

MAHARASHTRA UNIVERSITY OF HEALTH SCIENCES, NASHIK

INFRASTRUCTURE DETAILS

This Annexure to be verify at time of inspection by assessors

ALL SUPPORTING DOCUMENT POINT WISE IN CLEAR VISBLE MUST BE UPLOAD ON WEB SITE

Sr. No.	Particulars to be verified	Details on College Website	Adequate/ Inadequate
College			
1	<p>(All document must be available on web site)</p> <p>Land details: Total land, owner, unitary or not, NA of all land, 7/12 extracts of all land (Applicable only to Private Colleges). (Verify land documents & Government permissions documents are uploaded on College Website. No Land/ Construction documents shall be submitted to the University. Only deficit information to be pointed out to the University).</p>	Yes	Adequate
2	Total constructed area of college building Attached Completion Certificate with Map		
	<p>(I) Administrative Section: Total Area 800 sq.ft (which includes) Principal Room, P.A. Room, Reception cum Visitors lounge, Meeting hall, Account section, Record and Central store etc.</p>	Yes/No	Adequate
	<p>(II) Lecture Halls: a) Total No. of Lecture Halls 10 b) IT enabled, Audio / Video teaching Aids 01 c) Total area for lecture Halls 1245 sqm</p>	Yes/No	Adequate
	<p>(III) Seminar or Conference or Examination Hall for nursing : a) Total Area 1907 Sq.ft. b) Total Seating Capacity . 100 c) Audio / Video System and Other Facilities</p>	Yes/No	Adequate
	<p>(IV) Library:- (Evidences to be attached) a) Total Area : 1900 sq.ft. Total No. of Books . B.Sc + M.Sc = 4733 Distribution of books 1500 Capacity of Reading Hall :-for Students 40 for Teachers . 10 . No. of Scientific Journals 15 No. of News Papers/Research Journals 09 Photo Copier Machine Yes Drinking water & Washrooms. Yes b) Digital Library : No. of Computers 04 Internet Facility Yes Speed:- 300mbps</p>	Yes/No	Adequate National- 06 International- 09
	<p>(V) Teaching Departments: There shall be Five Teaching Departments as per MSR No. of departments 05 Departmental Area, No. of Books/ Charts / Models / Specimens (dry and wet) / Museum in each department information to be uploaded on college website.</p>	Yes	Adequate
	<p>(VI) Laboratories :- Laboratories : As per MSR (5700 Sq.ft.) Nursing Foundation and Medical Surgical Nursing Lab (1500 Sq.ft.), CHN (900 Sq.ft.), Nutrition (900Sq.ft.), OBG and Paediatric (900Sq.ft.), Pre-Clinical Science (900Sq.ft.), Advanced Nursing Skill Lab (900Sq.ft.), Computer Lab (1500Sq.ft.), with 1:5 computer as per Intake capacity, AV Aids, well Equipped Lab must have Mannequins, Articles & Beds as per MSR & INC Norms</p>	Yes	Adequate

<p>(VII) Auditorium:- (As per MSR) Auditorium should be spacious enough to accommodate at least double the sanctioned/actual strength of students, so that it can be utilized for hosting functions of the college, educational conferences/ workshops, examinations etc. It should have proper stage with green room facilities. It should be well – ventilated and have proper lighting system. There should be arrangements for the use of all kinds of basic and advanced audio-visual aids.</p> <p style="text-align: center;">OR</p> <p>Multipurpose Hall:- College of Nursing should have own multipurpose hall</p>	Yes/No	2100
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	<p>(VIII) Canteen and Kitchen Facility:- attached certificate [Note: Verify Canteen Facility & Hygiene is monitored as per MUHS Circular No.18/2019 dated 19/03/2019.]</p>	Yes/No	Adequate
	<p>(IX) Common Rooms: Is separate common rooms for boys and girls available (Specify seating capacity)</p>	Yes/No	Adequate
3	<p>University Examination Infrastructure: Strong Room for examination a) (Area- 300 sq.ft, b) Shelf, c) Steel cupboard – 1, d) CCTV, Photocopier Machine, Examination hall with benches, Parking Facility for vehicle, Guest house facility</p>	-	Adequate
4	<p>Other facilities: Hospital Waste Management, Medical Education Unit, Intercom Network, Playground, P.T Teacher or Instructor Cafeteria, Facility for indoor games, Gymnasium / Gymkhana Facility</p>	Yes/No	Adequate
5	<p>Hostel facility: Boys (UG & PG), Girls (UG & PG), Interns, Residents, Warden/ Rector, Hygiene, Vending Machine etc.</p>	Yes	Adequate
Hospital attach Relevant Document on web site			
6	<p>Hospital Details</p> <p>Name of the Hospital : Womens & Child Hospital Kudal</p> <p>Address: Near Tahsildar Office, Tal-Kudal Dist-Sindhudurg Pin code-416520</p> <p>Telephone No. : 02362-295697</p> <p>Bed Strength : 100</p> <p>Distance of Hospital from the College to which it is attached (in kms) 3 kms</p> <p>Number of beds registered as per BNH Act (attach certificate on web site) 100</p>	Details on College Website	Adequate/ Inadequate
7	<p>I. Total constructed area of Hospital Building as per MSR attach completion certificate and blue print (6404Sq.mtr. / Sq.ft.)</p>	Yes/No	Adequate
	<p>Whether the Hospital is Owned by the College</p>	Yes/No	Adequate
	<p>II. Hospital Administration Block as per MSR (Superintendent room, Deputy Superintendent room, Medical officers' room, Matron room, Assistant Matron room, Reception and Registration, etc.)</p>	Yes	Adequate
	<p>III. Out-Patient Departments (OPD) as per MSR Total Area of OPD Complex 588.58 Sq.ft Sq.ft. No. of OPD's</p> <p>Facilities shall be as per MSR & all details shall be on college website.</p>	Yes	Adequate
	<p>IV. In Patient Departments (IPD) as per MSR Total Area of IPD Complex 347.75 Sq.ft.Sq.ft. No. of IPD Departments 06. Bed Distribution 25</p> <p>Facilities shall be as per MSR & all details shall be on College website.</p>	Yes/No	Adequate
	<p>V. Operation Theatres Block as per MSR Total Area of OT Block 588.58sq.ft. No. Of OTs available 03 Facilities shall be as per MSR & all details shall be on college website.</p>	Yes/No	Adequate
	<p>VI. Casualty Facilities State Government Permission Letter attach copy on web site</p>	Yes/No	Adequate

VII. Central Clinical Laboratory details (all Relevant information on hospital letter head to be uploaded on web site) Well-equipped with separate sections for Pathology, Biochemistry and Microbiology. Attached toilet shall be there for collection of urine samples. Other diagnostic tools for ECG or TMT etc. shall be Provided.	Yes/No	Adequate
VIII. Radiology or Sonography Section:- :- (all Relevant information on hospital letter head to be uploaded on web site) Radiologist chamber, X-ray room, Dark room, film drying room, store room, patients waiting and dressing room, reception or registration or report room.	Yes/No	Adequate
IX. Labor Room :- Average Deliveries conducted annually/Monthly/ Daily as per Birth record maintained by hospital:- (information to be available on web site)	Yes/No	Adequate

BASIC DETAILS ABOUT INFRASTRUCTURE CHECK LIST

PARTICULAR TO BE VERIFY BY ASSESOR	YES / NO	Remark
Certified Copy of Location Of College Building Address by Government authority (Search Report) to be uploaded at website	Yes	
Certified Copy of Location Of Hostel Building Addressed by Government authority (Search Report) to be uploaded on website	No	
Is Separate College Building Not Available { Attach resolution of Trust /owner for Area Allocation } to be uploaded on website	Yes	
Is Separate Hostel Building Available { Attach resolution of Trust /owner for Area Allocation} to be uploaded at website	No	
Authorized Building Plan approved by Competent Authority to be uploaded at website	Yes	
Availability of Building Completion (College / Hostel) Certificate by Competent Authority to be uploaded at website	Yes	
Lease or Rent Agreement of College if Required to be uploaded at website	Yes	
Provision Of Fire Safety Measure as per standard norms of Government	No	
Fire Safety Certificate for College , Hostel And Hospital to be uploaded at website	No	
General Student Safety Measures done in Building as per norms	Yes	
Provision for facility Physically Challenged Students	Yes	
OTHER INFRASTRUCTURAL PROVISIONS	YES/NO	REMARK
Playground (Playground should be spacious for outdoor sports like volleyball, football, badminton and for athletics)	Yes	
Provision for Physical Teacher for Student in College And Hostel	Yes	Mr.Rane Sir
Garage (Garage should accommodate a 50 seated vehicle)	Yes	Ground Space Available for Parking
Gymnasium Facility to be uploaded on website	No	

Any Other Remarks (Please Specify) :-

Here by I declare all relevant document uploaded are clear and visible on web site are true as per my best knowledge:

Date:-



Shankar
Dean/ Principal/ Stamp & Signature
Br. Nath Pal College of Nursing
Kudal



CHALLAN
MTR Form Number-6



GRN	MH007166114201920M	BARCODE	[Barcode]		Date	09/10/2019-12:19:04	Form ID			
Department	Inspector General Of Registration			Payer Details						
Registration Fee	Type of Payment			Ordinary Collections IGR	TAX ID (If Any)					
				PAN No.(If Applicable)						
Office Name	KDL_HQR SUB REGISTRAR SINDHUD KUDAL			Full Name	CHAIRMAN Br NATH PAI SHIKSHAN SANSTHA					
Location	SINDHUDURG				SINDHUDURG					
Year	2019-2020 One Time			Flat/Block No.	PLOT NO 4					
Account Head Details		Amount In Rs.	Premises/Building							
0030063301	Amount of Tax	30000.00	Road/Street	MIDC KUDAL						
			Area/Locality	PINGULI						
			Town/City/District							
			PIN	4	1	6	5	2	0	
			Remarks (If Any)	SecondPartyName=REGIONAL OFFICER MIDC RATNAGIRI-CA=0-Marketval=11632797						
			Amount In	Thirty Thousand Rupees Only						
Total	30,000.00		Words							
Payment Details	STATE BANK OF INDIA			FOR USE IN RECEIVING BANK						
Cheque-DD Details			Bank CIN	Ref. No.	00040572019100980461	CPV3382337				
Cheque/DD No.			Bank Date	RBI Date	09/10/2019-12:19:47	Not Verified with RBI				
Name of Bank			Bank-Branch	STATE BANK OF INDIA						
Name of Branch			Scroll No. , Date	Not Verified with Scroll						

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Department ID :

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.

