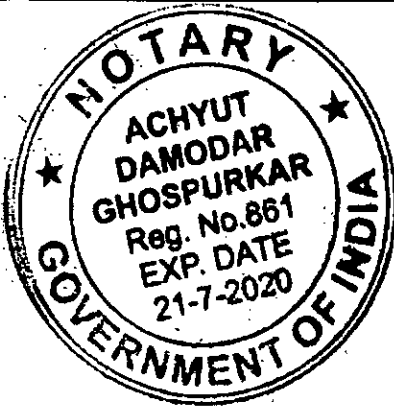




CHALLAN
MTR Form Number-6

GRN	MH003346112201718E	BARCODE	Date		10/07/2017-15:52:33	Form ID
Department			Inspector General Of Registration			
Non-Judicial Stamp Vendor			Payer Details			
Type of Payment			Sale of Non Judicial Stamps IGR Rest of Maha			
Office Name			HVL4_HAVELI 4 JOINT SUB REGISTRAR		Full Name	
Location			PUNE		PARANJAPE SCHEMES CONSTRUCTION LTD	
Year			2017-2018 One Time		Flat/Block No.	
Account Head Details			Amount In Rs.		Premises/Building	
0030046401 Sale of NonJudicial Stamp			500.00		Road/Street	
					ERANDWANE	
					Area/Locality	
					PUNE	
					Town/City/District	
					PIN	
					411004	
			Remarks (If Any)			
			AFFIDAVIT CUM DECLARATION			
Total			500.00		Amount In	
					Five Hundred Rupees Only	
					Words	
Payment Details			BANK OF MAHARASHTRA			
Cheque-DD Details			FOR USE IN RECEIVING BANK			
			Bank CIN		Ref. No.	
			02300042017071064326		469017554	
Cheque/DD No.			Date		10/07/2017-15:53:24	
Name of Bank			Bank-Branch		BANK OF MAHARASHTRA	
Name of Branch			Scroll No. , Date		Not Verified with Scroll	

NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document
सदर चलान "टाइप ऑफ पेमेंट" मध्ये नमूद कारणासाठीच लागू आहे. इतर कारणासाठी किंवा नोंदणी न करावयाच्या दस्त्यासाठी लागू नाही.

Mobile No. : Not Available



Form 'B'
[See rule 3(6)]

Affidavit cum Declaration

Affidavit cum Declaration of ~~Mr./Ms.~~ Paranjape Schemes (Construction) Ltd., having its registered office at 1, Somnath, CTS No. 988, Ram Mandir Road, Next to Tilak Mandir, Vile Parle (East) Mumbai: 400 057, and having corporate office at PSC House, CTS No. 111+111/2, Anand Colony, off Prabhat Road, Pune: 411 004, promoter of the ~~proposed~~ ongoing project viz. "Gloria Grand", situated at Survey No.47/4B, 47/13, 47/14, 47/19 and 47/4/A Bawadhan (Khurd), Pune: 411 021, through Vikram Anand Godse, age: adult, occupation service, residing at Pune, its signatory duly authorized by the promoter of the ~~proposed~~ ongoing project, vide its/~~his/their~~ authorization dated 29/05/2017;

I, Vikram Anand Godse ~~promoter of the proposed project~~ duly authorized by the promoter of the ~~proposed~~ ongoing project do hereby solemnly declare, undertake and state as under:

1. That promoter has a legal title ~~report~~ to the portion of the land on which the development of the project is ~~proposed~~ ongoing.

OR and

The persons enlisted in the Annexure annexed herewith have/~~has~~ a legal title ~~report~~ to the balance portion of land on which the development of the ~~proposed~~ ongoing project is being carried out.

AND

a legally valid authentication of the title of such land alongwith an authenticated copy of the agreement between such owner and Promoter for development of the real estate project is enclosed herewith.

2. That the project land is free from all encumbrances.

OR

That details of encumbrances including dues and litigations, details of any rights, title, interest or name of any party in or over such land, ~~alongwith details~~ are as under:

Details of encumbrances:

Sr. No.	Details of the encumbrances
1	Mortgage over portion of the Project Land (admeasuring 7450 Sq.Mtrs.) and first parri passu charge over the portion of the Project Land has been created by the Promoter by way of registered English Mortgage on the portion of the Project Land as below: (i) Land admeasuring "Hectare 00.30.50 Are" i.e. 3050 Sq.Mtrs. out of Survey No. 47/4B (old Survey No. 47/4/2)



	(ii) Land admeasuring "Hectare 00.33 Are" i.e. 3300 Sq.Mtrs. out of Survey No. 47/14 (old Survey No. 47/15) (iii) Land admeasuring "Hectare 00.07 Are" i.e. 700 Sq.Mtrs. out of Survey No. 47/19 (old Survey No. 47/16/1/1/2) (iv) Land admeasuring "Hectare 00.04 Are" i.e. 400 Sq.Mtrs. out of Survey No. 47/13 (i.e. old Survey No. 47/14) All situated at Bawadhan Khurd, Taluka Haveli, District, Pune; Alongwith: All future receivables/ cash flows/ revenues arising out of or in connection with or relating to the project owned by Paranjape Schemes (Construction) Ltd. to be constructed on the Project Land. In favour of Aditya Birla Finance Ltd. and Aditya Birla Housing finance Ltd. vide mortgage deed dated 06/06/2016 and registered in the office of Sub.Registrar Haveli No.18, on the same day, at serial No.4888/2016.
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Details of litigation

Sr. No.	Name of the Court	Type of case	Case No.	Role of the Promoter	Litigation for:	Preventive order if any	Present status
1	C.J.S.D., Pune	Regular Civil Suit	377/15	Defendant	Suit for partition, injunction and possession	No	Kept for issues
2	High Court, Bombay	Appeal against order	AOST/1 2851/20 17	Respondent	Hiraman Piraji Karanjawane has filed AO against the order passed by District Court Pune, dated 24/4/2017	No	Matter is kept for pre-admission

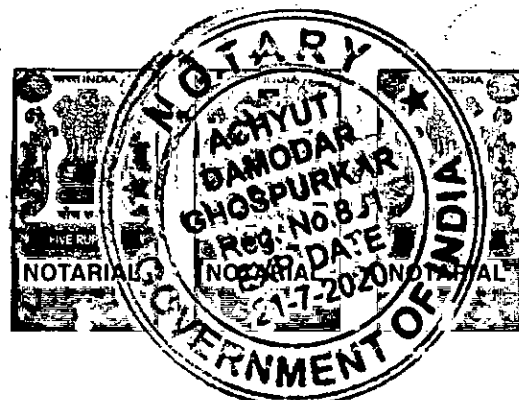
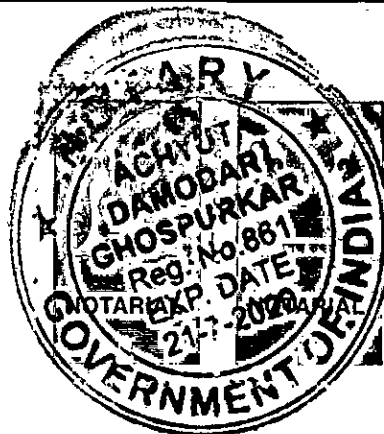
3. That the time period within which the project shall be completed by me/ the Promoter from the date of registration of the Project: on or before 31/03/2022;

4. (a) for new projects:

~~That seventy percent of the amounts realised by me/ Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.~~

- (b) For ongoing project on the date of commencement of the Act

- (i) That seventy percent of the amounts to be realised hereinafter by me/ Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.



