



ULHASNAGAR MUNICIPAL CORPORATION
CITIZEN FACILITATION CENTRE

SUBJECT:- CHANGE OF NAME FOR THE PURPOSE OF PRIMARY
LIABILITY TO PROPERTY TAX

Token Number (For Office Use)

Date:-

Citizen Identification Number

(If Citizen Identification Number is given, do not fill below Details)

Applicant's Details:

| Last Name/ Surname | Name | Father/Husband's Name |
|--------------------|-------|-----------------------|
| Mallik | Rahim | Sahujan |

Details of Society (If Application from Society):

| | |
|------------------|--|
| Name Of Society: | |
| Designation | |

Address:

| Head | Information |
|---------------------------|---------------------------------|
| House/Building/Soc. Name: | BK 1032 2/89 Pali Bhawan Bhawan |
| Flat/Block/Barrack No.: | Shree Krishna Wing/Floor: |
| Road/Street/Lane: | 904 Pooja Shop IV - 59 |
| Area/Locality/Town/City: | Ward - 2 Taluka: |
| Pin code: | |
| Ward Committee No.: | 1 [] 2 [] 3 [] 4 [] |
| Electrol Panel No.: | |
| Telephone No. (if any): | Contact Person: |
| Email Address (if any): | |

Information of Property:

| Head | Information |
|---|---|
| Type of Property (Please Tick [✓] as applicable) | [] Land [] Building [] Room [] Shop with Residence |
| Property Number (Computerized) | |

Necessary Particulars about above service:

| Head | | Information | | | |
|------|---|-------------------|----------------|-------------------------------|--|
| 1 | Insatrument / Document Registration Number | | | Date | |
| 2 | Name of Vendor or Assignor | Surname Sandra | Name Deopal | Father / Husband's Name V. | |



| | | | | |
|---|--|---------------|-------|------------------|
| 3 | Name of Purchaser or Assignee | Surname | Name | Father / Husband |
| | | malik | Rahim | Sahsray |
| 4 | Description & Details about Property | | | |
| 5 | Khatta No. / Ward No. / Serial No. in Assessment Book. | 2131018350700 | | |

Necessary Enclosures related to above application are as under
(Please tick [✓] For Yes or tick [×] for No)

| Enclosures | | Yes |
|------------|--|-----|
| 1 | Upto date Property Tax paid receipt | [] |
| 2 | Copy of sale deed along with Index - II Registered with Registrar of Assurance | [] |
| 3 | Conveyance Deed (CD) | [] |
| 4 | Change of Name effected by Sub Division officer Ulhasanagar | [] |
| 5 | Partition deed registered with Registrar of Assurance | [] |
| 6 | Gift deed registered with Registrar of Assurance | [] |
| 7 | Mortgage deed registered with Registrar of Assurance | [] |
| 8 | Lease deed registered with Registrar of Assurance | [] |
| 9 | Letter of Administration granted by court | [] |
| 10 | Unregistered Instrument attested by Notary / Executive Magistrate namely | [] |
| 11 | Any Other Documents | [] |

I am aware that this is only a mutation of entry for the purpose of primary liability to tax and shall not be construed as transfer of title. Any mis-representation or fraudulent information contained in the notice would any time lead to cancellation of such entry without prejudice to the rights of prosecution.

Date :

Applicant's Sign

Rahim



उल्हासनगर महानगरपालिका

कराची पावती

सन 2023-2024

215/018350700

पावती क्र.

