

3747

Phone No:
Sold To/Issued To:
CORE BUILDERS
For Phom/ID Proof:
442FG48790



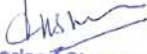
ABC-23-2023 13.16.11

₹ 1305000/-

ONE THREE LAKH FIVE THOUSAND ZERO

Other:
38162981692786511016-00000276
3816298 38/02/13/2021-PD1

For TJSB Sahakari Bank Ltd.
Multistate Scheduled Bank


Authorised Signatory
Margao Branch



DEED OF SALE











THIS DEED OF SALE is made and executed at Margao,
Salcete, Goa on this 24th day of August 2023 -
BETWEEN

(1) **MR. ABIJIT GERALD FERNANDES**, son of late Afiano Mario Fernandes, aged 41 years, unmarried, service, PAN Card No. _____, Aadhar No. _____, Mobile No. _____, Non Resident Indian and National of USA of Indian origin (OCI Card No.A _____) having USA address at _____, USA and address in India at H.No.924/12, Sovoskai, Mandop Road, Dramapur, Post Navelim, Salcete, Goa 403 707;

(2)(a) **MR. AVINASH NAZARETH FERNANDES**, son of said late Afiano Mario Fernandes, aged 40 years, married, businessman, PAN Card No. _____, Aadhaar Card No. _____ Mobile No. _____ and his wife (b) **MRS. SAMANTHA MARIA NORONHA**, daughter of Mr. Guilherme Noronha, aged 33 years, housewife, PAN Card No. _____, Aadhaar Card No. _____, both Indian Nationals and residents of H.No.924/12, Sovoskai, Mandop Road, Dramapur, Post Navelim, Salcete, Goa 403 707;

(3)(a) **MR. AMIT TERENCE FERNANDES**, son of said late Afiano Mario Fernandes, aged 40 years, married, businessman, PAN Card No. _____, Aadhaar


Avinash Nazareth Fernandes


Samantha Maria Noronha


Amit Terence Fernandes


Tulip Savia Rodrigues


Dhaval Kishor Gore

Card No.1 and his wife (b)**MRS. TULIP SAVIA RODRIGUES**, daughter of Mr. Angelo Rodrigues, aged 32 years, housewife, PAN Card No.

Aadhaar Card No.1, both Indian Nationals and residents of H.No.4/3155, Afmira Mansion, Aquem Alto, Margao, Goa,



All hereinafter collectively referred to as the **"VENDORS"** (which expression shall, unless repugnant to the meaning thereof be deemed to include their heirs, administrators, executors and assigns) of the **ONE PART**

AND

(4) **M/S. GORE BUILDERS**, a registered partnership firm, having office at 10, Second floor, Visa Plaza, Opp. Old Hari Mandir, Pajifond Margao, Goa 403 601 registered with Registrar of Firms, Margao under No.MGO-F91-2023 on 23rd August 2023, PAN CARD No..), represented by the partners,

(a) **MRS. SNEHAL DHAVAL GORE**, wife of Dhaval Kishor Gore, daughter of Mr. Uday Ramchandra Kelkar, aged 35 years, married, businesswoman, PAN Card No.1, Aadhaar Card No.

Indian National, resident of Atrinandan, Plot No.16, Sai Nandan Park, behind Medical College Ground, Miraj, Maharashtra Pin Code 416410.

Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

(b) **DHAVAL KISHOR GORE H.U.F**, holder of Pan Card No. AAKHD9445E, represented by its Karta **MR. DHAVAL KISHOR GORE**, son of Shri Kishor Narayan Gore , age 36 years , married , occupation Professional service, having Permanent Account No _____ and having Aadhaar card no _____ Indian National, resident of Atrinandan, Plot No.16, Sai Nandan Park, behind Medical College Ground, Miraj, Maharashtra Pin Code 416410.

Hereinafter referred to as the "**PURCHASERS**" (which expression shall, unless repugnant to the context or meaning thereof be deemed to include its administrators, executors and assigns) of the **OTHER PART**.

WHEREAS the VENDOR no 1 is duly represented by VENDOR No. 2(a) i.e. **MR. AVINASH NAZARETH FERNANDES** by the virtue of the General Power of Attorney dated 20.5.2023 at Serial No. 33282 duly executed before the Notary Advocate Mr. Jose, Fulvio de P Colaco, Margao, Salcete, Goa under Notary Reg no. 170/2009 which is valid and not revoked till date.

AND WHEREAS the Partner at Serial No. 1 of **PURCHASER** herein is duly represented by her husband and duly constituted Power of Attorney Holder **MR. DHAVAL KISHOR GORE** by virtue of the Power of



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

Attorney dated 24.08.2023 at Serial No. 14/2023 executed before the Notary Adv. C. D. Ghorpade, Miraj, Kupwad, District Sangli 416410 under Notary Reg No 7588 which is valid till date and not revoked.