OR

- (ii) That entire of the amounts to be realised hereinafter by me/ Promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose, since the estimated receivable of the project is less than the estimated cost of the completion of the project.
5. That the amounts from the separate account shall be withdrawn in accordance with Rule 5.
6. That ~~if~~ the Promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilised for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
7. That ~~if~~ the Promoter shall take all the pending approvals on time, from the competent authorities.
8. That ~~if~~ the Promoter shall inform the Authority regarding all the changes that have occurred in the information furnished under sub-section (2) of section 4 of the Act and under rule 3 of these rules, within seven days of the said changes occurring.
9. That ~~if~~ the Promoter have/ has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
10. That ~~if~~ The Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be.

[Signature]
Deponent

AUTHORISED SIGNATORY

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verified by me at _____ on this 11th day of July-2017.

[Signature]
Deponent

AUTHORISED SIGNATORY

BEFORE ME

[Signature]
A. D. GHOSPURKAR
NOTARY UNION OF INDIA
PUNE

Noted And Registered
at Sr. No. 945/2017
Date 11/7/17



List of owners of the Project Land of the Project Gloria Grand

- (1) (a) Suresh Baburao Karanjawane, Age: adult, Occupation: Agricultural, (b) Smt. Kamal Suresh Karanjawane, Age: adult, Occupation: Housewife, (c) Shailesh Suresh Karanjawane, Age: adult, Occupation: Student, (d) Sayali Suresh Karanjawane, Age: adult, Occupation: Student,
- (2) (a) Chandrakant Baburao Karanjawane, Age: adult,, Occupation: Agricultural, (b) Smt. Archana Chandrakant Karanjawane, Age: adult, Occupation: Housewife, (c) Vedant Chandrakant Karanjawane, Age: minor, Occupation: Student and (d) Sidhhant Chandrakant Karanjawane, Age: minor, Occupation: Student, both (c) & (d) through their legal guarding Chandrakant Baburao Karanjawane, Age: adult,, Occupation: Agricultural,
- (3) (a) Raju (as per 7/12 extract Rajendra) Baburao Karanjawane, Age: adult,, Occupation: Agricultural, (b) Smt. Surekha Raju Karanjawane, Age: adult, Occupation: Housewife, (c) Rohan Raju Karanjawane, Age: minor, Occupation: Student through his legal guarding Raju (as per 7/12 Rajendra) Baburao Karanjawane, Age: adult,, Occupation: Agricultural, all residing at Bavdhan- Khurd, Tal - Mulshi, Dist - Pune,
- (4) (a) Machhindra Babanrao Zore, Age: adult, Occupation: Business, (b) Gitesh Machhindra Zore, Age: adult, Occupation: Business, Both residing at 83/22, Shastri Nagar, Kothrud, Pune 411 038,
- (c) Smt. Smita Vishal Adhav, Age: adult, Occupation: Housewife, residing at 488, Narayan Peth, opposite Pune Marathi Granthalaya, Pune: 411 030,
- (5) Chandrakant Raygonda Patil, age: adult, occupation: Business, residing at: 1/A/1, S.No.17, Swapnali Apt., Opp. Sangam Press, Kothrud, Pune
- (6) Shankar Ganpat Wahale, age: adult, occupation: Agriculture, residing at: Bhukum, Tal- Mulshi, Dist. Pune,
- (7) Sagar Sahebrao Bhelke, age: adult, occupation: Business/Agriculture, residing at: 142, Bhelke Nagar, Bhelke Park, Flat No.A/3, Kothrud, Pune,
- (8) Radhakrishna Sukhdev Davkhar, age: adult, occupation: Agriculture, residing at: 1/102, Saurabh Society, 45/11, Karvenagar, Pune
- (9) Mrs. Durga Ganesh Rudrakar, age: adult, occupation: Housewife, residing at: S.No.20, Bharat Colony, Karvenagar, Pune - 52,
- (10) 10a) Sambhaji Dajiram Ghodke, age: adult, occupation: Agriculture/service, residing at: Bavdhan, Tal-Mulshi, Dist.Pune, 10b) Mrs. Indubai Pandurang Jadhav, age: adult, occupation: Housewife/Agriculture, residing at: Bavdhan, Tal-Mulshi, Dist.Pune,,
- (11) 11a) Dattatray Doulat Karanjavane, age: adult. occupation: Agriculture, residing at: Wadgaon Budruk, Shanti Palza, Haveli, Pune. 11b) Anil Doulat



Karanjavane, age: adult, occupation: Agriculture, residing at: Wadgaon Budruk, Shanti Palza, Haveli, Pune,, 11c) Sunil Doulat Karanjavane, age: adult, occupation: Agriculture, residing at: Wadgaon Budruk, Shanti Palza, Haveli, Pune,, 11d) Smt. Sulochana Doulat Karanjavane, age: adult, occupation: House Work, residing at: 47/16, A, Bavdhan Khurd, Mulshi, Pune, 11e) Mrs. Lata Sunil Dhumal, age: adult, occupation: Agriculture/Housework, residing at: Wadgaon 32 years, occupation: Agriculture/Housework, residing at: 46/397, Laxmi Nagar, Pune 411 003,

(12) 12a) Suresh Dnyanoba Amrale, age: adult, occupation: Business/Agriculture, residing at: Jaibhavani Nagar, Pune-411 038, 12b) Atmaram Dattoba Dhamale, age: adult, occupation: Business/Agriculture, residing at: Jaibhavani Nagar, Pune-411 038, 12c) Arun Mahipati Kumbare, age: adult, occupation: Business/Agriculture, residing at: Jaibhavani Nagar, Pune-411 038, 12d) Sanjay Ramchandra Dhongade, age: adult, occupation: Business/Agriculture, residing at: Nava Ekta Colony, Shastri Nagar, Kothrud, Pune 12e) Ujwala Sanjay Dhongade, age: adult, occupation: Housework, residing at: Nava Ekta Colony, Shastri Nagar, Kothrud, Pune and 8f) Parashuram Dattoba Dhamale, age: adult, occupation: Business/Agriculture, residing at: Alkapuri Society, Kothrud, Pune,

