CHALLAN

MTR Form Number-6

GRN	MH002170943202223E	BARCODE		Date	21/05/2022-20:02:43	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	NGP4_JT NAGPUR NO 4 SUB REGISTRAR	Full Name	ANJANA NARENDRA YADAV
Location	NAGPUR		
Year	2022-2023 One Time	Flat/Block No.	

Account Head Details	Amount In Rs.		
0030046401 Stamp Duty	500.00	Premises/Building	
0030063301 Registration Fee	100.00	Road/Street	MOUZA DIDGAON
		Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 0 8
		Remarks (If Any)	SecondPartyName=MEGHA NARENDRA YADAV~
Total	600.00	Amount In Words	Six Hundred Rupees Only

Payment Details	IDBI BANK	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No	00103332022052210096	2747296430
Cheque/DD No.		Bank Date	RBI Date	21/05/2022-20:12:40	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. : 0000000000

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

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THE SEAL OF THE SUB-REGISTRAR URBAN-1 KAMPTEE

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THE SEAL OF THE SUB REGISTRAR GRADE-I KAMPTEE

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IRREVOCABLE GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENT THAT We, **(1) SMT ANJANA Wd/o LATE NARENDRA YADAV**, Aged about 53 Years, Occupation – Agriculturist, Income Tax PAN ABGPY8180Q, Aadhar Unique Identity No. 573237072127, **(2) MISS SHRADDHA D/o LATE NARENDRA YADAV**, Aged about 26 Years, Occupation – Agriculturist, Aadhar Unique Identity No. 239027255617, **(3) MISS NEHA D/o LATE NARENDRA YADAV (after marriage MRS. NEHA W/o VISHAL CHATURVEDI)**, Aged about 32 Years, Occupation – Agriculturist, Aadhar Unique Identity No. 438026894051, All Resident of Plot No. 360, Chandan Nagar, Near Hanuman Mandir, Nagpur-440009, Tahsil and District – NAGPUR, do hereby nominate, constitute and appoint remaining Co-owner namely **MISS MEGHA D/o LATE NARENDRA YADAV**, Aged about 27 Years, Occupation – Agriculturist, Income Tax PAN ATNPY4295P and Aadhar Unique Identity No. 636082289129, Resident of Plot No. 360, Chandan Nagar, Near Hanuman Mandir, Nagpur-440009, Tahsil and District – NAGPUR, who is the daughter of Executant No. 1 and real sister of Executants Nos. 2 & 3, as our True and Lawful Attorney in our names and on our behalf.

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WHEREAS the Executants and Attorney named hereinabove jointly own and possess and having undivided share, right, title and interest in the property comprising ALL THAT Piece and Parcel of Agricultural land containing by admeasurements **1.85 Hectares, Rental Rs. 2.91 Yearly** comprising WESTERN PORTION of entire land bearing **Survey / Khasra / Gut No. 103/1** of **MOUZA – BIDGAON,** P.H.No. 33, having a total area of 3.08 Hectares, Rental Rs. 4.85 Yearly, held in Occupancy Class 1 Rights, Khate No. 887 and including all kinds of Trees, Shrubs, Passage, Right of Pathways, Water Courses and all other easementary rights appurtenant and belonging thereto, situated at Village – Bidgaon in Tahsil – Kamptee and District – NAGPUR being their ancestral property as a recorded Co-owners thereof jointly having 20% undivided share and interest in the aforesaid property and which is more particularly described in the Schedule hereunder written; AND

WHEREAS we are being pre-occupied in our assignments, it is neither possible, nor convenient for us to do and execute various acts, deeds and things required in the matter of completion of the proposed various works in all respects of the aforesaid property. It has therefore become expedient to appoint someone as our Attorney or Agent, who shall observe and fulfill all the obligations on our part. We therefore do hereby nominate, constitute and appoint our aforesaid Attorney and empower her to do all or any of the following acts, deeds and things for us and on our behalf that is to say –

(1) To prepare, present, sign and execute all or any of the applications that shall be required to be signed by me for the purpose of recording as well as to accord sanctions, transfer order in our names in all Government, Semi-Government records such as Revenue Authorities, TILR, the Local Body Competent Authority, the Tahsildar, NMRDA/MIHAN, any statutory body/authorities, etc.

(2) To approach all the Concerned Authorities in respect of the said land for all purpose and to sign and verify and to present such applications, plans, papers, writings, undertakings statements or documents etc. as may be required and to carry on correspondence with the Authorities and also prefer appeal or appeals from any Order of the Competent Authority like the Collector, Nagpur, the C.E.O. Nagar Parishad, the Nagpur Metropolitan Region Development Authority, Town Planning Authorities, Authorities of T.I.L.R., etc. and/or any other Authority in connection with the said land.

