

FORM C

[See rule 6(1)]

PROVISIONAL REGISTRATION CERTIFICATE(Not valid for any activity listed under Section 3(1) of the RERA Act)
(VALID TILL ONLY 10th August, 2017. In case money is deposited in RERA A/c before 10th August, 2017, Regular Registration Certificate will be sent the same day to the registering person's E-mail ID and will also be shown on the Website of RERA during Verify Certificate process.)

This registration is granted under section 5 of the Act to the following project under project registration number

UPRERAPRJ5522

Project Name : SHEEL KUNJ (RE REVISED)

Project Address : Tehshil - Sardhana, District - Meerut

1. INDUS VALLEY PROMOTERS LTD. firm / society / company / competent authority having its registered office / principal place of business at F-6, GROUND FLOOR (RIGHT SIDE), LAJPAT NAGAR, PART-III, NEW DELHI-110 024 .

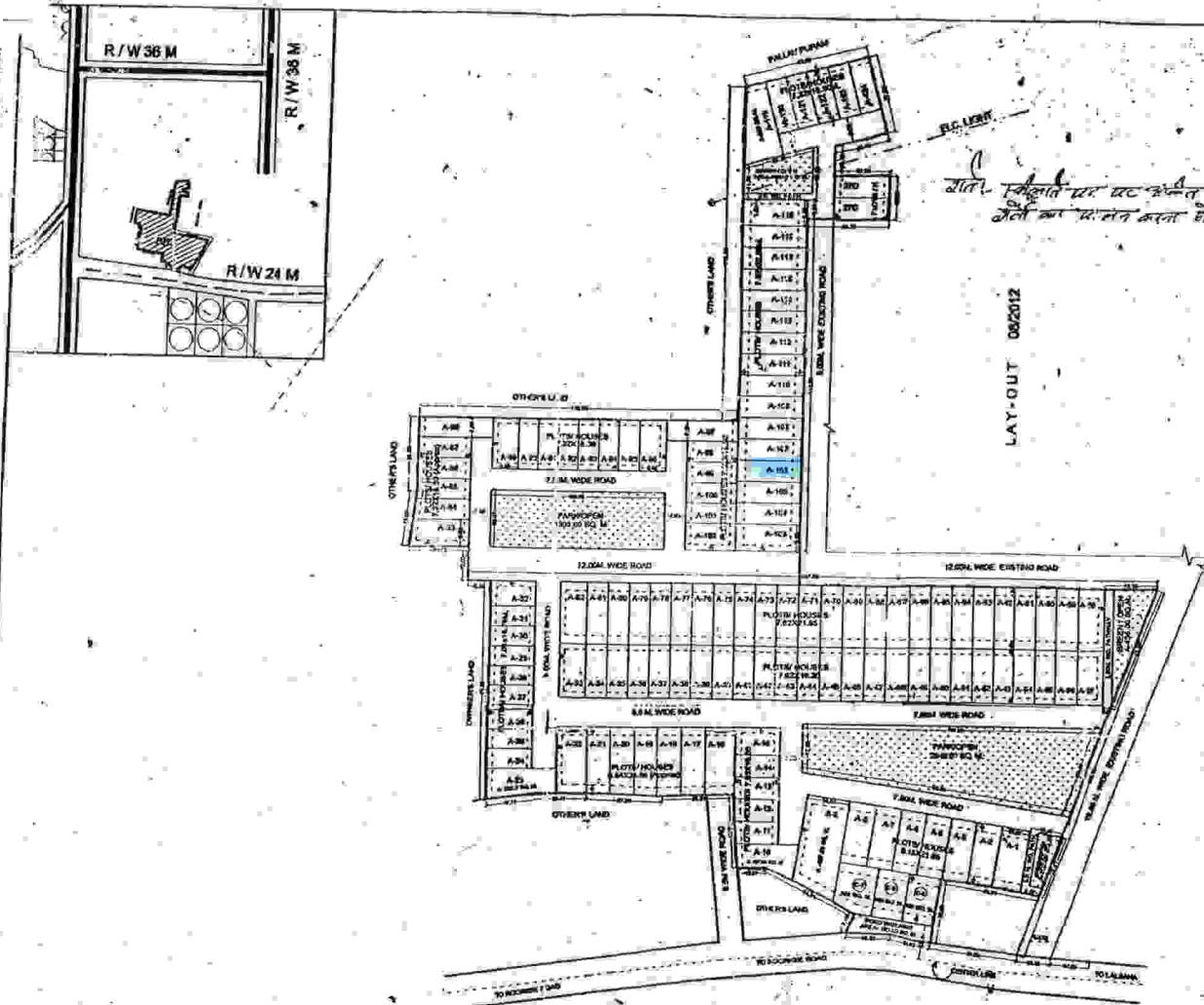
2. This registration is granted subject to the following conditions, namely:-

- (i) The Promoter shall enter into an agreement for sale with the allottees in the form to be prescribed separately;
- (ii) The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per section 17;
- (iii) The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for the purpose as per sub clause (D) of clause (1) of sub-section (2) of section 4;
- (iv) The registration shall be valid for a period of 121 years commencing from 01-01-1900 and ending with 27-04-2021 unless renewed by the Real Estate Regulatory Authority in accordance with section 6 read with rule 7 of the Act;
- (v) The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder;
- (vi) The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed;

3. If the above mentioned conditions are not fulfilled by the promoter, the regulatory authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder. This is a provisional certificate. The original certificate will be generated automatically by the site and mailed to your e-mail id after the verification of the payment made by you as registration fee.