AND WHEREAS -



a) there exists a property known as "PER SERAULIM" or GORDA XETTA or SIKO BHAT", situated at Per Seraulim, within the area of Village Panchayat of Seraulim, Taluka and Sub-District of Salcete, District of South Goa, State of Goa, not described in the Land Registration Office of Salcete but enrolled in the Land Revenue Office of Salcete under Matriz No.492 and surveyed under No.77/4 of Seraulim village of Salcete Taluka, having an area of 3000 (three thousand) sq.mts, more particularly described in the SCHEDULE hereunder and hereinafter referred to as the "said property";

b) the said property originally belonged to late Joaquim Filipe Correia and his wife late Carlota Antonia Carolina Neri Mesquita Correia, who by separate Publi Wills drawn on 29th July 1963 bequeathed the said property to their son, Mr. Domingos Xavier Carlos Correia alias Domingos Xavier C. Correia;

Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

c) said Domingos Xavier Carlos Correia expired on 19th November 1995 in the status of bachelor without leaving behind any disposition of his last wish or testament;

d) An Inventory Proceedings among major bearing Inventory Proceedings No.50/1996/A was instituted in the Court of the Civil Judge, Senior Division, Margao for the purpose of granting the Heirship Certificate of the said deceased Domingos Xavier Carlos Correia which was granted by Judgement and Order dt. 24.09.1996, whereby Ms. Aida Diana Marta Correia, Mr. Joao Jose Correia, Ms. Elsa Ena Correia, Mrs. Maria Gracinda do Carmo D'Souza alias Gracinda do Carmo Correia alias Gracinda D'Souza married to Mr. Wilfred D'Souza, Mr. Filipe Correia married to Mrs. Ivette Loiola Pereira Correia, Mr. Olavo Sebastiao Correia married to Mrs. Ivette Gracias Flor Correia and Mr. Gil Francisco Correia;

e) said Mr. Gil Francisco Correia expired on 06th October 1995 in the status of bachelor, leaving behind a Public Will drawn on 17th January 1995 whereby he bequeathed his share in the said property to his said brothers, Filipe Correia and Olavo Sebastiao Correia;

f) said Mrs. Gracinda D'Souza was married to Mr. Wilfred D'Souza and said Mr. Wilfred D'Souza expired on 06th October 2004 leaving behind his last Will


Avinash Nazareth Fernandes


Samantha Maria Noronha


Amit Terence Fernandes


Tulip Savia Rodrigues


Dhaval Kishor Gore

drawn on 15th March 2002 whereby he bequeathed his estate to his wife, said Mrs, Gracinda D'Souza;

g) By Deed of Sale dt. 24th January 2006 registered in the office of the Sub-Registrar of Salcete, Margao under No.632 at pages 427 to 465 of Book No.I Vol.1954 said Alda Diana MartaCorreia and other heirs of said Joaquim Filipe Correia named above sold the said property to Mr. Hipolito Constncio Vaz and his wife Mrs. Cynthia Vaz and Mr. Mariano Sebastian Vaz and his wife Mrs. Irene Alex Vaz who in turn by Deed of Sale dt.29th April 2013 registered in the office of the Sub-Registrar of Salcete, Margao under No.MGO-BK1-02438-2013 dt. 29th April 2013 sold the said property to the VENDOR No.(2)(a) Mr. Avinash Nazareth Fernandes, VENDOR No.(3)(a) Mr. Amit Terence Fernandes and late Mr. Afiano Mario Fernandes;

h) said Mr. Afiano Mario Fernandes expired on 16th October 2017 and in the Inventory Proceedings No.21/2019/III initiated on his death in the Court of the IIIrd Addl. Civil Judge, Sr. Division, Margao his said one third (1/3rd) share in the said property was listed under Item No.49 and was allotted to the VENDOR, Mr.Abijit Gerald Fernandes;

i) the VENDORS are now sole owners and possessors of the said property;



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

AND WHEREAS the VENDORS now intend to sell the said property and have represented to the PURCHASERS that -

- a) the VENDORS are sole owners and possessors of the said property and no other person/s have any right, title or interest therein of whatsoever nature;
- b) the said property is free from all encumbrances, charges, liens or defects in title whatsoever;
- c) the VENDORS have clear and marketable title to the said property;

AND WHEREAS believing the said representations as true, the PURCHASERS have approached the VENDORS for purchase of the said property;

AND WHEREAS the VENDORS have agreed to sell and the PURCHASERS have agreed to purchase the said property for total consideration of Rs

only) calculated at the rate of Rs.

being more than minimum rate fixed under Goa Stamp Rules, which is its fair market value .

AND WHEREAS the parties now intend to complete the sale by executing sale deed.



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

NOW THIS DEED OF SALE WITNESSETH AS UNDER:

1. The recitals set out above, hereinafter shall form part and parcel of the operative parts hereof and shall be treated and deemed to have been incorporated herein.

