

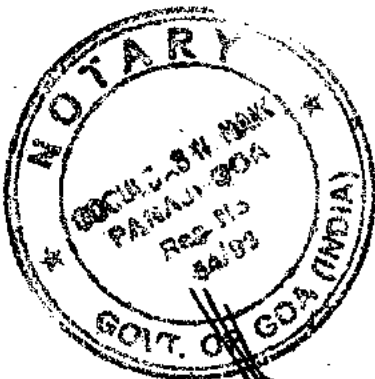
8/6/1982

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Certified that the original document to which this copy refers, executed on a stamp paper of Rs 50/- is presented in this Office on 8th June, 1982 under S. No. 402/82. The document is called for registration on 8.6.1982.

composing f/s (60)
composing fee Rs 3.00 - Receipt No. 4/20
dt 24.7.1982


[Handwritten signature]
24/7/82




~~Serial No. 400 for the original and No. 403 to 409 for five duplicates. Lodged with Sub Registrar Ilhas at Panaji on 8-6-1982.~~

DEED OF PARTITION

This Deed of Partition made at Panaji on this 8th day of June in the year Nineteen hundred and eighty two Between (1) Shantaram Vasant Pai, aged about 50 years, son of Vasant Subrao Pai and his wife Smt. Kumudini Shantaram Pai, aged 38 years, daughter of Anant Kemat Budkule hereinafter referred to as the First Partitioners (which expression shall, unless repugnant to the context or meaning thereof, include their heirs, successors representatives and assigns) as Party of



the First Part.



(II) Vessudev Vessant Pai, aged about 45 years, son of Vessant Subraie Pai and his wife Smt. Lalita Vessudeva Pai, aged 40 years and daughter of Laxman Naik hereinafter referred to as the Second Partitioners (which expression shall, unless repugnant to the context or meaning thereof, include their heirs, successors, representatives and assigns) as Party of the Second Part.

(III) [Smt. Mala Yeshwant Naik Khaunte, aged about 42 years, daughter of Vessant Subraie Pai separated from her husband Yeshwant Gopal Naik Khaunte, by the order of the Judge Court of Civil Judge dated 21-9-1979 in the proceedings No. 17/79/8 instituted for separation of person and property, hereinafter referred to as the Third Partitioner (which expression shall unless repugnant to the context or meaning thereof include her heirs, successors, representatives and assigns) as Party of the Third Part.

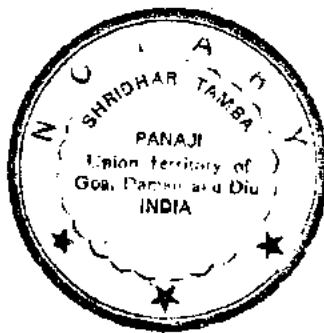


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(IV) Manohar Vasant Pai, aged 36 years, son of Vasant Subrao Pai, and with his wife Smt. Neesha Manohar Pai, aged 30 years daughter of Tukaram Kamet, hereinafter referred to as the Fourth Partitioners (which expression shall unless repugnant to the context or meaning thereof, includes their heirs, successors representatives and assigns) as Party of the Fourth Part.

(V) Subrao Vasant Pai, bachelor, aged about 34 years, son of Vasant Subrao Pai, hereinafter referred to as the Fifth Partitioner (which expression shall unless repugnant to the context or meaning thereof, includes his heirs, successors, representatives and assigns) as Party of the Fifth Part.

(VI) Smt. Laxmibai Vasant Pai, aged 80 years daughter of Baidora Kamet Mahamai and widow of Vasant Pai, residing at Tonce hereinafter referred to as Confirming Party as Party of the Sixth Part; All Indian Inhabitants.



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WHEREAS the late Vasant Subrao Pai was inter alia owner of the following properties, which are described more in detail in the first schedule hereto namely:

1) Palm grove known as Metade Palmor Tonca Bhat situated at St. Inez described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled in the Revenue Register (Matriz Predial) under No. 54 which is now surveyed partly in village Taleigao under survey No. 92 sub division 3; survey No. 93; Survey No. 94 Sub division 1 and survey No. 104 Sub division 5 and partly in Panaji City under Chsite No. 10 Plane Table Sheet No. 136.

2) Palm grove known as Metade Palmor Tonca Bhat also situated at St. Inez and described in Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled in the Revenue Register (Matriz Predial) under No. 55, which is now surveyed under Plane Table Sheet No. 131, 132 of City Survey Panaji.

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3) Property Paddy field known as Posresche Talley, situated at St. Inez and described in Office of Land Registration Ilhas under No. 1449 of Book B-17 Old and enrolled in the Revenue Register (Matrix Predial) under No. 54, which is now surveyed under No. Chalta No. 10 Plane Table Sheet No. 136 of City Survey Panaji.

AND WHEREAS on the death of the said Vasant Subrays Pai died on 31st December 1968, his properties were partitioned in the partition proceedings with major heirs, No. 93/1978 in the Court of Civil Judge Senior Division Panaji.

AND WHEREAS in the said Partition Proceedings the above mentioned three properties were allotted equally to his heirs namely to 1) Shantaram Vasant Pai; 2) Vassudeva Vasant Pai; 3) Yeshwant Naik (Khaunte); 4) Manohar Vasant Pai and 5) Subrays Vasant Pai AND Whereas the female parties hereto namely Smt. Kumari Shantaram Pai 2) Smt. Lalita Vassudeva Pai 3) Smt. Neesha Vasant Pai are entitled to the aforesaid share of 1/5 of their husband's properties because they are married in the system of the Comunion of properties to their respective husbands.



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AND WHEREAS the parties do not desire to remain in joint ownership, and they desire to have the aforesaid properties subdivided by metes and bounds so that each party may enjoy his/her specific share to 1/5 thereof.

AND WHEREAS they have made partition by mutual agreement of the aforesaid three properties defining the specific portions which are to be allotted to each one of the parties which are specified in the schedule no. 2,3,4,5 and 6 attached herewith.

AND WHEREAS in view of this partition each party declares it will not have any right or interest in the portion of the said properties which have been allotted to the other parties hereto.

NOW THIS DEED OF PARTITION WITNESSETH AS UNDER:

- 1) The Parties of the First, Second, Third, Fourth and Fifth part hereto have by mutual agreement divided the properties described more in detail in the first schedule hereto.
- 2) The Parties of the First part in consideration of their right title and interest to 1/5 of the properties detailed in the first schedule hereto, have been allotted specific plots as detailed in the second schedule hereto.
- 3) The Parties of the second part in consideration of their right, title and interest to 1/5 of the properties detailed in the first schedule hereto, have been allotted specific plots as detailed in the third schedule hereto.

Handwritten note:
Hansaram
Part 2
Sch. 2



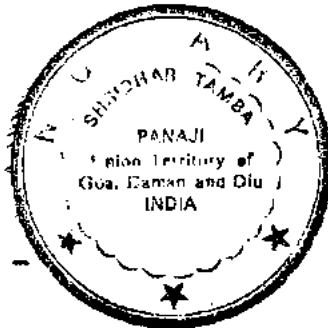
4) The Party of the third party in consideration of her right title and interest to 1/5 of the properties detailed in first schedule hereto, has been allotted specific plots as detailed in the Fourth schedule hereto.

5) The Parties of the Fourth Part in consideration of their right title and interest to 1/5 of the properties detailed in the first schedule hereto, have been allotted specific plots as detailed in the Fifth Schedule hereto.

6) The Party of the Fifth Part in consideration of his right title and interest to 1/5 of the properties detailed in the first schedule hereto, has been allotted specific plots as detailed in the sixth schedule hereto.

7) In view of this partition, each party releases the other from any right or claim which they may have releases the other because they were co-owners of the said property detailed in the schedule I of this deed of Partition, and, in view of this Partition each of the parties hereto, will become exclusive and full fledged owners of the areas specifically allotted to each one of them in the schedule 2,3,4,5 and 6 hereto respectively.

8) Division No. 22 the plot shown in black colour in the property Palmgrove known as Metade Palmer Tonca Bhat situated at Tonca, St. Inez, described in the Office of Land Registration Ilhas under No. 1446 and enrolled in the Revenue Register



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(Matriz Predial) No.55 which now surveyed under No. 131 Sub division 20 where there is the house belonging to the parties hereto which is occupied by Shri Gurudev Gaintendo in reserved as common property belonging to all the five parties.