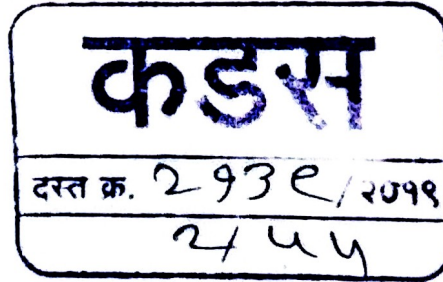
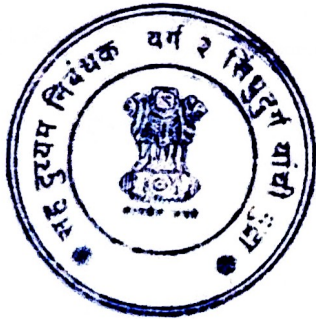
Mobile No. : 9422055089

सदर चलन केवल दुय्यम निबंधक कार्यालयत नोंदणी करावयाच्या दस्तांसाठी लागू आहे. नोंदणी न करावयाच्या दस्तांसाठी सदर चलन लागू नाही.

स्वयंसाक्षिकित

[Handwritten Signature]

Department of Stamp & Registration, Maharashtra	
Receipt of Document Handling Charges	
PRN 0910201906403	Date 09/10/2019
Received from Chairman Br Nath Pai Shikshan sanstha sindhudurg, Mobile number 9422055089, an amount of Rs.1100/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office S.R. Kudal of the District Sindhudurg.	
Payment Details	
Bank Name sbiepay	Date 09/10/2019
Bank CIN 10004152019100905506	REF No. 201928292844042
This is computer generated receipt, hence no signature is required.	



Received Adjudication fee Rs.200/- (Rs. Two hundred only)
Vide receipt No.7917690 dated 01/10/2019

Collector of Stamps
Sindhudurg

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Office of the Collector of stamps

Case No. Adj.1500900/79/2019

Date : 04/10/2019

Received from DIRECTOR BR. NATH PAI SHIKSHAN SANSTHA SINDHUDURG residing at KUDAL TA-KUDAL stamp duty of Rs. 5,81,800/- (Rs. FIVE LAKH EIGHTY ONE THOUSAND EIGHT HUNDRED ONLY) credited to Govt. A/c vide GRN no MH007009965201920M dated 03/10/2019 paid STATE BANK OF INDIA & DEFACED ON 04/10/2019 vide defaced NO.0003633975201920.

Certified U/s 32(1)(b) of the Maharashtra Stamp Act, 1958 that the full duty of Rs. 5,81,700/- (Rs. FIVE LAKH EIGHTY-ONE THOUSAND SEVEN HUNDRED ONLY) with which this instrument is chargeable has been paid vide article 36 (vi) of schedule I.

This certificate is subject to the provision of Sec. 53 (A) of the Maharashtra Stamp Act, 1958.

Market value of Rs. 1,16,32,797/-

Place : Sindhudurnagari

Date : 04/10/2019

Collector of Stamps
Sindhudurg



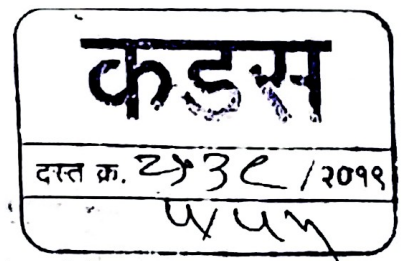
हे प्रमाणपत्र महाराष्ट्र मुद्रांक अधिनियम 1958, अन्वये निर्गमित केलेले आहे. परंतु उक्त दस्त नोंदणीसाठी नोंदणी अधिकाऱ्यासमोर दाखल झाल्यास, नोंदणी अधिनियम, 1908 च्या अधिनियमातील तरतुदीनुसार नोंदणी अधिकारी दस्त नोंदणीची कार्यवाही करतील.



LEASE DEED

THIS LEASE MADE AT Ratnagiri the 07th day of Oct. Two Thousand Nineteen BETWEEN MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPOARTION, a Corporation constituted under the Maharashtra Industrial Development Act, 1961 (MAH. III of 1962) and having its Principal Office at Udyog Sarathi, MIDC, Marol Industrial Area, Mahakali Caves Road, Andheri (E), Mumbai-400 093, hereinafter called "the Lessor" (which expression shall, unless the context does not admit, include its successors and assigns) of the One Part AND THE CHAIRMAN, BR. NATH PAI SHIKSHAN SANSTHA, SINDHUDURG, Kudal, District- Sindhudurg, Maharashtra, hereinafter called "the Lessee" (which expression shall, unless the context does not so admit, include his heirs, executors, administrators, successors and permitted assigns) of Other part.

(Signature)



WHEREAS the Lessor has set up an Industrial area known as Kudal Industrial Area within the village Limits of Pinguli, Taluka Kudal District Sindhudurg and constructed at its expense a Building comprising of several units (-) standing on the piece of land comprising of Plot No. 4 of the said Industrial Area more particularly described in the first Schedule hereunder written.

AND WHEREAS at request of the Lessee the Lessor has agreed to grant unto the Lessee of Plot No. 4 the said Building containing by admeasurements 2525.44 Square meters and delineated on the plan for various kinds of Educational Purpose there of hereto annexed and thereon shown by red colored boundary line :

AND WHEREAS before the execution of these presents the Lease has paid to the Lessor a sum of Rs. 2,96,000=00 (Rs. Two Lacs Ninety Six Thousand Only) being the amount deposited as security for the due performance and observance by the Lessee of the terms and conditions contained in this Lease and for due and punctual payment of the rent hereunder reserved:

NOW THIS LEASE WITNESSETH AS FOLLOWS :

1) In consideration of the rent hereinafter reserved and of the covenants on the part of Lessee hereinafter contained Lessor both hereby demise unto the Lessee, all that piece of Land known as Plot No. 4 in Kudal Industrial Area delineated on the plan thereof hereto annexed and thereon shown by a red colored boundary line and standing on the piece of land comprising of Plot No. 4 in the Kudal Industrial Area situated within the village limits of Pinguli, Taluka Kudal, District Sindhudurg with the registration Sub District of Sindhudurg, more particularly described in the First Schedule hereunder written together with the rights to be enjoyed in common with the Lessor and all other persons similarly entitled which are set out in the Second Schedule hereto excepting and reserving unto the Lessor the free and uninterrupted passage and running of water, soil, gas electricity and other services to the from the adjoining or neighboring property of the Lessor over, through and along the sewers, drains, pipes, wires and cables which now or may hereafter, during the term hereby granted be in under or upon the demised premises with right for the Lessor to enter upon the demised premises at any time for the purpose of repairing, cleaning, maintaining and

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renewing the said sewers, drains, pipes, wires and cables subject to the Lessor making good all damage caused by such entry except in so far as such entry may be necessitated by any act or default of the Lessee to HOLD the said Plot No. 4 in Kudal Industrial Area hereby demised (hereinafter referred to as "the demised premises") unto the Lessee for the terms of 30 (Thirty) Years from the day 01st day of January 2019 paying therefore unto the Lessor at the office of the Chief Executive Officer of the Lessor (hereinafter referred to as the "Chief Executive Officer" which expression shall include any other officer to whom the duties and functions of the Chief Executive Officer, Maharashtra Industrial Development Corporation may be assigned) or as otherwise required during the said term the monthly rent of Rs. 1,16,222=00 (Rupees One Lacs Sixteen Thousand Two Hundred Twenty Two Only) (Rs. 39.00 Sq. Mtr. x Rs. 2525.44 (Built-up area) = Rs. 1,16,222=00 (With GST) payable in advance on or before the 5th working day of each and every month without any deduction whatsoever.

2) The Lessee with intent to bind all persons in to whatsoever hands the demised premises may come doth here-by covenant with the Lessor as follows :

Covenants by the Lessee.

(a) During the said term hereby created to pay unto the Lessor the said rent at the times, on the day and in the manner hereinbefore appointed for payment thereof clear of all deductions:

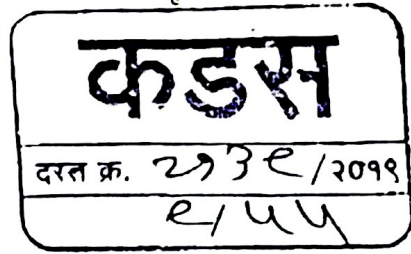
To pay rent.

b) i) In addition to the rent as aforesaid to pay to the Lessor from time to time such recurring fees in the nature of service charges as may from time to time be prescribed by the Government of Maharashtra under Maharashtra Industrial Development Act, 1961, or rules framed there under in respect of the amenities or common facilities provided by the Lessor.

