

II SHREE GAJANAN PRASANNA II

Original Document Type _____

Registration No. : _____ Date - _____

Office Of The Sub Registrar, Tal. Haveli No. _____ Dist. Pune

BETWEEN

Name :- J.S.P.M. Latur

Address :- Ravet, Pune - PMRDA Land

Lease Deed.

AND

Name :- _____

Address :- _____

ADVOCATE

Name :- _____

Address :- _____

9021016

**PUNE METROPOLITAN
REGION DEVELOPMENT AUTHORITY**

SCANNED
Haveli - 14
Time 4.95 to 4.98

LEASE DEED

EXECUTED ON : / /2021

REGD NO.:

SUB REGISTRAR HAVELI NO.:

SECTOR NO. : 29

PLOT NO. : Primary School No.02



20/08/2021

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. हवेली 14

दस्त क्रमांक : 10277/2021

नोदणी :

Regn:63m

गावाचे नाव : रावेत

(1) विलेखाचा प्रकार	भाडेपट्टा
(2) मोबदला	51505961
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	51505961
(4) भू-मापन, पोटहिस्सा व घरक्रमांक(असल्यास)	1) पालिकेचे नाव: पिंपरी-चिंचवड म.न.पा. इतर वर्णन : , इतर माहिती: गाव मौजे रावेत येथील पुणे महानगर प्रदेश विकास प्राधिकरण यांचे सेक्टर क्र 29 मधील प्राथमिक शाळा क्र 2 यासी क्षेत्र 3105.5 चौ मी ही मिळकत ((SECTOR NUMBER : 29 ;))
(5) क्षेत्रफळ	1) 3105.5 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:-जयक्रांती शिक्षण प्रसारक मंडळ तर्फे चेअरमन श्री शिवाजीराव बळवंतराव पाटील वय:-; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं:-, रोड नं: लातूर, महाराष्ट्र, पुणे. पिन कोड:-411019 पॅन नं:-AKFPP6704M
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:-पुणे महानगर प्रदेश विकास प्राधिकरण वय:-50; पत्ता:-प्लॉट नं:-, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं:-, रोड नं: आकुडी पुणे, Chinchwad, Pune, Chinchwad, Pune. पिन कोड:-411019 पॅन नं:-AAALP1603L
(9) दस्तऐवज करून दिल्याचा दिनांक	19/08/2021
(10) दस्त नोंदणी केल्याचा दिनांक	20/08/2021
(11) अनुक्रमांक, खंड व पृष्ठ	10277/2021
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	2575300
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	

सह-दुय्यम निबंधक (वर्ग-२)
हवेली क्र. १४, पुणे

मुल्यांकनासाठी विचारात घेतलेला तपशील:- मुल्यांकनाची आवश्यकता नाही कारण शासकीय/निमशासकीय किंमत कारणाचा तपशील शासकीय/निमशासकीय किंमत

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- : (i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.



Receipt (pavti)

332/10277

Friday, August 20, 2021
12:08 PM

पावती

Original/Duplicate

नोंदणी क्र.: 39म
Regn.: 39M

पावती क्र.: 11811 दिनांक: 20/08/2021

गावाचे नाव: रावेत

दस्तऐवजाचा अनुक्रमांक: हवल14-10277-2021

दस्तऐवजाचा प्रकार: भाडेपट्टा

मादर करणाऱ्याचे नाव: जयक्रांती शिक्षण प्रसारक मंडळ तर्फे चेअरमन श्री शिवाजीराव बळवंतराव पाटील

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 600.00

पृष्ठांची संख्या: 30

एकूण:

रु. 30600.00

आपणाम मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे
12:21 PM ह्या वेळेस मिळेल.

सह दुय्यम निबंधक, हवेली-14

बाजार मुल्य: रु.51505961/-

मोबदला रु.51505961/-

भरलेले मुद्रांक शुल्क : रु. 2575300/-

सह-दुय्यम निबंधक (वर्ग-२)
हवेली क्र. १४, पुणे

1) देयकाचा प्रकार: eChallan रकम: रु.30000/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH004273571202122E दिनांक: 20/08/2021

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: DHC रकम: रु.600/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 2907202112804 दिनांक: 20/08/2021

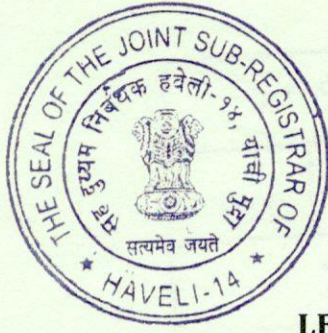
बँकेचे नाव व पत्ता:

मुळ दस्त पक्षालाच रक्कम देला

Department of Stamp & Registration, Maharashtra	
Receipt of Document Handling Charges	
PRN 2907202112804	Date 29/07/2021
Received from JAYKRANTI SHIKSHAN PRASARAK MANDAL KAVA THRU SHIVAJIRAO BALVANTRAO PATIL, Mobile number 0000000000, an amount of Rs.600/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office S.R. Haveli 1 of the District Pune.	
Payment Details	
Bank Name SBIN	Date 29/07/2021
Bank CIN 10004152021072910432	REF No. IGALQAFFN3
This is computer generated receipt, hence no signature is required.	



