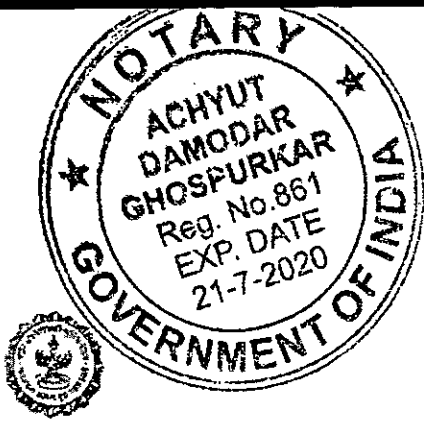


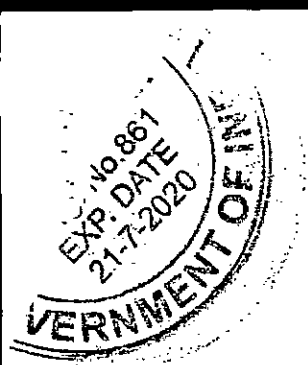


CHALLAN
MTR Form Number-6

GRN	MH002550535201718E	BARCODE	Date		20/06/2017-15:55:33		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			KSHITIJ PROMOTERS AND DEVELOPERS		
Location				PUNE		Flat/Block No.			111/71		
Year				2017-2018 One Time		Premises/Building			PRABHAT ROAD		
Account Head Details				Amount In Rs.		Road/Street			ERANDWANE PUNE		
0030046401 Sale of NonJudicial Stamp				500.00		Area/Locality			TOWN/CITY/DISTRICT		
						PIN			4 1 1 0 0 4		
						Remarks (If Any)			AFFIDAVIT CUM DECLARATION		
						Amount In			Five Hundred Rupees Only		
Total				500.00		Words					
Payment Details				BANK OF MAHARASHTRA		FOR USE IN RECEIVING BANK					
Cheque-DD Details				Bank CIN		Ref. No.		02300042017062006029		464318161	
Cheque/DD No.						Date		20/06/2017-15:56:26			
Name of Bank						Bank-Branch		BANK OF MAHARASHTRA			
Name of Branch						Scroll No. , Date		Not Verified with Scroll			

Mobile No. : Not Available

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



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

Affidavit cum Declaration

Affidavit cum Declaration of **Mr./Ms. KSHITIJ PROMOTERS AND DEVELOPERS** a partnership firm registered under the Partnership Act, 1932 having an office inter alia at 668, Budhwar Peth, Pune: 411 002, promoter of the ~~proposed~~ ongoing project viz. Crystal Tower, situated at new Survey No. 134/4A/1, (Old Survey No.134/4A/1/2+3/2/2, Plot No.1) admeasuring area 17243.016 sq.mtrs. and Survey No. 134/3A/2, (Old Survey No.134/3/2/1+4A/1/1+134/4A/1/2+3/2/2, Plot No.2) admeasuring 8447.364, Pashan, Pune: 411 045, through its one of the partners Paranjape Schemes (Construction) Ltd. – having corporate office at PSC House, CTS No. 111+111/2, Anand Colony, off Prabhat Road, Pune: 411 004, through its duly authorized signatory Vikram Anand Godse, age: adult, occupation: service, address: c/o PSC House, CTS No. 111+111/2, Anand Colony, off Prabhat Road, Pune: 411 004, vide ~~its~~ ^{his} their authorization dated 16/05/2017;

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 I / the promoter have / has a legal title report to the land on which the development of the project is proposed.~~

OR

The persons enlisted separately in the Annexure attached herewith have ~~has~~ a legal title ~~report~~ to the land on which the development of the ~~proposed~~ ongoing project is to be 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.

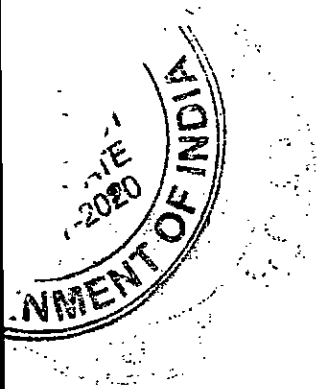
2. ~~That the project land is free from all encumbrances.~~

