

GENERAL POWER OF ATTORNEY,

(Sister to Cousin Brother without consideration)

KNOW YE ALL MEN BY THESE PRESENT THAT, this Power of Attorney
made and executed on this rd day of **2026** at Sydney.

BY

I, MRS.

, Age 36 years, Occupation: Service,

PAN NO. , AADHAR NO. , PASSPORT NO.

, currently residing at:

Sydney NSW Australia

IN FAVOUR OF

MR.

, Age 38 years, Occupation: Service,

PAN NO. , AADHAR NO. , PASSPORT NO.

, currently residing at:

Wasti, Near Vishal Nagar, Wakad, Pune 411057 Maharashtra India,
hereinafter called the "Attorney Holder".



WHEREAS, While I was residing in India during the aforesaid period, I purchased the said property in 2016 viz; 2BHK flat all that constructed portion being a residential unit bearing Wing/Building No. situated on the 10th floor, Apartment/Flat No. , having a built-up/carpet area of), along with a terrace area of 12.35 sq. mtrs.(133 sq. ft.) with covered parking, in a building known as , constructed on land bearing Survey No. located on Charholi Road, at Charholi BK – 412105, Village Charholi Budruk, within the revenue limits of Tehsil Haveli and District Pune, and within the jurisdiction of the Pimpri-Chinchwad Municipal Corporation, Maharashtra, by virtue of registered Agreement of Sale dated

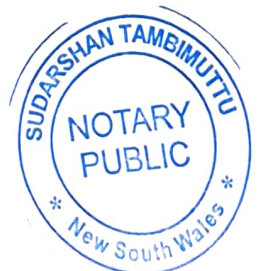


1. To search for, identify, and finalize a suitable prospective purchaser/buyer for the aforesaid property, and to negotiate the terms and conditions for the sale thereof, being a 2BHK residential unit bearing Wing/Building No. situated on the 10th Floor, Apartment/Flat No. , having a built-up/carpet area of sq. mtrs. (sq. ft.), along with a terrace area of 12.35 sq. mtrs. (133 sq. ft.) with covered parking, in a building known as "—", constructed on land bearing Survey No. , located on Charholi Road, at Charholi BK – 412105, Village Charholi Budruk, within the revenue limits of Tehsil Haveli and District Pune and within the jurisdiction of Pimpri-Chinchwad Municipal Corporation, Maharashtra, acquired by me by virtue of a registered Agreement for Sale dated , registered at Sr. No. in the office of the Joint Sub-Registrar, Haveli No. 26, Pune; and further to grant inspection of the said property, to produce and show the original title deeds and documents for verification by the intending purchaser, to satisfy such purchaser regarding the title and ownership of the said property, and to negotiate and finalize the terms of the proposed sale transaction.

2. To engage and/or appoint advocate, give instructions for preparing sale deed and to approve the draft sale deed and to remain present in the office of the Sub Registrar Haveli district Pune in Maharashtra for registration and to admit registration of the document before the Sub Registrar in respect of the above property, pass the receipt, letters, affidavits, sign all the documents as required by all the concerned for me and on my behalf.

3. To sign and execute all other deeds, instruments and assurances which shall be considered by my attorney for acquiescing rights, title and interests in the said property on account of sale deed.

Sudarshan. S. Tambimuttu
Solicitor
AW Society Number 80556)



4. To execute, declare and affirm on my behalf all such applications, documents, declarations and affidavits which are necessary for the purpose of sale deed.

5. To receive sale consideration of the said property on my behalf and to pass proper and legal receipt in favour of prospective purchaser before the Sub Registrar Haveli District Pune.

To do all other acts and things required to be done incidental to the execution and registration or exercise of any or all powers to effectuate and complete the registration of any such document and to accept and receive copy of document from the office of the Sub Registrar thereto for me and on my behalf.

7. To receive & deposit the amount of consideration received from the prospective purchaser for me by Cheque and deposit the same in my **saving account of ICICI Bank Pune Branch, IFSC Code**

, bearing saving **Bank Account No.** and operate the aforesaid bank account/s by visiting the said branch.

8. To deposit cash, cheques, demand drafts, or other medium such as RTGS/NEFT/UPI in my bank account in my name for being transferred to me during the course of time as and when I require the said amount.

9. To take proper and due care of the sale transaction and, if required to initiate legal proceedings in all courts of law at all levels, for and on my behalf and also to defend the same at all the courts of law by engaging advocate/s, paying their fees, expanding legal costs, court fees and also signing vakalatnamas, pleadings, legal evidence and doing all other incidental acts and deeds.

AND GENERALLY to do all such acts, deeds, matters and things at my cost and expense as are necessary and incidental to giving security to and receiving effective release/s as my attorney deems fit and proper.

Sudarshan. S. Tambimuttu
Solicitor
Society Number 80556)



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for the contents of the document

AND I hereby declare & agree that all or any other aforesaid powers may be exercised by my attorney on my behalf shall be construed as acts, deeds and things done by me, if I was personally present.

AND I hereby agree to ratify all lawful acts, deeds, matters and things done by my attorney **MR.** _____, pursuant to the powers hereinbefore mentioned.

THIS POWER OF ATTORNEY shall automatically stands revoked on death, permanent disability, retirement or resignation of the said attorney or the purpose/s for which it was given to my Attorney.

IN WITNESS WHEREOF, I, MRS. _____

_____, has hereunto set and subscribed my hands at Sydney during my presence in Australia on this 23rd of May 2026. The contents herein are read over and explained to me in vernacular, and I understood the same as true and correct.

SIGNED, SEALED AND DELIVERED }

BY MRS. _____
RAUNIYAR }

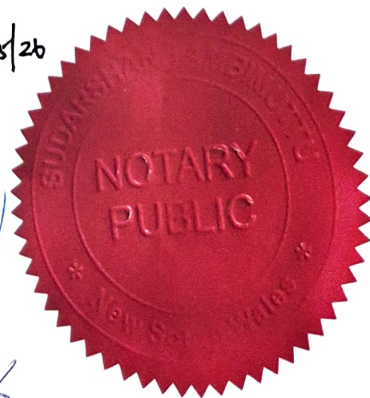


SIGNED SEALED AND DELIVERED }

BY MR. _____
_____ }

In presence of.... _____
Witnesses _____

(Ramneek Singh)
Vice Consul
Consulate General of India
Sydney



Signed before
me
23/5/26

1603/11.06.2026

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Sudarshan. S. Tambimuttu
Solicitor
Number 80556)

1. Signature.

Name.

Address.

NSW Australia

Wentworthville, Sydney 2145

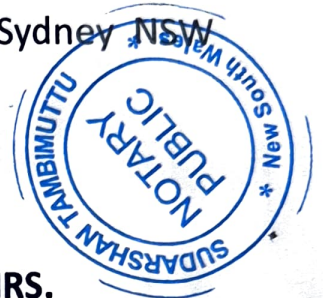
2. Signature.

Name.

Address.

2150 Australia

Parramatta, Sydney NSW



I ACCEPT

Specimen signature of **MR.**

, attorney of **MRS.**

