

Standard Operating Procedure for Land Booking by Investor

1. Introduction:-

- The concept of web-based Land Information and management is to create a Land booking system for a GIS-based multi-purpose cadastre framework that supports continuous, readily available, comprehensive land-related information at the land level.
- The Land Booking Application is an integrated booking system to facilitate the investors and to the Government officials for smart & quick decision making and also to promote efficient utilization of Industrial Land of MPIDC
- A geographic information system for cadastral and land-use mapping, typically used by Department.
- Consists of land records and associated attributes as well as spatial information of Industrial areas.
- Land record of Industrial Area: includes resource, land use, environmental impact, and fiscal data.
- Deals with legal boundaries of land tenure.
- It provides a base layer capable of integration into other geographic systems such as GIS.
- It makes easy to retrieve, create, update, store, view, analyze and publish land information.
- Data related to the location or the position of an object in space or Geographic data or data in graphical form e.g. map.
- Reference framework consisting of a geodetic network.
- Series of current, accurate large scale maps.

2. Purpose:-

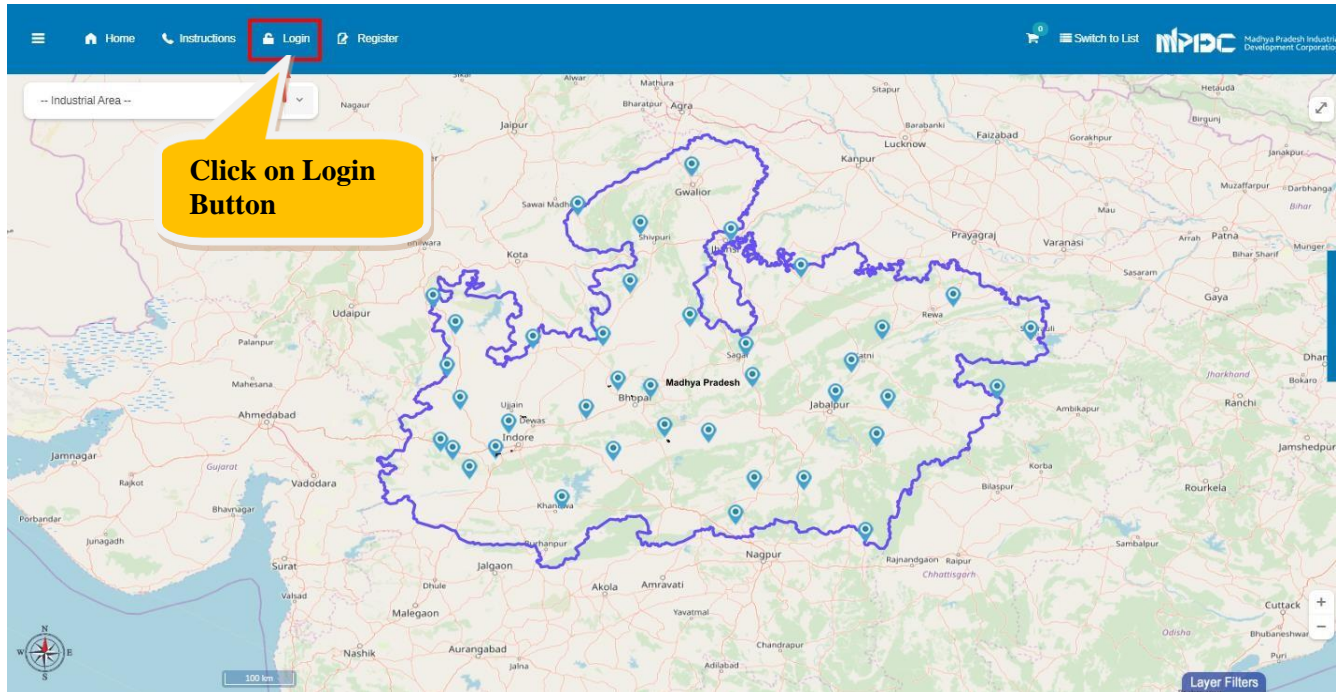
The main purpose of this user manual is to guide the user in detail on how to initiate the registration process in the application by filling the relevant details in the registration form. And after registration how to book plots using login credentials and after booking of the plot how will be the process of the departmental approvals.

➤ Steps for Land Booking by Investor -

● Login Process-

For logging in to the Invest Portal, perform the following steps:-

1. Please Enter invest.mp.gov.in
2. Open the Invest Portal and click on “Login”.
3. Enter the User name and Password created by user.
4. Click on the Login button.



- Click on “Book New Plot” button.