Note-This is system generated certificate, need not require any signature, however authenticity of the certificate can be Verified any time on the website by registration no.

As per Section 3(1) of the RERA Act, the Promoter is not allowed to advertise, market, book, sell or offer for sale or invite persons to purchase in any manner, any plot, apartment or building, as the case may be, in any real estate project or part of it, in any planning area till the issue of Original Registration Certificate.



1. This layout plan is prepared in accordance with the provisions of the R.O.P. Act, 1973 and the R.O.P. Rules, 1974.
 2. The layout plan is subject to the approval of the competent authority.
 3. The layout plan is subject to the provisions of the R.O.P. Act, 1973 and the R.O.P. Rules, 1974.
 4. The layout plan is subject to the provisions of the R.O.P. Act, 1973 and the R.O.P. Rules, 1974.
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LAY-OUT 06/2012

PROP. RE REVISED RESIDENTIAL LAY-OUT PLAN OF SHEEL KUNJ AT ROORKEE ROAD, MEERUT.

KHASRA NO. 481 PART, 488 PART, 470 PART TO 473 PART, 474 TO 477, 478 PART, 483 PART, 484, 485 PART, 486 PART, 487 PART, OF VILLAGE MUGARRABPUR PALHERA, MEERUT.

AREA STATEMENT :-			%
TOTAL AREA OF LAY OUT PLAN	32448.00 SQ.M.		
AREA UNDER ROAD WIDENING	106.00 SQ.M.		
NET AREA OF LAY OUT PLAN	32343.00 SQ.M.		100.00
AREA UNDER PLOTS	20647.00 SQ.M.		64.05
AREA UNDER COMM. / RESI.	594.00 SQ.M.		1.84
AREA UNDER PARK/OPEN	4852.00 SQ.M.		15.00
AREA UNDER ROADS	6050.00 SQ.M.		16.74

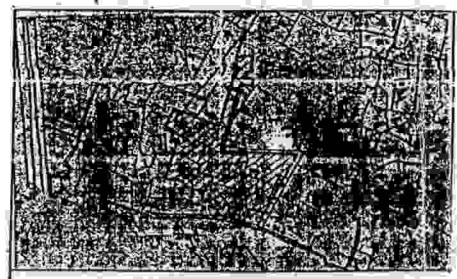
BR. NO.	PLOT SIZE	PLOT AREA	NO.	FRONT	DEPTH
01	6.54 M X 21.85 M	210.77 SQ.M.	07	3.00 M	3.00 M
02	8.16 M X 21.85 M	300.84 SQ.M.	08	3.00 M	3.00 M
03	7.82 M X 22.80 M	179.19 SQ.M.	18	3.00 M	3.00 M
04	7.82 M X 21.85 M	167.26 SQ.M.	25	3.00 M	3.00 M
05	7.82 M X 18.20 M	140.30 SQ.M.	27	2.00 M	2.00 M
06	7.37 M X 18.80 M	138.35 SQ.M.	05	3.00 M	2.00 M
07	7.53 M X 18.30 M	135.88 SQ.M.	30	2.00 M	2.00 M
08	7.83 M X 18.00 M	140.94 SQ.M.	08	2.00 M	3.00 M
09	7.81 M X 18.78 M	146.49 SQ.M.	10	3.00 M	2.00 M
TOTAL				= 125	

DENSITY :- MISSING NO. - A-4
 TOTAL NO. OF PLOTS - 125
 POPULATION - (125 x 10) = 1250 = 1250 PERSONS
 DENSITY - 1250 / 3.2843 HA. = 386.48, say, 386 P.P.H.

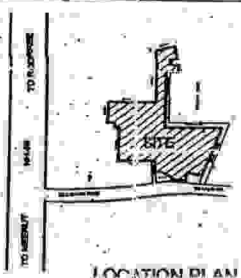
LEGEND :-	
[Symbol]	OPEN BOUNDARY
[Symbol]	ROAD AND DRIVEWAY
[Symbol]	SEWER SUPPLY LINE
[Symbol]	OTHER LINE
[Symbol]	BOUNDARY LINE
[Symbol]	WATER
[Symbol]	RAILWAY

OWNER :- INDUS VALLEY PROMOTERS LTD. 2/F. BEARMA ROAD, MEERUT.
APPLICANT :- [Signature]

ARCHITECT/PLANNER
 SHAMA MEHRA & ASSOCIATES
 2/F. BEARMA ROAD, MEERUT.
SCALE :- 1:1000
N



AIRRA PLAN OF VILLAGE MUGARRABPUR PALHERA, MEERUT.



LOCATION PLAN