



OFFICE OF THE ADDITIONAL COLLECTOR-III, NORTH GOA DISTRICT, MAPUSA GOA.

No. 4/115/CNV/AC-III/2018 /1269

Date:- 19/11/2018

Read: Application dated 09/04/2018 received in this office from Prakash Shankar Haldankar r/o H.no 88., Opposite St Martyrs Convent High School Fiera Alto Mapusa Goa received u/s 32 of LRC 1968.

**SANAD
SCHEDULE-II**

(See Rule 7 of the Goa 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 perform his powers and duties under this grant) under section 32 of the Goa Land Revenue Code, 1968 (hereinafter referred to as "the said code" which expression shall, where the context so admits include the rules and orders there under by Prakash Shankar Haldankar r/o H.no 88., Opposite St Martyrs Convent High School Fiera Alto Mapusa Goa being the occupant of the plot registered under survey No 148/4 Situated at Assagao Village Bardez Taluka (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 survey No 148/4 of Assagao Village admeasuring 850 Sq. Mtrs. be the same a little more or less for the purpose of Residential with 60 F.A.R.

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 there under 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 without the previous sanction of the Collector.

4. Liability for rates - The applicant shall pay all taxes, rates and cesses liable on the said land.

5. 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 used contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out, recover the cost of carrying out the same from the applicants as arrears of land revenue.

6.a) If any information furnished by the applicant for obtaining the Sanad is found to be false at a later stage, the Sanad issued shall be liable to be withdrawn without prejudice to the legal action that may be taken against the applicant.

b) If any dispute arises with respect to the ownership of the land, the Sanad granted shall stand revoked and the construction/development carried out shall be at the cost and risk of the applicant.

c) The necessary road widening set-back is to be maintained before any development in the land

d) Traditional access passing through the plot, if any, shall be maintained.

e) No trees shall be cut except with prior permission of the competent authority.

7. Code provisions applicable - Save as herein provided the grant shall be subject to the provisions of the said Code and rules there under.



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	West	
1	2	3	4	5				6
63.50 Mts	15.00 Mts	850 Sq.mts	Survey No 148 Sub Div No. 4	North ROAD	South ROAD	S.No 148 Sub Div. 5 & 6	S.No 148 Sub Div. 3	NIL

Village : Assagao
Taluka : Bardez

Remarks:-

1. The applicant has paid conversion fees of Rs. 1,14,750/- (Rupees One Lakh Fourteen Thousand Seven Hundred and Fifty only) vide e-challan No. 201800988488 dated 16/11/2018.
2. The Conversion has been recommended by the Dy. Town Planner, Town and Country Planning Department, Mapusa vide his report No. TPB/4462/ASSG/TCP-18/4282 dated 19/10/2018 with conditions which shall be binding on applicant.
3. The Dy. Conservator of Forests, North Goa Division, Ponda has given NOC for conversion vide report No. 5/CNV/BAR-185/DCFN/TECH/2018-19/559/1083 dated 28/08/2018.
4. The Conversion has been recommended by the Mamlatdar of Bardez Taluka vide his report No.MAM/BAR/CI-I/Conv/2018/2819 dated 12/07/2018.
5. This Sanad is issued for conversion of an area for residential purpose only. The development /construction in the plot shall be governed as per laws/rules in force.
5. Traditional access, passing through the plot, if any shall be maintained..
6. Mundkarial rights and Mundkarial area should not be disturbed and should be protected if any.

In witness whereof the ADDITIONAL COLLECTOR III OF NORTH GOA District, has hereunto set his hand and the seal of this Office on behalf of the Governor of Goa and Prakash Shankar Haldankar r/o H.no 88., Opposite St Martys Convent High School Fiera Alto Mapusa Goa here also hereunto set his hand on this 19th day of November 2018.