Home / Dashboard

Click on Book New Plot

Book New Plot

Applied Applications	28
Draft Applications	26
Pending Applications	28
Approved Applications	1
Rejected Applications	0
54 Land Booking	View All

0 Total Services	View All
0 Total Work Orders	View All
1 Total Invoices	View All

INBOX

Land Bank

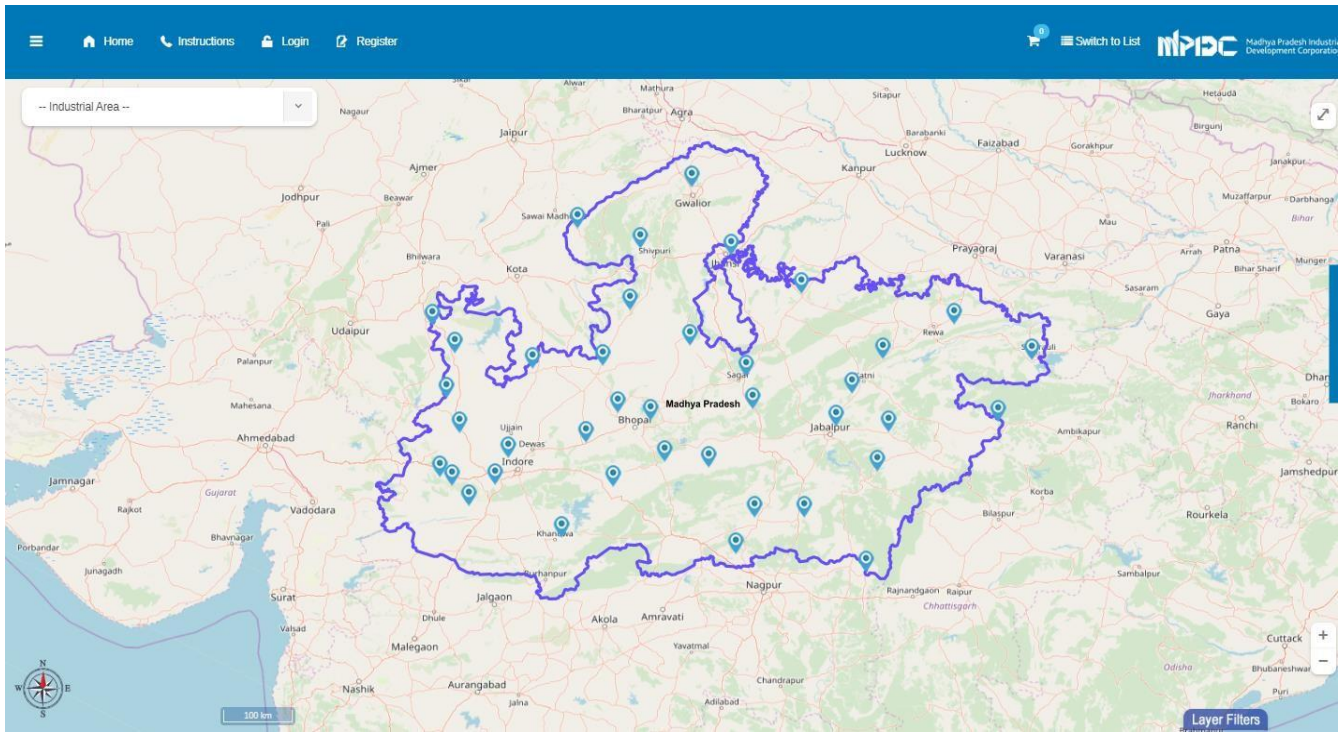
Show 10 entries

Action	Status	Ageing	Application Number	Applied For	Plot No	Industrial Area
	Pending for Selection of Date by Investor (for DGPS Survey)	0 Days	1010562002081 App Date : 24/02/2020 02:50 PM Booking Date:24/02/2020 12:00 AM	Allotment of Land in Industrial Area under MPIDC	26b	Pilukhedi Industrial Area
	Pending for Selection of Date by Investor (for DGPS Survey)	0 Days	1010562002080 App Date : 24/02/2020 02:20 PM Booking Date:24/02/2020 12:00 AM	Allotment of Land in Industrial Area under MPIDC	86a	Pilukhedi Industrial Area
	Booking Allotted	0 Days	1010562002079 App Date : 24/02/2020 12:34 PM Booking Date:24/02/2020 12:45 PM	Allotment of Land in Industrial Area under MPIDC	29	Pilukhedi Industrial Area
	New Booking	0 Days	1010562002078 App Date : 24/02/2020 11:44 AM	Allotment of Land in Industrial Area under MPIDC	86a	Pilukhedi Industrial Area
	New Booking	0 Days	1010562002077 App Date : 24/02/2020 11:19 AM	Allotment of Land in Industrial Area under MPIDC	86a	Pilukhedi Industrial Area
	Pending for Selection of Date by Investor (for DGPS Survey)	2 Days	1010562002075 App Date : 22/02/2020 12:31 PM Booking Date:22/02/2020 12:00 AM	Allotment of Land in Industrial Area under MPIDC	84	Pilukhedi Industrial Area
	New Booking	2 Days	1010562002074 App Date : 22/02/2020 11:57 AM	Allotment of Land in Industrial Area under MPIDC	84	Pilukhedi Industrial Area
	New Booking	3 Days	1010562002072 App Date : 21/02/2020 12:23 PM	Allotment of Land in Industrial Area under MPIDC	84	Pilukhedi Industrial Area
	Pending for Selection of Date by Investor (for DGPS Survey)	4 Days	1010562002071 App Date : 20/02/2020 06:50 PM Booking Date:21/02/2020 12:00 AM	Allotment of Land in Industrial Area under MPIDC	84	Pilukhedi Industrial Area
	New Booking	4 Days	1010562002070 App Date : 20/02/2020 05:50 PM	Allotment of Land in Industrial Area under MPIDC	84	Pilukhedi Industrial Area

