

264/7594

पावती

Original/Duplicate

Thursday, July 06, 2023

नोंदणी क्र.: 39M

11:29 AM

Regn.:39M

पावती क्र.: 13064 दिनांक: 06/07/2023

गावाचे नाव: Bhamati

दस्तऐवजाचा अनुक्रमांक: नगन1-7594-2023

दस्तऐवजाचा प्रकार: भाडेपट्टा

सादर करणाऱ्याचे नाव: मंगला अरुण देशपांडे .-

नोंदणी फी रु. 2150.00

दस्त हाताळणी फी रु. 320.00

गुहांची संख्या: 16

एकूण: रु. 2470.00

आपघात मूळ दस्त, थॅम्बेल प्रिंट, मूली-२ अंवाजे  
11:49 AM ह्या वेळेस मिलेल.

वापार मूल्य: रु. 284000/-

मोबदला रु. 0/-

भरलेले मुद्रांक शुल्क : रु. 14700/-

1) देयकाचा प्रकार: DHC रकम: रु. 320/-

डीडी/घनादेश/पे ऑर्डर क्रमांक: 2306202306312 दिनांक: 06/07/2023

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रकम: रु. 2150/-

डीडी/घनादेश/पे ऑर्डर क्रमांक: MH004103333202324E दिनांक: 06/07/2023

बँकेचे नाव व पत्ता:

नोंदणी फी माफी असल्यास तपशिल :-

1) Fee Adjustment : Fee Adjustment (yashada training) code added for keeping tack of adjusted fees

Sow. Mangala Deshpande

R2707/2023 NGP1  
रजदर दुय्यम निविदात, पत्र-२,  
नागपूर शहर का. ९



CHALLAN  
MTR Form Number-6

GRN	MH00410333202324E	BARCODE			Date	23/06/2023-14:39:26	Form ID	36	
Department Inspector General Of Registration				Payer Details					
Type of Payment Stamp Duty Registration Fee				TAX ID / TAN (If Any)					
				PAN No.(If Applicable)					
Office Name NGP1_HCR SUB REGISTRAR NAGPUR 1				Full Name		MANGALA ARUN DESHPANDE			
Location NAGPUR				Flat/Block No.		MOUZA BHAMTI, KH.NO. 9, 10, 35/2, PLOT NO.			
Year 2023-2024 One Time				Premises/Building		62 AREA 180,000 SQ. MTRS			
Account Head Details			Amount In Rs.		Road/Street		NAGPUR		
0030046401 Stamp Duty			14700.00		Area/Locality		NAGPUR		
0030063301 Registration Fee			2150.00		Town/City/District				
					PIN		4 4 0 0 2 2		
					Remarks (If Any)				
					SecondPartyName=NAGPUR IMPROVEMENT TRUST-				
Total			16,850.00		Amount In Words		Sixteen Thousand Eight Hundred Fifty Rupees Only		
Payment Details BANK OF INDIA				FOR USE IN RECEIVING BANK					
Cheque/DD Details				Bank CIN		Ref. No.		02202292023082305833	152417781
Cheque/DD No.				Bank Date		RBI Date		23/06/2023-14:39:26	Not Verified with RBI
Name of Bank				Bank-Branch		BANK OF INDIA			
Name of Branch				Scroll No. , Date		Not Verified with Scroll			

Department ID :  
NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.  
सदर चालन केवल दस्तावेज निबंधक कार्यालय में ही दर्ज कराया जा सकता है। नोटिफिकेशन कार्यालय में दर्ज कराया जा सकता है।  
नहीं।

Saw Mangala Deshpande

नगन-9  
6488/2023  
9/96



Department of Stamp & Registration, Maharashtra

Receipt of Document Handling Charges

PRN 2306202306312

Date 23/06/2023

Received from MANGALA ARUN DESHPANDE, Mobile number 9604911600, an amount of Rs. 320/-, towards Document Handling Charges for the Document to be registered (ISARITA) in the Sub Registrar office S.R. Nagpur 1 of the District Nagpur.

Payment Details

Bank Name BKID

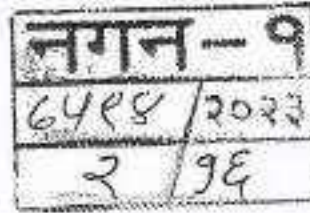
Date 23/06/2023

Bank CIN 10004152023062307713

REF No. 152417809

This is computer generated receipt, hence no signature is required.

