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Official Property Record

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391/12144 पावती Original/Duplicate

Tuesday,June 04 ,2024 नोंदणी क्रं. :39म

2:49 PM Regn.:39M

पावती क्रं.: 13011 दिनांक: 04/06/2024

गावाचे नाव: मुलुंड

दस्तऐवजाचा अनुक्रमांक: करल4-12144-2024

दस्तऐवजाचा प्रकार : कुलमुखत्यारपत्र

सादर करणाऱ्याचे नाव: पद्माप्रिया श्रीनिवासन

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 300.00
पृष्ठांची संख्या: 15	
एकूण:	रु. 400.00

मुळ दस्त परत मिळाला

आपणास मूळ दस्त ,थंबनेल प्रिंट,सूची-२ अंदाजे

3:08 PM ह्या वेळेस मिळेल.

सह दु.निबंधक कुर्ला - 4

बाजार मुल्य: रु.1 /-

मोबदला रु.0/-

भरलेले मुद्रांक शुल्क : रु. 500/-

सह दुय्यम निबंधक वर्ग-२
कुर्ला-४,मंबई उपनगर जिल्हा

1) देयकाचा प्रकार: DHC रक्कम: रु.300/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: 0624048509485 दिनांक: 04/06/2024

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: eChallan रक्कम: रु.100/-

डीडी/धनादेश/पे ऑर्डर क्रमांक: MH003031895202425E दिनांक: 04/06/2024

बँकेचे नाव व पत्ता:

मूळ दस्त परत मिळाला

Department of Stamp & Registration, Maharashtra			
Receipt of Document Handling Charges			
PRN	0624048509485	Date	04/06/2024
Received from DHC, Mobile number 7039411234, an amount of Rs.300/-, towards Document Handling Charges for the Document to be registered(iSARITA) in the Sub Registrar office Joint S.R. Kurla 4 of the District Mumbai Sub-urban District.			
Payment Details			
Bank Name	IBKL	Date	04/06/2024
Bank CIN	10004152024060408795	REF No.	2907554196
This is computer generated receipt, hence no signature is required.			

कुरला ४
१२ जून २०२४

THE SEAL OF THE JOINT SUB REGISTRAR KURLA NO.4 MUMBAI SUBURBAN DIST.(BANDRA)

CHALLAN
MTR Form Number-6

GRN	MH003031895202425E	BARCODE	Date	04/06/2024-14:28:32	Form ID	48(f)

Department	Inspector General Of Registration
Type of Payment	Stamp Duty Registration Fee
Office Name	KRL4_JT SUB REGISTRAR KURLA NO 4
Location	MUMBAI
Year	2024-2025 One Time

Payer Details

TAX ID / TAN (If Any)	
PAN No.(If Applicable)	
Full Name	PADMAPRIYA SRINIVASAN
Flat/Block No.	FLAT NO A-1103, 11TH FLOOR, TIRUMALA
Premises/Building	HABITATES
Road/Street	BAL RAJESHWAR MARG, GOVARDHAN NAGAR
Area/Locality	MULUND WEST, MUMBAI
Town/City/District	
PIN	4 0 0 0 8 0
Remarks (If Any)	SecondPartyName=K. SRINIVASAN~

करल ४

Account Head Details	Amount In Rs.
0030045501 Stamp Duty	500.00
0030063301 Registration Fee	100.00
Total	600.00

Amount In Words	Six Hundred Rupees Only

Payment Details	IDBI BANK

Cheque-DD Details	
Cheque/DD No.	
Name of Bank	
Name of Branch	

FOR USE IN RECEIVING BANK

Bank CIN	Ref. No.	69103332024060414490	2872218726
Bank Date	RBI Date	04/06/2024-14:29:37	Not Verified with RBI
Bank-Branch		IDBI BANK	
Scroll No. , Date		Not Verified with Scroll	

Department ID :
Mobile No. : 7039411234

NOTE:- This challan is valid for document to be registered in Sub Registrar office only. Not valid for unregistered document.
सदर चलन केवल दुय्यम निबंधक कार्यालयात नोंदणी करावयाच्या दस्तासाठी लागु आहे. नोंदणी न करावयाच्या दस्तासाठी सदर चलन लागु नाही.

