

Receipt

Original Copy

FORM.T- RECEIPT FOR FEE RECEIVED

Office of the Civil Registrar-cum-Sub Registrar, Bardez
REGISTRATION DEPARTMENT. GOVERNMENT OF GOA

Print Date Time:- 02-Mar-2022 12:17:36

Date of Receipt: 02-Mar-2022

Receipt No : 2021-22/9/4560


Serial No. of the Document : 2022-BRZ-927

Nature of, Document : **Conveyance - 22**

Received the following amounts from **VENKAT MUPPANA** for Registration of above Document in Book-1 for the year 2022

Registration Fee	573380	E-Challan	• Challan Number : 202200117459 • CIN Number : CPABKQWBC1	500000
		E-Challan	• Challan Number : 202200117463 • CIN Number : CPABKOJSX8	73380
Processing Fee	1080	E-Challan	• Challan Number : 202200117463 • CIN Number : CPABKOJSX8	1080
Total Paid	574460 (Rupees Five Lakh Seventy Four Thousands Four Hundred And Sixty only)			

Probable date of issue of Registered Document: / /


Signature of the Sub-Registrar

TO BE FILLED IN BY THE PARTY AT THE TIME OF SUBMISSION OPTIONAL

Please handover the Registered Document to the person named below

Name of the Person Authorized :

mangaldas. m. Vargaonkar

Vargaonkar


Specimen Signature of the Person Authorized

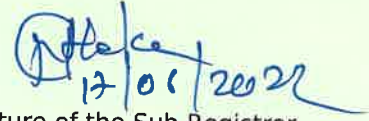
TO BE FILLED IN At THE TIME OF HANDING OVER OF REGISTERED DOCUMENT

The Registered Document has been handed over to on Dated **02-Mar-2022**

Signature of the person receiving the Document

Vargaonkar


Signature of the Presenter

For 
Signature of the Sub-Registrar

Phone No: 8390556776
Sold To/Issued To:
MVR SEAVIEW HOMES PL
For Whom/ID Proof:
Pan-AAKCM3962C



₹ 0860100/-
ZERO EIGHT SIX ZERO ONE ZERO ZERO

Other
38152371645098106632-00004844
3815237 35/02/01/2021-RD1

For **CITIZEN CREDIT™**
CO-OP. BANK LTD.

M. J. Fernandes
Authorised Signatory

2022-BRZ-927
02-03-2022



DEED OF SALE

[Handwritten signature]

M. J.

THIS DEED OF SALE, is executed at Mapusa, Goa on this 02 day of March, 2022 (02/03/2022);

BETWEEN

M/s PARAISO HOMES PVT. LTD., a Company duly incorporated under the Companies Act, 1956, having Income Tax PAN [REDACTED], their registered Office at 1, Ring Road, Lajpat Nagar IV, New Delhi 110 024, represented herein in terms of Board resolution dated 14.01.2022 by their authorized signatory and Director, **Mr. RAVI CHOPRA**, aged 55 years, son of Balraj Rai Chopra, married, businessman, having Aadhar Card No. [REDACTED] and Income Tax PAN [REDACTED], Indian National, residing at Chopra Farm No. 1, Sultanpur, Mehrauli, South Delhi, 110 030, hereinafter referred to as "**the VENDOR**" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to include their Directors, heirs, executors, administrators and/or assigns) of the **FIRST PART**.



AND

MVR SEAVIEW HOMES PVT. LTD., a Company duly incorporated under the Indian Companies Act, 1956, having Income Tax PAN [REDACTED] and their Registered Office at 10-1-39/B & C, M V R Plaza, Waltair Uplands, CBM Compound, Vishakapatnam, 530 003 and office at H. No. 15/153/A-2, 1st floor, Above Audi Goa showroom, Caranzalem, Panaji, Goa, 403 002, represented in terms of board resolution dated

25.01.2022, by its Director and authorized signatory, **Mr. VENKAT MUPPANA**, aged 34 years, son of Mr. Rama Krishna Prasad Rao Muppana, married, businessman, Indian National, having PAN No. [REDACTED], and Aadhaar card no. [REDACTED], residing at PROPERTIES No. 93, Alto Nagali, Dona Paula, Goa 403 004, hereinafter referred to as "**the PURCHASER**" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to include their Directors, executors, administrators and/or assigns), of the **SECOND PART**.