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ह व ल - १४		
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२०२१		

LEASE DEED

This Lease Deed is made at Akurdi, Pune - 411 044 on this ~~02~~th day of August, 2021.

BETWEEN

PUNE METROPOLITAN REGION DEVELOPMENT AUTHORITY

Through its Metropolitan Commissioner and Chief Executive Officer, Pune Metropolitan Region Development Authority, Akurdi, Pune- 411 044.

[Pan No-AAALP1603L]

Hereinafter called as "**THE LESSOR**" (Which expression unless it be repugnant to the context shall mean and deemed to include its office bearers and their permitted assigns)

.... OF THE ONE PART

AND

Jaykranti Shikshan Prasarak Mandal

Address: JSPM Maharashtra College, Majage Nagar, Latur - 413512

(PAN NO- AAATJ9241J)

Through its Chairman

Shri. Shivajirao Balwantrao Patil

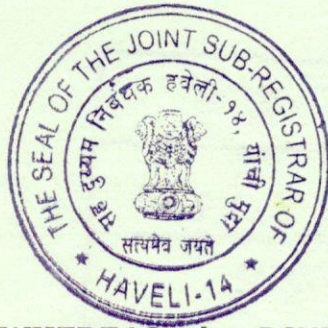
(PAN NO-AKFPP6704M)

(AADHAR CARD - 229573008512)

Hereinafter called as the "**THE LESSEE**" (Meaning Signatory to this Agreement to Lease and their Legal Representatives, Administrators, Assigns, etc.)

... OF THE SECOND PART





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AND WHEREAS, the PCNTDA, while it was a subsisting statutory authority prior to the Said Notification and the Said Publication, prepared a Development Plan for the area formerly under its jurisdiction comprising of 42 Sectors. Each Sector has been further divided into Residential, Commercial, Educational and other amenity area;

AND WHEREAS, therefore the Lessor published a Tender Notice in the daily issue of Loksatta, Lokmat and Punyanagri., dated 01/04/2021 inviting tenders from the public at large, as contemplated under Regulation of the Pimpri Chinchwad New Town Development Authority's Disposal of Land Regulations, 1973;

AND WHEREAS, in response to the above mentioned publication of Tender Notice, dated 01/04/2021 the Lessee made an application, dated 05/05/2021 to the Lessor for the allotment of the Said Plot in its favour and offered highest rate amongst the bidders for this plot i.e. amount of Rs. 5,14,11,553/- + Cost of Construction of Compound Rs. 94,408/- = Total Cost of Rs. 5,15,05,961/- (Rupees Five Crore Fifteen Lakhs Five Thousand Nine Hundred Sixty One Only) to the Lessor;

AND WHEREAS, the Lessor has accepted the said offer and sanctioned the above mentioned Tender Application of the Lessees vide its Letter dated 20/05/2021 and directed the Lessees to deposit the amount of premium of Rs. 5,14,11,553/- + Cost of Construction of Compound Rs. 94,408/- = Total Cost of Rs. 5,15,05,961/- (Rupees Five Crore Fifteen Lakhs Five Thousand Nine Hundred Sixty One Only);

AND WHEREAS, The Lessees have accordingly deposited the said entire amount of premium of Rs. 5,14,11,553/- + Cost of Construction of Compound Rs. 94,408/- = Total Cost of Rs. 5,15,05,961/- (Rupees Five Crore Fifteen Lakhs Five Thousand Nine Hundred Sixty One Only) with the Lessor and the receipt of which is hereby acknowledged by the Lessor;





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thereabouts and within the jurisdiction of Sub-Registrar, Haveli Dist: Pune and bounded as follows that is to say:

ON OR TOWARDS THE NORTH: By Open Space No.03 (Part) and Park
ON OR TOWARDS THE SOUTH: By 12.0 meter wide Road
ON OR TOWARDS THE EAST: By Open Space No.03 (Part) and Park
ON OR TOWARDS THE WEST: By Residential Plot Nos. 279, 280, 281
& Residential Area

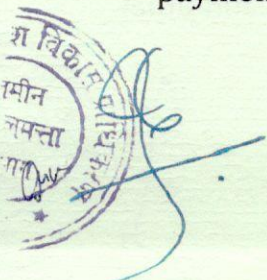
And delineated on the plan annexed hereto, duly authenticated under the signature of Chief Planner and shown thereon by Red Color Boundary Line together with all rights, easements and appurtenances, thereto belonging except and reserving to the Lessor all mines and minerals in and under the said land or any part thereof to hold the land herein before expressed to the hereby Demised (hereinafter referred to as the "**Demised Land**") unto the Lessee for the term of Ninety Nine Years counted from the date of execution of Lease Deed subject nevertheless to the provisions of the Maharashtra Land Revenue Code 1966 and the rules there under PAYING THEREFORE yearly during the said term unto the Lessor at the Office of the Lessor or as otherwise required the yearly rent, of Rupees One from 1st April to 31st March or any part thereof the said Rent to be paid in advance without any deductions whatsoever on or before the 30th day of April in each and every year.

