



# उल्हासनगर महानगरपालिका, मालमत्ता कर विभाग

ULHASNAGAR MUNICIPAL CORPORATION, PROPERTY TAX DEPT.

मुख्य कार्यालय, तळमजला, उल्हासनगर-४२१ ००३ जिल्हा ठाणे, महाराष्ट्र  
Head Office, Ground Floor, Ulhasnagar-421 003 Dist Thane, Maharashtra  
Tel No:- ९५२५१-२७२०११६ / १२५ Ext. No. २३८ Fax No:- ९५२५१-२७२०१०४



No. UMC:TD:UNIT- 4 : 613 :24  
Register No. 41202500001795

Date : 13 / 03 / 2025

Prop. No 29CO022031800

To,

**Mr. Jeetu Shewaram Rangwani**

Sharda Square 2<sup>ND</sup> Floor Office No. 201

Blk. C-12 Room 45 (Part), Nr. Kachharam

Ulhasnagar- 421003

21-22 R/C Non-Res 146'  
21-22 R/C Non-Res 023'  
21-22 open Non-Res 116'  
21-22 open Non-Res 76'  
21-22 R/C Non-Res 10'

**Sub :** Mutuation of Entry as a **Owner** in respect of Property bearing  
Prop. No 29CO022031800 Of Mpl. Assessments Register.

**Ref :** Your Notice Dated: 07/03/2025

Sir /Madam,

Your name has been entered in place of **Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani** under Ward No. 29 Prop.No 29CO022031800 as a person primarily liable to Property Tax. The Entry in the assessment book is mutuited on the basis of the following documents.

- |  |               |               |
|--|---------------|---------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. 3835/2022 | Dt 30/09/2022 |
| 2. Conveyance Deed (CD)  | No.-----      | Dt -----      |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----      | Dt -----      |
| 4. Partition deed registered with Registrar of assurance                 | No.-----      | Dt -----      |
| 5. Gift deed registered with Registrar of assurance                      | No.-----      | Dt -----      |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----      | Dt -----      |
| 7. Release deed registered with Registrar of assurance                   | No.-----      | Dt -----      |
| 8. Letter of Administration granted by court                             | No.-----      | Dt -----      |
| 9. Death Certificate of deceased   | No.-----      | Dt -----      |
| 10. Indemnity bond   | No.-----      | Dt -----      |
| 11. Objection Notice published in the News paper Namely                  | No.-----      | Dt -----      |
| 12. Reg Room istered Will  | No.-----      | Dt -----      |
| 13. Probate of will  | No.-----      | Dt -----      |
| 14. Heir ship Certificate issued by competent court                      | No.-----      | Dt -----      |
| 15. Unregistered Instrument attested by Notary                           | No.-----      | Dt -----      |

This is only a mutuation 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 given by you would any time lead to cancellation of such entry without prejudice to the rights of prosecution against you.



Assessor & collector of Taxes  
Ulhasnagar Municipal Corporation



**उल्हासनगर महानगरपालिका, मालमत्ता कर विभाग**  
**ULHASASNAGAR MUNICIPAL CORPORATION, PROPERTY TAX DEPT.**

मुख्य कार्यालय, तळमजला, उल्हासनगर-४२१ ००३ जिल्हा ठाणे, महाराष्ट्र  
**Head Office, Ground Floor, Ulhasnagar-421 003 Dist Thane, Maharashtra**  
**Tel No:- ९५२५१-२७२०११६ / १२५ Ext. No. २३८ Fax No:- ९५२५१-२७२०१०४**



No. UMC:TD:UNIT- 4 : 614 :24  
 Register No. 41202500001197

Date : 13/03/2025

Prop. No 29CO022031800

To,

**M/s. Satya Marg Jeevan Trust through its Chairman, Secretary, Treasurer**

**Mr. Gopal N. Lalwani, Sunil A. Vaswani, Deepak P. Chawla**

Sharda Square 2<sup>ND</sup> Floor Office No. 202, 204 21-22 open Non-asses 0152'  
 Blk. C-12 Room 45 (Part), Nr. Kachharam Statue 21-22 Re Non-asses 0020'  
 Ulhasnagar- 421003

**Sub : Mutuation of Entry as a Owner in respect of Property bearing**  
**Prop. No 29CO022031800 Of Mpl. Assessments Register.**  
**Ref : Your Notice Dated: 07/03/2025**

Sir,

Your name has been entered in place of Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani under Ward No. 29 Prop.No 29CO022031800 as a person primarily liable to Property Tax. The Entry in the assessment book is mutuited on the basis of the following documents.