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	As per Debenture Trust Deed dated 29/10/2015 and registered vide serial No.8871/2015, on 29/10/2015 in the office of Sub-Registrar Mulshi-2, Pune and Debenture Trust Deed executed on 26/10/2015 and registered vide serial No.12242/2015 on 30/10/2015 in the office of Sub-Registrar Haveli-10, Pune,



	respectively, the following rights/property has been mortgaged – (i) development rights of the Promoter with respect to the Project Land, (ii) Unsold Units of the Project (iii) Receivables of the Project (iv) Escrow account of the Project, (v) Project Title Documents, (vi) Operating account of the Project opened for this purpose; in favour of IDBI Trusteeship Services Limited (Acting as a Trustee for Piramal Enterprise Limited and Piramal Finance Limited) having its registered office at Asian Building, Ground Floor, 17, R. Kamani Marg, Ballard Estate, Mumbai 400001 for availing finances.
--	---

Details of litigation:

Sr. No.	Name of the Court	Type of the case	Case No.	Litigation for:	Preventive order if any	Present status
Nil	Nil	Nil	Nil	Nil	Nil	Nil

3. That the time period within which the project shall be completed by me/ Promoter from the date of registration of the Project: on or before 31/12/2019;

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.~~

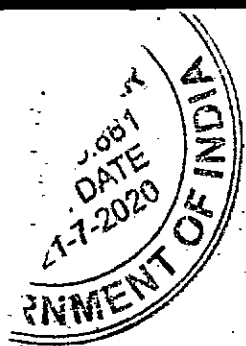
(b) For ongoing project on the date of commencement of the Act

- (i) That seventy percent of the amounts to be realised hereinafter by me/ the 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.

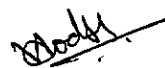
OR

- (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.

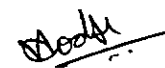

Deponent

AUTHORISED SIGNATORY

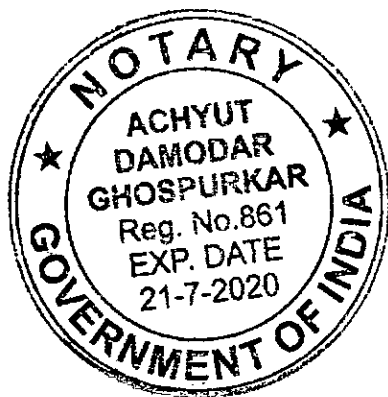
Verification

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

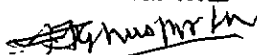
Verified by me at _____ on this 22nd day of June, 2017.


Deponent

AUTHORISED SIGNATORY



BEFORE ME

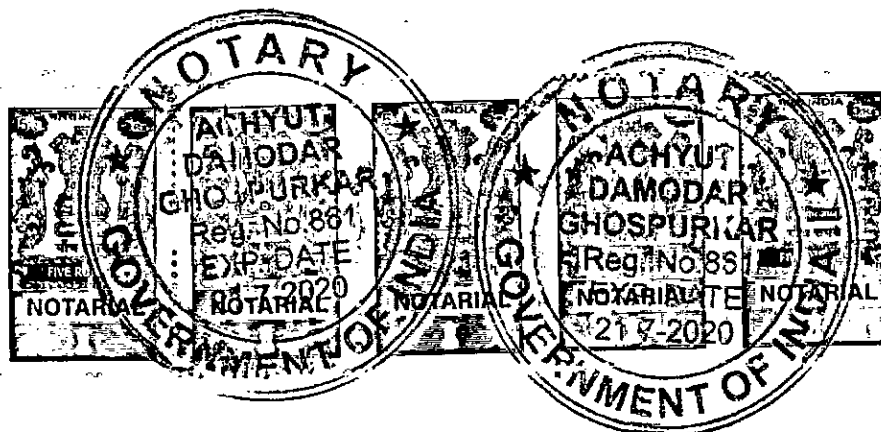


A. D. GHOSPURKAR
NOTARY UNION OF INDIA
PUNE

Noted And Registered

at Sr. No. 849/2017

Date 22/6/17





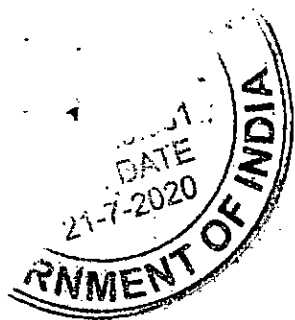
**List of persons having legal title report as referred in the Para No.1
of the Form B**