2. That in pursuance of the said agreement and in consideration of Rs.

which has been paid by the PURCHASERS to the VENDORS in following manner:-

a) to the VENDOR No.(1), Mr. Abijit Gerald Fernandes – Rs. /-, out of which an amount of Rs. was deducted as 6 TDS as per Certificate issued by Income Tax Department under Sec.197 of Income Tax Act dt. 30th June 2023 and paid to Income Tax Department on account of said VENDOR being a non-resident Indian, vide Challan No.13365 dt. 23rd August 2023 and balance amount of Rs. /- has been already paid by the

PURCHASER to said VENDOR partly by online transfer through HDFC Bank and partly RTGS Transfer and partly by cheques through TJSB Bank;

b) to the VENDORS No.(2), Mr. Avinash Nazareth Fernandes and his wife Mrs. Samantha Maria Noronha –)/- out of which an amount of Rs. s deducted as TDS i.e.,Rs. /- each and paid to Income Tax Department on account of


Avinash Nazareth Fernandes


Samantha Maria Noronha


Amit Terence Fernandes


Tulip Savia Rodrigues


Dhaval Kishor Gore

said VENDORS vide Challans dt. 23rd August 2023 and balance amount of Rs. _____/- has been already paid by the PURCHASER to said VENDORS partly by online transfer through HDFC Bank and partly RTGS Transfer and partly by cheques through TJSB Bank;

c) to the VENDORS No.(3), Mr. Amit Terence Fernandes and his wife Mrs. Tulip Savia Rodrigues - Rs. _____/- out of which an amount of Rs. _____/- was deducted as TDS i.e.,Rs. _____/- each and paid to Income Tax Department on account of said VENDORS vide Challans dt. 23rd August 2023 and balance amount of Rs. _____/- has been already paid by the PURCHASER to said VENDORS partly by online transfer through HDFC Bank and partly RTGS Transfer and partly by cheques through TJSB Bank;

the receipt of the above respective payments the respective VENDORS hereby admit and acknowledge, the VENDORS as owners and possessors do hereby convey, sell, assign and assure by way of sale UNTO

the PURCHASERS ALL THAT the said property, surveyed under No.77/4 of Seraulim village of Salcete Taluka, having an area of 3000 (three thousand) sq. mts, (hereinafter referred to as the "said property") being property known as "PER SERAULIM or GORDA XETTA or SIKO BHAT", situated at Seraulim, Salcete, Goa, free from encumbrances, charges and demands



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

whatsoever, TOGETHER WITH all and singular courts, yards, ways, privileges, rights, members and appurtenances whatsoever to the said piece or parcel of land or ground belonging or appertaining to the same or any part thereof AND all the estate, right, interest, hereditaments, premises title, use, inheritance, possession, benefit, claim and demand whatsoever both at law and in equity of the VENDORS in, to or upon the said piece or parcel of land, being the said property TO HAVE AND TO HOLD the same unto the PURCHASERS absolutely and forever.

3. The VENDORS before execution of these presents delivered to the PURCHASERS the possession of the said property and the PURCHASERS shall be free to hold and possess the same as absolute owners thereof without any claim, interruption or demand from the VENDORS or any person/s acting under them.

4. The VENDORS do hereby jointly and severally hereby declare, represent, confirm, assure, warrant and covenant with the PURCHASERS as follows:

- a) That the title of the VENDORS in respect of the said property hereby sold is perfect and unassailable and that the VENDORS do have


Avinash Nazareth Fernandes


Samantha Maria Noronha


Amit Terence Fernandes


Tulip Savia Rodrigues


Dhaval Kishor Gore

the right, power and authority to transfer the same, without let or hindrance;

b) That the title of the VENDORS to the said property is good and marketable and is properly constituted by documents of title and are in possession and control of the VENDORS;

c) That the VENDORS have good and marketable title to the said property free from all encumbrances claims and demands of any nature whatsoever and no other person(s) has/have any right, title, interest, share, benefit, claim or demand of any nature whatsoever and howsoever arising in to or upon the said property or any part thereof either by way of gift, sale, exchange, lease, leave and license basis, mortgage, lien, trust, maintenance or otherwise howsoever and the VENDORS are entitled to the said property on ownership basis and have in themselves good right, full power and absolute authority to the said property and to enter into the transaction herein;

d) That the VENDORS have been and are solely, exclusively and absolutely entitled to vacant and un-interrupted possession of the said property and have been and are in exclusive



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

use, occupation, possession, enjoyment and control of the said property and no other person/s has/have any right, title, interest, share, claim or demand of any nature whatsoever and howsoever arising in to or upon the same;

- e) That the VENDORS have not done any act, deed, matter or thing whereby they are prevented from selling, conveying and transferring the said property and there is no attachment or prohibitory order issued by any Court or Tax Authorities or by any other authority prohibiting the VENDORS from dealing with or selling or transferring the said property as contemplated herein and/or entering into these presents;
- f) That the said property and/or any part thereof are not subject to any lis pendens;
- g) That the said property is not subject to any mortgage, lien, tenancy, easements, mundkarial rights or any other rights or charge of whatsoever nature and that the same is free from any encumbrances, charges or demands whatsoever;