118714

(Occupier: DEEPAK V. SANTRA)

दिनांक

18-12-2023

SK.322/8-9, JAI BHAWANI MARKET, SONAR GALLI 3RD FLOOR, SHOP NO.89 ULHASNAGAR 2

कराचे प्रकार

देय रक्कम

भरलेले रक्कम

| | | |
|---------------------------------|------|--------|
| सर्व साधारण कर | 675 | 675.00 |
| महानगरपालिका शिक्षण कर | 120 | 120 |
| नगरप्रवाह कर | 170 | 170 |
| पथ कर | 190 | 190 |
| वृक्ष कर | 10 | 10 |
| पाणीपुरवठा लाभ कर | 120 | 120 |
| नगरप्रवाह सुविधा लाभ कर | 70 | 70 |
| शासकीय शिक्षण कर | 190 | 190 |
| शासकीय रोववार हनी कर | 50 | 50 |
| नोज्या निवासी वाढेवरील कर | 0 | 0 |
| पाणी वृद्धी (अति महिमा) | 0 | 0 |
| विशेष लाभ तक्रई कर | 0 | 0 |
| अग्निशमन सेवा कर | 50 | 50 |
| उपबोनकर्ता शुल्क | 5198 | 5198 |
| अनाधिकृत बांधकाम शास्ती | 0 | 0 |
| बिलंब शास्ती | 3590 | 3590 |
| शिक्षण करा वरील (पेनल्टी) | 12 | 12 |
| पेनल्टी (रोववार हनीकर) | 3 | 3 |
| नोटीस फ्री | 0 | 0 |
| Dishonour chq Pen | 0 | 0 |
| व्याव | 0 | 0 |
| शास्ती (as per state govt rule) | 0 | 0 |

10448

10448

| सूट रक्कम | अधिक रक्कम | भरलेली रक्कम | कोणाकडून प्राप्त झाले | देयकाचे स्वरूप | Collected By |
|-----------|------------|--------------|-----------------------|----------------|--------------|
|-----------|------------|--------------|-----------------------|----------------|--------------|



प्रतिज्ञापत्र

मी. श्री/श्रीमती Sahajan (स्वतःचे नाव) श्री. Sahajan
Mallik (वडिलांचे/पतीचे नाव) यांचा /यांची मुलगा/मुलगी/पत्नी, वय---
वर्षे, राहणार Sh. No-322/8-9 Jan Bhavani
market Jomur Ghani Sh. 59 (पत्ता) (मोबाईल क ---)

खालीलप्रमाणे प्रतिज्ञेवर सांगतो/सांगते आणि घोषित करतो/करते की,

मी उल्हासनगर महानगरपालिका कर आकारणी पुस्तकात मालमत्ता क. 453618350740 अन्वये नोंद असलेल्या मिळकतीसाठी कर देण्यास प्रथम पात्र व्यक्ती म्हणुन असलेले नोंदीत बदल करणे/कर आकारणीत फेरफार करणे संदर्भात मालमत्ता कर विभागाकडे अर्ज सादर केला आहे.

अर्जासोबत जोडलेली सर्व कागदपत्रे व पुरावे मी संबंधित सक्षम अधिका-यांकडून प्राप्त करून घेतलेली असून, ती कागदपत्रे खरी आणि योग्य मार्गाने मिळविलेली आहेत. त्यामध्ये कोणत्याही प्रकारची खाडाखोड/दुरुस्ती/बदल केलेला नाही. तसेच ती, कागदपत्रे योग्य मार्गाचा अवलंब करून प्राप्त केलेली आहेत. ती खोटी अथवा नकली नाहीत हे मी सत्य प्रतिज्ञेवर लिहून देतो.

उपरोक्त कागदपत्रे खोटी अथवा बनावट आढळल्यास मी त्यास जबाबदार असून त्यासाठी भारतीय दंड विधान कायदानुसार लागू होणा-या शिक्षेस मी पात्र राहीन याची मला पूर्ण जाणीव आहे.

मी, सत्यप्रतिज्ञेवर नमूद केलेली सर्व माहिती सत्य व खरी आहे. प्रतिज्ञापत्र मी पूर्ण अक्कल हुशारीने, कोणत्याही दबावाला बळी न पडता राजीखुशीने लिहून देत आहे.