9) The Parties hereto further confirm that the roads having the width of 20 metres which is the future proposed road by Town Planning Department, and, 8 metre internal proposed road which goes from the property known as Metade Palmer Tonca Bhat and described in Office of Land Registration Ilhas under No. 1446 and enrolled in Revenue Register (Matriz Predial) No.54 to the property known as Posreschem Tolley and described in Office of Land Registration Ilhas and enrolled in Revenue Register (Matriz Predial) No. 54. These roads are marked in green colour and they will be reserved exclusively for common use for all the five parties, their friends, relations etc.

10) In case the said areas are acquired by Government Goa, Daman and Diu or Municipality of Panaji the respective compensation shall be shared equally by the first five parties hereto, Similarly the income of any marginal trees in the said 20 mts road shall be shared equally by first five parties hereto.

11) The Parties hereto agree that they will jointly build the said 8 meter internal proposed road and 10 metres out of the future 20 metres proposed road by Town Planning in the area reserved for the road and this road will be duly tarred by them. The work will be done within six months and the respective expenses shall be shared equally by First, Second, Third, Fourth, Fifth Parties hereto.



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12) The compensation payable to Domingos Francisco Botrocin for improvement of the paddy ~~the~~ field Poercohem Tolley will be shared equally by the First, Second, Fourth and Fifth Parties hereto.

13) The expenses with the stamp duty and registration of this deed shall be shared by the five parties hereto, equally.

SCHEDULE I

(Description of the properties belonging to the late
Wassant Subrais Pal).

a) Palmgrove known as Metada Palmer Tonca Bhat situated at St. Inez described as a whole in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled in Revenue Register (Matriz Predial) as a whole under No. 54, and, it is surveyed partly in village Taleigao with no under Survey No. 92 Sub division one; Survey No. 93; Survey No. 94 Sub division one and survey No. 109 Sub division 5 and partly in Panaji City under Chalta No. 10 Plane Table Sheet No. 136 of City Survey Panaji. It is bounded on the North by Gopal Betu Naik, Babasso Naik and Basilio Martins, South by Water Wells of Comunidade Taleigao East by Wells of Comunidade of Taleigao and West by Public road property of P.W.D. property of Housing Board Society and property of Conna Matias Meneses. Its value is Rs. 90,000/-.

b) Palmgrove known as Metada Palmer Tonca Bhat situated at St. Inez described as a whole in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled as a whole in Revenue Register (Matriz Predial) No. 55 and it is surveyed under No. 131, 132. It is bounded on North by property of Confrades of



Igrejs of Panaji, South by public road, on East by property of Animal Husbandary Department and West by properties of Jacinto Cabral, Krishna Amonkar, Tulsebai Redcar, Govind Desai and Krishna Porobo Dervoteer with exclusion of plot sold to Kashinath Singhal, Eduardo Germano Pereira, Ramun Loundo and Baboni Camotim. Its value is Rs. 10,000/-.

c) Property paddy field known as Posreacho Tolley situated at St. Inez described in Office of Land Registration Ilhas as a whole under No. 1446 of Books B-17 Old and enrolled as a whole in Revenue Register (Matriz Predial) No.54 and it is surveyed under Chalça No.10 Plane Table Sheet No. 136 of City Survey Panaji. It is bounded on North, South, East and West by the property of Metade Palmer Tonca Bhat. Its value is Rs. 5,000/-.

All these three properties are divided into 22 sub divisions in order to make this partition deed.

SCHEDULE II

(Description of the Sub-divisions allotted to the parties of the First Part, Shantaram Vasant Rai and his wife as corresponding to their right, title and interest to 1/5 of the properties detailed in the first schedule hereto).

a) Three plots in the property Metade Palmer Tonca Bhat situated at St. Inez described in the Office of Land Registration Ilhas as a whole under No.1446 of the Book B-17 Old and enrolled in the Revenue Register (Matriz Predial) No.54. These two plots are surveyed under survey No.92 sub division 1 in village Teleigao and one plot in Panaji City area under Chalça No.10 Plane Table



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Sheet No. 136 and each of these plots shall form from now on separate property units namely:-

1) Sub division No.9 of property Matade Palmar Tonca Bhat situated in village of Teleigao, with an area described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in revenue register (Matriz Predial) No.54. It is surveyed under No. 92 sub divisional in village Teleigao with an area of 3930 sq. mts. which is bounded on the North by Municipality road, South by 20 metres proposed road, East by division No. 8 and West by Division No.3.

2) Sub-Division No. 10 of property Matade Palmar Tonca Bhat, described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No.92 sub division 1 in village Teleigao situated at village Teleigao with an area of 579.00 sq. metres. It is bounded on the North by 20 metres proposed road, South by water nalla, East by water nalla and 20 metres proposed road and west by division No. 11.

3) Sub division No. 16 of property Matade Palmar Tonca Bhat, described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 Old enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Chalta No.10 Plane Table Sheet No.136 in city area situated at Panaji Municipal Council area with an area of 595 sq. mts. It is bounded on North by division No. 17, South by division No.15, East by 8 metres proposed road and west by Government property (Central Investigation Bureau).

b) One plot in the property Paddy field Posreschem Polley described as a whole in Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled in revenue register



(Matriz Predial) No.54 and surveyed under Chalts No.10 Plane Table Sheet No.136 and this plot also forms now a separate property.

1) Division No.2 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Chalts No.10 Plane Table Sheet No.136 situated at Panaji Municipal Council area with an area of 829 sq. metres, which is bounded on North by Municipal road, South by 20 metres proposed road, East by 8 mts. proposed road and west by division No.1.

All this area of Schedule I are shown in the plan attached hereto and delineated in red colour on its boundary line made one of these plots now separated, form a separate and distinct property unit.

SCHEDULE III

(Description of the Sub divisions allotted to the parties of the second part Vassudeva Vasant Pei and his wife as Corresponding to their right, title and interest to 1/5 of the properties detailed in first schedule hereto).

a) Four plots in the property Metade Palmer Tonca Bhat situated at St. Inez described as a whole in Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled as a whole in Revenue Register (Matriz Predial) No.54 which is surveyed under No. 92, sub division No.1, 109 sub-division No. 5, 93, 94 sub division No.1 and each of these plots forms a separate property:



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1) Sub division No.6 of property Metade Palmer Tence that described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No.109 sub division No.5 in village Taleigao situated at village Taleigao with an area of 1448.00 sq. mts. which is bounded on North by property of Babusso Naik, South Municipality Road, East by water wells and west by Divisions No.5.

109/5
1448m²

2) Sub division No.7 of property Metade Palmer Tence that described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No.94 sub division 1 in village Taleigao. It is crossed by 8 mts existing road with an area of 1152 square metres which is bounded on North by water wells, South by property of Arthur Viagas, East by water wells and west by wells.

3) Sub division No.8 of property Metade Palmer Tence that described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No.92 sub division 1 situated at village Taleigao with an area of 2029 sq. metres which is bounded on North by Municipality Road, South by water wells, East by Municipality road and west by division No.9.

4) Sub-division No.17 of property Metade Palmer Tence that described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Onalto 100/5 Plane Table Sheet No.136 in city area situated at Panaji Municipal council area with an area of 595 sq. mts. which is bounded



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on North by division No.18, South by division No.16, East by 8 metres proposed road and west by Government property (C.B.I.) Central Bureau of Investigation.

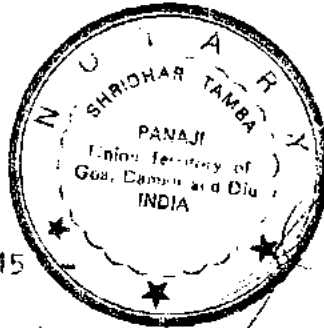
b) One plot in the property paddy field Posreachem Tolley described as a whole in Office of Land Registration Ilhas under No.1446 of the Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54 and surveyed under Chalita No.10 Plane Table Sheet No.136 in city area and this plot forms now a separate property.