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

h) That the VENDORS have not created any mortgage, lien, tenancy, charge, third-party-right, or encumbrance of any nature whatsoever in respect of the said property and/or any part thereof and that the said property is not subject matter of any attachment in the execution of any decree either before or after judgment or by any authority or Court of law for recovery of any debt, liability, dues, tax or penalties and are not the subject matter of any litigation and the VENDORS have not given any undertakings to the tax or other authorities not to deal with or dispose of the said property;

i) That they, the VENDORS, have in themselves good right, full power and absolute authority to sell the said property to the PURCHASERS in the manner aforesaid and that they have clear, marketable and subsisting title to the said property;

j) That they the VENDORS have not agreed to sell the said property to any person or persons whomsoever and that no litigation is pending in any Court of law in respect of the said property hereby sold;



Avinash Nazareth Fernandes



Samantha Maria Noronha



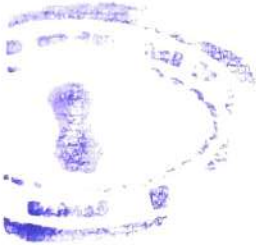
Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore



k) That the VENDORS have paid to all concerned authorities all the outgoings in respect of the upto the date hereof and there is nothing due and payable to the concerned authorities in respect of the said property as on the date hereof;

l) That the VENDORS have not deposited the original title deeds or copies thereof in respect of the said property or any part thereof nor is any money borrowed or loan raised by giving the said property or any part thereof and the VENDORS have not dealt with the said property or any part thereof and/or the said title deeds in any manner whatsoever nor is any third party entitled to any option, right over, interest in, right of pre-emption, first refusal, surrender or determination relating to the said property any part thereof;

m) That the PURCHASERS may hereafter peaceably and quietly enter upon, possess, occupy, hold, use and enjoy the said property as their own property without any interruption or claim or demand interference, hindrance, disturbance of any nature whatsoever on the

Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

part of the VENDORS or any person or persons lawfully or equitably claiming from, through or under them or in trust for the VENDORS;



- n) That they, the VENDORS, shall at the request and costs of the PURCHASERS, do or execute or cause to be done or executed all such lawful acts, deeds, matters and things for further and more perfectly conveying and assuring the said property and every part thereof unto the PURCHASERS, as may be reasonably required;
- o) However, in case due to any defects in the title of the VENDORS, the PURCHASERS are deprived of the said property or any part thereof, the VENDORS undertake to indemnify and compensate the PURCHASERS fully and adequately in all respects.
- p) That the VENDORS have not received any notice of, nor are they aware of any dispute or acquisition or any third-party interest in respect of the said property;
- q) The VENDORS confirm that the description and Survey plan set out at appended hereto herein below are accurate, true and complete;

Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

- r) That the VENDORS, shall, whenever required to do so at the request and reasonable costs of the PURCHASERS from time to time and at all times hereafter do all that should be necessary to ensure that the PURCHASERS peaceably holds and enjoys the said property hereby sold to them;
- s) That the VENDORS have observed, performed and complied with all its obligations under all covenants, conditions, agreements, rules, statutory requirements, planning consents, regulations, bye laws of all concerned authorities in respect of the said property up to the date hereof;
- t) That the VENDORS, shall, whenever required to do so at the request and reasonable costs of the PURCHASERS from time to time and at all times hereafter do and/or sign and/or cause to be signed all letters, papers, transfer forms, no-objections, applications, waivers, indemnities and all other documents and writings, as may be reasonably and lawfully required for the better, perfect and more effectual transfer of the



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore

said property in favour of the PURCHASERS forever, physically and in the relevant records;

5. The VENDORS do hereby authorise and grant their No objection to the PURCHASERS to effect the mutation of the survey records in respect of the said property in their names.

6. The VENDORS are aware that only on the basis of and relying on the representations, assurances, covenants, warranties herein contained, the PURCHASERS after confirming the same and after verifying the documents have agreed to acquire and purchase the said property and execute these presents and the VENDORS do hereby indemnify and keep indemnified the PURCHASERS, their successors and assigns and hold them harmless from and against all losses, damages, actions, litigations, liabilities, claims, demands, judgments, penalties, expenses and costs that may be made and/or raised upon the PURCHASERS or by anyone lawfully and equitably claiming by under and from the VENDORS and/or incurred or sustained by the PURCHASERS as a result of any of the statements, representations, warranties, assurances, confirmations herein given by the VENDORS being incorrect.



Avinash Nazareth Fernandes



Samantha Maria Noronha



Amit Terence Fernandes



Tulip Savia Rodrigues



Dhaval Kishor Gore



7. That in the event the PURCHASERS is ever dispossessed from the said property and right thereby sold said property or any part thereof BY REASON OF ANY DEFECT IN THE TITLE OF THE VENDORS, the VENDORS shall fully compensate the PURCHASERS and shall save/indemnify the PURCHASERS from any losses arising there from.

8. That the Vendors hereby declare that they are aware of the Notification No. RD/LND/LRC/318/77 dated 21/08/1978 and Circular No.16/04/2011-RD dated 06.06.2011 issued by the Government of Goa and accordingly declare that they do not belong to the Scheduled Caste and/ or Scheduled Tribe category and as such there is no restriction on the sale of the said property, which is the subject matter of this Deed.

