

भारतीय गैर न्यायिक

पचास
रुपये

रु.50

भारत



सत्यमेव जयते

INDIA

FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

X 887671

TULSA ENTERPRISE
Sevoke
Pradip Agarwal
Partner

This MOU is made on 21/08/2018 between M/s.Tulsa Enterprise, Sevoke Road, Siliguri-734001, a partnership firm and Shri Pradip Agarwala C/o- bath India Sevoke Road, Siliguri-734001 for constructing a joint building the details as follows:

1. That M/s. Tulsa Enterprise having a land of 76 katha and Pradip Agarwala having a land of 14 katha shall be amalgamated for better planning and to achieve better F.A.R.
2. That amalgamated is only to pass the plan from appropriate authority and to construct the building jointly as per the term details below and since both the party have their specific segregated areas in the building neither party have any right, interest or claim whatever it may be over the area allocated to either party.
3. That both the party shall retain the title/ownership of their respective land with them and this title shall not be encroached or hamper by means of this amalgamation.
4. The site of the construction area of Pradip Agarwala is (12.275x28.15) =345.541 Sq.mtr approximately (B+LG+G+5).
5. The site of the construction area of M/s. Tulsa Enterprise is 1712.00 Sq.mtr approximately (B+LG+G+5).
6. That both parties shall sign all the documents in relates to the plan occupancy and in related to the construction whenever and whatever required.
7. That both the party shall not claim/ encroached the area of either parties and shall sign all documents if required to draw a partition officially and finally.
8. That Pradip Agarwala may demarket his passage and staircase of the back of his construction i.e. North East portion of his area with steal railing or any kind of demarcation he feels fit upto 36'' height.
9. That both the party shall have exclusive terrace rights in their respective areas.
10. That the parking area of Pradip Agarwala shall be separately demarked by boundary wall and gate and he may use for any purpose as he feels fit and suitable.
11. That Pradip Agarwala will maintain his own area individually and will not be responsible of any other maintenance charges except common services like fire annual charges and maintenance.

This MOU is done for future clarity and better understanding for both the parties and the vendors.

TULSA ENTERPRISE

Seen to Pradip
Pradip Agarwala
Partner