(3) To, prepare, submit statements and revisions or modifications thereto and in that behalf, to deal with N.I.T./N.M.R.D.A., Town Planning, Collector and any other statutory or non-statutory body or corporation and sign, verify and affirm such

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applications and other documents as are required of us, to deposit the refundable and non-refundable charges with the any such Authority or any other Planning Authority and to obtain refund of part or whole of such amount in my names and on my behalf, to generally sign and execute every such document such as affidavit, indemnity bond etc as may be required for obtaining the sanction of the Planning Authority

(4) To sign various Applications/Forms regarding commencement of working stage progress and completion of work etc. and to submit the same in the Office of concerned Authorities.

(5) To sign and verify applications, statements, declarations and Affidavits etc. for us and on our behalf.

(6) To sign and execute Agreements, Sale Deeds, Power of Attorney, Correction Deed, Release Deed, Development Agreement, Settlement Deed, Exchange Deed, Partition Deed, Deposit of Title Deeds, Transfer/Conveyance, Reconveyance, Contract Agreement and Declarations in respect of the said property and get the same duly registered at the Office of Sub Registrar in accordance the law on behalf of us.

(7) To obtain refund of moneys deposited in any Court, Department and Offices and to pass a valid receipt and discharge for the same. To sign the acknowledgement of money receipts as may be received during the course of business in respect of the said property.

(8) To enter into an Agreement(s) of Sell of the said property togetherwith any structures standing thereon with willing buyer(s) or in the name of prospective Purchasers/Attorneys and to sign and execute such Agreement(s) to Sell/Sale Deeds, any types of Deeds/Documents and to get the same duly registered in accordance with the law in force, if considered necessary.

(9) To receive the Earnest Money or Advance Sale Price from such Buyer(s) and to pass a valid receipt and discharge for the same.

(10) To sign and execute a proper Transfer Deed/Sale Deed/Conveyance relating to the said property including amenity spaces, public utilities or portion of land togetherwith any structures standing thereon in favour of the Attorneys or the prospective buyers and receive the balance sale price from such buyer and to get such Transfer Deed duly registered in accordance with the law in force.

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(11) To deliver the actual physical possession of the said property to such willing buyer/beneficiary on Registration of the Sale Deed/Conveyance Deed.

(12) To deal and/or correspond with and make applications to the Government of Maharashtra, the Collector, Commissioner, Nagar Parishand / Gram Panchayat, Nagpur Improvement Trust/Nagpur Metropolitan Region Development Authority, City and Industrial Development Corporation, Maharashtra Airport Development Authority, Land Acquisition Officers, the Tahsildar, the Talathi, Financial Institutions including all their departments or officers or authorities and other local and public bodies and authorities (hereinafter for brevity collectively referred to as "the Concerned Authorities") in connection with getting the said property transferred to the names of the said Attorney/buyers, for conversion land user status and all matters relating to or touching the said property.

(13) To apply to the relevant officers and departments of the aforesaid authorities for certified copies of plans, to make applications to the office of the Superintendent of Land Records for measurements, demarcation of boundaries, area certificates, extracts, etc.

(14) To support all application for mutation of names of the Executants/Attorney or any prospective buyer of the said property and to do all necessary things to procure the mutation thereof in favour of such Attorney/buyer(s) in all relevant records.

(15) To sign and make all such applications and petitions in writing or orally as may be necessary to obtain the permission, consent, approval and NOC of the Concerned Authorities for transfer of the said property and to effectually mutate, modify, rectify and/or to get transferred and obtain entries in the Records of Rights, 7/12 extracts, and any other register/record concerning the said property and to appear and to represent me before any other officer or authority and to deal with any matter concerning the Village Officer, Nagar Parishad, the Collector, City Survey, Records of Rights, 7/12 extracts or any other register or record pertaining to the said property.

(16) To Mortgage the entire or any part of the aforesaid property or to create any charge thereon in order to obtain finance from any person or financial institution and to execute all documents as may be necessary to the said end.

(17) To do all things necessary to complete the transaction of sale relating only to the said property and to observe and perform all the obligations on our part in

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accordance with the Agreement(s) to be made by us with Purchaser or any willing buyer/ buyers.

(18) To surrender to the concerned Authorities any portion or portions of the said Property as may be in set back and/or under reservation for any specific purpose and to obtain in lieu thereof compensation / Floor Space Index (FSI) for constructing structures on the said Property by utilising such FSI or monetary consideration therefor and or to obtain any other benefit as may be available in respect thereof.

(19) To obtain/purchase the Transferable Development Rights for Construction of Multistoried buildings on aforesaid land and sign and execute all the required deeds and documents in that regard. If the Transferable Development Rights so purchased could not be utilized in said construction, then the Attorney shall have right to sell/transfer such Transferable Development Rights.

