

CONVEYANCE OF THE LAND AND BUILDING BY THE OWNERS WITH THE CONFIRMATION OF PROMOTERS IN FAVOUR OF A CO-OPERATIVE HOUSING SOCIETY

THIS DEED OF CONVEYANCE made at _____ this _____ day of _____ 20____ BETWEEN **ABC VENTURES ESTATE AND DEVELOPMENT PRIVATE LIMITED**, a Company incorporated under the Companies Act, 1956/2013, having its registered address at _____, hereinafter referred to as **“THE OWNERS”** (*which expression shall, unless contrary to the context or meaning thereof, mean and include its successors*) **OF THE FIRST PART; KQUALITY DEVELOPERS LTD.**, a Company incorporated under the Companies Act, 1956/2013, having its registered office at _____, hereinafter referred to as **“THE PROMOTERS”** (*which expression shall, unless contrary to the context or meaning thereof, mean and include its successors and assigns*) **OF THE SECOND PART; AND PQR CO-OPERATIVE HOUSING SOCIETY LTD.**, a Co-operative Housing Society registered under the provisions of Maharashtra Co-Operative Societies Act, 1960 vide Registration No. _____ dated _____, having its address at _____, hereinafter called **“THE PURCHASERS”** (*which expression shall, unless it be repugnant to the context*

or meaning thereof, be deemed to mean and include its successors and assigns) of the **THIRD PART**;

WHEREAS:—

- (a) The Owners were seized and possessed of or otherwise well and sufficiently entitled to the pieces or parcels of land or round situate, lying and being at _____ containing by admeasurement _____ sq. yards or thereabouts equivalent to _____ sq. mts. bearing Survey No. _____ Hissa No. _____, C.T.S. No. _____ and more particularly described in the **Schedule** hereunder written and hereinafter referred to as **“the said plot”**.
- (b) Under the registered Agreement of Development dated _____, the Owners granted Development rights of the said plot to the Promoters on the terms and conditions recorded therein. The Owners have received their consideration in full from the Promoters.
- (c) The Promoters have constructed building/s known as **“PQR APARTMENTS”** consisting of _____ flats/tenements on the said plot in all admeasuring _____ sq. ft. of carpet area.
- (d) The Promoters have sold the said flats/tenements to various buyers (hereinafter referred as **“the said Flat Purchasers”**) under various agreements. All the said agreements are duly

**PAGES 3 TO 10
NOT AVAILABLE
FOR PREVIEW**

PREVIEW