- 1] (1) NEXUS SHELTER PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004, (2) LINKER SHELTER PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004 (3) MAGNET SHELTER PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004 Pune, (4) MENTHOL DEVELOPERS PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004, Pune, (5) MAN MANDIR SHELTER PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004 Pune, (6) NALANDA SHELTER PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004 Pune
- 2] LAVIM DEVELOPERS PRIVATE LIMITED, having office at PSC House, CTS No. 111+111/2, Anand Colony, Off Prabhat Road, Pune: 411 004 ,
- 3] (a) Mr. Rajan Raman & Mrs. Jayshree Rajan Raman, both residing 12, Panchsheel, Pali Hill road, Pali Hill, Bandra 400050 (b) Mr. Hiten Joginderlal Uppal & Dr. Seema Hiten Uppal, residing at Flat No.1, Ranjit Apts., 1137/1, Model Colony, Pune 411 016 (c) Mr. Dipan Vedprakash Dewan, residing at 10, Jeevan Vihar Co-op. Hsg. Soc., Model Colony, Pune 411 016, (d) Mr. Gangadhar Karbhari Kute, residing at E-22A, Everest Housing Society, Sahakar Nagar, No.3, Chembur Mumbai 400 071, (e) Mrs. Dimple Vikram Chatur, Nee Ms. Dimple Gangadhar Kute, residing at E-22A, Everest Housing Society, Sahakar Nagar, No.3, Chembur Mumbai 400 071, (f) Mrs. Anjali Praful Shah and Mr. Chetan Praful Shah, residing at 7A, Jeevanasha, 60A, Peddar Road, Mumbai 400 026, (g) Mr. Minoo Framroze Patel, residing at Bhatia Co-op. Society, 282, Princes Street, Bombay 400 002, (h) Mrs. Bapsy Minoo Patel, residing at Bhatia Co-op. Society, 282, Princes Street, Bombay 400 002, (i) Ms. Gausia Khushed Sanjana Nee Ms. Gausia Mahmood Mukadam and Mr. Khurshed Kavas Sanjana, residing at residing at Bhatia Co-op. Society, B Block, 1st floor, 282, Princes Street, Bombay 400 002, (j) Ms. Asha Gangadhar Kute, residing at E-22A, Everest Housing Society, Sahakar Nagar, No.3, Chembur Mumbai 400 071, (k) Mr. Harshal Gangadhar Kute, residing at E-22A, Everest Housing Society, Sahakar Nagar, No.3, Chembur Mumbai 400 071, (l) Mr. Popat Vasant Kale residing at 212, Shaniwar Peth, Pune – 411 030
- 4] Mrs. Janhavi Sandip Jagasiya,
- 5] Mrs. Anjali Praful Shah,

✓



- 6] a) Smt. Subhadrabai Ambadas Vaidya, residing at Trimurti, Geetganga Society, Karve Nagar, Pune 411 052.
- b) Shri Dattatray Ambadas Vaidya, for self and as a Karta of his H.U.F.
- c) Mrs. Prabhavati Dattatray Vaidya, No. (b) & (c) residing at 127, Kasba Peth, Pune 411 011.
- d) Shri. Sanjay Dattatray Vaidya, for self and as a karta of his H.U.F.
- e) Shri. Atul Sanjay Vaidya,
- f) Mrs. Sunita Sanjay Vaidya,
No. (d) to (f) residing at 654, Budhwar Peth, Pune – 411 002.
- g) Shri. Shekhar Dattatray Vaidya, for self and as a karta of his H.U.F.
- h) Mrs. Sandhya Shekhar Vaidya,
No. (g) & (h) residing at 548, Flat No.6, Madiwale Apartments,
Budhwar Peth, Pune 411 002.
- i) Shri. Sharad Ambadas Vaidya, for self and as a karta of his H.U.F.
- j) Mrs. Mohana Sharad Vaidya,
- k) Shri. Nitin Sharad Vaidya, for self and as a karta of his H.U.F.
- l) Shri. Parikshit Nitin Vaidya,
- m) Mrs. Ashwini Nitin Vaidya, Age :- Adult, Occupation – Household.
No. (i) to (m) all are residing at Trimurti, Geetganga Society, Karve Nagar, Pune 411 052.
- n) Shri. Ashok Jaywant Vaidya, Age :- Adult, Occupation – Service, for self and as a karta of his H.U.F.
- o) Miss Snehal Ashok Vaidya Age :- Adult, Occupation – Education.
- p) Mrs. Sushama Ashok Vaidya, Age :- Adult, Occupation – Household.
- q) Shri. Ashutosh Ashok Vaidya,
No. (n) to (q) residing at 246/4, Narayan Niwas Apartments,
Mutheshwar Lane, Shaniwar Peth, Pune – 411 030.
- r) Mrs. Sugandha Suresh Joshi (Maiden name Alka Jaywant Vaidya),
residing at 84 C, Swagat Bungalow, Pardeshi Lane, Panwel, District Raigad.
- s) Mrs. Vinodini Vinod Deshpande (Maiden name Aruna Jaywant Vaidya) residing at Padmaja Bungalow, Lakaki Society, Sahakar Nagar No.2, Pune – 411 009.
- t) Shri. Nandkumar Sitaram Adghare, for self and as a Karta of his H.U.F.