1) Sub division No.18 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Chalita No.10 Plane Table Sheet No.136 in city area situated at Panaji Municipal Council area with an area of 709 sq. mts. which is bounded on North by 20 metres proposed road, South by division No.17, East by 8 metres proposed road and west by division No.19.

c) One plot in the property known as Metade Palmer Tonca Bhat situated at St.Inez and described as a whole in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 Old and enrolled as a whole in the Revenue Register (Matriz Predial) under No.55 which is now surveyed under No.131 and 132 and this plot forms now a separate property.

1) Sub division No.21 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 Old and enrolled in Revenue Register (Matriz Predial) No.55. It is surveyed under chalita No.12 P.T. Sheet 132 in city area situated at Panaji Municipal Council with an area of 790 sq. metres which is bounded on North by internal road,





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South by internal road, East by property of Eduardo G. Ferreira and west by property Suresh Anant Karat.

ALL this area of Schedule II is shown in the plan attached hereto and delineated in yellow colour on its boundary line made out of these plots now separated, form a separate and distinct property unit.

SCHEDULE IV

(Description of the properties allotted to the party of the third part Mala Yeshwant Naik Khaunte daughter of Vasant Subraya Pal, separated from her husband Yeshwant Gopal Naik Khaunte, by order of the Ilhas Court of Civil-Judge dated 21-9-1979 in the proceedings No.77/79/11 instituted for separation of person and properties which is corresponding to her right, title and interest to 1/5 of the properties detailed in the first schedule hereto).

a) Three plots in the property Metade Palmer Tonca Bhat situated at St. Inez described in Office of Land Registration Ilhas under No.1446 of the Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54 and surveyed under one plot in village Taleigao under No.109 Sub division 5 and two plots in the city area Panaji under Chalta No.10 Plane Table Sheet No.136 and each of these plots form now a separate property.

1) Sub division No.9 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No. 109 sub division 5 in village Taleigao situated at village of Taleigao with an area of 3930.00 sq. mts. which is



bounded on North by property of Babusaq Neik, South by Municipal road, East by Division No.6 and West by division No. --

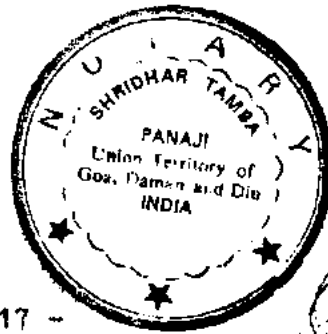
2) Sub division No.15 of property Metade Palmer Torca Bhat described as a whole in the Office of Land Registration under No. 1446 of Book B-17 old and enrolled in Revenue Register (Marriz Predial) No.54. It is surveyed under Chalta No.10 of Plane Table Sheet No.136 in Panaji City area, situated within Panaji Municipal Council area with an area of 595 sq. mts. which is bounded on North by division No.16, South by division No.15, East by 8 metres property road and West by property of Jose Matias Menezes and property of Housing Board Society

3) Sub division No.14 of Metade Palmer Torca Bhat described as a whole in the Office of Land Registration under No.1446 of Book B-17 old and enrolled in Revenue Register (Marriz Predial) No.54. It is surveyed under Chalta No.10 Plane Table Sheet No.136 in Panaji City area situated at Panaji Municipal Council area with an area of 595 sq. mts. which is bounded on North by division 15, South by water well, East by 6 metre proposed road and West by property of Jose Matias Menezes.

All these area of Schedule IV are shown in the plan attached hereto and delineated in blue colour on its boundary line made out of these plots now separated, form a separate and distinct property unit.

REVENUE DEPARTMENT
SCHEDULE V

(description of the properties allotted to the parties of the fourth part Mazohar Tassant and his wife as corresponding to their right, title and interest to 1/5 of the properties detailed in first schedule hereto).

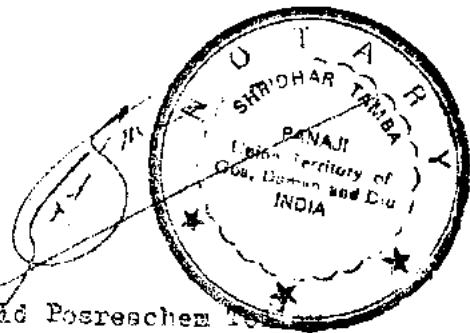


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e) Two plots in the property Metade Palmer Tonca Bhat situated at St. Inez described in office of Land Registration Ilhas under No.1446 of the Book B-17 old and enrolled in Revenue Register (Metric Predial) No. 54 which is surveyed partly in village Taleigao under No.92 sub division 1 and partly in Panaji City area under Chalta No.10 of Plane Table Sheet No.136 and each of these plots forms now a separate property.

1) Sub division No.3 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 Old and enrolled in Revenue Register (Metric Predial) No.54, situated partly in village Taleigao and partly in Panaji Municipal Council area with an area of 1076 sq. mts. which is bounded on North by Municipal road, South by 20 metres wide proposed road, East by division No.9 and west by 8 metres proposed road, which is now surveyed partly in village Taleigao under No.92 sub division 1 and partly in Panaji City area Chalta No.10 Plane Table Sheet No.136.

2) Sub division No.11 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B17/old and enrolled in Revenue Register (Metric Predial) No.54. It is surveyed partly under in village Taleigao under No.92 sub division 1 and partly in the City area under Chalta No.10 of Plane Table Sheet No.136 situated in the village Taleigao and partly in the Panaji Municipal Council area with an area of 2552 sq. metres which is bounded on the North by 20 metres wide proposed road, South by division No.13 and division No.12, East by division No.10 and West by 8 metres proposed road.

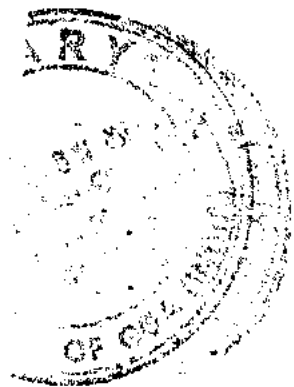


b) One plot in the property paddy field Posreschem described in Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Register (Matriz Predial) No.54 and surveyed under Chajts No.10 of Plane Table Sheet No.136 in Panaji City area and this plot forms now a separate property.

c) Division No.1 of property Metade Palmer Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54, it is surveyed under Chajts No. 10 of Plane Table Sheet No.136 in Panaji City area situated at Panaji Municipal Council area with an area of 328 sq. mts. which is bounded on North by Municipal road, South by 20 metres proposed road, East by division No.2 and West by Main Road leading to D. Paula to Miramar.

d) One plot in the property known as Metade Palmer Tonca Bhat situated at St. Inez and described in Office of Land Registration in Ilhas under No.1446 of the Book B-17 old and enrolled in Revenue Register (Matriz Predial) under No.55 which is now surveyed under No.131 and 132 and this plot forms now a separate property.

1) Sub division No.20 of property Metade Palmer Tonca Bhat described as a whole in the office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.55. It is surveyed under No.11/132, situated at Panaji Municipal Council area with an area of 740 sq. mts. which is bounded on North by property of Confraria





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de Igreja do Panaji, South by internal road, East by Keshinath Singol and West by E. Dharwaker.

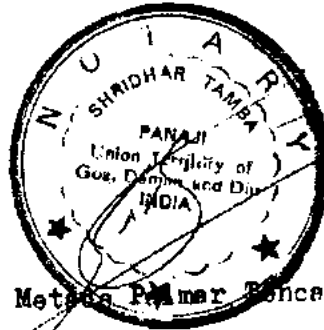
All these areas of Schedule V are shown in the plan attached hereto and delineated in purple colour on its boundary line each one of these plots now separated, form a separate and distinct property unit.

SCHEDULE VI

(Description of the properties allotted to the party of the Fifth part Subraya Vasant Pai. Schedule is corresponding, right title and interest to 1/5 of the properties detailed in first Schedule hereto).

3) Three plots in the property Metade Palmar Tonca Bhat, situated at St. Inez described in Office of Land Registration Ilhas under No.1446 of the Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54 and surveyed one plot under No. 109 sub division 5 in village Taleigao and each of these plots forms now a separate property:

1) Sub division No.4 of property Metade Palmar Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under No.109 sub division 5 in village Taleigao situated at village of Taleigao with an area of 2950.00 sq. mts. which is bounded on North by paddy field of Basilio Martins, South by Municipal road, East by division No.5 and West by property of Laximibai Vasant Pai.