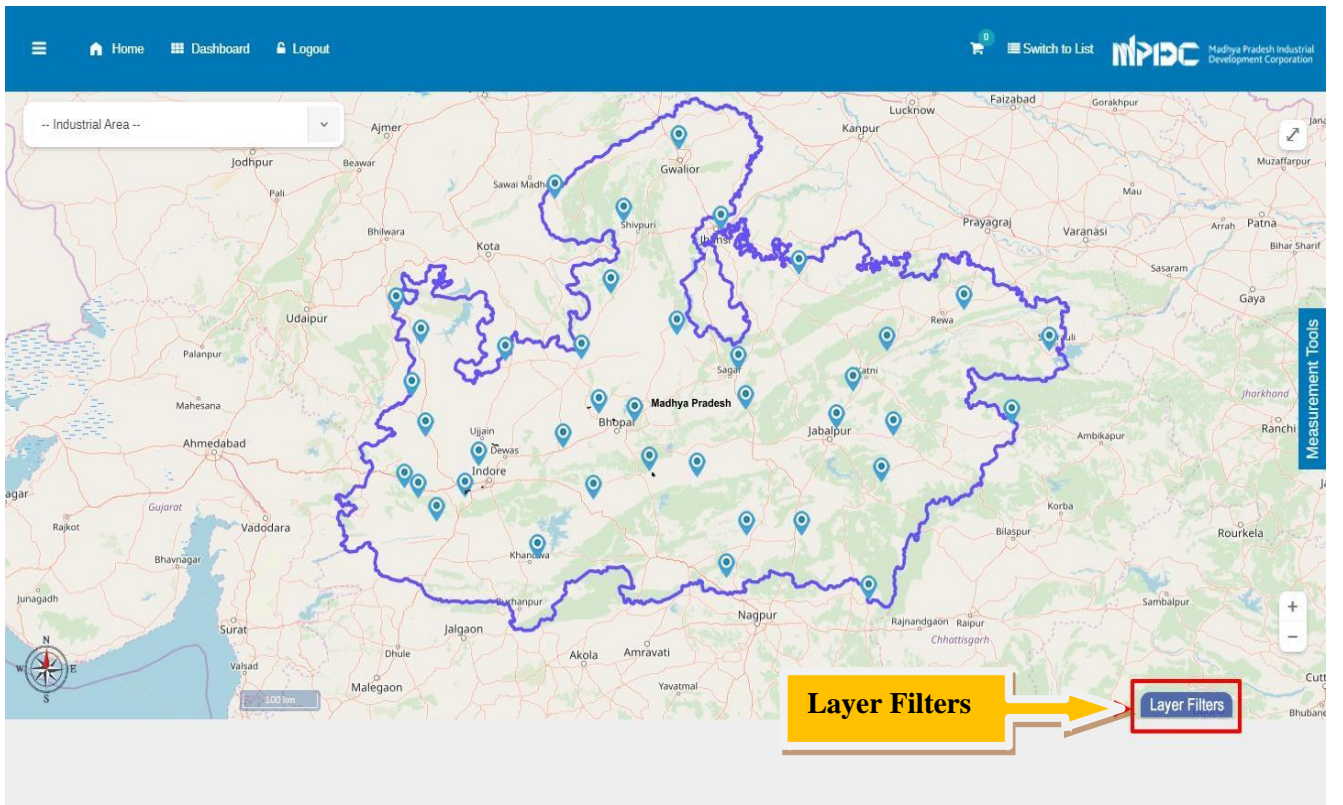
Showing 1 to 10 of 55 entries

Previous 1 2 3 4 5 6 Next

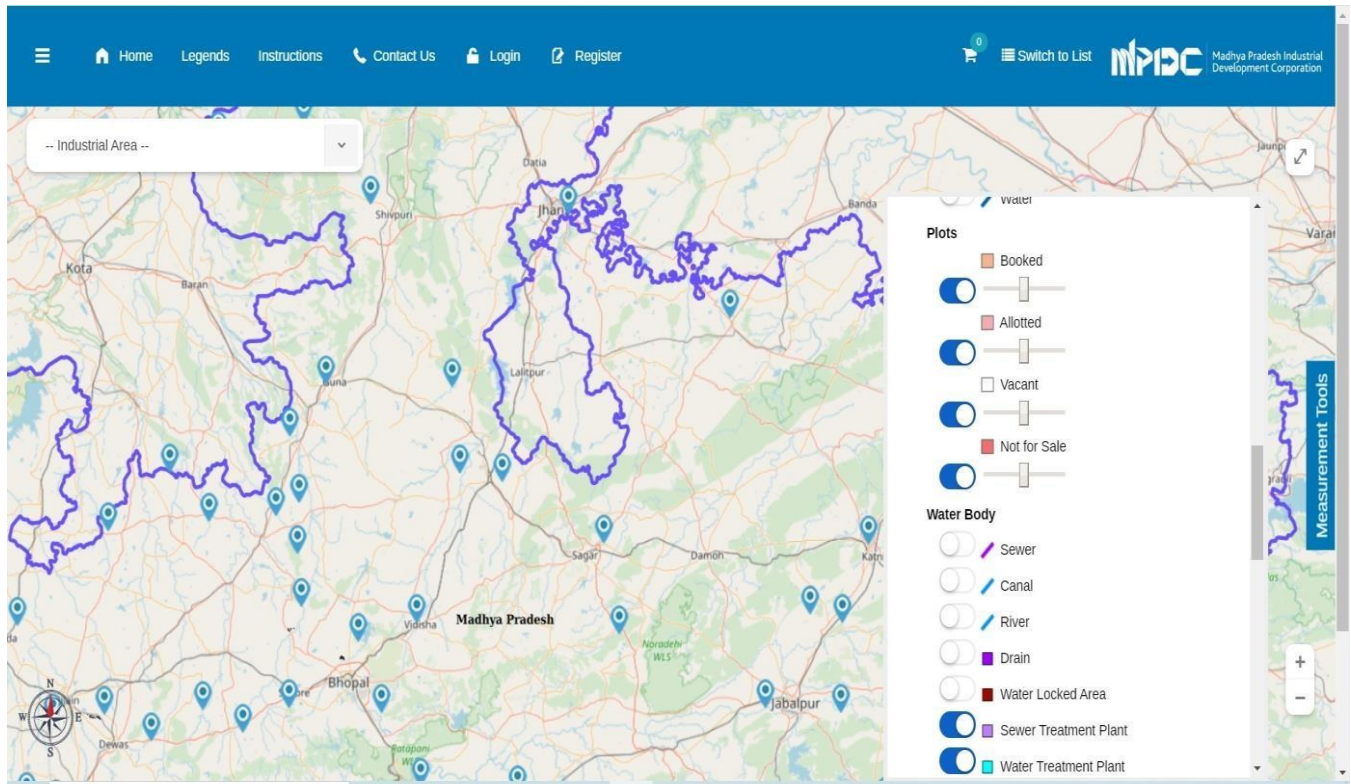
- This window will be display.



- Investor can view the area details by clicking on “Layer Filters” option.



- View different layers of Industrial Area.



- View the Color Legends.

LEGENDS

INDUSTRIAL BOUNDARY

DEVELOPED	
Industrial Land Use	
VACANT	
BOOKED	
ALLOTTED	
RESERVED	
NOT FOR SALE	

Open Area

OPEN AREA	
OPEN LAND	
GREEN BELT	
PARK	
GARDEN	
LOGISTIC	
PARKING	
UNPLOTTABLE	

Other Land Use

COMMERCIAL	
RESIDENCIAL	
WAREHOUSE	
GOVERNMENT LAND	
INCROACHMENT OR DISPUTED	
AMENITIES	
HORTICULTURE/FLORICULTURE	
HOSPITAL	
BULK DRUG PARK	
UNALLOTABLE	
EDUCATIONAL INSTITUTE	
ELECTRICAL INFRA	
SUBSTATION	
ROAD NETWORK	
INTERNAL ROAD	
PIPELINE	
SEWAGE	
GAS	
WATER	