- |  |               |               |
|--|---------------|---------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. 5058/2023 | Dt 21/12/2023 |
| 2. Conveyance Deed (CD)  | No.-----      | Dt -----      |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----      | Dt -----      |
| 4. Partition deed registered with Registrar of assurance                 | No.-----      | Dt -----      |
| 5. Gift deed registered with Registrar of assurance                      | No.-----      | Dt -----      |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----      | Dt -----      |
| 7. Release deed registered with Registrar of assurance                   | No.-----      | Dt -----      |
| 8. Letter of Administration granted by court                             | No.-----      | Dt -----      |
| 9. Death Certificate of deceased   | No.-----      | Dt -----      |
| 10. Indemnity bond   | No.-----      | Dt -----      |
| 11. Objection Notice published in the News paper Namely                  | No.-----      | Dt -----      |
| 12. Reg Room istered Will  | No.-----      | Dt -----      |
| 13. Probate of will  | No.-----      | Dt -----      |
| 14. Heir ship Certificate issued by competent court                      | No.-----      | Dt -----      |
| 15. Unregistered Instrument attested by Notary                           | No.-----      | Dt -----      |

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Assessor & collector of Taxes  
 Ulhasnagar Municipal Corporation





No. UMC:TD:UNIT- 4 : 615 :24  
 Register No. 41202500001798

Date : 13/03/2025

Prop. No 29CO022031800

To,

**M/s. Satya Marg Jeevan Trust** through its Chairman, Secretary, Treasurer

**Mr. Gopal N. Lalwani, Sunil A. Vaswani, Deepak P. Chawla**

Sharda Square 2<sup>ND</sup> Floor Office No. 203, 205 21-22 open Non - Reg. 152

Blk. C-12 Room 45 (Part), Nr. Kachharam Statue

Ulhasnagar- 421003

21-22 DIC Non - Reg. 200

**Sub :** Mutuation of Entry as a **Owner** in respect of Property bearing  
 Prop. No 29CO022031800 Of Mpl. Assessments Register.

**Ref :** Your Notice Dated: 07/03/2025

Sir,

Your name has been entered in place of **Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani** under Ward No. 29 Prop.No 29CO022031800 as a person primarily liable to Property Tax. The Entry in the assessment book is mutuited on the basis of the following documents.

- |  |               |               |
|--|---------------|---------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. 5057/2023 | Dt 21/12/2023 |
| 2. Conveyance Deed (CD)  | No.-----      | Dt -----      |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----      | Dt -----      |
| 4. Partition deed registered with Registrar of assurance                 | No.-----      | Dt -----      |
| 5. Gift deed registered with Registrar of assurance                      | No.-----      | Dt -----      |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----      | Dt -----      |
| 7. Release deed registered with Registrar of assurance                   | No.-----      | Dt -----      |
| 8. Letter of Administration granted by court                             | No.-----      | Dt -----      |
| 9. Death Certificate of deceased   | No.-----      | Dt -----      |
| 10. Indemnity bond   | No.-----      | Dt -----      |
| 11. Objection Notice published in the News paper Namely                  | No.-----      | Dt -----      |
| 12. Reg Room istered Will  | No.-----      | Dt -----      |
| 13. Probate of will  | No.-----      | Dt -----      |
| 14. Heir ship Certificate issued by competent court                      | No.-----      | Dt -----      |
| 15. Unregistered Instrument attested by Notary                           | No.-----      | Dt -----      |

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Assessor & collector of Taxes  
 Ulhasnagar Municipal Corporation





