

No. AC-II/SG/CONV/25/2009
Office of the Collector,
South Goa District, Margao Goa.

Dated: 23/07/2009

- READ: 1) Application dated nil u/s 32 (1) of the Land Revenue Code, 1968
2) Report of the Town Planner - i) No. TPQ/CV/S-Pilliem/51/2009/347 dated 27/5/2009.
ii) No. TPQ/CV/S-Pilliem/51/3/2000/270 dated 28-04-2000
3) Report of the Dy. Conservator of Forests - No. 5/CNV/BARD/DCFN/TECH/2009-10/297 dt. 06/07/2009.
4) Report of the Mamlatdar - No. MAM/SNG/LND/Conv/369/2003/1879 dated 18/08/2003
5) Report of the ISLR - No. 2/IS&LR/QPM/69/09/267 dated 12/06/2009.

S A N A D

S C H E D U L E - II

(See Rule 7 of the Goa, Damão & Diu Land Revenue (Conversion of Use of Land
non - agricultural Assessment Rules, 1969)

Whereas, an Application has been made to the Collector of south Goa District (hereinafter referred to as "the Collector" which expression shall include any Office whom the Collector shall appoint to exercise and perform his duties and powers under this grant) under Section 32 of the Goa, Damão & 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 there under) by Shri Rajesh Devidas Sukthankar R/o. Shanta Niwas, Upper Bazar, Ponda being the occupant of the plot registered under Survey No. 47/1 situated at Village Piliem in Sanguem Taluka, (hereinafter referred to as the "applicant" 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 of Survey No. 47/1 admeasuring 33005 Square meters be the same a little more or less for the purpose of residential use only.

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. Leveling and clearing of the Land: The Applicant 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 non-sanitary conditions.
2. Assessment: The applicant has been credited the non-agricultural assessment Conversion fees of Rs. 13,20,000/- (Rupees thirteen lakhs twenty thousand only) vide Challan No. 151/09-10 dated 14/7/2009 in the State Bank of India, Margao for non agricultural purpose fixed by the Collector under the said Code and Rules thereunder.
3. Use: The Applicant shall not use the said land and building erected or to be erected thereon for any purpose other than residential/any other non-agricultural purpose, without the previous sanction of the Collector.
4. Builder time limit: The Applicant shall within one year from the date hereof, commence on the said plot construction of building of a substantial and permanent description, failing which unless the said period is extended by the Collector from time to time, the permission granted shall be deemed to have lapsed.
5. Liability for rates: The Applicant shall pay all taxes, rates and cesses leviable on the said land.
6. Penalty Clause: (a) If the Applicant contravenes any of the foregoing conditions the Collector may without prejudice to any other penalty to which the applicant may be liable under the provisions of the

Contd. 2/



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 application as an arrears of land revenue.

7. Code provisions applicable: Save as herein provided the grant shall be subject to the provisions if the said Code and Rules there under.
8. The applicant shall comply with the C.R.Z. Regulations and provisions of Town and Country Planning Act in force in Goa. Any violation of these provisions shall be solely at the cost of the applicant at his own peril.
9. If any person claims ownership right and succeed, the conversion shall stand automatically revoked.
10. Sanad shall not take away mundcarial right of any individual if any existing in the said property.
11. Any further development in the plot shall be strictly as per the rules in force.
12. No hill cutting or filling of low lying area shall be undertaken without prior permission from the chief Town Planner under section 17A of Twp Act.
13. The applicant should obtain prior permission for cutting of trees if any in the said plot from the concerned forest department, if required.
14. In case of violation of any of the condition or in case any N.O.C etc., issued by any department is withdrawn, revoked or otherwise the conversion Sanad shall also stand cancelled.
15. Survey Plan submitted by the Inspector of Survey and Land Records, Quepem under No.2/IS&LR/QPM/69/09/267 dated 12/06/2009 is annexed herewith.

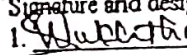

APPENDIX - I

Length & Breadth		Total Superficial Area	Forming (part of) Survey No. or Hissa No.	BOUNDARIES	RE MARKS
North to South	East to West			North, South, East & West	
1	2	3	4	5	6
262.00 mts	180.00 mts	33005Sq. mts	Survey No. 47/1	North : Survey No. 51/4. South : Survey No. 47/1. East : Survey No. 47/1. West : Survey No. 47/1.	-

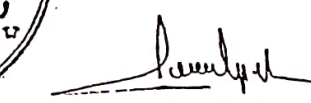
In witness whereof the Additional Collector-II of South Goa District, Margao has hereunto set his hand and the sent seal of his Office on behalf of the Government of Goa, and the Applicant Shri Rajesh Devidas Sukthankar R/o. Shanta Niwas, Upper Bazar, Ponda has also hereunto set his hand this 23rd of day of July, 2009.