(20) That if the said Property or any portion of the said property are or will be reserved and/or already acquired for any purpose then the corporation or acquiring authority may pay the compensation there for in respect of the portion under the reservation. In such an event to challenge such acquisition, file reference and all other appropriate proceedings before any Competent Court of law, to accept the compensation as may be awarded or settled by compromise by our Attorney. For the above purposes to sign all papers, undertakings, references, applications, petitions etc. and generally to do all acts, deeds and things in relation thereto.

(21) To apply to the any other Local Competent Authority empowered on that behalf for obtaining Land User Certificate and modifications thereto, No Objection Certificate, etc. and to receive such Certificate.

(22) That if the said property or any portion of the said property are or will be reserved and/or already acquired for any purpose then the corporation or acquiring authority may pay the compensation therefore in respect of the portion under the reservation. In such an event to challenge such acquisition, file reference and all other appropriate proceedings before any Competent Court of law, to accept the compensation as may be awarded or settled by compromise by my aforesaid Attorney. For the above purposes to sign all papers, undertakings, references, applications, petitions etc. and generally to do all acts, deeds and things in relation thereto.

(23) To repay all the existing loan against the aforesaid property alongwith the interest and other charges payable thereon to the Lenders.

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THE SEAL OF THE SUB-REGISTRAR OFFICE

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(24) To request such Financial Institution or Banks or agree for any change or modification in the loan(s) amounts, rate of interest, period of repayment of loan or any other terms and condition to the loan(s) at any time or from time to time.

(25) To release the said property from the Mortgagee Bank, to get the redemption of debentures and/or discharging the encumbrances on the said property by reconveyance thereof and to execute all documents, deeds, etc. as may be necessary to the said end.

(26) To sign and execute Correction Deed(s) and/or Supplementary Agreement(s), MOD/Deposit of Title Deeds, Transfer/Conveyance Dead, Reconveyance, regarding transaction/property and to get the same duly registered in accordance with the law in force, if considered necessary.

(27) That the Executants does hereby allow, permit and empower by this present the said Attorney to commence, carry on the construction on the said land as may be developed/sold and shall have absolute right and full authority and power to develop the said land in accordance with the Plans as may be sanctioned by the Competent Authority empowered on that behalf and also have absolute authority, power and right to retain and deal with and transfer/assign by way of transfer the Undivided proportionate share and interest in the said land to the prospective buyers for such price as she may fix or agree upon in its absolute discretion.

(28) To sign and execute a Cancellation of Agreement relating to the said property and get the same duly registered in accordance with the law in force.

(29) To sign and execute requisite application forms for obtaining refund of Stamp Duty and submit the same to Collector of Stamps.

(30) To apply and obtain Credit Certificate and/or any other Certificate or proof of deposition of Stamp Duty with Stock Holding Corporation of India Ltd/or any other Competent issuing Authority.

(31) To remain present on our behalf before the Collector of Stamps and treasury office for completing the process of refund including making an Affidavit, statement, declaration as regards stamp duty payment and refund thereof.

(32) To receive Cheque / Pay Order / Demand Draft on my behalf from Collector of Stamps or Treasury Office.

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

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

SCHEDULE REFERRED TO ABOVE

(HEREBY EMPOWERED)

ALL THAT Piece and Parcel of Agricultural land containing by admeasurements **1.85 Hectares, Rental Rs. 2.91 Yearly** comprising WESTERN PORTION of entire land bearing **Survey / Khasra / Gut No. 103/1** of **MOUZA – BIDGAON,** P.H.No. 33, having a total area of 3.08 Hectares, Rental Rs. 4.85 Yearly, held in Occupancy Class 1 Rights, Khate No. 887 and including all kinds of Trees, Shrubs, Passage, Right of Pathways, Water Courses and all other easementary rights appurtenant and belonging thereto, situated at Village – Bidgaon in Tahsil – Kamptee and District – NAGPUR.

IN WITNESS WHEREOF we, the Executants hereinabove named, have fully examined and read over this DEED OF IRREVOCABLE GENERAL POWER OF ATTORNEY before execution and the same is drafted as per my own say & instructions and the contents whereof are found to be true, correct and hereby signed the same, without any coercion, undue influence, threat, intoxication, misrepresentation and fraud of any kind, on this 23rd Day of MAY, 2022 in presence of the attesting witnesses signing as such.

