

No.CNV/BAR-II/61/2014 /4208
GOVERNMENT OF GOA,
OFFICE OF THE DEPUTY COLLECTOR &
SUB DIVISIONAL OFFICER,
MAPUSA-BARDEZ-GOA.

Dated:- 11 / 6 / 2019

Read:- Application dated 18/09/2014 received u/s 32
of LRC 1968.

**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 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) by **Shri. Gajanan Anand Chodankar & Ranjita G. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa** being the occupant of the plot registered under **Survey No.27/7-C** Situated at **Guirim, Bardez Goa** registered under **Survey No.27/7-C** (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.27/7-C** admeasuring **302.00 sq.mts.** be the same a little more or less for the purpose of **Residential**.

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 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 insanitary conditions.
2. **Assessment**-The applicant shall pay the non-agricultural assessment when fixed by the Collector under the said Code and rules thereunder with effect from the date of this Sanad.
3. **Use**-The applicant shall not use the said land and building erected or to erected thereon for any other purpose other than **residential purpose**, without the previous sanction of the Collector.
4. **Liability for rates**- The applicant shall pay all taxes, rates and cesses leviable on the said land.
5. **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 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. **Code provisions applicable**- Save as herein provided the grant shall be subject to the provisions of the said Code and rules thereunder:-

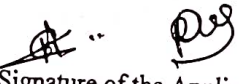
Cont..... 2/-

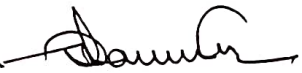


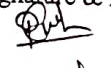
Length North to South	Breadth East to West	Total Superficial Area	Forming (part of) Survey No. or Hissa No.	BOUNDARIES North, South, East and West	Remarks
2	3	4	5	6	7
24.00 mts.	15.80 mts.	302.00 sq. mts	Survey No.27/7-C Village: Guirim	North:- Survey No.27/7-B South:- Survey No.27/7 East :- Survey No.27/7-B West :- Survey No.27/2	

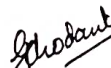
7. This Conversion Sanad is issued based on the report of the Senior Town Planner vide No.TPB/1084/GUJIRIM/TCP-15/744 dated 26/02/2015.
8. Report received from the Mamlatdar of Bardez vide No. MAM/BAR/CI-I & II/Conv/2015/2000 dated 30/04/2015.
9. Report received from Dy. Conservator of Forests, Ponda vide letter No.5/CNV/BAR/DCFN/TECH/2014-15/1138 dated 31/03/2015.
10. The conversion fees charge at rate of Rs.68/- per sq. mts of area 221 sq. mts. Received conversion fees of Rs.20,536/-(Rupees twenty thousand five hundred thirty six only) Vide Challan No.82/2019 dated 03/05/2019.. Which is deposited in S.B.I., Mapusa by applicant Gajanan A. Chodankar.
11. This Sanad is issued for conversion of an area for residential purpose only. Further any development in the plot shall be governed as per rule in force.
12. Traditional access, passing through the plot, if any, shall be maintained.

In witness whereof the Collector of Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, and the applicant by Shri. Gajanan Anand Chodankar & Ranjita G. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa here also hereunto set his hand this 11th day of June 2019.


(Signature of the Applicant)
Gajanan Anand Chodankar & Ranjita G. Chodankar

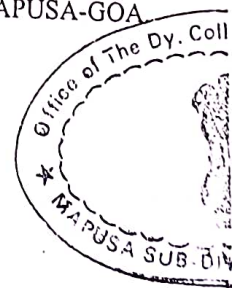

(Gaurish J. Shankhwalkar)
DY.COLLECTOR & S.D.O.,
MAPUSA-GOA

Signature & Designation of Witness
1.  Pinal A. Chodankar (Cauca)
2.  Gauri P. Chodankar (Cauca)

Signature & Designation of Witness
1.  Pinal A. Chodankar (Cauca)
2.  Gauri P. Chodankar (Cauca)

We declare that by Shri. Gajanan Anand Chodankar & Ranjita G. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereto in our presence.