- u) Mrs. Saroj Nandkumar Adghare,
 - v) Shri. Narendra Nandkumar Adghare, for self and as a karta of his H.U.F.
 - w) Mrs. Vaishali Narendra Adghare,
 - x) Shri. Avdhoot Nandkumar Adghare,
 - y) Mrs. Asawari Avdhoot Adghare,
No.(r) to (y) to 22 residing at B-102, Pinac Sadichha, Near MIT College, Rambaug Colony, Paud Road, Pune – 411 028.
 - z) Mrs. Smita Arunrao Lonkar, residing at Flat No.7, Raj Residency, Second Floor, Pune 411 051.
- 7] Shri. Satish Vasant Kale (deceased) through his legal heirs Master Hrishikesh Satish Kale, Age :- Minor and Master Ruturaj Satish Kale, Age :- Minor, Occupation :- Education through their common trustee and executor a) Shri. Vasant Nandaram Kale, b) Mrs. Prabhawati Vasant Kale, c) Mrs. Sunita Ravi Rawal,

TITLE CERTIFICATE

At the instance M/s Kshitij Promoters and Developers, a partnership firm registered under the Partnership Act, 1932 having its registered office at 668, Budhwar Peth, Pune: 411 002, by the hands of one of its partners, Paranjape Schemes (Construction) Ltd., through its Director, S. P. Paranjape, hereinafter referred to as "MY CLIENT", I had investigated title of all that piece and parcel of properties bearing Survey No. 134/4A/1, (Old Survey No.134/4A/1/2+3/2/2, Plot No.1) admeasuring area 17243.016 sq.mtrs. and Survey No. 134/3A/2, (Old Survey No.134/3/2/1+4A/1/1+134/4A/1/2+3/2/2, Plot No.2) admeasuring 8447.364 sq.mtrs. totally admeasuring 25690.38 sq. mtrs. situated at Village Pashan, District Pune, more particularly described in SCHEDULE I given hereunder as Property (a) and Property (b), hereinafter collectively referred to as the said "LARGER LAND" and had initially issued two Search and Title Reports both dated 23.01.2007, in respect of portions of the said Larger Land previously bearing various different Survey numbers which were later on subdivided, amalgamated and renumbered forming the present survey numbers mentioned hereinabove, hereinafter collectively referred to as the "PRINCIPAL SEARCH REPORTS" and subsequently, I had issued combined Supplementary Search Reports in respect of the said Larger Land on 28.02.2014, 15.12.2014 and 15.05.2017 in continuation to the Principal Search Reports, hereinafter collectively referred to as the "SUPPLEMENTARY SEARCH REPORTS".

My Client had acquired development rights of the said Larger Land by various registered Development Agreements and Power of Attorneys as elaborated in the said Principal Search Report and the Supplementary Search Reports and had entirely completed construction of a project namely "CRYSTAL GARDEN" on a portion of the said Larger Land and conveyed the portion of the Larger Land along with construction thereon to the apartment of allottees thereof formed u/s. 2 of Maharashtra Apartment Ownership Act, 1970.

On the basis of rights acquired by the aforesaid registered Development Agreements and Power of Attorneys My Client has further commenced construction of a residential project namely "CRYSTAL TOWER", hereinafter referred to as the said "PROJECT", on balance portion of the said Larger Land, more particularly described in Schedule II given hereunder, hereinafter referred to as the said "PROJECT LAND" by obtaining all requisite sanctions and permissions from the Collector, Pune and other competent authorities.

SCHEDULE-I**(Description of the Larger Land)**

Property (a) - All that piece and parcel of land and ground admeasuring 17243.016 sq.mtrs. bearing Survey No. 134/4A/1 at Village Pashan, Tal. Haveli, Dist. Pune, within the limits of Pune Municipal Corporation and also within the limits of Registrar of Registration District, Pune, Taluka Haveli, Sub District Pune and bounded as follows :