(13) Suresh Balbhim Potdar, age: adult, occupation: Business, residing at: Yaksha Nagari, Kothrud, Pune-29,

(14) 10a) Ramkrishna Gopalkrishna Nidmarti, age: adult, occupation: Business/Agriculturist, residing at: 237, Singh Society, Aundh, Pune -7, 10b) Mrs. Shubhalxmi Ramkrishna Nidmarti, age: adult, occupation: Business/Agriculturist, residing at: 237, Singh Society, Aundh, Pune -7,

(15) 11a) Harish Hukumatrai Sethi, age: adult, occupation: Business, residing at: 36, Ideal Colony, Paud Road, Kothrud, Pune 29, 11b) Mrs. Shashi Devendra Sabharwal, age: adult, occupation: Housewife, residing at: C/2,-C(2)/56, Janak Puri, Delhi,

(16) Fab Clean and Care Pvt. Ltd. through its director Mr. Kabir Lulla, age: adult, occupation: Business, residing at: 817, Singh Society, Pune - 411 007,

(17) 13a) Sarvottam Keshav Pai, age: adult, occupation: Business, residing at: Pratishtha Apts., 125/3, Law College Road, Opp. Film Institute, Erandwane, Pune, 13b) Vishnu Madhav Pai, age: adult, occupation: Business, residing at: Prabhashali Apts., 5/12, Anil Park, Erandwane, Pune - 4,

(18) Radha Kundalik Zargad, age: adult, occupation: Housework, residing at: 142, Bhelke Nagar, Bhelke Park, C-6, Kothrud, Pune - 411 029,

(19) Gopi Gajanan Bhelke, age: adult, occupation: Business/Agriculture, residing at: 142, Bhelke Nagar, Bhelke Park, C-6, Kothrud, Pune - 411 029,



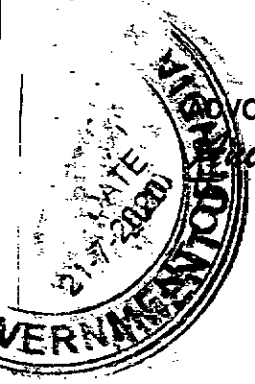
(20) Girish Gajanan Bhelke, age: adult, occupation: Business/Agriculture, residing at: 142, Bhelke Nagar, Bhelke Park, C-6, Kothrud, Pune

(21) 21a) Ravindra Appasaheb Patil, age: adult, occupation: Agriculture, residing at: 148 (4A+4B) Plot No.7A, Nina Society, Paud Road, Pune , 21b) Mrs. Minakshi Parisa Girmal, age: adult, occupation: Agriculture, residing at: B5 Tapodhan Society, Warje Malwadi, Pune, 21c) Mrs. Varsha Appasaheb Katrale, age: adult, occupation: Agriculture, residing at: A3 Tapodhan Sah. Soc., Bldg. No.3A, Block 5A, Warje, Pune, 21d) Miss. Suchita Appasaheb Patil, age: adult, occupation: Agriculture, residing at: 30/3, Digambar Bldg., Pune-4, 21e) Smt. Vimal Appasaheb Patil, age: adult, occupation: Agriculture, residing at: 148 (4A+4B) Plot No.7A, Nina Society, Paud Road, Pune , and 21f) Mrs. Nisha Raosaheb Patil, age: adult, occupation: Agriculture, residing at: Bhelke Heights, Kothrud, Pune

(22) 22a) Mukesh Champaklal Shah, age: adult, occupation: Business/Agriculturist, residing at: 594, Sadashiv Peth, Express Towers, Pune-30, 22b) Mrs. Smita Mukesh Shah, age: adult, occupation: Housewife/Agriculturist, residing at: 594, Sadashiv Peth, Express Towers, Pune-30,

(23) 23a) Baburao Maruti Karanjavane, age: adult, occupation: Agriculture, residing at: Bavdhan Khurd, Tal-Mulshi, Dist. Pune, 23b) Suresh Baburao Karanjawane, age: adult, occupation: Agriculture, residing at: Bavdhan Khurd, Tal-Mulshi, Dist. Pune, 23c) Chandrakant Baburao Karanjawane, age: adult, occupation: Agriculture, residing at: Bavdhan Khurd, Tal-Mulshi, Dist. Pune, 23d) Rajendra Baburao Karanjavane, age: adult, occupation: Agriculture, residing at: Bavdhan Khurd, Tal-Mulshi, Dist. Pune, 23e) Smt. Nanda Shivaji Khirid, age: adult, occupation: Agriculture, residing at Bavdhan Khurd, Pune, 23f) Smt. Vimal Appasaheb Patil age: adult, occupation: Agriculture, residing at: 148 (4A+4B) Plot No.7A, Nina Society, Paud Road, Pune , and 23g) Mrs. Nisha Raosaheb Patil, age: adult, occupation: Agriculture, residing at: Bhelke Heights, Kothrud, Pune,

(24) Santosh Mahadev Dagade age: adult, occupation: Agriculture/Business, residing at: Bavdhan Khurd, Mulshi, Pune



ADVOCATE

Sardesai
M.COM., LL.M

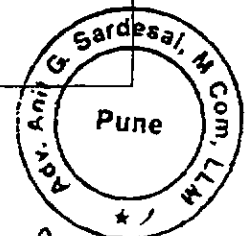
CTS No. : 40/11, F. P. No. 56/11,
Silver Breeze Apt., Bhonde Colony,
Erandawane, Pune - 411 004.
Phone : 25433166.
E-mail : sardesaijanil@yahoo.com

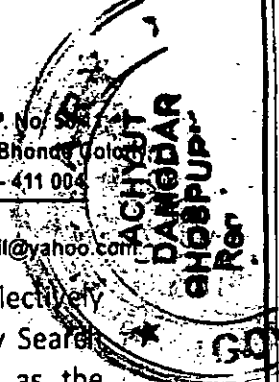
TITLE CERTIFICATE

At the instance **PARANJAPE SCHEMES (CONSTRUCTION) LTD.** a company registered under the Indian Companies Act, 1956 having registered office at 1, Somnath, CTS No.988, Ram Mandir Road, Next to Tilak Mandir, Vile Parle (East), Mumbai - 400 057 and administrative office at PSC House, CTS No.111+111/2, Anand Colony, Off. Prabhat Road, Pune - 411 004, represented by one of its present Directors, Shrikant Purushottam Paranjape, Age 59 years, occupation: business, hereinafter referred to as "MY CLIENT, I had investigated title of all that piece and parcels of adjacent lands admeasuring,

