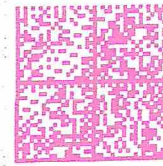


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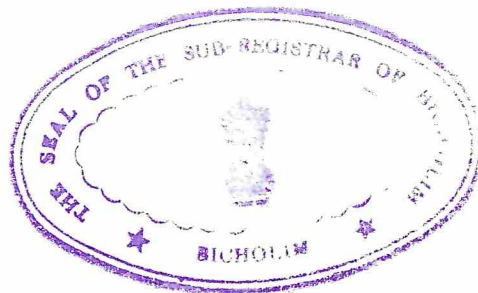
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For CITIZENCREDIT
CO-OP BANK LTD.
MAPUSA BRANCH


Manager / Authorised Signatory

2023 - BCH - 1075
06/09/2023



DEED OF SALE

This DEED OF SALE is executed on this Twenty-Second day of August of the Year Two Thousand Twenty Three (22/08/2023), at Sankhali, Taluka and Registration Sub-District of Bicholim, District of North Goa, in the State of Goa;

BETWEEN:

1. Shri ANUP RAMAKANT FATARPEKAR alias, ANUP RAMAKANT PHATARPEKAR, alias, ANUP RAMAKANT FATERPENKAR, son of late Ramakant Atmaram Fatarpenkar, aged about 60 years, married, businessman, Indian National, resident of House No. 4/915 (old No. 28), Opp. Govt., Hospital, Gokulwadi, Sanquelim, Taluka Bicholim, North Goa-403505, holder of PAN - [REDACTED] and AADHAR CARD No. [REDACTED], and Contact No. [REDACTED] and his wife,
2. Smt. RAJASHREE ANUP PHATARPEKAR alias, RAJASHREE ANOOP PHATARPEKAR, daughter of late Chimno Chandru Shetye and wife of Shri Anup @ Anoop Ramakant Phatarpekar, aged about 53 years, married, occupation service, Indian National, resident of House No. 28, opp. Govt., Hospital, Gokulwadi, Sankhali, Taluka Bicholim, North Goa-403505, holder of PAN - [REDACTED] and AADHAR CARD No. [REDACTED] Contact No. [REDACTED]

both of them hereinafter, for brevity's sake, being jointly referred to as "THE VENDORS" (which expression shall be deemed to mean and include their respective heirs, administrators,

executors, legal representatives, successors and assigns, wherever the context or meaning shall so require or permit), OF THE FIRST PART;

AND:

3. Shri CHANDAN NARSINHA CHARI, son of late Narsinha Vasudev Chari, aged about 41 years, married, businessman, Indian National, resident of House No. 46, Near Vaddev Temple, Honda, Taluka Sattari, North Goa - 403530, holder of PAN - [REDACTED], AADHAR Card No. [REDACTED] and Contact No. [REDACTED],

hereinafter, for brevity's sake, being referred to as "THE PURCHASER" (which expression shall be deemed to mean and include his successors, administrators, executors, legal representatives and assigns, wherever the context or meaning shall so require or permit), OF THE OTHER PART;

WHEREAS there exists a landed property admeasuring 2,000.00 sq. mts., or thereabouts, together with an old residential house bearing Municipal Registration No. 4/915 (old No. 28), admeasuring 200.00 sq. mts., or thereabouts in built-up area standing thereon, forming part of the larger property known as "**MASUNDI CHIREKHANIKADIL BHARAD**" also known as "**MOSUNDEKODIL BHARAD**", situated at Village Maulinguem-South, within the local limits of the Sankhali Municipal Council, Taluka and Registration Sub-District of Bicholim, District of North Goa, in the State of Goa,



being described as a whole in the Land Registration Office of Bicholim, under Description No. 15390 of Book No B-39(part), and the said property admeasuring 2,000.00 sq. mts., being surveyed during the recent land survey conducted for the purposes of Records of Rights for the Revenue Village of Maulinguem-South under New Survey No. 35 sub division No. 10 of Village Maulinguem_South, Taluka Bicholim and shall hereinafter for brevity's sake being referred to as " the said property ";