WHEREAS the VENDOR have specifically represented to the PURCHASER that :



1. Within the limits of the Village of Siolim at Marna, in the Taluka of Bardez in the State of Goa, there exist properties known as MAINA MANGAR or MAINA bearing Survey Nos. 242/2 to 242/4, 242/7 to 242/10, 242/15 to 242/18, 242/20 to 242/21, 242/23, 242/25, 242/29, 244/1, 244/5 to 244/10, 244/12, 244/14, 244/15, 244/17 and 244/18, admeasuring totally about 43,763.50 square meters, hereinafter jointly referred to as the **SAID LARGER PROPERTY** and described more particularly in the Schedule I hereunder written;

2. The SAID LARGER PROPERTY originally belonged to one Gonoxama Sinay Danaito s/o Purxotoma Sinay Danaito, the same being 1/2 of the property bearing Description No. 1213, 1/2 of 1/3 of 1/5 of the property bearing Land Description No. 8365, 8366 and 8367 and the entire properties bearing Land Description Nos. 8352, 8354, 8355, 8356, 8357, 8358, 8359 and 8360 ;

3. Vide Order dated 01.08.1938, made by the First Office of Civil Court of Judicial Division of Bardez in Inventario Orfanologico, Monorama alias Moturabai Ganoxama Pursotoma Danaito widow of Gonoxama Purxotoma Sinay Danaito was allotted on account of her half share the properties bearing Description Nos. 8352 to 8360 all described at Book B-22 New in the Land Registration Office of Bardez;

4. Vide Deed of Sale and Discharge dated 08.09.1938 recorded in the Notarial Office before the Notary Guilherme Diogo Jose Conceicao das Dires Lobo recorded at folio 4 onwards in the Notarial Book No. 119, halves of the properties bearing Description Nos. 8354, 8355, 8356, 8357, 8358, 8359 and 8360 were sold by Monorama Danaito widow of Gonoxama Purxotoma Sinay Danaito to Podmonabha Atmarama Xete Nagvencar;



5. The Deed of Sale and Discharge dated 08.09.1938 clarified that in fact the whole of the properties as described in the Inventory Partition Proceedings had been sold, and since it was mentioned in the Matriz records as halves, it was so mentioned in the Sale Deed since the sale was made in terms of the Matriz records ;

6. The Vendor Monorama Danaito stated that two bunds of coconut trees next to the properties bearing Nos. 8357 and 8358 were also sold vide the said Deed ;

7. The SAID LARGER PROPERTY was owned by and in possession of Shri Padmanabh Atmarama Nagvencar pursuant to the Deed of Sale since the year 1938;

4

8. Shri Padmanabh Atmarama Nagvencar had his name recorded in the Record of Rights prepared under the provisions of the Goa , Daman & Diu Land Revenue Code 1968 in Form III and which later came to be promulgated in the Survey Records Form No. I & XIV , prepared under the provisions of the Goa , Daman & Diu Land Revenue Code , 1968 ;

9. Pursuant to the demise of Shri. Padmanabh Atmaram Nagvencar on 07.06.1984 ; Inventory proceedings were filed by his son Shri. Dattaprakash Padmanabh Nagvenkar , in the Court of the Civil Judge , Senior Division at Mapusa , the same being Inventory Proceedings No. 115/97 and the said Inventory Proceedings were finally disposed off by the Civil Judge Senior Division at Mapusa vide Order dated 04.09.2001 ;

10. In terms of the Judgement and Order dated 04.09.2001, the SAID LARGER PROPRTY came to be allotted unto the heirs of Late Padmanabh Atmaram Nagvencar and the Mutation was then sought for by the allottees in the Survey records and the name of Shri. Padmanabh Atmaram Nagvencar was then deleted and the names of the heirs of Late Padmanabh to whom the properties were allotted, came to be recorded in the Survey records.

11. Vide Deed of Sale dated 6th February, 2013 , registered before the Sub-Registrar of Bardez under registration no. BRZ-BK1-01056-2013, Book-1, CD No. BRZD450 on 21/02/2013, the VENDORS purchased from Smt. Prabhavati Prabhakar Nagwekar and Mrs. Sushma Prabhakar Nagwekar @ Sushma Prabhakar Chodankar and her husband Shri Nagendra Pandurang Chodankar , a portion of the SAID LARGER PROPERTY, admeasuring an area of 735 square meters , bearing Survey No. 244/1 (part) of Siolim Village, Bardez Taluka .

