ची वेळ:10 / 02 / 2023 12 : 09 : 52 PM

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ३

ओळख:-
वरील इसम मजे निवेदीत करतात की ते दस्तऐवज करुन देणा-यांना व्यक्तीश: ओळखतात, व त्यांची ओळख पटविलेली

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	बोटांचा ठसा
1	नाव:वसंत रामलालजी उपाध्ये - - वय:40 पत्ता:प्लॉट क्रमांक हुडकेश्वर रोड देवा नागपूर पिन कोड:440034		
2	नाव:दुर्योधन शिवशंकर रहाटगावले - - वय:48 पत्ता:मोतीबाग सदर मिलन चौक कार्यालय नागपूर पिन कोड:440008		

दिनांक ४,५ ची वेळ:10 / 02 / 2023 12 : 11 : 15 PM

NGPS

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ३

		Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Defaca Number	Defaca Date
1	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIA	eChallan	00040572023020269360	MH014660458202223M	2710500.00	SD	0007506663202223	10/02/2023
2		DHC		02022023030048	400	RF	02022023030048D	10/02/2023
3	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIA	eChallan		MH014660458202223M	30000	RF	0007508993202223	10/02/2023

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

नवराज बुकाव
ई.ए.५ नंबरी नॉटरी
प्रमाणित करण्यात येते कि,
या दस्ताचे एकुण पृष्ठ आहेत

675 /2023

सह दुय्यम निबंधक वर्ग-२

Know Your Rights as Registrants

1. Verify Scanned Document for correct [Area, Schedule, Plan, Boundaries, Signature, Photo, Thumb impression, Number of pages on a side] printout after scanning.
2. Get print issued safely after registration is complete.

For feedback, please write to us at feedback.sarita@gmail.com

नगन-५
23EE/2023
24/80

घोषणापत्र

मी श्री सागर गौतम गजभिये या व्दारे घोषीत करतो की, दुय्यम निबंधक क्र ५ यांचे कार्यालयात भडेपट्टा या शिर्षकाचा दस्त नोंदणीसाठी सादर करण्यात आला आहे.

श्री नागपूर सुधार प्रन्यास तर्फे कार्यकारी अधिकारी अधिकारी श्री अनिलकुमार शंकरराव पातोडे यांनी दि. २०/१०/२०२२ रोजी दस्त क्र ६९९५ दु. नि. क्र ३ अन्वये मला दिलेल्या कुलमुखत्यारपत्राच्या (कबुली जवाब) आधारे मी, सदर दस्त नोंदणीस सादर केला आहे/निष्पार्दत करुन कबुली जवाब दिला आहे. सदर कुलमुखत्यारपत्र लिहून देणार यांनी कुलमुखत्यारपत्र रद्द केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपैकी कोणीही मय्यत झालेली नाही किंवा अन्य कोणत्याही कारणामुळे कुलमुखत्यारपत्र रद्द बातल ठरलेले नाही सदर कुलमुखत्यारपत्र पुर्णपणे वैध असुन उपरोक्त कृती करण्यास मी पुर्णत:सक्षम आहे. सदर चे कथन चुकीचे आढळून आल्यास नोंदणी अधिनियम १९०८ चे कलम ८२ अन्वेय शिक्षेस मी पात्र राहील. याची मला जाणीव आहे.

