

Annexure II

“Certificate to be Given by Unit Purchaser/Customer as per B(II)”

MS. AARTI PRAKASH KHOT

Address :- 303, 3rd Floor, Shiv
Shakti CHS, Hanuman Nagar, Off
M.G. Road, Goregaon (West), Mumbai
400104.

Mob. No. 9920744489

TO WHOMSOEVER IT MAY CONCERN

I/We **MS. AARTI PRAKASH KHOT** the undersigned state that, I/We have purchased the Unit viz. Flat Premises, the details of the same are as under.

Sr. No.	Descriptions	Details
1.	Building Proposal File No.	MH/EE/BP-Cell/GM/MHADA-53/277/2020
2.	CS No./CTS No.	217 (part)
3	Village	Village : Pahadi, Goregaon West
4.	Name of the Developer	M/S CHIRAG INFRAPROJECTS PVT. LTD.
5.	Name of L.S./Architect	Mr. Ashim Khatri
6.	Flat No.	504
7.	Floor No.	5th Floor
8.	Wing No.	----
9.	Building No.	8, VIJAYI JWALA CHS LTD., Shastri Nagar, Goregaon West, Mumbai – 400104.
10	Sale Agreement Registration Under No.	BRL-1-8737-2024 dtd 22.05.2024
11	Date of Registration.	22.05.2024
12.	Amount of Stamp duty paid	Rs. 5,73,000.00

I/we hereby certify that, the stamp duty payable for the registration of the agreement no. BRL-1-8737-2024 dtd 22.05.2024 on the sale proceeds of the above unit is paid by the project proponent.

The above information is true and correct.

Yours faithfully,

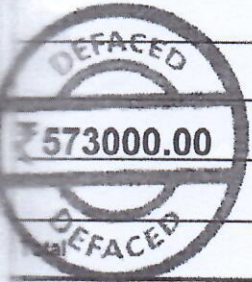
Unit Purchaser / Customer

MS. AARTI PRAKASH KHOT

CHALLAN
MTR Form Number-6



GRN	MH001939747202425E	BARCODE			Date	13/05/2024-14:13:29	Form ID	25.2
Department Inspector General Of Registration				Payer Details				
Stamp Duty				TAX ID / TAN (If Any)				
Type of Payment Registration Fee				PAN No.(If Applicable)		AADCC6273H		
Office Name BRL1_JT SUB REGISTRAR BORIVALI 1				Full Name		CHIRAG INFRAPROJECTS PVT LTD		
Location MUMBAI				Flat/Block No.		FLAT NO 504 VIJAYJWALA CHS LTD BLD 08		
Year 2024-2025 One Time				Premises/Building				
Account Head Details			Amount In Rs.		Road/Street			NEW SHASTRI NAGAR
0000045501 Stamp Duty			543000.00		Area/Locality			GOREGAON
0000063301 Registration Fee			30000.00		Town/City/District			
					PIN			4 0 0 1 0 4
				Remarks (If Any)				
				PAN2=ARNPK8786F~SecondPartyName=AARTI PRAKASH				
				HOT~CA=9050000~Marketval=8191000				
			Amount In		Five Lakh Seventy Three Thousand Rupees Only			
			5,73,000.00		Words			
Payment Details BANK OF BARODA				FOR USE IN RECEIVING BANK				
Cheque-DD Details				Bank CIN		Ref. No.		02003942024051300437 1385542249
Cheque/DD No.				Bank Date		RBI Date		13/05/2024-14:13:29 14/05/2024
Name of Bank				Bank-Branch		BANK OF BARODA		
Name of Branch				Scroll No. , Date		1 , 14/05/2024		

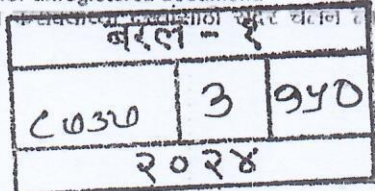


Document ID : This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document. Mobile No. : 9324604809
चलान केवल दुरयोग निबंधक कार्यालयात नोंदणी करावयाच्या दस्त्यासाठी लागू आहे. नोंदणी न करता दस्त्यासाठी याच चलान वाचू नये.