3. COVENANTS BY THE LESSEE:

The Lessee with intent to bind all persons into whomsoever hands the demised land may come both hereby covenants with the Lessor as follows:

A. TO PAY RENT:

During the said term hereby created to pay unto the Lessor the said rent at the time on the day and in the manner herein before appointed for payment thereof clear of all deductions





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proper convenience thereto provided that where the Pimpri Chinchwad Municipal Corporation found sufficient reasons to extend in any particular case the above stipulated time limit for completion of the construction of building as per regulations made in that behalf, the Lessee shall complete the construction of the building within such extended period.

F. TO BUILD ONLY AS PER PLANS SANCTIONED BY THE PIMPRI CHINCHWAD MUNICIPAL CORPORATION:

Not at any time during the period of this lease, erect any building erection or structure on any portion of the said land without prior sanction of the Pimpri Chinchwad Municipal Corporation and except in accordance with the plans approved by the Pimpri Chinchwad Municipal Corporation.

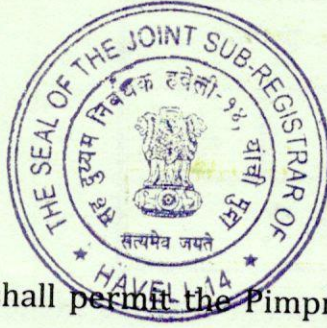
G. TO BUILD ACCORDING TO DEVELOPMENT CONTROL REGULATIONS OR MUNICIPAL REGULATIONS IN FORCE FROM TIME TO TIME

Both in completion of any such building or erection or addition and at all time during the continuance of this demise to observe and to conform to the Unified Development Control and Promotion Regulations and to all bye-laws, rules and regulations of the Pimpri Chinchwad Municipal Corporation or other body having authority in that behalf and any other statutory regulations as may be in force for the time being relating to any way to be demised land and any building thereon.

H. SANITATION:

To observe and conform to the Development Control Regulations all rules and bye-laws of the Pimpri Chinchwad Municipal Corporation or the local authority concerned or any other statutory regulations in any way relating to public health and Pimpri Chinchwad Municipal Corporation in force for the time being and to provide sufficient latrine accommodation and other sanitary arrangements to conform with such Regulations, Rules or bye-laws in order to keep the demised land and surrounding clean and in good





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The Lessee shall permit the Pimpri Chinchwad Municipal Corporation or any person nominated by it or any Servant or Contractor of the Pimpri Chinchwad Municipal Corporation, the Maharashtra Industrial Development Corporation and Maharashtra State Electricity Distribution Company Limited and/or its sister companies, to enter in to demised premises with such workmen as may be necessary for the purpose of laying any water pipeline or a sewer line or an electric line and any work concerned therewith.

M. NUISANCE

Not to do or permit anything to be done on the demised land which may be a nuisance annoyance or disturbance to the owner, occupiers, or residents of other premises in the vicinity.

N. USE

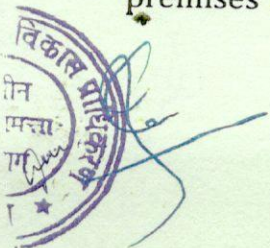
To use the demised land for the purpose of Primary School only and for no other purpose.

O. INDEMNITY

To Indemnify and keep indemnified the Pimpri Chinchwad Municipal Corporation against any and all claims for damage which may be caused to any adjoining building or other premises by such buildings or in consequences of the erection of the aforesaid work and also against all payment whatsoever which during the progress of the work may become payable or be demanded by the Pimpri Chinchwad Municipal Corporation or any local authorities in respect of the said works or of anything done under the authority herein contained.

P. PAYMENT OF SERVICE CHARGES

To make the Development Authority an yearly payment at the rate of Rs. NIL, as lessees contribution to the cost of establishing and maintaining civic amenities such as roads, water, drainage, conservancy, etc. for the demised premises regardless to the extent of benefit derived by the Lessee from





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ii. 30 percent in case of the property where the construction carried out is less than 10 percent

iii. 50 percent in case of vacant plot of land.

Provided further that the market value reckoned for this purpose shall not be less than the value shown in the Ready Recknor.

a) The decision of the Pimpri Chinchwad Municipal Corporation as to the value shall be final and binding.

b) To surrender to the Development Authority or to any other authority as may be directed by the Development Authority his/her/their interest under the Lease at a price decided by Authority as follows:

In such case premium paid by the Lessee shall be divided by 99 years and the amount equivalent to the rest of the years will be paid to the Lessee by the Lessor.