दिनांक / /

प्रतिज्ञापत्र करणा-याची सही

ठिकाण उल्हासनगर

साक्षीदार

१) श्री/श्रीम Rajeev Fule
पत्ता Jomur Ghani
Ullhasnagar 2
(मोबाईल क्रमांक ---)

२) श्री/श्रीम Ankan Kulkarni
Jomur Ghani

अधिकडे
काढलेला फोटो
य त्यावर
अर्जदाराची
स्वाक्षरी

| | | | |
|-----|---|------------|------------|
| नाम | 21BI018350700 | पावती क्र. | 116714 |
| पता | (Occupier : DEEPAK V. SANTRA) <i>Rahim malik</i> | दिनांक | 18-12-2023 |
| | BK.322/8-9, JAI BHAVANI MARKET, SONAR GALI 3RD FLOOR, SHOP NO.59 ULHASNAGAR 2 | | |

| क्र. | करांचे प्रकार | देय रक्कम | भरलेले रक्कम |
|------|---------------------------------|-----------|--------------|
| | सर्व साधारण कर | 675 | 675.00 |
| (1) | महानगरपालिका शिक्षण कर | 120 | 120 |
| (2) | मलप्रवाह कर | 170 | 170 |
| (3) | पथ कर | 190 | 190 |
| (4) | वृक्ष कर | 10 | 10 |
| (5) | पाणीपुरवठा लाभ कर | 120 | 120 |
| (6) | मलप्रवाह सुविधा लाभ कर | 70 | 70 |
| (7) | शासकीय शिक्षण कर | 190 | 190 |
| (8) | शासकीय रोजगार हमी कर | 50 | 50 |
| (9) | मोठ्या निवासी जागेवरील कर | 0 | 0 |
| (10) | पाणी पट्टी (प्रति महिना) | 0 | 0 |
| (11) | विशेष साफ सफाई कर | 0 | 0 |
| (12) | अग्निशमन सेवा कर | 50 | 50 |
| (13) | उपयोगकर्ता शुल्क | 5198 | 5198 |
| (14) | अनाधिकृत बांधकाम शास्ती | 0 | 0 |
| (15) | विलंब शास्ती | 3590 | 3590 |
| (16) | शिक्षण करा वरील (पेनल्टी) | 12 | 12 |
| (17) | पेनल्टी (रोजगार हमीकर) | 3 | 3 |
| (18) | नोटीस फी | 0 | 0 |
| (19) | Dishonour chq Pen | 0 | 0 |
| (20) | व्याज | 0 | 0 |
| (21) | शास्ती (as per state govt rule) | 0 | 0 |
| | | 10448 | 10448 |

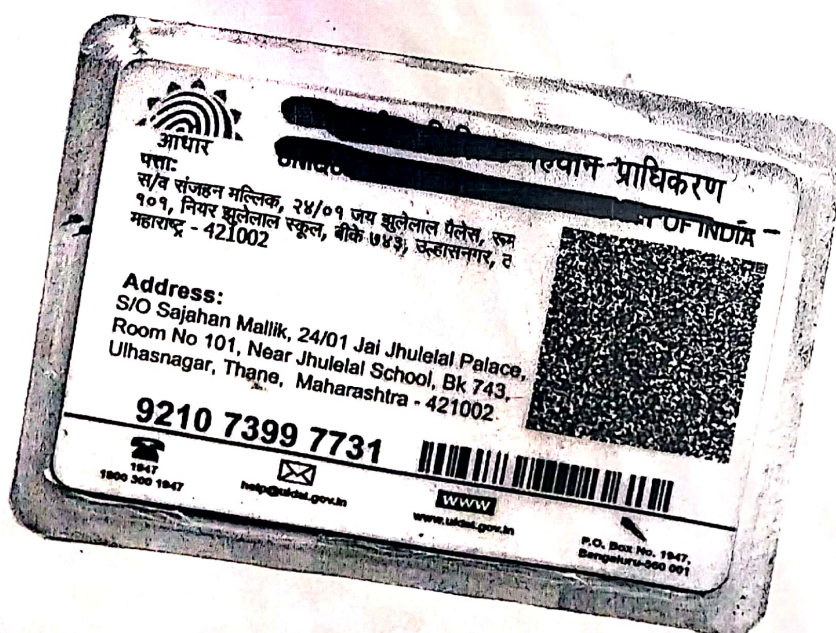
| देय रक्कम | सूट रक्कम | अधिक रक्कम | भरलेली रक्कम | कोणाकडून प्राप्त झाले | देयकाचे स्वरूप | Collected By |
|-----------|-----------|------------|--------------|-----------------------|----------------|--------------|
| 10448 | 0 | 0 | 10448 | Deepak | Cash | cfcyatri |