S. Padmapriya

Print Date 04-06-2024 02:30:00

करल ४
2824/3/24
2024

POWER OF ATTORNEY

THIS POWER OF ATTORNEY EXECUTED AT MUMBAI ON THIS -04th DAY OF JUNE, TWO THOUSAND AND TWENTY FOUR, BY,

I, **MRS.PADMAPRIYA SRINIVASAN,** (Aadhar No. 4990 9913 9417 and PAN AOEPP7042M) Wife of Mr. D. Balasubramanian and daughter of Mr. Srinivasan Krishnaswami, aged about 43 years, residing at Flat No. A-1103, 11th Floor, Tirumala Habitates, Bal Rajeshwar Marg, Govardhan Nagar, Mulund west, Mumbai 400080 hereinafter called the PRINCIPAL do hereby ordain, nominate, constitute, retain and appoint Mr. K. SRINIVASAN (Aadhaar No. 8646 1768 3993, PAN AANPS0678R), Contact No.9841736220, Son of Late K. R. Krishnaswami, aged about 76 years, residing at No.G2-'kalpatharu', 8- 27th Street, Nanganallur, Chennai 600061, herein after called the POWER AGENT, to be my true and lawful Power of Attorney Agent to do the following acts and things stated in the deed on my behalf, in my absence:

Whereas I am at present residing at the above address in Mumbai and I am not in a position to look after the matters relating to general investments, to purchase properties in Tamilnadu and elsewhere in India and to do all other related works, I have requested Mr. K. Srinivasan, my father, to take care of all these matters as my Power Agent on my behalf and at my request the aforesaid Agent Mr. K. Srinivasan, has consented to be my true and lawful General Power of Attorney Agent for taking care of my interests in all the above matters in all aspects. Therefore, I do hereby appoint and retain the aforesaid Agent, as my true and lawful General Power of Attorney and the Power agent is

P. Padmapriya

करेल ४
9299 78 199
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empowered to do the following acts, deeds and things on my behalf:

1. To purchase property anywhere in India.

2. To enter into Agreement with the Land owner(s) / House / Plot / Flat Owner(s), Flat Promoters, to give advance of sale consideration , to get proper receipt from him / her/ them, to settle the final payment on my behalf.

3. To execute necessary Agreements / Sale Deed(s) / Rectification Deeds / Deposition of title deeds or any other deeds required according to the Registration Act and to

sign in the Documents on my behalf.

4. To appear before any Registering Officer on my behalf and to admit execution thereof, to affix signature in records that may be required for getting the deeds registered in *my name.*

5. Generally to do all acts and things that may be necessary to complete the registration formalities on my behalf and in my absence.

6. To sign necessary forms like Patta Transfer application forms, E.B. name Transfer, or any other relevant document as may be necessary for mutation of my Name in relevant records.

7. To obtain permission, approvals and license if necessary from the concerned authorities for the purpose of registration, conveying deeds, layout development and building of houses and flats.

8. To obtain licenses, sanctions and connections with regard lo supply of water, electricity, drainage and such other facilities.

S. Padmaja

करल ४
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9. To apply and obtain for a housing loan from any financial institution / Nationalized Bank(s), or any other banks and to execute the necessary loan documents and also for creation of equitable mortgage on my behalf, and to appear before the sub-registrar, registrar or other designated authorities for the purpose of the said trans action.

10. To pay all taxes on my behalf, rates, assessments, charges, expenses and other outgoing whatsoever, payable for or on account of my property or any part thereof and to insure my property against loss or damages by the fire and other risks as be deemed necessary and / or desirable and to pay all premium for such insurance.