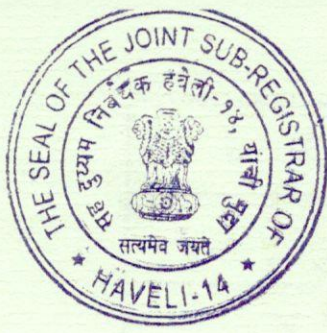
Provided that such consent shall not be given for a period of Five years from the date of handing over possession of the demised land unless in the opinion of the Pimpri Chinchwad Municipal Corporation exceptional circumstances exists for the grant of such consent.

c) Mortgage:

The Lessee is not entitled to mortgage his leasehold rights other than to Central Government, State Government, Nationalized Banks, Life Insurance Corporation of India, Maharashtra State Financial Corporation, the Housing Development Finance Corporation or any other Financial Institute approved by the Reserve Bank of India. Lessee is not entitled to mortgage the leasehold rights unless prior written consent of the Pimpri Chinchwad Municipal Corporation is obtained. The Pimpri Chinchwad Municipal Corporation may give such consent, if the Lessee agrees that:

Right to Purchase Leasehold Interest:





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plot is handed shall be recognized without the previous written of the Pimpri Chinchwad Municipal Corporation.

U. NOTICE IN CASE OF DEATH

In the event of death of Lessee, the person to whom the title shall be transferred as heir or otherwise shall cause notice thereof to be given to the Pimpri Chinchwad Municipal Corporation within three months from such death.

4. RECOVERY OF RENT AS LAND REVENUE:

If and whenever any part of the premium or rent hereby reserved or any other charges payable by the Lessee shall be in arrears, the same maybe recovered from the Lessee as an arrears of land revenue under the provisions of the Maharashtra Land Revenue Code, 1966.

5. RE-ENTRY:

If the said rent hereby reserved shall be in arrears for a period of Thirty days whether the same shall have been legally demanded or not or if an whenever there shall have been a breach of any of the covenants by the Lessee herein, contained or if the Lessee be adjudicated insolvent or bankrupt or renounces his character as such by setting a title in the third person or claiming a title in himself then the Lessor may re-enter upon any part of the demised premises in the name of the whole and there upon the term hereby granted shall absolutely cease and determine and in that case no compensation shall be payable to the Lessee on account of the building or improvements built or carried out on the demised land, or claimed by the Lessee on account of the building or improvements built or made provided always that except on non-payment of rent as aforesaid the power of re-entry hereinbefore contained shall not; exercised unless and until the Lessor shall have given to the Lessee or left on some part of the demised land notice in writing of its intention to enter and of the specific breach or breaches of covenants in respect of which the re-entries



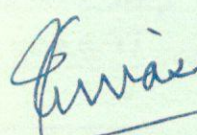
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Taluka: Haveli, District: Pune- 412101, admeasuring 3105.5 Square Meters or thereabouts an within the jurisdiction of Sub-Registrar, Haveli Dist: Pune and bounded as follows that is to say:

ON OR TOWARDS THE NORTH : By Open Space No.03 (Part) and Park
ON OR TOWARDS THE SOUTH: By 12.0 meters wide Road
ON OR TOWARDS THE EAST: By Open Space No.03 (Part) and Park
ON OR TOWARDS THE WEST: By Residential Plot Nos. 279, 280, 281
& Residential Area

Signed, Sealed and Delivered for and on behalf of the
Pune Metropolitan Region Development Authority by the hand of
Dr. Shri. Suhas Diwase, I.A.S.:

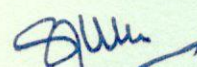



**Metropolitan Commissioner
& Chief Executive Officer
Pune Metropolitan Region
Development Authority,
(LESSOR)**

(Pan Card No. AAALP1603L)

**Jaykranti Shikshan Prasarak Mandal
(PAN NO- AAATJ9241J)
Through it's Chairman
Shri. Shivajirao Balwantrao Patil
(PAN NO-AKFPP6704M)
(AADHAR CARD - 229573008512)**





(LESSEE)