Saw: Mangala Deshpande



# Nagpur Improvement Trust

(Local Planning Authority constituted under Urban Development Department of GOM)  
(www.ninagpur.org)

Plot No. 62

Kh. No. 9,10,35/2

Mouza Bhamti

Stamp Duty (Rs.): 14700.00

Regn. Fee (Rs.): 2150.00

## INDENTURE OF LEASE RENEWAL

Premium Rs.: 74250

THIS INDENTURE made this 28<sup>th</sup> day of June 2023 Between the Nagpur Improvement Trust, Nagpur, A Statutory Authority, constituted under the Nagpur Improvement Trust, Act 1936, acting through its Executive Officer (hereinafter called the "LESSOR" which expression shall, unless inconsistent with the context include its successors and assignee) of ONE PART, and

1. SMT MANGALA ARUN DESHPANDE Age 73 Yrs. Occn. HOUSEWIFE.

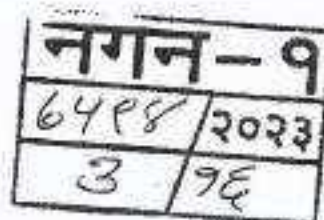
R/O, PLOT NO. 72, KOTWAL NAGAR, BEHIND CANARA BANK, PRATAP NAGAR, NAGPUR-440022.

(hereinafter referred to as the "LESSEE" which expression shall unless inconsistent with the context include his heirs, executors, administrators, representatives and assignee) of OTHER PART:

Whereas as per original indenture dated the 18th day of Jan-1992 the "Lessor" demised to the "Lessee" all the plot containing by admeasurement area

180.000 Sq.Meter of hereabouts situated at, Nagpur within the limits of the Nagpur Corporation in Tahsil Nagpur, District Nagpur which said plot of the land is more particularly described in the Schedule 'A' hereunder written and with the boundaries thereof for greater clearness delineated on the plan hereto annexed and there on coloured and hatched in Red.

WHEREAS to hold the same for and commencing from the 19th day of JAN-1991 and ending on 31st day of MAR-2021 the said indenture containing a covenant for the renewal of demise on the expiry of the aforesaid term and it being expired.



AND WHEREAS in pursuance of the said agreement the "Lessee"

SMT MANGALA ARUN DESHPANDE

has now requested the "Lessor" to execute a new lease to him/her in accordance with the said consent, know all men by these presents that the "Lessor" here by demises to the "Lessee" all the aforesaid plot of land.

To hold the same in continuation of the original lease-deed for the second term commencing from the 01st day of APR-2021 and ending on 31st day of MAR-2051 subject to the following conditions:-

TERMS AND CONDITIONS

(a) That, the "Lessee" shall pay the yearly ground rent of Rs. 4455.00

(Rupees in Word Four Thousand Four Hundred Fifty Five Rupees Only)

on the undivided leasehold share of land and clear of all deduction on or before the first day of June in each year at the office of Nagpur Improvement Trust, Nagpur the "Lessor", during subsistence/continuance of the lease may revise the ground rent as per policy framed by the Board of Nagpur Improvement Trust, Nagpur as well as Government and shall be binding on "Lessee" and the "Lessee" has to pay such enhanced ground rent to the "Lessor" without any default or demur.

(b) The first of such payment is to be made on the first day of June 2021.

The "Lessee" at present Pays Rs. 8052.00 as prevailing Corporation Taxes per annum. Total annual average rent is Rs. 12507.00 per annum.

(c) The "Lessee" shall pay corporation taxes as assessed by the Nagpur Municipal Corporation from time to time, N.A. assessment and any other taxes, levies charges whatsoever.

(d) The "Lessee" shall not make any excavation upon any part of the said land or remove any stone, sand, gravel, hay or earth there from except for the purpose of forming the foundation or building or for the purpose of executing any work pursuant to the terms of this LEASE, and in doing so the LESSEE shall exercises reasonable care to ensure that foundations of any building on the adjoining plots are not hereby adversely affected.

(e) No erection re-erection or alteration shall be made in any building or part thereof on the said land except in accordance with the sanction of the Nagpur Improvement Trust under its Building Regulations and Development Control Rules, nor shall a building be put to any use in contravention of the provisions of any regulation made under clause (b) of section 90 of the Nagpur Improvement Trust Act, 1936.

(f) That, after the expiry of the initial period of 30 years, at the time of every renewal of lease, the LESSEE/ASSIGNEE shall be liable to pay three (3) times minimum of existing ground rent after the expiration of every 30 years lease period in respect of demised plot at the time of renewal. The rate of the ground rent due shall be fixed as per the decision of the Trust/LESSOR.

