

No.RB/CNV/BAR/AC-II/20/2015

Government of Goa,
Office of the Collector,
North Goa District,
Panaji – Goa.

Dated :- 10/06/2015

Read:Application dated 01/01/2015 from Rainbow Infra represented by its partner and power of attorney holder Shri. Raghavendra R. Shetiya, r/o. Sri, Vanadevi, Salembhatt, Mercedes - Goa.

SANAD
SCHEDULE-II

(See Rule 7 of the Goa,Daman and Diu 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, Daman and Diu Land Revenue Code,1968 (hereinafter referred to as 'the said code which expression shall, where the context so admits include the rules and orders thereunder) **Rainbow Infra** being the occupants of the plot registered under **P.T.Sheet No. 5, Chalta No.39** known as - Situated at **Village Cunchelim [Mapusa] City in Bardez Taluka** (hereinafter referred to as "the applicants, 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 **P.T.Sheet No. 5, Chalta No.39**, admeasuring **1053.00 sq. mts.** be the same a little more or less for the purpose of **Residential use.**

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 applicants 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 Applicants 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 applicants shall not use the said land and building erected or to be erected thereon for any purpose other than **Residential use**, without the previous sanction of the Collector.

4.Liability for rates – The applicants shall pay all taxes, rates and cesses leviable on the said land.

5.Penalty clause – (a) if the applicants contravenes any of the foregoing conditions the Collector may, without prejudice to any other penalty to which the applicants may be liable under the provisions of the said Code continue the said plot in the occupation of the applicant on payment of such fine and assessment as he may direct.

(b) Notwithstanding anything contained in sub-clause (a) it shall be lawful for the Collector to direct the removal or alteration of any building or structure erected or use contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out and recover the cost of carrying out the same from the applicant as an arrears of land revenue.

6.a)The Information, if any,furnished by the applicant for obtaining the Sanad is found to be false at 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 applicants.

c) The necessary road widening set-back 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.

Contd...

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


APPENDIX - I

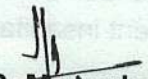
Sr. No.	Length and		Total Superficial Area	Forming (part of Survey No.	BOUNDARIES				Remarks
	North to	East to West			North	South	East	West	
1	2	3	4	5	6				7
1.	26.90 mts.	55.40 mts.	1053 m2	P.T. Sheet No. 5 Chalta No. 39	Road	P.T. Sheet No. 5 Chalta No. 41A & Road	Road	P.T. Sheet No. 5 Chalta No. 41 & 41A	NIL
City :- Cunchelim (Mapusa) City Taluka: Bardez									

Remarks:-

1. The applicant has paid conversion fees of Rs.1,43,208/- (Rupees One Lakh Forty Three Thousand Two Hundred Eight Only) vide Challan No. 45/15-16 dated 25/05/2015.
2. The Conversion has been approved by the Town Planner, Town and Country Planning Department, Mapusa vide his report No. TPB/1505/ MAP/TCP-15/1350 dated 27/04/2015.
3. The development/construction in the plot shall be governed as per rules in force.
4. Mundkarial rights and Mundkarial area should not be disturbed and should be protected if any.


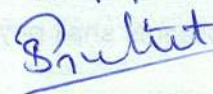
In witness whereof the **ADDITIONAL COLLECTOR - II** North Goa District, has hereunto set his hand and the seal of his Office on behalf of the Governor of Goa and **Shri. Raghavendra R. Shetiya, Partner and Power of Attorney holder of Rainbow Infra** here also hereunto set his hands this 10th day of June, 2015.


(Shri. Raghavendra R. Shetiya)
Partner and P.O.A.


(S. P. Masurkar)
Additional Collector-II




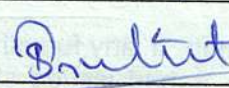
Signature and Designation of Witnesses

1. Rajesh A. Kamat 
2. Sri. Nit T. Pui 

Complete address of Witnesses

1. H-101, Satt Adhar Complex Panaji
2. 4th Floor 4-C Needhul Arcul. Panaji
Dr A B Ruel

We declare that **Shri. Raghavendra R. Shetiya** has signed this Sanad is, to our personal knowledge, the person who represents himself to be, and that he has affixed his signature hereto in our presence.

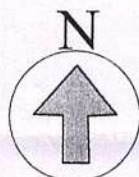
1. 
2. 

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.
4. The Chief Officer, Mapusa Municipal Council, Mapusa - Goa.

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

PLAN



OF THE LAND BEARING P.T. SHEET NO. 5, CHALTA NO. 39
SITUATED AT CUNCHELIM (MAPUSA) CITY OF BARDEZ TALUKA APPLIED
BY RAINBOW INFRA FOR CONVERSION OF USE OF LAND FROM
AGRICULTURAL INTO NON AGRICULTURAL PURPOSE, VIDE CASE NO.
RB/CNV/BAR/AC-II/20/2015 DATED 05-05-2015 FROM THE OFFICE OF THE
ADDITIONAL COLLECTOR-II, NORTH GOA COLLECTORATE, PANAJI - GOA.

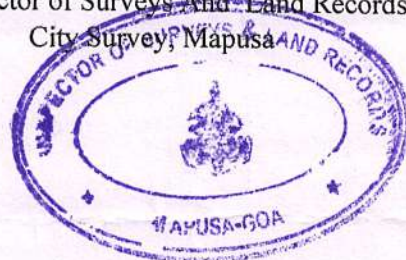
SCALE : 1:1000



AREA APPLIED FOR CONVERSION. 1053 Sq. Mts.

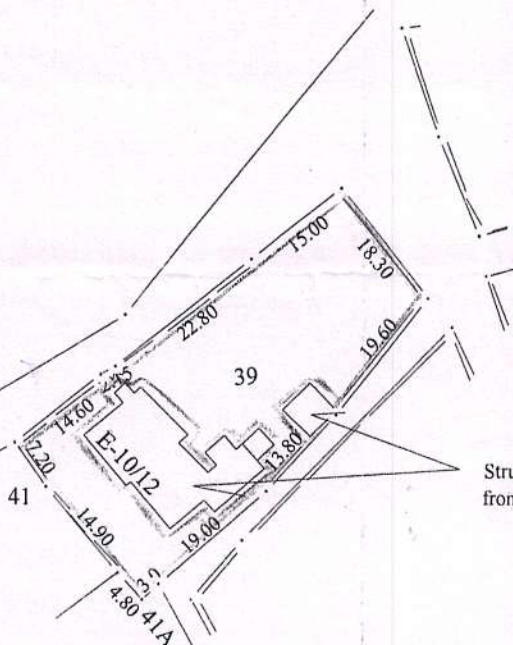
K. S. PANGAM

Inspector of Surveys And Land Records
City Survey, Mapusa



PREPARED BY

CHANDRASHEKAR G. CHARI
Field Surveyor



Structure existing as per survey records are excluded
from area to be converted

VERIFIED BY:

RESHMA R. DHARGALKAR
Head Surveyor

SURVEYED ON: 7/05/2015

FILE NO: 35/CNV/CITY/MAP/15

STATE OF MICHIGAN
DEPARTMENT OF REVENUE
TOLLENTINE

IN THE DISTRICT COURT OF THE
COUNTY OF WASHTENAW
STATE OF MICHIGAN

[Handwritten Signature]

