

Phone No: 9049205407  
Sold To/Issued To:  
Sattva Villas LLP  
For Whom/ID Proof:  
Pancard

CITIZEN CREDIT  
INDIA NON JUDICIAL  
Patt Road, Marol  
Bunder-Goa-401307

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भारत INDIA  
INDIA NON JUDICIAL



सत्यमेव जयते  
भारतीय गैर न्यायिक



JUL-08-2021 11:48:41

₹ 1000000/-

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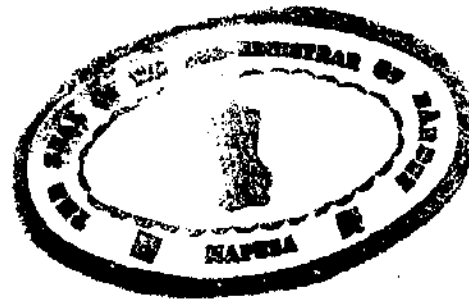
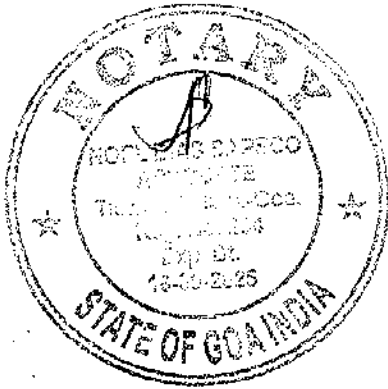
Other  
38153451625744921298-00000239  
3815345 35/02/05/2021-RDI

For CITIZEN CREDIT™  
CITIZEN CREDIT™

Authorized Signatory

CERTIFIED TO BE TRUE COPY  
OF THE ORIGINAL

SATTVA VILLAS LLP



No. 2021-BR2-2539

16/07/2021

## DEED OF SALE

★

For SATTVA VILLAS LLP

*[Signature]*

Authorised signatory / Partner

Phone No: 9049205407  
Sold To/Issued To:  
Sattva Villas LLP  
For Whom/ID Proof:  
Pancard

CITIZEN CREDIT  
CO-OPERATIVE BANK LTD  
Pillar Road, Mapusa  
Harden-Goa-401507

GOA  
गोवा

भारत INDIA  
INDIA NON JUDICIAL



सत्यमेव जयते  
भारतीय गैर न्यायिक



₹ 0575000/-

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Other  
38153451625744953408-00000240  
3815345 36/02/05/2021-RD1

Name of: SATTVA VILLAS LLP




## DEED OF SALE


For SATTVA VILLAS LLP

Authorised signatory / Partner

This Deed of sale is executed on this 08<sup>th</sup> day of July 2021  
at Mapusa, Goa

**BETWEEN**

1. **MR. ALEMAO VALEN SAVIO SYDNEY** alias **VALEN SAVIO S. ALEMAO** alias **VALEN SAVIO SYDNEY ALEMAO**, son of Mr. Churchill Braz Alemao alias Churchill Alemao, age 34 years, bachelor, businessmen, Indian national, holder of PAN card bearing No. \_\_\_\_\_ and Aadhar card bearing No. \_\_\_\_\_ resident of H. No. 150, Alemao Mansion, Novangully, Varca, Salcete Goa 403 721, hereinafter referred to as the **SELLER** (which expression shall, unless it be repugnant to the context or meaning thereof, mean and include their heirs, successors, legal representatives and assigns) of the **FIRST PART**.



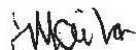
**AND**

1. **SATTVA VILLAS LLP**, a Limited Liability Partnership, incorporated under the Limited Liability Partnership Act 2008, registered under LLP Identification Number AAX-2143 by the Registrar of Companies, Ministry of Corporate Affairs, New Delhi, having its registered office at Flat No. 205, M-2, 3<sup>rd</sup> floor, Greater Kailash-I, New Delhi-110048, holder of PAN Card No. \_\_\_\_\_ not holding Aadhar card, represented by its designated partner **MR. AAKASH MOITRA**, son of Amitosh Moitra, age 29 years, Bachelor, businessman, Indian National, holding PAN Card No. \_\_\_\_\_ holding Aadhar Card No. \_\_\_\_\_, residing at 5, Western Avenue, Maharani Bagh, Srinivaspuri, South Delhi, Delhi – 110065, and presently residing at Rosedale Villa, Assagao,

-2-

For SATTVA VILLAS LLP





Authorised signatory / Partner

Goa, in terms of Resolution dated 30/06/2021; Hereinafter referred to as the **PURCHASER** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include its heirs, administrators, assigns, successors, nominees or representatives) of the Second part.

