

No.RB/CNV/BAR/118/2007
Government of Goa,
OFFICE OF THE Collector, North Goa District,
Panaji

Dated: 12/05/2008

Read: Application dated 11/1/08 from Shri Balkrishna N. Kamat Dalal, Mapusa Bardez-Goa.

**SANAD
SCHEDULE - II**

[See Rule 7 of the Goa, Daman and Diu Land Revenue (Conversion of use of land and non-agricultural Assessment) Rules, 1969].

Whereas an application has been made to the Collector of North Goa (hereinafter referred to as "the Collector" which expression shall include any Officer whom the Collector shall appoint to exercise and his powers and duties under this grant) under Section 32 of the Goa, Daman and Diu Land Revenue Code, 1968 (hereinafter referred to as "the said Code" which expression shall, where the context so admits the rules and orders thereunder) by Balkrishna N. Kamat Dalal, being the occupant of the plot registered under Survey No.93/2 known as "Valadariche Bhat" situated at Marha- Bardez registered under Survey No.93/2 (hereinafter referred to as "the applicant" which expression shall, where the context so admits include his/her heirs, executors, administrators and assigns) for the permission to use the plot of land (hereinafter referred to as the "said plot" described in the Appendix I hereto, forming a part of Survey No.93/2 and measuring 21573.00 square metres be the same a little more or less for the purpose of residential use.

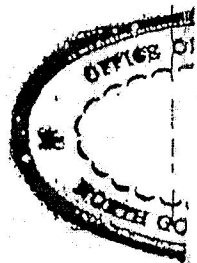
Now, this is to certify that the permission to use the said plot is hereby granted, subject to the provisions of the said Code, and rules thereunder, and on the following conditions, namely:-

1. Levelling and cleaning - The applicant shall be bound to level and clear the said plot sufficiently to render suitable for the particular non-agricultural purpose for which the permission is granted and to prevent insanitary conditions.
2. Assessment - The Applicant shall pay the non-agricultural assessment when fixed by the Collector under the said Code and rules thereunder with effect from the date of this sanad.
3. Use - The applicant shall not use the said land and building erected or to be erected thereon for any purpose other than residential/Industrial/any other non-agricultural purpose, without the previous sanction of the Collector.
4. Building time limit - The applicant shall within one year from the date hereof, commence the said plot construction of building of a substantial and permanent description, failing which unless the said time limit is extended by the Collector from time to time, the permission granted shall be deemed to have lapsed.
5. Liability for rates - The applicant shall pay all taxes, rates and cesses leviable on the said land.
6. Penalty clause - (a) If the applicant contravenes any of the foregoing conditions the Collector may, without prejudice to any other penalty to which the applicant may be liable under the provisions of the said Code continue the said plot in the occupation of the applicant, on payment of such fine and assessment as the Collector may direct.
(b) Notwithstanding anything contained in sub-clause (a) it shall be lawful for the Collector to direct the removal or alteration of any building or structure erected or use contrary to the provisions of this grant at such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out and recover the cost of carrying out the same from the applicant as an arrears of land revenue.

7. Code provisions applicable – Save as herein provided the grant shall be subject to the provision, Code and rules thereunder.

APPENDIX - I

Length and Breadth		Total Superficial Area	Forming (part of) Survey No. or Hissa No.	BOUNDARIES		Remarks
North to South	East to West			North, South, East and West		
1	2	3	4	5	6	
186.00 mts.	99.00 mts	15119 m ²	Survey No. 93/2 Part	North : Survey No.93/2 South : Survey No.93/2 East : Survey No.93/2 West : Survey No.93/1 & Survey No.99/1	There are following trees 18-Cashew 8-Mango 10-Wild trees	
87.00 mts	118.00 mts <u>Total Area</u>	6454 m ² <u>21573 m²</u>	Survey No.93/2 Part <u>Village : Marna</u> <u>Taluka : Bardez</u>	North : Survey No.93/6,7,8,11,12 South : Survey No.93/2 East : Survey No.93/11 West : Survey No.93/2		



Remarks:-

1. The applicant has paid the conversion fees amounting to Rs. 4,31,460/- (Rupees Four lakh thirty one thousand four hundred sixty only) vide Challan No.144/2008 dated 22/04/2008 & an amounting to Rs.1,680/- (Rupees One thousand six hundred eighty only) vide Challan No.145/2008 dated 22/04/2008 towards fine.
2. The conversion has been approved by the Town Planner, Town and Country Planning Department, Mapusa vide report No.DB/20830/08/331 dated 31/01/08.
3. The development / construction in the plot shall be governed as per rules in force.
4. Traditional access passing through the plot, if any, shall be maintained.
5. No trees shall be cut except with prior permission of the competent authority.
6. 15% open space as applicable under the rules and regulations should be maintained at the time of development of the land.

