

Sanction Letter

Reference : MDDA/SL/LTR/1609/16-17

Date : 14/09/2016

Map Number : R-1289/16-17

Shri / Smt / M/S : SH. FAHEEM AHAMAD

Co-Applicants :

Your application dated 24/08/2016 regarding construction (with enclosed map) proposed by you situated at 351 KA & 351 CHA 351 KA & 351 CHA Maiara has been accepted with the following terms & conditions.

1. This map is valid for five years from the date of approval, after that no construction work will be done
2. By approval of this map, the rights and ownership of any government department or local body or any individual in the government department is not affected.
3. The Map will be used for the same purpose for which it has been approved, if there is any deviation in purpose, the whole construction will be considered invalid.
4. For any development work in future, if development charges are asked, shall be payable without any objection. If required, additional development charges for any project development work in the same area shall be paid without any objection, so that the development work of the area could be done from the development charges received from the same area.
5. The government or the local body will not be responsible for any development work in the area which is not suitable for the development work.
6. Doors and windows should be fixed in such a way that they don't open in any government land or road and do not affect the light or air of any other house.
7. One approved copy of the map shall always be kept at the construction site so that it can be investigated at any time. The construction will be done as per the approved map specifications and the applicant shall be responsible for ownership of the building.
8. The road service lane or the government land shall not be used for putting any building construction material and the arrangement of sewage shall be done by self.

9. After the completion of the construction work, within 3 months of the completion according to the approved map, certificate should be obtained from the authority
then only the building should be used else the approval will be cancelled.
10. If there is any tree in construction area; before cutting it, approval must be taken.
11. After getting the approval, at any point of time if the Vice Chairman or any other authorized person finds out the approval has been taken by hiding the facts or by submitting the forged documents the officer will have right to cancel the approval and in that case the construction under the map will stand cancelled.
12. After getting the approval if the court cancels the ownership of the applicant the approval will stand cancelled automatically.
13. The approval of the map will not be considered as ownership of the map and in any court this map will not be considered as proof of land ownership.
14. If there is any violation on ceiling land, government land or public land, this approval will stand cancelled automatically.
15. In road widening area if there is any violation of boundary wall, gate or public land, the approval will stand cancelled automatically.
16. In summer season, keeping in view the drinking water scarcity, between 15th April to 30th June; the construction will not be done.
17. Hill cutting will not be done from any hilly terrain.
18. During the building construction, earthquake and other security measures must be considered.
19. 2 trees must be planted in the front portion of the building.
20. In case if there is change in name of the building owner in the approved map or renaming the building, it is mandatory to inform the authority.

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(प्रस्तुत
लेख या प्रार्थना-पत्र प्रस्तुत करने व
प्रस्तुतकर्ता या प्रार्थी का नाम
लेख का प्रकार Sale (Immovab
Sale(Residentia



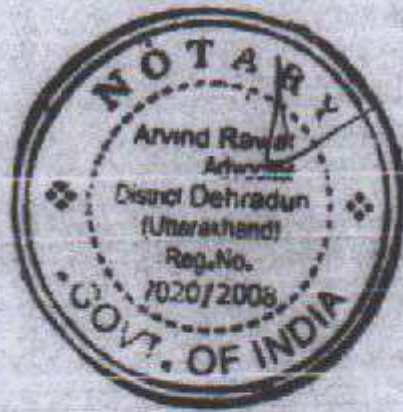
-1) क्रम संख्या :18/41
रखा जाने वाला)
2016

प्रतिफल की धनराशि	.00 / Mvalue:1,071,000.00 / Advance:0.00
1 रजिस्ट्रीकरण शुल्क	21,420.00
2 प्रतिलिपिकरण शुल्क	10.00
3 इलेक्ट्रॉनिक शुल्क	260.00
4 निरीक्षण या तलाश शुल्क	0.00
5 मुख्तारनामा के अभिप्रमाणीकरण के लिए शुल्क	0.00
6 कमीशन शुल्क	0.00
7 नकल शुल्क	0.00
8 विविध	0.00
9 यात्रिक भत्ता	0.00
10 कम रजिस्ट्रीकरण शुल्क	0.00
11 योग	21,690.00

शुल्क वसूल करने का दिनांक

20 Jan-2016

दिनांक जब लेख प्रतिलिपि या तलाश प्रमाण पत्र वापस करने के लिए तैयार होना चाहिए (चिदुर्थ)
रजिस्ट्रीकरण अधिकारी के हस्ताक्षर उपनिबंधक, देहरादून, उत्तरांचल



2016

विक्रय पत्र हेतु वांछित विवरण



क्र. B 53606

1. दस्तावेज **30** : आवासीय विक्रय पत्र
2. मालियत विक्रयपत्र : रु. 10,71,000.00
3. बाजारी मूल्य जिस पर स्टाम्प दिया गया : रु. 10,71,000.00
4. **ARVIND RAJWADE** : रु. 53,600.00
Advocate & Notary
Dist. Dehradun (Uttarakhand)
5. मुख्य क्षेत्र : मौजा भाजरा, देहरादून।
6. सम्पत्ति : भूमिधारी भूमि खाता खतौनी संख्या 01812 (फसली वर्ष 1417 से 1422) खसरा संख्या 351क रकबा 72.06 वर्गमीटर, खाता खतौनी संख्या 01816 (फसली वर्ष 1417 से 1422) खसरा संख्या 351घ रकबा 7.39 वर्गमीटर एवं खाता खतौनी संख्या 01816 (फसली वर्ष 1417 से 1422) खसरा संख्या 351छ रकबा 92.94 वर्गमीटर कुल रकबा 172.39 वर्गमीटर स्थित मौजा भाजरा, परगना केन्द्रीयदून, जिला देहरादून
7. विक्रीत भूमि पर स्थित सड़क का व्यौरा : एक तरफ
8. विक्रय प्रतिफल माध्यम : नगद/चैक
9. सम्पत्ति का प्रकार : आवासीय भूमि
10. मुख्य मार्ग से दूरी : विक्रीत भूमि मुख्य सहारनपुर रोड से लगभग 500 मीटर एवं हरिद्वार बाईपास रोड से 51 मीटर से अधिक दूरी पर स्थित है।
11. सर्किल रेट : रु. 5400/- प्रति वर्गमीटर
12. विक्रेतागण का नाम व पता : (1) श्रीमती गुरवीप कौर पत्नी स्व0 श्री एस0पी0 सिंह निवासी 7, पार्क रोड, लक्ष्मण चौक, देहरादून द्वारा अपने मुख्तारैआन श्री ज्ञान चन्द गोयल (PAN-ACFPG2182G) पुत्र श्री प्रहलाद स्वरूप निवासी 13/11, महन्त रोड, लक्ष्मण चौक, देहरादून, (2) श्री रूपक गोयल (PAN-AFKPG3907R) पुत्र श्री ज्ञान चन्द गोयल एवं (3) श्रीमती ज्ञाना गोयल (PAN-ABIPG9210B) पत्नी श्री ज्ञान चन्द गोयल निवासीगण 13/11, महन्त रोड, देहरादून
13. क्रेता का नाम व पता : श्री फहीम अहमद पुत्र मौहम्मद इनाम निवासी मकान नं0 552, संलमाम कालोनी, पुरानी तहसील, रामपुर रोड, रुडकी, जिला हरिद्वार, उत्तराखण्ड (V.I.D. No. MKN0399626) (Form No. 60)
14. रचयिता : श्री एच0 सरवर, एडवोकेट, देहरादून।

Attested True Copy
ARVIND RAJWADE
Advocate & Notary, Dehradun
(Uttarakhand, India)

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