| | |
|---------------------|---|
| अधिक रक्कम समायोजित | 0 |
|---------------------|---|



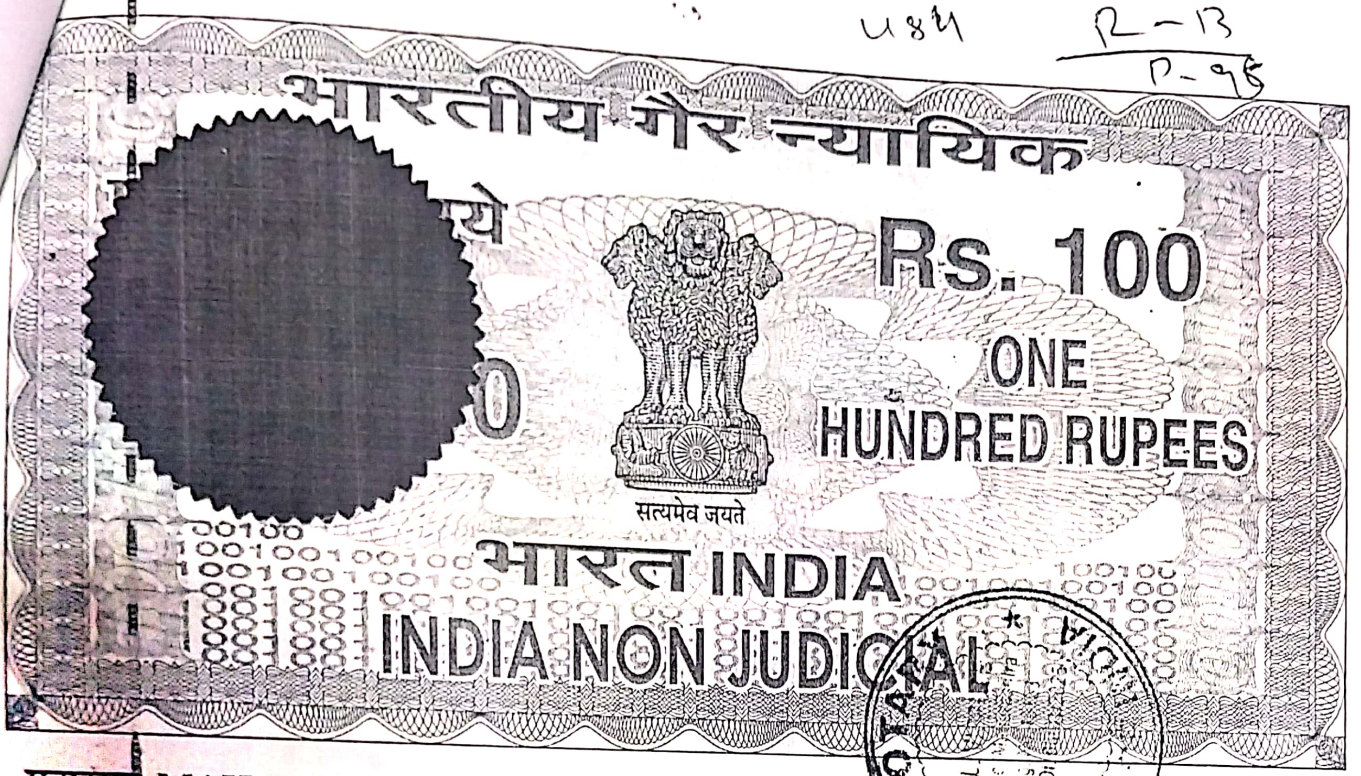


Rahim mallick



u8m

P-13
P-98



महाराष्ट्र MAHARASHTRA

2023



68AA 973246

AGREEMENT FOR SALE

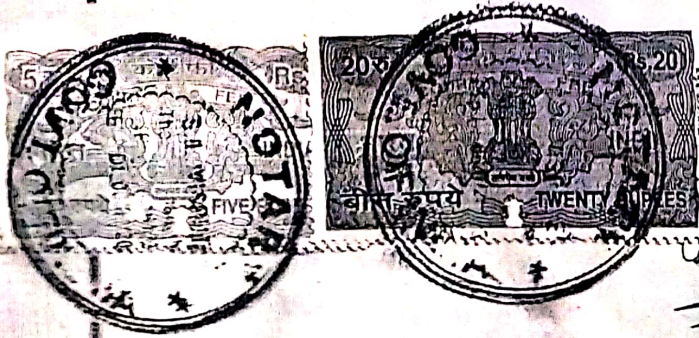
This Agreement For Sale is made and entered into at Ulhasnagar, Thane (M.S.) ON THIS 14th December 2023.



BETWEEN :

उप कोषागार अधिकारी
कायदा

MR. Deepakkumar Birendra Santra Hindu Adult aged about 56 years (Aadhar card no. 2002 8607 5236) Residing at Kailash Parbat Tower, Flat no. 302, O.T. Section, Near Fish Market, Ulhasnagar - 421002. Dist. Thane (M.S.), hereinafter called the "VENDOR" (Which expression shall unless it be repugnant to the context or meaning thereof shall mean include his heirs, executors, administrators, legal representatives and assigns) ... PARTY OF THE FIRST PART.



पदाधिकारी

उप कोषागार अधिकारी

AND

MR. Rahim Sajahan Mallik Adult aged about 37 years, (AADHAR CARD NO. 9210 7399 7731) Residing at 24/01, Jai Jhulelal palace, Room no. 101, Near Jhulelal school, Ulhasnagar -421002. Dist. Thane (M.S.), hereinafter called the "PURCHASER" (Which expression shall unless it be repugnant to the context or meaning thereof shall mean include his heirs, executors, administrators, legal representatives and assigns)... PARTY OF THE SECOND PART.

AND WHEREAS the Vendor is sole and absolute owner of PROPERTY Know as Shop no. 59, in "JAI BHAVANI TOWER" on 3rd Floor, Having adm. about 66 Sq. fts., Situated at Sonara Galli, Ulhasnagar-421002 Dist-Thane. Assessed as Ward No.21 Property no. 21BI18350700 (as it is where it is), hereinafter called the "SAID PROPERTY".

AND WHEREAS Vendor had purchased the above said property from Shri Balram Asrani under an agreement 12/03/1997 and Shri Balram Asrani constructed the several shops on 3rd floor after purchasing the 3rd floor from M/s. Ravi Builders Under an sale agreement dt. 30/03/1989.

AND WHEREAS the Purchaser has approached the Vendor for Purchase of the said property with all rights, Titles, Interest and benefits attached to the said property, for the total consideration of Rs.4,00,000/- (Rs. Four Lakhs only) in various installments and the Vendor has also agreed to sell with all rights, Titles, interest and benefits attached to the said property to the Purchaser herein in the said sum, With separate electric connection consumer no.021515321362.