Signature

5

m.g

12. Vide Deed of Sale dated 6th February, 2013 , registered before the Sub-Registrar of Bardez under registration no. BRZ-BK1-01090-2013, Book-1, CD No. BRZD451 on 22/02/2013, the VENDORS purchased from Smt. Prabhavati Prabhakar Nagwekar and Mrs. Sushma Prabhakar Nagwekar @ Sushma Prabhakar Chodankar and her husband Shri Nagendra Pandurang Chodankar , a portion of the SAID LARGER PROPERTY, admeasuring an area of 1,240 square meters , bearing Survey No. 244/1 (part) of Siolim Village, Bardez Taluka .

13. Vide Deed of Sale dated 6th February, 2013 , registered before the Sub-Registrar of Bardez under registration no. BRZ-BK1-01091-2013, Book-1, CD No. BRZD451 on 22/02/2013, the VENDORS purchased from Smt. Prabhavati Prabhakar Nagwekar and Mrs. Sushma Prabhakar Nagwekar @ Sushma Prabhakar Chodankar and her husband Shri Nagendra Pandurang Chodankar , a portion of the SAID LARGER PROPERTY, admeasuring an area of 260 square meters , bearing Survey No. 244/1 (part) of Siolim Village, Bardez Taluka .

14. Vide Deed of Sale dated 6th February, 2013 , registered before the Sub-Registrar of Bardez under registration no. BRZ-BK1-01102-2013, Book-1, CD No. BRZD452 on 25/02/2013, the VENDORS purchased from Smt. Prabhavati Prabhakar Nagwekar and Mrs. Sushma Prabhakar Nagwekar @ Sushma Prabhakar Chodankar and her husband Shri Nagendra Pandurang Chodankar , a portion of the SAID LARGER PROPERTY, admeasuring an area of 1,240 square meters , bearing Survey No. 244/1 (part) of Siolim Village, Bardez Taluka .

AND WHEREAS, in view of the purchases as aforesaid, the VENDORS are the owners of an area of **3,475** square metres



6



which area in view of the Order dated 28.1.2022 made in Case No. ISLR/PART/BAR/SIO/445/21 by the Inspector of Survey & Land Records, Mapusa, Bardez , Goa , has been allotted Survey No. 244/1-A admeasuring 3,475 square metres after deducting an area of 25 square metres acquired by the Government for the construction of the canal .

AND WHEREAS the VENDORS have represented that

1. The property bearing Survey No. 244/1-A of Siolim Village, admeasuring an area of 3,475 square metres is more particularly described in the SCHEDULE II hereunder written and hereinafter referred to as the "**SAID PROPERTY**" ;



2. The VENDORS have obtained the Conversion Sanad under the Goa Land Revenue Code for use of the aforesaid area of 3,475 sq. mts. under No. RB/CNV/BAR/AC-I/38/201 2016 dated 22/12/2016 issued by the Addl. Collector - I , Panaji , Goa .

AND WHEREAS the VENDORS have further specifically represented to the PURCHASERS :

1. That the VENDORS are the sole and absolute owners of the SAID PROPERTY including the rights and benefits attached thereto and no one else has any right, title or interest in or over the SAID PROPERTY and that the VENDORS are absolutely seized and otherwise well and sufficiently entitled to the SAID PROPERTY ;

2. That the VENDORS have all the rights to deal with or dispose the SAID PROPERTY and that the VENDORS do not require any consent, permission or No Objection Certificate from any third Party.

2

A handwritten signature in blue ink, appearing to be 'S. S.' followed by a flourish.

A handwritten signature in blue ink, appearing to be 'M. G.' followed by a flourish.

3. That the VENDORS have not done , committed or omitted to do any acts , deeds , things , matter whereby or by any reason whereof the VENDORS are prevented or prohibited from dealing with , disposing of or transferring the VENDORS rights , title and interest in respect of the SAID PROPERTY and/or part of it.

4. That the SAID PROPERTY is not subject to any lien , mortgage , charge , encumbrances , liability , litigation , adverse claim or lis-pendens , prior to the execution hereof .

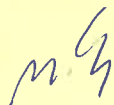
5. That the SAID PROPERTY is not the subject matter of any pending litigation nor of any attachment, either before or after Judgment, and that there is no subsisting Order under any of the applicable laws which prohibits or prevents the VENDORS from dealing with or disposing off the SAID PROPERTY.