To pay fees or service charges.

ii) The GST at 18% on total Rent amount required to be paid with monthly rent as per MIDC's Circular No. CAO/A&FD/Acct/C-45348/2017.

To pay the service tax



c) To keep in good and substantial repairs and conditions the whole of the demised premises and every part thereof and the Lessor's fixtures therein and such parts of drains, pipes, wires and sanitary apparatus servicing the demised premises as are situate within the same. Repairs.

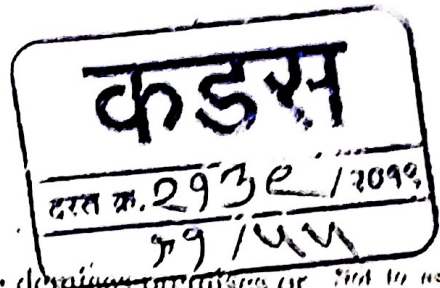
d) To permit the Lessor and the Officers, Surveyors, Workmen or others employed by the Lessor from time to time and at all reasonable times of the day during the term hereby granted after seven days previous notice to enter into the upon the demised premises to inspect the state of repairs thereof and if upon such inspection, it shall appear that may repairs are necessary, they or any of them may be notice to the Lessee call upon him to execute the repairs and upon his failure to do so within a reasonable time the Lessor may execute such repairs at the expense in all respects of the Lessee. Lessor's right to enter upon & inspect the state of repairs.

e) To permit the Lessor or the Lessor's duly authorized agents with or without workmen or others during the said term to enter upon the demised premises or any part thereof for the purpose of carrying our repairs to the adjoining or neighbouring parts of the said Building PROVIDED that except in the case of emergency the Lessor shall give not less than 48 hours notice of his intention to exercise this right. Lessor's right to enter for carrying our repairs to adjoining premises.

f) Not at any time during the said term without the consent in writing of the Lessor to make any alterations or additions to the demised premises or any part thereof and in any event not to fix any machinery or addition to the walls, floor or roof thereof without such consent. Not to make alterations without consent.

g) To use or permit the demised premises to be used as District Office, Ratnagiri and in any event not to use or permit the same to be used for any other purpose whatsoever. User.





h) Not to use or permit or suffer to be used the demised premises or any part thereof for any illegal or immoral purpose and not to do or cause or permit or suffer to be done on the demised premises or any part thereof anything which may cause damage to the Lessor or to the occupiers for the time being of any other part of the said Building.

Not to use for illegal or immoral purpose.

i) Not to do or permit or suffer anything to be done on the demised premises (otherwise than in the reasonable carrying out of the purpose authorized by sub clause.

Not to vitiate insurance.

j) Which may cause any insurance of the demised premises or any other part of the said Building to be or become vitiated or whereby the premium payable under any such insurance is liable to be increased).

k) To comply at all times during the said term all statutory and other requirements for ensuring the health, safety and welfare of the persons using or employed in or about the demised premises or any part thereof.

To comply with safety & welfare requirement.

l) Not to erect or display or permit to be erected or displayed without the consent in writing of the Lessor any advertisement hearings or notices (whether illuminated or otherwise) upon the exterior part of the demised premises except a name plate of a size not exceeding the size approved by the Lessor to be applied to entrance door of the demised premises :

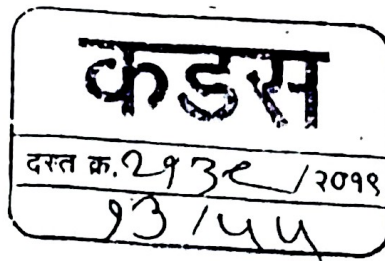
Not to display an authorized advertisements

m) Not to assign, underlet or part with the possession of the demised premises or any part thereof or any interest therein without the previous written consent of the Chief Executive Officer and the Chief Executive Officer may in his absolute discretion refuse. Such consent or grant the same subject to such condition as he may think fit including the conditions requiring payment of premium.

Not to assign.



6



n) During the last three months of the said term to permit the Lessor to affix to any part of the demised premises and thereto retain without interference a notice that the same are to be let and to permit all persons with written authority from the lessor to enter upon the demised premises to inspect the same at all reasonable times of the day and by appointment.

To permit notices for re-letting etc.

o) Not in any way to obscure or permit to be obscured the windows of the demises premises and to clean the interior and exterior of the said windows as may be necessary throughout the said term and in any event at least once in each calendar month.

To clean windows.

p) Not at any time during the said term to cause any damage to or obstruction in such parts of the said building or the said Area as are used by the Lessees in common with the Lessor or any other persons similarly entitled.

To preserve part of estate used in common.

q) To make adequate arrangement for the frequent removal of all trade refuse.

To remove trade refuse.

r) At all times during the said term to comply with such rules and regulations for the efficient running of the said area as the Lessor shall from time to time prescribe by notice in writing affixed to some conspicuous part of the said Building.

To comply with estate regulations.

s) On the expiration or sooner determination of the said term on either side quietly to deliver upto the Lessor the demised premises in the state of good and tenantable repair.

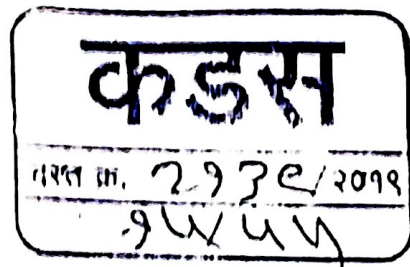
Delivery of possession after expiration

t) Not applicable.

Notice in case of death.

u) Not applicable.

Installation of plant machinery etc.



3) If and whenever any part of the rent hereby reserved or recurring fees or service charges payable by the Lessee/s hereunder shall be in arrears the same may be recovered from the Lessee/s together with interest thereon at 18 percent per annum from the date of default until payment as an arrears of Land revenue under the provisions of the Maharashtra Land Revenue Code, 1966 (XII of 1966).

Recovery of rent, fees etc. as land revenue.

4) If the said rent hereby reserved or recurring fees or service charges payable by the Lessee/s hereunder shall be in arrears for the space of thirty days whether the same shall have been legally demanded or not or if and whenever there shall be a breach of any of the covenants by the Lessee/s hereinbefore contained the Lessor may reenter upon any part of the demised premises in the name of the whole and there upon the term hereby granted and right to any renewal thereof shall absolutely cease determine.

Rent, fees etc. in arrears.

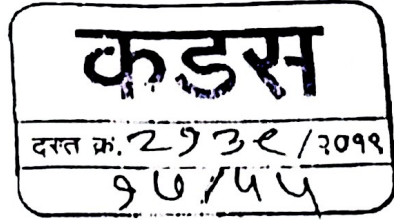
5) The Lessor doth hereby covenant with the Lessee/s that the Lessee/s paying the rent hereby reserved and performing the covenants, on the Lessee's part therein before contained shall had may peaceably enjoy the demised premise for the said term granted without any interruption or disturbance from or by the Lessor or any person or persons lawfully claiming by from or under the Lessor.

Lessor's covenant for peaceful enjoyment.

6) The Lessor or the Chief Executive Officer on behalf of the Lessor may at his option appropriate the security deposit or any part thereof towards satisfaction of the sum due under this Lease and of if any claim or demands whatsoever which may at any time be made or have been made on behalf of the Lessor or against the Lessee/s under this Lease shall always maintain the original amount of deposit and shall deposit further cash to make up the original amount of deposit when required by the Lessor so to do. Upon due and punctual payment of the rent here under reserved and due performance of all the covenants and conditions on the part of the Lessee/s herein contained including the covenant to quietly deliver up the demised premise to the Lessor at the expiration or sooner determination of the said term hereby granted, the amount of security deposit or such part thereof as shall not have been appropriated as aforesaid shall be paid or transferred to the Lessee/s.

Appropriation and maintenance of security deposit.

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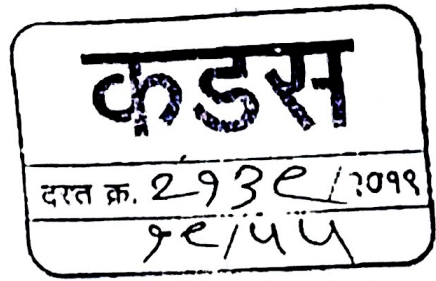
7) If the Lessee/s shall have duly performed and observed the covenants and conditions on the part of the Lessee/s hereinbefore contained and shall at the end of the said term desirous of having a new Lease of the demised premises and of such desire shall give notice in writing to the Lessor before the expiration of the term hereby granted the Lessor shall and will at the cost and expense in every respect of the Lessee/s grants to the Lessee/s a new Lease of the demised premises for a further term of years on payment of such monthly rent as may be determined by the Lessor subject, however, to the same covenants, provisions and stipulations hereinbefore contained except this covenant for renewal. Renewal of Lease.

8) All costs, charges and expenses of and incidental to the execution of this Lease and its duplicate including the stamp duty and registration charges shall be borne and paid by the Lessee/s alone. Expenses of Lease etc.

9) The marginal notes do not form part of the Lease and shall not be referred to for construction of interpretation thereof. Marginal Notes.

IN WITNESS WHEREOF SHRI P. H. Padalkar the REGIONAL OFFICER of the Maharashtra Industrial Development Corporation has for and on behalf of the Maharashtra Industrial Development Corporation the Lessor abovenamed, set his hand and affixed the Common Seal of the Corporation hereto on its behalf and the Confirming Party has set his respective hand the Lessee has set his/her hand hereto the day and year first above written.

10) All Local Municipal/Village Panchayat taxes, License Fees, any other local taxes, if any, shall be borne and paid by the Lessee. Local Taxes.