AND WHEREAS one Shri Ramakant Atmaram Phatarpekar alias, Ramacanta Atmarama Fatarpencar became the absolute and exclusive owner of the said property now bearing New Survey No. 35/10 of Village Maulinguem South, by virtue of a Deed of Sale with Acquittance of the Price drawn on 10/09/1960, before the then Notary of Judicial Division of Bicholim, Mr. Antonio Francisco Adelino Julio Santana de Souza;

AND WHEREAS during the recent Land Survey conducted for the purposes of the Records of Rights for the revenue Village of Maulinguem South, the said property admeasuring 2,000.00 sq. mts., (as per survey records) came to be surveyed under New Survey No. 35/10 of Village Maulinguem South, Taluka Bicholim and the name of said Shri Ramakant Atmaram Fatarpekar, stood recorded as the sole occupant in the Occupant's Column of the said Records of Rights Certificate, in Form No. I & XIV, in respect thereof;



AND WHEREAS the said Shri Ramakant Atmaram Fatarpekar expired on 04/02/1992 and his wife and moiety holder - Smt. Geeta Ramakant Fatarpekar, expired on 24/01/2002;

AND WHEREAS thereafter their son - Shri Ajit Ramakant Fatarpekar expired on 02/04/2016, leaving behind Mrs. Neelam Ajit Fatarpekar as his widow and moiety holder and his only son - Mr. Aniket Ajit Fatarpekar married to Mrs. Pooja Aniket Phatarpekar, as his sole and universal heirs;

AND WHEREAS upon the death of Shri Ramakant Atmaram Phatarpekar, Smt. Geeta Ramakant Fatarpekar and their son Shri Ajit Ramakant Fatarpekar, Regular Inventory Proceedings bearing No. 111/2018/B, came to be initiated in the Court of Civil Judge, Junior Division 'B' Court at Bicholim, for partitioning the assets left behind by the deceased among the interested parties;

AND WHEREAS in terms of the Final Order passed in the said Inventory Proceedings No. 111/2018/B on 23/12/2019, the said property enlisted under Item No. 2 of the List of Assets filed therein came to be allotted to the heirs of the deceased in the following manner: -

- i. Mr. Anup Ramakant Fatarpekar and his wife, Mrs. Rajashree Anup Fatarpekar, jointly allotted 1/4th undivided share;

Copy of file
R. Phatarpekar

ii. Mrs. Anjali Anil Velingkar and her husband, Mr. Anil Hari Velingkar, jointly allotted 1/4th undivided share;

iii. Mrs. Tanuja Arun Betkikar and her husband, Mr. Arun Vasantrao Betkiker, jointly allotted 1/4th undivided share;

iv. Mrs. Nilam Ajit Fatarpekar, her son, Mr. Aniket Ajit Fatarpekar and his wife, Mrs. Pooja Aniket Fatarpekar, jointly allotted 1/4th undivided share;

AND WHEREAS in terms of an Instrument of Renunciation of Inheritance drawn on 28/10/2021 at pages 83v to 85 of the Notarial Book No. 323 of the Office of the Civil Registrar-cum-Sub-Registrar and Special Notary Ex-Officio at Bicholim, the said Smt. Neelam Ajit Phatarpekar alias, Nilam Ajit Fatarpekar, Shri Aniket Ajit Phatarpekar alias, Aniket Ajit Fatarpekar and his wife, Smt. Pooja Aniket Phatarpekar alias, Pooja Aniket Fatarpekar relinquished and released all their right, title and share in the assets left behind the deceased late Ramakant Atmaram Phatarpekar and late Geeta Ramakant Fatarpekar, inherited by them, in favour of their co-heirs in terms of Section 30 of the Goa Succession, Special Notaries and Inventory Proceedings Act, 2012 applicable to the State of Goa;

AND WHEREAS in terms of a Deed of Gift dated 22/03/2023, registered with the Sub-Registrar's Office of Bicholim, under Registration No. BCH-1-351-2023, on 31/03/2023, the said Mrs. Anjali Anil Velingkar and her



husband, Mr. Anil Hari Velingkar, Mrs. Tanuja Arun Betkikar and her husband, Mr. Arun Vasantao Betkiker gifted all their 2/3rd undivided right, title and share of each of them in the said property in favour of their brother/brother-in-law respectively - Mr. Anup Ramakant Fatarpekar, the Vendor No. 1 above named;