Prakash Shankar Haldankar
Applicant

Dashrath M Redkar
Additional Collector III

Name and Signature of Witnesses

1. Maithali Murgankar
2. Dattaprasad Vernekar



Complete address of Witness

1. Waddy Siolim Bardez Goa
2. Duleer, Xepem Mapusa Dand

We declare that Mr Prakash Shankar Haldankar r/o H.no 88., Opposite St Martys Convent High School Fiera Alto Mapusa Goa, who has signed this Sanad is, to our personal knowledge, the person he/She represents themselves to be, and that he/She has affixed his/her signature hereto in our presence.

1. Maithali Murgankar
2. Dattaprasad Vernekar

To,

1. The Town Planner, Town and Country Planning Department Mapusa
2. The Mamlatdar of Bardez Taluka.
3. The Inspector of Survey and Land Records, Mapusa - Goa.
4. The Sarpanch, Village Assagao Bardez -Goa

GOVERNMENT OF GOA
 Directorate of Settlement and Land Records
 Inspector of surveys & land records.
 MAPUSA - GOA

PLAN

OF THE LAND BEARING SUB-DIV. No. 4 OF SURVEY No. 148 SITUATED
 AT ASSAGAO VILLAGE OF BARDEZ TALUKA APPLIED BY PRAKASH
 SHANKAR HALDANKAR
 CONVERSION OF USE OF LAND FROM AGRICULTURAL INTO
 NON AGRICULTURAL PURPOSE, VIDE CASE NO. 4/118/CNV/AC-III/2018/1196
 DATED 29-10-2018 FROM THE OFFICE OF ADDITIONAL COLLECTOR-III,
 MAPUSA - BARDEZ GOA.

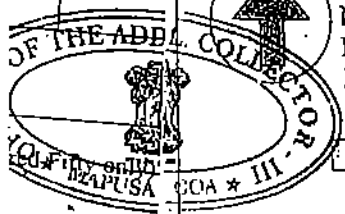
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AREA PROPOSED FOR CONVERSION.

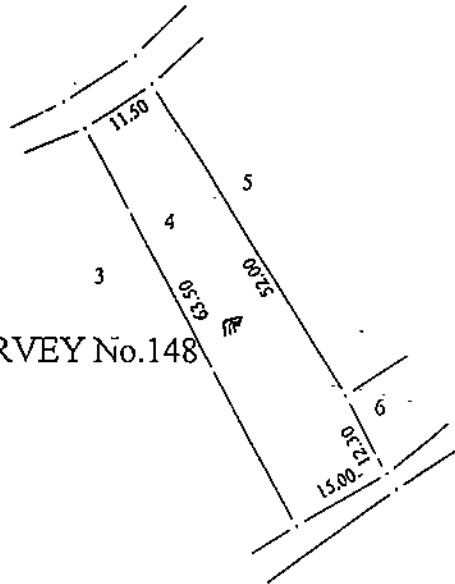
..... 850 Sq. Mts.

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(RAJESH R. PAI KUCHELKAR)
 Inspector of Surveys And Land Records
 City Survey, Mapusa



PREPARED BY

Chari

CHANDRASHEKAR G. CHARI
 Field Surveyor

VERIFIED BY

Reshma

RESHMA R. DHARGALKAR
 Head Surveyor

Reshma
 Additional Collector - III
 North, Mapusa - Goa

SURVEYED ON: 05/11/2018

FILE NO: 8/CNV/MAP/330/18



OFFICE OF THE ADDITIONAL COLLECTOR-III, NORTH GOA DISTRICT, MAPUSA GOA.

No. 4/126 /CNV/AC-III/2018 /47/

Date:- 14/03/2019

Read: Application dated 12/04/2018 received in this office from 1) Philomena Pinto, 2) Felix Pinto 3) Selma Maria Pinto, 4) Ferdinand Mario Pinto, 5) Freda Edwin D Silva, 6) Edwin John D Silva (Through POA Mr Felix Pinto) 5) Audrey Pinto (Through POA Mr Cassian Castellino) r/o H.no 545/1, Boutawado Assagao Bardez Goa received u/s 32 of LRC 1968.