**WHEREAS:**

A) The **SELLER** is the absolute owner in possession of the plot of land named "**TERCEIRO TOLOPO**" admeasuring 2000 sq. meters with an old plinth on it, located in Village Anjuna, District of North Goa, (Hereinafter referred to as **SAID PROPERTY** and is more described with boundaries in **SCHEDULE – I** hereunder written). The said property is surveyed under No. 206, Sub Division No. 3, in the Records of Rights prepared under Land Revenue Code for Taluka Bardez Goa and is situated within the limits of Village Panchayat of Anjuna, Taluka and Registration Sub-District Bardez, District of North Goa, Goa.

B) **SAID PROPERTY** originally belonged to one Maria Santana Mascarenhas, who acquired the right to it on aforamento basis granted by the Comunidade of Anjuna, the endorsement with respect to the said aforamento has been recorded under no. 6 of Second B volume of the Book of Tombo of the said Comunidade on 30/04/1919.

C) Upon the death of said Maria Santana Mascarenhas, her granddaughter Carmelina Fernandes e Britto also known as Carmelina Fernandes (Hereinafter referred to as said Carmelina) acquired the right to the **SAID PROPERTY** by way of succession. Accordingly, her name is found recorded

in the Occupants Column of Survey Form I and XIV (Manual) pertaining to survey no. 206/3 of Village Anjuna.

D) Said Carmelina was married to Joseph Britto (Hereinafter referred to as said Joseph). Said Joseph died on 07/01/1986 leaving behind his moiety holder said Carmelina and four sons and three daughters namely, a) Cyril Paul Britto married to Esperanca Feliciana Britto, b) Vincent Albert Britto, c) Sebastian Nicolas Britto married to Savia Britto, d) Basil Mathew Britto, e) Georgina Peres, f) Marie Apoline Irene Harren and g) Isabella Britto.

E) Said Carmelina along with one of her son said Sebastian Britto and his wife Savia sold the **SAID PROPERTY** to J.M.H. Hazaranbi vide Deed of Sale dated 15/01/1997 duly registered in the office of Sub-Registrar cum Civil Registrar, Bardez under no. 805, Book no. I volume 492, dated 12/02/1997.

F) Similarly, two other sons of Carmelina namely, said Cyril alongwith wife Esperanca and said Albert sold their undivided share in the **SAID PROPERTY** to said J.M. H. Hazaranbi vide Deed of sale dated 24/01/1997 duly registered in the office of Sub-Registrar of Bardez, under no. 855, in Book No. I, Volume No. 494, dated 18/02/1997.

G) By Deed of Sale dated 30/12/2009, said J.M. H. Hazaranbi sold the **SAID PROPERTY** to the **SELLER**. The said Deed of Sale was duly registered in the office of the Sub-Registrar Cum Civil Registrar, Bardez, under No. BRZ-BK1-02372-2009, Book-1 document, dated 31/12/2009.

For SATTVA VILLAS LLP

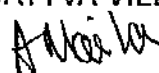
  
Authorised signatory / Partner

H) The name of the **SELLER** was accordingly recorded in the Occupant Column in the Survey Form I and XIV pertaining to the **SAID PROPERTY**.