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(g) The LESSEE/ASSIGNEE shall take the building permission from Appropriate Planning Authority, for the construction of building before starting constructions on the demised land. The construction of the building should be as per the sanctioned plan approved by the Planning Authority. If any permission for multistoried building was granted, in that case, the Deed of Declaration should be in accordance with the sec. 4, 10, 11, 12 of the Maharashtra Apartment Ownership Act, 1970 and got registered.

(h) If the demised land is subjected for the development wherein the LESSEE executes the development agreement with the DEVELOPER/BUILDER under this circumstances after the completion of entire project the re-conveyance deed shall be executed by the DEVELOPER/BUILDER in favour of the LESSEE/ASSIGNEE/SOCIETY/ASSOCIATION as per the provisions of Registration Act and other relevant laws.

Provided any documents related with the lease plot should be registered before the Registrar under the relevant provisions of Registration Act, 1908 shall be treated as a valid document of evidence of title of LESSEE/ASSIGNEE.

(i) The LESSEE shall permit the LESSOR, or any servant of the Nagpur Improvement Trust at all reasonable time of the day during the terms hereby granted to enter into and upon the demised premises and to inspect the site for repairs thereof and if upon such inspection it shall appear that any repairs are necessary the LESSOR may direct the LESSEE to execute the repairs and upon his failure to do so within a reasonable time to execute them at the expense in all respects of the LESSEE.

(j) The LESSEE shall permit the LESSOR or any person nominated by it or any servant or contractor of the Nagpur Improvement Trust, the Nagpur Corporation and Maharashtra State Electrical Board to enter into and upon the demised premises with such workmen, as may be necessary for the purpose of laying, repairing or replacing a water pipe line, sewer line or an electric supply line or for any work connected therewith, as also for the purpose of making any connection from the house to those service lines laid in the premises.

(k) The LESSEE shall not disturb or build over or otherwise deal with so as to impair utility without previous permission of the LESSOR on survey marks or sub traverse make existing on the land which are for clearness shown 'Nil' on the plat hereto annexed and which are specified in Schedule B hereunder written.

(l) The LESSEE shall not disturb or build over or otherwise deal with or interfere with any of the service lines, referred to in sub-clause (c) without the previous permission in writing of the authority which laid the service line.

(m) The LESSEE shall not assign transfer or part with the possession of the demised premises so as to cause any sub-division therein or otherwise to alter nature of this present demise.

Provided however, that the LESSOR may subject to such terms and conditions, as it may fix grant permission to the LESSEE to part with permission of the demised premises so as to cause any subdivision therein, otherwise alter the nature of this present demise.

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Provided further that, where sub-division of the demised plot is permissible as per the rules and LESSEE with an intention to sub-divide the demised plot and applies for sub-division and the permission to transfer/assign the sub-divide the demised plot and when such permission is granted the LESSEE shall have to pay 50% of the unearned income if the transfer/assignment is/was made within five years from the date of sub-division of plot, the unearned income shall be payable as per difference between premium paid and the market price of the land prevailing on the date of sale. In case there is dispute regarding market price of sub-divided plot, the decision of the Chairman shall be conclusive and final and binding to the LESSEE.

(ii) The LESSEE shall not without the previous permission in writing of the LESSOR, use or allow to be used the premises of the demised land in contravention of the regulation framed u/sec. 90 of the Nagpur Improvement Trust Act, 1936 and Development Control Rules.

(c) The LESSEE as also the assignee and the mortgagor/mortgagee shall within one month of assignment, mortgage or transfer of the demised premises deliver a notice of such of assignment, mortgage or transfer to the LESSOR setting for the names and description of the parties to every such assignment, mortgage or transfer and particular and the effect thereof.

(d) The LESSOR, in case the notice referred to in sub-clause (c) is delivered to, shall intimate to the LESSEE, assignee, and mortgagee or transferee about arrears of the trust due and its right of re-entry repossession over the demised premises to remedy breach of any or all clauses of condition of lease within a period of the three month of the date of the intimation of that effect.

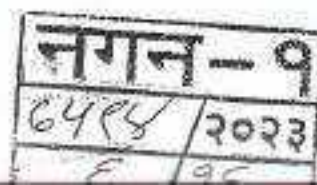
(p) The LESSEE shall use demised land/plot as per allotment order. If, the LESSEE/ASSIGNEE use the demised land other than that of order as per allotment it is to be treated as breach of condition of the Lease Deed under this circumstances the LESSEE/ASSIGNEE shall be liable for action for cancellation of lease including penalty.