9. The said property falls in settlement zone and has been duly converted for non agricultural use for construction. A zoning certificate alongwith conversion sanad are annexed hereto.

10. All costs, expenses to be incurred in preparation of this Deed of Sale including Stamp-duty, Registration fees etc. shall be borne by the Purchasers exclusively.

Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

SCHEDULE

(Description of the said property)



ALL THAT property known as "PER-SERAULIM" or "GORDA XETTA" or "SIKO BHAT", situated at Seraulim, within the area of Village Panchayat of Seraulim, Taluka and Sub-District of Salcete, District of South Goa, State of Goa, not described in the Land Registration Office of Salcete, but enrolled in the Land Revenue Office of Salcete under Matriz No.492 and surveyed under No.77/4 of Seraulim village, having an area of 3000 sq. mts and bounded on the east by property surveyed under Nos.77/3, 77/5-E, 77/5-J and 77/5, on the west by property surveyed under Nos.78/11, 78/1-H, 77/5-A and 77/5, on the north by property surveyed under No.77/1 and on the south by property surveyed under nos.77/5-L, 77/5-E, 77/5-J and 77/6 (water drain).

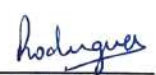
IN WITNESS WHEREOF all the parties above named have set and subscribed their respective hands on the day, month and year first herein above mentioned in the presence of two attesting witness.

SIGNED & DELIVERED
THE WITHIN NAMED
VENDOR No 2(a) for self
And attorney for VENDOR
No. 1


Avinash Nazareth Fernandes


Samantha Maria Noronha


Amit Terence Fernandes


Tulip Savia Rodrigues


Dhaval Kishor Gore

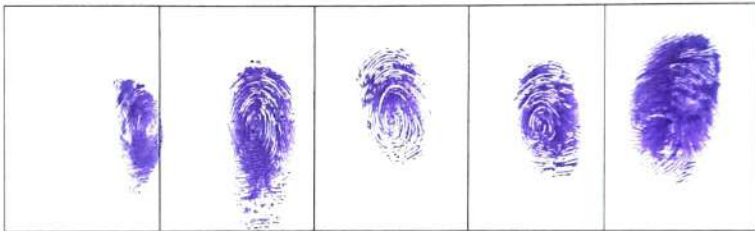


Avinash

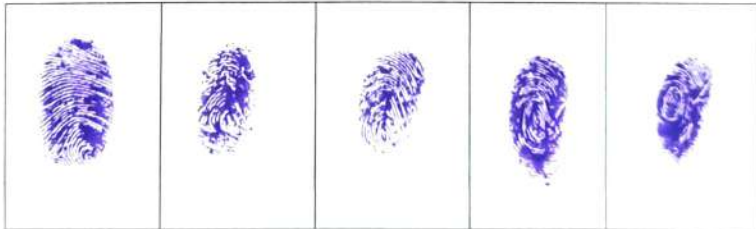
Avinash

MR. AVINASH NAZARETH FERNANDES

LEFT HAND FINGERPRINTS OF MR. AVINASH
NAZARETH FERNANDES



RIGHT HAND FINGERPRINTS OF MR. AVINASH
NAZARETH FERNANDES



Avinash

Avinash Nazareth Fernandes

BS.

Samantha Maria Noronha

Amit

Amit Terence Fernandes

Rodrigues

Tulip Savia Rodrigues

Dhaval

Dhaval Kishor Gore

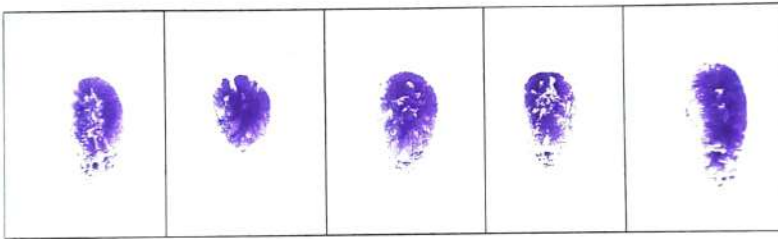
SIGNED & DELIVERED
THE WITHIN NAMED
VENDOR No 2(b)for self



