

273/8117

Tuesday, October 03, 2023

11:14 AM

पावती

Original/Duplicate

नोंदणी क्र.: 39म

Regn.: 39M

पावती क्र.: 9623 दिनांक: 03/10/2023

गावाचे नाव: नागलवाडी त.सा.क्र.6

दस्तावेजाचा अनुक्रमांक: हगन-8117-2023

दस्तावेजाचा प्रकार: कुलमुखत्यारपत्र

सादर करणाऱ्याचे नाव: मे. तिरुपती डेव्हलपर्स तर्फे भागिदार प्रशांत मनोहरराव बोंगीरवार

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 400.00

पृष्ठांची संख्या: 20

एकूण:

रु. 500.00

DELIVERED

आपणास मूळ दस्त, थंबनेने प्रिंट, सूची-२ अंदाजे

11:33 AM ह्या वेळेस मिळेल.



HGN

रु. ५००.०० निबंधक वर्ग-२

हिंगणा

वाजार मुल्य: रु. 1/-

मोबदला रु. 0/-

भरलेले मुद्रांक शुल्क: रु. 500/-

1) देयकाचा प्रकार: DHC रकम: रु. 400/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 1023031402445 दिनांक: 03/10/2023

बँकेचे नाव व पत्ता:

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

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH008492013202324E दिनांक: 03/10/2023

बँकेचे नाव व पत्ता:





CHALLAN
MTR Form Number-6

८९९६



GRN	MH008492013202324E	BARCODE			Date	23/09/2023-15:26:58		Form ID	48(f)		
Department Inspector General Of Registration					Payer Details						
Stamp Duty					TAX ID / TAN (If Any)						
Type of Payment Registration Fee					PAN No.(If Applicable)		ABYPB8725E				
Office Name HGN_HINGNA SUB REGISTRAR					Full Name		PRAMOD LAXMAN BANKAR				
Location NAGPUR					Flat/Block No.		MOUZA NAGALWADI				
Year 2023-2024 One Time					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 1 1 0 8			
						Remarks (If Any)					
						PAN2=AAEFT2905K~SecondPartyName=TIRUPATI					
						DEVELOPERS-CA=0~Marketval=0					
						Amount In Six Hundred Rupees Only					
Total				600.00		Words					
Payment Details STATE BANK OF INDIA					FOR USE IN RECEIVING BANK						
Cheque-DD Details					Bank CIN		Ref. No.		00040572023092327509 CKY0772789		
Cheque/DD No.					Bank Date		RBI Date		23/09/2023-15:28:47		Not Verified with RBI
Name of Bank					Bank-Branch		STATE BANK OF INDIA				
Name of Branch					Scroll No. , Date		Not Verified with Scroll				

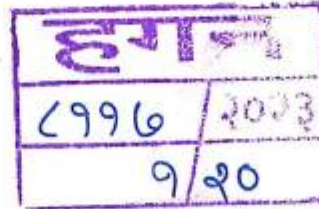
Department ID :

Mobile No. : 9004003673

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

सदर चलन केवल दुयम निबंधक कार्यालयाव नोदणी करावयाच्या दस्तांसाठी लागू आहे. नोदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.

[Handwritten Signature]



हगन	
८९९६	२०२३
२/२०	



GENERAL POWER OF ATTORNEY

Stamp Duty Paid at Rs. 500/-

This General Power of Attorney is made at Nagpur on the
25th day of September 2023.

EXECUTANT

SHRI. PRAMOD S/O. LAXMAN BANKAR,

(PAN-ABYPB 8725 E),

Aadhar No. **2929 6964 0148**

Mobile No. 9004003673

Email ID : plbankar55@gmail.com

Age – 67 years, Occupation – Business/Agriculturist,

R/o. A-702, Veera Atmosphere-Wadhwa, Mulund

Goregaon, Link Road, Hira Nagar, Opp. Nahur Station

Bridge, Mulund West, Near Fortis Hospital, Mumbai –
400 080.

KNOW **ALL MEN** by the seprents **that,**

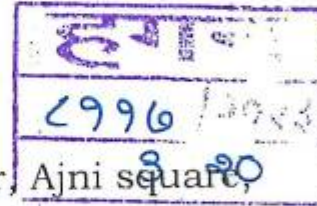
I DO HERE BY APPOINT AND CONSTITUTE AND

NOMINATE

M/S. TIRUPATI DEVELOPERS,

(PAN-AAEFT2905K),

Having its office at 3rd floor, NKY Tower, Ajni square,
Nagpur – 440 015.



Through its Partners –

**1. SHRI PRASHANT S/O SHRI MANOHARRAO
BONGIRWAR,**

Aadhar No. **256315653287**

Mobile No. 982257701

Aged – 52 years, occupation – Business,

R/o. Plot No. 11 – A, Near Dhanwantari Hospital, Khare

Town Dharampeth, Nagpur – 440010.