On or towards East : By Ram River

On or towards West : By Survey No.134/3+134/4A+134/4C/7+8

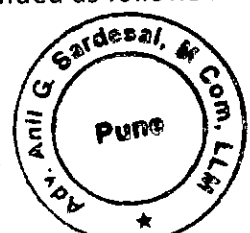
On or towards South : By Survey No.135

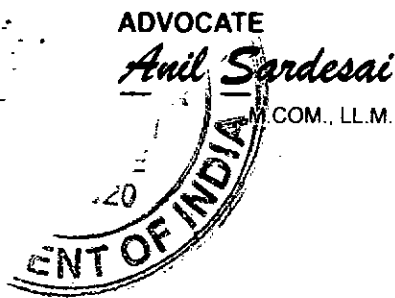
On or towards North : By Survey No.134(part),

Property (b) - All that piece and parcel of land and ground admeasuring 8447.364 sq.mtrs. bearing Survey No. 134/3A/2 situated at Village Pashan, Tal. Haveli, Dist. Pune, within the limits of Pune Municipal Corporation and also within the limits of Registrar of Registration District, Pune, Taluka Haveli, Sub District Pune and bounded as follows :

[Signature]

Anil Sardesai





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

On or towards East : By Open Space of adjacent layout
On or towards West : By 36 mtr. wide road
On or towards South : By Survey No.135
On or towards North : By Survey No.134(part)

[a] and [b] collectively admeasuring 25690.38 sq. mtrs. is herein referred to as the said "LARGER LAND".

SCHEDULE-II
(Description of the PROJECT LAND)

The piece and parcel of the land admeasuring 7705.313 sq. mtrs. carved out of the Larger Land described in Schedule I above and bounded as follows: -

On or towards East	:	By 12mtr. D. P. Road
On or towards West	:	By Existing building 'E' of Crystal Garden Apartments
On or towards South	:	By S.No.135(p) or CTS No.2311
On or towards North	:	By S.No.134(P) or CTS No.2236

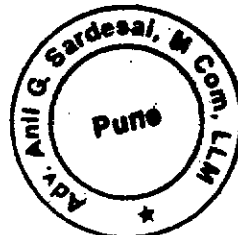
There are no litigations pending in any of the courts in respect of the said Project Land.

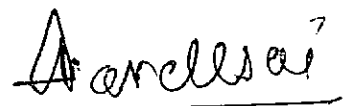
As per Debenture Trust Deed dated 29/10/2015 and registered vide serial No.8871/2015, on 29/10/2015 in the office of Sub-Registrar Mulshi-2, Pune and Debenture Trust Deed executed on 26/10/2015 and registered vide serial No.12242/2015 on 30/10/2015 in the office of Sub-Registrar Haveli-10, Pune, respectively, the following rights/property has been mortgaged – (i) development rights of My Client with respect to the Project Land, (ii) Unsold Units of the Project (iii) Receivables of the Project (iv) Escrow account of the Project, (v) Project Title Documents, (vi) Operating account of the Project opened for this purpose; in favour of IDBI Trusteeship Services Limited (Acting as a Trustee for Piramal Enterprise Limited and Piramal Finance Limited) having its registered office at Asian Building, Ground Floor, 17, R. Kamani Marg, Ballard Estate, Mumbai 400001 for availing finances.

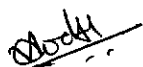
On request of My Client, I am issuing this Title Certificate in respect of the said "PROJECT LAND", on which construction of the said Project is in process, Since the said Principal Search Report together with the said Supplementary Search Reports collectively form a bulky document, My Client informed 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 the apartments in the said Project and confirmed that it shall provide the aforesaid Principal Search Report and all subsequent Supplementary Search Reports to the allottees of apartments.

Hence, subject to the contents of the Title Search Report and subsequent Supplementary Search Reports, I hereby certify that, by virtue of the development rights acquired by registered development agreements and power of attorneys My Client is entitled to develop and construct the Project on the Project Land and to dispose of apartments in the same.

Place : Pune
Date : 20.06.2017




Anil Sardesai
Advocate



गावाचे नाव : पाषाण

- (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. 13,500,000.00
बा.भा. रु. 11,303,280.00

- (2) भू-मापन, फोटोहिस्सा व घरक्रमांक (असल्यास)

(1)(1) वर्णन: स.नं. 134 /4अ पाषाण येथील मिळकत क्षेत्र 3122 चौ. मी. व स.नं. 134/4क/8 पैकी क्षेत्र 1203 चौ. मी. व स.नं. 134/4क/7 क्षेत्र 908 चौ. मी. एकूण क्षेत्र 5233 चौ. मी.