I) Thereafter, a suit bearing Regular Civil Suit No. 46/2012/F was filed by Cyril Paul Britto his wife Esperanca Feliciana Britto, Basil Mathew Britto, Georgina Peres, Marie Apoline Irene Harren, Isabella Britto and Vincent Albert Britto (hereinafter referred to as said other heirs) against Sebastian Britto and his wife Savia, J. M. H. Hazaranbi, her husband J.M. Haroon and the **SELLER**, in the Court of Civil Judge Junior Division at Mapusa to declare the said Deeds of sale dated 15/01/1997 and 30/12/2009 as null and void and for issuance of direction to the Sub-Registrar for cancellation of these instruments.

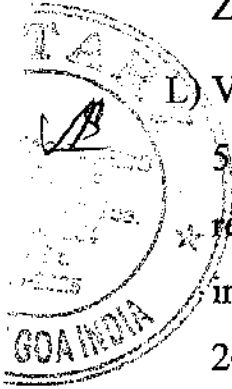
J) During the course of the proceeding, the parties arrived at the compromise among themselves and consent terms came to be filed before the Hon'ble Civil Judge Junior Division at Mapusa. Based on said Consent Terms, a Compromise Decree dated 30/01/2016 was passed by the Hon'ble Civil Judge Junior Division at Mapusa. By the said compromise decree the said other heirs in the said suit transferred all their undivided rights, title and interest in the **SAID PROPERTY** in favour of the **SELLER** herein, upon receipt of consideration. As there was transfer of rights, title and interest, the Hon'ble Civil Judge directed the office of Sub-Registrar, Bardez to register the said compromise decree and the same was registered under no. BRZ-BK1-01414-2016, of Book-1 document, CD number BRZD778 on 18/03/2016.

For SATTVA VILLAS LLP

  
Authorised signatory / Partner



K) Vide Land Zoning Certificate bearing ref. No. TPBZ/ZON/8412/ANJTCP-2021/1066 dated 08/03/2021, issued by the Dy. Town Planner as per the Regional Plan for Goa 2021 the **SAID PROPERTY** falls under the Settlement Zone (VP-2) with FAR 60.



L) Vide NIL Certificate of Encumbrance on Property bearing No. 557/2021 dated 02/03/2021 issued by the Civil Cum- Sub-registrar, Bardez, Goa it is certified that upon searches made in Book 1 for three years commencing from 26/01/2018 to 26/02/2021 there are no registered encumbrances found to be affecting the **SAID PROPERTY**.



M) The **PURCHASER** approached the **SELLER** with the proposal to purchase the **SAID PROPERTY** and the **SELLER** agreed to sell the **SAID PROPERTY** to the **PURCHASER** for the total consideration of Rs. 3,50,00,000/- (Rupees Three Crores Fifty Lakhs only) which is its fair market value.

N) Accordingly, the **PURCHASER** paid a sum of Rs. 1,00,00,000/- (Rupees One Crores Only) to the **SELLER** towards the earnest money and the balance Consideration of Rs. 2,50,00,000/- (Rupees Two Crores Fifty Lakhs Only) would be paid on or before execution of the Sale Deed.

O) The **SELLER** is now desirous of executing a Deed of Sale with respect to the **SAID PROPERTY** in favour of the **PURCHASER** in view of the said agreement between the parties.

For SATTVA VILLAS LLP

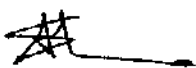
Authorised signatory / Partner

**NOW THIS DEED OF SALE WITNESSES AS UNDER:**

1. In pursuance of the agreement above, the **SELLER** does hereby transfer and convey, by way of **SALE**, all that **SAID PROPERTY** called "**TERCEIRO TOLOPO**" admeasuring 2000 Sq. mtrs., with a plinth in it, situated at Anjuna, Taluka and Sub-District of Bardez, District of North Goa, State of Goa, within the limits of the Village Panchayat of Anjuna-Caisua and surveyed under No. 206/3 of Village Anjuna, Bardez, Goa (more particularly described in **SCHEDULE I** hereunder written), for a total consideration of Rs. 3,50,00,000/- (Rupees Three Crores Fifty Lakhs Only), which is hereby paid by the **PURCHASER** to the **SELLER** in the following manner:

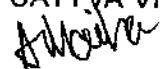
- i) Rs. 99,00,000/- (Rupees Ninety Nine Lakhs Only) by RTGS dated 7<sup>th</sup> May 2021  
Rs. 1,00,000/- Tax deducted at source and reflected in form 26QB dated 7<sup>th</sup> May 2021 as credited to the **SELLER**
- ii) Rs. 1,42,50,000/- (Rupees One Crore Forty Two Lakhs Fifty Thousand Only) vide demand draft No. 020340 dated 08/07/2021 drawn on HDFC Bank, GK 1, New Delhi.
- iii) Rs. 1,05,00,000/- (Rupees One Crore Five Lakhs only) vide demand draft number 508750 dated 08/07/2021, drawn on ICICI Bank, Shanti Niketan, New Delhi  
Rs 2,50,000/- (Rupees Two lakhs fifty thousand only) deducted as Tax at Source credited to the **SELLER** and reflected in form 26QB dated 08/07/2021.

The receipt of all the above mentioned amounts the **SELLER** hereby admits and acknowledges



-7-

For SATTYA VILLAS LLP



Authorised signatory / Partner

2. The **SELLER** has today delivered, lawful, and physical possession of the **SAID PROPERTY** to the **PURCHASER** and the **PURCHASER** has taken, lawful and physical possession of the same.



3. From today, the **SELLER** ceases to have any right, title or interest in the **SAID PROPERTY** and the **PURCHASER** shall possess and enjoy the **SAID PROPERTY** as its absolute owner without any interference from the **SELLER** or anyone claiming through him.

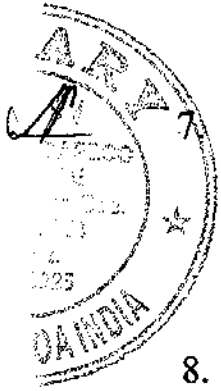
4. The **SELLER** covenants that he has a clear, legal and marketable title and subsisting right and authority to sell the **SAID PROPERTY**.



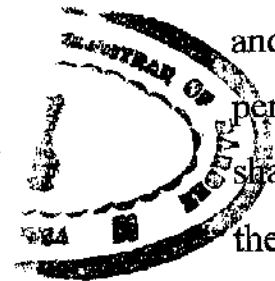
The **SELLER** covenants that **SAID PROPERTY** is free of any encumbrances in the nature of but not limited to, mortgage, charge, lien, demand, prior sale or gift deed, or tenancy etc and neither it is subject matter of any lis-pendens or order of attachment or Order of Injunction or any execution proceedings under any Judicial Order nor is there any notice of land acquisition issued against the **SAID PROPERTY** and nor are there any dues, taxes and cess payable nor arrears in respect of the **SAID PROPERTY**.

6. That all previous arrears of property tax and/or dues of all third parties being either of Govt. bodies, banks or Pvt. companies, in respect of the above mentioned property under sale, and pertaining to any period upto the date of the Sale deed, as on the date of execution/signing of the Sale

Documents/delivery of possession will be the liability of and paid by the **SELLER**, and after the date of sale execution/registration, all liabilities and dues pertaining to the said property for all periods after the Sale Deed will be paid by the **PURCHASER**.



7. The **SELLER** covenants that there are no tenants in the **SAID PROPERTY** and that there are no mundkarial rights existing in the **SAID PROPERTY**.



8. The **SELLER** does hereby indemnify and keep indemnified the **PURCHASER** against any claim/s if made by any person/s to the **SAID PROPERTY** and/or any part thereof and/or by any third party with better title thereto or by any person/s claiming through the **SELLER** and the **SELLER** shall settle the said claim/s and rectify any defect to the title, at their own cost without disturbing the title and possession of the **PURCHASER**.

9. The **SELLER** has handed over originals of all the relevant title documents and chain of documents concerning the **SAID PROPERTY** duly scrutinised by the **PURCHASER**.

10. The **SELLER** hereby gives his explicit consent and 'No Objection' to the **PURCHASER** to get the mutation in survey records relating **SAID PROPERTY** before the appropriate Authority. The **SELLER** hereby further agrees and assures the **PURCHASER** to sign and execute all such documents and give NOC for the above purpose.