2. SHRI RAHUL S/O SHRI ARUNRAO UPGANLAWAR,

Aadhar No. **672849353791**

Mobile No. 9822943401

Aged – 48 years, Occupation – Business

R/o. 304, Akshay Heights, Cement Road, Shivaji

Nagar, Nagpur – 440010.

As my True and Lawful Attorney in my name and on my
behalf.

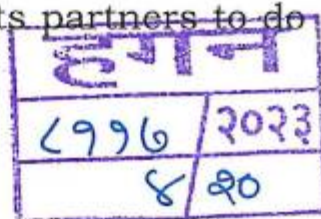
WHEREAS, I own and possess the property comprising of all that piece and parcel of NON-Agriculture land at Khasra No. 107, total area admeasuring **4.66** Hectares, Land Revenue Rs. 12.80/- yearly with Occupant Class I rights at Mouza – Nagalwadi, Patwari Halka No. 6B, Tahasil Hingna, District Nagpur (Gramin).

WHEREAS, I have decided to dispose of the said land at Khasra No. 107, area admeasuring 4.66 Hectares in favour of M/s. Tiruapti Developers through its **Partners SHRI PRASHANT S/O MANOHARRAO BONGIRWAR & SHRI RAHUL S/O ARUNRAO UPGANLAWAR** and **Sale Deed** of the said land is duly registered at No. Hingna/ 8116/2023, dt. 25/09/2023 in the Office of the Sub Registrar Hingna, on payment of the necessary **Stamp Duty of Rs. 55,27,200/- & Registration Fee of Rs. 30,000/-**.

WHEREAS, the M/s. Tirupati Developers has now decided to develop the Khasra No. 107, total area admeasuring 4.66 Hectares at Mouza – Nagalwadi into a Layout by carving various different size plots and thereby requested me to accord my consent for the development of said land into a Residential Layout of various plots. Thereby it has now become necessary to present myself for the completion of Development work of the said land.

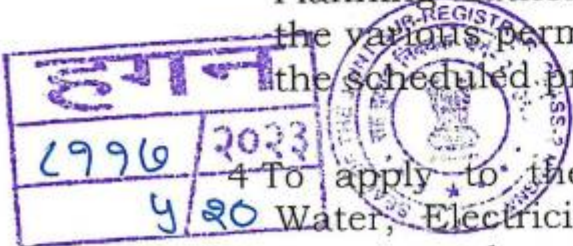
AND WHEREAS M/s. Tirupati Developers is intending to carry out development work at its own cost and all matters related thereto that the attorney is intending to develop the said property as per rules, regulations and law for the time being in force for which it requires delegation of powers and authorities in its or its nominees favour. The Executants has agreed to grand and delegate such powers and authorities with a categorical understanding that cost that may be incurred in getting no objection, permission, clearance etc. or any other cost that may be incurred relating to any administrative, financial and legal decisions shall be the sole responsibility and liability of the attorney.

WHEREAS, I being preoccupied in my assignments it is neither possible nor convenient for me to do and execute the following various acts, deeds and the things required for the proposed transactions of development in all respects of the scheduled property. It is therefore become expedient to appoint someone as my attorney or agent, who shall observe & fulfill all the obligations on my part therefore I do hereby nominate, constitute & appoint my aforesaid attorney and empower it and its partners to do



all or any of the following acts, deeds and things for mean do my behalf, that is to say :-

- 1 To perform all the legal acts and things pertaining to All that piece and parcel of Non-Agriculture land at Khasra No. 107, total area admeasuring 4.66 Hectares, Land Revenue Rs. 12.80/- yearly with Occupant Class I rights at Mouza - Nagalwadi, P.H. No. 6B, Tahsil - Hingna Gramin & District Nagpur.
- 2 To apply for water and electricity connection, new Meter, Transformer, installation & supply, in the NMRDA, Collector, Town Planning, Urban Land Ceiling Authority, MSECL, Grampanchayat, and other local bodies, etc. and to other statutory & non-statutory bodies and to pay/deposit necessary sum in the office of the concern authorities and to execute necessary affidavit for water, electric meter etc MSECL, Grampanchayat, and other local bodies, etc. and to other statutory & non-statutory bodies and to pay/deposit necessary sum in the office of the concern authorities and to execute necessary affidavit for water, electric meter etc and its supply at the site.
- 3 To prepare, submit and get sanctioned the Layout Plan and its revisions or modifications there to and in that behalf, to deal with Concerned Grampanchayat, Nagpur Metropolitan Region Development Authority (NMRDA), Nagpur, Town Planning, Urban Land Ceiling Authority, Collector and any other statutory or non-statutory body or corporation and sign, verify and affirm such applications and other documents as are required of me, 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/their name 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 to such plan/(s). So also obtained the various permission required for the development of the scheduled property from concern authorities.
- 4 To apply to the concern Department for obtaining Water, Electricity, Sewer connection and make the necessary deposit payment to them and obtained the required permissions.
- 5 To sign and verify applications, statements, declaration and affidavit, etc. for mean do my behalf and in their name.