SL. NO.	FINGER PRINT (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	SIGNATURE & FULL NAME
01			1) Yadav **(SMT ANJANA NARENDRA YADAV)**

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02





2)

(SHRADDHA NARENDRA YADAV)

03





3)

(NEHA NARENDRA YADAV)
(after marriage MRS. NEHA VISHAL CHATURVEDI)
EXCEUTANTS

04





(MEGHA NARENDRA YADAV)
ATTORNEY

WITNESSES :-

(1)





(2)





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THE SEAL OF THE SUB-REGISTRAR OFFICE

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अहवाल दिनांक : 08/04/2022

महाराष्ट्र शासन

गाव नमुना सात (अधिकार अभिलेख पत्रक)

(महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहया (तयार करणे व सुस्थितीत ठेवणे) नियम, १९७१ यातील नियम ३,५,६ आणि ७)

गाव :- बिडगांव (535783) तालुका :- कामठी जिल्हा :- नागपूर

भूमापन क्रमांक व उपविभाग : 103/1

भू-धारणा पध्दती : भोगवटादार वर्ग -1 तेव्हाचे स्थानिक नाव :

क्षेत्र, एकक व आकारणी	खाते क्र.	भोगवटादाराचे नांव	क्षेत्र	आकार	पो.ख.	फे.फा.	कुळ, खंड व इतर अधिकार
क्षेत्राचे एकक हे.आर.चौ.मी	91	रामकिसन बाबुराव घाटुरे				(1076)	कुळाचे नाव व खंड
अ) लागवड योग्य क्षेत्र		बाबुराव रामकिसन घाटुरे				(1184)	
जिरायत 3.08.00		श्री.गोपालदास रामकिसन घाटुरे	3.08.00	4.86		(1201)	इतर अधिकार
बागायत -		अंजना नरेंद्र घाटुरे				(1201)	इतर - इतर
एकूण ला.यो 3.08.00		राजेश रामकिसन घाटुरे				(1201)	बोझा कमी नोंद दिनांक 9.7.04 (252)
ब) पोट-खराब क्षेत्र (लागवड अयोग्य)		रोशन रामकिसन घाटुरे				(1201)	इतर - इतर
		मेघा नरेंद्र घाटुरे				(1201)	मा विशेष भू अर्जन अधिकारी जील्हाधीकारी (272) पाच रा मा क 184/एल एन डी 18/ (272) 2004-05 दि 28.12.04 नुसार (272) भोग वर्ग 1 करण्यात आले (272) दि 17.2.05 (272)
		नेहा नरेंद्र घाटुरे				(1201)	
		राजेश रामकिसन घाटुरे				(1201)	
		रोशन रामकिसन घाटुरे				(1201)	
		अंजना नरेंद्र घाटुरे				(1201)	
		——सामाईक क्षेत्र——	0.00.00	0			
एकूण क्षेत्र 3.08.00 (अ+ब)	886	जीवाप्पा रामकिसन घाटुरे	1.33.00	1.94		(1201)	
आकारणी 4.86	887	जीवाप्पा रामकिसन घाटुरे				(1201)	प्रस्तावित फेरफार : नाही.
इतर हिस्से -		• मेघा नरेंद्र घाटुरे				(1201)	
विशेष आकारणी		• नेहा नरेंद्र घाटुरे				(1201)	
		राजेश रामकिसन घाटुरे				(1201)	
		रोशन रामकिसन घाटुरे				(1201)	
		• अंजना नरेंद्र घाटुरे				(1201)	
		गौरी चंद्रशेखर जीवने				(1201)	
		• अंजना नरेंद्र घाटुरे				(1201)	
		——सामाईक क्षेत्र——	1.33.00	2.91		(1201)	
इतर फारफार क : (53 व 1076 व 1184)							शेरा आणि भूमापन टिपणे :

गाव नमुना बारी (पिकांची नोंदवही)

(महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहया (तयार करणे व सुस्थितीत ठेवणे) नियम,१९७१ यातील नियम ३९)

गाव :- दिडगांव (535783) तालुका :- कामठी जिल्हा :- नागपूर

भूमापन क्रमांक व उपविभाग : 103/1

वर्ष	हंगाम	खाता क्रमांक	पिकाखालील क्षेत्राचा तपशील						लागवडीसाठी उपलब्ध नसलेली जमीन		जल सिंचनाचे साधन	शेरा
			मिश्र पिकाखालील क्षेत्र घटक पीक व प्रत्येकाखालील क्षेत्र			दिर्घ पिकाखालील क्षेत्र			स्वरूप	क्षेत्र		
			पिकाचे नाव	जल सिंचित	अजल सिंचित	पिकाचे नाव	जल सिंचित	अजल सिंचित				
(१)	(२)	(३)	(७)	(८)	(९)	(१०)	(११)	(१२)	(१३)	(१४)	(१५)	(१६)
				हे.आर.चौ.मी	हे.आर.चौ.मी		हे.आर.चौ.मी	हे.आर.चौ.मी		हे.आर.चौ.मी		
2018-19	खरीप							1.0000	पडीत	2.0800		

