

No. CNV/BAR/195/92
GOVERNMENT OF GOA

OFFICE OF THE DEPUTY COLLECTOR & SUB
DIVISIONAL OFFICER, MAPUSA, BARDEZ, GOA

Dated: 28/9/1993.

Application dated 12/2/1992

u/s 32(1) Govt. of Goa, Daman
& Diu, Land Revenue Code, SANAD
1968.

SCHEDULE - II



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

Whereas an application has been made to the Collector of Goa (hereinafter referred to as the Collector) which expression shall include any Officer whom the Collector shall appoint to exercise and perform 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 include the rules and orders thereunder) by ~~Shri S. M. S. Deepak Engineers and Builders. r/o Niramal Road, Upper Market, Ponda, Goa.~~

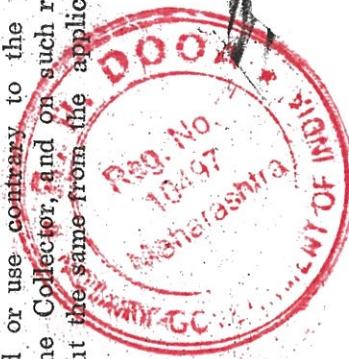
being the occupant of the plot registered under Survey No. 57/1 Part 1 known as ~~Palmar Betim~~ ~~Palmar Betim~~ situated at ~~Reis Magos~~ registered under No. (hereinafter referred to as "the applicant" which expression shall, where the context so admits include his/her heirs, executors, administrators and assigns) for the permission to use the plots of land (hereinafter referred to as the "said plot") described in the Appendix I hereto, forming a part of Survey No. 57/1 Part 1 admeasuring 65,931.00 square metres be the same a lit more or less for the purpose of ~~Residential and Commercial~~

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

1. *Levelling and clearing of the land* — The applicant shall be bound to level and clear the land sufficiently to render suitable for the particular non-agricultural purpose for which the permission is granted 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 on the said plot construction of building of a substantial and permanent description, failing which unless the said period 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 he 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 within such time as specified in that behalf by the Collector, and on such removal alteration not being carried out and recover the cost of carrying out the same from the applicant arrears of land revenue.

Certified True Copy

RAKESH P. DOOK
Advocate High Court,
Notary Government of India
8, Kondey Marg, Mapusa,
Behind Tata Hospital, Ponda,
Mumbai - 400 012.



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7. Code provisions applicable — Save as herein provided the grant shall be subject to the provisions of the said 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 (1)	East to West (2)	
A. 314.4 mts.	69.5 mts.	S.No. 57/1 Part	North:-- 57/1 Part South:-- 57/1 Part East :-- 57/1 Part West :-- 63/0	North South, East and West	The land in question is Bharad. There are 60 trees, 20 teak trees, 2 Gamb trees.
B. 73.75 mts.	18.00 mts.	Sy.No. 57/1 Part	North:-- 57/1 Part South:-- 57/1 Part East: 57/1 Part West:-- 57/1 Part	North South, East and West	The land in question is Bharad. There are 20 trees, 2 Teak trees.
C. 226 mts.	40.90 mts.	Sy.No. 57/1 Part	North:-- 57/1 Part South:-- 57/1 Part East :-- 57/1 Part West :-- 57/1 Part	North South, East and West	The land in question is Bharad. There are 20 trees, 2 Teak trees.
D. 224.3 mts.	20.00 mts.	Sy.No. 57/1 Part	North:-- 57/1 Part South:-- 57/1 Part East :-- 57/1 Part West :-- 57/1 Part	North South, East and West	The land in question is Bharad. There are 20 trees, 2 Teak trees.

In witness whereof the Collector of Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, and the applicant

here also hereunto set his hand this day of 19

(Signature of the applicant)

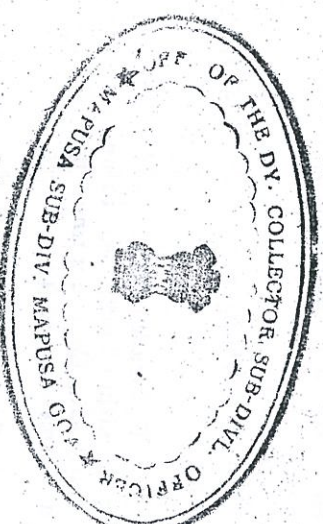
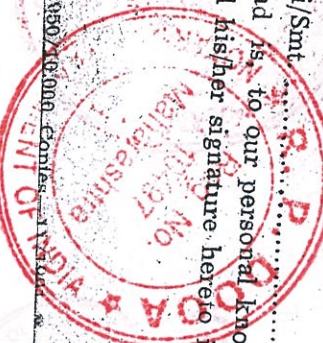
Signature and designation of Witnesses

1.
2.