- 6 To file any dispute, suit, civil suit, complaint or any litigation on our behalf in the Competent Court of Law and file plaint or reply, affidavit, application before the Competent Court of Law or Authorities and lead the evidence on our behalf with respect to the said property. So also to receive any such Notice from the concern authority, person, Advocate, Court, Govt. Department, etc.
- 7 To appoint Architect, Engineers, Planner, Designer, Surveyors for carrying on the layout work of the proposed layout on the said plot of land.
- 8 To deposit necessary amount in the Court, Government, Semi Government, Department, Local bodies and to also obtained refund of money so deposited in any such Department, Court, Offices, etc. and pass a receipt and discharge for the same in my name and obtain the refund if any in their name.
- 9 To apply for the getting registration under Maharashtra Real Estate (Regulation & Development) Act 2016 (MAHARERA) as amended from time to time and comply with its various provision sand fulfill its requirements from time to time. To appear before the authority and settle the disputes if any and comply with the requirements of the MAHA RERA Authority.
- 10 I do hereby declare that I will not withdraw, cancel or revoke this General Power of Attorney until the matters aforesaid are fully completed and duly complied with in all respects.
- 11 AND I hereby ratify, confirm and agree to confirm whatsoever my said attorney shall door purport to do by virtue of this Power of Attorney.
- 12 They are authorized to do all such acts, deeds and things including signing any papers/documents as are necessary and incidental to the above AND that any actor statement writing of my said Attorney in pursuance hereto shall be deemed to be fully authorized and ratified by me.
- 13 **THAT**, the full Stamp Duty of **Rs. 55,27,200/- only** and **Full Registration** Fees of Rs. 30,000/- only is already paid at the time of Registration of Agreement to Sale of the said land is duly registered at



No. Hingna - 8116/2023, dt. 25/09/2023 in the office of the Sub Registrar Hingna.

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

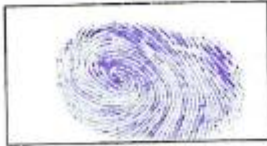
SCHEDULE OF PROPERTY

All that piece and parcel of Non Agriculture land at **Kh. No. 107**, total **area admeasuring 4.66 HR**, Land Revenue Rs. 12.80/- yearly with Occupant Class I rights at **Mouza** – Nagalwadi, P.H. No. 6B, Tahsil – Hingna Gramin & District Nagpur and the scheduled property is bounded as under:

On the East : Pandan
On the West : KH No. 108 & 109
On the North : KH No. 116, 117 & 119
On the South : KH No. 106/1, 108 & 109

IN WITNESS WHERE OF, I, SHRI. PRAMOD S/O. LAXMAN BANKAR, have here to set my hand and signed this DEED OF GENERAL POWER OF ATTORNEY at NAGPUR on this 25th Day of September, 2023 in presence of the attesting witnesses signing as such.

WE ACCEPT THE POWER CONFERRED ON US BY THE EXECUTANT OF THIS POWER OF ATTORNEY. SIGNATURE OF THE ATTORNEY

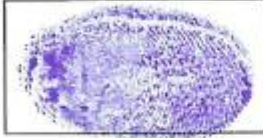


[Handwritten signature]

M/S. TIRUPATI DEVELOPERS,
Through its Partner,
SHRI. PRASHANT S/O. MANOHARRAO
BONGIRWAR



**GENERAL POWER OF ATTORNEY KH. NO. 107, AT
MOUZA - NAGALWADI,**



SHRI. RAHUL S/O. ARUNRAO
UPGANLAWAR



EXECUTANT

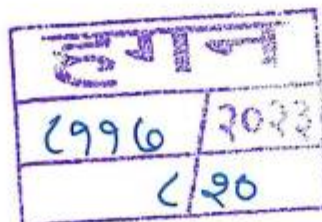
SHRI. PRAMOD S/O. LAXMAN
BANKAR

WITNESSES: -

1. Yangatwar
Nishant Vasantrao Yangatwar



2. Prashod
Prashant Shriramji Rathore





अहवाल दिनांक : 18/01/2023

महाराष्ट्र शासन

गाव नमुना सात (अधिकार अभिलेख पत्रक)

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

गाव :- नागलवाडी

तालुका :- हिंगणा

जिल्हा :- नागपूर

त.सा.क्र.६ ब (536127)