श्री सागर गौतम गजभिये
कुलमुखत्यारपत्रधारकाचे
नाव व सही

नागपूर
दिनांक :- 11-04-23

नागन-५
2366 २०२३
२९ ४०


नगन-५
2३६/२०२३
30/80

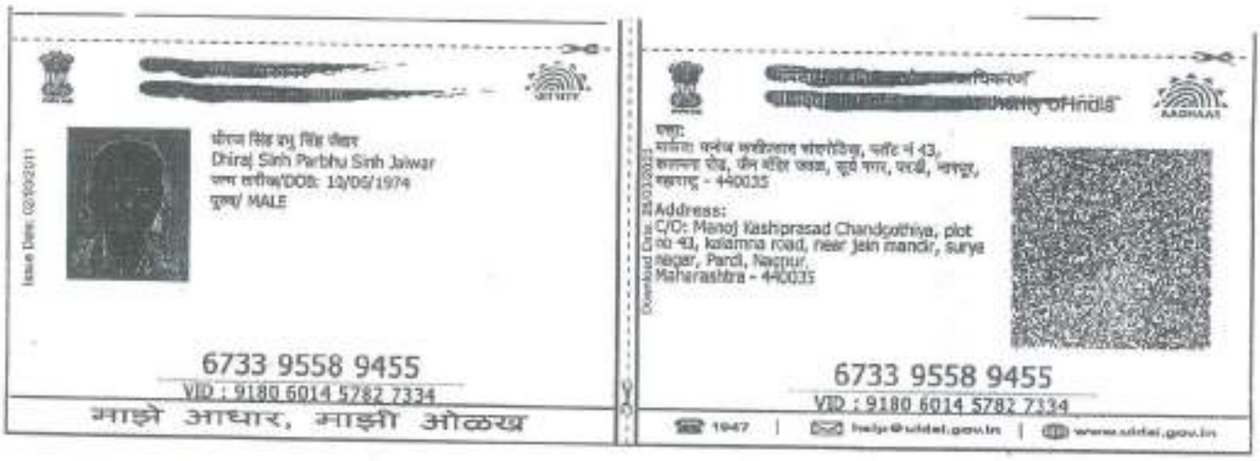

आधार
भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA
पता:
S/O, प न. ५०/बी, लता मंगेशकर गार्डन जवळ, सूर्य नगर, नागपूर, नागपूर, महाराष्ट्र - 440008
Address:
S/O, P N. 50/B, Near Lata Mangeshkar Garden, Surya Nagar, Nagpur, Nagpur, Maharashtra - 440008
7879 7634 1708
1947
1800 300 1947
help@uidai.gov.in
www.uidai.gov.in
P.O. Box No. 1947, Bangalore-560 001


भारत सरकार
GOVERNMENT OF INDIA
पवन श्यामसुंदर भालोटीया
Pawan Shyamsundar Bhalotia
जन्म तिथि / DOB: 16/03/1963
पुरुष / MALE
Mobile No.: 9822204511
7879 7634 1708
VID : 9199 4861 4592 8081
मेरा आधार, मेरी पहचान


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
AAZFS5546E
नाम / Name
SADHURAM AND SONS
21/04/2004


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
AAVPB0586C


नागन-५
2022
23EE
39
10
SEAL OF THE JOINT SUB-REGISTRAR CLASS-2 NAGPUR



धीरज सिंह प्रभु सिंह जैवर
Dhiraj Sinh Parbhu Sinh Jaiwar
जन्म तारीख/DOB: 10/05/1974
पुरुष/ MALE

6733 9558 9455
VID : 9180 6014 5782 7334
माझे आधार, माझी ओळख

Issue Date: 02/09/2011

पत्ता:
Address:
C/O: Manoj Kashprasad Chandgothiya, plot no 43, kalamna road, near jain mandir, surya nagar, Pardi, Nagpur, Maharashtra - 440035

6733 9558 9455
VID : 9180 6014 5782 7334
1947 | help@uidai.gov.in | www.uidai.gov.in



Address:
C/O Sakhubai Thete, rajpeth bus stop jawal, plot no.13 govindprabhu nagar hudkeshwar road, Besa, Nagpur, Maharashtra - 440034

वामन रामराव्जी उपासे
Waman Ramraoji Upase
जन्म तारीख/ DOB: 24/08/1982
पुरुष / MALE

3436 9820 1918
आधार-सामान्य माणसाचा अधिकार

भारतीय विशिष्ट ओळख प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:
C/O सखुबाई थेटे, राजापेठ बस स्टोप जवळ, प्लोट न.१३ गोविंदप्रभू नगर हुडकेश्वर रोड, बेसा, नागपूर, महाराष्ट्र - 440034

Address:
C/O Sakhubai Thete, rajpeth bus stop jawal, plot no.13 govindprabhu nagar hudkeshwar road, Besa, Nagpur, Maharashtra - 440034

1947
1800 300 1947
help@uidai.gov.in
www.uidai.gov.in
P.O. Box No.1947, Bengaluru-560 001