1.  Pinal A. Chodankar (Cauca)
2.  Gauri P. Chodankar (Cauca)



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



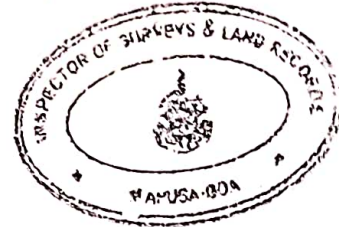
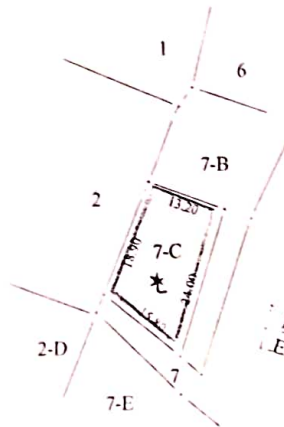
PLAN

Of the Land bearing Sub. Div. No. 7-C of Survey No 27
Situated at Guirim village of Bardez Taluka,
Applied by Shri. Gajanan Anand Chodankar & Mrs. Ranjita Gajanan Chodankar
Conversion of use of land from agricultural into non-agricultural
purpose, vide Case No. CNV/BAR-II/61/2014/3698 dated 19-05-2015
from the Office of the Dy. Collector & S.D.O. Mapusa - Goa.

SCALE 1:1000

 AREA APPLIED TO BE CONVERTED ----- 302 Sq. Mts.

Lelelelele
INSPECTOR OF SURVEYS & LAND RECORDS
CITY SURVEY MAPUSA



SURVEY No.27

Director, Sub-Div. Office
PREPARED BY
[Signature]
NILESH L. PASTE
Field Surveyor

VERIFIED BY

[Signature]
19/6/15

RESHMA DHARGALKAR
Head Surveyor

SURVEYED ON: 12/06/2015

FILE No. 8/CNV/MAP/150/15

No.CNV/BAR-II/60/2014 14209
GOVERNMENT OF GOA,
OFFICE OF THE DEPUTY COLLECTOR &
SUB DIVISIONAL OFFICER,
MAPUSA-BARDEZ-GOA.

Dated:- 11 / 6 / 2019

Read:- Application dated 19/08/2014 received u/s 32
of LRC 1968.

**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 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) by **Shri. Pinak A. Chodankar & Gauri P. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa** being the occupant of the plot registered under **Survey No.27/7-B** Situated at **Guirim, Bardez Goa** registered under **Survey No.27/7-B** (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.27/7-B** admeasuring **399.00 sq.mts.** be the same a little more or less for the purpose of **Residential**.

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 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 insanitary conditions.
2. **Assessment-** The applicant shall pay the non-agricultural assessment when fixed by the Collector under the said Code and rules thereunder with effect from the date of this Sanad.
3. **Use-** The applicant shall not use the said land and building erected or to erected thereon for any other purpose other than **residential purpose**, without the previous sanction of the Collector.
4. **Liability for rates-** The applicant shall pay all taxes, rates and cesses leviable on the said land.
5. **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 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. **Code provisions applicable-** Save as herein provided the grant shall be subject to the provisions of the said Code and rules thereunder:-

Cont..... 2/-

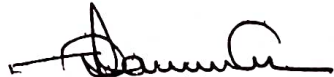


Length North to South	Breadth East to West	Total Superfic ial Area	Forming (part of) Survey No.or Hissa No.	BOUNDARIES North,South,East and 'West	Remarks
2	3	4	5	6	7
42.00 mts.	17.70 mts.	399.00 sq. mts	Survey No.27/7-B Village: Guirim	North:- Survey No.27/1 & 6 South:- Survey No.27/7 & 7-C East :- Survey No.27/7 West :- Survey No.27/2 & 7-C	

7. This Conversion Sanad is issued based on the report of the Senior Town Planner vide No.TPB/1085/GUI/TCP-15/677 dated 23/02/2015.
8. Report received from the Mamlatdar of Bardez vide No. MAM/BAR/CI-I & II/Conv/2015/2002 dated 30/04/2015.
9. Report received from Dy. Conservator of Forests, Ponda vide letter No.5/CNV/BAR/DCFN/TECH/2014-15/127 dated 14/05/2015.
10. The conversion fees charge at rate of Rs.68/- per sq. mts of arca 221 sq. mts. Received conversion fees of Rs.27,132/- (Rupees twenty seven thousand one hundred thirty two only) Vide Challan No.81/2019 dated 03/05/2019.. Which is deposited in S.B.I., Mapusa by applicant Pinak A. Chodankar.
11. The conversion is recommended for residential purpose for single family dwelling unit only.
12. This Sanad is issued for conversion of an area for residential purpose only. Further any development in the plot shall be governed as per rule in force.
13. Traditional access, passing through the plot, if any, shall be maintained.

