



**Prashant Kulkarni & Associates**

Architects, Interior Designers and Project Consultants

2/18, Purushottam Apartments, Sheela Vihar Colony,

Paud road Pune 411038

91-25440485/91-25435847

[www.Pkasso.org](http://www.Pkasso.org)

DATE :	18-10-2021
DOC NO :	PKA-025-#-1112-LDC-004-R0-Sheet 1
CLIENT :	HON. CHAIRMAN CAMP EDUCATION SOCIETY
PROJECT :	PROPOSED ENGLISH MEDIUM SCHOOL AT MOSHI AT SECTOR NO.4
TITLE :	CES-MOSHI-ARCHITECT CERTIFICATE FOR CBSE
DEALT BY :	SHRUTI BAGADE
REF :	BCC 2/1430 dated 08/06/2015, Structural stability certificate dated 02.05.2015, Final Fire NOC dated 03.03.2015, B form dated 01.10.2021 by Fire vendor

## C E R T I F I C A T E

This is to certify that, the construction work of building "A" of CAMP EDUCATION SOCIETY'S **Motilal Talera English Medium Primary and Secondary School** building situated on plot bearing, PS-2, Sr.No. 04, Moshi, Pune, admeasuring 1536.73 Sq.M. has been completed according to the approvals by PCNTDA vide ref no. 26/04/Primary School no. 2/1430 dated 08/06/2015.

And to the best of my knowledge, based on Structural stability certificate dated 02.05.2015 by Struc. Er. C R Kulkarni, Building completion certificate no. 2/1430 dated 08/06/2015 by PCNTDA, Final fire NOC dated 03.03.2015, B form dated 01.10.2021 by Fire vendor and above referred approvals, the building is fit & safe for occupancy, for which it has been approved/constructed.

This certificate is being given as per Architect's visit dated 05.10.2021 and on the request by the Owners, Camp Education Society, Pune.

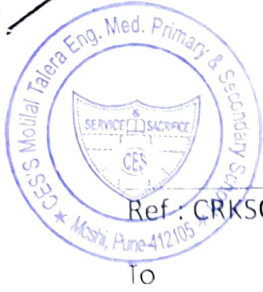
**Ar. Prashant Kulkarni**

Regd. Architect (CA/85/9025)

**Principal**  
CES'S Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.



**Manager**  
CES'S Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.



## **C R KULKARNI STRUCTURAL CONSULTANTS**

Bakul, 2121/2, Vijayanagar Colony, Sadashiv Peth, Pune 411 030  
email [crk\\_structural@yahoo.com](mailto:crk_structural@yahoo.com) phone 02024337205

Ref : CRKSC/CES/PKA/2015/01

Date: April 2, 2015

To

**The Chief Executive Officer**

Pimpri Chinchwad New Town Development Authority  
Nigdi, Pune

### **APPENDIX H-2**

#### **FORM FOR COMPLETION CERTIFICATE**

I have been appointed as Consulting Structural Engineer By Secretary, Camp Education Society, Pune for preparing Structural Design and Drawings for the new structure of Primary school (English Medium) consisting of P+3 floors, as described in my enclosed Design base report, based upon the Architectural drawings and other Utilities And Services requirements given by the Owner/ Developer of the development work of Building at plot no. PS2 Sector no. 4. PCNTDA, Moshi, Pune  
The following listed firms/persons are associated with the work.

ARCHITECTS	:	Prashant Kulkarni And Associates
ADDRESS	:	2, Purushaottam Apartment, Plot no. 18, Shilavihar Colony, Paud road, Pune 411038
OWNER	:	Secretary, Camp Education Society,
ADDRESS	:	Camp, Pune
LICENSED ENGINEER:	:	Creative Associates.
ADDRESS	:	Flat no. B-102, First Floor, Prestige point, S.No. 112/1/2/3, Warje, Pune 411 058

I hereby certify and confirm adequacy of the structural design for intended use represented through my structural drawings issued from time to time. I am enclosing herewith undertaking of the Licensed Supervising Engineer/Owner regarding compliance with structural drawings and

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adherence to standard construction practices while executing the construction work. On basis of this I hereby certify that to the best of my knowledge and belief the said structure is structurally fit for the intended purpose.