टीप : * - मिश्रणाचा संकेत क्रमांक, ** - जल सिंचित, *** - अजल सिंचित

"या प्रमाणित प्रतीसाठी फी म्हणून 14/- रुपये मिळाले."
दिनांक :- 08/04/2022
सांकेतांक क्रमांक :- 270900000187570808042022

(नाव :- तेजस नारायण पोतदार)
सहायक दुय्यम निबंधक - तहसील कार्यालय वर्ग-२ कामठी वि :-नागपूर

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वर्ष:2021-22

गाव नमुना आठ-अ
धारण जमिनींची नोंदवही (कृषिक)
(आसामीवार खतावणी – जमाबंदी पत्रक)

4/8/2022

गाव: बिडगांव तालुका: कामठी जिल्हा: नागपूर

गाव नमुना सहा वरील नोंद	भूमापन क्रमांक व उपविभाग क्रमांक	क्षेत्र			आकारणी किंवा जुडी	दुमाला जमिनीवरील नुकसान.	वसुलीसाठी स्थानिक उपकर		एकूण
		लागवडी योग्य पोटखराब क्षेत्र (हे.आर.चौ.मी)		एकूण क्षेत्र (हे.आर.चौ.मी)			जि.प.	ग्रा. प.	
(१)	(२)	(३अ)	(३ब)	(३क)	(४)	(५)	(६अ)	(६ब)	(७)
खाते क्रमांक 887	अंजना नरेंद्र यादव , कौशल्या रामकिसन यादव , गौरी चंद्रशेखर जीवने , नेहा नरेंद्र यादव , मेघा नरेंद्र यादव , राजेश रामकिसन यादव , रोशन रामकिसन यादव , श्रध्दा नरेंद्र यादव .								
सामाईक खाते	103/1	1.85.00	0.0000	1.85.00	2.91	0	0	0	2.91
	एकूण	1.85.00	0.0000	1.85.00	2.91	0	0	0	2.91

"या प्रमाणित प्रतीसाठी फी म्हणून १५/- रुपये मिळाले."
दिनांक :- 08/04/2022
सांकेतिक क्रमांक :- 27090008010757000042022 29

(नाव :- राजेश नारायण घाडगे)
तलाठी सोबा :- बो., बीडगांव ता. कामठी जि. नागपूर

क. म. ट.
2676/2022
98/E8

5060
98.20

क.म.ट.
२६१६ / २०२२
४४/८४

THE SEAL OF THE SUB-REGISTRAR (GRADE-I)
KALYAN

नगन - ४
१०८० / २०२२
१४/२०

INCOME TAX DEPARTMENT GOVT. OF INDIA

ANJANA N YADAV

DHANIRAM BABULAL YADAV

16/11/1969

Permanent Account Number

ABGPY8180Q

Signature Yadav







भारत सरकार

Government of India

नोंदणीपत्राचा क्रमांक / Enrollment No 1104/10250/00283

To,
अंजना नरेंद्र यादव
Anjana Narendra Yadav
W/O Narendra Yadav
PLOT NO 360
NEAR HANUMAN MANOIR CHANDAN NAGAR
Hanuman Nagar
Hanuman Nagar Nagpur Nagpur
Maharashtra 440009
8928E39744

01/08/2011

Ref: 1123 / 230 / 1279704 - 1279995 / P

SH07031593IFT

आपला क्रमांक / Your No.:

5732 3707 2127

- सामान्य माणसाचा अधिकार



भारत सरकार
Government of India

अंजना नरेंद्र यादव
Anjana Narendra Yadav

जन्म वर्ष / Year of Birth : 1969
स्त्री / Female



5732 3707 2127

- सामान्य माणसाचा अधिकार



श्रद्धा नरेंद्र यादव
Shraddha Narendra Yadav
जन्म तारीख/DOB: 17/10/1996
महिला/ FEMALE

VID : 9118 5081 0506 2843

माझे आधार, माझी ओळख

Unique Identification Authority of India

Address:
C/O: Narendra Yadav, PLOT NO. 360, NEAR HANUMAN MANOIR, CHANDAN NAGAR, Hanuman Nagar, Nagpur, Maharashtra - 440009



2390 2725 5617

VID : 9118 5081 0506 2843

आयकर विभाग INCOME TAX DEPARTMENT भारत सरकार GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

CGGPC7457K



नाम / Name
NEHA VISHAL CHATURVEDI

पिता का नाम / Father's Name
NARENDRA YADAV

जन्म की तारीख Date of Birth 23/10/1990

हस्ताक्षर / Signature



भारत सरकार
Government of India

नेहा विशाल चतुर्वेदी
Neha Vishal Chaturvedi
जन्म तिथि / DOB : 23/10/1990
महिला / Female



4380 2689 4051

मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Address:
W/O Vishal Chaturvedi (gram), Khakhesia, post - raisen, Khakhesia, Vidisha, Vidisha, Madhya Pradesh, 464001