For SATTVA VILLAS LLP

Authorised signatory / Partner

11. That the **SELLER** and the **PURCHASER** do hereby declare that the **SAID PROPERTY** in transaction do not belong to Schedule Caste/Schedule Tribe pursuant to the notification No. RD/LAND/LRC/18/77 dated 21/08/1978.

12. The **SELLER** declares that for the purpose of Income Tax Assessment, he is deemed resident in India and therefore TDS @ 1% as required under Section 194IA of the Income Tax Act is applicable to him and the **PURCHASER** has accordingly deducted a sum of Rs. 3,50,000/- (Rupees Three Lakhs Fifty Thousand Only) from the sale consideration of Rs. 3,50,00,000/- (Rupees Three Crores Fifty Lakhs Only) and has deposited the same to the Income Tax Department within the time permitted by law and has furnished to the **SELLER**, the TDS Certificates.

13. The present fair market value of the **SAID PROPERTY** is Rs. 3,50,00,000/- (Rupees Three Crores Fifty Lakhs only) and stamp duty is calculated at the rate of 4.5% which is Rs. 15,75,000/- (Rupees Fifteen Lakhs Seventy Five Thousand Only) the same is paid thereto which is borne by the **PURCHASER** and same is paid herewith.

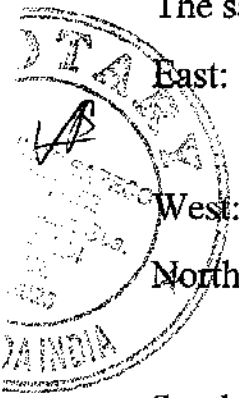
### SCHEDULE - I

#### (DESCRIPTION OF THE SAID PROPERTY)


All that immovable property known as "TERCEIRO TOLOPO" totally admeasuring an area of 2,000 square meters composed of two adjacent plots by the same name, being one plot lying on the North and the other plot lying on the South and each of such plots having an area of 1,000 square meters, situated in the village of

Anjuna, within the limits of Village Panchayat of Anjuna-Caisua, Taluka and Registration Sub-District of Bardez, District of North Goa in the State of Goa, surveyed under No. 206/3 not described in the Land Registration Office, not enrolled in the Matriz records of Land Revenue Office.

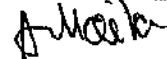
The said Property is bounded as follows:-

- 
- East: By a 5.00 meters wide public road, beyond which lies the land bearing Survey No. 238;
- West: The land bearing Survey No. 206/3;
- North: By a lane, beyond which lies the land bearing Survey No. 240; and
- South: By 3.00 meters wide public road, beyond which lies the land bearing Survey No. 206/1

**IN WITNESS WHEREOF** the parties hereto have signed this Agreement of Sale on the day, month and the year hereinabove mentioned.



For SATTVA VILLAS LLP



Authorised signatory / Partner

SIGNED, SEALED AND  
DELIVERED within named  
the SELLER or the party of the  
FIRST PART.



A handwritten signature consisting of a stylized 'A' followed by a horizontal line.



(MR. ALEMAO VALEN SAVIO  
SYDNEY alias VALEN SAVIO S.  
ALEMAO alias VALEN SAVIO  
SYDNEY ALEMAO)

L. H. F. I

R. H. F. I




A handwritten signature consisting of a stylized 'A' followed by a horizontal line.

For SATTVA VILLAS LLP  
A handwritten signature in cursive script.  
Authorised signatory / Partner

**SIGNED, SEALED AND  
DELIVERED** within named  
the **PURCHASER** or the party of  
the **SECOND PART**

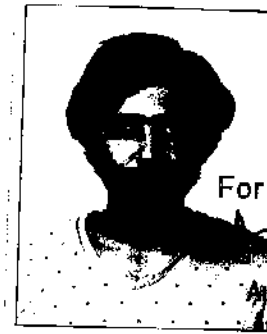
For SATTVA VILLAS LLP  
*Amita*  
Authorised signatory / Partner