11. To let out my Property / Properties for rent, receive advances, monthly rents, Sign Rental agreement on my behalf.

12. Appear before any court, tribunal or any other authority for any suit or legal proceedings taken against me by any tenant / licensee / lessee or any other occupant and to take all ac\ions in such sui\s, legal proceedings which are deemed necessary or advised by the lawyers / advocates to defend the said suits / legal proceedings.

13. To maintain proper accounts of receipts of rents / licensee fee / lease amount or any other sum received from tenants / licensees / lessees or other occupants for occupancy of the said property and the expenses incurred by the said attorney in repairing / payment of taxes and other dues relating to the said property and to deposit the balance in the bank account and to post me the summary of the accounts from time to time.

J. Padmaja

करल ४

14. No consideration has been received from the Agent through this Power of Attorney and no transfer is effected.

I hereby ratify and confirm that all acts, deeds and things whatsoever done by my said attorney shall be construed as acts, deeds and things done by me as if I were in person.

IN WITNESS WHEREOF I, (PRINCIPAL) HAVE HEREUNTO SET MY HAND AND SUBSCRIBED MY SIGNATURE TO THIS GENERAL POWER OF ATTORNEY ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

SIGNED SEALED AND DELIVERED
By the within named **"EXECUTANT"**
MRS.PADMAPRIYA SRINIVASAN
in the presence of .....



1. (BALASUBRAMANIAN DHANDAPANI)

2. (UMESH KUMAR)

करल ४

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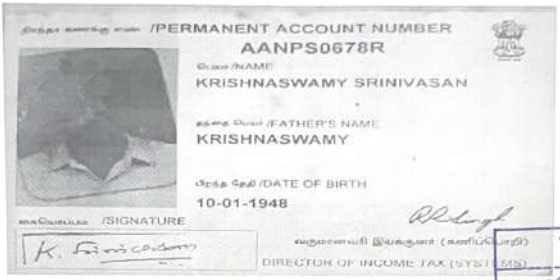
S. Padmapriya





S. Padmapriya





/PERMANENT ACCOUNT NUMBER
AANPS0678R

/NAME
KRISHNASWAMY SRINIVASAN

/FATHER'S NAME
KRISHNASWAMY

/DATE OF BIRTH
10-01-1948

/SIGNATURE

DIRECTOR OF INCOME TAX (SYSTEMS)

करल ४
१२७४४ | ८ | १५
२०२४



இந்திய அரசாங்கம்
Government of India

Srinivasan Krishnaswami

ஆண்பால் / Male

8646 1768 3993

எனது ஆதார், எனது அடையாளம்

THE SEAL OF THE JOINT SUB REGISTRAR KURLA NO.4 MUMBAI SUBURBAN DIST.



ஆதார்

Unique Identification Authority of India

முகவரி:
தந்தை / தாய் பெயர்,
கிருஷ்ணசுவாமி, ஜீ2 கல்பதரு
பிளாட்ஸ், எண்-8, 27வது தெரு,
நங்கநல்லூர், காஞ்சிபுரம்,
நங்கநல்லூர், தமிழ் நாடு, 600061

Address:
S/O: Krishnaswami, G2
Kalpatharu Flats, No-8, 27th
Street, Nanganallur,
Kancheepuram, Nanganallur,
Tamil Nadu, 600061

8646 1768 3993

1947

help@uidai.gov.in

www.uidai.gov.in

करल ४

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२०२४





Umesh Kumar





CHALLAN

MTR Form Number-6

GRN	MH003031895202425E	BARCODE		Date	04/06/2024-14:28:32	Form ID	48(f)

Department	Inspector General Of Registration	Payer Details	
Type of Payment	Stamp Duty Registration Fee	TAX ID / TAN (If Any)	
		PAN No.(If Applicable)	
Office Name	KRL4_JT SUB REGISTRAR KURLA NO 4	Full Name	PADMAPRIYA SRINIVASAN
Location	MUMBAI		
Year	2024-2025 One Time	Flat/Block No.	FLAT NO. A-1103, 11TH FLOOR, TIRUMALA
		Premises/Building	HABITATES