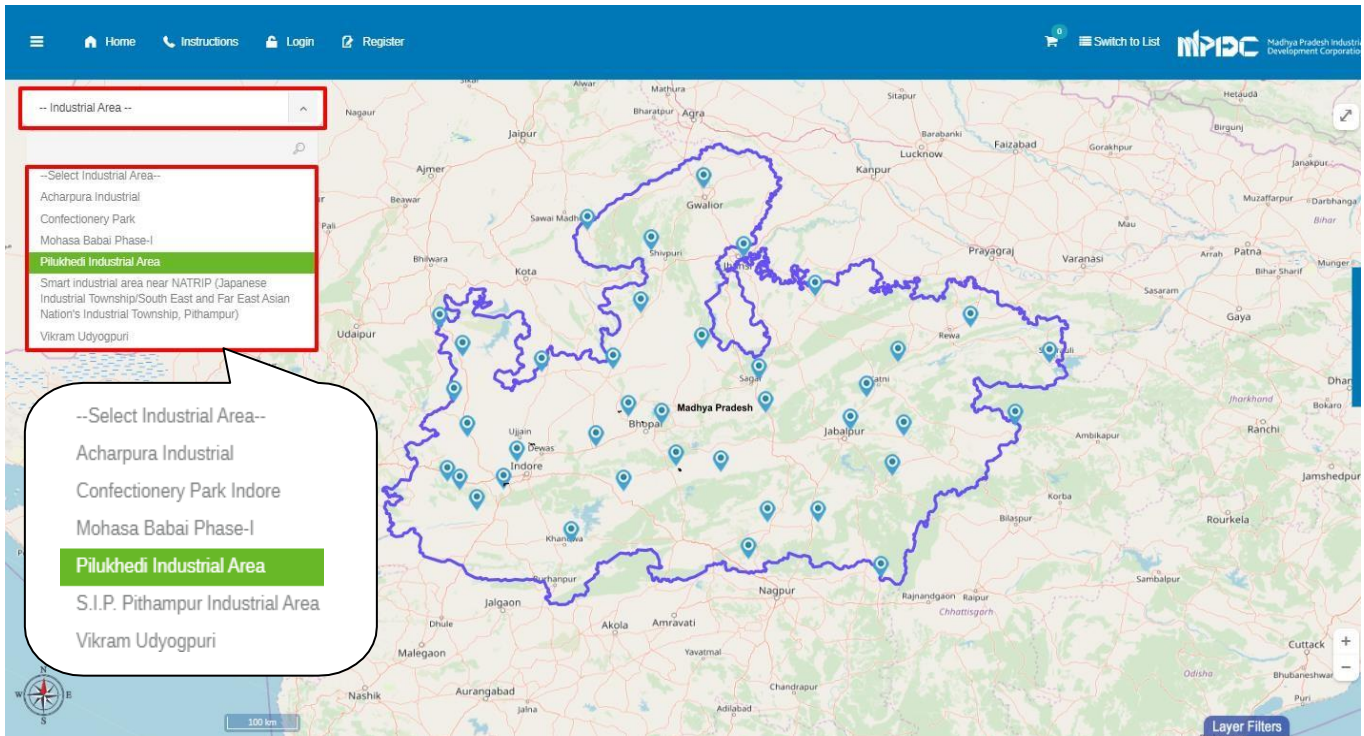
WATER BODIES

SEWER	
CANAL	
RIVER	
DRAIN	
WATER LOCKED AREA	
SEWER TREATMENT PLANT	
WATER TREATMENT PLANT	
LAKE	
DAM	

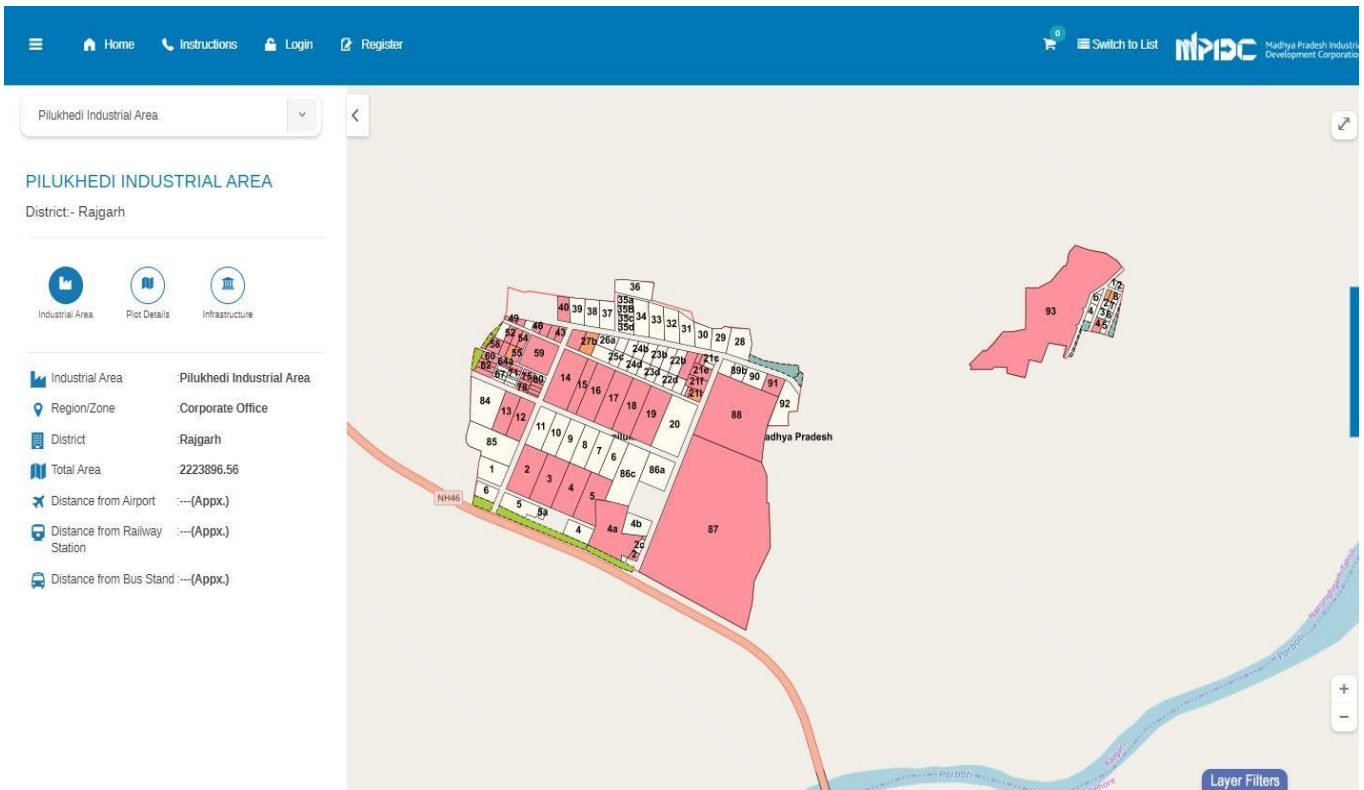
