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19/04



महाराष्ट्र MAHARASHTRA

2025

25 MAR 2026

EM 392837



**IRREVOCABLE CONSENT**

**FOR RE-DEVELOPMENT**

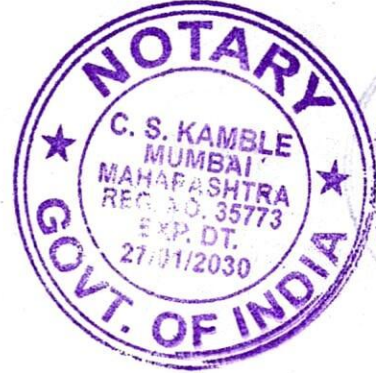
*Kahl*

*Parameet Kahl*

25 MAR 2026



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मुद्रांक विक्री नोंद वही अनु. क्रमांक 104515 दिनांक.....  
दस्तावा प्रकार..... दस्त जोडणी करणार आहेत का होय/नाही  
नोंदणी होणार असल्यास बुक्यन निर्बंधक कार्यालयाचे नाव.....  
विक्रयकालीचे वर्गनाम..... श्री बदरार रवकम.....  
मुद्रांक विकत घेणाऱ्याचे नाव... Gurbjeet Singh Kohli.....  
दुस-या पक्षाकाराचे नाव.....  
हस्त असल्यास त्यांचे नाव व पत्ता... Raju P., NL-6/14/4, Sec-9, Haveli.  
मुद्रांक शुल्क रक्कम 500/- मुद्रांक विकत घेणाऱ्याची सही.....  
मुद्रांक विक्रीचे ठिकाण /पत्ता:- , मजबूत नं. 92, जनता मार्केट-9,  
सेक्टर-3, बेरुळ, बरी मुंबई-400096  
श्री. विनोद वि. शिंगाडे परवाना क्र. 22/2003 नविन परवाना क्र. 9209084  
मुद्रांक विक्रीच्या सही ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केला त्यांनी त्याच  
कारणासाठी मुद्रांक खरेदी केल्यापासुन 6 महिन्यांचा आत वापरणे बंधनकारक आहे





**IRREVOCABLE CONSENT FOR RE-DEVELOPMENT**

We **Mr. Gurpreet Singh Kohli & Mrs. Paramjeet Kaur Kohli** both adult Indian inhabitants, residing at **NL-6/19/04 Five Gardens Co-op Housing Society Ltd, Plot No.10, Sector-9, Nerul, Navi Mumbai-400706** do hereby declare that,

1. We are lawful owners in respect to **Flat No.04** in Building No.19 of **Five Gardens Co-operative Housing Society Ltd. Plot No.10, Sector-9, Nerul, Navi Mumbai-400706**. (Hereinafter for the sake of brevity referred to as "the said flat"). We further state that, we are also members of Five Gardens CHS Ltd which is registered under the Maharashtra Co-operative Society Act 1960 (Act No. XXIV of 1961) and bearing registration No. **N.D.O.M./CIDCO/APG/T.C.C./0787/2025-2026**.

2. We are in continuous possession/occupation of the said flat with uninterrupted access without any obstruction from/to anybody.

3. We are aware that, the buildings of the Five Gardens CHS Ltd are constructed in the year 1983 by CIDCO Ltd. The said buildings are more than 43 years old and are in dilapidated condition which are dangerous for use and occupation. We further state that, all the members of Five Gardens Society have

*Gurpreet Singh Kohli*

*Paramjeet Kaur Kohli*

unanimously taken decision in the Special General Meeting dated 02/11/2025 for Redevelopment of the Society through Developer.

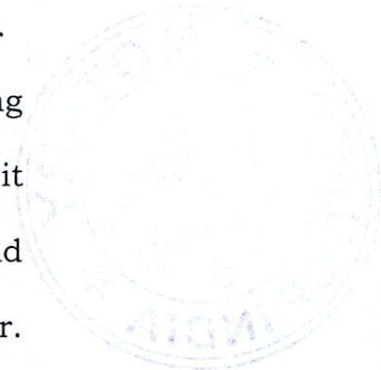
4. We are also aware that, the society have also followed all due process of law for redevelopment of the buildings of the society. The society have informed all this redevelopment process to all the members of the society including us by conducting various meetings. Hence, we are satisfied about all the redevelopment process initiated by the society. Therefore, we have no grievance of whatsoever in nature against the society and all the members of the managing committee of the society.