No. UMC:TD:UNIT- 4 : 61 : 24  
 Register No. 41202500001800

Date : 13/03/2025  
 Prop. No 29CO022031800

To,  
**Mr. Nitesh Keshav Karsi**  
**Ms. Neha Ramchand Balani**  
 Sharda Square 2<sup>ND</sup> Floor Office No. 206  
 Blk. C-12 Room 45 (Part), Nr. Kachharam Statue  
 Ulhasnagar- 421003

21-22	Alc	Non	Regd	570'
21-22	Alc	Non	Regd	03'
21-22	Open	Non	Regd	116'
21-22	Open	Non	Regd	36'
21-22	Alc	Non	Regd	10'

**Sub :** Mutation of Entry as a **Owner** in respect of Property bearing  
 Prop. No 29CO022031800 of Mpl. Assessments Register.

**Ref :** Your Notice Dated: 07/03/2025

Sir /Madam,

Your name has been entered in place of **Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani** under Ward No. 29 Prop.No 29CO022031800 as a person primarily liable to Property Tax. The Entry in the assessment book is mutated on the basis of the following documents.

- |  |               |               |
|--|---------------|---------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. 2615/2022 | Dt 28/06/2022 |
| 2. Conveyance Deed (CD)  | No.-----      | Dt -----      |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----      | Dt -----      |
| 4. Partition deed registered with Registrar of assurance                 | No.-----      | Dt -----      |
| 5. Gift deed registered with Registrar of assurance                      | No.-----      | Dt -----      |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----      | Dt -----      |
| 7. Release deed registered with Registrar of assurance                   | No.-----      | Dt -----      |
| 8. Letter of Administration granted by court                             | No.-----      | Dt -----      |
| 9. Death Certificate of deceased   | No.-----      | Dt -----      |
| 10. Indemnity bond   | No.-----      | Dt -----      |
| 11. Objection Notice published in the News paper Namely                  | No.-----      | Dt -----      |
| 12. Reg Room istered Will  | No.-----      | Dt -----      |
| 13. Probate of will  | No.-----      | Dt -----      |
| 14. Heir ship Certificate issued by competent court                      | No.-----      | Dt -----      |
| 15. Unregistered Instrument attested by Notary                           | No.-----      | Dt -----      |

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*(Signature)*  
 Assessor & collector of Taxes  
 Ulhasnagar Municipal Corporation





**उल्हासनगर महानगरपालिका, मालमत्ता कर विभाग**  
**ULHASASNAGAR MUNICIPAL CORPORATION, PROPERTY TAX DEPT.**  
 मुख्य कार्यालय, तळमजला, उल्हासनगर-४२१ ००३ जिल्हा ठाणे, महाराष्ट्र  
 Head Office, Ground Floor, Ulhasnagar-421 003 Dist Thane, Maharashtra  
 Tel No:- ९५२५१-२७२०११९/१९५ Ext. No. २३८ Fax No:- ९५२५१-२७२०१०४



No. UMC:TD:UNIT- 4 : 610 :24  
 Register No. 41202500001803

Date : 13 / 03 / 2025  
 Prop. No 29CO022031800

To, 21-22 All Non-Res. 613'  
**Mr. Nitesh Keshav Karsi** 21-22 All Non-Res. 023'  
**Ms. Neha Ramchand Balani** 21-22 Open Non-Res. 116'  
 Sharda Square 2<sup>ND</sup> Floor Office No. 207 21-22 Open Non-Res. 76'  
 Blk. C-12 Room 45 (Part), Nr. Kachharam Statue 21-22 All Non-Res. 10'  
 Ulhasnagar- 421003

**Sub :** Mutuation of Entry as a **Owner** in respect of Property bearing  
 Prop. No **29CO022031800** Of Mpl. Assessments Register.

**Ref :** Your Notice Dated: **07/03/2025**

Sir /Madam,

Your name has been entered in place of **Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani** under Ward No. 29 Prop.No **29CO022031800** as a person primarily liable to Property Tax. The Entry in the assessment book is mutuited on the basis of the following documents.