(q) This INDENTURE of LEASE the conditions and terms contained therein would be subject to Nagpur Improvement Trust Land Disposal Rules 1983, which has overriding effect and further that if the plot is allotted on concessional rates additional conditions mentioned in Rules 24 would be applicable.

(r) The plot is allotted on the concessional premium and hence condition as described under Rules 24 of the Nagpur Improvement Trust Land Disposal Rules, 1983 and as may be imposed by the Chairman shall be applicable.

(i) The decision of the LESSOR or any person it may appoint in this behalf on any question, which may arise, concerning any alleged breach of any of the foregoing clauses shall be final.

(s) The LEASE of demised land shall be suspended or cancelled, if the LESSEE/ASSIGNEE files any false information/documents regarding title acquired by him/her.



(f) The LESSEE/ASSIGNEE shall have rights to transfer/assign/convey the leasehold rights of demised plot.

The LESSOR covenants that the LESSEE, paying the rent thereby reserved and performing and observing the conditions herein contained shall peaceably hold and enjoy the said land during the said term without any lawful interruption or disturbance by the LESSOR or any person lawfully claiming through it.

Provided that if the said rent or any part thereof shall at any time be in arrears and unpaid for one Calendar month next after the date where on the same shall have become due whether they shall have been lawfully demanded or not, as also upon the breach or non-observance by the LESSEE of any of the said conditions, the LESSOR may notwithstanding the waiver of any previous causes or right of re-entry upon the said land and reposes it as if this demise had been made the LESSEE in such case being entitled within three Calendar months from the date of such re-entry.

Provided further that when any cause or right of re-entry arise under the foregoing provision, it shall be lawful for the LESSOR, as the consideration for the non-exercise of the power of re-entry to receive from the LESSEE a sum of money not exceeding Two years ground rent plus interest @ 12% p.a. or as may be decided from time to time shall levied in case of payment of ground rent made after due date i.e. 1st of June of each year.

Provided also that when any cause or right of re-entry arises under the first provision, upon the breach or non-observance of the conditions of clause and sub clauses, thereof in respect of erection or alternation, it shall be lawful for the LESSOR to ask the LESSEE to demolish or alter the unauthorized construction, as it may deem necessary, within reasonable time, as a consideration for the non-exercise of the power of re-entry instead of receiving a sum of money as provided above.

(u) That, in case of any dispute between the LESSOR AND LESSEE regarding the breach of any term or condition of the Lease Indenture, the decision of the Chairman of LESSOR shall be final and binding on the parties.

(v) The LESSEE/ LESSEES, has/have read and understood the provisions of the Land Disposal Rules and agrees to abide by the provisions of Land Disposal Rules 1983, terms and conditions of this lease and the Resolutions passed/Policies framed by the LESSOR from time to time.

The LESSOR further covenants that, after the expiry of lease period, lease may be renewed as per the prevailing Rules & Regulations and policies framed by Nagpur Improvement Trust, Nagpur at the time of subsequent lease renewal.





Plot No. 62 in Bhamti Parsodi Street Scheme  
N.I.T. Kh.No. 9,10,35/2 Mouza Bhamti layout/ Precinct  
Nagpur / Ward No. 75 Division WEST Tahsil, and District Nagpur.  
Admeasuring 180.000 Sq.Meter 1938.00 Sq.ft Dimensions are marked on  
plan enclosed.

Sheet No. 61/10

City Survey No. 6

USER OF PLOT : RESIDENTIAL

Boundaries:-  
NORTH - ROAD  
SOUTH - PLOT NO. 45  
EAST - PLOT NO. 63  
WEST - PLOT NO. 61

'SCHEDULE "B"'

NIL

IN WITNESS WHEREOF the parties hereto have set their hands the day and  
year written in each case.