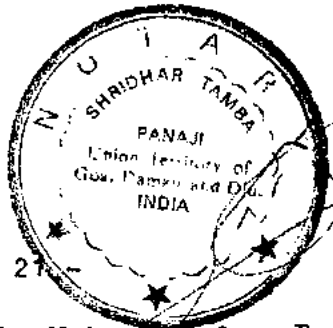
2) Sub division No.13 of property Metade Palmer Tonce Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Chalita No.10 Plane Table Sheet No.136 in City area situated in Panaji Municipal Council area with an area of 620 sq. mts. which is bounded on North by Division 11, South by water Nalla, East by division No.12 and West by 8 metre proposed road.

3) Sub division No.12 of property Metade Palmer Tonce Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in the Revenue Register (Matriz Predial) No.54. It is surveyed under Chalita No.10 Plane Table Sheet No.136 situated partly in village Taleigeo and partly under No.92 sub division No.1 and partly in Panaji Municipal Council area with an area 831 sq. mts. which is bounded on the North by Division 11, South by water Nalla, East by division No.11 and West by division No.13.

b) One plot in the property paddy field posreschen Tolley described in the Office of Land Registration Ilhas under No.1446 of the Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54 and surveyed under No.92 and this plot forms now a separate property.

Sub division No.19 of property Metade Palmer Tonce Bhat described as a whole in the Office of Land Registration Ilhas under No.1446 of Book B-17 old and enrolled in Revenue Register (Matriz Predial) No.54. It is surveyed under Chalita No.10 Plane Table Sheet No.136 in Panaji City area, situated at Panaji Municipal Council area with an area of 3000 sq. mts. which is bounded on North by 20 metre proposed road, East by Government property (Central Bureau Investigation), East





by division 18 and West by Main road from D. Pauls to Wigganar.

All these areas of Schedule VI are shown in plan attached hereto and delineated in violet colour on its boundary line. Each one these plots now separated from a separate and distinct property unit.

The value of the above 3 properties partitioned is 1,05,000/- out of which after deducting the value of 1 share of Rs. 25,000/-. Stamp duty is payable on 80,000/- which is of Rs. 840/-.

IN WITNESS WHEREOF all the six parties have hereinto set their hands the day and year first hereinabove written.

SIGNED AND DELIVERED by the)
Parties within named of the)
First Part, Second Part,)
Third Part, Fourth Part,)
Fifth part and Sixth part)
in the presence of)

1(1) Sd
Shantaram Vasant Pai.

(ii) Sd
Smt. Kumudini Shantaram Pai.

Parties of the 1st part.

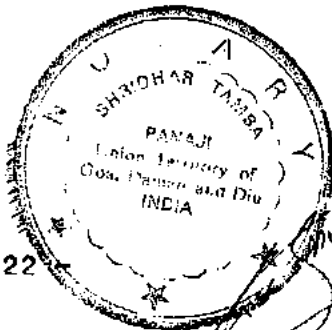
2(1) Sd
Vasudevs Vasant Pai.

(ii) Sd
Smt. Lalita Vasudevs Pai

as attorney of power of attorney

dated 11.5.1962.

Parties of the 2nd part.



1. Sd/- S. Tambay

(3)

Sd

Smt. Mala Yeshwant Naik Kheunte.

2. Sd/- Xale Colal

Party of the 3rd part.

(4)(1)

Sd

Manohar Vaseent Pai

(11)

Sd

Smt. Neesha Manohar Pai.

Family of 4th part.

(5)

Sd

Subroya Vaseent Pai.

Party of 5th Part

(6)

Sd

Smt. Laximibai Vaseent Pai.

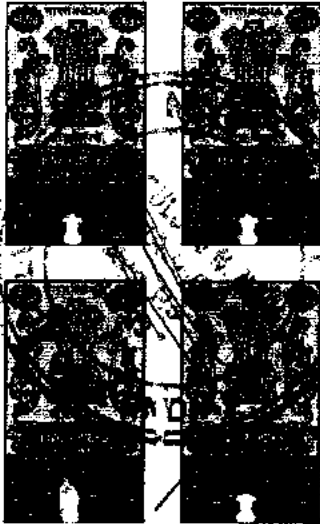
Party of 6th Part

Certified to be a true copy of the original which I have initialed and returned to the party.
Panaji, on this 25 th August 1982
Stamp duty of Rs. 3-00 and Fees paid Rs. 5-00

(SHRIDHAR TAMBA)

GOA, DAMAN AND DIU

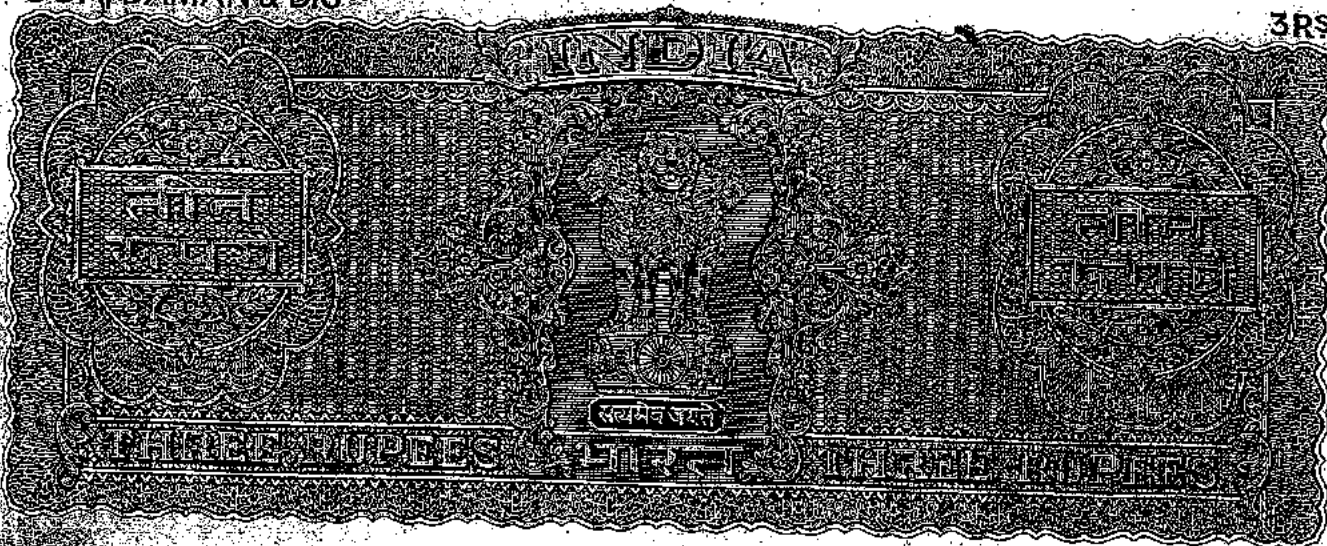




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12/06/09

SULDAS M. NALA
NOTARY AT BAKAUJI
LINE OF COA - ...