6. That there are no easementary rights existing through any of the SAID PROPERTY or any Mundcarial or Tenancy rights created in favour of any third party under any document or by any covenant or by prescription in respect of and/or upon the SAID PROPERTY or any part thereof.

7. That no notice/s is/are pending against the VENDORS and/or any person on their behalf, whether from the local Authorities or from the Government or otherwise, for requisition and/or acquisition of the SAID PROPERTY or any one of them or any part thereof , and the VENDORS are entitled to sell and transfer the SAID PROPERTY to the PURCHASERS without any permission and/or consent.



8



8. That no Notification is issued under any Ordinance Act , Statute/Rules or regulations affecting the SAID PROPERTY or acquiring the SAID PROPERTY whereby the VENDORS are prevented from selling the SAID PROPERTY .

9. That there are no outstanding taxes or any other outgoings payable in respect of the SAID PROPERTY as on the date of the execution of this Sale Deed and if any , the same have been cleared by the VENDORS .

10. That there are no disputes whatsoever as regards the boundaries of any of the SAID PROPERTY .

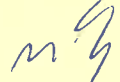
AND WHEREAS , the PURCHASERS have made it explicit and clear :

1. That the PURCHASERS are venturing into this deal and have offered the price for the purchase of the SAID PROPERTY basing on the specific representations made by the VENDORS as aforesaid;

2. That in case at any point of time there arises any dispute as regards the title to the SAID PROPERTY or any one of them, it shall be the sole responsibility and liability of the VENDORS to resolve the same and/or to perfect the same, and that no liability whatsoever as regards this aspect of title shall rest on the PURCHASER .

AND WHEREAS, taking into full consideration the basis as aforesaid , the VENDORS have agreed to sell and the PURCHASERS have agreed to purchase the SAID PROPERTY ,


9



free from all encumbrances and/or defect in title at or for a total consideration of **Rs.1,91,12,500/-** (Rupees One Crore ninety one Lakhs Twelve Thousand Five Hundred Only) and the parties are desirous of recording the terms and conditions as agreed upon.

NOW THEREFORE THIS DEED OF SALE WITNESSETH AS

UNDER:-

- 1) That, the aforesaid recitals are made an integral part of this sale deed.
- 2) That in consideration of the payment of a sum of Rs.1,48,32,500/- (Rupees One Crore Forty Eight Lakhs Thirty Two Thousand Five Hundred Only) paid by the Purchaser to the Vendor being a sum of Rs.1,47,21,256/- (Rupees One Crore Forty seven Lakhs Twenty one Thousand two Hundred fifty six Only) vide RTGS transfer through Union Bank Of India to the account of the VENDOR on 8.10.2020 and a sum of Rs.1,11,244/- (Rupees One Lakh eleven Thousand Two Hundred and forty four Only) deducted as TDS @ 0.75 %;
- 3) That in further consideration of the payment of a sum of Rs. 42,80,000/- (Rupees Forty two Lakhs eighty Thousand Only) paid by the Purchaser to the Vendor being a sum of Rs. 42,37,200/- (Rupees Forty two Lakhs Thirty seven Thousand two Hundred Only) vide Cheque No.011016, dated 04.02.2022 drawn on Union Bank Of India, Panaji Branch and a sum of Rs. 42,800/- (Rupees Forty two




10

thousand eight Hundred Only) deducted as TDS @ 1.00 %;

which amount is received by the VENDORS from the Purchaser; which amount the VENDORS hereto do hereby admit and acknowledge and release and discharge the PURCHASERS of the same in full and the VENDORS as absolute Owners do hereby convey by way of sale unto the PURCHASERS the SAID PROPERTY comprising totally an area of 3,475 square metres more particularly described in Schedule II below , along with access, ingress and egress on the access road, as well as all the easements, paths, right of way, privileges and appurtenant, belonging thereto, TOGETHER WITH all trees, fences, Compound, hedges, lights, liberties, privileges, easements and Appurtenances whatsoever of and belonging to or in any way appurtenant or usually held or occupied therewith or reputed to belong or be appurtenant thereto, AND ALL the estate, right, title, interest, use, trust, inheritance, possession, benefit, claim and demand whatsoever, both at law and equity, whatsoever of the said VENDORS in or to the SAID PROPERTIES, is hereby conveyed and every part thereof TO HAVE AND TO HOLD the same unto the PURCHASERS forever absolutely uninterruptedly together with all the title, deeds, writings, and other evidence of title as ordinarily pass on to such sale.