FIRST SCHEDULE

(Description of land on which the said Building stands)

FIRSTLY :

All that piece or parcel of land known as Plot No. 4 in Kudal Industrial Area & building there-on (Built-up area 2525.44 sq. mtr.) in the Kudal Industrial Area within the village limits of Pinguli, Tal- Kudal Dist-Sindhudurg containing by admeasurements 20660 Square Meters or there about & surrounded on all sides as follows that is to say :

- On or towards the North by : P -46 & OS-4
On or towards the South by : OS-5.
On or towards the East by : 18.50 M. R/W:
Plot No.G-1.
On or towards the West by : 24.50 M. R/W.

SECONDLY :

On the ground floor of the Building standing on the piece or parcel of land known as Plot No. 4 in the Kudal Industrial Area having Plinth / built-up area of 2525.44 Square meters or thereabouts which said unit is delineated on the plan thereof hereto annexed and shown surrounded by a green colored boundary line on the said plan annexed hereto, that is to say :

- On or towards the North by : P- 46 & OS-4.
On or towards the South by : OS-5.
On or towards the East by : 18.50 M. R/W.
Plot No.G-1.
On or towards the West by : 24.50 M. R/W.

[Handwritten signature]

कडस

दस्त क्र. 293E / 2099

29.11.11

SECOND SCHEDULE
(Right in Common)

To use the approach roads for the purposes of access to and from the demised premises and to use the car park only for the purpose of parking of private motor cars belonging the Lessee/s his employees or person or persons doing business with him the number of such private motor cars not to exceed one at any time reserving expressly to the Lessor the right to nominate for the use of such Lessee of the building particular places in the car park for parking of cars not exceeding the number aforesaid.



Cehankar

MENT CORPORATION

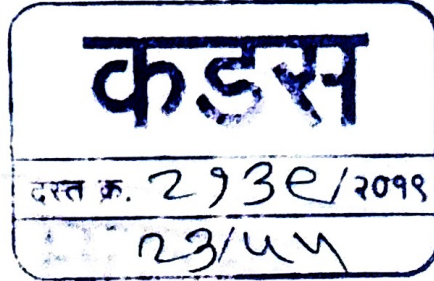
BA



SIGNED, SEALED AND DELIVERED.

By Shri. P. H. Padalkas

The REGIONAL OFFICER,
of the within named
MAHARASHTRA INDUSTRIAL
DEVELOPMENT CORPORATION



07/10/19

Regional Officer
M. I. D. C. Ratnagiri.

In the Presence of :-

1. Shri. M. P. Somawane
Asst.

2. Shri. P. C. Kasale
Asst.



SIGNED, AND DELIVERED BY THE

Above named Lessee/s
Chairman,

BR. NATH PAI SHIKSHAN
SANSTHA SINDHUDURG, KUDAL,

In the presence of :-

Chankar
उभय शिकशा संस्था
Chairman
Br. Nath Pal Shikshan Sanstha -
Sindhudurg



1. Shri. Kishan R. Kasandikar
Kudal.

2. Smt. Reshma V. Pawaskar
Kudal

R.V. Pawaskar.

KUDAL INDUSTRIAL AREA
 VILLAGE- PINGULI TALUKA-KUDAL
 DISTRICT - SINDHUDURG



SCALE : 1cm=10mts

PLOT NO. P-46

OPEN SPACE-13

130.0

कडस
 दस्त क्र. 293e/2090
 2444

159.0

PLOT NO. 4
 AREA=20660.0 Sq.M

160.0

PLOT NO. G-1



130.0

OPEN SPACE- 5

PLOT NO. 3

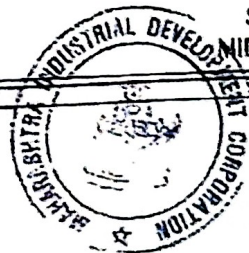
COPY PREPARED BY:

Zmody
 22/05/2019

SURVEYOR
 MIDC RATNAGIRI



Umesh S. Galvankar
 (Umesh S. Galvankar)
 Chairman
 B. Nath Pai Shikshan Sanstha
 Sindhudurg.



M. I. D. C. Ratnagiri
 Regional Officer
 M. I. D. C. Ratnagiri.



M. I. D. C. Ratnagiri
 Regional Officer
 M. I. D. C. Ratnagiri.

<<< MID C ROAD 24.50 M RW >>>

WATER SUPPLY

WATER SUPPLY

महोविम



महाराष्ट्र औद्योगिक विकास महामंडळ

(महाराष्ट्र शासनाचा अंगिकृत)

प्रादेशिक कार्यालय, रत्नागिरी (मिरजोळे) औद्योगिक क्षेत्र जे.के. फाईल जवळ, रत्नागिरी - ४१५ ६३९.
दूरध्वनी क्रमांक :- (०२३५२) २२८८०१ E-mail : roratnagiri@midcindia.org

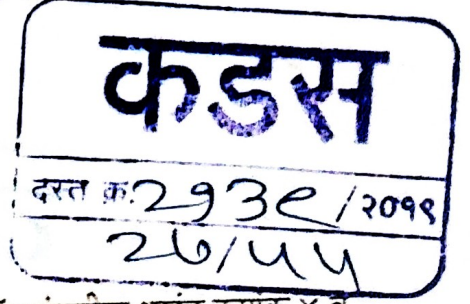
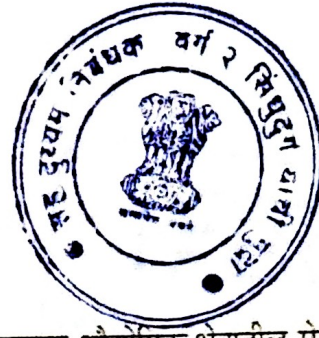
रजि.पाष्टाने

जा.क्र. प्राअर/कुडाळ/४/०-२३३५३ /२०१९

दिनांक:-

30 SEP 2019

प्रति,
चेअरमन
बॅ. नाथ पै शिक्षण संस्था, सिंधुदूर्ग,
भूखंड क्र. ४, मऔविम,
कुडाळ औद्योगिक क्षेत्र,
ता. कुडाळ, जिल्हा - सिंधुदूर्ग.



विषय - कुडाळ औद्योगिक क्षेत्रातील मेल्ट्रॉन कंपनीचा भूखंड क्रमांक ४ व त्यावरील इमारत ३० वर्षाकरीता भाडे तत्वावर देणेबाबत.
संदर्भ - बॅ. नाथ पै शिक्षण संस्था, सिंधुदूर्ग, यांचे दिनांक ३०.०९.२०१९ चे पत्र.

महोदय,

वरील संदर्भीय पत्रास अनुसरून आपणास कळविण्यात येते की, कुडाळ औद्योगिक क्षेत्रातील मेल्ट्रॉन कंपनीचा भूखंड क्रमांक ४ व त्यावरील इमारत आपणास म्हणजेच बॅ. नाथ पै शिक्षण संस्था, सिंधुदूर्ग, यांना शैक्षणिक प्रयोजनार्थ ३० वर्षांच्या कालावधीसाठी देण्याचा निर्णय महाराष्ट्र औद्योगिक विकास महामंडळाच्या संचालक मंडळाच्या बैठकीत घेण्यात आला आहे.

त्यानुसार आपणास माहे जानेवारी-२०१९ पासून पुढील ३० वर्षांच्या कालावधीसाठी भूखंड क्र.४ व त्यावरील इमारत भाडे तत्वावर देण्यात येत आहेत.

प्रादेशिक अधिकारी,
मऔविम, रत्नागिरी.

प्रत:- १. कार्यकारी अभियंता, मऔविम, रत्नागिरी यांना माहितीसाठी सस्नेह रवाना.
२. उप अभियंता, मऔविम, कुडाळ यांना माहितीसाठी.

महाराष्ट्र औद्योगिक विकास महामंडळ

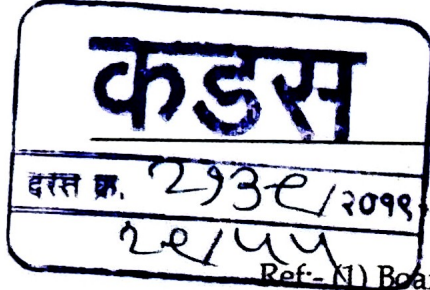
(महाराष्ट्र शासनाचा उपक्रम)



MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION.
(A Government of Maharashtra Undertaking)

Tel No. (02362) 222578
Email ID : dekudal@midcindia.org

Office address : Deputy Engineer
MIDC, Sub Division Kudal,
Near Gavaldev, Kudal-Vengurla Road.
Tal -Kudal, Dist - Sindhudurg.
Pin-416 550.



POSSESSION RECEIPT:-

Ref:- (1) Board members meeting Dt : 20/06/2019, sanctioned board resolution No : 5909.

(2) Regional Officer, MIDC Ratnagiri's letter No. C- 55951
Dt : 06/08/2019.

I, Shri. Avinash S. Revandkar, Deputy Engineer, on behalf of MIDC, and Shri. Umesh S. Galvankar, Chairman of Br. Nath Pai Shikshan Sanstha Sindhudurg, Kudal Tal - Kudal Dist - Sindhudurg, State - Maharashtra, this day respectively handed over and taken over the possession of Meltron building on Plot No. 4, MIDC, Kudal Industrial Area, Tal - Kudal Dist - Sindhudurg, State - Maharashtra as in status condition, having plot area of 20660 Sq.M. & built-up area 2525.44 Sq.M. of building with plot area, handed over on rental basis for 30 Years, w.e.f. 09.08.2019.

Place :- Kudal
Date :- 09.08.2019.



