

Ref. No.

Date : _____

UNDERTAKING

TO WHOMSOEVER IT MAY CONCERN

1) That, we the undersigned are the Partners of Shri Gajanan Developers, Nagpur who is the Owner of the following property –

Description of Property :

Building Name : Shree Gajanan Height, Plot no. 2 Khasara No. 86/1, Mouza – Manewada, Sheet No. 54, City Survey No. 418, within the limits of Nagpur Improvement Trust, Nagpur Municipal Corporation Nagpur, Tah. and Dist. NAGPUR.

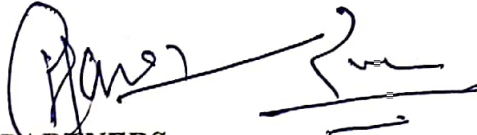
On the East by : Lay Out Wall
On the West by : Tar Compound And House
On the North by : Plot No. 3
On the South by : Plot No. 1

2) The Project on the above mention property is for building only and not for layout purpose . And Building Plan which is approved by the Competent authority(Nagpur Improvement Trust) is submitted in appropriate field.

Yours Faithfully,

Authorised Signatory

SHRI GAJANAN DEVELOPERS


PARTNERS

DATE : 09/12/2021

PLACE : NAGPUR

**Office : Plot No. 03, First Floor, Dhnyaneshwar Nagar, Beside Dr. Belsare's Child Hospital,
Manewada Cement Road, Nagpur.**



nagpur improvement Trust

(Regularization of Unauthorised Construction/Plot/Layout)

Permit for Regularisation of Unauthorised construction of the House/Plot/Layout as per Maharashtra Gunthawari Developments (Regulation, Upgradation and Control) Act, 2001. and NIT Board Resolution No. 15, dated 27.1.2001 and B.R. No. 10/977 dated 28.5.2001 and B.R. No. 10/977 dated 28.5.2001 and B.R. No. 8/1003 dated 2.4.2003.

Permit No. : 35(4)1900/L/2575/3/4/112

Dated : 6/3/07

Case No. : 20030424283

Layout No. : 1900/Man/4123

Name of Individual : AJAY (URF.) ROCKI JANARDAN NIMBALKAR

Address

RASHUJINAGAR Q.NO.4 CHOTA TAJBAG NAGPUR

Application No. & Date : Application No. 174328 dt. May 26, 2003

Mouza & Khasra : Manevada-8671

Name of : NIMBALKAR LAYOUT

Layout

Plot Number

2

Plot As per Sale Deed : 1,061.2750 (Sq.m)

Area Regularised Area : 1,061.2750 (Sq.m)

Built up Area : 0.0000 (Sq.m)

Regularised

User for which the plot is regularised. Residential

Plot Area to be surrendered to NIT : 0.0000 (Sq.m)

Area of Construction to be demolished : 0.0000 (Sq.m)

Details of Development Charges/Penal Amount paid in Cash/Cheque/D.D. INITIAL DEPOSIT 26-MAY-2003 Rs 1000.00 06-JUN-2005 Rs 253752.00

Regularisation of this plot

Subject to

1) Demolition of Plot by the owner at his own cost.
2) Availability of plot at site as per approved layout plan.
3) Court's orders if any.

This Regularisation letter is subjected to following Terms & Conditions

1. Regularisation is accorded on the conditions enumerated in the plan enclosed.
2. This regularisation will neither establish the Ownership nor affect the Ownership over the land
3. This regularisation will not bar the application of provisions of Urban Land (Ceiling & Regulation) Act, 1976, and N.A. assessment charges
4. No compensation/TDR will be given for land taken for road or any D.P. reservation.
5. The applicant should remove the construction shown in yellow colour which is not sanctioned within 30 days.
6. NIT has every right to take up the demolition of affected structures and/or take possession of the affected portion of site as and when required by NIT in future.
7. The applicant should not make any construction without obtaining sanctioned plan from the NIT in future.
8. The applicant should not sale/mortgage/transfer the plot without N.O.C. from NIT.
9. The applicant should not sub-divide the plot without prior sanction of NIT for the same.
10. Ground Rent is applicable to land plots owned by the NIT and the plots which are vested in the NIT under the Urban Land Ceiling Act.
11. The applicant has to pay N.A. assessment tax as asked by the Collector, Nagpur.

Enclosure :

1. One copy/one set of sanctioned plan .copy of undertaking (Hamipatra)
2. Copy of Part Layout plan.



20030424283

Building Engineer (N-E / W/S)

1900 Layouts

Nagpur Improvement Trust

Copy to :

1. The Assessor Nagpur Municipal Corporation for Information. The estimated cost of proposed/existing building as per party's statement Rs. South Division 1200
2. The Divisional officer Nagpur Improvement Trust for Information with a copy of sanctioned (enclosed herewith) for record.
3. Executive officer , Nagpur Improvement Trust
4. The Collector, Nagpur
5. Tahsildar, Nagpur, for non agricultural assessment place.

Visiting hours for any enquiry are 3.00 PM to 4.00 PM on all working days