WITNESSES :-



*[Signature]*

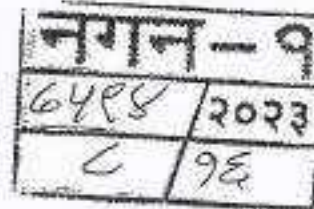
1st Witness :-



*C.S. Balode*  
Executive Officer

Nagpur Improvement Trust  
LESSOR

Date 28/6/2023



*[Signature]*

2nd Witness :-



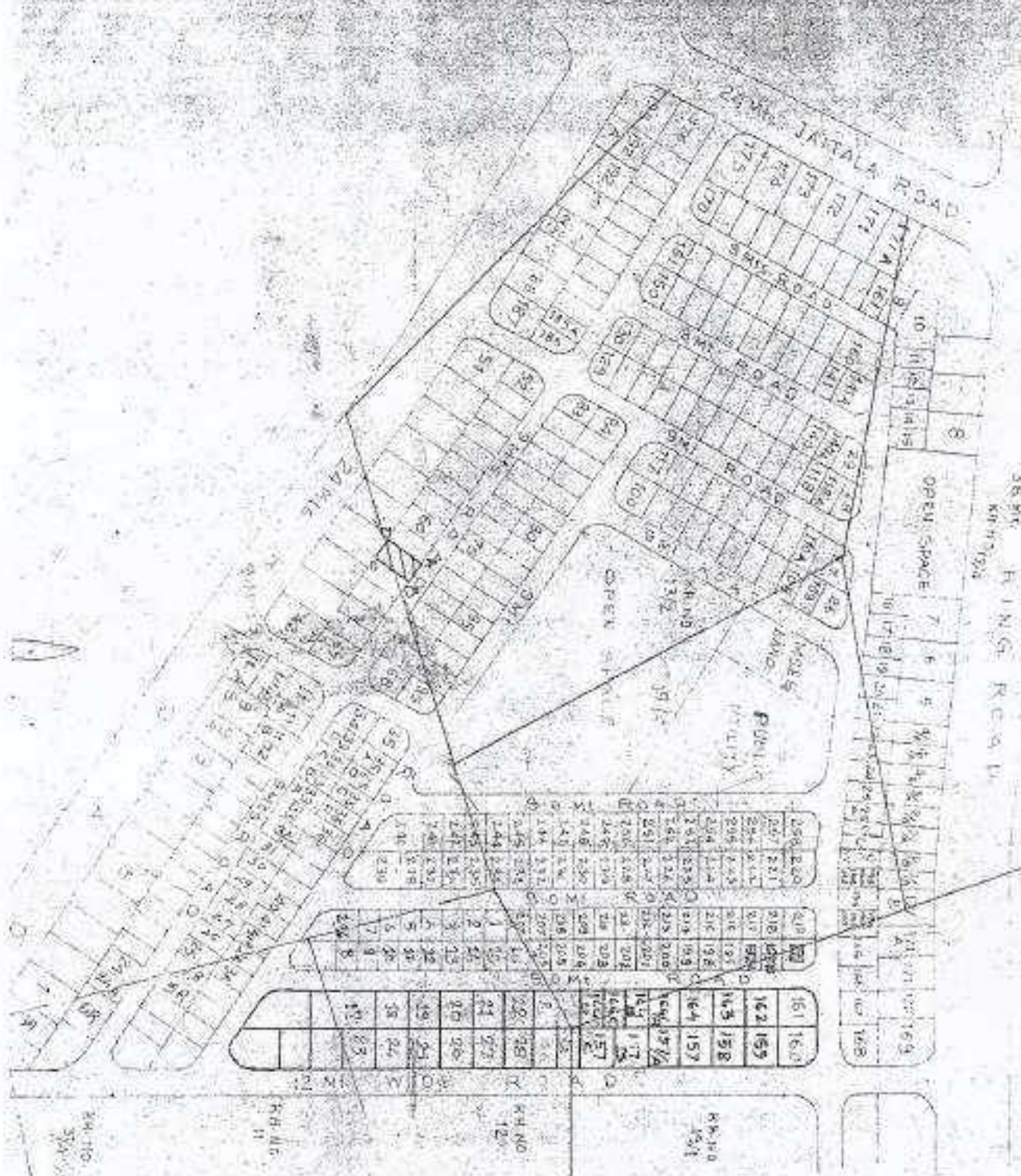
*Saw. Mangala Deshpande*

LESSEE

Date 28/6/2023



LAY OUT PLAN OF NH-66, 13/11/2021, 19/3, 3 R. 25/2 OF MOUZA BHAMTE IN GRANT PARSONS SURVEY SCHEMES



161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466	467	468	469	470	471	472	473	474	475	476	477	478	479	480	481	482	483	484	485	486	487	488	489	490	491	492	493	494	495	496	497	498	499	500	501	502	503	504	505	506	507	508	509	510	511	512	513	514	515	516	517	518	519	520	521	522	523	524	525	526	527	528	529	530	531	532	533	534	535	536	537	538	539	540	541	542	543	544	545	546	547	548	549	550	551	552	553	554	555	556	557	558	559	560	561	562	563	564	565	566	567	568	569	570	571	572	573	574	575	576	577	578	579	580	581	582	583	584	585	586	587	588	589	590	591	592	593	594	595	596	597	598	599	600	601	602	603	604	605	606	607	608	609	610	611	612	613	614	615	616	617	618	619	620	621	622	623	624	625	626	627	628	629	630	631	632	633	634	635	636	637	638	639	640	641	642	643	644	645	646	647	648	649	650	651	652	653	654	655	656	657	658	659	660	661	662	663	664	665	666	667	668	669	670	671	672	673	674	675	676	677	678	679	680	681	682	683	684	685	686	687	688	689	690	691	692	693	694	695	696	697	698	699	700	701	702	703	704	705	706	707	708	709	710	711	712	713	714	715	716	717	718	719	720	721	722	723	724	725	726	727	728	729	730	731	732	733	734	735	736	737	738	739	740	741	742	743	744	745	746	747	748	749	750	751	752	753	754	755	756	757	758	759	760	761	762	763	764	765	766	767	768	769	770	771	772	773	774	775	776	777	778	779	780	781	782	783	784	785	786	787	788	789	790	791	792	793	794	795	796	797	798	799	800	801	802	803	804	805	806	807	808	809	810	811	812	813	814	815	816	817	818	819	820	821	822	823	824	825	826	827	828	829	830	831	832	833	834	835	836	837	838	839	840	841	842	843	844	845	846	847	848	849	850	851	852	853	854	855	856	857	858	859	860	861	862	863	864	865	866	867	868	869	870	871	872	873	874	875	876	877	878	879	880	881	882	883	884	885	886	887	888	889	890	891	892	893	894	895	896	897	898	899	900	901	902	903	904	