"Handed Over by"

(Avinash S. Revandkar)
Deputy Engineer,
MIDC, Kudal Sub Division Kudal.

Deputy Engineer
M.I.D.C., Kudal Sub Div.
Kudal

"Taken Over by"

(Umesh S. Galvankar)
Chairman, Br. Nath Pai Shikshan
Sanstha Sindhudurg.

Chairman
Br. Nath Pai Shikshan Sanstha, Sindhudurg

Copy Submitted to Executive Engineer MIDC, Division Ratnagiri for information.
Copy forwarded to The Regional Officer, MIDC, Ratnagiri for information.

Maharashtra Industrial Development Corporation

(A Government Of Maharashtra Undertaking)



Regional Office, Ratnagiri
Mirjole Ind. Area
Near J.K. Files
Near C.F.C. Building
RATNAGIRI
415639

Tel : 95-2352-228801 95-2352-229340
Fax : 95-2352-228811
E-mail : roratnagiri@midcindia.org

No. RTN\RTN\KDL/4/C-77050 /2019

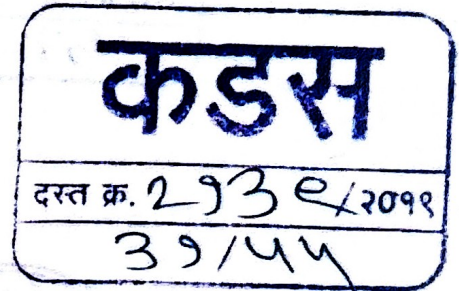
Date:-

21 AUG 2019

To
The Chairman,
Br. Nath Pai Shikshan Sanstha,
Sindhudurg, Kudal,
Tal-Kudal, Dist-Sindhudurg.



Subject: Plot No. 4
KUDAL INDUSTRIAL AREA
Execution of Lease.



Sir

Please refer to your letter dated

Please find enclosed herewith three copies on ledger paper of Lease. You are requested to refer the original and duplicate copies on ledger paper to the superintendent of stamps, /collector of stamps, Sindhudurg, for adjudication and assessment of stamp duty.

After adjudication and payment of the stamp duty three adjudicated copies together with the corrected draft may kindly be returned to us for further action.

A suitable date mutually convenient will thereafter be fixed for the execution of the document.

Please note that as per the Notification issued by the Government on 1.12.1989 the stamped documents are valid only for 6 months from the date on which the stamp duty is paid by you.

Please ensure that the document is executed within 6 months from the date of payment of the stamp duty otherwise the stamp duty paid by you will be invalid and the document will become null and void and we will not be responsible for the same.

Thanking You,

Yours faithfully


Regional Officer,
MIDC, RATNAGIRI

महाराष्ट्र औद्योगिक विकास महामंडळ
(महाराष्ट्र शासन अंगिकृत)

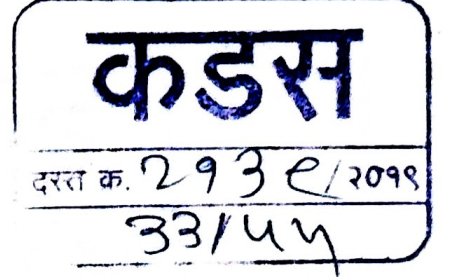
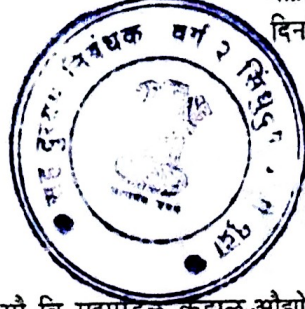


दूरध्वनी क्र. : (०२३६२) २२२५७८
Email ID : dekulal@midcindia.org

कार्यालय पत्ता : उप अभियंता, मऔविम.,
उप विभाग, कुडाळ,
गवळदेव जवळ, कुडाळ - वेंगुर्ला रोड.
तालुका - कुडाळ, जिल्हा - सिंधुदुर्ग
पीन - ४१६ ५५०.
जा.क्र./उप अभि./कुडाळ/डी- २४४९८/२०१९
दिनांक : ३०/०९/२०१९.

प्रति,

मा. जिल्हाधिकारी(मुद्रांक),
मुख्यालय ओरोस.
तालुका - कुडाळ.
जिल्हा - सिंधुदुर्ग.



विषय :- म. औ. वि. महामंडळ, कुडाळ औद्योगिक क्षेत्र...
भूखंड क्रमांक ४ वरील बांधकाम अहवाल....

संदर्भ :- (१) मे. मेल्टॉन यांचे पत्र जा. क्र./MEL:PROP:KUD:2019, Dt. 26.09.2019
(२) कार्यकारी अभियंता, मऔविम, विभाग रत्नागिरी यांचे पत्र
जा.क्र./डी-२३७७६/२०१९, दि. ३०.०९.२०१९.
(३) मे. वें नाथ पै शिक्षण संस्था, सिंधुदुर्ग यांचे पत्र दिनांक ३०/०९/२०१९.

महोदय,

कुडाळ औद्योगिक क्षेत्रातील भूखंड क्रमांक ४ (क्षेत्रफळ २०६६०.०० चौ. मी. व इमारत बांधकाम
२५२५.४४ चौ.मि.) हा मे. वें नाथ पै शिक्षण संस्था, सिंधुदुर्ग यांना दिनांक ०९/०८/२०१९ रोजी पासून ३० वर्षाकरीता
भाडे तत्वावर देणेत आलेला आहे.

सदर भूखंडावरील बांधकाम अहवाल पुढीलप्रमाणे.

- (१) भूखंड व त्यावरील इमारत भाड्याने दिलेल्या संस्थेचे नांव :- वें. नाथ पै शिक्षण संस्था, सिंधुदुर्ग.
- (२) भूखंडाचे क्षेत्रफळ :- २०६६०.०० चौ. मी.
(सेवाशुल्क दर रू.३/-/चौ.मि./वर्ष)
- (३) भूखंडावर बांधण्यात आलेल्या इमारतीचा प्रकार व क्षेत्रफळ :- आरसीसी इमारत क्षेत्रफळ २५२५.४४ चौ.मि. (भाडे रू. ३९/- / चौ.मि./महिना)
- (४) इमारत पूर्णत्वाचा दाखला दिल्याचा दिनांक :- १४ ऑगस्ट, १९९०.
- (५) इमारतीची सद्याची किंमत (संदर्भिय पत्र क्र. १ व २ नुसार) :- रूपये ५६,५५,२९७/-
- (६) भूखंडाची सद्याची किंमत क्षेत्रफळ २०६६० चौ.मी. x रू. २७५/- :- रूपये ५६,८१,५००/-

आपल्या माहितीसाठी सविनय सादर.

(अविनाश स. रेवंडकर)
उप अभियंता
मऔविम, कुडाळ उप विभाग,
कुडाळ.

प्रत - कार्यकारी अभियंता, मऔविम विभाग, रत्नागिरी यांना माहितीसाठी सविनय सादर.
प्रत - मे. वें. नाथ पै शिक्षण संस्था, सिंधुदुर्ग, भूखंड क्रमांक ४ यांना माहितीसाठी.

CHALLAN
MTR Form Number-6



GRN	MH007009965201920M	BARCODE		Date	03/10/2019-16:55:51	Form ID	
Department	Inspector General Of Registration			Payer Details			
Type of Payment	Payment of Stamp Duty in Adjudication Case Stamp Duty in Adjudication Case			TAX ID (If Any)			
Office Name	SDD_JT DIST REGISTRAR SINDHUDURG			PAN No.(If Applicable)	AABTB1496N		
Location	SINDHUDURG			Full Name	CHAIRMAN BR NATH PAI SHIKSHAN SANSTHA		
Year	2019-2020 One Time			Flat/Block No.	SINDHUDURG		
Account Head Details	Amount In Rs.		Premises/Building				
0030051701 Stamp Duty	581800.00		Road/Street				
			Area/Locality				
			Town/City/District				
			PIN				
			Remarks (If Any)	SecondPartyName=MIDC RATNAGIRI-AdjuicationCaseNo.=79/79A/2019			
			Amount In	Five Lakh Eighty One Thousand Eight Hundred Rupees			
			Words	Only			
	5,81,800.00						
Payment Details	STATE BANK OF INDIA			FOR USE IN RECEIVING BANK			
Cheque/DD No.	Cheque/DD Details			Bank CIN	Ref. No.	00040572019100481997	CPV2138309
Name of Bank	STATE BANK OF INDIA			Bank Date	RBI Date	03/10/2019-16:55:53	Not Verified with RBI
Name of Branch	STATE BANK OF INDIA			Scroll No. , Date	Not Verified with Scroll		

कडस
दस्त क्र. 293R/2019
3444

DEFACED
₹ 581800.00
DEFACED

STATE BANK OF INDIA
RATNAGIRI

Department ID: _____ Mobile No.: 9422055089
NOTE:- This challan is valid for reason mentioned in Type of payment only. Not valid for other reasons or unregistered document
रादर चालन "दक्ष ऑफ वेमेट" मध्ये नमूद कारणासाठीच लागू आहे. इतर कारणासाठी किंवा नोंदणी न करावयाच्या दस्तासाठी लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1		0003633975201920	04/10/2019-15:40:09	IGR112	581800.00
Total Defacement Amount					5,81,800.00

सह जिल्हा निबंधक वर्ग-१ (नि.श्रे.) व मुद्रांक जिल्हाधिकारी, सिंधुदुर्ग यांचे कार्यालय
मुख्य प्रशासकीय इमारत, सी-ब्लॉक, पहिला मजला, सिंधुदुर्गनगरी,
दुरध्वनी क्र.(02362)228040