(a) 00 Hectar 30.5 R i.e. 3050 sq.mtrs. out of Survey No.47/4/B, more particularly described in Schedule I(a) written hereunder ["**SCHEDULE I(a) PROPERTY**"], (b) 00 Hectar 07 R i.e. 700 sq.mtrs. of Survey No.47/19, more particularly described in Schedule I(b) written hereunder ["**SCHEDULE I(b) PROPERTY**"] (c) 00 Hectar 33 R i.e. 3300 sq.mtrs. out of Survey No.47/14, more particularly described in Schedule I(c) written hereunder ["**SCHEDULE I(c) PROPERTY**"], (d) 00 Hectar 04 R i.e. 400 sq.mtrs. of Survey No.47/13 more particularly described in Schedule I(d) written hereunder ["**SCHEDULE I(d) PROPERTY**"], and (e) 04 Hectar 07.50 Ares i.e. 40750 sq.mtrs. bearing new Survey No.47/4A (previously amalgamated old Survey No.47/4A+4/Bpart+5+6+9+11+12+16 part), more particularly described in Schedule I(e) hereunder written ["**SCHEDULE I(e) PROPERTY**"], collectively admeasuring **04 Hectar 82 R i.e. approx. 48200 sq. mtrs.**, all situated at Village Bavdhan (Khurd), Taluka Mulshi, Dist. Pune more particularly described in "**SCHEDULE I**" hereunder written, hereinafter referred to as the "**LARGER LAND**" and had issued diverse Search and Title Reports and subsequent Supplementary Search Reports and subsequent Supplementary Search Reports in respect of portions of the Larger Land as tabulated hereunder.

Sr. No.	Survey No.	Search	Date
Schedule I (e) Property	47/4A (previously amalgamated old Survey No.47/4A+4/Bpart+5+6+9+11+12+16 part)	Search and Title Report	23.03.2007
		Supplementary Search Report	23.01.2008
		Supplementary Search Report	04.01.2012
Schedule I(a) to (c) Property	Survey No.47/4B, 47/14 and 47/19	Search and Title Report	23.04.2014
Schedule I(d) Property	Survey No.47/13	Search and Title Report	22.05.2014
Schedule I(a) to (d) Property	Survey No. 47/4B, 47/14, 47/19 and 47/13	Supplementary Search Report	12.01.2015
		Second Supplementary Search Report	28.05.2015
		Third Supplementary Search Report	20.01.2017





All the Search and Title Reports tabulated in table above are hereinafter collectively referred to as the "PRINCIPAL SEARCH REPORTS" and all the Supplementary Search Reports tabulated in table above are hereinafter collectively referred to as the "SUPPLEMENTARY SEARCH REPORTS".

The said Schedule I(a) Property to the said Schedule I(d) Property collectively admeasuring 00 Hectare 74.50 Ares shall be referred to as the "said LAND (a)" and more particularly described in the SCHEDULE II (a) written hereunder.

The summary of title of the said Larger Land is as below:

(i) Schedule I(a) Property and Schedule I(b) Property

My Client has acquired development rights of Schedule I (a) Property and Schedule I (b) Property collectively admeasuring 00 Hectare 37.50 Are from respective owners thereof by registered Development Agreement and Agreement to Exchange respectively both coupled with Power of Attorneys as elaborated in the said Principal Search Report and the Supplementary Search Reports. The owners of said area admeasuring 00 Hectare 37.50 Aar hold clean, clear and marketable title to the respective portions of land owned by them and were sufficiently entitled to transfer development rights thereof in favor of my client.

(ii) Schedule I(c) Property and Schedule I(d) Property

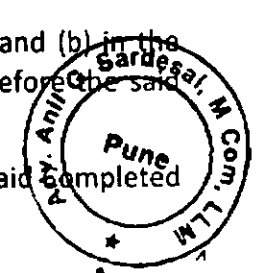
Further My client absolutely owns the Schedule I(c) Property and Schedule I(d) Property totally admeasuring 00 Hectare 37.00 Ares and holds clean, clear and marketable title thereto.

(iii) Schedule I(e) Property

One Shruti Tie-Up Pvt. Ltd., a company registered and incorporated under the Companies Act, 1956, having its registered office at P-17/A, Ashutosh Choudhary Avenue, Kolkata: 700 019 ("SHRUTI") had acquired development rights of the Schedule I (e) Property by various development agreements coupled with power of attorneys executed and registered by owners of respective portions of the Schedule I(e) Property in its favour. Under a Joint Venture Agreement dated 12.12.2006 executed by and between my client and Shruti (said "JOINT VENTURE AGREEMENT"), My Client and Shruti had jointly developed and completed two residential projects viz. Gloria and Gloria Grace on the major portion of the Schedule I(e) Property (said "COMPLETED PROJECTS"). The said Completed Projects are duly conveyed as per sec.2 of Maharashtra Apartment Ownership Act, 1970. Similarly, by two registered deeds of transfer My Client and the said Shurti had also transferred an area totally admeasuring 14,171.42 sq.mtrs. out of the Larger Land in favour of Pune Municipal Corporation (the "PMC").

After conveyances as aforesaid an area admeasuring 2458.3 sq.mtrs. out of the said Schedule I(e) Land remains undeveloped, which is more particularly described in SCHEDULE II(b) written hereunder, hereinafter referred to as the "SAID LAND (b)". My Client has informed me that:

- it had entirely utilized/consumed the FSI pertaining to the said Land (b) in the Completed Projects carried out under the joint venture and therefore the said Land (b) has no FSI potential;
- said Shruti has been entirely paid its entire consideration of the said Completed Projects.



Anil Sardesai

- in view of the above, My Client now intends to develop the said Land (a) and the said Land (b), collectively admeasuring 9908.3 sq.mtrs. (the "SAID LAND") as one project by utilizing its own F.S.I. on the said Land(b), and develop the said Land of his own, at his own cost and receive fruits thereof exclusively.

In the meanwhile, My Client has amalgamated the said Larger Land as per amalgamation plan bearing No. CC/2366/15, Dt. 28/10/2015, however effect of the amalgamation is not yet given on the 7/12 extracts. My Client informed me that the same is in process.