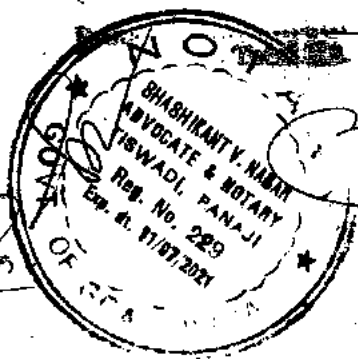


Serial No. 358/86
Presented at the Office of the
Sub-Registrar of *Vithas*
between the hours of *15.45*
and *16.30* on *2nd April 1986*

deposited fees ~~200~~
15-00
80 *64-00*
2-00

(Katha 1908, Chaitani)

Shantaram Vasant Pai



M. 24

SUB-REGISTRAR
ILHAS

DEED OF RECTIFICATION

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THIS DEED OF RECTIFICATION made this 2nd day of April 1986 BETWEEN (1) MR. SHANTARAM VASSANT PAI, aged 53 years, son of Vasant Subraia Pai and his wife SMT. KUMUDINI SHANTARAM PAI, aged 41 years, daughter of Anant Kamat Budkule, both residing at *Tonea*, hereinafter referred to as the FIRST PARTITIONERS (which expression shall unless repugnant to the context or meaning thereof include their heirs, successors, representatives and assigns) as Party of the First Part;

A.S. Pai

(ii) MR. VASSUDEV VASSANT PAI, aged 49 years, son of Vassant Subraia Pai and his wife SMT. LALITA VASSUDEV PAI, aged 43 years, and daughter of Laxman Naik, both residing at Tonca, hereinafter referred to as the SECOND PARTITIONERS (which expression shall unless repugnant to the context or meaning thereof, include their heirs, successors, representatives and assigns) as Party of the Second Part;

(iii) SMT. MALA YESHWANT NAIK KHAUNTE, aged 45 years, daughter of Vassant Subraia Pai, separated from her husband Yeshwant Gopal Naik Khaunte, by the order of the Ilhas Court of Civil Judge dated 21/9/79 in the proceedings No. 77/79A instituted for separation of person and properties, residing at Tonca, hereinafter referred to as the THIRD PARTITIONER (which expression shall unless repugnant to the context or meaning thereof include her heirs, successors, representatives and assigns) as Party of the Third Part;

(iv) MR. MANOHAR VASSANT PAI, aged 39 years, son of Vassant Subraia Pai, and his wife SMT. NEESHA MANOHAR PAI, aged 33 years, daughter of Tukaram Kamat, both residing at Tonca, hereinafter referred to as the FOURTH PARTITIONERS (which expression shall unless repugnant to the context or meaning thereof, include their heirs, successors, representatives and assigns) as Party of the Fourth Part;

(v) MR. SUBRAIA VASSANT PAI, aged about 37 years, son of Vassant Subraia Pai, and his wife SMT. ANITA SUBRAIA PAI, aged 32 years, daughter of Ramrao Pundalik Prabhu, residing at Tonca, hereinafter referred to as the FIFTH PARTITIONERS (which expression shall unless repugnant to the context or meaning thereof, include their heirs, successors, representatives and assigns) as Party of the Fifth Part;

SHRI K. NABAR
SCATTER & NOTARY
WADGAON, MANAJI
No. No. 229
11/07/2021
GOA (INDIA)

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Handwritten signatures and names: NARA, A S Pai, SPMS

(vi) SMT. LAXMIBAI VASSANT PAI, aged 83 years, daughter of Sridora Kanat Mahimai and widow of Vassant Pai, residing at Tonca, herein referred to as the CONFIRMING PARTY (which expression shall unless repugnant to the context or meaning thereof, include her heirs, successors, representatives and assigns) as Party of the Sixth Part; a Indian Inhabitants.

NOTARY
E. & NOTARY
TISWADI PANAJI
REG. No. 229
Exp. 31/07/2021

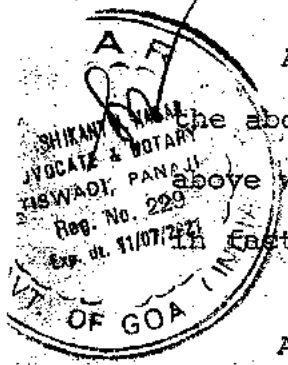
BHASKARAN NABAR
ADVOCATE & NOTARY
TISWADI PANAJI
REG. No. 229
Exp. 31/07/2021
GOA (INDIA)

WHEREAS the First Four Parties hereto together with the male party of Fifth Part and their mother and mother-in-law Smt. Laxmiba Vassant Pai, residing at Tonca, and Sixth Party hereto as CONFIRMING PARTY, in the Deed of Partition dated 8th June 1982 had partitioned their following properties:-

- 1) Palmgrove known as Metade Palmar Tonca Bhat situated at St. Inez described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54 which is now surveyed partly in village Taleigao under Survey No. 92; Survey No. 93; Survey No. 94; Sub Division 1 and Survey No. 109 Sub division 5.
- 2) Palmgrove known as Metade Palmar Tonca Bhat also situated at St. Inez, and described in Office of Land Registration Ilhas under No. 15 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 55, which is now surveyed under Chalta No. 20 of Plane Table Sheet No. 131 and Chalta No. 11 and 12 of P.T. Sheet No. 132 all of them of City Survey Panaji.
- 3) Property Paddy Field known as Posreache Tolley, situated at St. Inez, and described in Office of Land Registration Ilhas under No. 144 of Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial)

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under No. 54, which is now surveyed under Chalta No. 10 Plane Table Sheet No. 136 of City Survey Panaji.



AND WHEREAS in the said Deed of Partition dated 8th June 1982 the above mentioned properties described under item 1 and 3 hereinabove were stated wrongly to be divided into 22 sub divisions, while in fact these properties were divided into 19 sub divisions;

AND WHEREAS the 3 sub divisions viz. Sub Division No. 20, 21, 22 corresponds to property described under item 2 hereinabove which is surveyed under (i) Chalta No. 11 of P.T. Sheet No. 132, (ii) Chalta No. 12 of P.T. Sheet No. 132; and (iii) Chalta No. 20 of P.T. Sheet No. 131 of City Survey Panaji respectively.

AND WHEREAS the above mentioned Deed of Partition dated 8th June 1982 has been registered with the Sub Registrar Ilhas under No. 394 in Book No. 1 Vol. No. 180 at pages 291 to 308, on 18-6-1983.

AND WHEREAS the parties asked for conversion of the plots allotted to them from agricultural to non-agricultural i.e. residential plots to which, objection was raised that the said sub division had not been approved by the Town & Country Planning Department, and Panaji Planning and Development Authority.

AND WHEREAS the parties hereafter adjusted the above mentioned 19 sub divisions so as to satisfy the requirements of Town & Country Planning Department and Panaji Planning & Development Authority so that the original 19 sub divisions were reduced to 17 sub divisions and 6 area reserves for open space.

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... 6 ...

- (i) Sub Division No. 6 admeasuring 1448.00 sq.metres;
- (ii) Sub Division No. 7 admeasuring 1152.00 sq.metres;
- (iii) Sub Division No. 8 admeasuring 2.029 sq.metres;
- (iv) Sub Division No. 17 admeasuring 595.00 sq.metres;
- (v) One Plot in paddy field Posreache Tolley which is Sub Division No. 18 admeasuring 709.00 sq.metres;
- (vi) One Plot in the property Metade Palmar Tonca Bhat, surveyed under No. 131 and 132 which is Sub Division No. 21 of Metade Palmar Tonca Bhat.

C) The Party of the Third Part Smt. Mala Yeshwant Khaunte had been allotted:-

- (i) Sub Division No. 5 admeasuring 3.930.00 sq.metres;
- (ii) Sub Division No. 14 admeasuring 595.00 sq.metres;
- (iii) Sub Division No. 15 admeasuring 595.00 sq.metres;

D) The Parties of the Fourth Part Mr. Manohar Vassant Pai and his wife were allotted:-

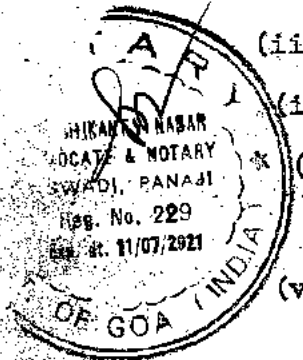
- (i) One Plot of Paddy Field Posreache Tolley, which is Sub Division No. 1 admeasuring 829.00 sq.metres;
- (ii) Sub Division No. 3 admeasuring 1076.00 sq.metres;
- (iii) Sub Division No. 11 admeasuring 2.552.00 sq.metres;
- (iv) One Plot in the property Metade Palmar Tonca Bhat surveyed under No. 131 and 132 which us Sub Division No. 20 admeasuring 740.00 sq.metres.

E) The male Party of the Fifth Part Mr. Subraia Vassant Pai had been allotted:-

- (i) Sub Division No. 4 admeasuring 2.950.00 sq.metres;
- (ii) Sub Division No. 12 admeasuring 831.00 sq. metres;

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NH.Pai A.S.Pai

.....7/-



- (iii) Sub Division No. 13 admeasuring 620.00 sq.metres;
- (iv) Sub Division No. 19 admeasuring 709.00 sq.metres.

WHEREAS the male Party of the Fifth Part got married to the female party of the Fifth Part; after having executed the said Deed dated 8/6/1982.