In witness whereof the Collector of North Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, Daman and Diu and the applicant Balkrishna N. Kamat Dalal, here also hereunto set his hand this.....12th..... day of April, 2008.

Balkrishna N. Kamat Dalal
(Signature of the applicant)

(N. B. Narvekar)
Additional Collector-II
Collectorate of North Goa

Signature and designation of witnesses

1. Balkrishna N. Kamat Dalal (Signature) Mapusa, Goa
2. MANDAR D. LAWANDE (noe) Panaji-Goa

Signature and designation of Witnesses

1.
2. noe

We declare that Balkrishna N. Kamat Dalal, who has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereto in our presence.

1.
2. noe




To,

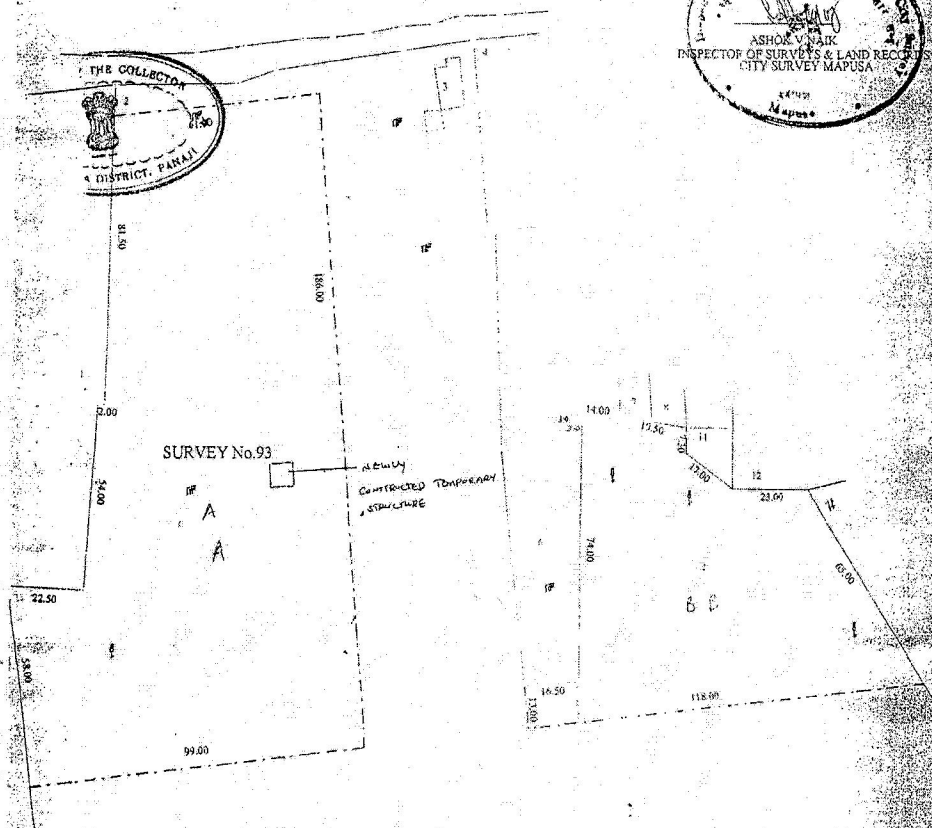
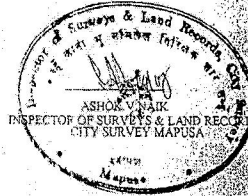
1. The Town Planner, Town and Country Planning Department, Mapusa.
2. The Mamlatdar of Bardez.
3. The Inspector of Surveys and Land Records, City Survey, Mapusa
4. The Sarpanch, Village Panchayat Marna, Bardez, Goa.

GOVERNMENT OF GOA
 Directorate of Settlement and Land Records
 Office of The Inspector of Survey and Land Records
 MAPUSA - GOA

PLAN

Of the Land bearing Sub. Div. No. 2 part of Survey No. 93 situated at Marva village of Border Taluka, applied by Shri Balkrishna N Kamat Dalal For Conversion of use of land from agricultural into non-agricultural purpose, vide Case No. RB/CNV/BAR/148/07 dated 26-02-2008 from the Office of the Collector North Goa District Pannaji-Goa.
 SCALE 1:1000

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|---|---------------------------------------|----------------|
|  | AREA PROPOSED TO BE CONVERTED UNDER A | 15119 sq. Mts. |
|  | AREA PROPOSED TO BE CONVERTED UNDER B | 6454 sq. Mts. |
|  | TOTAL AREA PROPOSED TO BE CONVERTED | 21573 sq. Mts. |



PREPARED BY
D.M. Parah
 D.M. Parah
 Field Surveyor

Verified by:
I. Nazareth
 I. Nazareth
 Head Surveyor

SURVEYED ON: 06-03-2008

FILE No. S/CNV/MAP/08/08