Signature Not Verified

Digitally signed by DS
DIRECTORATE OF ACCOUNTS
AND TREASURIES MUMBAI 02
Date: 2024.05.22 10:28:28 IST
Reason: GRAS Secure Document
Location: India

Challan Defaced Details



Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(IS)-324-8737	0001310541202425	22/05/2024-10:24:27	IGR190	30000.00
2	(IS)-324-8737	0001310541202425	22/05/2024-10:24:27	IGR190	543000.00
Total Defacement Amount					5,73,000.00

06/05/2024	06/05/2024	EBANK:1401443792//24050600412756/CB DT TIN20		55.00		58,51,510.04Cr
06/05/2024	06/05/2024	EBANK:1401444603//24050600417678/CB DT TIN20		30,109.00		58,21,401.04Cr
06/05/2024	06/05/2024	EBANK:1401445708//24050600422034/CB DT TIN20		2,100.00		58,19,301.04Cr
06/05/2024	06/05/2024	EBANK:1401446614//24050600428329/CB DT TIN20		315.00		58,18,986.04Cr
07/05/2024	07/05/2024	RTGS-BKIDR52024050700607024-BOI			20,15,000.00	78,33,986.04Cr
07/05/2024	07/05/2024	Charges for PORD Customer Payment :001962592075		17.40		78,33,968.64Cr
07/05/2024	07/05/2024	NEFT-BARBW24128881972-ULTRATECH CEMENT LIMITED-AXI	985	1,43,360.00		76,90,608.64Cr
08/05/2024	08/05/2024	IMPS/P2A/412916815693/MrsAARTIPRAK ASH/ReqPaySBA91			10.00	76,90,618.64Cr
08/05/2024	08/05/2024	03/29100-VJGORE	986	25,00,000.00		51,90,618.64Cr
08/05/2024	08/05/2024	03/29101-VJGORE	987	25,00,000.00		26,90,618.64Cr
10/05/2024	10/05/2024	RTGS-SBINR12024051021617744-Mrs AARTI PRAKASH KHO			5,00,000.00	31,90,618.64Cr
10/05/2024	10/05/2024	IMPS/P2A/413114522676/MrsAARTIPRAK ASH/ReqPaySBA91			47,500.00	32,38,118.64Cr
10/05/2024	10/05/2024	ASHETOSH KUMAR-VJGORE	864	29,800.00		32,08,318.64Cr
10/05/2024	10/05/2024	LAXMAN H SOLANKI-VJGORE	862	14,800.00		31,93,518.64Cr
13/05/2024	13/05/2024	NAGENDRA SINGH-VJGORE	856	27,800.00		31,65,718.64Cr
13/05/2024	13/05/2024	JEEVU TURI-VJGORE	861	14,800.00		31,50,918.64Cr
13/05/2024	13/05/2024	SHAILESH KUMAR JASAHAM SEN- VJGORE	865	27,800.00		31,23,118.64Cr
13/05/2024	13/05/2024	AKHILESH SHREENATH DWIVEDI- VJGORE	997	7,920.00		31,15,198.64Cr
13/05/2024	13/05/2024	GOPAL SINGH B DEWAL-VJGORE	867	39,800.00		30,75,398.64Cr
13/05/2024	13/05/2024	EBANK:1402434487/02003942024051300 423/MH001938969		7,78,600.00		22,96,798.64Cr
13/05/2024	13/05/2024	CHIRAG INFRAPROJECTS PVT LTD			6,00,000.00	28,96,798.64Cr
13/05/2024	13/05/2024	TO TRANSFERRED TO KANCHAN K SHARMA-SAIMUM	1000	48,199.00		28,48,599.64Cr
13/05/2024	13/05/2024	EBANK:1402436967/02003942024051300 437/MH001939747		5,73,000.00		22,75,599.64Cr
13/05/2024	13/05/2024	EBANK:1402439741/IGR Maharashtra/4466059936037/SB		2,011.80		22,73,587.84Cr
13/05/2024	13/05/2024	EBANK:1402441902/IGR Maharashtra/3599397324327/SB		2,011.80		22,71,576.04Cr
13/05/2024	13/05/2024	Mr ROHAN RAMESH PAWASKAR	983	18,900.00		22,52,676.04Cr
13/05/2024	13/05/2024	VIJAYI JWALA CO OP HSG S	177	6,29,200.00		16,23,476.04Cr
14/05/2024	14/05/2024	MAHANTH LAL KAMMAL	992	20,000.00		16,03,476.04Cr
14/05/2024	14/05/2024	S M GRANITES	991	2,84,796.00		13,18,680.04Cr
14/05/2024	14/05/2024	MAHALAXMI	999	53,460.00		12,65,220.04Cr
14/05/2024	14/05/2024	VIMLESH SHREENATH DIWEDI	996	7,920.00		12,57,300.04Cr
14/05/2024	14/05/2024	SHAH MECHANICAL WORKS	994	5,445.00		12,51,855.04Cr
14/05/2024	14/05/2024	DIVINE JOINERY FITTING C	972	30,661.00		12,21,194.04Cr
14/05/2024	14/05/2024	ADANI ELECTRICITY MUMBAI	866	96,100.00		11,25,094.04Cr
14/05/2024	14/05/2024	Mr BUDHAJI SURYAKANT CHA	860	24,800.00		11,00,294.04Cr
14/05/2024	14/05/2024	IRAM ABDUL SAEED NALIYAW	858	27,800.00		10,72,494.04Cr
14/05/2024	14/05/2024	HIMANSHU MAHENDRA SHAH	857	32,800.00		10,39,694.04Cr
14/05/2024	14/05/2024	PRERNA PERFECT PRINT	855	44,457.00		9,95,237.04Cr
14/05/2024	14/05/2024	ROSHAN TRANSPORT	853	41,580.00		9,53,657.04Cr
14/05/2024	14/05/2024	KAMLESHSHRINATHDIWEDI	998	7,920.00		9,45,737.04Cr
14/05/2024	14/05/2024	RTGS-COSBR52024051400546071- SARITA MANE HOME LOAN			21,10,282.00	30,56,019.04Cr
14/05/2024	14/05/2024	NEFT-N135243039396601-HDFC DISB FUNDED			36,99,560.00	67,55,579.04Cr
15/05/2024	15/05/2024	EBANK:1402708014/IGR Maharashtra/5866671306819/SB		2,011.80		67,53,567.24Cr