WHEREAS in view of the sub divisions now made, the parties hereinabove have been allotted the following sub divisions in lieu of the sub divisions which previously had been allotted to them in the said Deed dated 8/6/1982.

I) The Parties of the First Part, Mr. Shantaram Vassant Pai and his wife, now have been allotted:-

- (i) Sub Division No. 2 admeasuring 1322.00 sq.metres;
- (ii) Sub Division No. 10A admeasuring 582.00 sq.metres;
- (iii) Sub Division No. 11A admeasuring 3138.00 sq.metres;
- (iv) Sub Division No. 11B admeasuring 861.00 sq.metres;
which is occupied by Mundcars;
- (v) Open Space 'D' admeasuring 882.00 sq.metres;

II) The Parties of the Second Part, Mr. Vassudeva Vassant Pai and his wife, now have been allotted:-

- (i) Sub Division No. 3 admeasuring 1228.00 sq.metres;
- (ii) Sub Division No. 7 admeasuring 2301.00 sq.metres;
- (iii) Sub Division No. 8 admeasuring 2126.00 sq.metres;
- (iv) Sub Division No. 21 admeasuring 790.00 sq.metres;
- (v) Open Space 'F' admeasuring 1072.00 sq.metres.

III) The Party of the Third Part Smt. Mala Yeshwant Khaunte now has been allotted:-

- (i) Sub Division No. 6 admeasuring 3608.00 sq.metres;
- (ii) Sub Division No. 9 admeasuring 1416.00 sq.metres;
- (iii) Open Space 'E' admeasuring 500.00 sq.metres; and
Open Space 'B' admeasuring 400.00 sq.metres.

(IV) The Parties of the Fourth Part Mr. Manohar Vassant Pai and his wife now have been allotted:-

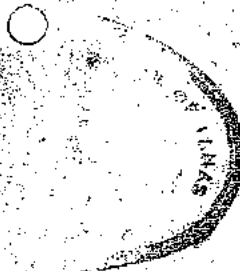
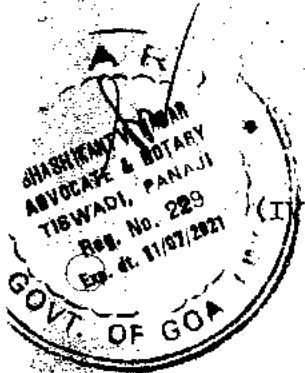
- (i) Sub Division No. 1 admeasuring 1273.00 sq.metres;
- (ii) Sub Division No. 10B admeasuring 300.00 sq.metres;
- (iii) Sub Division No. 12A admeasuring 2441.00 sq.metres;
- (iv) Sub Division No. 12B admeasuring 265.00 sq.metres
occupied by Mundcars;
- (v) Sub division No. 20 admeasuring 740.00 sq.metres;
- (vi) Open Space 'A' admeasuring 920.00 sq.metres.

V) The Parties of the Fifth Part Mr. Subraia Vassant Pai and his wife now have been allotted:-

- (i) Sub division No. 4 admeasuring 1020 sq.metres;
- (ii) Sub Division No. 5A admeasuring 2217.00 sq.metres;
- (iii) Sub Division No. 5B admeasuring 300.00 sq.metres;
occupied by Mundcars;
- (iv) Sub Division No. 13 admeasuring 1472.00 sq.metres;
- (v) Open Space 'C' admeasuring 920.00 sq.metres.

WHEREAS in view of this rectification the Schedules Nos. II, III, IV, V, VI of Deed of Partition dated 8th June 1982 will be rectified as shown in the Schedules attached to this Deed.

..... 9/1

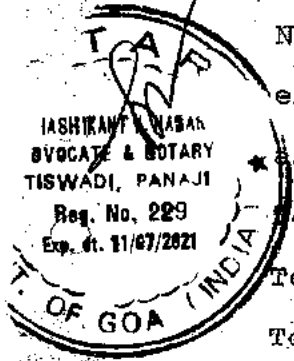


SVP

27-10

N.H. Pai A.S. Pai SVP

Towards the South : Sub Division 3 allotted to the parties of the Second Part Mr. Vassudeva Vasant Pai and his wife.



b) Sub Division No. 10A which is part of property surveyed under No. 92 sub division 1 of village Taleigao. It is part of property described under No. 1446 of the Book B-17 old and enrolled as a whole in Taluka Revenue Office (Matriz Predial) under No. 54. It admeasures 582.00 sq.metres. It is bounded as under:-
Towards the East : Sub division No. 8 of Vassudeva V. Pai;
Towards the West : Open Space 'E';
Towards the North : 6 metre wide reserved Road;
Towards the South : 15 metre wide reserved road;

c) Sub Division No. 11A which is part of the property surveyed under Survey No. 92 sub division No. 1 of Taleigao Village. It is part of property described under No. 1446 of the Book B-17 old and enrolled as a whole in Taluka Revenue Office (Matriz Predial) under No. 54. It admeasures 3138.00 sq.metres. It is bounded as under:-

Towards the East : Open Space 'D' admeasuring 882 sq.metres of the 1st part Mr. Shantaram V. Pai and his wife and Sub division No. 9 allotted to the party of the Third Part Smt. Mala Y. Khaunte;

Towards the West : Sub Division No. 12A allotted to the party of the 4th Part Mr. Manohar Vasant Pai and his wife and sub division 13 allotted to the parties of the Fifth Part Mr. Subraia V. Pai and his wife.



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M.A. V.
S.P.
N.H. Pai
A.S. Pai
K.P.
S.P.
S.P.

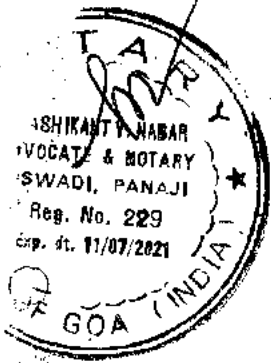
Towards the North : Reserved 15 metre proposed road;
Towards the South : Nalla.

- d) Sub division 11B admeasuring 861.00 sq.mts. which is part of property surveyed under No. 92 sub division No. 1 of village Taleigao. It is part of property described in the office of Land Registration Ilhas under No. 1440 of Book B-17 old and enrolled in Taluka Revenue Office (Matriz Predial) under No. 54. It is bounded as under:-

Towards the East : 15 metres wide road;
Towards the West : Sub division 11A belonging to the Party of the First Part;
Towards the North : Proposed 15 metre wide road;
Towards the South : Sub division 11A belonging to the Party of the First Part and Open Space 'D'.

- e) Open Space 'D' admeasures 882.00 sq.metres which is part of the property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1448 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which open space 'D' is bounded as under:-

Towards the West : Sub division 11A belonging to Shantaram V. Pai and his wife;
Towards the East : 15 metre wide reserved road;
Towards the North : Sub division No..11B belonging to Shantaram V. Pai and his wife;
Towards the South : Sub division 11A belonging to Shantaram V. Pai and his wife and sub division No. 9 belonging to Smt. Mala Y. Khaunte.



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NH.Pai, AS.Pai, Smt. Mala Y. Khaunte

- c) Sub division No. 8 of Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, surveyed under Survey No. 92 sub division No. 1 of village of Taleigao. It is bounded as under:-

Towards the East : 6 metre reserved road;

Towards the West : Sub division 10A belonging to Mr. Shantaram V. Pai and his wife;

Towards the North : 6 metre wide reserved road;

Towards the South : By a Nalla;

- d) Sub division No. 21 of property Metade Palmar Tonca Bhat described as a whole in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in Revenue Registrar (Matriz Predial) No. 55. It is surveyed under Chalta No. 12 P.T. Sheet No. 132 in City area situated at Panjim Municipal Council with an area of 790.00 sq.metres which is bounded as under:-

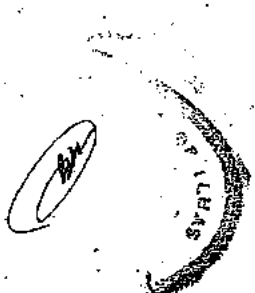
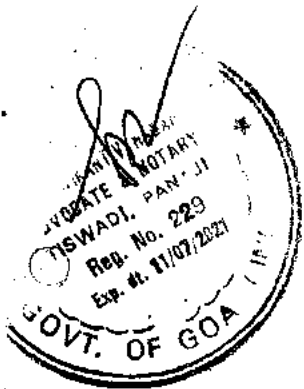
Towards the East : By the property of Eduardo G. Ferreira;

Towards the West : Property now belonging to Suresh A. Kamat;

Towards the North : By internal Road;

Towards the South : By an internal road.