Manner of entitlement of My Client to the said Land is as tabulated below:

Sr. No.	Name of the Property	Nature of transaction	Area of the Property (In sq.mtrs.)
1	Schedule I(a) Property	Development Agreement	3050.0
2	Schedule I(b) Property	Agreement of Exchange with Development rights	700.0
3	Schedule I(c) Property	Sale Deed	3300.0
4	Schedule I(d) Property	Sale Deed	400.0
5	Said Land (b) – given in Schedule II (b)	Joint Venture Agreement	2458.3
Total area of the said Land			9908.3

On the basis of rights thus acquired My Client has commenced construction of a residential/commercial project namely "GLORIA GRAND," hereinafter referred to as the said "PROJECT", on the said Land, more particularly described in Schedule II(a) and Schedule II(b) given hereunder, by obtaining all requisite sanctions and permissions from the Collector, Pune and other competent authorities and after deducting of areas of road widening, amenities space etc. if any therefrom as per present D.C. rules.

SCHEDULE-I
(Description of the "LARGER LAND")

Schedule I(a)

All that piece and parcel of land admeasuring "00 Hectare 30.50 Are" i.e. 3050 sq. mtrs. of Survey No.47/4B (old Survey No. 47/4/2), assessed at Rs.00.43ps. situated at Bavdhan (Khurd), taluka Mulshi, district Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud – Mulshi and the Municipal Corporation of the city of Pune and bounded as:

On or towards East : Survey No.47/4B of Bavdhan Khurd
 On or towards South : Survey No. 47/14 of Bavdhan Khurd
 On or towards West : Survey No.47/3, D. P. Road, Boundary Bavdhan (Bk)
 On or towards North : Survey No.47/4/1 (old) i.e. 47/4A (new) Bavdhan Khurd

ADVOCATE

Anil Sardesai

M.COM., LL.M

CTS No. : 40/115/P. No. 56/11.

Silver Breeze Apt., Bhamburda Colony,

Erandawane, Pune - 411 004

Phone : 2543166

E-mail : sardesaiani@yahoo.com

Schedule I (b)

All that piece and parcel of land admeasuring 00 Hectare 07 Are i.e. 700 sq.mtrs. of Survey No.47/19 (old Survey No. 47/16/1/1/2), assessed at Rs.0.07 ps. situated at Bavdhan (Khurd), taluka Mulshi, district Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud - Mulshi and the Municipal Corporation of the city of Pune and bounded as:

- On or towards East : Land out of Survey No.47/16A
On or towards South : Land out of Survey No.47/16A
On or towards West : Land out of Survey No.46/17
On or towards North : Land out of Survey No.47/15

Schedule I (c)

All that piece and parcel of land admeasuring 00 Hectare 33 Are i.e. 3300 sq.mtrs. carved out of total area admeasuring 01 Hectare 13 Are of Survey No.47/14 (old Survey No. 47/15), assessed at Rs.01.37 ps. situated at Bavdhan (Khurd), taluka Mulshi, district Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud - Mulshi and the Municipal Corporation of the city of Pune and bounded as:

- On or towards East : Survey No.47/14 (old) i.e. Survey No.47/13 (new) of Bawadhan Khurd
On or towards South : Survey No.47/16A/1/1/2 (old) i.e. 47/19 (new) and 47/17 (old) i.e. 47/22, 47/23 (new)
On or towards West : Balance Land out of Survey No.47/15 (old) i.e. Survey No. 47/14 (new) of Bawadhan Khurd
On or towards North : Survey No. 47/4/1 (old) i.e. 47/4A (new) of Bawadhan Khurd

Schedule I (d)

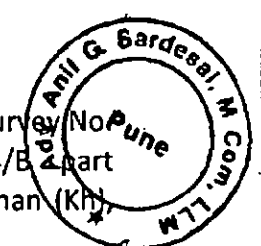
All that piece and parcel of land admeasuring "00 Hectare 04 Are" i.e. 400 sq. mtrs. of Survey No.47/13 (old Survey No.47/14), assessed at Rs.00.06 ps. situated at Bavdhan (Khurd), taluka Mulshi, district Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud - Mulshi and the Municipal Corporation of the city of Pune and bounded as:

- On or towards East : Property out of Survey No.47/4(old)
On or towards South : Property out of Survey No. 47/13(old)
On or towards West : Property out of Survey No. 47/16(old)
On or towards North : Property out of Survey No.47/15(old)

SCHEDULE I(e)

All that piece and parcel of land admeasuring 04 Hectors 07.50 Ares, bearing Survey No.47/4/A as per computerised 7/12 extract and Survey No.47/4/A+4/B part +5+6+9+11+12+16 part as per manual 7/12 extract, situated at village Bawadhan (Khurd), taluka Mulshi, district Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud - Mulshi and the Municipal Corporation of the city of Pune and bounded as:

Anil Sardesai



ADVOCATE

Anil Sardesai

M.COM., LL.M

CTS No. : 40/11, F. P. No. 56/11,
Silver Breeze Apt., Bhonde Colony,
Erandawane, Pune - 411 004.
Phone : 25433166.
E-mail : sardesaianil@yahoo.com

Taluka Mulshi, District Pune, within limits of the Registration District of Pune, Sub-Registrar Office Paud – Mulshi and the Municipal Corporation of the city of Pune and bounded as:

On or towards East : Survey No. 50
On or towards South : Pune-Paud Road
On or towards West : 24 Meter wide road, Schedule I(a) Property to Schedule I(d) Property and Survey No.47/16 (part),
On or towards North : Survey No. 52 and boundary of Bawdhan Budruk

0-0-0-0-0

SCHEDULE II

(Description of the "LAND")

Schedule-II(a)

[Description of the said Land(a)]

All that piece and parcel of Schedule I(a) Property to the said Schedule I(d) Property collectively admeasuring 00 Hectare 74.50 Are i.e. 7450 Sq.mtrs., situated at Bawdhan (Khurd), Tal - Mulshi, Dist - Pune, within limits of the Registration Dist - of Pune, Sub-Registrar Office Paud – Mulshi and the Municipal Corporation of the city of Pune and bounded as:

On or towards East : Gloria Apartments and Gloria Grace Apartments
On or towards South : S.No. 47/16 (Part)
On or towards West : S.No. 47/17
On or towards North : 24 meter wide D. P. Road

And togetherwith easement, appurtenances, pathways, ingress, egress, incidental and other ancillary rights thereto.