Account Head Details	Amount In Rs.
0030045501 Stamp Duty	500.00
0030063301 Registration Fee	100.00
Total	600.00

Road/Street	BAL RAJESHWAR MARG, GOVARDHAN NAGAR
Area/Locality	MULUND WEST, MUMBAI
Town/City/District	
PIN	4 0 0 0 8 0
Remarks (If Any)	SecondPartyName=K. SRINIVASAN~
Amount In Words	Six Hundred Rupees Only

करल ४
१२१४४ | 90 | 94
2024

DEFACED ₹ 600.00 DEFACED

Payment Details	IDBI BANK
Cheque-DD Details	
Cheque/DD No.	
Name of Bank	
Name of Branch	

FOR USE IN RECEIVING BANK			
Bank CIN	Ref. No.	2872218726	
Bank Date	RBI Date	04/06/2024-14:29:01	Not Verified with RBI
Bank-Branch	IDBI BANK		
Scroll No. , Date	Not Verified with Scroll		

Department ID :

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

Mobile No. : 7039411234

Challan Defaced Details

Sr. No.	Remarks	Defacement No.	Defacement Date	UserId	Defacement Amount
1	(iS)-391-12144	0001666454202425	04/06/2024-14:48:51	IGR200	100.00

P. Padmapriya

GRN : MH003031895202425E **Amount :** 600.00 **Bank :** IDBI BANK **Date :** 04/06/2024-14:28:32

2	(S)-391-12144	0001666454202425	04/06/2024-14:48:51	IGR200	500.00
			Total Defacement Amount		**600.00**

करल ४

१२/११/२०२४ | १५

THE SEAL OF THE JOINT SUB REGISTRAR KURLA No 4

Document Handling Charges
Inspector General of Registration & Stamps

Receipt of Document Handling Charges

PRN	0624048509485	Receipt Date	04/06/2024

Received from DHC, Mobile number 7039411234, an amount of Rs.300/-, towards Document Handling Charges for the Document to be registered on Document No. 12144 dated 04/06/2024 at the Sub Registrar office Joint S.R. Kurla 4 of the District Mumbai Sub-urban District.

DEFACED
₹ 300
DEFACED

Payment Details

Bank Name	IBKL	Payment Date	04/06/2024
Bank CIN	10004152024060408795	REF No.	2907554196
Deface No	0624048509485D	Deface Date	04/06/2024

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

कुरला ४
१३/०६/२४
२०२४

THE SEAL OF THE JOINT SUB REGISTRAR KURLA No.4

करला ४

१२५४	१३	१५

२०२४



Pre-Registration summary(नोंदणी पूर्व गोषवारा)

391/12144
मंगळवार,04 जून 2024 2:49 म.नं.

दस्त गोषवारा भाग-1

करल4
दस्त क्रमांक: 12144/2024

दस्त क्रमांक: करल4 /12144/2024

बाजार मुल्य: रु. 01/- मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.500/-

दु. नि. सह. दु. नि. करल4 यांचे कार्यालयात

अ. क्र. 12144 वर दि.04-06-2024

रोजी 2:48 म.नं. वा. हजर केला.