**L. H. F. I**



*Amita*



For SATTVA VILLAS LLP  
*Amita*  
Authorised signatory / Partner

**(SATTVA VILLAS LLP  
represented by its designated  
partner MR. AAKASH MOITRA)**

**R. H. F. I**



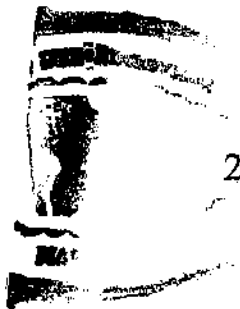
For SATTVA VILLAS LLP  
*Amita*  
Authorised signatory / Partner

IN THE PRESENCE OF:



[Signature]

VEGANAND SAUNDATIKAR



2) Mandekar (Sweta D. Mandekar)

[Signature]

For SATTVA VILLAS LLP

[Signature]

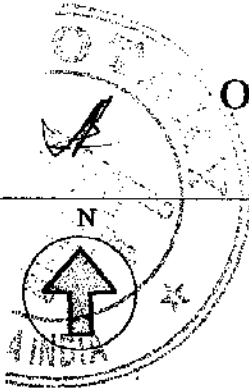
Authorised signatory / Partner



4

15

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

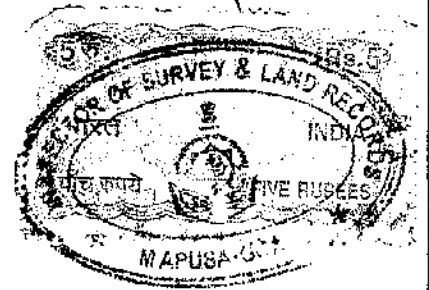


Plan Showing plots situated at  
Village : ANJUNA  
Taluka : BARDEZ  
Survey No./Subdivision No. : 206/ 3  
Scale :1:1000

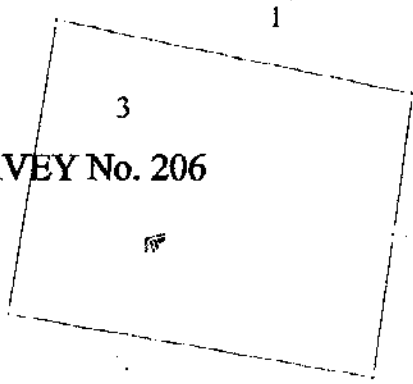
CBAR 121-5472



(Rajesh R. Pai Kuchelkar)  
Inspector of Survey &  
Land Records.



3  
SURVEY No. 206



*[Signature]*

For SATTVA VILLAS LLP

*[Signature]*

Authorised signatory / Partner

*[Signature]*

Generated By : Pratap Moulekar (D'Man Gr. II)  
On : 23-02-2021

Compared By:

*[Signature]*



## FORM I &amp; XIV

Date: 08/02/2021

तसुता नं 1 व 14

Page 1 of 1

Taluka BARDEZ

तालुका

Village Anjuna

गांव

Name of the Field Restant

शेताचे नांव

Survey No. 206

सर्वे नंबर

Sub Div. No. 3

हिस्सा नंबर

Tenure

सत्ता प्रकार

Cultivable Area (Ha.Ars.Sq.Mtrs) लागण क्षेत्र (हे. आर. चौ. मी.)

Dry Crop जिरायत	Garden बागायत	Rice तरी	Kharaj खाजत	Ker केर	Morad मोरड	Total Cultivable Area एकूण लागण क्षेत्र
0000.20.00	0000.00.00	0000.00.00	0000.00.00	0000.00.00	0000.00.00	0000.20.00

Un-cultivable Area (Ha.Ars.Sq.Mtrs) नापिक क्षेत्र (हे. आर. चौ. मी.)