5. We are aware that, in the Special General Body Meeting held on **02/11/2025**, the Members are of the opinion that it would be necessary to do the re-development of the buildings and such re-development be carried out by appointing a Developer. Accordingly, the members have already submitted their consent to the society.

6. We are aware that, pursuant to the SGM dated 04/01/2026 the feasibility report was prepared by Project Management Consultancy (PMC), **M/s. Triarch Design Studio**. Further, pursuant to the SGM dated **04/01/2026** the Tender was prepared by our **PMC i.e. M/s. Triarch Design Studio**. The society also issued public notice in the daily newspaper in the

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*Paramjeet Kaur Kohli*





**Times of India and Loksatta** regarding tender of redevelopment of society. Total five developers submitted their bids for showing their interest in redevelopment of the said land of the Society.

7. We are aware that, after following the process as set out in the Tender Document, at the SGM held on **08/03/2026** at Shree Gajanan Maharaj Mandir, Plot No.17, Sector.29, Nerul, the General Body by majority passed the resolution for selecting **M/s. Akshar Prime Avenue LLP** as the developer to redevelop the said Property of the Society after conducting the process of voting on Ballot paper.

8. We say that, we are aware about the meeting held on **08/03/2026**. We are in agreement with decisions taken in the Special General Body Meeting held on **08/03/2026** wherein it was unanimously resolved to appoint the **M/s. Akshar Prime Avenue LLP, Office- Unit No.0048, Ground Floor, O Wing, Akshar Business Park, Plot No.03, Sector-25, Vashi, Navi Mumbai - 400703**, represented through its partner **Mr. Hari Bhachubhai Mujat** as "**The Developers**" for carrying on the Re-Development project of **Five Gardens Co-op Housing Society Ltd.**

9. We say that, on 29/03/2026 the Special General Meeting U/s. 79A of Maharashtra Co-operative Societies Act 1960, is held at hall in Bhanushali Wadi, Basweshwar Maharaj Marg, Sector

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Paramjeet Kaur Kahl



19A, Nerul, Navi Mumbai, 400706. In the said meeting the authorized officer from Office of the Deputy Registrar of Co-Operative Housing Society was present. In the said meeting again all the members unanimously selected and appointed M/s. Akshar Prime Avenue LLP as a developer for carrying out the Redevelopment project of our society.

10. We have confirmed and accepted the said resolution and hereby given irrevocable consent to the said proposed re-development as well as to appoint **M/s. Akshar Prime Avenue LLP, Office- Unit No.0048, Ground Floor, O Wing, Akshar Business Park, Plot No.03, Sector-25, Vashi, Navi Mumbai – 400703**, as Developer for carrying out the redevelopment work. We hereby promised that, we will not withdraw/revoke the consent given by us for appointment of Developer **M/s. Akshar Prime Avenue LLP** for the redevelopment work of the society in any circumstances whatsoever in nature.

11. We are aware in the proposed redevelopment scheme, we have agreed for the allotment of the new flat (permanent alternative accommodation) of the RERA carpet area of 1071 Sq.ft. Rera carpet area at No Additional Cost, on Ownership basis with standard amenities which are to be recorded and incorporated in Development Agreement (which is to be executed

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Bramjeet Kaur Kohli



between society and above referred developer) in the newly re-constructed building on the said property.

12. We say that, no litigations of whatsoever nature are pending in any Court of law against us in respect of the said flat. We further confirm that our title to the said flat is clear marketable and free of all encumbrances.

13. We have hereby given our irrevocable consent for demolishing the existing building/s which included our flat after receiving approval of the Plan/Commencement Certificate by Navi Mumbai Municipal Corporation (NMMC) for the construction of new building on the said property as per UDCPR dated 02<sup>nd</sup> December 2020.

14. We are aware that, during the course of Re-Development, the Managing Committee of the Society will have to take certain decisions, to make certain representations and execute Re-development Agreement, Power of Attorney. Such other writings, documents shall be approved by the Special General Body Meeting and thereafter the Managing Committee shall have right to execute and get registered such documents, for and on behalf of the Society. We hereby also given consent for execution of such redevelopment agreement, Power of Attorney and any other documents by the managing committee of the society in favour of the said developer **M/s. Akshar Prime Avenue LLP.**

Kaali

Paramjeet Kaur Kaali



15. In any circumstance whatsoever in nature, we undertake not to obstruct the redevelopment work or to do any act or omit to do any act which will adversely affect the same.

