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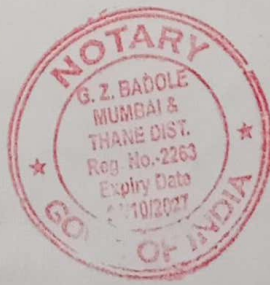
लि. क.
उप कोषागार कार्यालय, उल्हासनगर, वि. ज.

AGREEMENT FOR SALE

This Agreement for Sale is made and entered into at Ulhasnagar, Dist Thane on this 20 day of January, 2024 between:-

Manish

Manish



SHRI AKHALESH TULSIBIHARI DUBEY, Hindu adult, aged about 61 years ,residing at C/O TULSIBIHARI DUBEY,DUBEY CHAWL,NEAR OCTROI NAKA NO 9,KAILASH COLONY, Ulhasnagar -5,Dist Thane , (Aadhar No. 5515 3445 6759) hereinafter called the **"VENDOR"** (which expression shall unless it be repugnant to the context or meaning thereof being deemed to include his heirs, executors , administrators and assigns) of the One part

AND

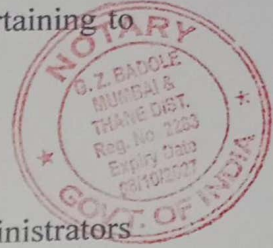
SHRI MANISH M KHATRI Hindu, adult aged about 24 years, residing BLOCK NO : C 65, ROOM : 387 KURLA CAMP, Ulhasnagar 5 ,Dist Thane , (Aadhar No. 5830 1483 1586) hereinafter called **"PURCHASER"** (which expression shall unless it be repugnant to the context or meaning thereof being deemed to include his heirs, executors ,administrators and assigns) of the Other part.

AND WHEREAS the Vendor is the sole and absolute owner of COMMERCIAL SHOP, area 550 adm, about 550 sq.ft., Situated at CTS NO 25149,OPP BK NO.1896,SECTION 40, Ulhasnagar-5, Dist. Thane, Property No. 58DO012252400 assessed under Ward No. 58, (as it is where it is), hereinafter called the **"SAID PROPERTY"**.

AND WHEREAS **SHRI AKHALESH TULSIBIHARI DUBEY** has acquired the said property by way of occupying the Government land much prior to the year 1980

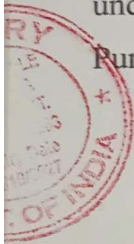
AND WHEREAS the Purchaser has approached the Vendor for purchase of the said property with all rights, titles, interests, and benefits attached to the said property, for the total consideration of **Rs.6,00,000.- (SIX LAKH Rupees only)** and the Vendor has also agreed to sell with all rights, titles, interests and

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



6. NOW 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 shall enjoy all rights, rents and profits accruing from the said property, without any hindrances of the Vendor his heirs, executors, 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 that piece and parcel of the constructed Residencial house acc sheets roofs, area adm, 550 about 550 sq.ft., Situated at CTS NO 25149, OPP BK NO.1896, SECTION 40, Ulhasnagar-5, Dist. Thane, Property No. 58DO012252400 assessed under Ward No. 58 Taluka and Sub-registration Ulhasnagar, Dist and Dist. Registration Thane. The said property is situated within the limits of Ulhasnagar Municipal Corporation.

IN WITNESS WHEREOF both the parties hereto have signed this agreement of sale on the day, month and year hereinabove mentioned in the presence of the witnesses.

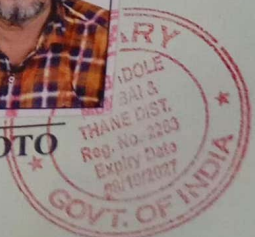
**SHRI AKHALESH T DUBEY
VENDORS/SELLERS**



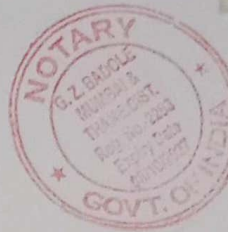
**L.H THUMB
IMPRESSION**



PHOTO



Manish



**SHRI MANISH M KHATRI
PURCHASER**

**L.H THUMB
IMPRESSION**

PHOTO



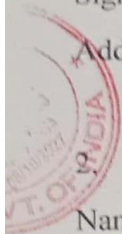
WITNESSES

1.