Pot-Kharab पोट खराब

Remarks शेरा

Class (a) वर्ग (अ)	Class (b) वर्ग (ब)	Total Un-Cultivable Area एकूण नापिक जामीन	Grand Total एकूण
0000.00.00	0000.00.00	0000.00.00	0000.20.00

Assessment: Rs. 0.00 For Rs. 0.00 Predial Rs. 0.00 Rent Rs. 0.00

आकार फोर फेडिबल रेंट

S.No.	Name of the Occupant कब्जेदाराचे नांव	Khata No. खाते नंबर	Mutation No. फेरफार नं	Remarks शेरा
1	Valen Savio Sydney Aleman		33442	

S.No.	Name of the Tenant कुळाचे नांव	Khata No. खाते नंबर	Mutation No. फेरफार नं	Remarks शेरा
1	Nil			

Other Rights इतर हक्क	Mutation No. फेरफार नं	Remarks शेरा
Name of Person holding rights and nature of rights: इतर हक्क धारण करणाऱ्याचे नांव व हक्क प्रकार		
Nil		

## Details of Cropped Area पिकाखालील क्षेत्राचा तापशील

Year वर्ष	Name of the Cultivator जागण करणाऱ्याचे नांव	Mode रीत	Season मौसम	Name of Crop पिकाचे नांव	Irrigated बागायत Ha.Ars.Sq.Mtrs हे. आर. चौ. मी.	Unirrigated जिरायत Ha.Ars.Sq.Mtrs हे. आर. चौ. मी.	Land net Available for cultivation नापिक जमीन Nature प्रकार	Area क्षेत्र Ha.Ars.Sq.Mtrs हे. आर. चौ. मी.	Source of irrigation सिंचनाचा शक्ति	Remarks शेरा
	Nil									

End of Report

For any further inquiries, please contact the Mamlatdar of the concerned Taluka.

For SATTVA VILLAS LLP

Authorised signatory / Partner



# **SATTVA VILLAS LLP**

FLAT NO. 205, M-2, THIRD FLOOR,  
GREATER KAILASH-I  
NEW DELHI - 110 048  
PH : 011-29234399/599  
FAX NO. 011-41635069

**EXTRACT OF MINUTES OF MEETING OF PARTNERS OF M/S. SATTVA VILLAS  
LLP HELD AT ITS REGISTERED OFFICE AT FLAT NO. 205, M-2, THIRD FLOOR,  
GREATER KAILASH-I, NEW DELHI - 110 048 ON 30<sup>TH</sup> JUNE 2021.**

M/s) Sattva Villas LLP is intending to execute a Sale Deed for the property bearing  
Survey No. 206/3 located at Anjuna Village, Bardez Taluka, Goa in its favour.

**RESOLVED** Unanimously that Mr. Aakash Moitra, Designated Partner, be authorized to  
sign all the documents/submissions that are necessary/required to execute the said Sale  
Deed on behalf of M/s. Sattva Villas LLP.

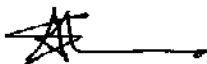
Further Resolved that Mr. Aakash Moitra, Designated Partner, be also authorized to sign  
or fulfill all the requirements/submissions/act for execution of the said Sale Deed on  
behalf of the LLP at the office of Sub-Registrar.


**FOR & ON BEHALF OF  
M/S. SATTVA VILLAS LLP**

  
**(AMITOSH MOITRA)  
DESIGNATED PARTNER**



**PLACE : NEW DELHI  
DATED : 30/06/2021**



For SATTVA VILLAS LLP  
  
Authorised signatory / Partner



# Government of Goa

## Document Registration Summary 2

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

Print Date & Time : 16-Jul-2021 01:29:34 pm

Document Serial Number : 2021-BRZ-2539

Presented at 01:22:15 pm on 16-Jul-2021 in the office of the Office of the Civil Registrar-cum-Sub Registrar, Bardez along with fees paid as follows

Sr.No	Description	Rs.Ps
1	Stamp Duty	1575000
2	Registration Fee	1050000
3	Mutation Fees	2500
4	Processing Fee	880
Total		2628380

Stamp Duty Required :1575000/-

Stamp Duty Paid : 1575000/-

### Presenter

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	AAKASH MOITRA Partner Of SATTVA VILLAS LLP ,Father Name:Amitosh Moitra, Age: 29, Marital Status: ,Gender:Male,Occupation: Business, Address1 - 5, Western Avenue, Maharani Bagh, Srinivaspuri, South Delhi, Delhi 110065, and presently residing at Rosedale Villa, Assagao, Goa, Address2 - , PAN No.: BLPPM5833A			 For SATTVA VILLAS LLP Authorised signatory / Partner

