

461

पुणे जिल्हा: नाशिक मल्लानवाडी विलास
 अकोला जिल्हा
 30.7.1995
 24/12/1995

IN THE COURT OF SHRI. D.R. RATHOD,
 SUB DIVISIONAL OFFICER, AKOLA.

Rev. Case No. WAP-34/ Unari /15/94-95.

Applicants :- 1. Gajanan Ramrao Ghatol
 2. Sanjay Ramrao Ghatol,
 3. Mrs. Sulochana Ramrao Ghatol,
 4. Ramrao Shankar Ghatol,
 A II residents of Unari Pr. Akola.
 Tq. & Distt. Akola.

ORDER

(Passed on this 26th day of December 1995).

... ..

A application is made under Section 3 44(1) of the Maharashtra Land Revenue Code, 1956, by the applicants of Akola. Tq. & Distt. Akola, for permission to convert the agril. land measuring 01 H.56 R. (i.e. 0.39 R. land of each applicant) from field Survey No.70/1 of village Unari Pr. Akola. Tq. & Distt. Akola, for non-agril. purposes i.e. for residential purposes.

2. The applicants have furnished the following documents along with the application.

1. Copy of 7/12.
2. Copy of Measurement report.
3. Copies of layout plan.
4. Copy of Pipam Utara.

The layout furnished by the applicants was referred to the Asstt. Director of Town Planning, Akola, for his opinion, who in turn has approved the layout vide his letter No. Conversion/S.No.70/ Mouja Unari / 400/ Akola. Dt. 24.3.1995. The Chairman of the M.S.E. Board Akola, District Health Officer, T.P. Akola, Amravati Housing and Area Development Board, Amravati, Resettlement Officer, Akola, and Executive Engineer B & C, Akola, is also received, they have not given their No objection for the same. The Proclamation is also issued and any objection is not received.

4. Taking into account the above facts, I under Section 44(2) of the Mah. L. and Revenue Code, 1956, grant permission to the applicants to convert the agril. land measuring 01 H.56 R. (i.e. 0.39 R. of each applicant) from field Survey No.70/1 of village Unari Pr. Akola. Tq. & Distt. Akola, for laying out residential plots subject



L. Joshi (A.R.)
 P.I. 21/12/95

पुणे जिल्हा मल्लानवाडी विलास
 नाशिक मल्लानवाडी विलास
 नाशिक मल्लानवाडी विलास

57

to the following conditions :-

1. The applicants shall use the land only for which the permission is granted i.e. for residential purposes.

2. The applicants shall pay the non-agril. assessment as shown in Statement 'A'

3. The present rates of non-agril. assessment shall remain in force till 1994-95, and shall further be revised thereafter, and new rates shall be charged. The applicants are directed to credit the amount of N.A. assessment @ Rs.00.02 paise per Sq.Mtrs. amounting to Rs. 186/- Z.P.Cess Rs. 372/- increased Z.P.Cess Rs. 372/- V.P.Cess Rs.186/- Survey measurement fee @ Rs.50/- per plot amounting to Rs. 2500/- in the Govt. Treasury and the conversion tax Rs.556/- levied on the said layout as per provisions U/S 47-A of the Mah. Land Revenue Code, 1966,

4. The applicants shall start the N.A. use of the land within one year and communicate to this office and to the Tehsildar, Akola, the date of actual commencement of the N.A. use within thirty days from such date, otherwise the permission stand cancelled.

5. The applicant shall not modify, alter or make any changes in the approved layout without prior permission of the Sub-Divisional Officer, Akola.

6. The layout shall be properly demarcated on site after demarcation of the layout final approval shall be obtained from the office of the Asstt. Director of Town Planning, Akola.

7. The roads and drainage shall be constructed first as per specifications and handed over to the Gram Panchayat Unari, prior to the disposal of plots.

8. The land reserved in layout as open space shall be permanently kept open free from any structure for the public use and shall be vested with the Gram Panchayat, Unari, free of costs.