पुणे महानगर प्रदेश

पुणे महानगर प्रदेश विकास प्राधिकरण, पुणे

पिंपरी - चिंचवड नवनगर विकास प्राधिकरण

प्लॉटचा नकाशा व ताबेपावती

पेठ क्रमांक

प्लॉट क्रमांक

क्षेत्र चौ.मीटर

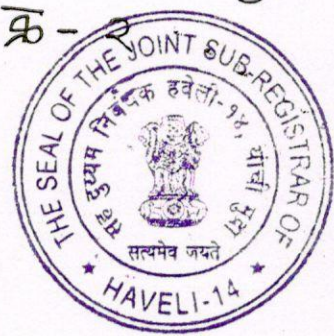
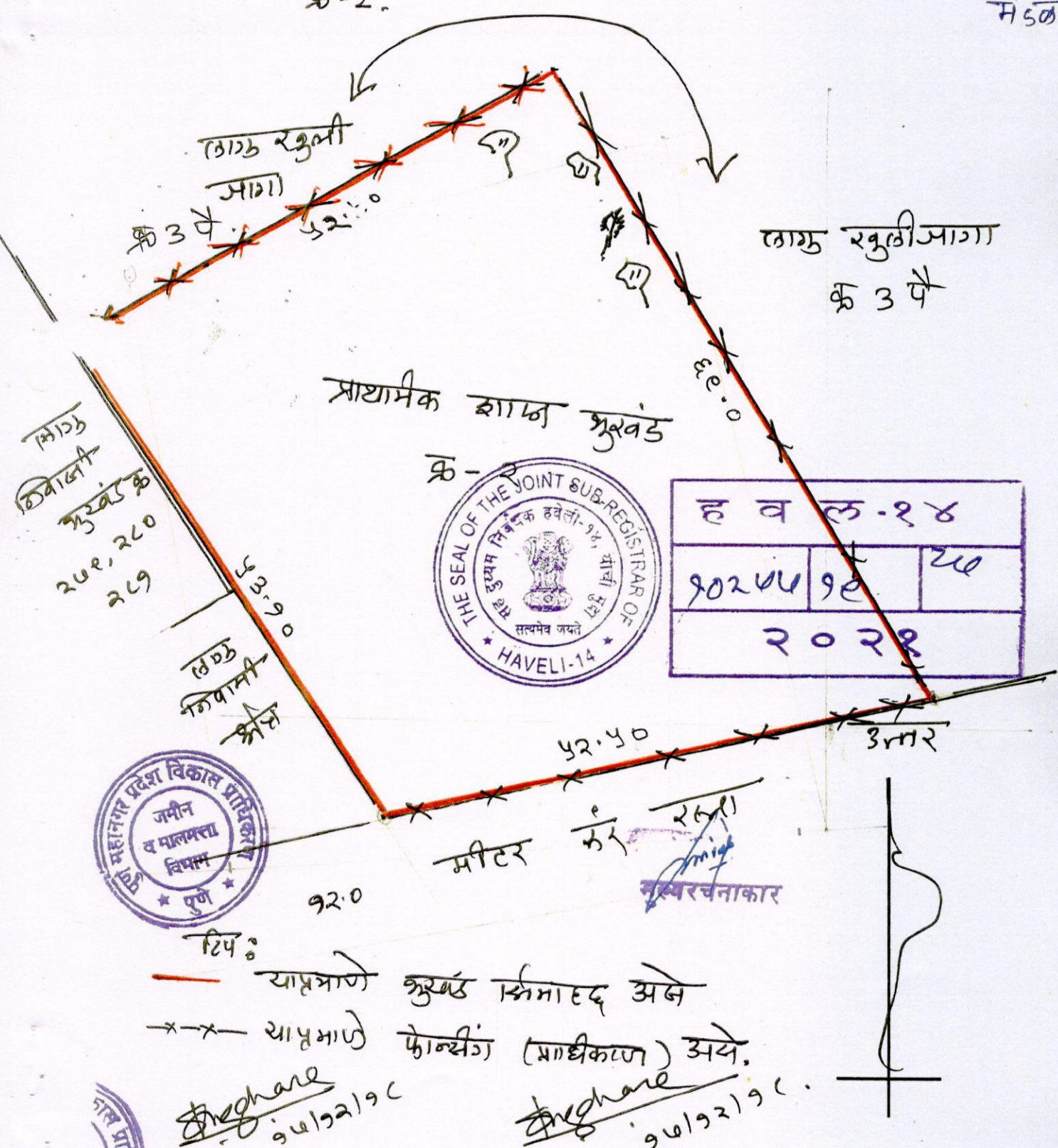
प्लॉट धारकाचे नाव

२९

प्राथमिक शाळा कुवड
क्र-२.

३१०५.५

जयकांती शिक्षण प्रसारक
मंडळ



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- टिपः
- यापत्राणे कुवड किमाद असे
 - x-x- यापत्राणे फोन्डींग (प्राधिकरण) असे.

K. S. S. S.
१५/१२/१८
कॅ. सर्व्हेअर

K. S. S. S.
१५/१२/१८
हेड सर्व्हेअर

प्रमाण १ : ५००


आज दिनांक
ताबा दिला.

राजी वरील आकृतीतील नमुद केलेल्या प्लॉटच्या चतुःसिमांची मापे जागेवर प्रत्यक्ष तपासून ताबा मिळाला.