नगन-५
2355 | २०२३
32 | २०

CHALLAN
MTR Form Number-6

GRN	MH002687882023246	BARCODE		Date	06/04/2023-15:20:57	Form ID	25.1

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	NGP3_JT NAGPUR NO 3 SUB REGISTRAR	Full Name	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA
Location	NAGPUR		
Year	2023-2024 One Time	Flat/Block No.	MOUZA - CHIKHALI (DEO) , KH NO 71, PLOT NO
Account Head Details	Amount In Rs.	Premises/Building	536, AREA 1080.000 SQ. MTR
0030046401 Stamp Duty	500.00	Road/Street	NAGPUR
0030063301 Registration Fee	100.00	Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 3 5
		Remarks (If Any)	SecondPartyName=NAGPUR IMPROVEMENT TRUST~
Total	600.00	Amount In Words	Six Hundred Rupees Only

DEFACED ₹600.00 DEFACED

Payment Details	BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	02202292023040605898	148447689
Cheque/DD No.		Bank Date	RBI Date	06/04/2023-15:21:22	Not Verified with RBI
Name of Bank		Bank-Branch		BANK OF INDIA	
Name of Branch		Scroll No. , Date		5 , 10/04/2023	

Department ID :
Mobile No. : 9822315060
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवळ दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तांसाठी लागु आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागु नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(IS)-268-2366	00001997432023 24	11/04/2023-10:51:16	IGR387	100.00
2	(IS)-268-2366	00001997432023 24	11/04/2023-10:51:16	IGR387	500.00
			Total Defacement Amount		600.00

नगन-५ 2366 2023 33 20

Page 1/1

Print Date 11-04-2023 11:01:18


नगन-५
23EE
२०२३
३२
२०

Document **H**andling **C**ha₹ges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN	0604202311409	Receipt Date	11/04/2023

Received from M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA , Mobile number 9822315060, an amount of Rs.800/-, towards Document Handling Charges for the Document to be registered on Document No. 2366 dated 11/04/2023 at the Sub Registrar office ,Joint S.R. Nagpur 5 of the District Nagpur.

DEFACED
₹ 800
DEFACED

Payment Details

Bank Name	BKID	Payment Date	06/04/2023
Bank CIN	10004152023040610603	REF No.	148447405
Deface No	0604202311409D	Deface Date	11/04/2023

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

नगन-५
2366 २०२३
34 20


नगन-५
2355 २०२३
3E ४०

CHALLAN

MTR Form Number-6

GRN	MH000286788202324E	BARCODE		Date	06/04/2023-15:20:57	Form ID	25.1

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	NGP3_JT NAGPUR NO 3 SUB REGISTRAR	Full Name	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA
Location	NAGPUR		
Year	2023-2024 One Time	Flat/Block No.	MOUZA - CHIKHALI (DEO) , KH NO 71, PLOT NO

Account Head Details	Amount In Rs.
0030046401 Stamp Duty	500.00
0030063301 Registration Fee	100.00
Total	600.00

Premises/Building	636, AREA 1080.000 SQ. MTR
Road/Street	NAGPUR
Area/Locality	NAGPUR
Town/City/District	
PIN	4 4 0 0 3 5
Remarks (If Any)	SecondPartyName=NAGPUR IMPROVEMENT TRUST~
Amount In Words	Six Hundred Rupees Only

DEFACED ₹600.00 DEFACED

Payment Details	BANK OF INDIA	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No	02202292023040605898	143447689
Cheque/DD No.		Bank Date	RBI Date	06/04/2023-15:21:22	Not Verified with RBI
Name of Bank		Bank-Branch		BANK OF INDIA	
Name of Branch		Scroll No. , Date		5 , 10/04/2023	

Department ID :

Mobile No. : 9822315060

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

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)-268-2366	0000199745202324	11/04/2023-10:51:16	IGR387	100.00
2	(iS)-268-2366	0000199745202324	11/04/2023-10:51:16	IGR387	500.00
			Total Defacement Amount		600.00

नगन-५ 2366/2023 36/20

Print Date 11-04-2023 11:32:48


नगन-५
2३६६ २०२३
३८ ४०

268/2366
मंगळवार,11 एप्रिल 2023 10:51 म.पू.

दस्त गोषवारा भाग-1

नगन5 3070
दस्त क्रमांक: 2366/2023

दस्त क्रमांक: नगन5 /2366/2023

बाजार मुल्य: रु. 01/- मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.500/-

नोंदणी फी माफी असल्याचा तपशिल :-

1) Fee Adjustment : Fee Adjustment (yashada training) code added for keeping tack of adjusted fees

दु. नि. सह. दु. नि. नगन5 यांचे कार्यालयात

अ. क्रं. 2366 वर दि.11-04-2023

रोजी 10:43 म.पु. वा. हजर केला.