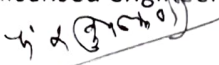
I further confirm that the structural design is based upon relevant Indian Standard Codes especially,

1. IS - 456 - 2000 - Code of Practice for Plain & Reinforced Concrete Structure.
2. IS - 875 - 1987 - Code of Practice for Design Loads.
3. IS - 1893 - 2002 - Criteria for Earthquake Resistant Design of Structure.
4. IS - 800 - 1984 - Code of Practice for General Construction in Steel

As a Consulting Structural Engineer My responsibilities are limited to providing Structural Designs and Drawings in accordance with the provisions of relevant prevailing Indian Standard codes, and visits to site at specified stages called for by the Supervising Engineer for verification of reinforcement laid. All issues related to Supervision, Materials, Workmanship and execution are the sole responsibility of the Supervising Engineer and visits made by the Structural Consultants are not for Supervision since I am not responsible for supervision and quality of work.

This certificate is issued on the clear understanding that my overall design responsibility for the safety and proper performance of structural design ceases, the moment any addition and or alteration or any damage to the structural frame is caused by accident or by tampering with the geometrical sections of structural members for any purpose whatsoever or due to overloading of the structure or lack of maintenance or any act that is detrimental to the structure as a whole.

This certificate is issued in conjunction with the certificates of the licensed engineer / owner certifying the quality of work.

  
**C.R. Kulkarni**  
LIC No. PMC 158 A



**Enclosure :** Certificate from Licensed Engineer / Owner towards quality compliance of structural work

  
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## **PIMPRI CHINCHWAD NAVNAGAR DEVELOPMENT AUTHORITY**

near Akurdi Railway Station, Akurdi, Pune-44. Telephone no. 020

27652934/27652935, Fax: 27653670

Read – (1) On behalf of the applicant Camp Education Society, Shri. On behalf of Walchand Sancheti, licensee from Pimpri Chinchwad Navnagar Development Authority, Shri. Prashant Kulkarni's application for occupancy certificate 145 dated 26/12/2014 and re-application S. No. 103 on 09/04/2015 and S.No. 1377 on 27/05/2015.


(2) Licensee Shri. Certificate of completion of construction of Prashant Kulkarni dated 26/05/2015.

### **CONSTRUCTION OCCUPANCY CERTIFICATE**

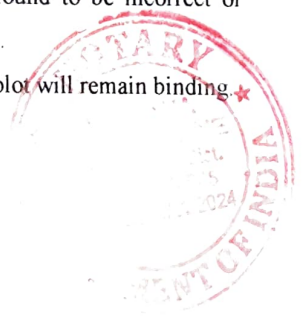
Pimpri Chinchwad Navnagar Development Authority Peth no. 04, plot no. Primary school no. 2. Map No. approved by the office at village Moshi. WIPRA / 26/04 / PRIMARY SCHOOL NO. 2 (English medium) / 1164 dated 02/07/2013 as per the building completion certificate issued by the licensed architect would have been inspected by the authority. Is. 2. 3. PENTOR 5. Pimpri Chinchwad Navnagar Development Authority near Akurdi Railway Station, Akurdi, Pune-44. Telephone no. 020 27652934/27652935, Fax: 27653670

Construction Completion Certificate Approved.	Total Area Permissible Use	Area Sq. m.
Stilt Floor	Academic	480.36
1st Floor	Academic	528.18
2nd Floor	Academic	528.18
Total Area	Academic	1536.73

1. In addition to the approved map and after obtaining the building occupancy certificate, the construction work will be deemed unauthorized as per sections 52 to 56 of the MPR and NR Act without notice.
2. Construction Completion Certificate is being issued.
3. as shown in red in the Record Plan attached with the Occupancy Certificate. 100% construction deposit of Rs. 46,110 / - has been confiscated for non-fulfillment of conditions mentioned in construction commencement certificate.
4. If the documents submitted for construction occupancy are found to be incorrect or misleading, the given occupancy will be automatically canceled.
5. All the terms / conditions in the lease agreement of the subject plot will remain binding.