Name :

Signature :

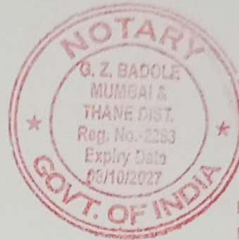
Address :



Name :

Signature :

Address :



BEFORE ME
[Signature]
G. Z. BADOLE
B.A.L.L.B.
NOTARY
Mumbai & Thane Dist.
Reg. No. **155C** St. No. **410**
Date: **20/01/2025**



RECEIPT

Received the sum of **Rs.6,00,000.- (SIX Lakh Rupees Only)**

By cash mode from purchasers, being the full and final sale consideration towards the aforesaid property.

WITNESSES:

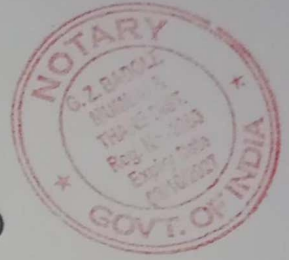
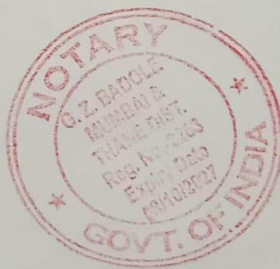
1.

I Say Received



Vendor

2.





भारत सरकार



आधार

भारत सरकार
Unique Identification Authority of India
Government of India

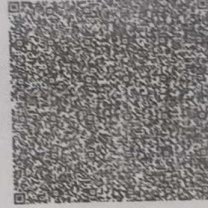
नोंदविण्याचा क्रमांक / Enrollment No.: 2006/70190/47748

To
मनिष मनोहरलाल खत्री
Manish Manoharlal Khatri
Block No. C 65, Room No. 387 Kurla Camp
Near Lal Lori Mata Garden Ulhasnagar- 5
Ulhasnagar
Ulhasnagar-5
Ulhasnagar Thane
Maharashtra 421005
7774809075

08/04/2013

160406266

ME604062660FH



आपला आधार क्रमांक / Your Aadhaar No. :

5830 1483 1586

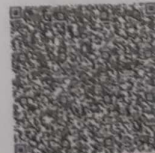
माझे आधार, माझी ओळख



भारत सरकार
Government of India

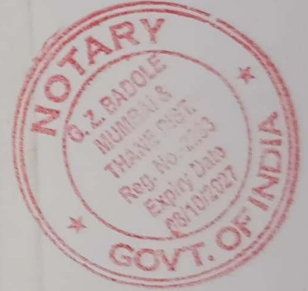


मनिष मनोहरलाल खत्री
Manish Manoharlal Khatri
जन्म तारीख / DOB : 24/08/1999
पुरुष / Male



5830 1483 1586

माझे आधार, माझी ओळख



Manish



भारत सरकार
GOVERNMENT OF INDIA

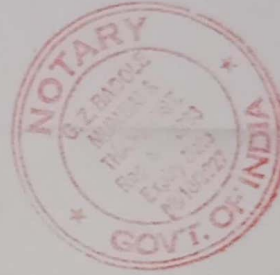


अखलेश तुल्सीबिहारी दुबे
Akhalesh Tulsibihari Dubey
जन्म तारीख / DOB: 05/08/1963
पुरुष / MALE
Mobile No.: 7387694384

5515 3445 6759

माझे आधार, माझी ओळख

(Handwritten signature)



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:
C/O: तुल्सीबिहारी दुबे, दुबे चाळ, जकात नाका न 9 जवळ,
कैलाश कॉलनी, उलहासनगर, उलहासनगर-5, ठाणे,
महाराष्ट्र - 421005



Address:
C/O: Tulsibihari Dubey, dubey chawl, near octroi
naka no 9, kailash colony, Ulhasnagar, PO:
Ulhasnagar-5, DIST: Thane, Maharashtra - 421005

5515 3445 6759



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1800 300 1947



help@uidai.gov.in



www.uidai.gov.in



P.O. Box No. 1947,
Bengaluru-560 001