Email Id :- jdrsindhudurga@igrmaharashtra.gov.in

ADJ/1500900/प्र.क्र.79/79A/2019 | 2019-14

दिनांक : 03/10/2019

- वाचले :- 1) श्री.उमेश सुंदर गाळवणकर चेअरमन बॅ. नाथ पै शिक्षण संस्था, सिंधुदुर्ग रा. कुडाळ
ता-कुडाळ जिल्हा-सिंधुदुर्ग यांचा दिनांक 01/10/2019 चा अर्ज.
2) महाराष्ट्र मुद्रांक अधिनियम, 1958 चे अनुच्छेद 36 (iv)
3) या कार्यालयाची मंजूर टिपणी दिनांक 03/10/2019

प्रकरणाची पार्श्वभूमी

दस्ताचा प्रकार : भाडेकरार मुदत वर्षे: 30

दस्त निष्पादन दिनांक : -----

दस्तातील लिहून देणार : प्रादेशिक अधिकारी
एम.आय.डी.सी. रत्नागिरी

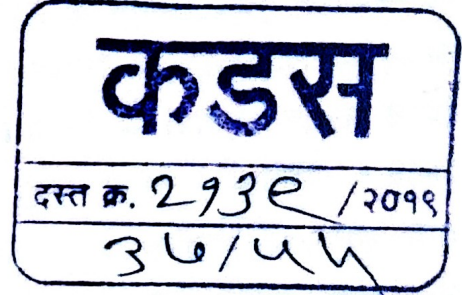
दस्तातील लिहून घेणार : बॅ.नाथ पै शिक्षण संस्था, सिंधुदुर्ग तर्फे
चेअरमन श्री.उमेश सुंदर गाळवणकर

दस्तातील मोबदला : प्रिमियम रु. 1,16,32,797/-

दस्तातील नमूद मिळकत : मौजे कुडाळ (इंडस्ट्रियल एरिया कुडाळ)

ता. कुडाळ येथील प्लॉट नं. 04 चे क्षेत्र 20660 चौ.मी.

त्या मधिल इमारत बांधकाम 2525.44 चौ.मी



प्रस्तुतचा दस्तऐवज व त्यासोबत जोडलेल्या कागदपत्रांचे अवलोकन करता
दस्तातील नमूद भूखंड हा एम.आय.डी.सी. रत्नागिरी लिहून देणार यांना 30 वर्षे मुदतीकरिता भाडेकराराने
होत आहे.

मा. नोंदणी महानिरीक्षक व मुद्रांक नियंत्रक, महाराष्ट्र राज्य, पुणे यांचेकडील
दिनांक 08/5/2015 रोजीचे परिपत्रक क्र. का.5/मुद्रांक-11/प्र. क्र.-23/11 अन्वये प्रस्तुत दस्तात नमूद
भूखंड रिजनल ऑफीसर, एम.आय.डी.सी. रत्नागिरी यांनी वितरीत केला असून लिहून घेणार यांचेशी
प्रथम करार केलेला आहे. महाराष्ट्र औद्योगिक विकास महामंडळ ही शासनाची संस्था असल्याने प्रस्तुत
दस्तात दर्शविलेली प्रिमियम रक्कम रु. 2,96,000/- व उप अभियंता, एम.आय.डी.सी. उप विभाग
कुडाळ यांच्या पत्र क्रमांक जा.क्र./उप अभि/कुडाळ/डी-24498/2019 दिनांक 30/09/2019 नुसार इमारतीची
सध्याची किंमत रक्कम रु.56,55,297 व भूखंडाची सध्याची किंमत रक्कम रु. 56,81,500/- असे एकुण
रक्कम रु. 1,16,32,797/- (रु. एक कोटी सोळा लाख बत्तीस हजार सातशे सत्याण्णव मात्र) ही खरे
बाजारभाव मुल्य म्हणून ग्राह्य धरणे आवश्यक वाटते.

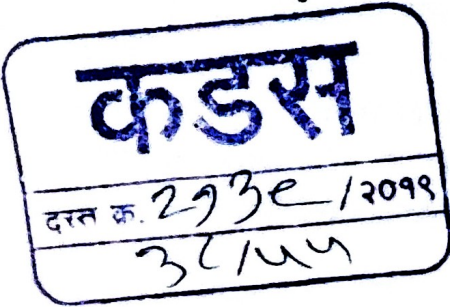
अशारितीने प्रस्तुत दस्तात दर्शविलेली प्रिमीयम रक्कम रु. 2,96,000/- व उप अभियंता , एम.आय.डी.सी. उप विभाग कुडाळ यांच्या पत्र क्रमांक जा.क्र./उप अभि/कुडाळ/डी-24498/2019 दिनांक 30/09/2019 नुसार इमारतीची सध्याची किंमत रक्कम रु.56,55,297 व भुखंडाची सध्याची किंमत रक्कम रु. 56,81,500/- असे एकुण रक्कम रु. 1,16,32,797/- (रु. एक कोटी सोळा लाख बत्तीस हजार सातशे सत्याण्णव मात्र) ही खरे बाजारभावमुल्य एवढे होत.

आदेश

सदर दस्तऐवज व मुल्यांकनकामी मी, निम्नस्वाक्षरीकार मुद्रांक जिल्हाधिकारी, सिंधुदुर्ग आदेश देतो की, प्रस्तुत दस्तात दर्शविलेली प्रिमीयम रक्कम रु. 2,96,000/- व उप अभियंता , एम.आय.डी.सी. उप विभाग कुडाळ यांच्या पत्र क्रमांक जा.क्र./उप अभि/कुडाळ/डी-24498/2019 दिनांक 30/09/2019 नुसार इमारतीची सध्याची किंमत रक्कम रु.56,55,297 व भुखंडाची सध्याची किंमत रक्कम रु. 56,81,500/- असे एकुण रक्कम रु. 1,16,32,797/- (रु. एक कोटी सोळा लाख बत्तीस हजार सातशे सत्याण्णव मात्र) ही खरे बाजारभावमुल्य एवढे होत असून त्यावर महाराष्ट्र मुद्रांक अधिनियम, 1958 चे परिशिष्ट 1 मधील अनु. 25 (बी) (ii) नुसार नगरपंचायत क्षेत्रासाठी बाजारभाव किंमतीवर 5% प्रमाणे रक्कम रु. 5,81,650/- I.E.5,81,700/- व अनुच्छेद 27 नुसार दुय्यम प्रतीकरीता रु. 100/- असे एकूण रक्कम रु.5,81,800/- (रु. पाच लाख ऐक्याऐंशी हजार आठशे मात्र) एवढे मुद्रांक शुल्क देय ठरते.

तरी वरीलप्रमाणे देय असलेली मुद्रांक शुल्काची रक्कम महाराष्ट्र मुद्रांक अधिनियम, 1958 चे कलम 31 (4) मधील तरतुदीनुसार उक्त आदेश प्राप्त झाल्याच्या दिनांकापासून रक्कम 60 दिवसांचे आत या कार्यालयाशी संपर्क साधून शासनजमा करावी.


अन्यथा सदरहू आदेश मान्य नसल्यास आदेश प्राप्त झाल्याच्या दिनांकापासून 60 दिवसांच्या आत मा. नोंदणी उपमहानिरीक्षक व मुद्रांक उपनियंत्रक, कोंकण विभाग, ठाणे यांचे कार्यालय, चरई टेलिफोन एक्सचेंज बिल्डींग, 7 वा मजला, मावळी मंडळ रोड, धोबी आळी, चरई ठाणे यांचेकडे महाराष्ट्र मुद्रांक अधिनियम, 1958 चे कलम 32 बी (1) मधील तरतुदीनुसार आपणांस अपिल दाखल करता येईल याची कृपया नोंद घ्यावी.




मुद्रांक जिल्हाधिकारी,
सिंधुदुर्ग

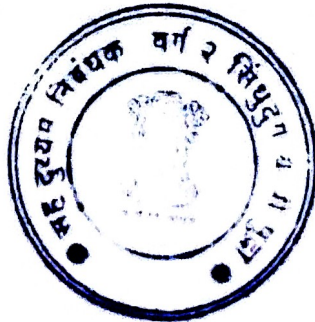
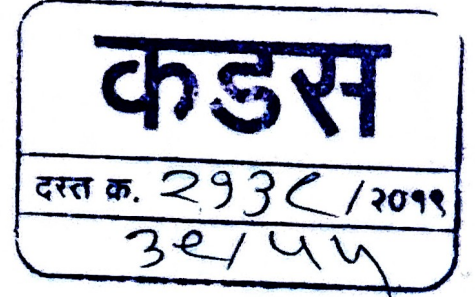
उपरोक्त आदेश खाली नमूद केलेल्या अटीच्या अधीन राहून देण्यात आले आहेत.

- 1) लिहून देणार हे उपरोक्त नमूद केलेली मिळकत भाडेपट्टा दस्ताने देत आहेत.
- 2) सदर दस्तातील नमूद मिळकतीच्या संदर्भात कोणत्याही कोर्टात दावा अथवा वाद चालू असेल तर त्याची संपूर्ण जबाबदारी दस्त निष्पादकांवर राहिल.
- 3) दस्तातील नमूद लिखाणाच्या खरेखोटेपणासंदर्भात हे कार्यालय जबाबदार राहाणार नाही या बाबतची संपूर्ण कायदेशीर जबाबदारी दस्त निष्पादकांवर राहिल.
- 4) दस्तासोबत सादर केलेल्या कागदपत्रांच्या माहितीच्या आधारे दस्तातील मिळकतीचे मुल्यांकन निश्चित करून मुद्रांक शुल्काची आकारणी करण्यात आली आहे. मुद्रांक शुल्कावर परिणाम करणारी कोणतीही चुकीची माहिती पुरविल्यास दस्त निष्पादक पुर्णपणे जबाबदार राहतील. त्यामुळे होणा-या परिणामांस दस्त निष्पादक बंधनकारक राहतील.
- 5) सह दुय्यम निबंधक/दुय्यम निबंधक यांनी या कार्यालयाचे अभिनिर्णयाचे आदेश दस्तात दिलेल्या प्रमाणपत्राशी पडताळून सदर दिलेले प्रमाणपत्र योग्य असल्याची खात्री केलेनंतर दस्ताची नोंदणी घ्यावी.