Signature and designation of Witnesses

1.
2.

We declare that Shri/Smt who has signed this Sanad as to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereon in our presence.



(Contd.)

Conversion fees credited in the State Bank of India, Mapua of Rs.2,80,130/- vide Challan No.CNV/BAR/195/92/79 dated 16/7/93.

In witness whereof the Collector of Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, and the applicant..... here also hereunto set his hand this 28th day of September 1995

[Signature]

(Signature, of the applicant)

Deputy Collector
(Sub-Division)
Mapusa-Sub-Division
Mapusa-Goa
Mapusa-Goa

Signature and designation of Witnesses

1. *[Signature]*

2. *Vasant John*

Signature and designation of Witnesses

1) *[Signature]*
2) *Vasant John*

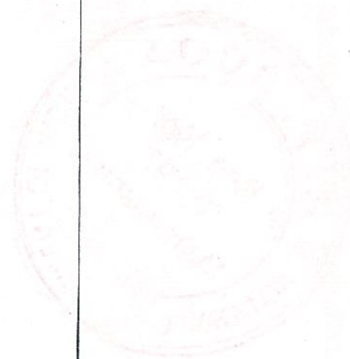
We declare that M/s.Deepak Engineers and Builders, Ponda who has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he has affixed his signature hereto in our presence.

1. *[Signature]*
2. *Vasant John*

Copy to:-

- 1.The Town Planning Officer, Northern Planning & Dev.Authority, Perverim,Bardez, Goa.
- 2.The Director of Land Survey,Panaji.
- 3.The Mamlatdar of Bardez, Taluka.
- 4.The ~~Sarpanch~~, V.P.Reis Magos.
5. M/s.Deepak Engineers and Builders, Nirancoal Road, Ponda, Goa.





(1)	(2)	(3)	(4)	(5)	(6)
E.	158.00 mts.	33.25 sq.mts.	S.No. 57/1 Part	North:-57/1 Part South:-57/1 Part East :-57/1 Part West :-57/1 Part	The land in question is Bharad. 15 Cashew trees, 20 teak tree.
F.	261.80 mts.	32.10 sq.mts.	S.No. 57/1 Part	North: 57/1 Part South: 57/1 Part East : 57/1 Part West : 57/1 Part	The land in question is bhargd. 30 cashew trees.
G.	271.15 mts.	25.65 sq.mts.	S.No. 57/1 Part	North:57/1 Part South: 57/1 Part East: 57/1 Part West : 57/1 Part	The land in question is Bharad. 20 cashew trees, small teak trees.
H.	52.60 mts.	25.00 sq.mts.	S.No. 57/1 Part	North: 57/1 Part South: 57/1 Part East : 57/1 Part West : 57/1 Part	The land in question is Bharad. 6 Cashew trees, 20 Teak (Young)
I.	100.00 mts.	121.50 sq.mts.	S.No. 57/1 Part	North: 57/1 Part South: 58/0 & 59/0 East : 57/1 Part West : 57/1 Part	The land in question is Bharad. 3 Cashew trees, 20 small teak trees.
J.	46.00 mts.	37.00 sq.mts.	S.No. 57/1 Part	North: 57/1 Part South: 57/1 Part East: 57/1 Part West: 57/1 Part	The land in question is Bharad. 8 Cashew trees, 20 teak trees.
K.	18.00 mts.	41.00 sq.mts.	S.No. 57/1 Part	North:-57/1 Part South: 57/1 Part East: 57/1 Part West: 57/1 Part	The land in question is bhargd, 1 cashew tree, 6 teak trees.
L.	40.10 mts.	26.45 sq.mts.	S.No. 57/1 Part	North: 57/1 Part South: 57/1 Part East : 57/1 Part West : 57/1 Part	The land in question is bhargd, 3 cashew trees, 8 teak trees.

AREA FOR RESIDENTIAL	47124 Sq.mts.
AREA FOR COMMERCIAL	3229 Sq.mts.
AREA FOR OPEN SPACE	9905 Sq.mts.
AREA FOR ROAD	5673 Sq.mts.

TOTAL.. 65931 sq.mts.

N.B. EXISTING ROAD 4000 Sq.mts.



(Contd...)