504



24/05/2024

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. बोरीवली 1

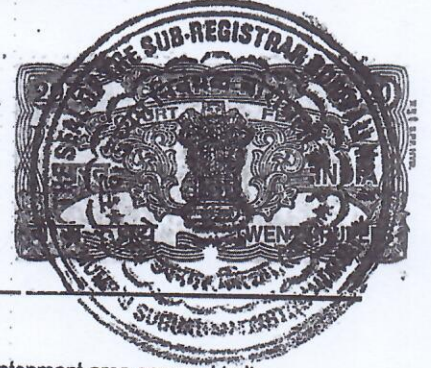
दस्त क्रमांक : 8737/2024

नोंदणी :

Regn:63m

गावाचे नाव : पी.एस.पहाडीगोंरेगांव

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	9050000
(3) बाजारभाव (भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	8190331.21
(4) भू-मापन, पोटहिस्सा व घरक्रमांक (असल्यास)	1) पालिकेचे नाव: Mumbai Ma.na.pa. इतर वर्णन : सदनिका नं: 504, माळा नं: 5 वा मजला, इमारतीचे नाव: विजयी ज्वाला को ऑप हौ सोसा लि, ब्लॉक नं: शास्त्री नगर ऑफ लिंक रोड, रोड : गोंरेगाव पश्चिम मुंबई - 400104, इतर माहिती: सदनिके चे एकूण क्षेत्रफळ 443 चौ फुट रेरा कारपेट. सोबत 1 कार पार्किंग नं - 14,1 ला पोडीयम ((C.T.S. Number : 217 ;))
(5) क्षेत्रफळ	1) 45.29 चौ.मीटर
(6) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:- मेसर्स चिराग इन्फ्रा प्रोजेक्ट्स प्रा लि चे संचालक अरुण मुलचंद जैन तर्फे मुखत्यार आयुष किशोर शाह वय:-27; पत्ता:- प्लॉट नं: ऑफिस नं - 101/102, बिल्डिंग नं - सी - 7, माळा नं: 1 ला मजला, इमारतीचे नाव: पूर्वी विहार को ऑप हौ सोसा लि, ब्लॉक नं: शास्त्री नगर, रोड नं: गोंरेगाव पश्चिम मुंबई, महाराष्ट्र, मुम्बई. पिन कोड:-400104 पॅन नं:-AADCC6273H
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- आरती प्रकाश खोत वय:-43; पत्ता:- प्लॉट नं: सदनिका क्र - 303, माळा नं: 3 रा मजला, इमारतीचे नाव: शिव शक्ती को ऑप हौ सोसा लि, ब्लॉक नं: हनुमान नगर, ऑफ एम जी रोड, रोड नं: गोंरेगाव पश्चिम मुंबई, महाराष्ट्र, मुम्बई. पिन कोड:-400104 पॅन नं:-ARNPK8786F
(9) दस्तऐवज करून दिल्याचा दिनांक	22/05/2024
(10) दस्त नोंदणी केल्याचा दिनांक	24/05/2024
(11) अनुक्रमांक, खंड व पृष्ठ	8737/2024
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	543000
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	30000
(14) शेर	



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- (i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.

सह. दुय्यम निबंधक, बोरीवली क्र. १,
मुंबई उपनगर जिल्हा.