

## **GIFT DEED**

**THIS GIFT DEED** executed at Mumbai, this 20<sup>th</sup> day of July Two Thousand Twenty-Three

### **BETWEEN**

1) \_\_\_\_\_, aged \_\_\_\_ years, Indian Inhabitant, presently residing at \_\_\_\_\_-hereinafter called **“DONOR”** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include his heirs, executors and administrators) of the One Part;

2) \_\_\_\_\_, aged \_\_\_\_ years, Indian Inhabitant, presently residing at \_\_\_\_\_hereinafter called **“DONEE NO. 1”** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include her heirs, executors, administrators and assigns) of the Second Part;

### **AND**

3) \_\_\_\_\_, aged \_\_\_\_ years, Overseas Citizen of India, residing in \_\_\_\_\_hereinafter called **“DONEE NO. 2”** (which expression shall unless it be repugnant to the context or meaning thereof, mean and include his heirs, executors, administrators and assigns) of the Third Part;

The **DONEE NO. 1** and **DONEE NO. 2** shall hereinafter unless repugnant to the context or meaning thereof be collectively referred to

as “**DONEES**”.

**WHEREAS:**

**A.** DONOR is seized and possessed of or otherwise well and sufficiently entitled to \_\_\_\_\_ (hereinafter referred to as “**the said Flat**”) on the \_\_\_\_\_.

**B.** DONOR is a registered member of \_\_\_\_\_ (hereinafter referred to as “**the said Society**”) a society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 and had been issued and is holding Share Certificate No. 28 having 05 (Five) shares of Rs. 50/- (Rupees Fifty Only) each and bearing distinctive numbers 136 to 140 (both inclusive) issued by the said Society (hereinafter referred to as “**the said Shares**”) with respect to the said Flat. The said Flat and the said Shares are more particularly described in the Schedule hereunder written and hereinafter collectively referred to as “**the said Premises**”.

**C.** DONOR is Husband of DONEE NO. 1 and Father of DONEE NO. 2.

**D.** In consideration of natural love and affection which DONOR bears towards DONEES, DONOR is desirous of making a gift of his complete share in the said Premises unto the DONEES in equal proportions.

E. The DONEES accept their respective ratio being gifted by executing these presents in testimony hereof.

F. The parties are now desirous of recording their understanding in writing as under.

**NOW THIS INDENTURE WITNESSETH THAT** for effectuating the aforesaid desire; without any monetary consideration in consideration of natural love and affection which DONOR bears towards DONEES:

- 1) DONOR doth hereby grants, transfers, conveys and assigns all his right, title and interest in the said \_\_\_\_\_ along with Share Certificate No. 28 having 05 (Five) shares of Rs. 50/- (Rupees Fifty) each bearing distinctive numbers 136 to 140 (both inclusive) issued by the said Society and more particularly described in the Schedule hereunder written unto DONEES in equal proportion.
- 2) TOGETHER with all his rights, credits, advantages, appurtenances, benefits, deposits, etc whatsoever of in the said Premises or in any part thereof and all his interest, claim and demand whatsoever of DONOR in to and upon the said Premises as aforesaid.
- 3) AND DONOR doth hereby represent, warrant and covenant with DONEES that the DONOR has good right, full power and absolute authority to grant, release, convey and assure the said Premises

hereby granted, released, conveyed and assured so to be unto and to the use of the DONEES in manner aforesaid.

- 4) The DONOR doth hereby further represent, warrant and covenant with the DONEES that the DONOR has not at any time hereto fore done or executed and/or knowingly suffered and/or been party and/or privy to any act deed and/or thing whereby and/or by reasons and/or means whereof the said Premises hereby assured and/or any part thereof may be encumbered and/or affected in any manner whatsoever and/or whereby the DONOR is in anywise prevented from transferring, granting, conveying and assuring the said Premises or any part thereof in the manner aforesaid.
- 5) The DONOR and every person having or lawfully or equitably claiming any estate, right, title or interest in the said Premises under or in trust for the DONOR shall and will from time to time and at all times hereafter, at the request and cost of the person or persons requiring the same, execute or do or cause to be executed and done all such assurances, acts, deeds, matters and things whatsoever as may be reasonably required for the further and more perfectly and effectually assuring the said Premises and every part thereof unto and to the use of the DONEES. It is further declared by the Donor on execution of this present GIFT DEED that the DONEES have become the absolute and joint owners of the said Premises and the DONOR has ceased to have any beneficial right, title or interest in the said Premises.
- 6) The DONEES shall be exclusive joint owners entitled to all right, title

and interest with respect to the said Premises and to hold the same subject nevertheless to the payment of all assessments, rates, taxes, cesses, dues and other outgoing hereafter to become payable to the said Society and/or to any other local or public body or authority in respect of the said Premises.

IN WITNESS WHEREOF THE DONOR as well as THE DONEES by way of acceptance of the Gift herein, have put their respective hands on the day and year first hereinabove written.

**SCHEDULE:**

**(said Premises)**

Residential \_\_\_\_\_ along with Share Certificate No. 28 having 05 (Five) shares of Rs. 50/- (Rupees Fifty) each, bearing Share Certificate No. 28 and bearing distinctive numbers 136 to 140 (both inclusive) issued by \_\_\_\_\_ society registered under the provisions of Maharashtra Co-operative Societies Act, 1960. The aforesaid Building is lying and situated \_\_\_\_\_ registration district of Mumbai.

SIGNED AND DELIVERED by the within-named DONOR

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Sign

L.H.T.I.

Photo

In the presence of :

1.

2.

SIGNED AND DELIVERED by the within-named DONEE NO. 1

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Sign

L.H.T.I.

Photo

In the presence of :

1.

2.

SIGNED AND DELIVERED by the within-named DONEE NO. 2

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Sign

L.H.T.I.

Photo

In the presence of :

1.

2.