ULPIN : 34684555688

भूमापन क्रमांक व उपविभाग : 107

34684555688

भू-धारणा पद्धती : भोगवटादार वर्ग -1

शेताचे 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. अ) लागवड योग्य क्षेत्र जिरायत 4.66.00 बागापत एकूण ला.पो. 4.66.00 क्षेत्र ब) पोटा-खराब क्षेत्र (लागवड अयोग्य) वर्ग (अ) वर्ग (ब) एकूण पो.ख. 0.00.00 एकूण क्षेत्र 4.66.00 (अ+ब) आकारणी 12.80 जुडी किंवा विशेष आकारणी	44	प्रमोद लक्ष्मन वनकर	4.66.00	12.80	(643)		कुळाचे नाव व खंड इतर अधिकार प्रलंबित फेरफार : नाही. शेवटचा फेरफार क्रमांक : --- व दिनांक : ---
जने फेरफार क्र.							सोमा आणि भूमापन चिन्ह :

गाव नमुना बारा (पिकाची नोंदवही)

[महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा (तयार करणे व सुस्थितीत ठेवणे) नियम, १९७१ यातील नियम २९]

गाव :- नागलवाडी त.सा.क्र.६ ब (536127)

तालुका :- हिंगणा

जिल्हा :- नागपूर

भूमापन क्रमांक व उपविभाग : 107

पिकाखालील क्षेत्राचा तपशील								लागवडीसाठी उपलब्ध नसलेली जमीन	शेरा
वर्ष	हंगाम	खाता क्रमांक	पिकाचा प्रकार	पिकाचे नाव	जल सिंचित	अजल सिंचित	जल सिंचनाचे साधन	स्वरूप	क्षेत्र
(१)	(२)	(३)	(४)	(५)	(६)	(७)	(८)	(९)	(१०)
					हे.आर. चौ.मी	हे.आर. चौ.मी			हे.आर. चौ.मी
2018-19	खरीप		निभळ	आवळा		0.1000		नाला	0.0500
			निभळ	सायाबीन		2.3000			
			निभळ	पेरु		0.1000			
			निभळ	सागवान		2.0000			
			निभळ	वांबू		0.1000			
2019-20	खरीप		निभळ	आवळा		0.1000		चराई करीता	0.0100
			निभळ	सायाबीन		2.3000			
			निभळ	सागवान		2.0000			
								नाला	0.0500
								चराई करीता	0.0100
			निभळ	पेरु		0.1000			
			निभळ	वांबू		0.1000			
2020-21	खरीप		निभळ	सायाबीन		2.3000			
			निभळ	पेरु		0.1000			
			निभळ	आवळा		0.1000			
			निभळ	वांबू		0.1000			

८९९६ २०२३
९/२०



जल संचालक

६. ब. व. ... ६. ब. ...

३०.०५.२०२३

संज्ञा	
2996	2023
90	20



वर्ष: २०२२-२३		गाव नमुना आठ-अ		5/30/2023				
		धारण जमिनीची नोंदवही (कृषिक)						
		(आसामीवार खतावणी -- जमाबंदी पत्रक)						
गाव: नागलवाडी त.सा.क्र.6 ब		तालुका: हिंगणा		जिल्हा: नागपूर				
गाव नमुना सहा मधील नोंद	भूमापन क्रमांक व उपविभाग क्रमांक	क्षेत्र	वसुलीसाठी	एकूण				
		लागवडी योग्य क्षेत्र	पोटखराब क्षेत्र	एकूण क्षेत्र	आकारणी किंवा जुडी	दुमाला जमिनीवरील नुकसान.	स्थानिक उपकर	जि.प. ग्रा. प.
(१)	(२)	(३अ)	(३ब)	(३क)	(४)	(५)	(६अ)	(६ब)
		(हे.आर.चौ.मी)	(हे.आर.चौ.मी)	(हे.आर.चौ.मी)				
खाते क्रमांक ४४	प्रमोद लक्ष्मन बनकर .							
व्यक्तिगत खातेदार	१०७	४.६६.००	०.००००	४.६६.००	१२.८	०	८९.६	१२.८ ११५.२
एकूण		४.६६.००	०.००००	४.६६.००	१२.८	०	८९.६	१२.८ ११५.२

"या प्रमाणित प्रतीसाठी फी म्हणून १५/- रुपये मिळाले."
 दिनांक :- 30/05/2023
 सांकेतिक क्रमांक :- 27090011011010000052023287

(नाव :- सुधिर शामराव लंजे)
 तलाठी साक्षा :- नागलवाडी त.सा.क्र.6 ब ता :-
 हिंगणा जि :- नागपूर





गाँव न/म/काडी
 न/म/काडी
 ६
 १९९९००
 १९९९-९०



शासक अधिकारी
 व. का. व.
 शा. विभाग, दि. शा.