नागपूर ४
५०६० / २०२२
४५ / २०

4380 2689 4051



भारत सरकार
GOVERNMENT OF INDIA
विकास शंकरराव रोकडे
Vikas Shankarrao Rokde

जन्म वर्ष / Year of Birth : 1986
पुरुष / Male

3531 5383 0959

क. म. ट.
२६१६ / २०२२
४५ / ९४



ATNPY4295P

NARENDRA YADAV

पिता / Father's Name

RENDRA YADAV

जन्म की तारीख / Date of Birth

31/01/1995

हस्ताक्षर / Signature





Rajesh Ramesan Yadav

जन्म तारीख / DOB : 17/11/1975

पुरुष / Male

6050 0810 7814

आधार - सामान्य माणसाचा अधिकार



Government of India

मेघा नरेंद्र यादव

Megha Narendra Yadav

जन्म तिथि/DOB: 31/01/1995

महिला/ FEMALE

6360 8228 9129

मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण

Unique Identification Authority of India

भारतीय विशिष्ट अभिज्ञान प्राधिकरण

Unique Identification Authority of India

Address: S/O Ramesan Bansilal Yadav, House no 360, Chandan Nagar, Hanuman Nagar, Nagpur, Maharashtra 440009

6050 0810 7814

Address:
D/O: Narendra Yadav, PLOT NO. 360, NEAR HANUMAN MANDIR, CHANDAN NAGAR, Hanuman Nagar, Nagpur, Maharashtra - 440009

6360 8228 9129

नगन-४

५०६०/२०२२

१६/२७

भारतीय विशिष्ट अभिज्ञान प्राधिकरण

UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Samanya Maansacha Adhikaar

क.म.ट.

२६१६/२०२२

३६/८४

THE SUB-REGISTRAR GRADE-I

CHALLAN

MTR Form Number-6

GRN	MH002170943202223E	BARCODE	Date	21/05/2022-20:02:43	Form ID	48

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	NGP4_7 NAGPUR NO 4 SUB REGISTRAR	Full Name	ANJANA NARENDRA YADAV
Location	NAGPUR		
Year	2022-2023 One Time	Flat/Block No.	
		Premises/Building	
		Road/Street	MOUZA BIDGAON
		Area/Locality	NAGPUR
		Town/City/District	
		PIN	4 4 0 0 0 6
		Remarks (If Any)	SecondPartyName=MEGHA NARENDRA YADAV~
		Amount In Words	Six Hundred Rupees Only

Account Head Details	Amount In Rs.
0030046401 Stamp Duty	500.00
0030082201 Registration Fee	100.00
Total	600.00

600.00

Payment Details	ICBI BANK	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	69103332022052210090	2747296430
Cheque/DD No.		Bank Date	RBI Date	21/05/2022-20:12:40	Not Verified with RBI
Name of Bank		Bank Branch		IDBI BANK	
Name of Branch		Scroll No. Date		Not Verified with Scroll	

Department ID

This Challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. 0000000000

दस्त-४
५०६० / २०२२
१६/२०

Sr. No.	Remarks	Defacement No.	Defacement Date	User Id	Defacement Amount
1	(5):267.5070	00011509922022223	23/05/2022-12:07:40	IGR386	100.00
2	(5):267.5070	00011509922022223	23/05/2022-12:07:40	IGR386	500.00
			Total Defacement Amount		600.00

Print Date 23-05-2022 12:13:25

क. म. ट.
2696 / २०२२
४८ / ६४



267/5070
सोमवार,23 मे 2022 12:08 म.नं.

दस्त गोषवारा भाग-1

नगर4 9८.२०
दस्त क्रमांक: 5070/2022

दस्त क्रमांक: नगर4 /5070/2022

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

भरलेले मुद्रांक शुल्क: रु. 500/-

दु. नि. सह. दु. नि. नगर4 यांचे कार्यालयात

अ. क्र. 5070 वर दि.23-05-2022

रोजी 12:03 म.नं. वा. हजर केला.

पावती:7558 पावती दिनांक: 23/05/2022

सादरकरणाऱ्याचे नाव: अंजना नरेंद्र यादव . .