  
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6. If there is any discrepancy in the calculation of various charges due to construction occupancy, it will be mandatory to pay the difference. Also changes from time to time by the Government / Authority regarding various charges will be binding.
7. As per the policy of the authority meeting, after getting the approval of the government, for the construction of residential use, at least 75% of the plot area for the organization registered with the construction charity commissioner as well as educational etc. At least 50% for construction and at least 20% for industrial use. Additional surcharge will apply till completion of construction area. (As applicable)
8. Letter No. from Local Body Tax Department, Pimpri Chinchwad Municipal Corporation no. Stasanka / bp / kavi / 11/2015, dt. Naharkat certificate has been issued as per 03/01/2015 and the terms and conditions in it will remain binding.

(With the approval of  
Hon'ble Chief Executive Officer)  
No/WIPRA / 26/04 / PRIMARY  
SCHOOL NO.2 / 1430  
Date: 08 June

For Hon'ble Chief Executive Officer

**Copy To**


On behalf Camp Education society Mr. Walchand Sancheti  
Peth No.04, Plot No. Primary School No.2 Moshi  
C/o. Shri Prashant Kulkarni Erandwane, Pune – 38

**FOR INFORMATION AND COPY SEND FOR FURTHER ACTION:-**

- 1) Ward Office, Pimpri Chinchwad Municipal Corporation, Pimpri, Pune-411018
- 2) Assistant Commissioner, Taxation, Pimpri Chinchwad Municipal Corporation, Pimpri, Pune - 18
- 3) Encroachment Division, Zone no. 1,2,3,4,5, Pimpri Chinchwad Navnagar Development Authority
- 4) Accounts Department, Pimpri Chinchwad Navnagar Development Authority.

  
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**ATTESTED**  
  
28/01/2022  
**SANJANA SACHIN MANE**  
ADVOCATE & NOTARY  
GOVERNMENT OF INDIA  
Kalewadi, Pimpri, Pune Dist.  
**28 JAN 2022**

This document is translated from Marathi to English Language

Construction Development Department  
Pune Municipal Corporation

Logo

Pune Municipal Corporation  
License for the work of Structural Engineer

License is hereby issued under Rule No. 6-4 of the Development Construction Control and Promotion Rules approved for the city of Pune on 5-1-2017 under Section 31 of the Maharashtra Regional Town Planning Act, 1966. For working as a Structural Engineer under Appendix 'C' and Section 372 of Maharashtra Municipal Corporation Act, 1949.

License no. 158

From 05-03-2021 To 31-12-2023

(Structural Engineer)

Name: - CHANDRASHEKHAR R. KULKARNI

Address: - 2121/2, VIJAYA NAGAR COLONY, SADASHIV PETH, PUNE 411030.

Date: 05.03.2021

Pursuant to Section 31 of Maharashtra Regional and Town Planning Act, 1966 for Pune City. In accordance with the rules and regulations of (DCPR-2017) Appendix 'C' of the Development Construction Control and Promotion Rules approved on 5-1-2017 and under Section 372 of the Maharashtra Municipal Corporation Act, 1949, as per the law and rules, I have granted license to you to work as structural engineer for 3 years from 05-03-2021 to 31-12-2023 on the following terms and conditions:

The license is issued subject to the condition that you will comply with the orders issued by the Municipal Commissioner from time to time, with the concurrence of the Standing Committee, comply with the orders issued under Section 373 of the above Act and the responsibilities in Appendix 'C' of the Development (Construction) Control and Promotion Rules. Similarly, whenever your advice shall be taken during the tenure of your license, in respect of each matter of the business, you need to follow the instructions given to you upto now and work accordingly.

This is to certify that, I, Sharad Aphale, am fluent in Marathi and English Language, that I have translated this document from Marathi to English Language as per my knowledge. The copy of the original document is attached with this translation.

ATTESTED

S.S. Mane

Principal  
CES'S Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.