SCHEDULE-II(b)

[Description of the said Land(b)]

All that piece and parcel of piece of the land admeasuring 2458.3 Sq.Mtrs. carved out of the said Schedule I(e) Property more particularly described in the Schedule I(e) above, and bounded as under:

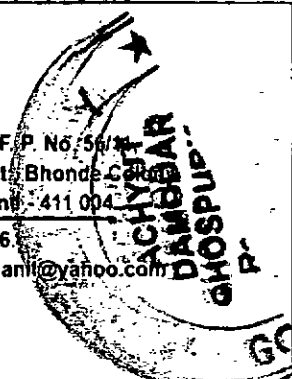
On or towards East : Survey No. 50
On or towards South : Part of the said Schedule I(e) Property and Survey No.50
On or towards West : Part of the said Schedule I(e) Property
On or towards North : 24 Mtrs wide DP Road

And togetherwith easement, appurtenances, pathways, ingress, egress, incidental and other ancillary rights thereto.

Schedule-II(a) and Schedule II(b) collectively form the said Land admeasuring 9908.3 sq.mtrs.



Anil Sardesai



There are following litigations pending in respect of the said Land (a)

Sr. No.	Name of the Court	Type of case	Case No.	Role of the My Client	Litigation for:	Preventive order if any	Present status
1	C.J.S.D., Pune	Regular Civil Suit	377/15	Defendant	Suit for partition, injunction and possession	No	Kept for issues
2	High Court, Bombay	Appeal against order	AOST/1 2851/2 017	Respondent	Hiraman Piraji Karanjawane has filed AO against the order passed by District Court Pune, dated 24/4/2017	No	Matter is kept for pre-admission

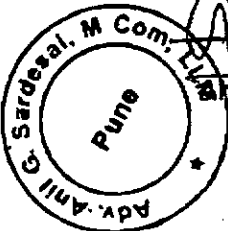
There are following encumbrances in respect of the said Land (a)

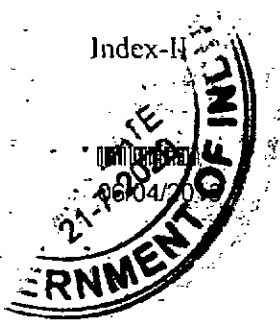
Sr. No.	Details of the encumbrances
1	Mortgage over the Land (a) (admeasuring 7450 Sq.Mtrs.) and first parri passu charge over the said Land (a) has been created by My Client by way of registered English Mortgage alongwith: All future receivables/ cash flows/ revenues arising out of or in connection with or relating to the project owned by My Client to be constructed on the Project Land. In favour of Aditya Birla Finance Ltd. and Aditya Birla Housing finance Ltd. vide mortgage deed dated 06/06/2016 and registered in the office of Sub.Registrar Haveli No.18, on the same day, at serial No.4888/2016.

On request of My Client, I am issuing this Title Certificate in respect of the said Land on which construction of the said Project is in process. Since the said Principal Search Reports together with the said Supplementary Search Reports collectively form a bulky document, My Client informed me that it intends to submit this Title Certificate for the purpose of registration of the said Project under The Real Estate (Regulation and Development) Act, 2016, and the rules thereunder and annex the same to the agreements for sale of the apartments in the said Project and confirmed that it shall provide the aforesaid Principal Search Reports and all subsequent Supplementary Search Reports to the allottees of apartments.

Hence, subject to the contents of the Principal Search Reports and subsequent Supplementary Search Reports and subject to the litigations and mortgage mentioned hereinbefore, I hereby certify that My Client has got clear and marketable title to the said Schedule I(c) and the said Schedule I(d) Properties, and is entitled to develop the said Schedule I(a) Property, the said Schedule I(b) Property and the said Schedule I(e) Property.

Place : Pune
Date : 10.07.2017


Anil Sardesai
Advocate



सूची क्र.2

दुय्यम निबंधक : सह दु.नि. हवेली 11

दस्त क्रमांक : 2761/2013

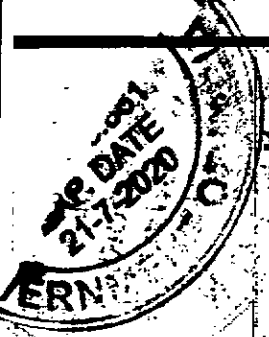
नोदणी :

Regn:63m

गावाचे नाव : 1) बावधन खुर्द

(1) विलेखाचा प्रकार	विकसनकरारनामा
(2) मोबदला	17100000
(3) बाजारभाव(भाडेपट्ट्याच्या वाढतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	58255000
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: पिंपरी-चिंचवड म.न.पा.इतर वर्णन : इतर माहिती: मीजे बावधन खुर्द येथील स. नं. 47/4/ब यांसी एकूण क्षेत्र 00हे 30.50 आर म्हणजेच 3050 चौरस मिटर हा या दस्ताचा विषय असे. ((Survey Number : 47 :))
(5) क्षेत्रफळ	1) 3050 चौ.मीटर
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:-सुरेश बाबुराव करंजावणे वय:-42; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 2): नाव:-सी कमल सुरेश करंजावणे वय:-39; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 3): नाव:-शैलेश सुरेश करंजावणे वय:-20; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 4): नाव:-सायली सुरेश करंजावणे वय:-21; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 5): नाव:-चंद्रकांत बाबुराव करंजावणे स्वतासाठी व वेदांत चंद्रकांत करंजावणे आणि सिद्धांत चंद्रकांत करंजावणे यांचे अ.पा.क. जनक पिता म्हणून -- वय:-38; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:-AUOPK3742M 6): नाव:-सी अर्चना चंद्रकांत करंजावणे वय:-32; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 7): नाव:-राजेंद्र (राजू) बाबुराव करंजावणे स्वतासाठी व रोहन राजेंद्र (राजू) करंजावणे यांचे अ.पा.क. जनक पिता म्हणून -- वय:-35; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 8): नाव:-सी सुरेश राजेंद्र (राजू) करंजावणे वय:-31; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:- 9): नाव:-मा देणार नं 2. नंदा शिवाजी खिरीड वय:-48; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: स नं 87/7 गणेश रेसिडेन्सी फ्लॅट नं 6 दांगट पाटील नगर शिवणे, ब्लॉक नं:-, रोड नं:-, महाराष्ट्र, पुणे. पिन कोड:-411023 पॅन नं:- 10): नाव:-मान्यता देणार क्र. 1 बाबुराव मारुती करंजावणे वय:-70; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव: रा. बावधन खुर्द तालुका मुळशी, जि. पुणे, ब्लॉक नं:-, रोड नं:-, पिन कोड:-421021 पॅन नं:-