905	906	907	908	909	910	911	912	913	914	915	916	917	918	919	920	921	922	923	924	925	926	927	928	929	930	931	932	933	934	935	936	937	938	939	940	941	942	943	944	945	946	947	948	949	950	951	952	953	954	955	956	957	958	959	960	961	962	963	964	965	966	967	968	969	970	971	972	973	974	975	976	977	978	979	980	981	982	983	984	985	986	987	988	989	990	991	992	993	994	995	996	997	998	999	1000
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नगन-9  
6488/2023  
E 96



PLOT AREA 180.00 SQM  
DEDUCTION FOR ROAD CURVATURE  
FINAL PLOT AREA 162.157 SQM

PLAT LEASED OUT TO:  
A-B 180.00  
C-C 162.157  
C-D 162.157  
D-A 180.00

EXECUTIVE OFFICER  
NAGR  
TRUST

LESSEE

नगन-१	
७५९४	२०२३
१०	१६



CHALLAN  
MTR Form Number-6

GRN	MH00410333202324E	BARCODE	[Barcode]		Date	23/06/2023-14:39:26	Form ID	36
Department				Inspector General Of Registration				
Type of Payment				Stamp Duty Registration Fee				
Office Name				NGP1_HQR SUB REGISTRAR NAGPUR 1				
Location				NAGPUR				
Year				2023-2024 One Time				
Account Head Details				Amount In Rs.				
0030046401 Stamp Duty				14700.00				
0030063301 Registration Fee				2150.00				
Total				16,850.00				
Payment Details				BANK OF INDIA				
Cheque/DD Details				FOR USE IN RECEIVING BANK				
Cheque/DD No.				Bank CIN Ref. No. 02202292023062305833 152417781				
Name of Bank				Bank Date RBI Date 23/06/2023-14:39:50 26/06/2023				
Name of Branch				Bank-Branch BANK OF INDIA				
				Scroll No. , Date 73 , 26/06/2023				



Department ID : Mobile No. : 9604911600  
 NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.  
 खंडर चालन कोड दस्ता निबंध कार्यालय नोंदणी करवावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करवावयाच्या दस्त्यासाठी खंडर चालन लागू नाही.

Signature Not Verified

Digital signed by DS  
 DIRECTORATE OF  
 ACCOUNTS AND  
 TAXES, MUMBAI 02  
 Date: 2023.07.05 11:31:42  
 IST

Challan Defaced Details

Sr. No.	Reason: CRAS Doc No.	Defacement No.	Defacement Date	Userid	Defacement Amount
1	(IS)-264-7594	0002445256202324	06/07/2023-11:29:49	IGR383	2150.00
2	(IS)-264-7594	0002445256202324	06/07/2023-11:29:49	IGR383	14700.00
Total Defacement Amount					16,850.00

नगन-9  
 6498/2023  
 93/96



264/7594

गुरुवार, 08 जुलै 2023 11:30 म.पू.