प्रतिनिधि
पिंपरी - चिंचवड नवनगर विकास प्राधिकरण
पुणे महानगर प्रदेश

[Signature]
प्लॉट धारक

आयकर विभाग
INCOME TAX DEPARTMENT



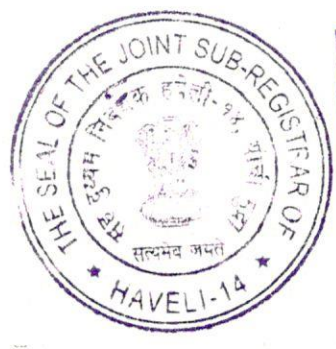
भारत सरकार
GOVT. OF INDIA

JAYKRANTI SHIKSHAN PRASARAK
MANDAL

भारत सरकार

03/04/1983
Permanent Account Number
AAATJ9241J

08052015



ह व ल - १४		
१०२७७	२०	२७
२०२१		

इस कार्ड के खोने / खोने पर कृपया सूचित करें। खोए गए आयकर पैन सेवा कार्ड, एनएसडीएल 5 वीं फ्लोर, माता स्ट्रीट, प्लॉट नं. 341, सर्वे नं. 997/8, मंडल कॉलोनी, दीप बंगला चौक के पास, पुणे - 411 016

If this card is lost / someone's lost card is found, please inform / return to:
Income Tax PAN Services Unit, NSDL
5th floor, Manta Street,
Plot No. 341, Survey No. 997/8,
Mandal Colony, Near Deep Bungalow Chowk,
Pune - 411 016

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: info@nsdl.com


आयकर विभाग
 INCOME TAX DEPARTMENT




भारत सरकार
 GOVT OF INDIA

SHIVAJIRAO B PATIL
 BALWANTRAO VENKATRAO PATIL

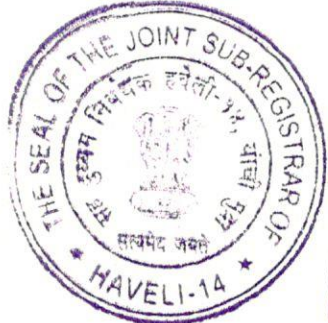
11/07/1954
 Permanent Account Number

AKFPP6704M

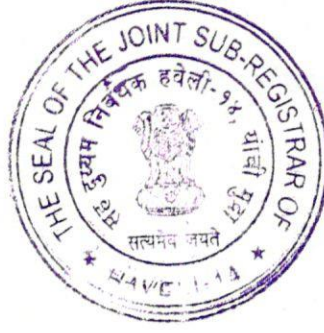

 Signature

09092006



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२०२१		



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१०२५५	२२	२५
२०२१		

1947
1900 100 1947

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Date: 2014 03 15 13:36:54 IST

- आधार देशभराने मान्य आहे.
- आधार माठी आपण एकदाच नामांकन नोंदणीची आवश्यकता आहे.
- कृपया आपल्या सध्याचा मोबाइल नंबर व ई-मेल पत्ता नोंदवा, यामुळे आपल्या विभिन्न सुविधा प्राप्त करण्यासाठी मदत मिळेल.
- Aadhaar is valid throughout the country.
- You need to enrol only once for Aadhaar.
- Please update your mobile number and e-mail address. This will help you to avail various services in future.



भारत सरकार
GOVERNMENT OF INDIA



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



शिवाजीराव बळवंतराव पाटील
Shwajirao Balvantrao Patil
जन्म तारीख/ DOB: 11/07/1954
पुरुष / MALE



पत्ता:
S/O: बळवंतराव पाटील,
बैलाम निवास, मजरे तार,
सावुर, सावुर,
महाराष्ट्र - 413512

Address:
S.O. Balvantrao Patil, kalam nivas
maje nagar, Latur, Latur,
Maharashtra - 413512

2295 7300 8512

2295 7300 8512

आधार-सामान्य माणसाचा अधिकार Aadhaar-Aam Admi ka Adhikar

(Handwritten signature)

भारत सरकार
GOVERNMENT OF INDIA

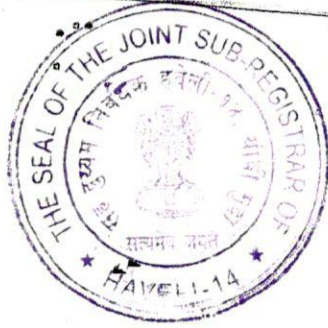
रवींद्र गोविंदराव जगदाळे
Ravindra Govindrav Jagdale

जन्म तारीख / DOB:
01/04/1988

पुरुष / MALE

4588 8014 9674

आधार-सामान्य माणसाचा अधिकार



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२०२१		

भारतीय विनाशिक पहचान प्राधिकरण
INDIAN NATIONAL AUTHORITY OF INDIA

पत्ता:
C/O: रवि जगदाळे,
माताजी नगर कव्हा-रस्ता,
राजश्री शाहू प्राथमरी शाळा
जवळ, लातूर, लातूर, लातूर,
महाराष्ट्र - 413512

Address:
C/O: Ravi Jagdale, Mataji Nagar
Kawa Road, Near Rajeshri Shahu
Primary School, Latur, Latur, Latur,
Maharashtra - 413512