3.10.2019
मुद्रांक जिल्हाधिकारी,
सिंधुदुर्ग

1) बॅ.नाथ पै शिक्षण संस्था, सिंधुदुर्ग तर्फे
चेअरमन श्री.उमेश सुंदर गाळवणकर
रा- कुडाळ ता-कुडाळ जिल्हा-सिंधुदुर्ग

2) सह दुय्यम निबंधक, वर्ग-2 सिंधुदुर्ग





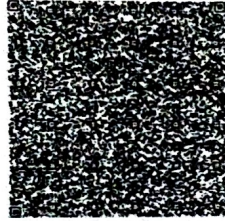
भारतीय विशिष्ट ओळख प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India

नोंदणी क्रमांक: / Enrolment No.: 1104/40001/00211

To
उमेश सुंदर गाळवणकर
Umesh Sundar Galvankar
S/O Sundar Galvankar
pinguli
Near Vayman Gorden Company
Kudal
Kudal
Sindhudurg Maharashtra - 416520
9422055089

Download Date: 22/06/2018
Generation Date: 02/11/2011

Signature Not Verified
Digitally signed by
UMESH SUNDAR GALVANKAR
ALL INFORMATION CONTAINED
HEREIN IS UNCLASSIFIED
DATE 2014/06/14 14:20
IST



QR Code with Photograph

आपला आधार क्रमांक / Your Aadhaar No. :

6650 5533 5671

VID : 9131 9747 2269 2815

माझे आधार, माझी ओळख



भारत सरकार
Government of India



उमेश सुंदर गाळवणकर
Umesh Sundar Galvankar
जन्म तारीख/DOB: 05/06/1976
पुरुष/ MALE



6650 5533 5671

VID : 9131 9747 2269 2815

माझे आधार, माझी ओळख



Government of India



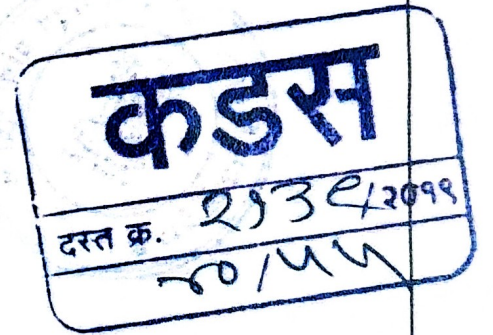
सूचना

- आधार ओळखीचे प्रमाण आहे, नागरीकत्वेचे नाही.
- ओळखीचे प्रमाण ऑनलाइन ऑथेन्टिकेशन द्वारा प्राप्त करा.
- हे इलेक्ट्रॉनिक प्रक्रिये द्वारा तयार झालेले एक पत्र आहे.

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

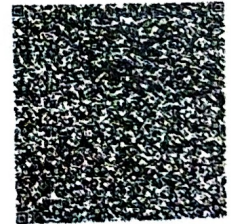
- आधारला देशभरात मान्यता आहे.
- आधार भविष्यात सरकारी व खाजगी सेवांचे फायदे मिळविण्यास उपयुक्त आहे.
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



भारतीय विशिष्ट ओळख प्राधिकरण
Unique Identification Authority of India

पत्ता:
S/O सुंदर गाळवणकर, वायमन गॉर्डन कंपनी जवळ,
पिंगुली, कुडाल, सिंधुदुर्ग,
महाराष्ट्र - 416520

Address:
S/O Sundar Galvankar, Near Vayman
Gorden Company, pinguli, Kudal,
Sindhudurg,
Maharashtra - 416520



QR Code with Photograph

6650 5533 5671

VID : 9131 9747 2269 2815

www.aadhaar.gov.in

Umesh Sundar Galvankar

स्वयंसाक्षात्कृत



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

UMESH SUNDAR GALVANKAR

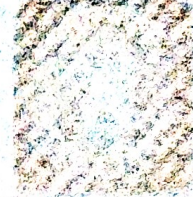
SUNDAR RAJARAM GALVANKAR

05/06/1976

Permanent Account Number
AIDPG4762E

Umesh Galvankar

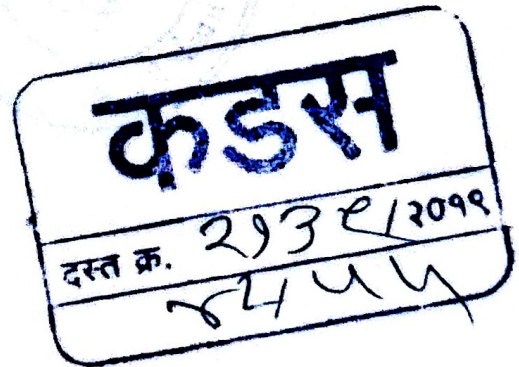
Signature



110808011

Umesh Galvankar

स्वयंसाक्षात्कृत





कडस
दस्त क्र. 203E/2099
18/11/11

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

BR NATH PAI SHIKSHAN
SANSTHA

07/07/2003

Permanent Account Number
AABTB1496N

Signature

Chavankar
स्वयंसाक्षात्कृत



भारत सरकार
Government of India

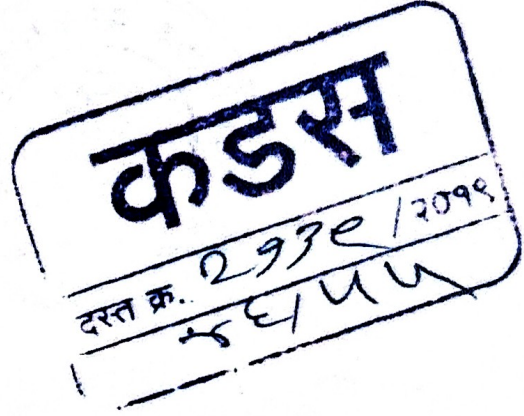


व्यंकटेश दुर्गाप्पा भंडारी
Vyanktesh Durgappa Bhandari
जन्म तारीख / DOB 26/06/1972
पुरुष / Male



4343 3037 6101

- सामान्य माणसाचा अधिकार



एनयूआयआय
Unique Identification Authority of India

पत्ता फ्लॉट नं 6, जयगुरु अपार्टमेंट, Address Flat No 6, Jaiguru Apartment,
मानाजीनगर, सिहागड स्प्रिंग डेल शाळा Manajinagar, Opp Sinhgad Spring Dale
समोर, नरहे, पुणे शहर वडगाव बुद्रुक School, Narhe, Pune City, Vadgaon
पुणे, महाराष्ट्र 411041 Budruk, Pune, Maharashtra, 411041

4343 3037 6101

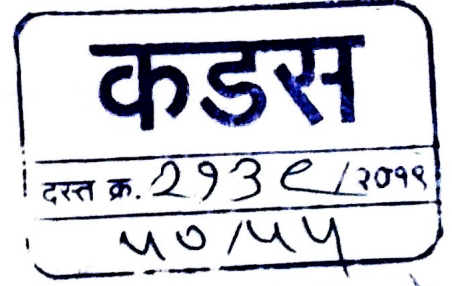
1947
1800 309 1947

help@uidai.gov.in

www.uidai.gov.in

Bhandari

स्वयंसाक्षात्कृत

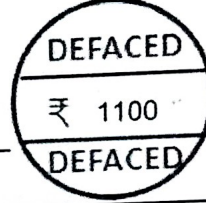


Document **H**andling **C**harges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN	0910201906403	Receipt Date	10/10/2019
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Received from Chairman Br Nath Pai Shikshan sanstha sindhudurg, Mobile number 9422055089, an amount of Rs.1100/-, towards Document Handling Charges for the Document to be registered on Document No. 2139 dated 10/10/2019 at the Sub Registrar office S.R. Kudal of the District Sindhudurg.



Payment Details

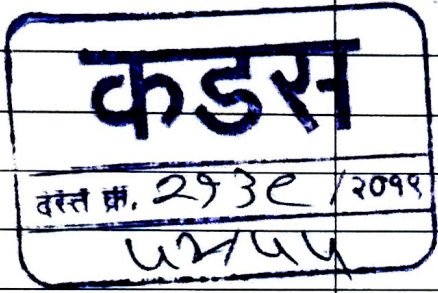
Bank Name	sbiepay	Payment Date	09/10/2019
Bank CIN	10004152019100905506	REF No.	201928292844042
Deface No	0910201906403D	Deface Date	10/10/2019

This is computer generated receipt, hence no signature is required.



