



OCCUPANCY COMPLETION CERTIFICATE

CIDCO/BP-16245/TPO(NM & K)/2019/8857

Date : 29 October, 2021

Unique Code : 20190402102143001

To,

**M/S.RUDRA REALTORS.,THROUGH ITS
PARTNERS.,MR.NATHABHAI BHIMABHAI
ISASARIA +3 AND M/S.AADITYA
CONSTRUCTION.,THROUGH ITS PROP.MR.ARVIND
M.SAWLEKAR
SHOP NO.2,SWAGAT,206 PANT NAGAR
ROAD,GHATKOPAR,MUMBAI.
PIN - 400077**

Sub : Occupancy Certificate for **Residential [Residential Bldg/Apartment]** Building on Plot
No. **30,Unit No. - ,** Sector 4 at **Karanjade 12.5 % Scheme Plot**, Navi Mumbai.

Ref : Application dated 24.09.2021

Time Extension Certificate CIDCO/ESTATE-2/2021/8000116181 dated 15.09.2021

No Dues Certificate CIDCO/ESTATE-2/2021/8000118247 dated 17.09.2021

Dear Sir,

Please find enclosed herewith the necessary Occupancy Certificate for **Residential [Residential Bldg/Apartment]** Building on above mentioned plot along with as built drawing duly approved.

You shall carry out Structural Audit of this development from Structural Engineer after every 5 years from the date of occupancy certificate granted and submit the copy of structural audit to Estate section. CIDCO for their record, However, If the said premise is to be transferred to the register society, the above terms & conditions shall be incorporated in the conveyance deed and the society member shall be made aware of the said terms and conditions at the time of execution of conveyance deed.

The Developers / Builders shall take a note that, you have submitted as built drawing regarding change made at site. Hence as per condition mentioned in commencement certificate. Your security deposit has been forfeited .

Since, you have paid 100% IDC, you may approach to the office of Executive Engineer (W/S -I) to get the water supply connection to your plot.

Document certified by BHUSHAN
RAMCHANDRA CHAUDHARI
<assoplnt4.naina@cidcoindia.com>.

Name : BHUSHAN
RAMCHANDRA CHAUDHARI
Designation : Associate
Planner
Organization : CIDCO LTD

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CERTIFICATE

I hereby certify that the development of **Residential [Residential Bldg/Apartment]** Building **G+7** [**Total BUA = 1723.53Sq.mtrs , Residential BUA = 1539.33 Sq.mtrs , Commercial BUA = 169.04 Sq.mtrs , Any Other BUA = 15.16 Sq.mtrs** Number of units = **54No. , No. of Residential Units = 48No. , No.of Commercial Units = 6No. , Any Other Units = 0No. Ground+No. Of Floors = G+7**] Plot No. **30** ,] ,Unit No. - , Sector - 4 at **Karanjade 12.5 % Scheme Plot** of Navi Mumbai completed under the supervision of **ATUL PATEL** Architect has been inspected on **30 September, 2021** and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Commencement Certificate dated **18 February, 2019** and that the development is fit for the use for which it has been carried out.

As informed by the Estate Section, in regards to said plot, if the original land owner get the enhanced compensation in pursuance of the claim submitted under section 28S and 18 of the ;Land Acquisition Act, 1894, and if its proportionate additional lease premium is made applicable on subject plot then licensee has to pay the additional lease premium to the corporation This occupancy certificate is issued subject to the condition that pending SCS bearing no.532/2010 before the honorable civil court junior division, Panvel and decision by the Honble court shall be binding on you.

Thanking you,

Yours faithfully,

Document certified by BHUSHAN
RAMCHANDRA CHAUDHARI
<assoplnr4.naina@cidcoindia.com>.

Name : BHUSHAN
RAMCHANDRA CHAUDHARI
Designation : Associate
Planner
Organization : CIDCO LTD

ASSOCIATE PLANNER (BP)

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