- (3) क्षेत्रफळ

(1)

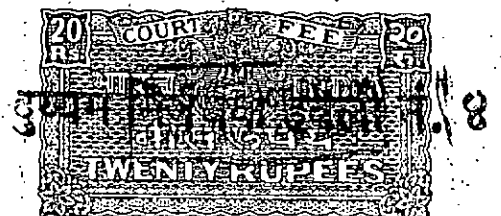
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा

(1)

- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता

(1) नेक्सस शेल्डर प्रा. लि. तर्फे डायरेक्टर प्रसन्न विठ्ठल मारणे - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: आझाद नगर, कोथरुड पुणे 411029; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(2) लिंकर शेल्डर प्रा. लि. तर्फे डायरेक्टर संतिश की. सुरपुर - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: वसंतबाग, बिबवेवाडी, पुणे; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(3) मॅग्नेट शेल्डर प्रा. लि. तर्फे डायरेक्टर अभिल प्रभाकर पाटणकर - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: 435 नारायणपेठ पुणे 30; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(4) मेथाल डेक्लपर्स प्रा. लि. तर्फे डायरेक्टर प्रमोद धुनाथ पानसे - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: सुराम्प, लोकमान्य कॉलनी, कोथरुड-पुणे 411038; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(5) मॅग्नेट शेल्डर प्रा. लि. तर्फे डायरेक्टर रवी तमत्रा गोसावी - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: साईरायाजी नगर, वारजे, पुणे 411052; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(6) नालेदा शेल्डर प्रा. लि. तर्फे डायरेक्टर उत्तम संभाजी रेडकर - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: पी वाय सी जिमखाना, पुणे 411004; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(1) मे. शितीज प्रमोटर्स अँड डेक्लपर्स तर्फे भागीदार नितीन शरद वैद्य - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: त्रिमुर्ती गीतगंगा सोसा., कर्वेनगर पुणे 52; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;
(2) मे. शितीज प्रमोटर्स अँड डेक्लपर्स तर्फे भागीदार श्रीकांत पुरुषोत्तम परांजपे - -; घर/फ्लॅट नं: -; गल्ली/रस्ता: -; ईमारतीचे नाव: -; ईमारत नं: -; पेठ/वसाहत: -; शहर/गाव: -; तालुका: -; पिन: -; पॅन नम्बर: -;

- (7) दिनांक करून दिल्याचा 30/12/2006
(8) नोंदणीचा 17/01/2007
(9) अनुक्रमांक, खंड व पृष्ठ 126 /2007
(10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 135000.00
(11) बाजारभावाप्रमाणे नोंदणी रु 30000.00
(12) शेरा



कल केली,
वली,
ज्यात घेतली

दस्तावेजावरील नक्षफल
अर्जदार श्री. सुनील सुकर
यांना दिली. दिनांक १८/१/०७

दुय्यम निबंधक हवेली नं. ४ पुणे





दस्तावेज क्र. व वर्ष: 128/2007

Friday, January 12, 2007

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सूची क्र. दोन INDEX NO. II

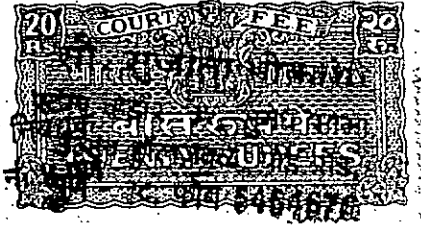
दुय्यम निबंधक: हवेली 4 (कोथरुड)

नॉदणी 63 म.

Regn. 63 m.e.

गावाचे नाव : पाषाण

- (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. 1,600,000.00
वा.भा. रु. 1,600,000.00

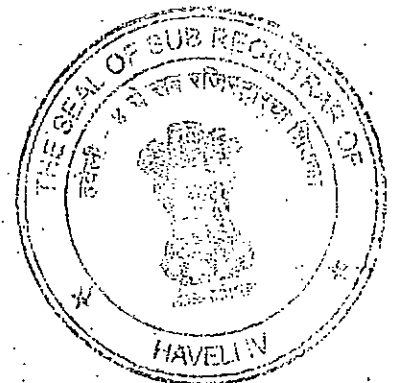
दुय्यम
हवेली नं.