- 11): नाव:-मान्यता देणार क्र. 2. राहूल शिवाजी खिरीड वय:-30; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: रा. स. नं. 87/7, गणेश रेसिडेंन्स, फ्लॅट नं 6, दांगट पाटील नगर, शिवणे पुणे, ब्लॉक नं. -, रोड नं. -, , , पिन कोड:-421023 पॅन नं:-
- 12): नाव:-मान्यता देणार क्र. 2. रमेश शिवाजी खिरीड वय:-28; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: रा. स. नं. 87/7, गणेश रेसिडेंन्स, फ्लॅट नं 6, दांगट पाटील नगर, शिवणे पुणे, ब्लॉक नं. -, रोड नं. -, , , पिन कोड:-421023 पॅन नं:-
- 13): नाव:-मान्यता देणार क्र. 2. सौ. निर्मला सुहास निंबाळकर वय:-29; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: रा. 22 फाटा पो. खडंज, ता. वारामती जि. पुणे, ब्लॉक नं. -, रोड नं. -, , , पिन कोड:-413102 पॅन नं:-
- (8)दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता
- 1): नाव:-मे. परांजपे स्कीम्स(कंस्ट्रक्शन्स) लि. तर्फे संचालक श्री. श्रीकांत पुरुषोत्तम परांजपे तर्फे वि. कु.मु.श्री. राजेश श्रीकृष्ण गोपाळ वय:-30; पत्ता:-प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: राजेंद्र नगर पुणे , ब्लॉक नं. -, रोड नं. -, महाराष्ट्र, पुणे. पिन कोड:-411030 पॅन नं:-
- (9) दस्तऐवज करून दिल्याचा दिनांक 06/04/2013
- (10)दस्त नोंदणी केल्याचा दिनांक 06/04/2013
- (11)अनुक्रमांक,खंड व पृष्ठ 2761/2013
- (12)वाजारभावाप्रमाणे मुद्रांक शुल्क 2913000
- (13)वाजारभावाप्रमाणे नोंदणी शुल्क 30000
- (14)शेरा



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

(ii) within the limits of any Municipal Council, Nagarpanchayat or Cantonment Area annexed to it, or any rural area within the limits of the Mumbai Metropolitan Region Development Authority or any other Urban area not mentioned in sub clause (i), or the Influence Areas as per the Annual Statement of Rates published under the Maharashtra Stamp (Determination of True Market Value of Property) Rules, 1995.

अससत्यकार हुकुमनामा

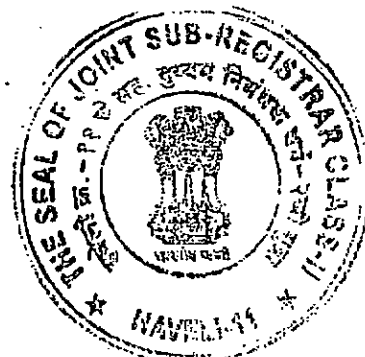
सह. दुय्यम निबंधक (वर्ग-२)हवेली क्र. ११

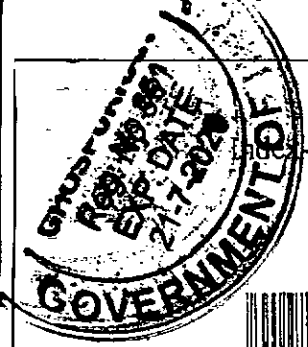
दस्तासोपतची नकल

श्री. श्रीकृष्ण गोपाळ

घाना दिली

दिनांक - ६/४/१३





सूची - २)



12/12/2013

सूची क्र.2

दुय्यम निबंधक : मह. दु. नि. हवेली 15

दस्त क्रमांक : 8824/2013

नोदणी :

Regn:63m

गावाचे नाव : 1) सावथन खुर्द

- (1) विवेखाचा प्रकार करारनामा
(2) मोवदना 12426000
(3) बाजारभाव (भाडेपट्ट्याच्या वावतिसपट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) 12425505



- (4) भू-साधन, पोट्टी, व घरक्रमांक (असल्यास)

1) पालिकेचे नाव: पुणे म. न. पा. इतर वर्णन : इतर माहिती: मौजे सावथन खुर्द येथील जुना म. न. 47/16/1/1/2 यासी नवीन नं. 47/19 शेव 0 हे. 07 आर ह्या जमिनीच्या वदम्यात मौजे भूगाव येथील म. न. 16/1 व इतर या मिळकतीवर पक्ष क. 2 बांधून असलेल्या फोरेस्ट ट्रेल्स या प्रोजेक्टमधील खालील वर्णनाच्या 3 मदनिका व 1 गाळा पक्ष क. 1 ह्यांना देण्यात येणार आहे.
2) पंचवल्स मधील मदनिका नं. बी-३११ अधिक १ कव्हर्ड कार पार्किंग क्षेत्र ९७ चौ. फुट २) पंचवल्स मधील मदनिका नं. बी-३१२ अधिक १ कव्हर्ड कार पार्किंग क्षेत्र ९७ चौ. फुट ३) टॉकर नं. 7 मधील मदनिका क. ५०४ अधिक २ कव्हर्ड कार पार्किंग क्षेत्र ९७ चौ. फुट प्रत्येकी ४) पंचवल्स मधील दुकान/गाळा क. 13 एकूण किमती: 84,47,676/- तसेच दस्तात नमूद केल्याप्रमाणे रकम रु 39,78,324/- चकते देण्यात आलेली आहे/देण्यात येणार आहे. हा करारनाम्याचा विषय आहे. (Survey Number : 47/19 :)

- (5) क्षेत्रफळ

1) 0.07 हेक्टर. आर

- (6) आकारणी किंवा जुडी देण्यात अमेन तेव्हा.

- (7) दस्तावेज करून घेणा-या/लिहून घेणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.

- 1): नाव:- मच्छिंद्र वसंतराव झोरे वय:-64; पत्ता:- प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: ८३/२२, शास्त्रीनगर, कोथरुड, पुणे, ब्लॉक नं. -, रोड नं. -, , पिन कोड:- 411038 पॅन नं:- AAGPZ5902Q
2): नाव:- गीतेश मच्छिंद्र झोरे वय:-29; पत्ता:- प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: ८३/२२, शास्त्रीनगर, कोथरुड, पुणे, ब्लॉक नं. -, रोड नं. -, , पिन कोड:- 411038 पॅन नं:- AAIPZ9366J
3): नाव:- सी. सिमता विशाल अडाव वय:-34; पत्ता:- प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: ४८८, नारायण पेठ, पुणे मराठी ग्रंथालयानजीक, पुणे, ब्लॉक नं. -, रोड नं. -, , पिन कोड:- 411030 पॅन नं:- ATRIPA6967E
4): नाव:- मान्यता देणार / पक्ष क ३ - सी. उर्मिला मच्छिंद्र झोरे वय:-48; पत्ता:- प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: ८३/२२, शास्त्रीनगर, कोथरुड, पुणे, ब्लॉक नं. -, रोड नं. -, , पिन कोड:- 411038 पॅन नं:-

