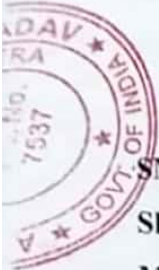


SHRI. ASHOK JANARDHAN GAWAI. Indian, adult, aged about — years, a resident of **Opp. M.H. School , Ulhasnagar-4 , Thane , Maharashtra-421004.** India, hereinafter called as "VENDOR/SELLER" (Which terms and expression shall include it be repugnant to the meaning there of be deemed to be include his heirs, executors, successors, representatives, administrators, and assigns) **THE PARTY OF THE FIRST PART.**

AND

 **SMT. SUNITA SANJAY LOLE.** Adult, aged about 36 years, residing at **Shiv Nagar , Behind 14 No. School , Ulhasnagar - 4, Thane , Maharashtra-421004.** hereinafter called as "VENDEE/PURCHASER" (Which terms and expression shall unless repugnant to the context or meaning thereof, include his heirs, executors, administrators and assigns) **PARTY OF THE SECOND PART.**

AND WHEREAS Vendor aforesaid is seized, possessed and absolute owner of premises known as. of **Opp. M.H. School , Ulhasnagar-4 , Thane , Maharashtra-421004.** Area: 390 sq.ft, Ward No-43, And UMC Property No-43CO009698300, area admeasuring and hereinafter called as "SAID PROPERTY".

Thus the present Vendor is absolute owner of the said property and as such property is free from all encumbrances, liens, charges and if any person would claim any right over the said property then Vendor aforesaid will be held responsible for the same.

AND WHEREAS 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.3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)** and the vendor has also agreed to sell the said property to the Purchaser herein in the said sum with inclusive electric meter.

AND WHEREAS vendor aforesaid is become the absolute owner of the said property and as such property is free from all encumbrances,



महाराष्ट्र MAHARASHTRA



उपक्रोषगार कार्यालय, उल्हासनगर
मुद्रांक पुरवठा दिनांक
22 JUN 2018

2018

TB 628259



AGREEMENT FOR SALE:

THIS AGREEMENT OF SALE is made and entered into at Ulhasnagar, District Thane on this 30 day of JUN, 2018.

Between :

5. That Vendor has assured the Purchasers that in future if any signature/statements requires then Vendors will give the same without any hesitation and/or demanding any amount.

6. That Vendor has handed over all the papers/documents pertaining to the said property under this sale to the Purchaser and purchaser admits the same.

7. NOW HEREAFTER the vendor aforesaid 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 shall enjoy all rights, rents, profits, and benefits accruing from the said property, without any hindrances of the Vendor their heirs executors administrators and assigns.

8. WHEREAS that all the expenses for the preparation of the Final sale deed in respect of this Property shall be paid by that said VENDEE only, now or in future and the VENDORS are bound to execute the full and final sale deed in the favour of the said VENDEE or in the favour of any other person as VENDEE likes but all the cost and expenses of the same shall be borne and paid by the said VENDEE only.

SCHEDULE OF THE PROPERTY

ALL THAT PIECE AND PARCEL OF AND WHEREAS Vendor aforesaid is seized, possessed and absolute owner of Residential premises know as **Opp. M.H. School , Ulhasnagar-4 , Thane , Maharashtra-421004**. Area: 390 sq.ft, Ward No-43, And UMC Property No- 43CO009698300.admeasuring and hereinafter called as "SAID PROPERTY"

liens, charges etc. and if any one else would claim any right over the said property then Vendor aforesaid will be held responsible to answer claim so made.

AND WHEREAS 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 **Rs.3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)** and the vendors have also agreed to sell the said property to the Purchaser herein in the said sum with inclusive electric meter.

NOW THIS AGREEMENT WITNESSETH AS UNDER :

1. That Purchaser has paid **Rs.3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)** has been received by the Vendor by Cash **Rs.3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)**. In various instalment basic before two witnesses being the full and final sale consideration towards the purchase of the said property and the Vendor doth hereby admit and acknowledge the receipt thereof. Hereafter Vendor shall not say that he have received less consideration and/or not received consideration

The said cost price **Rs.3,25,000/- (Rupees Three Lakh Twenty Five Thousand Only)** has been mutually and voluntarily agreed upon without any duress, fraud, deception etc.

2. That Vacant, peaceful and physical possession of the said property under sale has been handed over by the Vendor to the Purchaser on today.

3. That Vendor has assured the purchaser that said property which is under sale is free from all encumbrances, it is neither, gifted, leased, mortgaged and/or sold to any person/persons and if any time any person/persons shall claim over the said property then same shall be cleared by the Vendor.

4. That Vendor has assured the purchaser that they have cleared all the applicable dues such as House-Tax, electric bills, maintenance Charges, and all other dues up-to-date and if any amount is lying outstanding then same shall be cleared by the Vendor and hereafter purchaser shall pay the same.

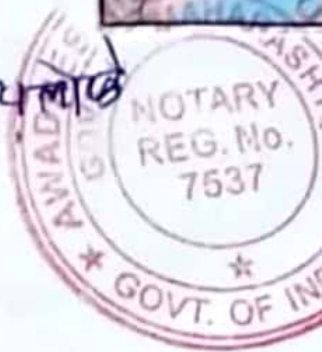


VENDOR/ SELLER



श्री. सुनिता संजय लोले
SMT. SUNITA SANJAY LOLE

VENDEE/PURCHASER



WITNESSES

1. Name कामरूप के शर्मा
Signature काम. फे. शर्मा
Address ब्रह्मपुरा-६ मधुबा



Consideration Amount _____

मुद्रांक विक्रय घेणाऱ्याचे नाव

Stamp Purchaser's Name

दुसऱ्या बक्षःदाराचे नाव

Name of Other Party _____

हजेर ओरल्यास त्याचे नाव व पत्ता

If through other person than

Name & Address _____

मुद्रांक शुल्क रक्कम

Stamp Duty Amount _____

मुद्रांक विक्री नोंदवही अनु. क्र./ दिनांक.

Serial No. 6496 Date _____

मुद्रांक विक्रय घेणाऱ्याची सही

Stamp Purchaser's Sign./Date

परवानाभाषक मुद्रांक विक्रेत्याची सही व परवाना क्र.

संबंध मुद्रांक विक्रीचे विक्रेता

VIMLA R. KIMARAMANI

Stamp Vendor, Lic. No. 1212002

Opp. Tahsildar Office, Uthasnapur - 421 005

मुद्रांक विक्रय घेणाऱ्याचे नाव, मुद्रांक विक्रय घेणाऱ्याचे पत्ता, मुद्रांक विक्रय घेणाऱ्याचे संपर्क क्र. व मुद्रांक विक्रय घेणाऱ्याचे संपर्क क्र.

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