16. We declare that in case, we shall decide to sell or transfer our shares of the Society and our rights in our flat, and our right to obtain alternate accommodation/flat in newly developed buildings as aforesaid, then in such an event, we shall obtain prior written permission/approval from the Society after following requisite procedure for transfer under the Maharashtra Co-op. Societies, Act and rules thereunder. Further in such an event, we shall inform the purchaser/s thereof about present affidavit/Declaration executed by us today and shall obtain and furnish to the Society and Affidavit/Declaration from such purchaser incorporating his/her/their consent to the said redevelopment on the basis of similar terms and conditions and further facts as per the progress of redevelopment up to the date of such sale or transfer and also furnish such documents of transfer as may be executed between us by such Purchaser/s.

17. We further undertake to enter in an agreement of permanent alternate accommodation with the Society or Developer after the approved plans/commencement Certificate received from all concerned Authorities including NMMC.

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Paramjeet Kaur Bahli



29 MAR 2026

29 MAR 2026



WHATSOEVER STATED HEREINABOVE IS TRUE AND CORRECT  
TO THE BEST OF MY KNOWLEDGE AND BEHALF

SIGNED AND DELIVERED BY  
Within named Members



Gokhli

Paramjeet Kaur Gokhli



Aadhaar Card No. \_\_\_\_\_



Mustafar  
1) \_\_\_\_\_ (Secretary)

M. Shalwa  
2) \_\_\_\_\_ (Chairman)

Note: The Consent shall be notarized and shall be accompanied with a photo ID card with self-attested.

Reg. No. 1  
Sr. No. 357  
Date 29 MAR 2026  
OF NOTARY REGISTER

BEFORE ME  
K. Chaitanya  
Adv. CHAITANYA S. KAMBLE  
B.Com., LL.B.,  
ADVOCATE HIGH COURT  
NOTARY GOVT. OF INDIA  
Reg. No. 35773

29 MAR 2026



भारत सरकार



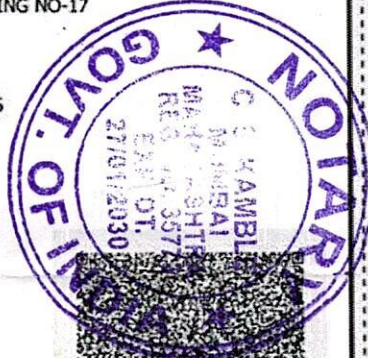
आधार

भारत सरकार  
Government of India

भारतीय विशिष्ट ओळख प्राधिकरण  
Unique Identification Authority of India

नोंदणी क्रमांक:/ Enrolment No.: 2821/42138/01707

To  
गुरप्रीत सिंह कोहली  
Gurpreet Singh Kohli  
S/O Harmeet Singh Kohli  
NL-2, ROOM NO-A/2, BUILDING NO-17  
OPP APEEJAY SCHOOL  
SECTOR 15 NERUL EAST  
NAVI MUMBAI  
Thane Maharashtra - 400706  
8779133533



आपला आधार क्रमांक / Your Aadhaar No. :

5274 4854 9118

VID : 9168 4236 4697 0266

माझे आधार, माझी ओळख



भारत सरकार  
Government of India



गुरप्रीत सिंह कोहली  
Gurpreet Singh Kohli  
जन्म तारीख/DOB: 21/01/1996  
पुरुष/ MALE

5274 4854 9118

VID : 9168 4236 4697 0266

माझे आधार, माझी ओळख



Government of India



AADHAAR

माहिती / INFORMATION

- आधार हा ओळखीचा पुरावा आहे, नागरिकत्वाचा नाही.
- आधार अद्वितीय आणि सुरक्षित आहे.
- सुरक्षित QR कोड/ ऑफलाइन XML/ ऑनलाइन प्रमाणीकरण वापरून ओळख सत्यापित करा.
- आधार कार्ड, पीव्हीसी कार्ड्स, ईआधार आणि mAadhaar सारखे आधारचे सर्व प्रकार तितकेच वैध आहेत. १२ अंकी आधार क्रमांकाच्या जागी ढर्च्युअल आधार ओळख (VID) देखील वापरली जाऊ शकते.
- 10 वर्षांतून एकदा तरी आधार अपडेट करा.
- आधार तुम्हाला विविध सरकारी आणि गैर-सरकारी लाभ/सेवांचा लाभ घेण्यास मदत करते.
- आधारमध्ये तुमचा मोबाईल नंबर आणि ईमेल आयडी अपडेट ठेवा.
- आधार सेवांचा लाभ घेण्यासाठी स्मार्टफोनवर mAadhaar ॲप डाउनलोड करा.
- सुरक्षितता सुनिश्चित करण्यासाठी लॉक/अनलॉक बायोमेट्रिक्स/आधार या विशिष्टाचा वापर करा.
- आधारची मागणी करणाऱ्या योग्य संमती संस्थांनी शोध घेणे बंधनकारक आहे .
- Aadhaar is a proof of identity, not of citizenship.
- Aadhaar is unique and secure.
- Verify identity using secure QR code/offline XML/online Authentication.
- All forms of Aadhaar like Aadhaar letter, PVC Cards, eAadhaar and mAadhaar are equally valid. Virtual Aadhaar Identity (VID) can also be used in place of 12 digit Aadhaar number.
- Update Aadhaar at least once in 10 years.
- Aadhaar helps you avail various Government and Non-Government benefits/services.
- Keep your mobile number and email id updated in Aadhaar.
- Download mAadhaar app on smart phones to avail Aadhaar Services.
- Use the feature of lock/unlock Aadhaar/biometrics to ensure security.
- Entities seeking Aadhaar are obligated to seek due consent.