- (8) दस्तावेज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता

- 1): नाव:- परांजपे रमी कंन्ट्रक्शन लि. तर्फे संचालक श्री. श्रीकांत पी. परांजपे तर्फे कु. भु. म्हणून मंचित झीरगाव - वय:-36; पत्ता:- प्लॉट नं. -, माळा नं. -, इमारतीचे नाव: पापाण, पुणे, ब्लॉक नं. -, रोड नं. -, , पिन कोड:- 411021 पॅन नं:- AACCP1941Q

- (9) दस्तावेज करून दिल्याचा दिनांक 12/12/2013
(10) दस्त नोदणी केल्याचा दिनांक 12/12/2013
(11) अनुक्रमांक, खंड व पृष्ठ 8824/2013
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क 779600
(13) बाजारभावाप्रमाणे नोदणी शुल्क 30000



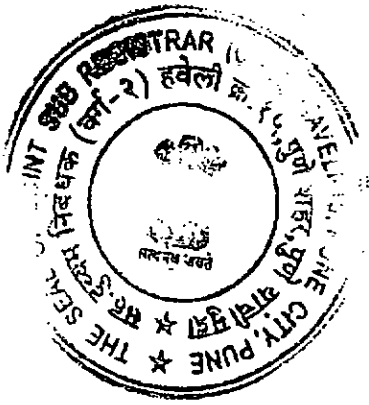
Index-2(सूची - २)

(14)शेरा

मुल्यांकनासाठी विचारात घेतलेल्या
तपशील:-

मुद्रांक शुल्क आकारताना निवडलेल्या
अनुच्छेद :-

(i) within the limits of any Municipal Corporation or any Cantonment area
annexed to it.



मी वाचली
मी रुजवात घेतली
अस्सल वरहुकुम नकल

दस्ता सोबतची नकल
श्री. पुराणपती कोल्हापूर कॉलेज
लाजे स्नाचिन दस्तऐवज
यांना दिली असे
दिनांक १२/१२/२०१३

सहस्रयम निबंधक हवेली क्र. १५



दस्तावेज क्र. 8388/2006

Tuesday, December 12, 2006
3:34:56 PM

दुय्यम निबंधक: हवेली 4 (कोथरुड)

नॉदणी 63 म.
Regn. 63 m.e.

सूची क्र. दोन INDEX NO. II

गावाचे नाव : बावधन खुर्द

- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा किंवा त्याचे अभिलेख किंवा करार संक्षेपलेख व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 80,000,000.00
बा.भा. रु. 20,584,450.00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)
- (1)(1) वर्णन: मौजे बावधन खु. ता. मुळशी जि. पुणे येथील मिळकती खालीलप्रमाणे
1. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 69 आर पैकी 10 आर
 2. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 69 आर पैकी 10 आर
 3. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 69 आर पैकी 10 आर
 4. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 69 आर पैकी 10 आर
 5. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 01 आर
 6. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 01 आर
 7. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 05 आर
 8. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 0.75 आर
 9. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 02 आर
 10. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 16 आर
 11. नवा स.नं. 47/11 जुना स.नं. 47/12/1/2 क्षेत्र 0 हे. 08 आर पैकी 03 आर
 12. नवा स.नं. 47/16 जुना स.नं. 47/16/2 क्षेत्र 0 हे. 35 आर पैकी 10 आर
 13. नवा स.नं. 47/11 जुना स.नं. 47/12/1/2 क्षेत्र 0 हे. 08 आर पैकी 05 आर
 14. नवा स.नं. 47/12 जुना स.नं. 47/13 क्षेत्र 0 हे. 33 आर पैकी 28 आर
 15. नवा स.नं. 47/12 जुना स.नं. 47/13 क्षेत्र 0 हे. 33 आर पैकी 05 आर
 16. नवा स.नं. 47/6 जुना स.नं. 47/6+7+8+9 क्षेत्र 0 हे. 74 आर पैकी 22.3 आर
 17. नवा स.नं. 47/6 जुना स.नं. 47/6+7+8+9 क्षेत्र 0 हे. 74 आर पैकी 10 आर
 18. नवा स.नं. 47/6 जुना स.नं. 47/6+7+8+9 क्षेत्र 0 हे. 74 आर पैकी 06 आर
 19. नवा स.नं. 47/6 जुना स.नं. 47/6+7+8+9 क्षेत्र 0 हे. 74 आर पैकी 10 आर
 20. नवा स.नं. 47/6 जुना स.नं. 47/6+7+8+9 क्षेत्र 0 हे. 74 आर पैकी 25.7 आर
 21. नवा स.नं. 47/5 जुना स.नं. 47/5 क्षेत्र 0 हे. 99 आर
 22. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 0 हे. 69 आर पैकी 22 आर
 23. नवा स.नं. 47/9 जुना स.नं. 47/11 क्षेत्र 0 हे. 32 आर
 24. नवा स.नं. 47/4/बी जुना स.नं. 47/4/2 क्षेत्र 1 हे. 13 आर पैकी 56.5 आर पैकी 26 आर
 25. नवा स.नं. 47/4/ए जुना स.नं. 47/4/1 क्षेत्र 0 हे. 69 आर पैकी 07 आर
- एकूण क्षेत्र 3 हे. 76.75 आर म्हणजेच 37675 चौ. मी.
- (1)
- (3) क्षेत्रफळ
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा
- (1)
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता
- (1) श्रुती टाय-अप प्रा लि. तर्फे डायरेक्टर श्री. दिलीप एस दामले - -; घर/फ्लॅट नं: 50-डी/1; गल्ली/रस्ता: -; ईमारतीचे नाव: पूर्ण दास रोड; ईमारत नं: -; पेठ/वसाहत: कोलकत्ता; शहर/गाव: -; तालुका: -; पिन: 700029; पॅन नम्बर: AAEC54490F.
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता
- (1) परांजपे स्किम (कन्स्ट्रक्शन) लि. तर्फे डायरेक्टर श्री. श्रीकांत पुरुषोत्तम परांजपे तर्फे कु. मु. श्री. प्रमोद रघुनाथ पानसे - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: 19 सुरम्य लोकमान्य कॉलनी कोथरुड पुणे 38; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: AACCP1941Q.
- (7) दिनांक करून दिल्याचा 12/12/2006
- (8) नोंदणीचा 12/12/2006
- (9) अनुक्रमांक, खंड व पृष्ठ 8388 /2006
- (10) बाजारभावप्रमाणे मुद्रांक शुल्क रु 800000.00
- (11) बाजारभावप्रमाणे नोंदणी रु 30000.00
- (12) शोरा