True Translation

(Mr. Sharad Aphale)

I, Sharad Aphale, am member of the panel of expert translators of Government of Maharashtra (Circular No. Namika-19/Pr.Kr.-19/ Bhasha-2 dated 22/3/2021).

Manager

CES'S Motilal Talera Eng. Med.

Translation Verified &amp; Authorized by

Mr. Sharad Aphale

(Govt. Authorized Panel Member)

Translation | Interpretation | Indian &amp; Foreign Languages

Mumbai Off:

13/A, F-Bldg, SaiTirth Tower, Siddharth Nagar,  
Kopri, Thane (E)- 400603, Ph: 07722019988

siddhanthtrans@gmail.com  
M: +91 9822007117

Pune Off:

101, 1st Floor, B Wing, Classic Square, New Modi  
Khana, Camp, Pune - 411001. M: 9822007117



Siddhant Translator™

This document is translated from Marathi to English Language

The Orders issued from time to time are kept at the head office for information and can be inspected during office hours.

However, it is important to note that, Hon. Municipal Commissioner may temporarily suspend or close the license as per Section 386 of the Maharashtra Municipal Corporation Act. If the above mentioned restrictions or conditions are violated or evaded or you are found to have violated the rules of this Act or the orders issued from time to time or after the tenure of license is expired, it will be deemed that you do not have license and you will have to present the said license at that time if the Hon'ble Municipal Commissioner, or any of the officers authorized by him, demands the said license under section 69 of the Municipal Corporation Act., you will have to present the said license at that time.

License fee of Rs.3000 - has been paid as per challan number CE/BP/18340/20 dated 25/02/2021 as per the development (construction) control and promotion rules approved by the Government of Maharashtra for the city of Pune incentive rules.

Sd/-

Executive Engineer, (Construction Development Department)  
Pune Municipal Corporation

Sd/-

City Engineer  
Pune Municipal Corporation

Note: The license expires on 31st December. If it is to be renewed for the next year, the application must be submitted at least 15 days before the expiry of the license with the license fee. You will not be given a different notice for renewing the license and till the time you have not applied for a license renewal with a license fee, you cannot work as a structural engineer. Also, if the license is denied, you will not be able to work as a structural e-junior.

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**ATTESTED**  
S.S. Mane  
SANJANA CHAVIN MANE  
ADVOCATE  
GOVERNMENT OF PUNJAB  
Kalewadi, Ferozpur

True Translation

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Kopri, Thane (E)- 400603. Ph: 07722019988

Email:

siddhanttrans@gmail.com  
M: +91 9822007117

Pune Off:

101, 1st Floor, B Wing, Classic Square, New Modi  
Khana, Camp, Pune - 411001 M. 9822007117



## पिंपरी चिंचवड नवनगर विकास प्राधिकरण

आकुडी रेल्वे स्टेशनजवळ, आकुडी, पुणे-४४.दुरध्वनी क्र.०२०-

२७६५२९३४/२७६५२९३५, फॅक्स: २७६५३६७०

- बाचा -१) अर्जदार कॅम्प एज्युकेशन सोसायटी तर्फे श्री.वालचंद संचेती यांचे वतीने पिंपरी चिंचवड नवनगर विकास प्राधिकरणा कडील परवानाधारक श्री. प्रशांत कुलकर्णी यांचा भोगवटा प्रमाणपत्र मिळणे साठीचा अर्ज आ.क्र. १४५ दिनांक.२६/१२/२०१४ व फेरअर्ज आ.क्र. १०३ दि.०९/०४/२०१५ व आ.क्र.१३७७ दि.२७/०५/२०१५.
- २) परवानाधारक श्री. प्रशांत कुलकर्णी यांचे बांधकाम पूर्ण झाल्याचे प्रमाणपत्र दिनांक. २६/०५/२०१५.