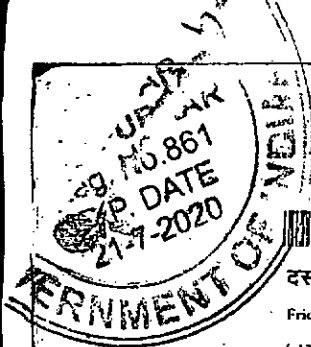
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (1)(1) वर्णन: स.नं. 134 /4अ पाषाण येथील मिळकत क्षेत्र 1000 चौ. मी. (असल्यास)
- (3) क्षेत्रफळ (1)
- (4) आकारणी किंवा जुडी देण्यात असेल तेव्हा (1)
- (5) दस्तऐवज करून देण्या-या पक्षकाराचे व संपूर्ण पत्ता नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादीचे नाव व संपूर्ण पत्ता (1) मे. लेडीम डेव्हलपर्स प्रा. लि. तर्फे डायरेक्टर जयवंत बबनराव कामटे - ; घर/प्लॉट नं. : गल्ली/रस्ता : इमारतीचे नाव : इमारत नं. : पेट/वसाहत: श्रीकृष्णकुंज, एरंडवणे, पुणे 411004; शहर/गाव: ; तालुका: ; पिन: ; पॅन नम्बर: ;
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) मे. क्षितीज प्रमोटर्स अँड डेव्हलपर्स प्रा. लि. तर्फे भागीदार नितीन शरद वैद्य - ; घर/प्लॉट नं. : गल्ली/रस्ता: ; इमारतीचे नाव: ; इमारत नं. : पेट/वसाहत: त्रिमुर्ती गीतगंगा सोसा., कर्वेनगर पुणे 52; शहर/गाव: ; तालुका: ; पिन: ; पॅन नम्बर: ;
(2) मे. क्षितीज प्रमोटर्स अँड डेव्हलपर्स प्रा. लि. तर्फे भागीदार श्रीकांत गुरुपुल्लम पराजपे - ; घर/प्लॉट नं. : सदन: गल्ली/रस्ता: ; इमारतीचे नाव: ; इमारत नं. : पेट/वसाहत: ; शहर/गाव: ; तालुका: ; पिन: ; पॅन नम्बर: ;
- (7) दिनांक करून दिल्याचा 30/12/2006
- (8) नोंदणीचा 12/01/2007
- (9) अनुक्रमांक, खंड व पृष्ठ 128./2007
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 16000.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 16000.00
- (12) शेरा

मी (अक्षय) केली,
मी (अक्षय),
मी (अक्षय) घेतली.

दस्तावेजाची नोंदणी
अर्जदार श्री. (अक्षय) ५६ जे
वांनो दिली दिनांक १२/१/०७

दुय्यम निबंधक हवेली नं. ४ ए





दस्तावेज क्र. 130/2007
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दुय्यम निबंधक: हवेली 4 (कोथरुड)

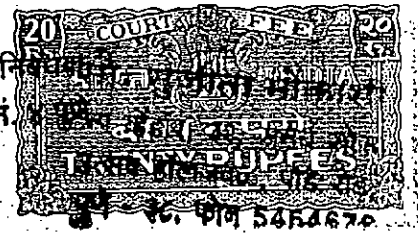
नॉदणी 63 म.

सूची क्र. दोन INDEX NO. II

गावाचे नाव : पाषाण

दुय्यम निबंधक

हवेली नं. ४ पुणे



- (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. 18,500,000.00
बा.भा. रु. 13,178,160.00
- (2) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1)(1) वर्णन: स.नं. 134 /4अ पाषाण येथील मिळकत क्षेत्र 3109 चौ. मी. व स.नं. 134/4क/8 क्षेत्र 2992 चौ. मी. एकूण क्षेत्र 6101 चौ. मी.
- (3) क्षेत्रफळ (1)
- (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) मे. परांजपे स्किम्स (कन्स्ट्रक्शन) लि. भुतपुर्व मे. परांजपे स्किम्स (कन्स्ट्रक्शन) प्रा. लि. तर्फे डायरेक्टर श्रीकांत पुरुषोत्तम परांजपे घर/प्लॉट नं. : गल्ली/रस्ता : : इमारतीचे नाव : : ईमारत नं. : पेट/वसाहत : एरंडवणा पुणे 411004; शहर/गाव : : तालुका : : पिन : : पॅन नंबर : :
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) मे. क्षितीज प्रमोटर्स अँड डेव्हलपर्स तर्फे भागीदार नितीन शरद वैद्य घर/प्लॉट नं. : गल्ली/रस्ता : : इमारतीचे नाव : : ईमारत नं. : पेट/वसाहत : त्रिमुर्ती गीतगंगा सोसा. : कर्वेनगर पुणे 52; शहर/गाव : : तालुका : : पिन : : पॅन नंबर : : (2) मे. क्षितीज प्रमोटर्स अँड डेव्हलपर्स तर्फे भागीदार श्रीकांत पुरुषोत्तम परांजपे घर/प्लॉट नं. : गल्ली/रस्ता : : इमारतीचे नाव : : ईमारत नं. : पेट/वसाहत : : शहर/गाव : : तालुका : : पिन : : पॅन नंबर : :
- (7) दिनांक करून दिल्याचा 30/12/2006
- (8) नोंदणीचा 12/01/2007
- (9) अनुक्रमांक, खंड व पृष्ठ 130/2007
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 85000.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 30000.00
- (12) शेष

मी पब्लिक केसी,
मी खजली,
मी रुजवात घेतली,

हस्तासोबतची नक्कल
अर्जदार श्री. ...
वांना दिली. दिनांक ...