पावती:3657 पावती दिनांक: 11/04/2023

सादरकरणाराचे नाव: **मे. साधुराम एण्ड सन्स तर्फे पार्टनर श्री पवन श्यामसुंदर भालोटीया - -**

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 800.00
पृष्ठांची संख्या: 40	
एकुण:	900.00

दस्त हजर करणाऱ्याची सही:

NGP5
सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्रं. ५,

सह दुय्यम निबंधक वर्ग-२ NGP5
नागपूर शहर क्रं. ५,

दस्ताचा प्रकार: 65-चुक दुरुस्ती पत्र

मुद्रांक शुल्क: *दुरुस्ती विधानपत्र

शिक्का क्रं. 1 11 / 04 / 2023 10 : 43 : 44 AM ची वेळ: (सादरीकरण)

शिक्का क्रं. 2 11 / 04 / 2023 10 : 44 : 40 AM ची वेळ: (फी)



11/04/2023 10:53:15 AM

दस्त गोषवारा भाग-2

नगन5 २०/८०
दस्त क्रमांक:2366/2023

दस्त क्रमांक :नगन5/2366/2023
दस्ताचा प्रकार :-65-चुक दुरुस्ती पत्र

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:मे. साधुराम एण्ड सन्स तर्फे पार्टनर श्री पवन श्यामसुंदर भालोटीया - - पत्ता:प्लॉट नं: 0, माळा नं: 0, इमारतीचे नाव: 0, ब्लॉक नं: 0, रोड नं: प्लॉट नंबर 50 श्री सत्य मंगेशकर गार्डन जवळ सुर्य नगर नागपूर आधार नंबर 787976341708, महाराष्ट्र, नागपुर, पॅन नंबर:	लिहून घेणार वय :-59 स्वाक्षरी:-		
2	नाव:नागपूर सुधार प्रन्यास तर्फे कार्यकारी अधिकारी अनिलकुमार शंकरराव पातोडे तर्फे कबुली जबाब देणार सागर गौतम रजमिये पत्ता:प्लॉट नं: 0, माळा नं: 0, इमारतीचे नाव: 0, ब्लॉक नं: 0, रोड नं: नागपुर सुधार प्रन्यास कार्यालय सदर नागपूर आधार नंबर 543356689296, महाराष्ट्र, नागपुर, पॅन नंबर:	लिहून देणार वय :-36 स्वाक्षरी:-		

वरील दस्तऐवज करुन देणार तथाकथीत 65-चुक दुरुस्ती पत्र या दस्त ऐवज करुन दिल्याचे कबुल करतात.
सिद्धा क.3 ची वेळ:11 / 04 / 2023 10 : 45 : 36 AM

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्रं. ५.

ओळख:-
खालील इसम असे निवेदीत करतात की ते दस्तऐवज करुन देणा-यांना व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	अंगठ्याचा ठसा
1	नाव:धीरज सिंह प्रभु सिंह जैसवार - - वय:48 पत्ता:जैन मंदीर जवळ सुर्य नगर पारडी नागपूर पिन कोड:440008 स्वाक्षरी		
2	नाव:वामन रामरावजी उपासे - - वय:40 पत्ता:गोविंदप्रभु नगर टुकेश्वर रोड नागपूर पिन कोड:440034 स्वाक्षरी		

शिक्का क्र.4 ची वेळ:11 / 04 / 2023 10 : 45 : 40 AM

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्रं. ५.

NOTE
Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA	eChallan	02202292023040605898	MH000266788202324E	500.00	SD	0000199743202324	11/04/2023
2		DHC		0604202311409	800	RF	0604202311409D	11/04/2023
3	M S SADHURAM AND SONS THROUGH PARTNER PAWAN SHYAMSUNDER BHALOTIYA	eChallan		MH000266788202324E	100	RF	0000199743202324	11/04/2023

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

नंबराची खुकाबे
23 संख्येत नोंदला
प्रमाणित करण्यात येते कि,
या दस्तात एकुण 23 पाने आहेत.

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्रं.५,

2366 /2023

1. Verify Scanned Document for correctness through thumbnail (4 pages in 1 page) printout after scanning.
2. Get print immediately after registration.

For feedback, please write to us at feedback.isarita@gmail.com

दि. 29 माह मार्च सन २०२३