### बांधकाम भोगवटा प्रमाणपत्र

पिंपरी चिंचवड नवनगर विकास प्राधिकरणाच्या पेठ क्र. ०४, भूखंड क्र. प्राथमिक शाळा क्र.२, गाव -- मोशी येथील कार्यालयाने मंजूर केलेल्या नकाशा क्र.विप्रा/२६/०४/प्राथमिक शाळा क्र.२ (इंग्रजी माध्यम)/११६४ दिनांक ०२/०७/२०१३ नुसार परवानाधारक आर्किटेक्टने दिलेल्या इमारत पूर्णत्व प्रमाणपत्रानुसार प्राधिकरणामार्फत तपासणी केली असता, सदरहू बांधकाम सर्वसाधारणपणे मंजूर नकाशानुसार व बांधकाम नियमावलीनुसार असल्याने सदरहू या इमारतीचा 'शैक्षणिक' कारणासाठी वापर करणेस खालील अटी व तपशिलानुसार भोगवटा प्रमाणपत्र देत आहे.

बांधकाम पूर्णत्व दाखला मंजूर	अनुज्ञेय वापर	क्षेत्र चौ.मि.
स्टिक्ट मजला	शैक्षणिक	४८०.३६
पहिला मजला	शैक्षणिक	५२८.१८
दुसरा मजला	शैक्षणिक	५२८.१८
एकूण क्षेत्रफळ	शैक्षणिक	१५३६.७३

- मंजूर नकाशाव्यतिरिक्त तसेच बांधकाम भोगवटा प्रमाणपत्र घेतल्यानंतर केलेले बांधकाम अनाधिकृत समजून म.प्रा व न.र अधिनियमांच्या कलम ५२ ते ५६ नुसार विनानोटीस फौजदारी स्वरुपाची कार्यवाही करण्यात येईल.
- भोगवटा प्रमाणपत्रासोबत जोडलेल्या नकाशात (Record Plan) लाल रंगाने दाखविल्याप्रमाणे बांधकाम पूर्णत्व दाखला देण्यात येत आहे.
- बांधकाम आरंभ प्रमाणपत्रातील नमूद अटीची पूर्तता न केल्याने १००% बांधकाम अनामत रक्कम रुपये ४६,११०/- जप्त करणेत आली आहे.
- बांधकाम भोगवटासाठी सादर केलेली कागदपत्रे चुकीची अथवा दिशाभूल करणारी असल्याचे आढळल्यास दिलेले बांधकाम भोगवटा आपोआप रद्द होईल.
- विषयांकित भूखंडाच्या भाडेपट्टा करारामधील सर्व अटी/ शर्ती बंधनकारक राहतील.

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६. बांधकाम भोगवटाच्या अनुषंगाने विविध देय शुल्कांच्या परिगणनेमध्ये तफावत आढळून आल्यास फरकाची रक्कम भरणे बंधनकारक राहिल. तसेच विविध शुल्काबाबत शासनाकडून / प्राधिकरणाकडून वेळोवेळी होणारे बदल बंधनकारक राहतील.
७. प्राधिकरण सभेच्या धोरणानुसार शासनाची मान्यता मिळालेनंतर रहिवास वापराचे बांधकामाकरीता भूखंड क्षेत्राच्या किमान ७५% बांधकाम धर्मादाय आयुक्ताकडील नोंदणीकृत संस्थाकरीता तसेच शैक्षणिक इ. साठी किमान ५०% बांधकाम व औद्योगिक वापरासाठी किमान २०% टक्के बांधकाम क्षेत्रास पूर्णत्व प्राप्त होईपर्यंत अतिरिक्त अधिमूल्य लागू राहिल. (जे लागू असेल त्याप्रमाणे)
८. स्थानिक संस्था कर विभाग, पिंपरी चिंचवड महानगर पालिका यांचेकडील पत्र क्र. स्थासंक/बीपी/कावि/११/२०१५, दि.०३/०१/२०१५ अन्वये नाहरकत दाखला देण्यात आलेला असून त्यामधील अटी व शर्ती बंधनकारक राहतील.