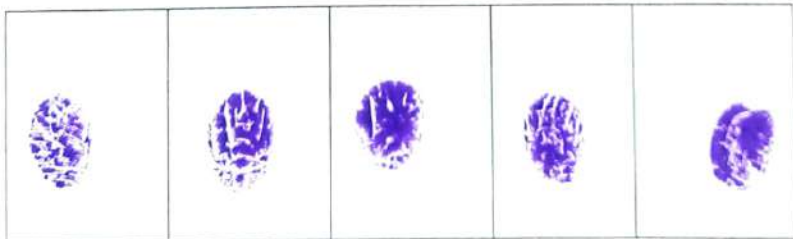
S

MRS. SAMANTHA MARIA NORONHA

LEFT HAND FINGERPRINTS OF MRS. SAMANTHA
MARIA NORONHA



RIGHT HAND FINGERPRINTS OF MRS. SAMANTHA
MARIA NORONHA



Avinash

Avinash Nazareth Fernandes

S

Samantha Maria Noronha

Amit

Amit Terence Fernandes

Rodrigues

Tulip Savia Rodrigues

Dhaval

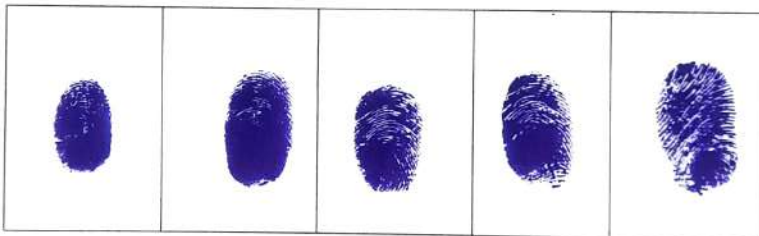
Dhaval Kishor Gore



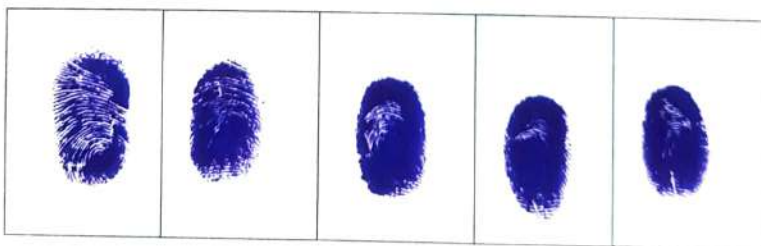
SIGNED & DELIVERED
THE WITHIN NAMED
VENDOR No 3(a) for self

MR. AMIT TERENCE FERNANDES

LEFT HAND FINGERPRINTS OF MR. AMIT TERENCE
FERNANDES



RIGHT HAND FINGERPRINTS OF MR. AMIT TERENCE
FERNANDES



Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

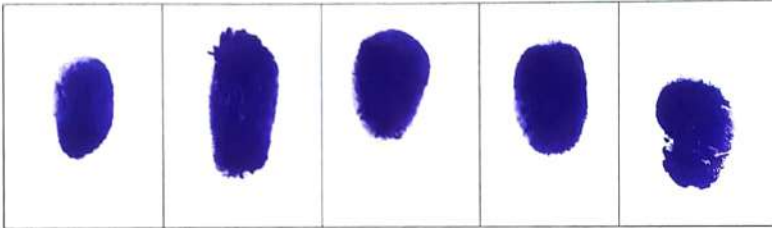
SIGNED & DELIVERED
THE WITHIN NAMED
VENDOR No 3(b) for self



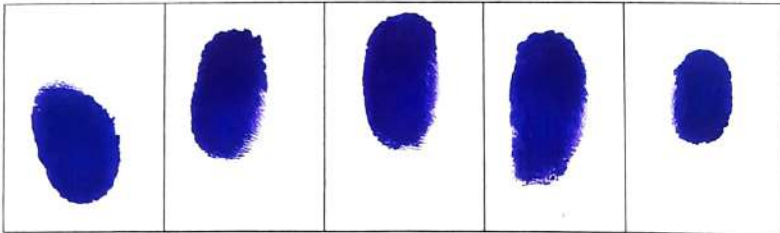
Rodrigues

MRS. TULIP SAVIA RODRIGUES

LEFT HAND FINGERPRINTS OF MRS. TULIP SAVIA
RODRIGUES



RIGHT HAND FINGERPRINTS OF MRS. TULIP SAVIA
RODRIGUES



Avinash

Avinash Nazareth Fernandes

BS.

Samantha Maria Noronha

Amit

Amit Terence Fernandes

Rodrigues

Tulip Savia Rodrigues

Dhaval

Dhaval Kishor Gore



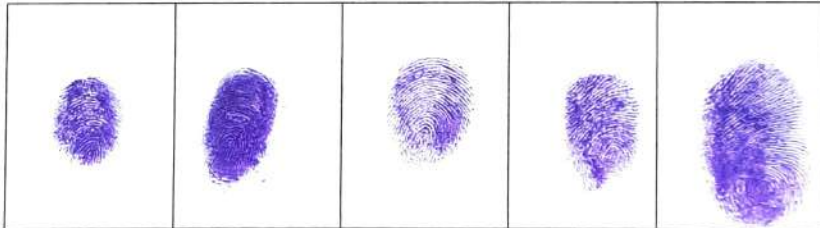
SIGNED & DELIVERED THE

WITHIN NAMED PARTNER no. 4(b) for DHAVAL KISHOR GORE H.U.F represented by its Karta MR. DHAVAL KISHOR GORE and PARTNER no 4(a) MRS. SNEHAL DHAVAL GORE OF M/s GORE BUILDERS (PURCHASER) THROUGH ATTORNEY HOLDER