नोंदणी फी ₹. 100.00

दस्त हाताळणी फी ₹. 400.00

पृष्ठांची संख्या: 20

एकूण: 500.00

दस्त हजर करणाऱ्याची सही:

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ४

सह दुय्यम निबंधक वर्ग-२
नागपूर शहर क्र. ४

दस्ताचा प्रकार: आममुखत्यारनामा

मुद्रांक शुल्क a नेरखा ची प्रतिफलार्थ देण्यात आलेला असून@ त्यामुळे कोणतीही स्थावर मालमत्ता विकण्याचा प्राधिकार मिळत असेल नेरखा

सिद्धा क्र. 1 23 / 05 / 2022 12 : 03 : 30 PM ची वेळ: (सादरीकरण)

सिद्धा क्र. 2 23 / 05 / 2022 12 : 04 : 36 PM ची वेळ: (फी)

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2696 / २०२२
40 / ९४

THE SEAL OF THE SUB-REGISTRAR GRADE-I KAMPTEE

Summary-2

5/23/2022

दस्त नोंदवहा भाग-2

अनुक्रमांक 9e-20

दस्त क्रमांक :5070/2022

23/05/2022 12:12:52 PM

दस्त क्रमांक: नशन4/5070/2022

दस्तऐवज प्रकार :जामसुकत्यारनामा

अ.क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:अंजना नरेंद्र यादव पत्ता:प्लॉट नं: , माळा नं: , इमारतीचे नाव: , ब्लॉक नं: , रोड नं: प्लॉट नं. 360 चंदन नगर हनुमान मंदीर जवळ नागपूर आधार क्र: 573237072127 , महाराष्ट्र, नागपूर पॅन नंबर:ABGPY8180Q	कुलमुखत्यार देणार वय :-53 स्वाक्षरी :-		
2	नाव:पायल नरेंद्र यादव पत्ता:प्लॉट नं: , माळा नं: , इमारतीचे नाव: , ब्लॉक नं: , रोड नं: प्लॉट नं. 360 चंदन नगर हनुमान मंदीर जवळ नागपूर आधार क्र: 239027255617 , महाराष्ट्र, नागपूर पॅन नंबर:	कुलमुखत्यार देणार वय :-26 स्वाक्षरी :-		
3	नाव:नेहा नरेंद्र यादव (चव्हाणनगरचे नाव नेहा विलास चतुर्वेदी) पत्ता:प्लॉट नं: , माळा नं: , इमारतीचे नाव: , ब्लॉक नं: , रोड नं: प्लॉट नं. 360 चंदन नगर हनुमान मंदीर जवळ नागपूर आधार क्र: 439026894051 , महाराष्ट्र, नागपूर पॅन नंबर:	कुलमुखत्यार देणार वय :-32 स्वाक्षरी :-		
4	नाव:मेघा नरेंद्र यादव पत्ता:प्लॉट नं: , माळा नं: , इमारतीचे नाव: , ब्लॉक नं: , रोड नं: प्लॉट नं. 360 चंदन नगर हनुमान मंदीर जवळ नागपूर आधार क्र: 636082269129 , महाराष्ट्र, नागपूर पॅन नंबर:ATNPY4296P	पॉवर ऑफ अटॉर्नी डोनर वय :-27 स्वाक्षरी :-		

दरम्यान दस्तावेज करुन देणार यांनी/कडील जामसुकत्यारनामा चा दस्त सबज करुन दिल्याचे कबुल करतात.
दिनांक 3 ची वेळ 23 / 05 / 2022 12 : 06 : 56 PM

शेरा:-

खालील इसम असे निवेदित करतात की ते दस्तातिल करुन देणा-यांना व्यक्तीश: ओळखतात, व त्यांची ओळख पटविलेली आहे.

अ.क्र.	पक्षकाराचे नाव व पत्ता		छायाचित्र	अंगठ्याचा ठसा
1	नाव:राजेश रामविलास यादव वय:40 पत्ता:चंदन नगर नागपूर पिन कोड:440009	स्वाक्षरी		
2	नाव:विलास अंकुशराव गोवंडे वय:35 पत्ता:कलिंबारा नागपूर पिन कोड:440027	स्वाक्षरी		

दिनांक 4 ची वेळ:23 / 05 / 2022 12 : 08 : 25 PM

दिनांक 5 ची वेळ 23 / 05 / 2022 12 : 08 : 51 PM नोंदणी पुस्तक 4 मध्ये

सह दुय्यम निबंधक सह - 2
नागपूर शहर क्र. 4

CHALLAN

MTR Form Number-6

GRN	MH002733446202223E	BARCODE		Date	01/06/2022-15:54:45	Form ID	481

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	NGP4_JT NAGPUR NO 4 SUB REGISTRAR	Full Name	KAUSHALYABAI RAMKISAN YADAV AND OTHER
Location	NAGPUR		
Year	2022-2023 One Time	Flat/Block No.	
		Premises/Building	
Account Head Details	Amount In Rs.	Road/Street	NAGPUR
0030046401 Stamp Duty	500.00	Area/Locality	NAGPUR
0030063301 Registration Fee	100.00	Town/City/District	
		PIN	4 4 0 0 0 9
		Remarks (If Any)	SecondPartyName=RAJESH RAMKISAN YADAV~
Total	600.00	Amount In Words	Six Hundred Rupees Only