(Signature of Applicant)

Signature and designation of the witnesses:

1.  V.V. Sukthankar
2.  Yogita Sukthankar




(P. K. Velip Kankar)
Additional Collector - II
South Goa District, Margao.

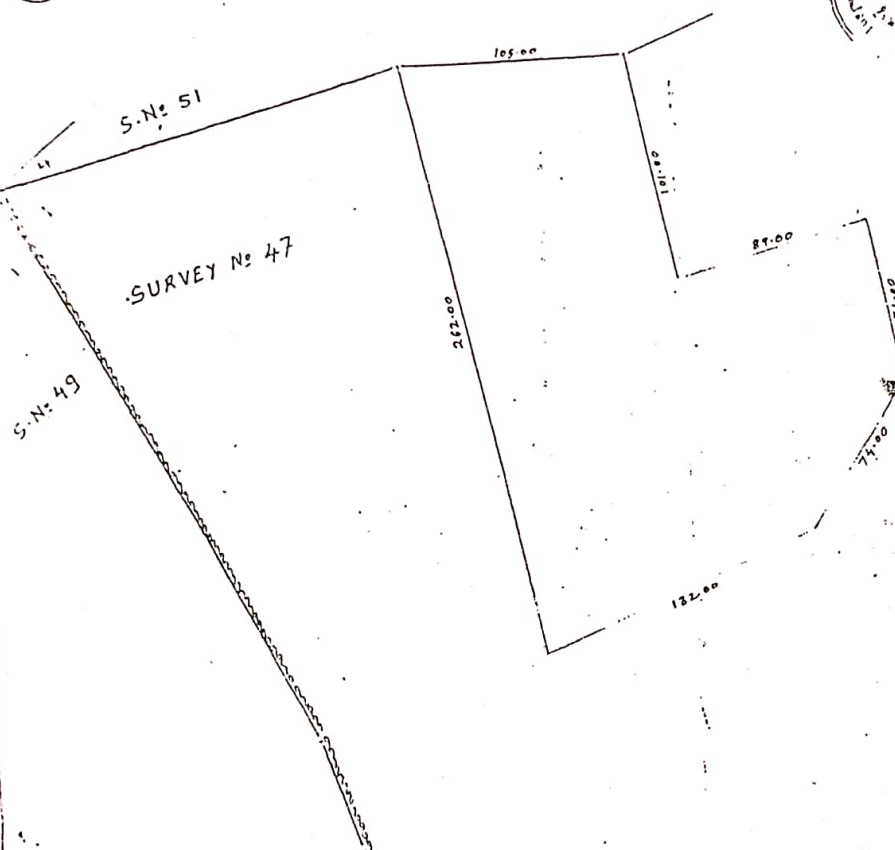
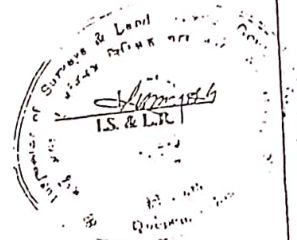
GOVERNMENT OF GOA
OFFICE OF THE INSPECTOR OF SURVEY & LAND RECORDS
QUEPEM-GOA

PLAN

OF THE PROPERTY BEARING SURVEY NO.47 SUB. DIV. NO.1
SITUATED AT FILIEM VILLAGE OF QUEPEM TALUKA APPLIED
FOR CONVERSION OF USE OF LAND FROM AGRICULTURE TO
NON-AGRICULTURAL PURPOSE, APPLIED BY SHRI RAJESH DEVIDAS SUKTHANKAR
VIDE ORDER NO. AC-11/SG/CONV/25/2009 DT. 03/04/2009
FROM THE COLLECTOR SOUTH GOA DISTRICT, MARGAO GOA.

SCALE:- 1:2000

□ - AREA TO BE CONVERTED 33005.00 SQ MTS.



CHECKED BY:-
SUDESH K. N. BHAIKELI, (H.S.)

SURVEYED & PREPARED BY:-
DAMU S KOMARPANT, (F.S.)

FILE NO. :- 2/AS&LR/QPM/69/09