CHALLAN
MTR Form Number-6



GRN	MH007166114201920M	BARCODE	[Barcode]		Date	09/10/2019-12:19:04	Form ID	
Department	Inspector General Of Registration			Payer Details				
Registration Fee	Type of Payment Ordinary Collections IGR			TAX ID (If Any)				
				PAN No.(If Applicable)				
Office Name	KDL_HQR SUB REGISTRAR SINDHUD KUDAL			Full Name	CHAIRMAN Br NATH PAI SHIKSHAN SANSTHA			
Location	SINDHUDURG				SINDHUDURG			
Year	2019-2020 One Time			Flat/Block No.	PLOT NO 4			
Account Head Details		Amount In Rs.		Premises/Building				
0030063301 Amount of Tax		30000.00		Road/Street	MIDC KUDAL			
				Area/Locality	PINGULI			
				Town/City/District				
				PIN	4 1 6 5 2 0			
				Remarks (If Any)	SecondPartyName=REGIONAL OFFICER MIDC RATNAGIRI-CA=0-Marketval=11632797			
				Amount In	Thirty Thousand Rupees Only			
				Words				
Total				30,000.00				
Payment Details	STATE BANK OF INDIA			FOR USE IN RECEIVING BANK				
Cheque/DD Details	[Stamp: STATE BANK OF INDIA]			Bank CIN	Ref. No.	00040572019100980461	CPV3382337	
Cheque/DD No.				Bank Date	RBI Date	09/10/2019-12:19:47	Not Verified with RBI	
Name of Bank				Bank-Branch	STATE BANK OF INDIA			
Name of Branch				Scroll No. , Date	Not Verified with Scroll			

Department ID : Mobile No. : 9422055089
 NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
 यादर घाल कडस दुसरा निवडक कार्यालयात नोंदणी करवयाच्या दस्तासाठी लागू आहे. नोंदणी न करवयाच्या दस्तासाठी यादर घाल लागू नाही.

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	Userld	Defacement Amount
1	(iS)-99-2139	0003714603201920	10/10/2019-10:39:21	IGR172	30000.00
Total Defacement Amount					30,000.00

Summary I (GoshwaraBhag-1)

99/2139

गुरुवार, 10 ऑक्टोबर 2019 10:39 म.पू.

दस्त गोपवारा भाग-1

कडम

दस्त क्रमांक: 2139/2019

दस्त क्रमांक: कडम /2139/2019

बाजार मूल्य: रु. 1,16,32,797/- मोवदला: रु. 1,16,32,797/-

भरलेले मुद्रांक शुल्क: रु.5,81,700/-

दु. नि. मह. दु. नि. कडम यांचे कार्यालयात

पावती:3665

पावती दिनांक: 10/10/2019

अ. क्र. 2139 वर दि.10-10-2019

मादरकरणाचे नाव: वॉ. नाथ पै शिक्षण संस्था, सिंधुदुर्ग
AABTB1496N तर्फे चेअरमन उमेश उमेश गाळवणकर

रोजी 10:32 म.पू. वा. हजर केला.

नोंदणी फी

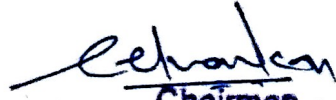
रु. 30000.00

दस्त हाताळणी फी

रु. 1100.00

पृष्ठांची संख्या: 55

एकूण: 31100.00



Chairman

दस्त हजर करणारे अधिकारी मंत्री:
Br. Nath Pal Shikshan Sanstha
Sindhudurg



सह दुय्यम निबंधक (वर्ग २)

सह दुय्यम निबंधक (वर्ग २)

दस्ताचा प्रकार: इलेक्ट्रॉनिक

सिंधुदुर्ग

मुद्रांक शुल्क: (दोन) कोणत्याही नगरपालिका किंवा नगर पंचायत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा मुंबई महानगर प्रदेशाविकासाधिकारणाच्या हद्दीत असलेल्या कोणत्याही ग्रामीण क्षेत्रात, किंवा मुंबई मुद्रांक (मालमतेच्या प्रत्यक्ष बाजार मूल्याचे निधारण) नियम, 1995 अन्वये प्रकाशित झालेल्या वार्षिक विवरणपत्रातील दराप्रमाण प्रभाव क्षेत्रात.

शिक्रा क्र. 1 10 / 10 / 2019 10 : 32 : 02 AM ची वेळ: (सादरीकरण)

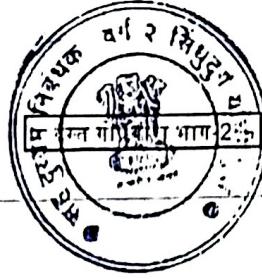
शिक्रा क्र. 2 10 / 10 / 2019 10 : 33 : 29 AM ची वेळ: (फी)



10/10/2019 10 41:08 AM

दस्त क्रमांक : कडग/2139/2019

दस्ताचा प्रकार :- लीजडीड



दिनांक	10/10/2019
दस्त क्रमांक	2139/2019

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	ध्यायाचित्र	अंगठ्याचा ठसा
1	नाव: वें. नाथ पै शिक्षण संस्था, सिंधुदुर्ग AABTB1496N तर्फे नेअरमन उमेश उमेश गाळवणकर पत्ता: प्लॉट नं: -, माळ्या नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: पत्ता प्लॉट नं.4, एमआयडीग, सिंगुळी, ता. कुडाळ, महाराष्ट्र, सिंधुदुर्ग. पिन नंबर: AIDPG4762E	भाडेकरू वय :-42 स्वाक्षरी:-		
2	नाव: रिजनल ऑफिसर, एमआयडीगी, रत्नागिरी पी. एच. पाडळकर पत्ता: प्लॉट नं: -, माळ्या नं: -, इमारतीचे नाव: -, ब्लॉक नं: -, रोड नं: रत्नागिरी, महाराष्ट्र, महाराष्ट्र. RATNAGIRI. पिन नंबर:	भाडेकरू वय :-42 स्वाक्षरी:-		

वरील दस्ताऐवज करून देणार तथाकथित लीजडीड चा दस्त ऐवज करून दिल्याचे कवुल करतात.
शिकका क्र.3 ची वेळ: 10 / 10 / 2019 10 : 34 : 23 AM

सह दुय्यम नियंथक (वर्ग २)
सिंधुदुर्ग

ओळख:-

खालील इसम अने निवेदीत करतात की ते दस्ताऐवज करून देणा-यांना व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	ध्यायाचित्र	अंगठ्याचा ठसा
1	नाव: व्यंकटेश दुर्गाप्पा भंडारी वय: 44 पत्ता: 303, हर्ष आनंदवन दामोळकर मंजुल, सिंगुळी, ता. कुडाळ पिन कोड: 416528		
2	नाव: प्रमाद विलास परब वय: 30 पत्ता: रा. मंत्रबळ, परबवाडी, ता. कुडाळ पिन कोड: 416520		

शिकका क्र.4 ची वेळ: 10 / 10 / 2019 10 : 35 : 07 AM

शिकका क्र.5 ची वेळ: 10 / 10 / 2019 10 : 35 : 14 AM नोंदणी पुस्तक 1 मध्ये

Joint SR Sindhudurg
सह दुय्यम नियंथक (वर्ग २)
सिंधुदुर्ग
EPayment Details.

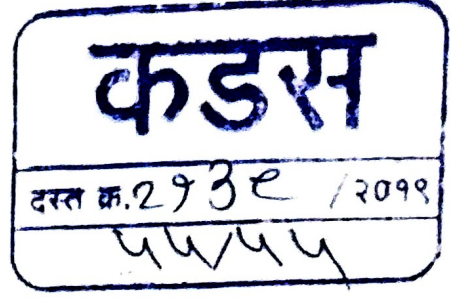
sr.	EPayment Number	Defacement Number
1	0910201906403	0910201906403D
2	MH007166114201920M	0003714603201920

2139 /2019

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नंबराचे बुकाचे
नंबरी नोंदला
२९३e
सह दुग्धम निबंधक वर्ग २ सिंधुदुर्ग
दिनांक १० मार्च २०१९

प्रमाणित करणेत येते की, या दस्तामध्ये
एकुण ५५ पाने आहेत.

सह दुग्धम निबंधक (वर्ग-२)
सिंधुदुर्ग





मआावम

दूरध्वनी क्र. (०२३६२) २२२५७६

(महाराष्ट्र शासनाचा अगिकृत व्यवसाय)

जा.क./उप.अ./कुडाल/ १३३^९/२००७.

उप अभियंता यांचे कार्यालय,

म.औ.विकास महामंडळ,

कुडाल, उपविभाग कुडाल

दिनांक :- ३० /१०/२००७.

प्रति,

✓ मा. चेअरमन,

बॅ. नाथ पै. शिक्षण संस्था,

सिंधुदुर्ग.

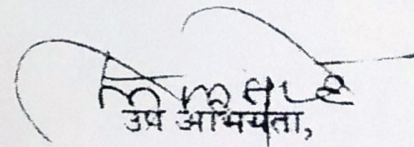
विषय :- महामंडळाच्या औद्योगिक क्षेत्रातील भूखंडास
बिनशेती/७/१२ उतारा याच्या आवश्यकतेबाबत.

संदर्भ :- आपले पत्र दि. २९.१०.०७ प्राप्त दि.
३०.१०.०७.

महोदय,

आपल्या संदर्भ पत्रास अनुसरून कळविणेत येते की, महाराष्ट्र औद्योगिक
विकास अधिनियम -१९६१ प्रमाणे महाराष्ट्र औद्योगिक विकास महामंडळास “ विशेष नियोजन
प्राधिकरण “ म्हणून नियुक्त केलेले असल्याने, औद्योगिक क्षेत्रातील कोणत्याही भूखंडास बिनशेती
किंवा ७/१२ उतारा याची आवश्यकता नाही. भूखंडाची ताबा पावती यासाठी ग्राह्य आहे.

कळविले.



उप अभियंता,

म.औ.वि.म. कुडाल उपविभाग,

कुडाल.

प्रत- रक्षकधारिकेसाठी.