Payment Details	IDBI BANK	FOR USE IN RECEIVING BANK			
Cheque-DD Details		Bank CIN	Ref. No.	691033320220601167OZ	2748962154
Cheque/DD No.		Bank Date	RBI Date	01/06/2022-15:56:53	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. : 0000000000
सदर चलन केवळ दस्तास निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

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2616/2022
42/22

THE SEAL OF THE SUB REGISTRAR OFFICE

YY20/2022
9/22

Page 1/1

Print Date 01-06-2022 03:57:04

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२६९६/२०२२
५४/८४



नगन-४
५५२०/२०२२
२/२२



IRREVOCABLE GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENT THAT We, **(1) SMT KAUSHALYABAI Wd/o LATE RAMKISAN YADAV**, Aged about 73 Years, Occupation – Agriculturist & Business, Income Tax PAN BHOPY3054L, Aadhar Unique Identity No. 626887314094, Resident of Plot No. 360, Chandan Nagar, Near Hanuman Mandir, Nagpur-440009, Tahsil and District – NAGPUR AND **(2) MRS. GAOURI W/o CHANDRASHEKHAR JIWANE** (nee MISS GAOURI D/o RAMKISAN YADAV), Aged about 54 Years, Occupation – Agriculturist & Business, Income Tax PAN AHJPJ3987H, Aadhar Unique Identity No. 329307998476, Cell No. 8956414068, Resident of 189, PTS Quarter, Chandan Nagar, Near Gandhi Krida Mandal, Nagpur-440009, Tahsil and District – NAGPUR, do hereby nominate, constitute and appoint remaining Co-owners namely **(1) SHRI RAJESH S/o RAMKISAN YADAV**, Aged about 52 Years, Occupation – Agriculturist & Business, Income Tax PAN AANPY6112A and Aadhar Unique Identity No. 605008107814 AND **(2) SHRI ROSHAN S/o RAMKISAN YADAV**, Aged about 49 Years, Occupation – Agriculturist & Business, Income Tax PAN ABGPY8183P and Aadhar Unique Identity No. 431309261576, Both Residents of Plot No. 360, Chandan Nagar, Near Hanuman Mandir, Nagpur-440009, Tahsil and District – NAGPUR, who

Copy

are the sons of Executant No. 1 and real brothers of Executants No. 2, as our True and Lawful Attorney in our names and on our behalf.

WHEREAS the Executants and Attorneys named hereinabove jointly own and possess and having undivided share, right, title and interest in the property comprising ALL THAT Piece and Parcel of Agricultural land containing by admeasurements **1.85 Hectares, Rental Rs. 2.91 Yearly** comprising WESTERN PORTION of entire land bearing **Survey / Khasra / Gut No. 103/1** of **MOUZA – BIDGAON,** P.H.No. 33, having a total area of 3.08 Hectares, Rental Rs. 4.85 Yearly, held in Occupancy Class 1 Rights, Khate No. 887 and including all kinds of Trees, Shrubs, Passage, Right of Pathways, Water Courses and all other easementary rights appurtenant and belonging thereto, situated at Village – Bidgaon in Tahsil – Kamptee and District – NAGPUR being their ancestral property as a recorded Co-owners thereof jointly each having 20% undivided share and interest in the aforesaid property and which is more particularly described in the Schedule hereunder written, AND

WHEREAS we are being pre-occupied in our assignments, it is neither possible, nor convenient for us to do and execute various acts, deeds and things required in the matter of completion of the proposed various works in all respects of the aforesaid property. It has therefore become expedient to appoint someone as our Attorneys or Agents, who shall observe and fulfill all the obligations on our part. We therefore do hereby nominate, constitute and appoint our aforesaid Attorneys and empower them to do all or any of the following acts, deeds and things **JOINTLY OR SERVERALLY** for us and on our behalf that is to say –

(1) To prepare, present, sign and execute all or any of the applications that shall be required to be signed by me for the purpose of recording as well as to accord sanctions, transfer order in our names in all Government, Semi-Government records such as Revenue Authorities, TILR, the Local Body Competent Authority, the Tahsildar, NMRDA/MIHAN, any statutory body/authorities, etc.

(2) To approach all the Concerned Authorities in respect of the said land for all purpose and to sign and verify and to present such applications, plans, papers, writings, undertakings statements or documents etc. as may be required and to carry on correspondence with the Authorities and also prefer appeal or appeals from any Order of the Competent Authority like the Collector, Nagpur, the C.E.O. Nagar Parishad, the Nagpur Metropolitan Region Development Authority, Town Planning Authorities, Authorities of T.I.L.R., etc. and/or any other Authority in connection with the said land.

Contd ...

नन-४ ५५२५ / २०२२ ४/22

क. म. ट. २६७६ / २०२२ ५६ / ८४