- 4) The VENDORS have on the receipt of the consideration amount , put the PURCHASERS in unconditional exclusive peaceful vacant physical possession of the SAID PROPERTY to be held by the PURCHASERS forever without any harm or hindrance from the VENDORS and or any other person claiming through the VENDORS .







5) The VENDORS hereby covenant with the PURCHASERS as under:-

(a) That the SAID PROPERTY are free from encumbrances of any nature whatsoever.

(b) That the Title of the VENDORS to the SAID PROPERTY is clear, legal, valid and marketable and is subsisting and the VENDORS are lawfully entitled to sell and alienate the same.

(c) That the VENDORS have not created any third party rights upon and to the SAID PROPERTY nor is there any notice of Land Acquisition issued against the SAID PROPERTY , and that they have not entered into an Agreement in respect of the SAID PROPERTY with anybody and that there are no tenants, sub-tenants or any other person holding any title, interest and/or rights of whatsoever nature in the SAID PROPERTY .

(d) The VENDORS further declares and confirms that there is no dispute or suit pending in respect of the SAID PROPERTY in any Court of Law whatsoever;

(e) That the SAID PROPERTY hereby conveyed shall at all times hereafter be possessed and enjoyed by the PURCHASERS peacefully and quietly without any claim or demand whatsoever from the VENDORS or any other person whomsoever.

 12





(f) The VENDORS hereby declare and confirm that there is no notice / letter/ correspondence pending in respect of the SAID PROPERTY from any authority, local, state or central Government and its bodies.

- 6) The VENDORS do hereby give their explicit and express consent to the PURCHASERS to get the name of the PURCHASERS recorded in the Survey Record, Form I and XIV in respect of the SAID PROPERTY and for that purpose to conduct Mutation and Partition Proceedings before the Appropriate Authority. The VENDORS do hereby further agree and assure the PURCHASERS to sign and execute all such other documents and give NOC for the above purpose as and when required by the PURCHASERS or any other government body/ authority.
- 7) That the VENDORS shall at all times hereinafter indemnify and keep indemnified the PURCHASERS and their transferees against any loss, damages, costs, charges, expenses, if any suffered by reason of defect of title of the SAID PROPERTY , in respect of any claim being made by anybody to the SAID PROPERTY or any breach of the covenants or claim by any other heirs in respect of the SAID PROPERTY and get the same cleared at the cost of the VENDORS.
- 8) That, the VENDORS covenant with the PURCHASERS that if for any defect in title to the SAID PROPERTY or any defect in title to any part thereof, the PURCHASERS are deprived of the enjoyment of the same or any part thereof, the VENDORS shall make good the loss.



[Handwritten signature]

[Handwritten signature]

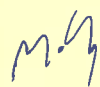
9) The VENDORS their heirs, administrators or assigns shall, at all times hereafter, whenever called upon by the PURCHASERS, do execute or cause to be done and executed all such further lawful and reasonable acts, deeds, matters, things and assurances whatsoever for further and more perfectly and absolutely granting and assuring the SAID PROPERTY in the manner aforesaid as may be reasonably required.

10) The VENDORS hereby covenants with the PURCHASERS that the PURCHASERS may at all times hereafter quietly and peaceably continue to possess, enjoy, and receive the rents, issues, and profits thereof and every part thereof for his own use and benefit of the SAID PROPERTY without interruption or objection of whatsoever nature by the VENDORS or their predecessors in title or any other person claiming through or under the VENDORS or any person whomsoever.

11) The VENDORS agree and render themselves liable to pay all the outgoings in respect of local and panchayat taxes, and any other claims/dues in respect of the SAID PROPERTY , if any, prior to the date of execution of these presents and shall keep the interest of the PURCHASERS duly indemnified, held harmless, safe and unaffected in respect of the same.

12) That the Schedules, and the plan annexed hereto and hereunder written be treated as being integral part of this Deed of Sale.

14



13) That the SAID PROPERTY as described in the Schedule II herein underwritten is believed to have been correctly described and if any error or omission in the aforesaid description be subsequently discovered the same shall not annul or invalidate this Deed of Sale and the parties hereto shall have the necessary correction, rectifications or amendments carried out.