**SANAD
SCHEDULE-II**

(See Rule 7 of the Goa 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 perform his powers and duties under this grant) under section 32 of the Goa Land Revenue Code, 1968 (hereinafter referred to as "the said code" which expression shall, where the context so admits include the rules and orders there under by 1) Philomena Pinto, 2) Felix Pinto 3) Selma Maria Pinto, 4) Ferdinand Mario Pinto 5) Freda Edwin D Silva, 6) Edwin John D Silva (Through POA Mr Felix Pinto) 5) Audrey Pinto (Through POA Mr Cassian Castellino) r/o H.no 545/1, Boutawado Assagao Bardez Goa being the occupant of the plot registered under survey No 148/5 Situated at Assagao Village Bardez Taluka (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 survey No 148/5 of Assagao Village admeasuring 625 Sq. Mtrs. be the same a little more or less for the purpose of Residential with 60 F.A.R.

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 there under 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 without the previous sanction of the Collector.

4. Liability for rates - The applicant shall pay all taxes, rates and cesses liable on the said land.

5. 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 used contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out, recover the cost of carrying out the same from the applicants as arrears of land revenue.

6.a) If any information furnished by the applicant for obtaining the Sanad is found to be false at a later stage, the Sanad issued shall be liable to be withdrawn without prejudice to the legal action that may be taken against the applicant.

b) If any dispute arises with respect to the ownership of the land, the Sanad granted shall stand revoked and the construction/development carried out shall be at the cost and risk of the applicant.

c) The necessary road widening set-back is to be maintained before any development in the land

d) Traditional access passing through the plot, if any, shall be maintained.

e) No trees shall be cut except with prior permission of the competent authority.

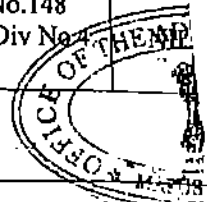
7. Code provisions applicable - Save as herein provided the grant shall be subject to the provisions of the said Code and rules there under.



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Length and Breadth		Total Superficial Area	Forming (part of Survey No. or Hissa No.	BOUNDARIES				Rem
North to South	East to West			North	South	East	West	
1	2	3	4	5				6
53.70 Mts	12.10 Mts	625 Sq.mts	Survey No 148 Sub Div No. 5	ROAD	S.No 148 Sub Div. 6	S.No 148 Sub Div. 7 & 8	S. No.148 Sub Div No.	

Village : ASSAGAO
Taluka : Bardez



- Remarks:-**
- The applicant has paid conversion fees Rs. 84,375/- (Rupees Eighty Four Thousand Three Hundred Seventy Five only) vide e-challan No. 2018001112343 dated 20/12/2018 and fine of Rs 41,175/- (Rupees Forty One Thousand One Hundred Seventy Five only) vide e—challan No 201801112372 dated 20/12/2018
 - The Conversion has been recommended by the Dy. Town Planner, Town and Country Planning Department, Mapusa vide his report No. TPB/4302/ASSG/TCP-18/4879 dated 02/10/2018 with conditions which shall be binding on applicant.
 - The Dy. Conservator of Forests, North Goa Division, Ponda has given NOC for conversion vide report No. 5/CNV/BAR-159/DCFN/TECH/2018-19/292 dated 22/06/2018.
 - The Conversion has been recommended by the Mamlatdar of Bardez Taluka vide his report No.MAM/BAR/CI-I/Conv/2018/2226 dated 05/06/2018.
 - This Sanad is issued for conversion of an area for residential purpose only. The development /construction in the plot shall be governed as per laws/rules in force.
 - Traditional access, passing through the plot, if any shall be maintained..
 - Mundkarial rights and Mundkarial area should not be disturbed and should be protected if any.