दस्त गोंधवारा भाग-1

नगरी

94/98

दस्त क्रमांक: 7594/2023

दस्त क्रमांक: नगरी /7594/2023

वाजार मूल्य: ₹. 2,94,000/-

मोबदला: ₹. 00/-

भरलेले मुद्रांक शुल्क: ₹. 14,700/-

नोंदणी फी बाकी असल्यात उपशिल :-

1) Fee Adjustment : Fee Adjustment (yashada training) code added for keeping lack of adjusted fees

वृ. नि. सह. इ. नि. नगरी चांचे कार्यालयात

अ. क्र. 7594 चर दि. 06-07-2023

रोजी 11:28 म.पू. या. हजर केला.

पावती: 13064

पावती दिनांक: 06/07/2023

सादरकरणाराचे नाव: मंगला अरुण देशपांडे .-

नोंदणी फी

₹. 2150.00

दस्त हाताळणी फी

₹. 320.00

पुस्तकी संख्या: 18

एकुण: 2470.00

*Mangal Deshpande*  
दस्त हजर करणाऱ्याची सही:

*R. G. G. G.*  
राज्य दुग्धन निबंधक, वर्ग-२  
नागपूर शहर क. १

*R. G. G. G.*  
राज्य दुग्धन निबंधक, वर्ग-२  
नागपूर शहर क. १

दस्ताचा प्रकार: भाडेपट्टा

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थानगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (वोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्का क्र. 1 06 / 07 / 2023 11 : 28 : 13 AM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 06 / 07 / 2023 11 : 29 : 23 AM ची वेळ: (फी)





06/07/2023 11:31:43 AM

दस्तावेज क्रमांक: 7594/2023

दस्तावेजा प्रकार: भाडेपट्टा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	ह्यापत्ति	दस्ता प्रमाणित
1	नाम: मंगला अरुण देशपांडे - पत्ता: फ्लॉट नं: 0, साळा नं: 0, इमारतीचे नाव: 9804911600, जॉईंट नं: 0, रोड नं: फ्लॉट नं. 72 कोतवाल नगर वॉलेज बँक मार्गे प्रताप नगर नागपुर आधार नं: 683923873024, महाराष्ट्र, नागपुर. पिन संवर:	भाडेकरू वय :- 73 स्वाधरी:- <i>Signature</i>		
2	नाम: नागपुर सुधार प्रस्थाप तर्फे कार्यकारी अधिकारी अनिलकुमार शंकरराव पातोडे तर्फे कबुली जवाब देणार श्री प्रविण बाळकृष्ण धारक. पत्ता: फ्लॉट नं: 0, साळा नं: 0, इमारतीचे नाव: 9881138346, जॉईंट नं: 0, रोड नं: नागपुर सुधार प्रस्थाप कार्यालय तदर नागपुर आधार नं. 791640616388, महाराष्ट्र, नागपुर. पिन संवर:	मायक वय :- 41 स्वाधरी:- <i>Signature</i>		

वरील दस्तावेज करून देणार तशाकडील भाडेपट्टा या दस्तऐवज करून दिल्याचे कबूल करताव,  
शिक्का क्र.3 ची वेळ: 06/07/2023 11:30:04 AM

*Signature*  
सहायक निबंधक, वर्ग-9  
नागपुर शहर क्र. 9

टीपणी:-  
दस्तावेज निष्पादनाचा कबुलीजवाब देणाऱ्या सर्व पक्षकारांची ओळख नमूदी-आधारित - आधार प्रवालीदने पडताळण्यात आनी आढ. त्याबाबत थोम माहिती पुढीलप्रमाणे आहे.

Sr. No.	Type of Party & Name	Date & Time of Verification with UIDAI	Information received from UIDAI (Name, Gender, UID, Photo)
1	भाडेकरू मंगला अरुण देशपांडे , -	06/07/2023 11:31:16 AM	मंगला अरुण देशपांडे F XXXX XXXX 3024 
2	मायक नागपुर सुधार प्रस्थाप तर्फे कार्यकारी अधिकारी अनिलकुमार शंकरराव पातोडे तर्फे कबुली जवाब देणार श्री प्रविण बाळकृष्ण धारक	06/07/2023 11:30:21 AM	प्रविण बाळकृष्ण धारक M XXXX XXXX 6388 

शिक्का क्र.4 ची वेळ: 06/07/2023 11:31:17 AM

*Signature*  
6495 नवरी नोंदल  
प्रमाणित करण्यात येते कि,  
या दस्तावेजा पूर्ण 95 परसे आहे.