हुगन
 ८९९६ २०२३
 ९३ ९०



ਵਾਜਾ	
੮੧੧੬	੨੦੨੩
੧੪	੨੦



आयकर विभाग
INCOME TAX DEPARTMENT
TIRUPATI DEVELOPERS
19/05/2005
Permanent Account Number
AAEFT2905K
भारत सरकार
GOVT. OF INDIA

भारत सरकार
Government of India
राहुल अरुणराव उपांगलावार
Rahul Arunrao Uppanlawar
जन्म तारीख/DOB: 23/07/1974
पुरुष/ MALE
Issue Date: 23/08/2013
6728 4935 3791
VID : 9165 6245 2345 5959
माझे आधार, माझी ओळख
भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India
पत्ता:
S/O: अरुणराव उपांगलावार, फ्लॅट नं 304, अक्षय
हाइट्स प्लॉट नं 202, सिमेंट रोड, शिवाजी नगर, शंकर
नगर, नागपूर,
महाराष्ट्र - 440010
Address:
S/O: Arunrao Uppanlawar, FLAT NO 304,
AKSHAY HEIGHTS PLOT NO 202,
CEMENT ROAD, SHIVAJI NAGAR, Shankar
Nagar, Nagpur,
Maharashtra - 440010
6728 4935 3791
VID : 9165 6245 2345 5959
1947 | help@uidai.gov.in | www.uidai.gov.in

भारत सरकार
Government of India
प्रशान्त मनोहरराव बोंगीरवार
Prashant Manoharrao Bongirwar
जन्म तारीख/DOB: 09/06/1970
पुरुष/ MALE
Issue Date: 14/08/2011
2563 1565 3287
VID : 9129 0389 1405 8969
माझे आधार, माझी ओळख
भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India
पत्ता:
S/O मनोहरराव बोंगीरवार, ११-ए खरे टाऊन, धन्वंतरी
हॉस्पिटल जवळ, धरमपेठ, नागपूर, नागपूर,
महाराष्ट्र - 440010
Address:
S/O Manoharrao Bongirwar, 11- A Khare
Town, Near dhanwantari Hospital,
Dharampeeth, Nagpur, Nagpur,
Maharashtra - 440010
2563 1565 3287
VID : 9129 0389 1405 8969
1947 | help@uidai.gov.in | www.uidai.gov.in

भारत सरकार
Government of India
निशान्त वसंतराव यांगतवार
Nishant Vasantrao Yangatwar
जन्म तारीख/DOB: 01/02/1989
पुरुष/ MALE
Issue Date: 05/08/2011
8960 4429 5984
VID : 9161 3118 2463 3327
माझे आधार, माझी ओळख
भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India
पत्ता:
S/O Vasantrao Yangatwar, old mangalwari,
jagannath swami temple, swami temple, old
mangalwari, bagadganj, Nagpur,
Maharashtra - 440008
Address:
S/O Vasantrao Yangatwar, old mangalwari,
jagannath swami temple, swami temple, old
mangalwari, bagadganj, Nagpur,
Maharashtra - 440008
8960 4429 5984
VID : 9161 3118 2463 3327
1947 | help@uidai.gov.in | www.uidai.gov.in

भारत सरकार
Government of India
प्रशान्त शिरामजी राठोड
Prashant Shiramji Rathod
जन्म तारीख/DOB: 20/07/1988
पुरुष/ MALE
Issue Date: 28/02/2012
7751 5008 3919
VID : 9152 1453 6755 1330
माझे आधार, माझी ओळख
भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India
पत्ता:
हनुमान मंदिर जवळ, २६ शिवसुंदर नगर दिगोरी उमरेड रोड,
हनुमान नगर स.ओ. नागपूर,
महाराष्ट्र - 440009
Address:
hanuman mandir, 26 shivsunder nagar dighori
umred road, Hanuman Nagar S.O, Nagpur,
Maharashtra - 440009
7751 5008 3919
VID : 9152 1453 6755 1330
1947 | help@uidai.gov.in | www.uidai.gov.in

हगान
८९९६ २०२३
१५/२०





भारत सरकार
Government of India

भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India

नोंदणी क्रमांक:/ Enrolment No.: 0000/00620/63051

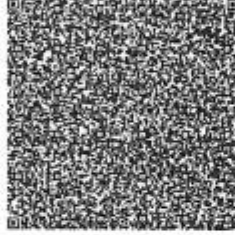
Download Date: 01/06/2020

Issue Date: 20/01/2020

To
प्रमोद लक्ष्मण बनकर
Pramod Laxman Bankar
C/O Dr. PRAMOD LAXMAN BANKAR
A-702 VERA ATMOSPHERE - WADHWA
MULUND GOREGAON LINK ROAD HIRA NAGAR
OPPOSITE NAHUR STATION BRIDGE MULUND WEST
NEAR FORTIS HOSPITAL
Mumbai
Mulund West
Mumbai Suburban Maharashtra - 400080
9004003673