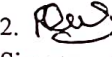
In witness whereof the Collector of Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, and the applicant Shri. Pinak A. Chodankar & Gauri P. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa here also hereunto set his hand this 11th day of June, 2019.


(Signature of the Applicant)
Pinak A. Chodankar & Gauri P. Chodankar


(Gaurish J. Shankhwalkar)
DY.COLLECTOR & S.D.O.,
MAPUSA-GOA.

Signature & Designation of Witness

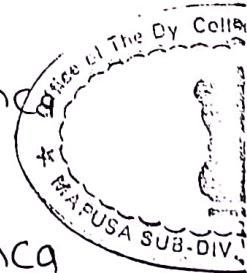
1.  Gajanan A. Chodankar Canca.

2.  Ranjeeta G. Chodankar Canca

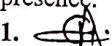
Signature & Designation of Witness

1.  Gajanan A. Chodankar -

2.  Ranjeeta G. Chodankar. Canca



We declare that by Shri. Pinak A. Chodankar & Gauri P. Chodankar R/o "Kalashri" H. No.481/2, Abaswada, Canca, Bardez Goa has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereto in our presence.

1.  Gajanan A. Chodankar - Canca.

2.  Ranjeeta G. Chodankar Canca

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

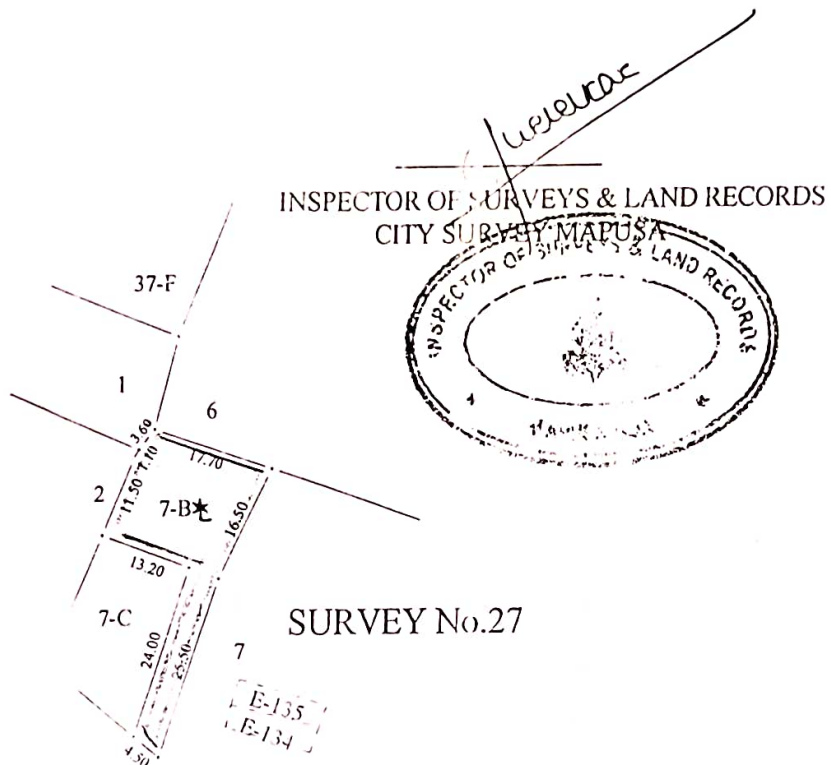


PLAN

Of the Land bearing Sub.Div.No.7-B of Survey No.27
Situated at Guirim village of Bardez Taluka,
Applied by Shri.Pinak Anand Chodankar & Mrs.Gauri Pinak.Chodankar
Conversion of use of land from agricultural into non-agricultural
purpose, vide Case No. CNV/BAR-II/60/2014/3606 dated 22-05-2015
from the Office of the Dy. Collector & S.D.O. Mapusa -G oa.

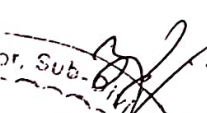
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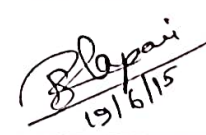
 AREA APPLIED TO BE CONVERTED ----- 399 Sq. Mts.



PREPARED BY

VERIFIED BY


NILESH TIL PASTE
Field Surveyor


RESHMA DHARGALKAR
Head Surveyor

SURVEYED ON: 12/06/2015

FILE No. 8/CNV/MAP/149/15