*Signature*  
सहायक निबंधक, वर्ग-9  
नागपुर शहर क्र. 9

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	सहायक निबंधक वर्ग-9 Deed Number नागपुर शहर क्र. 9, शिक्का क्र. 4 ची वेळ: 06/07/2023	Deed Date
1	MANGALA ARUN DESHPANDE	eChallan	02202292023062305833	MH004103333202324E	14700.00	SD	0002445258202324	06/07/2023
2		DHC		2306202308312	320	RF	2306202308312D	06/07/2023
3	MANGALA ARUN DESHPANDE	eChallan			2150	RF	0002445258202324	06/07/2023

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





भारतीय विशिष्ट ओळख प्राधिकरण  
**भारत सरकार**  
 Unique Identification Authority of India  
 Government of India

नोंदणी क्रमांक/Enrolment No. : 1190/10029/34915

To: Mangla Arun Deshpande  
 (मंगला अरुण देशपांडे)  
 W/O Arun Deshpande  
 Flat n. 72  
 Ring Road  
 Deshpande Gym  
 Kotwal Nagar  
 Naggur  
 Naggur  
 Maharashtra - 440022

Date: 04/05/2011



आपला आधार क्रमांक / Your Aadhaar No. :

**8839 2387 3024**

आधार - सामान्य माणसाचा अधिकार

भारत सरकार  
 GOVERNMENT OF INDIA

मंगला अरुण देशपांडे  
 Mangla Arun Deshpande

जन्म वर्ष / Year of Birth : 1949  
 स्त्री / Female

8839 2387 3024

नगन-९  
 64९४/२०२३  
 ९९/९६

आधार - सामान्य माणसाचा अधिकार

Sob. Mangala Deshpande



भारत सरकार  
Government of India



निबिन अरविंदराव काम्बे  
Nibin Arvindrao Kambe  
जन्म तिथि/DOB: 12/01/1979  
पुरुष/ MALE  
Mob: 9822580587

5300 3900 2781  
VID: 5123 6324 8974 8842

मेरा आधार, मेरी पहचान

*Handwritten signature*



भारत सरकार  
Government of India



राहुल बाबुराव गजबिंधे  
Rahul Baburao Gajbhiye  
जन्म तारीख / DOB : 04/05/1974  
पुरुष / Male



3226 4874 2224

आधार - सामान्य माणसाचा अधिकार

*Handwritten signature*



भारतीय विशिष्ट ओळख प्राधिकरण  
Unique Identification Authority of India



पत्ता:  
S/O: अरविंदराव काम्बे, प्लॉट नं. 7 वेस्ट व्ह्यू अपार्टमेंट,  
जयशंकर रोड, हुश्यान मंदिर, रानप्राताप नगर,  
नागूर,  
महाराष्ट्र - 440022  
Address:  
S/O: Arvindrao Kambe, Plot no.7 west view  
apartment, jayshankar Road, Hanuman mandir,  
Subhashi Nagar, Ranapratap Nagar, Nagpur,  
Maharashtra - 440022



5300 3900 2781

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भारतीय विशिष्ट ओळख प्राधिकरण  
Unique Identification Authority of India

पत्ता S/O: बाबुराव गजबिंधे, प्लॉट नं. 25, पश्चिम लेआउट, हुश्यान नगर,  
रानप्राताप नगर, रानप्राताप नगर,  
नागूर, महाराष्ट्र, 440022  
Address: S/O: Baburao Gajbhiye, Plot No.  
25, Pashchim Layout, Indraprastha Nagar,  
Ranapratap Nagar, Ranapratap Nagar,  
Nagpur, Maharashtra, 440022

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नगन-९  
6498/2023  
92/96







Receipt  
**Nagpur Improvement Trust**  
Station Road, Sadar, Nagpur  
Head of Account ESTATE SEC.

**PAID IN CASH**  
PBX No. : 2531431  
2531432

Dated 27/04/2023 02:26:20

Receipt ID : 2023042791

Demand Note Details		N	Receipt Head Details	
1 Demand Note ID	1202304103436		1. GROUND RENT	4,455.00
2 Applicant Name	SMT MANGALA ARUN DESHPANDE		<b>Total Amount (Rs.)</b>	<b>4,455.00</b>
3 Due Date (1)	01/08/2023			
4 Due Date (2)	01/01/1900			
5 Plot Number	62			
6 Plot ID	200804034530			
7 Layout Name	KH. NO. 13/2, 19/3, 9/10/35/2 MZ. BHAMTI			
8 Layout Number				
9 Mouza & Khasra				
Cheque / DD Details				

(In Words) Four Thousand Four Hundred Fifty Five Rupees Only /-

E & O.E

Cashier