AND WHEREAS the Vendor No. 1 - Mr. Anup Ramakant Fatarpekar, thereafter carried out necessary mutation proceedings and his name stands duly recorded in the Occupants' Column of the Records of Right Certificate, in Form No. I and XIV, in respect of New Survey No. 35/10 of Village Maulinguem-South, Taluka Bicholim, as the sole occupant thereof, against Mutation Entry No. 37300;

AND WHEREAS by virtue of above, the Vendor No. 1 above named - Mr. Anup Ramakant Fatarpekar, along with his wife, Smt. Rajashree Anup Phatarpekar have become the absolute and exclusive owners of the said property, admeasuring 2,000.00 sq. mts., or thereabouts, bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, together with old residential house standing thereon;

AND WHEREAS the Purchaser has now approached the Vendors to sell to him 50% or half undivided right, title and share equivalent to an area of 1,000.00 sq. mts. in the said property, bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, together with proportionate half undivided right and share in the old house standing thereon;





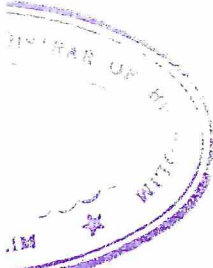
AND WHEREAS it has been agreed between the parties hereto that the Vendors shall sell to the Purchaser and the Purchaser shall purchase from the Vendors all that 50% or half undivided right, title and share equivalent to an area of 1,000.00 sq. mts. in the said property bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, together with proportionate half undivided right and share in the old residential house standing thereon, forming part of the property admeasuring 2,000.00 sq. mts., or thereabouts, of the larger property known as **"MASUNDI CHIREKHANIKADIL BHARAD"** also known as **"MOSUNDEKODIL BHARAD"**, situated at Village Maulinguem-South, more particularly described in SCHEDULE-I hereunder written and the said 50% or half undivided right, title and share equivalent to an area of 1,000.00 sq. mts. in the said property bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, hereby sold, being more particularly described in SCHEDULE-II hereunder written and hereinafter for brevity's sake, being referred to as "the said undivided share", for a total consideration of Rs. 49,00,000.00 (Rupees Forty Nine Lakh only), which is the actual market value of the said undivided share hereby sold;

NOW THEREFORE, THIS DEED OF SALE

WITNESSESS AS UNDER:-

1. In pursuance of the said Agreement and in consideration of the said sum of Rs. 49,00,000.00 (Rupees Forty Nine Lakh only), paid by the Purchaser





in favour of the Vendors prior to the execution of these presents (the payment and receipt whereof the Vendors do hereby admit and acknowledge and of and from the same and every part thereof do hereby forever acquit, release and discharge the Purchaser), the Vendors, as the absolute and exclusive owners of the said property, do hereby grant, sell, assign, release, transfer, convey and assure unto the Purchaser FOR EVER ALL THAT 50% or half undivided right, title and share equivalent to an area of 1,000.00 sq. mts. in the said property bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, together with proportionate half undivided right and share in the old dilapidated residential house bearing Municipal Registration No. 4/915 (old No. 28), standing thereon, forming part of the larger property known as **"MASUNDI CHIREKHANIKADIL BHARAD"** also known as **"MOSUNDEKODIL BHARAD"**, situated at Village Maulinguem-South, more particularly described hereinabove and the said 50% or half undivided right, title and share equivalent to an area of 1,000.00 sq. mts. in the said property bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, together with house standing thereon, hereby sold, being more particularly described in **SCHEDULE-II** hereunder written TOGETHER WITH all and singular rights, liberties, privileges, easements, profits, advantages, rights, members and appurtenances whatsoever to the said plot or any part thereof belonging or in anywise appertaining to or with the same or any part thereof now or at any time heretofore usually held, used, occupied or enjoyed therewith or reputed or

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R. B. Bicholim



known as part or member thereof to belong or be appurtenant thereto AND also together with all the deeds, documents, writings, vouchers and other evidences of title relating to the said property or any part thereof AND ALL the estate, right, title, interest, use, inheritance, property, possession, benefit, claim and demand whatsoever at law and in equity of the Vendors in, to, out of or upon the said undivided share or any part thereof TO HAVE AND TO HOLD all and singular the said undivided share hereby granted, conveyed and assured or expressed so to be with their rights, members and appurtenances UNTO and TO the use and benefit of the Purchaser FOR EVER, SUBJECT HOWEVER TO the payment of all rates, taxes, assessments, dues and duties now chargeable upon the same or hereafter to become payable to the Government or the Municipal or any other public body in respect thereof.