4588 8014 9674

Aadhaar-Aam Admi ka Adhikar



सत्यमेव जयते
भारत सरकार



आधार

भारतीय विशिष्ट ओळख प्राधिकरण

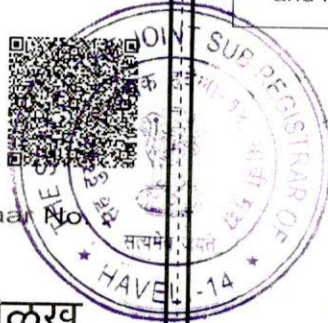
भारत सरकार
Unique Identification Authority of India
Government of India

नोंदणी क्रमांक: / Enrolment No.: 2006/50012/00466

To
विलास रघुनाथ निमसे
Vilas Raghunath Nimase
kanhur pathar
shelke mala
PARNER
Ahmadnagar Maharashtra - 414303
9975947590

Download Date: 03/12/2017

Generation Date: 20/11/2017



आपला आधार क्रमांक / Your Aadhaar No.

7027 7423 4454

माझे आधार, माझी ओळख



भारत सरकार
Government of India



विलास रघुनाथ निमसे
Vilas Raghunath Nimase
जन्म तारीख/DOB: 03/08/1990
पुरुष/ MALE



7027 7423 4454

माझे आधार, माझी ओळख



सत्यमेव जयते
Government of India



AADHAAR

सूचना

- आधार ओळखीचे प्रमाण आहे, नागरीकत्वेचे नाही.
- ओळखीचे प्रमाण ऑनलाइन ऑथेन्टिकेशन द्वारा प्राप्त करा.
- हे इलेक्ट्रॉनिक प्रक्रिये द्वारा तयार झालेले एक पत्र आहे.

INFORMATION

- **Aadhaar** is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- आधारत्वा देशभरात मान्यता आहे.
- आधार भविष्यात सरकारी व खाजगी सेवांचे फायदे मिळविण्यास उपयुक्त आहे.
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.

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२०२१		



भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India

Address:
kanhur pathar, shelke mala,
PARNER, Ahmadnagar,
Maharashtra - 414303

पत्ता:
कान्हूर पठार, शेळके मळा, पारनेर, अहमदनगर,
महाराष्ट्र - 414303

7027 7423 4454



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CHALLAN
MTR Form Number-6



GRN	MH004273571202122E	BARCODE		Date	29/07/2021-16:54:34	Form ID	36
Department Inspector General Of Registration				Payer Details			
Stamp Duty				TAX ID / TAN (If Any)			
Type of Payment Registration Fee				PAN No.(If Applicable)		AKEPP6704M	
Office Name HVL1_HAVELI NO1 SUB REGISTRAR				Full Name		JAYKRANTI SHIKSHAN PRASARAK MANDAL	
Location PUNE						KAVA THRU SHIVAJIRAO BALVANTRAO PATIL	
Year 2021-2022 One Time				Flat/Block No.		SECTOR 29 RAVET PRIMARY SCHOOL NO 2	
Account Head Details			Amount In Rs.		Premises/Building		
0030046401 Stamp Duty			2575300.00		Road/Street		3105.5 SQ.MTR
0030063301 Registration Fee			30000.00		Area/Locality		RAVET TQ HAVELI DIST PUNE
					Town/City/District		
					PIN		4 1 1 0 4 4
Remarks (If Any)							
PAN2=AAALP1603L~SecondPartyName=PUNE METROPOLITAN							
REGION DEV AUTHORITY THRU CHIEF EXECUTIVE OFFICER							
PUNE-CA=99-Marketval=51505961							
Total				26,05,300.00		Amount In Twenty Six Lakh Five Thousand Three Hundred Rupees	
						Words Only	
Payment Details STATE BANK OF INDIA				FOR USE IN RECEIVING BANK			
Cheque-DD Details				Bank CIN	Ref. No.	00040572021072925940	IK0BEYMPI7
Cheque/DD No.				Bank Date	RBI Date	29/07/2021-04:55:34	30/07/2021
Name of Bank				Bank-Branch		STATE BANK OF INDIA	
Name of Branch				Scroll No. , Date		211 , 30/07/2021	

Department ID :

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

सदर चलन केवल दुयम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागू आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागू नाही.

Mobile No.

0000000000

Validity unknown

Digitally signed by DS
VIRTUAL TREASURY
MUMBAI 03
Date: 2021.08.20
15:46:26 IST
Reason: Secure
Doc. Reman.
Location: India

Challan Defaced



90200	24	20
2022		

Sr. No.	Defacement No.	Defacement Date	Userld	Defacement Amount	
1	(iS)-332-10277	0002462230202122	20/08/2021-12:07:48	IGR021	30000.00
2	(iS)-332-10277	0002462230202122	20/08/2021-12:07:48	IGR021	2575300.00
Total Defacement Amount					26,05,300.00

332/10277

शुक्रवार, 20 ऑगस्ट 2021 12:07 म.नं.