14) The VENDORS and the PURCHASERS hereby declare that the SAID PROPERTY in transaction does not belong to Schedule Caste/Schedule Tribe pursuant to the notification No. RD/LAND/LRC/18/77 dated 21/08/1978.



15) The Senior Town Planner at the Town & Country Planning Department Mapusa, vide Letter No. NOC/49(6)/2073/SIO/TCP-22/111 dated 6.1.2022 has state that no NOC is required for the registration of this Deed of sale.

16) The present fair Market value of the **SAID PROPERTY** is Rs. 1,91,12,500/- (Rupees One Crore ninety one Lakhs Twelve Thousand Five Hundred Only) and therefore the Stamp duty of Rs. 8,60,085/- has been paid and affixed hereto which is borne by the PURCHASERS.

SCHEDULE -I

ALL THAT there exist properties known as MAINA MANGAR or MAINA or PADAMANABH FARM bearing Survey Nos. 242/2 to 242/4, 242/7 to 242/10, 242/15 to 242/18, 242/20 to 242/21, 242/23, 242/25, 242/29, 244/1, 244/5 to 244/10, 244/12, 244/14, 244/15, 244/17 and 244/18, admeasuring totally about 43,763.50 square meters, referred to as the SAID LARGER PROPERTY

15

M. G.

SCHEDULE -II

ALL THAT property admeasuring **3,475** square meters, known as "**PADAMANABH FARM**" or "**MAINA**", situated at Siolim, within the limits of Village Panchayat of Siolim, Taluka and Registration Sub-District of Bardez, District North Goa, State of Goa, neither found described in Land Registration Office nor enrolled in the Taluka Revenue Office, surveyed under Survey No. **244/1-A** of Siolim Village, Bardez Taluka and bounded as under:-

North : By the property bearing survey no. 243/9 of Siolim Village and portion by a canal

South : By road

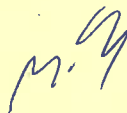
East : By the property bearing Survey no. 244/2 of Siolim Village

West : By the property bearing survey no. 244/13, of Siolim Village.

IN WITNESS WHEREOF, the parties hereto have hereunto set their respective hands to this Agreement on the day, month and year first above written.

16

(2)

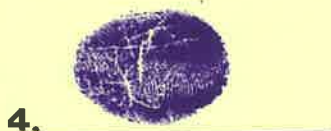
**SIGNED, SEALED AND DELIVERED
BY THE WITHIN NAMED VENDOR
PARAISO HOMES PVT. LTD. THROUGH
DIRECTOR Mr. RAVI CHOPRA**



[Handwritten signature]
|
|
|
|
[Handwritten signature]

L.H.F .Print

R.H.F.Print



17

[Handwritten signature]

[Handwritten signature]



BY THE WITHIN NAMED PURCHASER
MVR SEA VIEW HOMES PVT. LTD. THROUGH
ITS DIRECTOR Mr. VENKAT MUPPANA

M. Muppana

M. Muppana

L.H.F .Print

R.H.F.Print



In the presence of following witnesses:

- 1. Gaurish Salgaonkar G. Salgaonkar
- 2. mangaldas .m. Vaygaonkar Avaygaonkar

Ga

M. Muppana



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

CBAR 122-3517

Plan Showing plots situated at
 Village : SIOLIM
 Taluka : BARDEZ
 Survey No./Subdivision No. : 244/1-A
 Scale : 1:1000



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



9
10
13

S. No 243

1-A

SURVEY No 244

Mitali Naik

Generated By : Mitali Naik (D' Man Gr. II)
 On : 10-02-2022

Basica
 Compared By:

Basica

**FORM I & XIV**

100014211929

Date : 09/02/2022

नमुना नं १ व १४

Page 1 of 2

Taluka	BARDEZ	Survey No.	214
तालुका		सर्वे नंबर	
Village	Siolim	Sub Div. No.	1
गांव		द्विस्ता नंबर	
Name of the Field	Maira	Tenure	
शेताचें नांव		सत्ता प्रकार	

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

Dry Crop जिरायत	Garden बागायत	Rice तरी	Khajan खाजन	Ker केर	Morad मोरड	Total Cultivable Area एकूण लागण क्षेत्र
0000.00.00	0000.35.00	0000.00.00	0000.00.00	0000.00.00	0000.00.00	0000.35.00