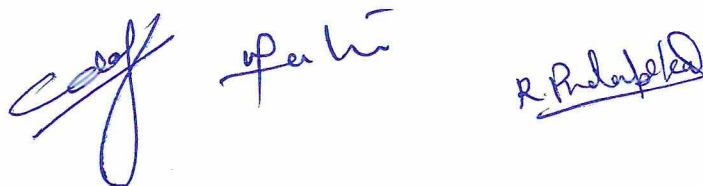
2. A N D the Vendors do hereby for themselves, their heirs, executors and administrators covenant with the purchaser that notwithstanding any act, deed, matter or thing whatsoever by the Vendors or by any person or persons lawfully or equitably claiming from through, under or in trust for them hath done, committed, omitted or knowingly or willingly suffered to the contrary the Vendors now have in themselves good right, full power and absolute authority to grant, convey and assure the said undivided share hereby granted, conveyed or assured or intended so to be unto and to the use of the Purchaser in the manner aforesaid AND that it shall be lawful for the purchaser from time to

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time and at all times hereafter peaceably and quietly to hold, enter upon, have, occupy, possess and enjoy the said plot hereby granted with all and every of his appurtenances and receive the rents, issues and profits thereof and of every part thereof to and for HIS own use and benefit, without any suit, lawful eviction, interruption, claim and demand whatsoever from or by the Vendors or their survivors or any of them or from or by any person or persons lawfully or equitably claiming or to claim by, from, under or in trust for their or any of them AND that free and clear and freely and clearly and absolutely acquitted, exonerated, released and forever discharged or otherwise by the Vendors, well and sufficiently saved defended, kept harmless and indemnified of, from and against all former and other estates, titles, charges and encumbrances whatsoever either already or to be hereafter had, made, executed, occasioned or suffered by the Vendors or by any other person or persons lawfully or equitably claiming or to claim by, from, under or in trust for their or any of them.

3. AND THIS INDENTURE FURTHER WITNESSETH THAT the Vendors and all persons having or lawfully or equitably claiming any estate, right, title or interest at law or in equity in the said premises hereby granted or any part thereof by from, under or in trust for the Vendors or their survivors or any of them shall and will from time to time and at all times hereafter at the request and cost of the purchaser does and execute or cause to be done and executed all such further and other lawful and reasonable acts, deeds, things,



The block contains three handwritten signatures in blue ink. The first signature on the left is a stylized, cursive signature. The middle signature is also cursive and appears to be 'J. P. ...'. The third signature on the right is 'R. P. ...' with a horizontal line underneath it.

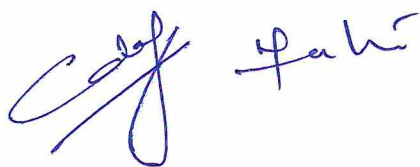


matters, conveyances and assurances in law whatsoever for the better, further and more perfectly and absolutely granting and assuring the said undivided share and every part thereof hereby granted unto and to the use of the purchaser in the manner aforesaid or as shall or may be reasonably required by the Purchaser, his successors or assigns or his counsels – in- law.

4. AND the Vendors do hereby covenant with the Purchaser that the Vendors have not done, committed or knowingly or willingly suffered or been party or privy to any act, deed or thing whereby they are prevented from granting and conveying the said undivided share in the manner aforesaid or whereby the same or any part thereof are, is, can or may be charged, encumbered or prejudicially affected in estate, title or otherwise, howsoever.