Signature valid

Digital Signature
AUTHORITY: 18 11 20
ST



आपला आधार क्रमांक / Your Aadhaar No. :

2929 6964 0148

VID : 9103 4418 4124 6761

माझे आधार, माझी ओळख



भारत सरकार
Government of India



Download Date: 01/06/2020



प्रमोद लक्ष्मण बनकर
Pramod Laxman Bankar
जन्म तारीख/DOB: 20/07/1955
पुरुष/ MALE

Issue Date: 20/01/2020

2929 6964 0148

VID : 9103 4418 4124 6761

माझे आधार, माझी ओळख

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

ABYPB8725E

नाम /NAME

PRAMOD LAXMAN BANKAR

पिता का नाम /FATHER'S NAME

LAXMAN KISAN BANKAR

जन्म तिथि /DATE OF BIRTH

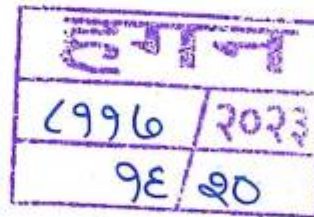
20-07-1955

हस्ताक्षर /SIGNATURE



आयकर आयुक्त, बरौदा

COMMISSIONER OF INCOME-TAX, BARODA



CHALLAN
MTR Form Number-6



GRN	MH008492013202324E	BARCODE			Date	23/09/2023-15:26:58	Form ID	48(f)	
Department Inspector General Of Registration				Payer Details					
Stamp Duty				TAX ID / TAN (If Any)					
Type of Payment Registration Fee				PAN No.(If Applicable)		ABYPB8725E			
Office Name HGN_HINGNA SUB REGISTRAR				Full Name		PRAMOD LAXMAN BANKAR			
Location NAGPUR				Flat/Block No.		MOUZA NAGALWADI			
Year 2023-2024 One Time				Premises/Building					
Account Head Details				Amount In Rs.					
0030046401 Stamp Duty				500.00		Road/Street NAGPUR			
0030063301 Registration Fee				100.00		Area/Locality NAGPUR			
				Town/City/District					
				PIN		4 4 1 1 0 8			
				Remarks (If Any)					
				PAN2=AAEFT2905K-SecondPartyName=TIRUPATI					
				DEVELOPERS-CA=0-Marketval=0					
				Amount In Six Hundred Rupees Only					
Total				600.00		Words			
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK					
Cheque-DD Details				Bank CIN		Ref. No.		00040572023092327509 CKY0772789	
Cheque/DD No.				Bank Date		RBI Date		23/09/2023-03:34:35 25/09/2023	
Name of Bank				Bank-Branch		STATE BANK OF INDIA			
Name of Branch				Scroll No. , Date		267 , 25/09/2023			

Department ID :

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.

Signature Not Verified

Challan Defaced Details

Digitally signed by DS
DIRECTORATE OF ACCOUNTS
AND TREASURY, MUMBAI 02
Date: 2023.10.03 11:18:40 IST
Reason: GRAS Secure Document
Location: India

Sr. No.	Remarks	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-273-8117	0004627010202324	03/10/2023-11:13:57	IGR392	100.00
2	(IS)-273-8117	0004627010202324	03/10/2023-11:13:57	IGR392	500.00
Total Defacement Amount					600.00





273/8117

मंगळवार, 03 ऑक्टोबर 2023 11:14 म.पु.

दस्त गोपवारा भाग-1

हगन

१८-२०

दस्त क्रमांक: 8117/2023

दस्त क्रमांक: हगन /8117/2023

वाजार मुल्य: रु. 01/-

मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.500/-

दु. नि. सह. दु. नि. हगन यांचे कार्यालयात

अ. क्र. 8117 वर दि.03-10-2023

रोजी 11:13 म.पु. वा. हजर केला.