NOW THIS AGREEMENT WITNESSETH AS UNDER:-

1. That in pursuance of the said agreement the Vendor has Received from the Purchaser a sum of Rs.4,00,000/- (Rs. Four Lakhs only) in various installments being the full and final sale consideration towards the sale of the said property, the receipt of which is hereby admitted and acknowledged by the Vendor before the witnesses.
2. That the Vendor has delivered the quiet and vacant possession of the said property with all papers and Documents pertaining to the said property to the Purchaser herein.
3. That the Vendor assures the purchaser that he has cleared the Municipal taxes, electricity bills and maintenance charges up to-dated. However, if any such dues are found...



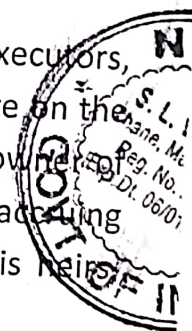
NO. 9210
the
or

mortgaged, or no loan has been taken on the strength of the said property and the vendor further covenants with the purchaser that he is absolute owner of the same and he has the good power and absolute authority to sell the same and the vendor has got, good clear and marketable title to the said property.



That the Purchaser has taken the inspection of all documents pertaining to the said property and he has satisfied with the title of the vendor.

HEREAFTER, the aforesaid Vendor, his heirs, Executors, administrators and assigns shall have no right of whatsoever nature on the said property. The Purchaser has become the sole and absolute owner of the said property and he/she shall enjoy all rights, rents and profit accruing from the said property, without any hindrances of the Vendor his heirs, executor's administrators and assigns.



7. That the Purchaser may get the said property transferred in his name in the records of Ulhasnagar Municipal Corporation or any other offices wherever and for the effectual transfer of the said property in the name of the Purchase the Vendor undertakes to sign any further papers and documents at the request and cost of the purchaser herein.

SCHEDULE OF THE PROPERTY :-

All the piece and parcel of construction and/or PROPERTY Know as Shop no. 59, in "JAI BHAVANI TOWER" on 3rd Floor, Having adm. about 66 Sq. fts., Situated at Sonara Galli, Ulhasnagar-421002 Dist.-Thane. Assessed as Ward No.21 Property no. 21BI18350700 (as it is where it is), hereinafter called the " SAID PROPERTY". Taluka and Sub-Registration Ulhasnagar, IST AND Dist Registration Thane. The said property is situated within the limits of Ulhasnagar Municipal Corporation.

IN WITNESS WHEREOF the parties hereto have set and subscribed their respective hands on the day, Month and year written above.

Signed, Sealed and delivered)
By the within named Vendor)



Signed, Sealed and delivered)
By the within named Purchaser)



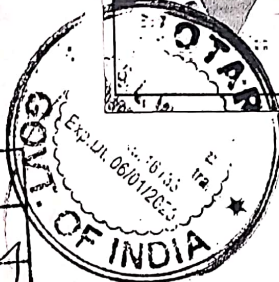
Signature of MR. Rahim Sajahan Malik

MR. Rahim Sajahan Malik
Signature
In the presence of)



Thumb Impression

| | |
|------------------------|--|
| Mortgage Register | |
| Reg.No. 17, Sr.No. 484 | |
| Date: 11.5 DEC 2023 | |



BEFORE ME

S. L. VISPITE

15/12/2023

S. L. VISPITE B.A., LL.B
ADVOCATE AND NOTARY GOVT. OF INDIA
Room No. 1261, Brk. No. 5/6, Near School No 14
Milind Nagar, Ulhasnagar, Thane 421004
Mob : 9320918754

"RECEIPT"

RECEIVED Rs.4,00,000/- (Rs. Four Lakhs only) in various installments mentioned above, I hereby admit and acknowledge the receipt of the same before the witness.

I SAY RECEIVED

Signature of Vendor

"VENDOR"

WITNESSES:

WITNESS: RAHAMAN