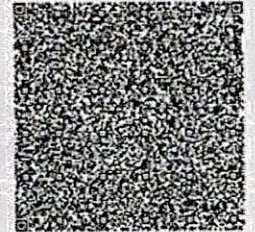


भारतीय विशिष्ट ओळख प्राधिकरण  
Unique Identification Authority of India



पत्ता:  
S/O हरप्रीत सिंह कोहली, एन.एल-२, रूम नं-४/२, बिल्डिंग नं-१७, अपीजे शाळे समोर, सेक्टर १५ नेरुल पूर्व, नवी मुंबई, ठाणे, महाराष्ट्र - 400706

Address:  
S/O Harmeet Singh Kohli, NL-2, ROOM NO-A/2, BUILDING NO-17, OPP APEEJAY SCHOOL, SECTOR 15 NERUL EAST, NAVI MUMBAI, Thane, Maharashtra - 400706



5274 4854 9118

VID : 9168 4236 4697 0266

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Kohli

आयकर विभाग  
INCOME TAX DEPARTMENT

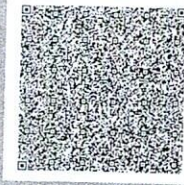


भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

DWQPK5020P



नाम / Name  
GURPREET SINGH KOHLI

पिता का नाम / Father's Name  
HARMEET SINGH KOHLI

जन्म की तारीख /  
Date of Birth  
21/01/1996

*Kohli*

11072024

PAN Application Digitally Signed, Card Not  
Valid unless Physically Signed

*Kohli*



TAR

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

AJGPK9015L

नाम / Name  
PARAJEET KAUR KOHLI

पिता का नाम / Father's Name  
JASWANT SINGH SOHANI

जन्म की तारीख /  
Date of Birth  
10/01/1963

*Paranjeet kaur*  
हस्ताक्षर / Signature



*Paranjeet Kaur Kohli*



भारत सरकार  
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

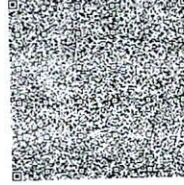
नामांकन क्रमांक / Enrollment No.: 0014/03511/01581



To  
परमजीत कौर कोहली  
Paramjeet Kaur Kohli  
W/O Harmeet Singh Kohli,  
NL-2, ROOM NO-A/2, BUILDING NO-17,  
OPP APEEJAY SCHOOL, SECTOR 15 NERUL EAST,  
VTC: NAVI MUMBAI,  
District: Thane,

State: Maharashtra,  
PIN Code: 400706,  
Mobile: 8879090527

21704980  
MK217049808FE



आपका आधार क्रमांक / Your Aadhaar No. :

**5939 7489 7083**

मेरा आधार, मेरी पहचान



भारत सरकार  
Government of India



Aadhaar no. issued: 01/04/2012



परमजीत कौर कोहली  
Paramjeet Kaur Kohli  
जन्म तिथि / DOB : 10/01/1963  
महिला / Female

आधार पहचान का प्रमाण है, नागरिकता या जन्मतिथि का नहीं।  
इसका उपयोग सत्यापन (ऑनलाइन प्रमाणीकरण, या क्यूआर कोड/  
ऑफलाइन एक्सएमएल की स्कैनिंग) के साथ किया जाना चाहिए।  
Aadhaar is proof of identity, not of citizenship  
or date of birth. It should be used with verification (online  
authentication, or scanning of QR code / offline XML).

**5939 7489 7083**

मेरा आधार, मेरी पहचान

*Paramjeet Kaur Kohli*