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

Pot-Khatab पाट खराब	Class (a) वर्ग (अ)	Class (b) वर्ग (ब)	Total Un-Cultivable Area एकूण नापिक जमीन	Grand Total एकूण
	00.00	0000.00.00	0000.00.00	0000.35.00

Remarks शेर

Assessment आकार	Rs. 0.00	Foro फोर	Rs. 0.00	Predial प्रेदियात	Rs. 0.00	Rent रेंट	Rs. 0.00
--------------------	----------	-------------	----------	----------------------	----------	--------------	----------

S.No.	Name of the Occupant कळेंदागचे नांव	Khata No. खाते नंबर	Mutation No. फेरफार नं.	Remarks शेर
1	Prabhakar Gopal Nagvenkar		1258	
2	Paraiso Homes Pvt. Ltd.		51252	

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

Other Rights इतर हक्क	Mutation No. फेरफार नं.	Remarks शेर
Name of Person holding rights and nature of rights: इतर हक्क धारण करणा-याचे नांव व हक्क प्रकार Nil		

Details of Cropped Area पिकाखालील क्षेत्राचा तापशील

Year वष	Name of the Cultivator लागण करणा-याचे नांव	Mode रीत	Season सोयम	Name of Crop पिकाचे नांव	Irrigated वागायत Ha.Ars.Sq.Mts हे. आर. चौ. मी.	Unirrigated जिरायत Ha.Ars.Sq.Mts हे. आर. चौ. मी.	Land not Available for Cultivation नापिक जमीन		Source of irrigation सिंचनाचा प्राप्ति	Remarks शेर
							Nature प्रकार	Area क्षेत्र Ha.Ars.Sq.Mts हे. आर. चौ. मी.		

End of Report

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






FORM I & XIV

100014211929

Date : 09/02/2022

नमूना नं १ व १४

Page : 2 of 2

Taluka BARDEZ

तालुका

Village Siolim

गांव

Name of the Field Maira

शेताचें नांव

Survey No. 244

सर्वे नंबर

Sub Div: No. 1

हिस्सा नंबर

Tenure

सत्ता प्रकार



The record is computer generated on 09/02/2022 at 3:06:25PM as per Online Reference Number - 100014211929. This record is valid without any signature as per Government of Goa Notification No. 26/13/2016 RD/9629 dated 13/02/2021.

The latest copy of this record can be seen/verified for authenticity on the DSLR website <https://egov.goa.nic.in/dslr>



[Handwritten signature]

[Handwritten signature]



Government of Goa

Document Registration Summary 2

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

Print Date & Time : - 02-Mar-2022 12:18:54 pm

Document Serial Number :- 2022-BRZ-927

Presented at 11:58:49 am on 02-Mar-2022 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	860100
2	Registration Fee	573380
3	Mutation Fees	2500
4	Processing Fee	1080
Total		1437060

Stamp Duty Required :860100/-

Stamp Duty Paid : 860100/-



Presenter

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	VENKAT MUPPANA ,, Age: , Marital Status: , Gender:, Occupation: , Address1 - CARANZALEM, Address2 - , PAN No.: [REDACTED]			



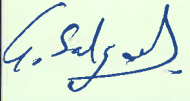



Executer

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	RAVI CHOPRA , , Age: , Marital Status: , Gender:, Occupation: , DELHI, PAN No.: [REDACTED]			
2	VENKAT MUPPANA , , Age: , Marital Status: , Gender:, Occupation: , CARANZALEM, PAN No.: [REDACTED]			

Witness:

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
-------	------------------------	-------	-------	-----------

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	Name: GAURISH SALGAONKAR, Age: 34, DOB: 1987-07-25 , Mobile: 8390556776 , Email: , Occupation: Service , Marital status : Married , Address: 403002, E-389, E-389, Panaji, Tiswadi, North Goa, Goa			
2	Name: MANGALDAS VARGAONKAR, Age: 26, DOB: 1995-06-20 , Mobile: 8308765449 , Email: , Occupation: Service , Marital status : Married , Address: 403501, SOCORRO, SOCORRO, Socorro, Bardez, North Goa, Goa			


Sub Registrar

SUB-REGISTRAR

Document Serial Number :- 2022-BRZ-927



Document Serial No:-2022-BRZ-927

Book :- 1 Document

Registration Number :- **BRZ-1-882-2022**

Date : 02-Mar-2022

Himanshu

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

**SUB-REGISTRAR
BARDEZ**

Scanned by Deepika Naik (LDC)
Naik