5. AND THIS INDENTURE FURTHER WITNESSETH THAT the Vendors do hereby covenant with the Purchaser that the said undivided share hereby sold and the said property is absolutely free from any charges, liens, encumbrances and/or attachments of any kind whatsoever nor there are any rights of tenancy in favour of any person whomsoever in respect of the same and, that if for any defect in the title of Vendors the Purchaser is deprived of the whole or any part of the said property, the Vendors shall compensate the Purchaser and/or his successors-in-interest.

6. In case any discrepancies errors and/or omissions or claim of any person or persons is found any time hereafter, the Vendors shall come forward to



rectify/correct/settle the same immediately upon intimation from the Purchaser and his cost and consequences thereof.

7. A N D the Vendors do hereby give their No Objection for the Purchaser to carry on necessary mutations in the Records of Right to get his name recorded in the Occupants' Column of Form No. I and XIV of said New Survey No. 35/10 of Village Maulinguem-South, Taluka Bicholim.

8. The Vendors hereby declare that they are aware of the Notification bearing No. RD/LND/LRC/318/77 dated 21/08/1978 and Circular No. 16/04/2011-RD dated 06/06/2011, issued by the Government of Goa and further declare that the said plot hereby sold, does not belong to person of scheduled caste or scheduled tribe.

9. The market value of the said 50% or half undivided right, title and share equivalent to an area admeasuring 1,000.00 sq. mts., in the said property bearing New Survey No. 35 Sub Division No. 10 of Village Maulinguem-South, Taluka Bicholim, is Rs. 35,00000.00 (Rupees Thirty Five Lakhs Only), and that of proportionate half undivided share in the old house admeasuring 200.00 sq. mts., standing thereon is Rs. 14,00000.00 (Rupees Fourteen Lakhs Only). Thus a stamp duty @ 3% i.e., in the amount of Rs. 1,47,000.00 (Rupees One Lakh Forty Seven Thousand only), has been paid on the total market value is Rs. 49,00,000.00 (Rupees Forty Nine Lakhs Only).



-: SCHEDULE HEREINAbove REFERRED TO:-
S C H E D U L E -I

(Description of property admeasuring 2,000.00 sq. mts., bearing New Survey No. 35/10 of Village Maulinguem-South, Taluka Bicholim.)

ALL THAT piece or parcel of land, admeasuring 2,000.00 sq. mts., or thereabouts, together with residential house bearing Municipal House Registration No. 4/915 (old No. 28), admeasuring 200.00 sq. mts., or thereabouts standing thereon, forming part of the larger property known as “ **MASUNDI CHIREKHANIKADIL BHARAD**” also known as “ **MOSUNDEKODIL BHARAD**”, situated at ward Maulinguem-South, within the Municipal limits of the Sankhali Municipal Council, Taluka and Registration Sub-District of Bicholim, District of North Goa, in the State of Goa, being surveyed during the recent land survey conducted for the purposes of the Records of Rights for the Revenue Village of Maulinguem-South, under New Survey No. 35 sub division No. 10 of Village Maulinguem-South, Taluka Bicholim, being bounded as per New Survey Plan as an independent and distinct entity as under:-

On or towards the East: by Survey No. 35 sub-division No. 11,

On or towards the West: by Survey No. 35 sub-division No. 9,

On or towards the North: by Survey No. 39 sub-division No. 3, and,

On or towards the South: by public road.



SCHEDULE -II

(Description of half undivided share in New Survey No. 35/10 of Village Maulinguem-South, Taluka Bicholim, hereby sold.)



ALL THAT 50% or half undivided right, title and share, corresponding to an area admeasuring 1,000.00 sq. mts., in the property admeasuring 2,000.00 sq. mts., or thereabouts, together with half undivided share in the old residential house bearing Municipal House Registration No. 4/915 (old No. 28), having built-up area of 200.00 sq. mts., standing thereon, forming part of the larger property known as “ **MASUNDI CHIREKHANIKADIL BHARAD**” also known as “ **MOSUNDEKODIL BHARAD**”, situated at ward Maulinguem-South, within the Municipal limits of the Sankhali Municipal Council, Taluka and Registration Sub-District of Bicholim, District of North Goa, in the State of Goa, being surveyed during the recent land survey conducted for the purposes of the Records of Rights for the Revenue Village of Maulinguem-South, under New Survey No. 35 sub division No. 10 of Village Maulinguem-South, Taluka Bicholim more particularly described in Schedule – I hereinabove written.