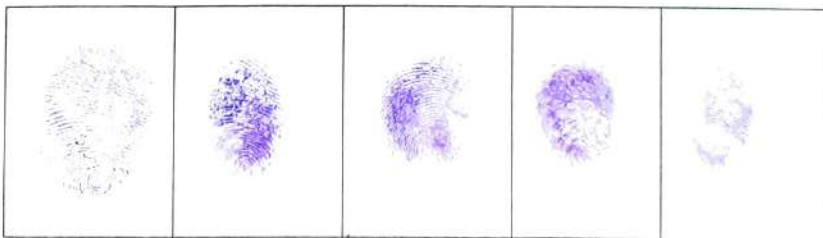


MR. DHAVAL KISHOR GORE

LEFT HAND FINGERPRINTS OF MR. DHAVAL KISHOR GORE



RIGHT HAND FINGERPRINTS OF MR. DHAVAL KISHOR GORE



Avinash Nazareth Fernandes

Samantha Maria Noronha

Amit Terence Fernandes

Tulip Savia Rodrigues

Dhaval Kishor Gore

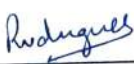
Witnesses:


Sr. No	Name and Description	Signature
1.	Shri Siraj Abdul Sayed, resident of Margao, Salcete, Goa	
2.	Shri Jovito Fernandes, resident of Seraulim, Salcete, Goa	


 Avinash Nazareth Fernandes


 Samantha Maria Noronha

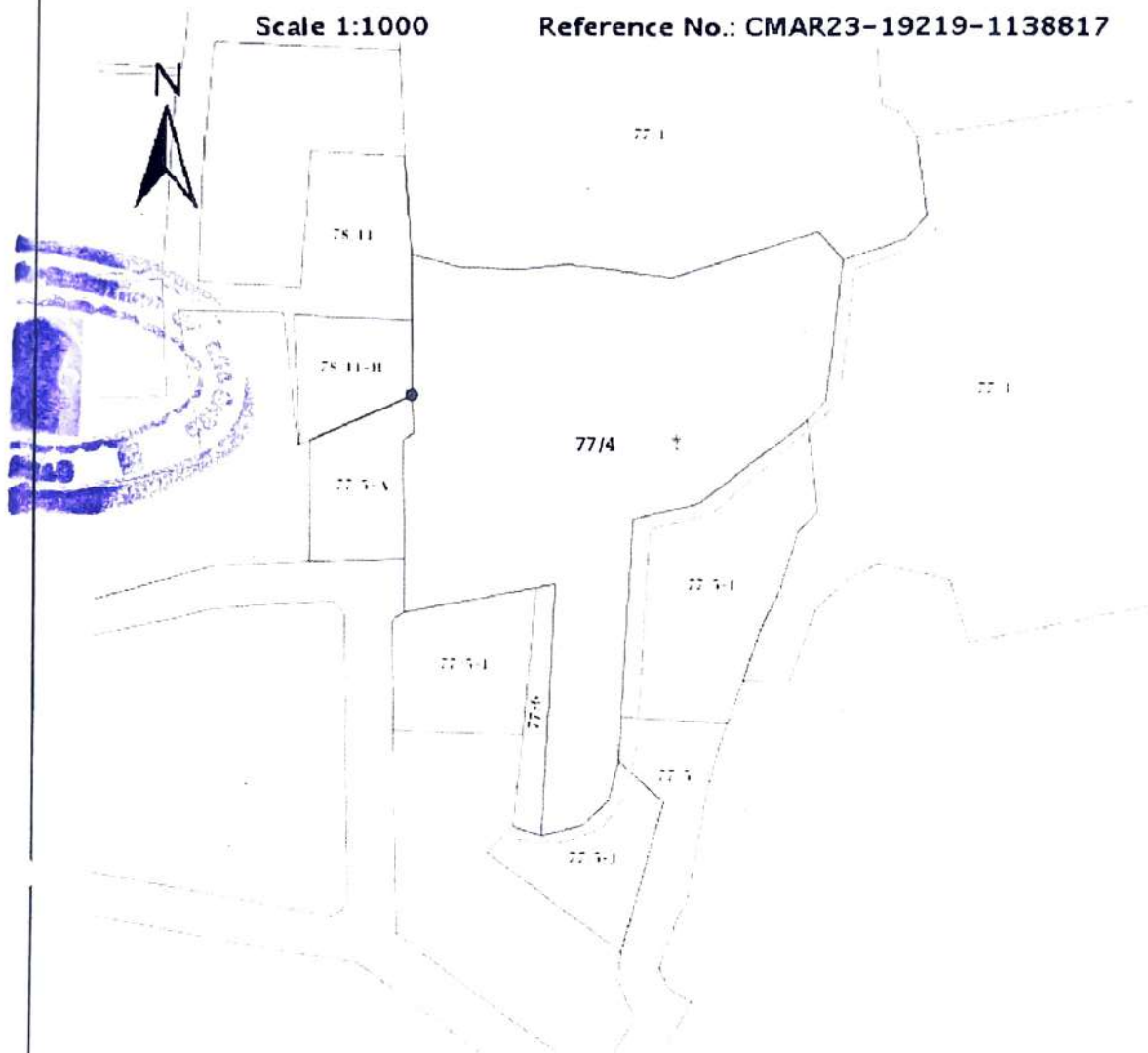

 Amit Terence Fernandes


 Tulip Savia Rodrigues


 Dhaval Kishor Gore



Government of Goa
Directorate of Settlement and Land Records
Survey Plan
Salcete Taluka, Seraulim Village
Survey No.: 77 , Subdivision No.: 4



This record is computer generated on 28-04-2023 11:19:25. This record is valid without any signature as per Govt of Goa Notification No. 26/13/2016-RD/8639 dtd 24-Apr-2021. The latest copy of this record can be seen/verified for authenticity on the DSLR website <https://dslr.goa.gov.in/>.