BOUNDARY LAYER

HEADQUARTERS	
RAILWAY	
CANAL	
BUILDING	
HABITATION	
FOREST	

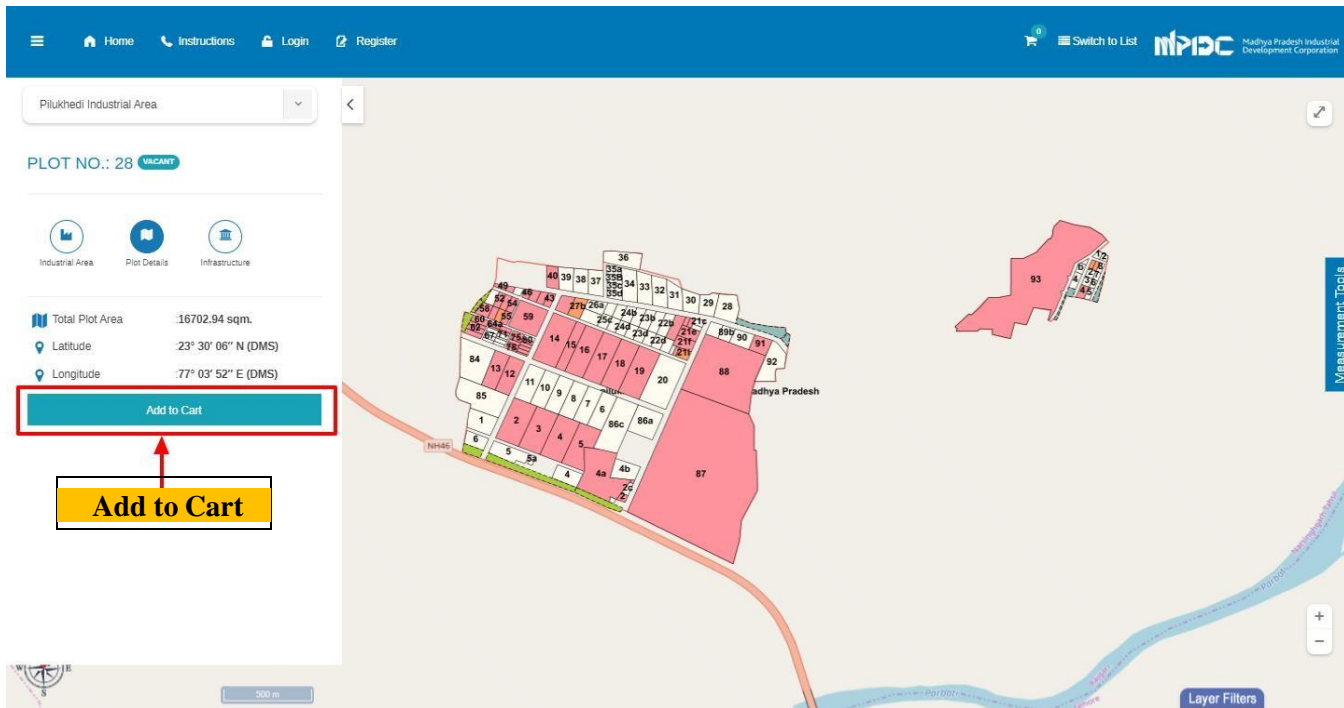
- Now click on “Select Industrial Area” option and select area where you want to Booking.