दुय्यम निबंधक हवेली नं. ४ पुणे



...

881
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21-7-2020
INDIA



दस्तावेजांक व वर्ष: 134/2007

Friday, January 12, 2007

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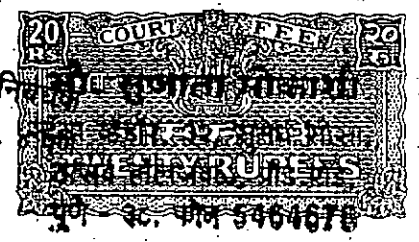
सूची क्र. दोन INDEX NO. II

दुय्यम निबंधक: हवेली 4 (कोथरुड)

नॉदणी 63 म.

20. 63 m.e.

गावाचे नाव : पाषाण



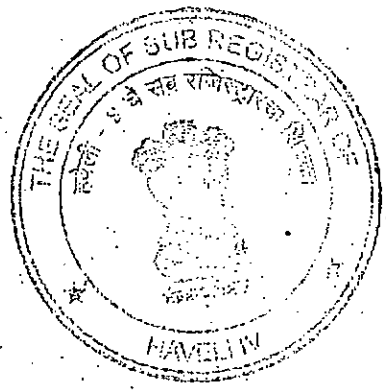
- (1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा किंवा त्याचे अभिलेख किंवा करार व बाजारभाव (भाडेपट्ट्याच्या बाबतीत पट्टाकार आकारणी देतो की पट्टेदार ते नमूद करावे) मोबदला रु. 3,200,000.00
वा.भा. रु. 982,800.00
- (2) भू-भापन, पोटहिस्सा व घरक्रमांक (असल्यास) (1)(1) वर्णन: स.नं. 134 /4अ पाषाण येथील मिळकत क्षेत्र 227 चौ. मी. व स.नं. 134/4क/8. क्षेत्र 228 चौ. मी. एकुण क्षेत्र 455 चौ. मी.
- (3) क्षेत्रफळ (1)
- (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) श्रीकांत पुरुषोत्तम परांजपे - घर/फ्लॅट नं. - गल्ली/रस्ता - ; ईमारतीचे नाव: - ; ईमारत नं. - ; पेट/वसाहत: - ; परडव्या: - ; पण 411004; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: -
- (6) दस्तऐवज करून घेण्या-या पक्षकाराचे नाव व संपूर्ण पत्ता किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, वादीचे नाव व संपूर्ण पत्ता (1) मे. क्षीतीज प्रमोटेस अँड डेव्हलपर्स तर्फे भागीदार नितीन शरद वैद्य तर्फे वि. कु. गु. प्रमोद रघुनाथ पानसे - घर/फ्लॅट नं. - गल्ली/रस्ता - ; ईमारतीचे नाव: - ; ईमारत नं. - ; पेट/वसाहत: - ; सुरम्य लोकमान्य कॉलनी, कोथरुड पण 411038; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: -
(2) मे. क्षीतीज प्रमोटेस अँड डेव्हलपर्स तर्फे भागीदार श्रीकांत पुरुषोत्तम परांजपे - घर/फ्लॅट नं. - गल्ली/रस्ता: - ; सदन: - ; ईमारतीचे नाव: - ; ईमारत नं. - ; पेट/वसाहत: - ; शहर/गाव: - ; तालुका: - ; पिन: - ; पॅन नम्बर: -
- (7) दिनांक करून दिल्याचा 30/12/2006
- (8) नोंदणीचा 12/01/2007
- (9) अनुक्रमांक, खंड व पृष्ठ 134/2007
- (10) बाजारभावाप्रमाणे मुद्रांक शुल्क रु 320000.00
- (11) बाजारभावाप्रमाणे नोंदणी रु 300000.00
- (12) शेरा

मी नक्कल केली,
मी वाचली,
मी रुजवात घेतली.

[Signature]

दस्तावेजाची नक्कल
अर्जदार श्री. *[Signature]*
बांना दिली दिनांक 12/1/2007

[Signature]
दुय्यम निबंधक हवेली नं. 4



[Signature]