(मा.मुख्य कार्यकारी अधिकारी यांचे मान्यतेने)

मुख्य कार्यकारी अधिकारी करीता

क्र./विप्रा/२६/०४/ प्राथमिक शाळा क्र.२/ २४३०


दि. ०८ JUN २०१५

प्रत:- कॅम्प एज्युकेशन सोसायटी तर्फे श्री.बालचंद संचेती  
पेट क्र. ०४, भूखंड क्र. प्राथमिक शाळा क्र.२, मोशी.  
C/o, श्री. प्रशांत कुलकर्णी, एरंडवणे, पुणे-३८.



माहिती व पुढील कार्यवाहीसाठी प्रत रवाना:

- १) प्रभाग कार्यालय, पिंपरी चिंचवड महानगरपालिका, पिंपरी, पुणे-४११०१८
- २) सहाय्यक आयुक्त, कर आकारणी, पिंपरी चिंचवड महानगरपालिका, पिंपरी, पुणे-१८
- ३) अतिक्रमण विभाग, झोन क्र.१,२,३,४,५, पिंपरी चिंचवड नवनगर विकास प्राधिकरण
- ४) लेखा विभाग, पिंपरी चिंचवड नवनगर विकास प्राधिकरण.

  
**Principal**  
CES'S Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.

  
**Manager**  
CES'S Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.



पुण महानगरपालिका  
मन्त्रालय इन्जिनियर ज्या कामामाठी पत्रावा

१. महाराष्ट्र शासन, माध्यमिक शिक्षण विभाग, पुणे येथे २०१०-११ मध्ये अन्वेषण शास्त्रासाठी दि. २-१-२०११ रोजी मान्य झालेल्या विक्रम चामराव विद्यालय व शास्त्रालय  
२. पुणे, विभाग शासन २०११, अन्वेषण शास्त्र विभागाच्या माध्यमिक शाळा मान्यताप्राप्तिका अधिनियम १०४० चे कलम ३०२ अन्वये म्हात्मा जे. जे. कावळी  
३. पुणे येथे आहे.

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From 05-03-2021 To 31-12-2023

(Structural Engineer)

-75- CHANDRASHEKHAR R. KULKARNI

731 - 2121/2, VIJAYA NAGAR COLONY, SADASHIV PETH, PUNE 411030.

दिनांक 5/3/2024

[illegible][illegible][illegible][illegible]

परक्याची मालकी केल्यास सदरचा परवाना पुढास त्या वेळी हजर करावा लागेल.  
 महाराष्ट्र शासन वृक्ष शाखेसाठी मान्य कलेत्या विक्रय (बांधकाम) निवडण व प्रोत्साहन नियमावलीनुसार परक्या शुल्क प्रमाण 3000/- रु.ने C.E./P/18-  
 दि. 23/12/2018 प्रत्येक भाग आहे.

कृषि प्रशिक्षण, (बाधकाल विकास विभाग)

महानगरपालिका

ATTESTED

राज्य सरकार परवान्यासाठी मुदत दिली आहे. हिमालय राजी मारणे तर पुढील वर्षासाठी त्याचे नुस्तीकरण करणे असेल तर यासाठी कमीत कमी 15 दिवस परवाना मुदत मागण्या  
अर्जात परवाना शुल्कसमोत अर्जे सादर करता पाहिजे. परवान्याचे नुस्तीकरण करून घेण्याबद्दल तुम्हास वेगळी समज दिली जाणार नाही अर्जात या पर्वत परवान्याबद्दल  
नुस्तीकरणसाठी परवाना शुल्कसमोत अर्जे दिलेला नाही तोपर्यंत नुस्तीकरण इतिहास म्हणून काम करता येणार नाही. तुम्हे परवाना शुल्काबद्दलही तुम्हास समजविले आहे.  
इतिहास म्हणून काम करता येणार नाही.

**SANJANA GACHIN MANE**  
ADVOCATE & NOTARY  
GOVERNMENT OF KARNATAKA  
Kalewadi, Bangalore - 560011

Principal  
Maital Talera Eng. Med.  
& Secondary School,  
Shi, Pune - 412 105.

*Mamade*  
Manager  
S.S. Motilal Talera Eng. Med.  
Primary & Secondary School,  
Moshi, Pune - 412 105.