- |  |                      |                      |
|--|----------------------|----------------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. <b>2616/2022</b> | Dt <b>28/06/2022</b> |
| 2. Conveyance Deed (CD)  | No.-----             | Dt -----             |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----             | Dt -----             |
| 4. Partition deed registered with Registrar of assurance                 | No.-----             | Dt -----             |
| 5. Gift deed registered with Registrar of assurance                      | No.-----             | Dt -----             |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----             | Dt -----             |
| 7. Release deed registered with Registrar of assurance                   | No.-----             | Dt -----             |
| 8. Letter of Administration granted by court                             | No.-----             | Dt -----             |
| 9. Death Certificate of deceased   | No.-----             | Dt -----             |
| 10. Indemnity bond   | No.-----             | Dt -----             |
| 11. Objection Notice published in the News paper Namely                  | No.-----             | Dt -----             |
| 12. Reg Room istered Will  | No.-----             | Dt -----             |
| 13. Probate of will  | No.-----             | Dt -----             |
| 14. Heir ship Certificate issued by competent court                      | No.-----             | Dt -----             |
| 15. Unregistered Instrument attested by Notary                           | No.-----             | Dt -----             |

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मुख्य कार्यालय, तळमजला, उल्हासनगर-४२१ ००३ जिल्हा ठाणे, महाराष्ट्र  
 Head Office, Ground Floor, Ulhasnagar-421 003 Dist Thane, Maharashtra  
 Tel No:- ९५२५१-२७२०११६ / १२५ Ext. No. २७८ Fax No:- ९५२५१-२७२०१०४



No. UMC:TD:UNIT- 4 : ६/२ : 24  
 Register No. 41202500001802

Date : 13 / 03 / 2025  
 Prop. No 29CO022031800

To,  
**Mr. Nitesh Keshav Karsi**  
**Ms. Neha Ramchand Balani**  
 Sharda Square 2<sup>ND</sup> Floor Office No. 208  
 Blk. C-12 Room 45 (Part), Nr. Kachharam Statue  
 Ulhasnagar- 421003

21-22 R/C Non-assess 511'  
 21-22 R/C Non-assess 3.75'  
 21-22 R/C Non-assess 115.5'  
 21-22 open Non-assess 73.5'  
 21-22 R/C Non-assess 12.5'

**Sub :** Mutuation of Entry as a **Owner** in respect of Property bearing  
 Prop. No 29CO022031800 Of Mpl. Assessments Register.  
**Ref :** Your Notice Dated: 07/03/2025

Sir /Madam,

Your name has been entered in place of **Mr. Ashish N. Bajaj /Prakash R. Jain /Brijesh R. Nandwani** under Ward No. 29 Prop.No 29CO022031800 as a person primarily liable to Property Tax. The Entry in the assessment book is mutuited on the basis of the following documents.

- |  |               |               |
|--|---------------|---------------|
| 1. Copy of sale deed & Index – II Registered with Registrar of assurance | No. 2617/2022 | Dt 28/06/2022 |
| 2. Conveyance Deed (CD)  | No.-----      | Dt -----      |
| 3. Change of Name effected by Sub Divisional officer Ulhasnagar          | No.-----      | Dt -----      |
| 4. Partition deed registered with Registrar of assurance                 | No.-----      | Dt -----      |
| 5. Gift deed registered with Registrar of assurance                      | No.-----      | Dt -----      |
| 6. Mortgage deed registered with Registrar of assurance                  | No.-----      | Dt -----      |
| 7. Release deed registered with Registrar of assurance                   | No.-----      | Dt -----      |
| 8. Letter of Administration granted by court                             | No.-----      | Dt -----      |
| 9. Death Certificate of deceased   | No.-----      | Dt -----      |
| 10. Indemnity bond   | No.-----      | Dt -----      |
| 11. Objection Notice published in the News paper Namely                  | No.-----      | Dt -----      |
| 12. Reg Room istered Will  | No.-----      | Dt -----      |
| 13. Probate of will  | No.-----      | Dt -----      |
| 14. Heir ship Certificate issued by competent court                      | No.-----      | Dt -----      |
| 15. Unregistered Instrument attested by Notary                           | No.-----      | Dt -----      |

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