For SATTVA VILLAS LLP

### Executer







Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	ALEMAO VALEN SAVIO SYDNEY Alias VALEN SAVIO S ALEMAO Alias VALEN SAVIO SYDNEY ALEMAO , Father Name:Churchill Braz Alemao Alias Churchill Alemao, Age: 34, Marital Status: Unmarried ,Gender:Male,Occupation: Business, H. No. 150, Alemao Mansion, Novangully, Varca, Salcete Goa 403 721, PAN No.: AHCPA9329H			 For SATTVA VILLAS LLP Authorised signatory / Partner
2	AAKASH MOITRA Partner Of SATTVA VILLAS LLP , Father Name:Amitosh Moitra, Age: 29, Marital Status: ,Gender:Male,Occupation: Business, 5, Western Avenue, Maharani Bagh, Srinivaspuri, South Delhi, Delhi 110065, and presently residing at Rosedale Villa, Assagao, Goa, PAN No.: BLPPM5833A			 For SATTVA VILLAS LLP Authorised signatory / Partner

For SATTVA VILLAS LLP

### Witness:

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
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1	Name: <b>Sweta Mandrekar</b> , Age: 27, DOB: , Mobile: 9049205407 Email: , Occupation: Service , Marital status : Unmarried , Address: 403508, H. No. 871/11 Ramtollem, H. No. 871/11 Ramtollem, Aldona, Bardez, North Goa, Goa			
2	Name: <b>Veganand Chandrakant Saundatkar</b> , Age: 59, DOB: 1962-01-04, Mobile: 8390057921, Email: , Occupation: Self Employed , Marital status : Married , Address: 403517, H.No. 1131 Bammon Vaddo Near St. Anthonys Church Siolim Bardez Goa, H.No. 1131 Bammon Vaddo Near St. Anthonys Church Siolim Bardez Goa, Siolim, Bardez, North Goa, Goa			

Sub Registrar

SUB-REGISTRAR

BARDEZ

Document Serial Number :- 2021-BRZ-2539

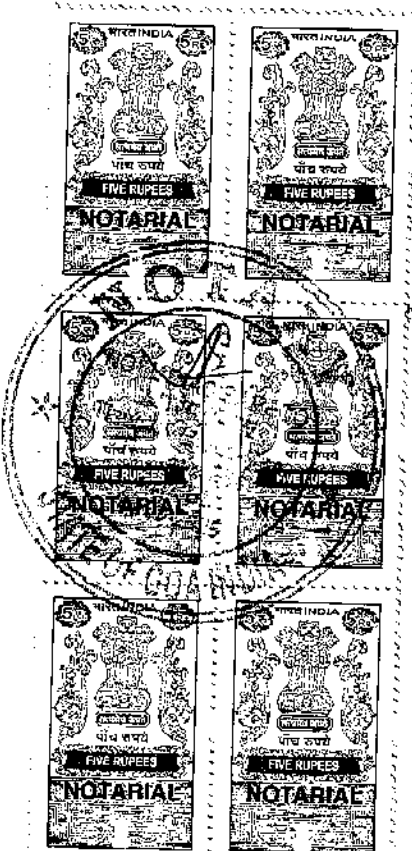
Book :- 1 Document

Registration Number :- **BRZ-1-2461-2021**

Date : 16-Jul-2021

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

**SUB-REGISTRAR  
BARDEZ**



*checked with original*  
**CERTIFIED TO BE TRUE COPY  
OF THE ORIGINAL**

*Noel Dias*  
**NOEL DIAS SAPECO**  
19/10/2021

**ADVOCATE & NOTARY  
TISWADI TALUKA**

111 & 312 Edeon Towers, Nr. Hotel Fidalgo  
Panaji Goa 403 001. Tel: (0832) 2132055  
Reg. No. *530/2021*

*19/10/2021*