दस्त गोपवारा भाग-1

हवल14

28/20

दस्त क्रमांक: 10277/2021

दस्त क्रमांक: हवल14 /10277/2021

बाजार मूल्य: रु. 5,15,05,961/-

मोबदला: रु. 5,15,05,961/-

भरलेले मुद्रांक शुल्क: रु.25,75,300/-

दु. नि. मह. दु. नि. हवल14 यांचे कार्यालयात

पावती:11811

पावती दिनांक: 20/08/2021

अ. क्र. 10277 वर दि.20-08-2021

सादरकरणाचे नाव: जयक्रांती शिक्षण प्रसारक मंडळ तर्फे चेअरमन श्री शिवाजीराव बळवंतराव पाटील

रोजी 12:01 म.नं. वा. हजर केला.

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 600.00

पृष्ठांची संख्या: 30

दस्त हजर करणाऱ्याची सही:

एकुण: 30600.00

मह दुय्यम निबंधक, हवेली-14

मह दुय्यम निबंधक, हवेली-14

दस्ताचा प्रकार: भाडेपट्टा

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

शिक्षा क्रं. 1 20 / 08 / 2021 12 : 01 : 04 PM ची वेळ: (सादरीकरण)

शिक्षा क्रं. 2 20 / 08 / 2021 12 : 01 : 53 PM ची वेळ: (फी)

प्रतिज्ञापत्र

बट्टर दस्तएवज हा नोंदणी कायदा १९०८ अंतर्गत असलेल्या नरतुदीनुसारच नोंदणीस दाखल केलेला आहे. दस्तातील संपुर्ण मजकूर, निष्पादक व्यक्ती, साक्षीदार व सोबत जोडलेल्या कागदपत्रांची आणी दस्तातील सत्यता, वैधता कायदेशीर बाबीसाठी खालील दस्त निष्पादक व कबुलीधारक हे संपुर्णपणे जबाबदार राहतील

लिहून देणार:

१)
२)
३)

लिहून घेणार:

१)
२)



20/08/2021 12 09:31 PM

दस्त गोपवारा भाग-2

हवल14

20/20

दस्त क्रमांक:10277/2021

दस्त क्रमांक :हवल14/10277/2021
दस्ताचा प्रकार :-भाडेपट्टा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:जयक्रांती शिक्षण प्रसारक मंडळ तर्फे चेअरमन श्री शिवाजीराव बळवंतराव पाटील पत्ता:प्लॉट नं: -, माळा नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: नातूर, महाराष्ट्र, पुणे. पॅन नंबर:AKFPP6704M	भाडेकरू वय :- स्वाक्षरी:-		
2	नाव:पुणे महानगर प्रदेश विकास प्राधिकरण पत्ता:प्लॉट नं: -, माळा नं: --, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: आकुर्डी पुणे, Chinchwad, Pune, Chinchwad, Pune. पॅन नंबर:AAALP1603L	मालक वय :-50 स्वाक्षरी:-	image.jpg	image.jpg

वरील दस्तऐवज करून देणार तथाकथीत भाडेपट्टा चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिका क्र.3 ची वेळ:20 / 08 / 2021 12 : 03 : 04 PM

ओळख:-
मदर इमम दुय्यम निबंधक यांच्या ओळखीचे असून दस्तऐवज करून देणा-यानां व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	अंगठ्याचा ठसा
1	नाव:अॅड.योगेश महादेवअप्पा थंबा वय:40 पत्ता:मोशी पुणे पिन कोड:412105		

खालील पक्षकाराची कबुली उपलब्ध आहे .

अनु क्र.	पक्षकाराचे नाव व पत्ता
1	पुणे महानगर प्रदेश विकास प्राधिकरण : प्लॉट नं: -, माळा नं: --, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: आकुर्डी पुणे, Chinchwad, Pune, Chinchwad, Pune. AAALP1603L

प्रमाणित करण्यात येते की, या दस्तात
एकुण 20 बाणे आहेत

शिका क्र.4 ची वेळ:20 / 08 / 2021 12 : 03 : 35 PM

सह दुय्यम निबंधक, हवेली-14

सह-दुय्यम निबंधक (वर्ग-२) हवेली क्र. १४, पुणे

Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	JAYKRANTI SHIKSHAN PRASARAK MANDAL KAVA THRU SHIVAJIRAO BALVANTRAO PATIL	eChallan	00040572021072925940	MH004273571202122E	2575300.00	SD	0002462230202122	20/08/2021
2	JAYKRANTI SHIKSHAN PRASARAK MANDAL KAVA THRU SHIVAJIRAO BALVANTRAO PATIL	eChallan		MH004273571202122E	30000	RF	0002462230202122	20/08/2021
3		DHC		2907202112804	600	RF	2907202112804D	20/08/2021

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

पहिले नंबरचे पुस्तकाचे
..... 9 नंबरी नोंदविला

