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NO. LND 2670/290097-AI,
Revenue and Forests Department,
Sachivalaya, Bombay -32.
Dated: April 1973.

24 APR 1973

Subject : Lands : Bombay Suburban District

S.No. 116 of Ambivali
Grant of to Smt. L.M. Gupta.

MEMORANDUM :

The undersigned presents compliments to the Commissioner Bombay Division and with reference to his letter, NO.LND(i)9355, dated the 5th August 1972 is directed to state that Government land measuring 264 square yards out of S.No. 116 of Ambivali (portion marked HEMS in the sketch in casepapers) should be leased to Smt. L.M. Gupta for the purpose of access only to her property in S.No. 32^x following conditions, and on other usual terms and conditions :-

x-subject to the

i) The lease will be for a period of 5 years or the period upto which access is provided for by the Bombay Municipal Corporation whichever is earlier,.

ii) The ground rent will be charged at 6 $\frac{1}{2}$ % per annum on the full present market value of the land.

iii) That no compensation will be payable if the land is resumed for any public purpose even before the expiry of the lease period :

iv) The lessee will surrender this piece of land without claiming any compensation as and when access is separately provided to her property by the Bombay Municipal Corporation.

v) The lessee shall keep the road in constant repairs at her own cost till the access is separately provided by the Bombay Municipal Corporation.

vi) The lessee shall keep the access open to all.

vii) The land will be liable to be resumed without payment of any compensation for breach of any of the lease conditions.

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By order and in the name of the Governor of Maharashtra.

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COLLECTOR BOMBAY
SUBURBAN DISTRICT

DATE 27 APR 1973

Under Secretary to the Government of Maharashtra,
Revenue and Forests Department.

TO :-

The Commissioner, Bombay Division (with case papers.)

Copies to :-

- 1) The Additional Collector Bombay Suburban District.
- 2) The District Inspector of Land Records, Bombay Suburban District
- 3) The Accountant General Maharashtra State Bombay.
- 4) The Finance Department (F 9).

Handwritten signatures and initials

sng

Sub:- Lands : B.S.D.
S.No.116 of Ambivali Grant of -
to Smt. L.M.Gupta.

- READ:- 1) Government in Revenue and Forests Department's memorandum No.LND-2670/290097-AI dated 24th April 1973.
- ii) This office case papers bearing No.C/LND-II-B-858

O R D E R .

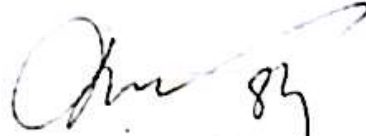
Government land admeasuring 264 sq.yards out of Sx S.No.116 of Ambivali)(portion marked ~~HNPS~~ in the sketch) is hereby granted on lease to Smt. L.M.Gupta for the purpose of access only to her property in S.No.32 subject to the following conditions:-

- 1) The lease will be for a period of five years or the period upto which access is provided for by the Bombay Municipal Corporation whichever is earlier;
- 2) The lessee shall pay @ 6 1/2% per annum on the full present market value of the land that will fixed by the Government.
- 3) No compensation will be payable if the land is resumed for any public purpose even before the expiry of the lease period;
- 4) The lessee will surrender this piece of land without claiming any compensation as and when access is separately provided to her property by the Bombay Municipal Corporation.
- 5) The lessee shall keep the road in constant repairs at her own cost till the access is separately provided by the Bombay Municipal Corporation.
- 6) The lessee shall keep the access open to all.

(P.T.O.)

7) The land will be liable to be resumed without payment of any compensation for breach of any of the lease conditions.

8) Failure to comply with any of the above conditions will result in the resumption of land without payment of any compensation and any notice.



Additional Collector,
Bombay Suburban District.

To

Smt. L.M.Gupta;
C/o. Ramkumar Bire Gupta,
Ambold Hill, Veera Desai Road,
Andheri, Bombay-58.

Copy forwarded to the :-

- 1) Sub Divisional Officer, Bombay Suburban District, Bombay.
- 2) District Inspector of Land Records, B.S.D., Bombay.
- 3) Tahsildar Andheri, for information.


Additional Collector,
Bombay Suburban District.

FORM OF SHORT-TERM LEASE.
THE GOVERNOR OF MAHARASHTRA.

I, Smt. L.L.Gupta, inhabitant of Ambivali Hill, Veera Desai Road, Andheri, Bombay.58 (hereinafter called "the lessee") on behalf of myself and my heirs, executors administrators and assigns subject to the provisions of the section 82 of the Maharashtra Land Revenue Code 1900, and the rules thereunder, hereby enter into an agreement with the Additional Collector, S.D.O. acting on behalf of the Governor of Maharashtra (hereinafter referred to as Government) the lessor to occupy for a period of five years commencing from the date of taking over the possession of a plot of land out of S.No. 116 of the village Ambivali in Andheri Tahsil, measuring 204 sq. yds. as shown marked **116** in the map annexed, herewith, on the following terms & conditions.

- 1) The lease will be for a period of five years or the period upto which access is provided for by the Bombay Municipal Corporation - on which ever is earlier.
- 2) The lessee shall pay the ground rent at Rs. 6% per annum on the full present market value of the land that will be fixed by the Government.
- 3) No compensation will be payable if the land is resumed for any public purpose even before the expiry of the lease period.
- 4) The lessee will surrender this piece of land without claiming any compensation as and when access is separately provided to her property by the B.M.C.
- 5) The lessee shall keep the road in constant repairs at her own cost till the access is separately provided by the B.M.C.
- 6) The lessee shall keep the access open to all and shall not change the user of the land for any other purpose than for an access for which the land is leased out.
- 7) Failure to comply with any of the above conditions will the land liable to be resumed to Government and it ^{shall} ~~should~~

resumed without payment of any compensation and without giving any notice.

This lease is executed on behalf of the Governor of Maharashtra by and under the hand and seal of the Additional Collector, Bombay Suburban District this day of one thousand Nine Hundred and Seventy Three A.D.

July 73



Additional Collector,
Bombay Suburban District.