पावती:13011 पावती दिनांक: 04/06/2024

सादरकरणाराचे नाव: पद्माप्रिया श्रीनिवासन

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 300.00
पृष्ठांची संख्या: 15	
एकुण:	400.00

S. Padmath

दस्त हजर करणाऱ्याची सही:

सह दुय्यम निबंधक वर्ग-२
कुर्ला-४, मुंबई उपनगर जिल्हा

सह दुय्यम निबंधक वर्ग-२
सह दु.नि.कुर्ला - 4
कुर्ला-४, मुंबई उपनगर जिल्हा

दस्ताचा प्रकार: कुलमुखत्यारपत्र

मुद्रांक शुल्क: a जिल्हा तो प्रतिफलार्थ देण्यात आलेला अनुच@ त्यामुळे कोणतीही स्थावर मालमत्ता विकण्याचा प्राधिकार मिळत असेल नेव्हा

शिक्का क्र. 1 04 / 06 / 2024 02 : 48 : 07 PM ची वेळ: (सादरीकरण)

शिक्का क्र. 2 04 / 06 / 2024 02 : 48 : 51 PM ची वेळ: (फी)

THE SEAL OF THE JOINT SUB REGISTRAR KURLA No.4 MUMBAI SUBURBAN (MAHARASHTRA)

दस्त गोषवारा भाग-2

करल4
दस्त क्रमांक:12144/2024 94/94

04/06/2024 2 54:18 PM

दस्त क्रमांक :करल4/12144/2024
दस्ताचा प्रकार :-कुलमुखत्यारपत्र

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	ठसा प्रमाणित
1	नाव:पद्माप्रिया श्रीनिवासन पत्ता:प्लॉट नं: फ्लॅट नं. ए-1103 , माळा नं: -, इमारतीचे नाव: तिस्मला हेबीटेट्स, ब्लॉक नं: बालराजेश्वर मार्ग, गोवर्धन नगर , रोड नं: मुलुंड पश्चिम, मुंबई , महाराष्ट्र, MUMBAI. पॅन नंबर:AOEPP7042M	कुलमुखत्यार देणार वय :-43 स्वाक्षरी:- S.Padmapriya		

वरील दस्तऐवज करून देणार तयाकरीत कुलमुखत्यारपत्र चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ:04 / 06 / 2024 02 : 52 : 31 PM

ओळख:-
खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीश: ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	ठसा प्रमाणित
1	नाव:उमेश - कुमार वय:29 पत्ता:416, अगर्टी डीह धोबहा, धोव्हा, सिद्धार्थनगर, उत्तर प्रदेश पिन कोड:272192 स्वाक्षरी Umesh Kumar		
2	नाव:बालसुब्रमणीयन - दंडापाणी वय:49 पत्ता:ए-1103, तिस्मला हेबीटेट्स, बालराजेश्वर मार्ग, मुलुंड पश्चिम, मुंबई पिन कोड:400080 स्वाक्षरी		

प्रमाणित करण्यात येते की या दस्तात 94
एकूण ५ पाने आहेत
करल ५/ ०२९४४/ २०२४
पुस्तक क्रमांक ४ क्रमांकावर नोंदला
दिनांक ४/ ६/ २०२४

शिक्का क्र.4 ची वेळ:04 / 06 / 2024 02 : 53 : 10 PM

शिक्का क्र.5 ची वेळ:04 / 06 / 2024 02 : 54 : 11 PM नोंदणी पुस्तक 4 मध्ये

सह दुय्यम निबंधक कुर्ला-४
कुर्ला-४, मुंबई उपनगर जिल्हा

सह दुय्यम निबंधक कुर्ला-४
मुंबई उपनगर जिल्हा

Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Reference	Amount	Used At	Deface Number	Deface Date
1	PADMAPRIYA SRINIVASAN	eChallan	691035320240606111190	MH003031895202425E	500.00	SD	0001666454202425	04/06/2024
2		DHC		0624048509485	300	RF	0624048509485D	04/06/2024
3	PADMAPRIYA SRINIVASAN	eChallan		MH003031895202425E	100	RF	0001666454202425	04/06/2024

[SD:Stamp Duty] [RF:Registration Fee] [DHC: Document Handling Charges]

12144 /2024

Know Your Rights as Registrants

1. Verify Scanned Document for correctness through thumbnail (4 pages on a side) printout after scanning.
2. Get print immediately after registration.

For feedback, please write to us at feedback.isarita@gmail.com



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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