- e) Open Space 'F' admeasuring 1072 sq.metres which is part of the property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which open space 'F' is



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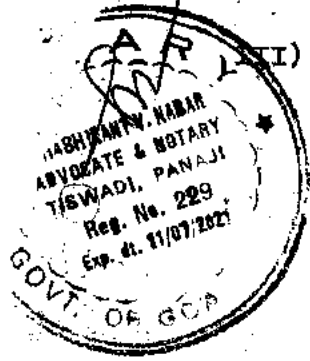
bounded as under:-

Towards the East : By water nalla;

Towards the West : By a nalla;

Towards the North : By 6 metre wide reserved road;

Towards the South : By the property of Arthur Viegas.



(II) Sub division allotted to the Party of the Third Part Smt. Mala Yeshwant Khaunte is:-

a) Sub division No. 6 of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54. It admeasures 3608 sq.metres. It is bounded as under:-

Towards the East : Sub division No. 7 of the said property allotted to Vassudeva V. Pai;

Towards the West : Sub division No. 5 of the said property allotted to Subraia V. Pai;

Towards the North : Property of Babuso Naik;

Towards the South : 6 metre wide road;

b) Sub division No. 9 of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54 surveyed under Survey No. 92 sub division No. 1. It admeasures 1416 sq.mts. It is bounded as under:-

Towards the East : 15 metre wide reserved road;

Towards the West : Open space belonging to Shantafam V. Pai and Sub division No. 11A allotted to Shantaram V. Pai;

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Handwritten signatures and initials, including 'AS.Pai' and 'NH.Pai'.

Towards the North : 15 metre wide road;

Towards the South : By a nalla;

- c) Open Space 'E' admeasures 500.00 sq.metres which is part of the property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which open space 'D' is bounded as under:-

Towards the East : By Sub division No. 10A belonging to Shantaram V. Pai;

Towards the West : By 15 metre proposed road;

Towards the North : By 6 metre reserved road;

Towards the South : By 15 metre proposed road.

- d) Open Space 'B' admeasuring 400.00 sq.mts. of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which open space 'B' is bounded as under:-

Towards the East : By sub division 13 belonging to Subraia V. Pai;

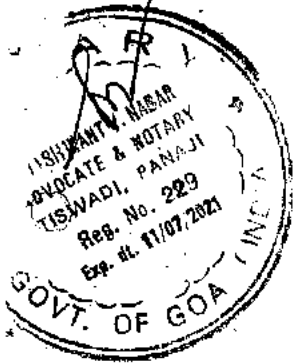
Towards the West : By a nalla;

Towards the North : Open space A belonging to Manohar V. Pai;

Towards the South : Open Space 'C' belonging to Subraia V. Pai.

- IV) Sub division allotted to the Parties of the Fourth Part Mr. Manohar Vassant Pai and his wife are:-

- a) Sub division No. 1 of the property Paddy Field known as Posreachey Tolley, situated at St. Inez, and described in the



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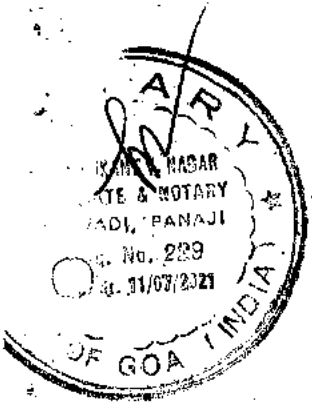
Office of Land Registration Ilhas under No. 1446 of Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which is now surveyed under Chalta No. 10 of P.T. Sheet No. 136 of City Survey Panaji. It admeasures 1273 sq.metres. It is bounded as under:-

- Towards the East : Sub division No. 2 allotted to Shantaram V. Pai;
- Towards the West : Dona Paula Main Road;
- Towards the North : 15 metre reserved road;
- Towards the South : Sub division No. 4 belonging to Subraia V. Pai.

b) Sub division No. 10B of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which is surveyed under No. 92 sub division No. 1. It admeasures 300 sq.metres. It is bounded as under:-

- Towards the East : 6 metre reserved road;
- Towards the West : Open Space 'A' belonging to Manohar V. Pai;
- Towards the North : Sub division No. 3 belonging to Yassudeva V. Pai;
- Towards the South : Open Space 'A' belonging to Manohar V. Pai.

c) Sub division No. 12A of the property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in Revenue Registrar (Matriz Predial) under No. 54 which is



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surveyed under Chalta No. 10 of P.T. Sheet No. 136. It admeasures 2441 sq.metres. It is bounded as under:-

Towards the East : Sub division No. 11A allotted to Shantaram V. Pai;

Towards the West : 6 metre wide road;

Towards the North : 15 metre proposed road;

Towards the South : Sub division No. 13 belonging to Subraia V. Pai.

d) Sub division No. 12B of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in Revenue Registrar (Matriz Predial) under No. 54 which is surveyed under Chalta No. 10 of P.T. Sheet No. 136. It admeasures 265 sq.metres. It is bounded as under:-

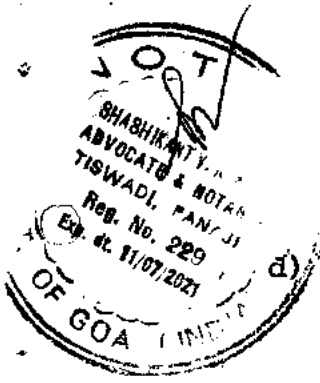
Towards the East : Sub division No. 12A belonging to Manohar V. Pai;

Towards the West : 6 metre wide road;

Towards the North : Sub division No. 12A belonging to Manohar V. Pai;

Towards the South : Sub division No. 13 belonging to Subraia V. Pai.

e) Sub division No. 20 of property Metade Palmar Tonca Bhat, described as a whole in the Office of Land Registration Ilhas under No. 1446 of Book B-17 old and enrolled in Revenue Registrar (Matriz Predial) No. 55. It is surveyed under Chalta No. 11 P.T. Sheet No. 132 of City Survey Panaji, situated at Panaji Municipal Council area with an area of 740 sq.metres which property is bounded as under:-



Handwritten signatures and initials, including 'AS.Pai' and 'SPM'.

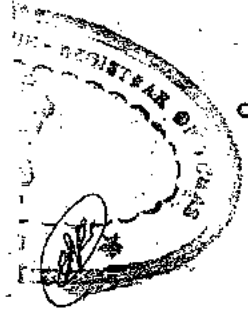
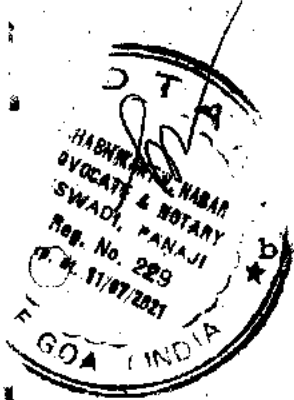
Towards the East : Sub division No. 3 of the said Posreache
Tolley belonging to Vassudeva V. Pai;
Towards the West : Dona Paula-Tonca main road;
Towards the North : Sub division No. 1 belonging to Manohar
V. Pai;
Towards the South : Government property (Central Bureau of
Investigation).

Sub division No. 5A of Metade Palmar Tonca Bhat situated at
St. Inez, described in the Office of Land Registration Ilhas
under No..1446 of the Book B-17 old and enrolled in the Revenue
Registrar (Matriz Predial) under No. 54 of Taleigao Village.
It admeasures 2217.00 sq.mts. It is bounded as under:-

Towards the East : Sub division No. 6 belonging to the
Party of the Third Part Mrs. Mala Y.
Khaunte; and Sub division No. 5B belong-
ing to Subraia V. Pai;
Towards the West : 15 metre wide road;
Towards the North : Property of Babuso Naik;
Towards the South : 15 metre wide road.

c) Sub division No. 5B of Metade Palmar Tonca Bhat situated at
St. Inez, described in the Office of Land Registration Ilhas
under No. 1446 of the Book B-17 old and enrolled in the Revenue
Registrar (Matriz Predial) under No. 54 of Taleigao Village.
It admeasures 300 sq.mts. It is bounded as under:-

Towards the East : Sub division No. 6 belonging to Smt.
Mala Y. Khaunte;
Towards the West : Sub division No. 5A belonging to
Subraia V. Pai;



Handwritten signatures and initials: "NH Pai", "AS Pai", and "SPD 48".