NOTE: PLAN TO BE PRINTED ON A4 SIZE



Government of Goa

Document Registration Summary 2

Office of the Civil Registrar-cum-Sub Registrar, Salcete

Print Date & Time : - 30-Aug-2023 12:38:07 pm

Document Serial Number :- 2023-MGO-3747

Presented at 12:21:06 pm on 30-Aug-2023 in the office of the Office of the Civil Registrar-cum-Sub Registrar, Salcete along with fees paid as follows

Sr.No	Description	Rs.Ps
1	Stamp Duty	
2	Registration Fee	
3	Mutation Fees	
4	Processing Fee	
Total		

Stamp Duty Required

Stamp Duty Paid :

Presenter

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	DHAVAL KISHOR GORE „Age: , Marital Status: , Gender: , Occupation: , Address1 - Atrinandan Plot No. 16, Sai Nandan Park, Behind Medical College Ground, Miraj, Maharastra, Address2 - , PAN No.:			

Executer

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	AVINASH NAZARETH FERNANDES , Father Name:Late Afiano Mario Fernandes , Age: 40, Marital Status: Married , Gender: Male, Occupation: Business, H.No.924/12, Sovoskai, Mandop Road, Dramapur, Post Navelim, PAN No.:			
2	SAMANTHA MARIA NORONHA , Father Name:Guilherme Noronha , Age: 33, Marital Status: Married , Gender: Female, Occupation: Housewife, H.No.924/12, Sovoskai, Mandop Road, Dramapur, Post Navelim, PAN No.:			
3	AMIT TERENCE FERNANDES , Father Name:Late Afiano Mario Fernandes , Age: 40, Marital Status: Married , Gender: Male, Occupation: Business, H.No.4/3155, Afmira Mansion, Aquem Alto, Margao, Goa, PAN No.:			
4	TULIP SAVIA RODRIGUES , Father Name:Angelo Rodrigues, Age: 32, Marital Status: Married , Gender: Female, Occupation: Advocate, H.No.4/3155, Afmira Mansion, Aquem Alto, Margao, Goa, PAN No.:			

Sr.NO	Party Name and Address	Photo	Thumb	Signature
5	DHAVAL KISHOR GORE , Age: , Marital Status: ,Gender:,Occupation: , Atrinandan Plot No. 16, Sai Nandan Park, Behind Medical College Ground, Miraj, Maharashtra, PAN No.:			
6	DHAVAL KISHOR GORE , Father Name: KISHOR NARAYAN GORE , Age: 36, Marital Status: ,Gender:Male,Occupation: Service, Atrinandan Plot No. 16 Sai Nandan Park, behind medical college ground, Miraj, Maharashtra., PAN No.: , as Power Of Attorney Holder for SNEHAL DHAVAL GORE			
7	AVINASH NAZARETH FERNANDES , Father Name: Late Afiano Mario Fernandes , Age: 40, Marital Status: ,Gender:Male,Occupation: Business, H. no. 924/12, Sovsokai Mandop Road Dramapur post Navelim Salcete Goa, PAN No.: as Power Of Attorney Holder for ABIJIT GERALD FERNANDES			

Witness:

I/We individually/Collectively recognize the Purchaser, POA Holder, Vendor,

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	Name: Siraj Abdul Sayed ,Age: 55,DOB: 1968-07-16 ,Mobile: ,Email: ,Occupation:Business , Marital status : Married , Address:403601, Falt No. 2, Falt No. 2, Damodar Apartments, Near Annes School Agalli Fatorda, Margao, Salcete, SouthGoa, Goa			
2	Name: Jivito Fernandes ,Age: 49,DOB: 1974-04-11 ,Mobile: ,Email: ,Occupation:Service , Marital status : Married , Address:403708, H.No. 1 Per seraulim , H.No. 1 Per seraulim , Seraulim, Salcete, SouthGoa, Goa			


Sub Registrar
Cum-
Sub Registrar
Salcete

Document Serial Number :- 2023-MGO-3747

Book :- 1 Document

Registration Number :- **MGO-1-3625-2023**

Date : 30-Aug-2023



Sub Registrar(Office of the Civil Registrar-cum-Sub Registrar, Salcete)

Civil Registrar
-Cum-
Sub Registrar
Salcete

Rohit-efahate
LDC ufr

30/8/23