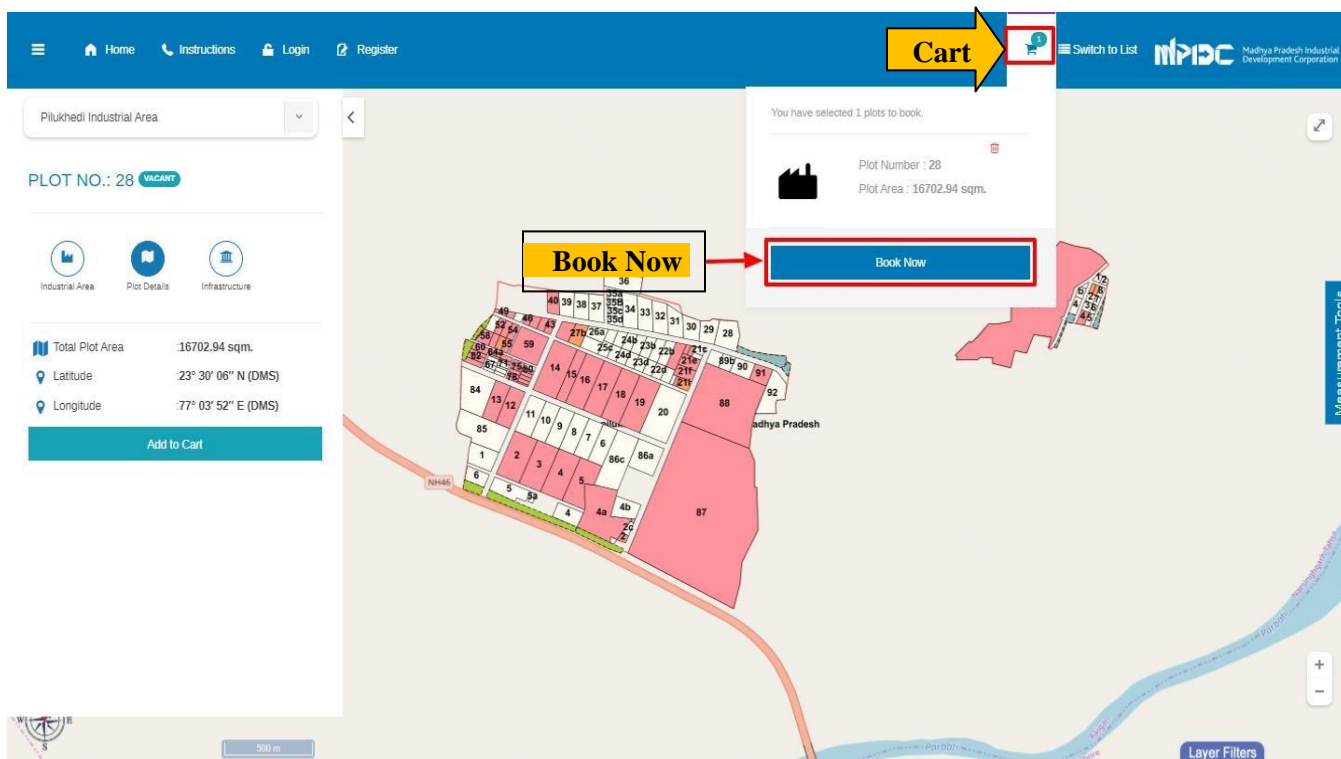
- Industrial Area details will be display.



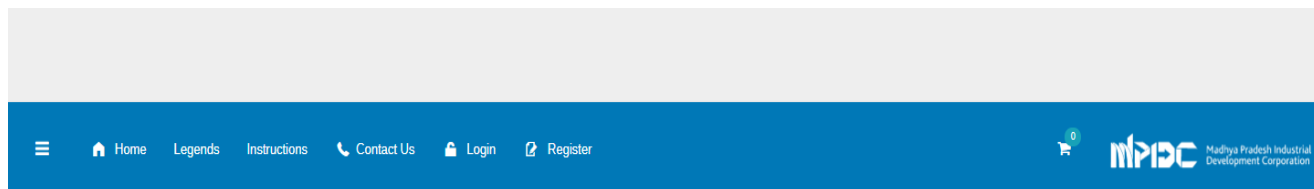
- Select plot number which you want to book and then click on “Add to Cart”. You can’t book allotted plot. You only can book Vacant plot.



- Click on cart option and then “Book Now” option for booking of selected plot.



- Investor can view plot's area details and cost details of land, now click on “Proceed for Booking” button.



Land Details

Sr. No.	Industrial Area	Plot No.	Plot Dimension (Width x Depth) in meter (May be Irregular)	Plot Area (in SQM)
1	Acharpura Industrial	25M	X	11300.0 SQMT

Total Land Cost : ₹ 1,71,91,910

#	Head Name	Amount (in INR)
1	Application Processing Fee (Non Refundable)	5,000
2	CGST on Application Fee @9%	450
3	SGST on Application Fee @9%	450
4	Land Premium After Rebate	22,05,000
5	Development Charges	1,46,90,000
6	Lease Rent per year (@2% of the Premium)	44,100
7	Annual Maintenance Charges of Industrial Area (@8/- per Sqmt.)	90,400
8	CGST on Lease Rent and Maintenance @9%	12,105
9	SGST on Lease Rent and Maintenance @9%	12,105
10	Security Deposit (Equal to 3 Years Lease Rent)	1,32,300