9. The breach of any of the conditions mentioned above, or otherwise, shall result in revocation of the permission and imposition of the penalties as provided U/S 45 of the Mah. Land Revenue Code, 1966.

10. It shall be lawful for the Sub-Divisional Officer, Akola, or by any other officer is authorised by



him to direct the removal or alteration of any building or structure erected or used contrary to the conditions of this permission and if not removed, it shall be removed by the Govt. Machinery and the expenditure will be recovered as an arrears of land revenue.

11. The building bye-laws of the local authority authority I. Gram Panchayat Umari are binding on the applicants.

12. The land under conveyance is 01 H. 56 R. Out of which 9250-74 Sq. Mtrs. is under plot. The area under road and open space is exempted from the N.A. Assessment U/S 117 of the Mah. Land Revenue Code, 1956, and as such 9990.26 Sq. Mtrs. even is to be levied at Rs. 00.02 paise per Sq. Mtr. and the amount is as under :-

Area Assessment,
Sq. Mtrs. Rs. N.P.

1) Area under plot assessed	9250.74	185/-
Rs. 00.02 paise per Sq. Mtr.	474.26	
11) Area under road not assessed	1578.00	--
111) Area under open area not assessed	15,800.00	--
iv) Total area of the layout		



The assessment fixed on the land in question is per year and assessment rates are chargeable as per Govt. Orders and assessment rates are chargeable as per Govt. Orders and assessment rates are chargeable as per Govt. Orders. Notification, regarding non-agric. assessment and Z.P. and V.P. Cess are also chargeable.

While constructing on the plots, the applicants

shall keep the marginal distance as under :-

Plot No.	Front/Roadside Mtrs.	Both sides Mtrs.
1 to 30	1.50	1.50
31 to 50	3.00	

sd/-

(B.R. Rathod) Officer,
Sub-Divisional Officer,
Akola.

Asst. Director of Town Planning,
Akola.

Copy with compliments to the
Akola.

Copy forwarded to:-

1. The Tahsildar, Akola.
2. The Sarpanch, G.P. Umari.
3. The Talathi, through Tahsildar, Akola.
4. The applicants.

for information and necessary action.

(Signature)

Sub-Divisional Officer, Akola.

676 2017 04 15 14:15

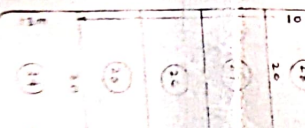
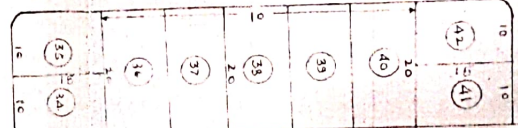
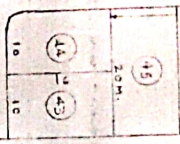
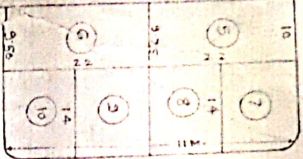
Attest a bond & no returned - continuing to be entered in Paymaster's account.

Dec. 16, 1893.

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M. J. M.

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SITE PLAN

SC06E-1:2000

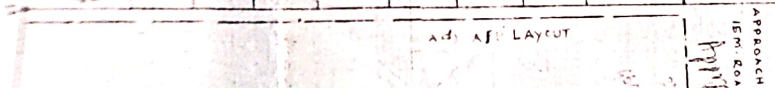
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- EA in 5921.
3280-74 928574
8390-24
1578-00
4741-26 070116
5031-26
15600-00
(3AC 364N)

SCHEDULE OF PLOTS

[illegible]

Ad) ASYL LAYOUT



A photograph of a handwritten manuscript page, likely from a 17th-century document. The page is aged and yellowed, with three columns of text written in a cursive script. The handwriting is dense and somewhat difficult to decipher, but it appears to be a formal or legal document. The ink is dark, and the paper shows signs of wear and discoloration.