The said Property bearing New Survey No. 35 sub-division No. 10 of Village Maulinguem-South, Taluka Bicholim, is delineated on the Plan annexed hereto;

IN WITNESS WHEREOF the parties hereto have subscribed their respective hands and seal to these presents on the day, year and place first hereinabove written, after having read and understood the contents hereof, in the presence of the following witnesses, who have signed herein below.

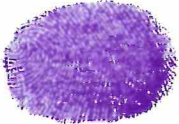
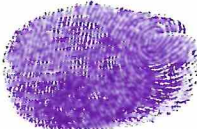
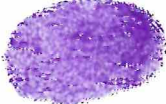
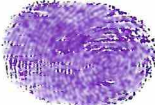
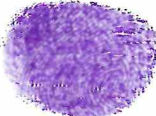
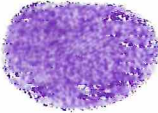
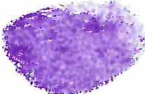


SIGNED AND DELIVERED BY THE
WITHIN NAMED VENDOR No. 1 - Shri
ANUP RAMAKANT FATARPEKAR alias,
ANUP RAMAKANT PHATARPEKAR, alias,
ANUP RAMAKANT FATERPENKAR. }



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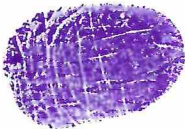
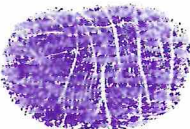
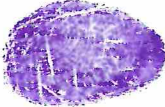
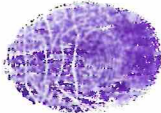
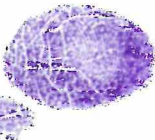
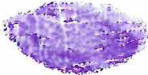
R. Phatarpekar

SIGNED AND DELIVERED BY THE }
WITHIN NAMED VENDOR No. 2 - Smt. }
RAJASHREE ANUP PHATARPEKAR @ }
RAJASHREE ANOOP PHATARPEKAR. }



R. Phatarpekar

R. Phatarpekar

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C. G. J.

R. Phatarpekar

R. Phatarpekar

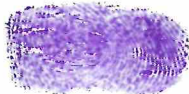
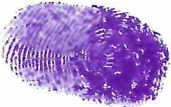
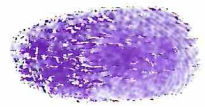
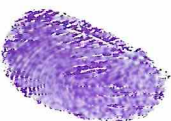
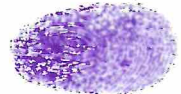
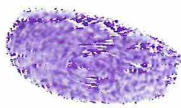
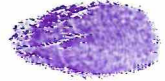
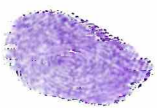


SIGNED AND DELIVERED BY THE }
WITHIN NAMED PURCHASER - Shri }
CHANDAN NARSINHA CHARI. }



Chari

Chari

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IN THE PRESENCE OF:

1. *Rashma* (Rashma Shauith)

2. *Bosco* (Vency Bosco)