In witness whereof the ADDITIONAL COLLECTOR III OF NORTH GOA, District, has hereunto set his hand and the seal of this Office on behalf of the Governor of Goa 1) Philomena Pinto, 2) Felix Pinto 3) Selma Maria Pinto, 4) Ferdinand Mario Pinto 5) Freda Edwin D Silva, 6) Edwin John D Silva (Through POA Mr Felix Pinto) 5) Audrey Pinto (Through POA Mr Cassian Castellino) r/o H.no 545/1, Boutawado Assagao Bardez Goa here also hereunto set his hand on this 14th day of March 2019.

1) Philomena Pinto, 2) Felix Pinto 3) Selma Maria Pinto, 4) Ferdinand Mario Pinto 5) Freda Edwin D Silva, 6) Edwin John D Silva (Through POA Mr Felix Pinto)
Audrey Pinto
(Through POA Mr Cassian Castellino)



(Dasharath M Redkar)
Additional Collector III
Mapusa Goa

Signature and Designation of Witnesses
Diogo Costa Costa
Shukar R. Angolkar Sh -

Complete address of Witness
1. BASTOKA BARDEZ
2. Boutawado Assagao

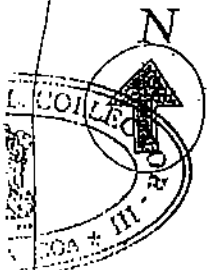
We declare that Mr Felix Pinto and Cassian Castellino r/o H.no 545/1, Boutawado Assagao, Bardez Goa ho has signed this Sanad is, to our personal knowledge, the person he/She represents themselves to be, and that he/She has affixed s/her signature hereto in our presence.

1. Diogo Costa Costa
2. Shukar R. Angolkar Sh -


GOVERNMENT OF GOA
 Directorate of Settlement and Land Records
 Inspector of surveys & land records.
 MAPUSA - GOA

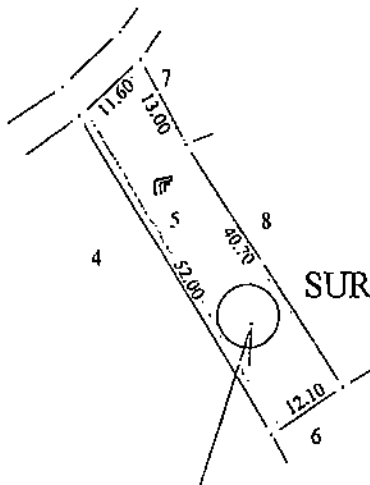
PLAN

OF THE LAND BEARING SURVEY NO. 148 BEARING THE SUDHAKAR ASSAGAO VILLAGE OF BARDEZ TUKA APPLIED BY PHILOMENA PINTO, FELIX PINTO, ANDREY PINTO, SELVA MARIA PINTO, FRED A EDWIN D SILVA, EDWIN JOHN D SILVA FERDINAND MARIO PINTO CONVERSION OF USE OF LAND FROM AGRICULTURAL INTO NON AGRICULTURAL PURPOSE, VIDE CASE NO. 4/126/CNV/AC-III/2018/1261 DATED 15-11-2018 ISSUED FROM THE OFFICE OF ADDITIONAL COLLECTOR-III, MAPUSA, BARDEZ - GOA.

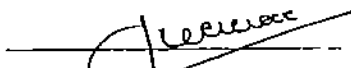


SCALE : 1:1000

 AREA PROPOSED TO BE CONVERTED 625 Sq. Mts.



SURVEY No.148


 RAJESH R. PAI KUCHELKAR
 Inspector of Surveys And Land Records
 City Survey, Mapusa



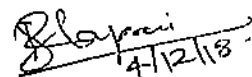
Newly constructed well admeasuring an area = 61 sq. mts.

PREPARED BY




CHANDRASHEKAR G. CHARI
 Field Surveyor

VERIFIED BY:


 4/12/18

RESHMA R. DHARGALKAR
 Head Surveyor

SURVEYED ON: 28/11/2018


 Additional Collector - III
 North, Mapusa - Goa

FILE NO: 8/CNV/MAP/351/18

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