पावती:9623

पावती दिनांक: 03/10/2023

सादरकरणाचे नाव: मे. तिरुपती डेव्हलपर्स तर्फे भागिदार प्रशांत
मनोहरराव बोंगीरवार

नोंदणी फी

रु. 100.00

दस्त हाताळणी फी

रु. 400.00

पृष्ठांची संख्या: 20

एकुण: 500.00



दस्त हजर करणाऱ्याची मही:

सह दुय्यम निबंधक, वर्ग-२
हिंगणा

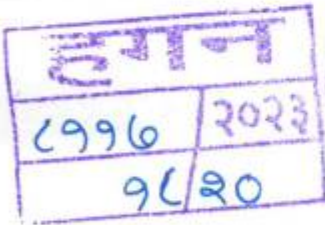
सह दुय्यम निबंधक, वर्ग-२
हिंगणा HGN

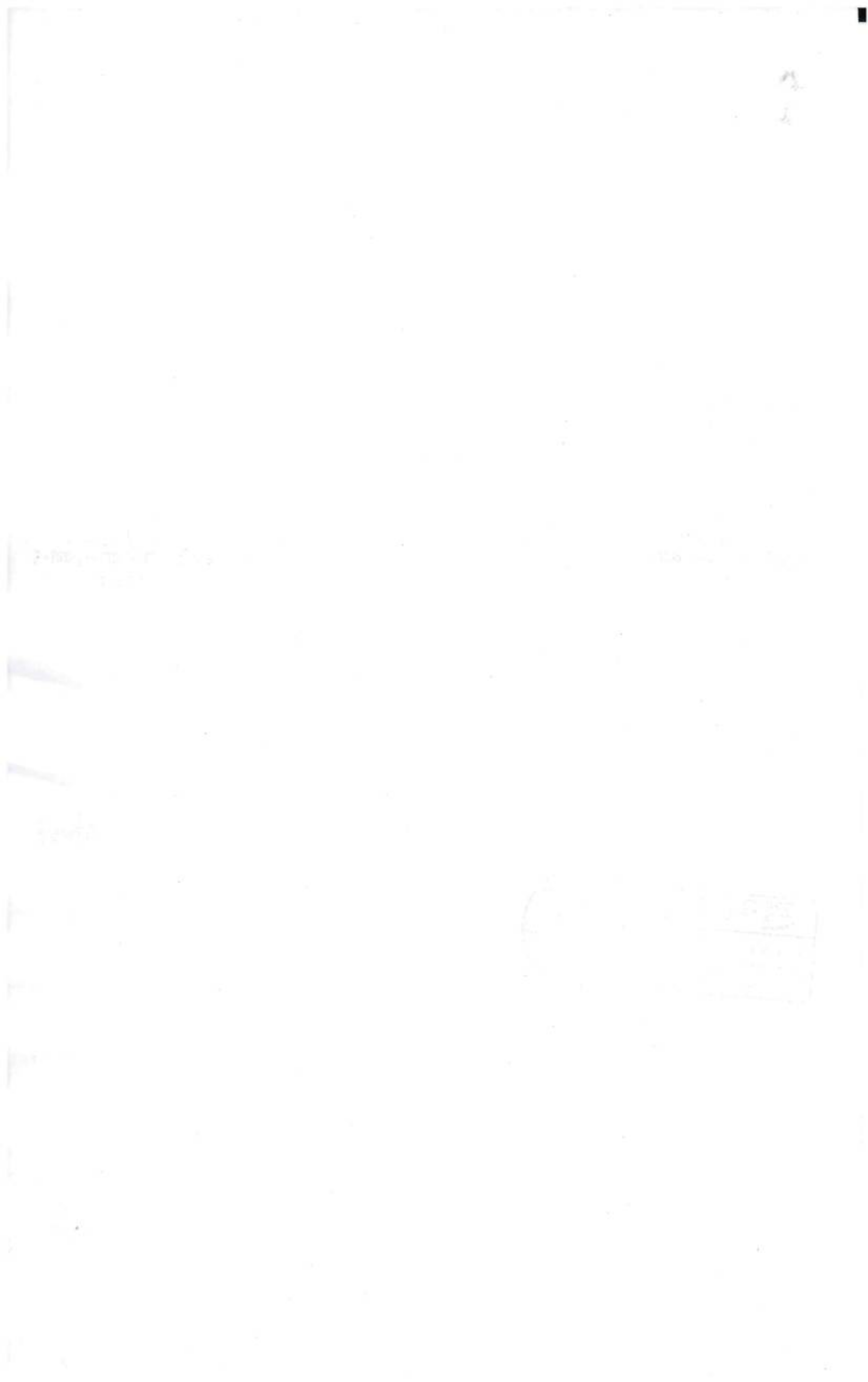
दस्तावा प्रकार: कुलमुखत्यागपत्र

मुद्रांक शुल्क: (48-क) जेव्हा त्यामुळे खंड (अ) मध्ये उल्लेखिलेल्या बाबीतून अन्य असा एकाच संव्यवहारात एकाच किंवा अधिक व्यक्तीस काम चालविण्याचा प्राधिकार मिळत असेल तेव्हा

शिक्षा क्र. 1 03 / 10 / 2023 11 : 13 : 08 AM ची वेळ: (मादरीकरण)

शिक्षा क्र. 2 03 / 10 / 2023 11 : 13 : 54 AM ची वेळ: (फी)