Chari

Chari

R. Pradipta



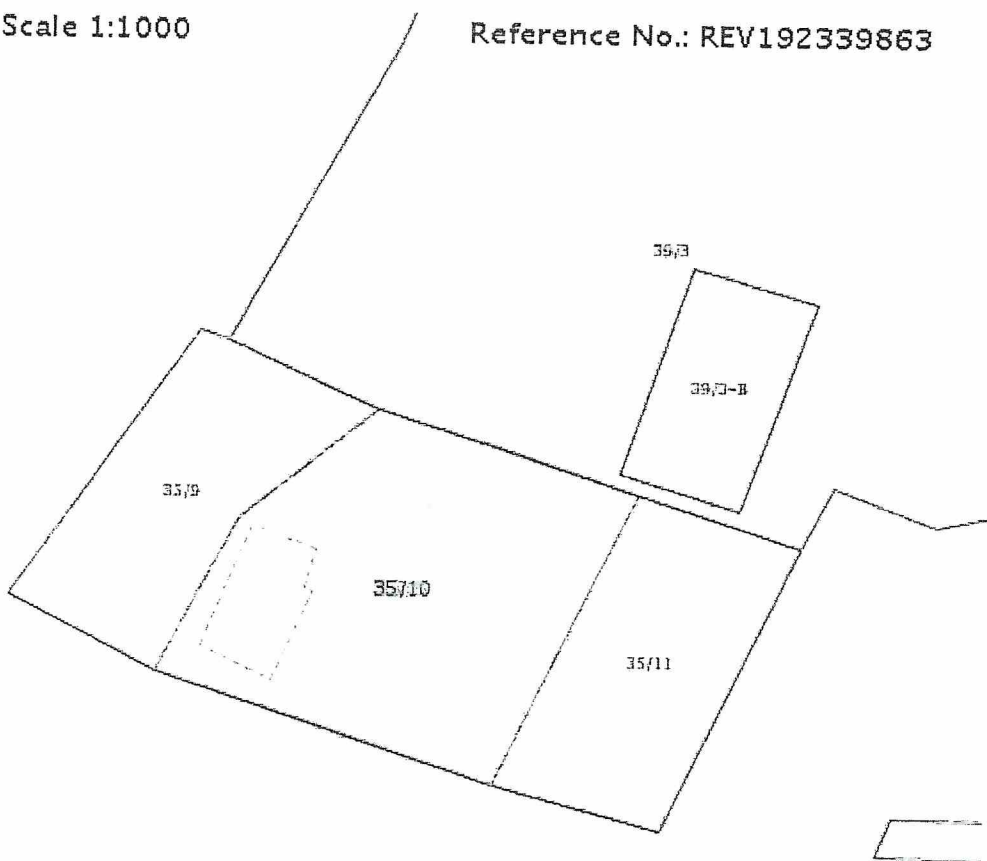
1075/23



Government of Goa
Directorate of Settlement and Land records
Survey Plan
Bicholim Taluka, Maulinguem South Village
Survey No.: 35 , Subdivision No.: 10

Scale 1:1000

Reference No.: REV192339863



[Handwritten signatures]

This record is computer generated on 01-08-2023 04:06:27. This record is valid without any signature as per Govt of Goa Notification No. 26/13/2016-RD/8639 dtd 24-Apr-2021. The latest copy of this record can be seen/verified for authenticity on the DSLR website <https://dslr.goa.gov.in/>.

NOTE: PLAN TO BE PRINTED ON A4 SIZE

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1075/23

FORM I & XIV

100017541656

Date : 01/08/2023

नमुना नं १ व १४

Page 1 of 2

Taluka BICHOLIM
तालुका
Village Maulinguem-South
गांव
Name of the Field Masundi Chirekhanikadil Bharad
शेत्याचें नांव

Survey No. 35
सर्वे नंबर
Sub Div. No. 10
हिस्सा नंबर
Tenure
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
0000.17.75	0000.00.00	0000.00.00	0000.00.00	0000.00.00	0000.00.00	0000.17.75

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 जमीन	Grand Total एकूण
0000.02.25	0000.00.00	0000.02.25	0000.20.00

Assessment : आकार	Rs. 0.00	Foro फोर	Rs. 0.00	Predial प्रेदियाल	Rs. 0.00	Rent रेंट	Rs. 0.00
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S.No.	Name of the Occupant कब्जेदाराचे नांव	Khata No. खाते नंबर	Mutation No. फेरफार नं	Remarks शेरा
1	Anup Ramakant Fatarpekar alias Anup Ramakant Phatarpekar alias Anup Ramakant Faterpenkar		37300	

S.No.	Name of the Tenant कुळ्याचे 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 करणा-याचे नांव व हक्क प्रकार -----Nil-----		



1075/23

FORM I & XIV

100017541656

Date : 01/08/2023

नमुना नं १ व १४

Page 2 of 2

Taluka BICHOLIM
 तालुका
 Village Maulinguem-South
 गांव
 Name of the Field Masundi Chirekhanikadil Bharad
 शेताचें नांव