Towards the North : By Sub division No. 5A belonging to
Subraia V. Pai;

Towards the South : 6 metre wide road.

- d) Sub division No. 13 of property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54 which is surveyed under Survey No. 10 of P.T. Sheet No. 136 of Panaj City Survey. It admeasures 1472 sq.metres. It is bounded as under:-

Towards the East : Sub division No. 11A belonging to
Shantaram V. Pai;

Towards the West : Open space and 6 metre wide road;

Towards the North : Sub division 12A belonging to
Manohar V. Pai;

Towards the South : By a nalla.

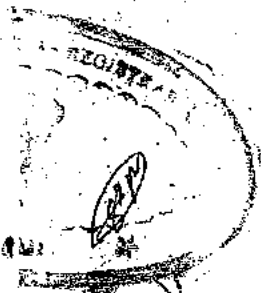
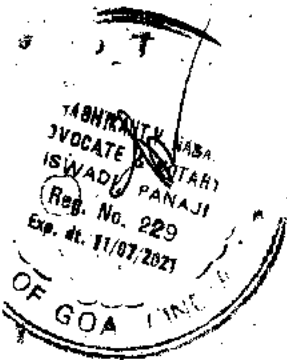
- e) Open Space 'C' admeasuring 920.00 sq.metres which is part of the property Metade Palmar Tonca Bhat situated at St. Inez, described in the Office of Land Registration Ilhas under No. 1446 of the Book B-17 old and enrolled in the Revenue Registrar (Matriz Predial) under No. 54, which open space 'C' is bounded as under:-

Towards the East : Sub division No. 13 belonging to
Subraia V. Pai;

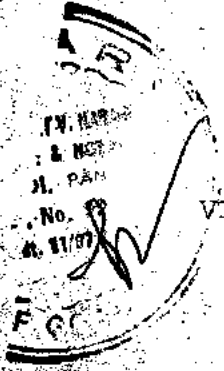
Towards the West : Government property (C.B.I.);

Towards the North : By open space 'B' belonging to Smt.
Mala Y. Khaunte;

Towards the South : By a nalla.



Handwritten signatures and initials at the bottom left of the page, including 'M.P.', 'NH Pai', and 'As. Pai'.



VI)

The Plot No. 22 admeasuring 718.00 sq.metres had been reserved in the said Deed dated 8/6/1982 as common property belonging to all the five parties hereto. This Plot No. 22 which is surveyed under Chalta No. 20 of P.T. Sheet No. 131 of City Survey Panaji shall continue to belong to all the First Five parties hereto, in equal shares.

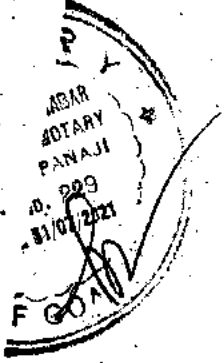
VII)

Expecting the Rectification made hereinabove, all the remaining clauses, conditions and Schedules of the said Deed of Partition dated 8th June 1982 shall continue to remain in full force and are binding on the parties hereto.

VIII)

The full details of the property rectified in this Rectification Deed is of the property bearing Survey Nos. 92, 109/5, 94/1 and 93 of Taleigao Village and Chalta No. 10 of P.T. Sheet No. 136 and the said property is bounded on the North by properties of Gopal Betu Naik, Babuso Naik and Busilho Martin, On the East by Water Nalla of Comunidade of Taleigao, On the South by Water Nalla of Comunidade of Taleigao, and On the West by Public Road, property of P.W.D., property of Housing Board Society, and property of Cosme Matias Menezes.





2. (1) Vassudeva V. Pai
MR. VASSUDEVA V. PAI
For Self and as Attorney
of SMT. LALITA V. PAI
(PARTIES OF THE SECOND PART)

3. माला यशवंत नाखवटे
SMT. MALA YESHWANT NAIK KHAUNTE
(PARTY OF THE THIRD PART)

4. (1) Manohar V. Pai
MR. MANOHAR V. PAI

(ii) Nisha Manohar Pai
SMT. NEESHA MANOHAR PAI
(PARTIES OF THE FOURTH PART)

5. (1) Subraya Vassanta Pai
MR. SUBRAIA VASSANT PAI

(ii) Anita Subraya Pai
SMT. ANITA SUBRAIA PAI
(PARTIES OF THE FIFTH PART)

6. लक्ष्मीबाई वसंत पाई
SMT. LAXMIBAI VASSANT PAI
(PARTY OF THE SIXTH PART)

1. [Signature]

2. [Signature]



1) Shantaram Vassant Pai, of full age,
son of Vassant Subraia Pai, and
his wife

2) Kumudini Shantaram Pai, of full
age, daughter of Anant Kamal Bud-
hale, both residing at Lonca, Talaji.

3) Vassudeo Vassant Pai, of full age,
son of Vassant Subraia Pai ~~and his wife~~
~~wife~~ self and as attorney of his wife

4) Lalita Vassudeo Pai, of full age, dau-
ghter of Laxman Naik, both residing
at Louca Taleigao, by power of attorney
dated 11-5-1954, attested by Shri. D. D. Damba.

5) Mala Yeshwant Naik Khaunte, of full
age, daughter of Vassant Subraia Pai,
separated from her husband Yesh-
want Gopal Naik Khaunte, residing
at Louca, Taleigao.

6) Manohar Vassant Pai, of full age, son
of Vassant Subraia Pai, and his wife

7) Nisha Manohar Pai, of full age, daugh-
ter of Tularam Kamal, both residing
at Louca, Taleigao.

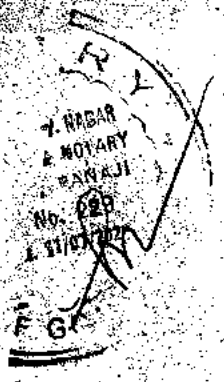
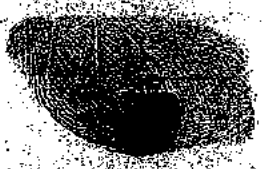
8) Subraia Vassant Pai, of full age, son
of Vassant Subraia Pai, and his wife

NOTARY
PANAJI
No. 229
11/01/2021
60

NOTARY
PANAJI

3

Vasudev Vasantbi
For self and as authnomy of hi wife
Lalita Vasudevbi



4

माता अश्विनी नाववटे



5. Manoma V. Bai



6. Nishu Mechete Per



7. Sukraya Vasanta Pas



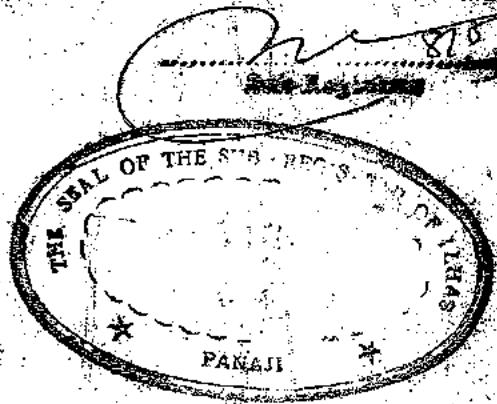
of the Town and Country Planning
Act, 1974 issued by the Competent
Authority under No. PWA/T/5584/
283/86 dated 25/4/86 and the
same will be filed in this office
and the document has been
ordered for registration on this
date.

Panaji, 12th June 1986

[Signature]
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SUB-REGISTRAR
PANAJI

Registered No. 61.
at page 12 32
Book No. L 239
Date 8-6-1986



CERTIFIED TRUE XEROX COPY
REG. No. 3258 DATED 29/10/2019

[Signature]
SHASHIKANT V. NABAR
Advocate & Notary
Tiswadi Taluka
Panaji-Goa. 403 001
Reg. No. 229