

## **SPECIAL POWER OF ATTORNEY – Simplified Summary**

1. **Principal:** Vikram Khanna (owner of Flat 703, Sea View CHS, Bandra, Mumbai).
2. **Attorney:** Brother – Anil Khanna (residing in Worli, Mumbai).
3. **Purpose:** Sale of said flat, as Vikram is unable to manage due to living in Delhi.
4. **Attorney's Powers:**
  - Negotiate and finalize sale.
  - Sign Agreement for Sale and Sale Deed.
  - Appear before Sub-Registrar and admit execution.
  - Receive sale consideration and issue receipt.
  - File applications/forms with authorities.
  - Hand over vacant possession.
  - Obtain housing society approvals.
  - Do all acts necessary for sale transfer.
5. **Validity:** Irrevocable until completion of sale.
6. **Law:** Indian law.
7. **Execution:** Signed by Vikram Khanna in Delhi, witnessed by Suresh Gupta & Anjali Singh.