Survey No. 35
 सर्वे नंबर
 Sub Div. No. 10
 हिस्सा नंबर
 Tenure
 सत्ता प्रकार

Details of Cropped Area पिकाखालील क्षेत्राचा तापशील

Year वर्ष	Name of the Cultivator लायण करणा-याचे नांव	Mode रीत	Season मौसम	Name of Crop पिकाचे नांव	Irrigated वागायत Ha.Ars.Sq.Mis हे. आर. चौ. मी.	Unirrigated जिरायत Ha.Ars.Sq.Mis हे. आर. चौ. मी.	Land not Available for cultivation नापिकेसाठी Nature Area क्षेत्र प्रकार हे. आर. चौ. मी.		Source of irrigation सिंचनाचा प्रारि	Remarks शेरा
	Nil									

End of Report

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



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[Signatures]



Government of Goa

Document Registration Summary 2

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

Print Date & Time : - 06-Sep-2023 11:31:55 am

Document Serial Number :- 2023-BCH-1075

Presented at 11:23:32 am on 06-Sep-2023 in the office of the Office of the Civil Registrar-cum-Sub Registrar, Bicholim along with fees paid as follows

Sr.No	Description	Rs.Ps
1	Stamp Duty	147000
2	Registration Fee	147000
3	Mutation Fees	1500
4	Processing Fee	1580
Total		297080

Stamp Duty Required :147000/-

Stamp Duty Paid : 147000/-

Presenter

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	CHANDAN NARSINHA CHARI ,Father Name:Late Narsinha Vasudev Chari,Age: 41, Marital Status: Married ,Gender:Male,Occupation: Business, Address1 - House No. 46, Near Vaddev Temple, Honda, Taluka Sattari, North Goa - 403530, Address2 - , PAN No. [REDACTED]			

Executer

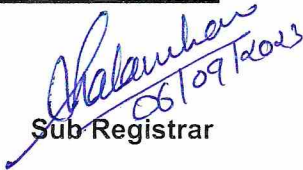
Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	ANUP RAMAKANT FATARPEKAR Alias, ANUP RAMAKANT PHATARPEKAR, Alias, ANUP RAMAKANT FATERPENKAR , Father Name:Late Ramakant Atmaram Fatarpenkar, Age: 60, Marital Status: Married ,Gender:Male,Occupation: Business, House No. 4/915 (old No. 28), Opp. Govt., Hospital, Gokulwadi, Sanquelim, Taluka Bicholim, North Goa-403505, PAN No. [REDACTED]			

Sr.NO	Party Name and Address	Photo	Thumb	Signature
2	RAJASHREE ANUP PHATARPEKAR Alias, RAJASHREE ANOOP PHATARPEKAR , Father Name:Late Chimno Chandru Shetye, Age: 53, Marital Status: Married , Gender: Female, Occupation: Service, House No. 28, opp. Govt., Hospital, Gokulwadi, Sankhali, Taluka Bicholim, North Goa-403505, PAN No [REDACTED]			
3	CHANDAN NARSINHA CHARI , Father Name:Late Narsinha Vasudev Chari, Age: 41, Marital Status: Married , Gender: Male, Occupation: Business, House No. 46, Near Vaddev Temple, Honda, Taluka Sattari, North Goa - 403530, PAN No.: [REDACTED]			

Witness:

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	Name: ROOPA SOMNATH MALIK ,Age: 33,DOB: 1990-04-18 ,Mobile: [REDACTED] ,Email: [REDACTED] ,Occupation:Advocate , Marital status : Married , Address:403503, H No 654 Gaonkarwada Cudnem , H No 654 Gaonkarwada Cudnem , Cudnem, Bicholim, NorthGoa, Goa			
2	Name: SANJAY SADANAND PAI ,Age: 59,DOB: 1964-04-06 ,Mobile: [REDACTED] ,Email: ,Occupation:Service , Marital status : Married , Address:403505, 876 Gokulwadi Mahalasa Prasad Sanquelim, Cassabe-de-sanquelim, Bicholim, NorthGoa, Goa			


Sub-Registrar

Document Serial Number :- 2023-BCH-1075

Document Serial No:-2023-BCH-1075

Book :- 1 Document
Registration Number :- BCH-1-1067-2023
Date : 06-Sep-2023



[Handwritten Signature]
06/09/2023
SUB-REGISTRAR
BICHOLIM

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