03/10/2023 11:17:59 AM

दस्त गोपवारा भाग-2

हगन १९-२०
दस्त क्रमांक:8117/2023दस्त क्रमांक:हगन/8117/2023
दस्ताचा प्रकार :-कुलमुखत्यारपत्र

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	ठसा प्रमाणित
1	नाव:प्रमोद लक्ष्मण बनकर पत्ता:प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: -, ब्लॉक नं: आधार न. २९२९६९६४०१४८, रोड नं: ए-७०२, बीरा एटमॉमफेअर बाधवा, मुलुंड गोरगाव लिंक रोड, हिरा नगर, नेहरू स्टेशन ब्रिज जवळ, मुलुंड वेस्ट, फोर्टिस हॉस्पिटल जवळ, मुंबई, महाराष्ट्र, मुंबई. पॅन नंबर:ABYPB8725E	कुलमुखत्यार देणार वय :-67 स्वाक्षरी:-		
2	नाव:मे. तिरुपती डेव्हलपर्स तर्फे भागिदार प्रशांत मनोहरराव बोंगीरवार पत्ता:प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: -, ब्लॉक नं: आधार न. २५६३१५६५३२८७, रोड नं: 11-ए, खरे टाऊन धरमपेट, नागपूर, महाराष्ट्र, नागपूर. पॅन नंबर:AAEFT2905K	पॉवर ऑफ अटॉर्नी होल्डर वय :-53 स्वाक्षरी:-		
3	नाव:मे. तिरुपती डेव्हलपर्स तर्फे भागिदार राहुल अरुणराव उपगन्नावार पत्ता:प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: -, ब्लॉक नं: आधार न. ६७२८४९३५३७९१, रोड नं: 304, अधय हाईटस सिमेंट रोड शिवाजी नगर नागपूर, महाराष्ट्र, नागपूर. पॅन नंबर:AAEFT2905K	पॉवर ऑफ अटॉर्नी होल्डर वय :-48 स्वाक्षरी:-		

वरील दस्तऐवज करून देणार तक्रारकीत कुलमुखत्यारपत्र चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्षा क्र.3 ची वेळ:03 / 10 / 2023 11 : 15 : 21 AM

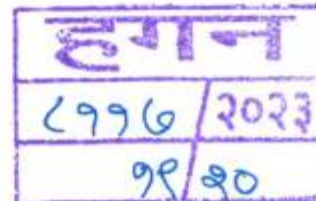
ओळख:-

दस्तऐवज निष्पादनाचा कबुलीजबाब देणाऱ्या सर्व पक्षकारांची ओळख संमती-आधारित - आधार प्रणालीद्वारे पडताळण्यात आली आहे. त्याबाबत प्राप्त माहिती पुढीलप्रमाणे आहे.

पह दुय्यम निबंधक, वग-२
हिंगणा

Sr. No.	Type of Party & Name	Date & Time of Verification with UIDAI	Information received from UIDAI (Name, Gender, UID, Photo)
1	कुलमुखत्यार देणार प्रमोद लक्ष्मण बनकर	03/10/2023 11:17:55 AM	प्रमोद लक्ष्मण बनकर M XXXX XXXX 0148
2	पॉवर ऑफ अटॉर्नी होल्डर मे. तिरुपती डेव्हलपर्स तर्फे भागिदार प्रशांत मनोहरराव बोंगीरवार	03/10/2023 11:17:00 AM	प्रशांत मनोहरराव बोंगीरवार M XXXX XXXX 3287
3	पॉवर ऑफ अटॉर्नी होल्डर मे. तिरुपती डेव्हलपर्स तर्फे भागिदार राहुल अरुणराव उपगन्नावार	03/10/2023 11:15:37 AM	राहुल अरुणराव उपगन्नावार M XXXX XXXX 3791

शिक्षा क्र.4 ची वेळ:03 / 10 / 2023 11 : 17 : 58 AM

HGN पह दुय्यम निबंधक, वग-२
हिंगणा

Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	PRAMOD LAXMAN BANKAR	eChallan	00040572023092327509	MH008492013202324E	500.00	SD	0004627010202324	03/10/2023
2		DHC		1023031402445	400	RF	1023031402445D	03/10/2023
3	PRAMOD LAXMAN BANKAR	eChallan		MH008492013202324E	100	RF	0004627010202324	03/10/2023

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

8117 /2023

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2. Get print immediately after registration.

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९ नंबराचे बुकाचे
८९९६ नंबरी नोंदला
प्रमाणित करण्यात येते कि,
या दस्तला एकुल २० पाने आहेत.

राह दुय्यम निबंधक, वर्ग-२
हिंगणा

दि. ०३ माहे १० सन २०२३