(In Words) One Crore Seventy One Lakh Ninety One Thousand Nine Hundred Ten Only



- **Read all the instructions carefully then click on check box and “Proceed” button.**

Home / Dashboard / Land Booking Instructions

INSTRUCTION OF LAND BOOKING

Payment Terms, Mode of Booking & Procedure for Online Land Allotment

1. Non-refundable Application fee of Rs 5000/- (Per booking session) will be levied for one person.
2. 25 % of Land Premium of the Plot will be payable at the time of booking. The remaining amount of the premium of the land, i.e. Development Charge, Lease Rent, Maintenance Charge & Security Deposit (Exclusive of Taxes) will have to pay after the issue of Letter of Intent.
3. The mentioned amount in the Letter of Intent will be deposited online through Invest Portal by the allottee within 60 days from the date of issue of the Letter of Intent. After this period, the validity of the letter of intent will be 120 days from the date of issue, i.e. after 60 days, the simple interest will be payable at the rate of 10 percent per annum on the deposit.

Other Instructions

1. All correspondence will be done through e-mail and SMS, so it is necessary to provide the correct e-mail ID and mobile number in the application. No paper correspondence will be accepted.
2. Just booking of the plot will not grant any right to the allotment of the Land, the Competent Authority will assess the Land of requirement and can make any required change. All over the competent authority has to make the required decision within 7 days otherwise application and totality will be accepted.
3. Allotment of industrial land will be done on First cum First Serve basis. The FCFS basis will be decided on the basis of sequence in which the payments will be received in the MPIDC account, not on any other basis.
 - a. For Example: - If two Applicants apply for the same plot, suppose "A" apply on 21/01/2020 & "B" apply on 22/01/2020. We received payment of "B" on 22/01/2020 at 4:00 PM & Payment of "A" received on 22/01/2020 at 4:15 PM in MPIDC Bank Account, than Plot received by "B".
4. If the Executive Director of Regional office rejects the booking application then the applicant can appeal to the Managing Director of MPIDC within 7 days through this portal.
5. In general, the land booking process will be as per this Rule "[click here](#)".

I have read all the instruction particularly instructions related in First Come First Served basis.

Click on Check Box & Proceed Button.

Proceed

- Fill the all mandatory fields present in form and then click on “Save & Next” button.

MPIDC Madhya Pradesh Industrial Development Corporation

Home Dashboard Prachi Kashyap

REFERENCE NO.: 010702002009

General Information Organization Details Investment Planning Plot details

Investment Planning

Product Details

Proposed Activity: Select Proposed Activity

Activity: Select Activity

Employment Proposed

Unskilled: Unskilled employees

Skilled: Skilled employees

Project Requirement

Required Load (in KW): Required Load (in KW)

Requirement of Water/Day (1000 of KL): In thousands of KL per Day

Project Completion Estimated Time

Month: Select Month

Year: Select Year

Plantation Cost (In Rs.): Plantation Cost (In Rs.)

Machinery Cost (In Rs.): Machinery Cost (In Rs.)

<< Previous

Save & Next

Save & Next >>

- Click on “Save” button.

MPIDC Madhya Pradesh Industrial Development Corporation

Home Dashboard Priyanka

Home / Land Application

REFERENCE NO.: 1010562002097

General Information Organization Details Investment Planning Plot details

Proposed Area Details

Region Office: Bhopal

District: Rajgarh

Industrial Area: Pilukheddi Industrial Area

Booking Plot Details

S.No.	Plot Number	Sector	Plot Dimension (Width x Depth) in meter (May be Irregular)	Plot Area (in SQM)
1	28	-----	121.44 x 137.54	15302.3
Total Plot Area (in SQM)				15302.3

<< Previous

Save

Save

- **Investor can view the total cost details of plot and Booking Amount details.**

The screenshot displays the 'Land Application' page in the MPDC Land Bank Application. The page features a blue header with navigation links for 'Home' and 'Dashboard', and the user's name 'Prachi Kashyap'. The main content area shows the reference number '1010702002009' and two key financial details: 'Total Cost of Plot' at ₹ 1,71,91,910 and 'Booking Amount' at ₹ 5,57,150. Both values are highlighted with yellow boxes and red arrows pointing to their respective numerical values in red boxes. Navigation buttons for '<< Previous' and 'Next >>' are located at the bottom of the content area.

Category	Amount
Total Cost of Plot	₹ 1,71,91,910
Booking Amount	₹ 5,57,150

- Now click on “Next” button

MP LAND BANK APPLICATION
Prachi Kashyap
MPIDC Madhya Pradesh Industrial Development Corporation

Home / Land Application

REFERENCE NO.: 1010702002009

Total Cost of Plot ₹ 1,71,91,910

#	Head Name	Amount (in INR)
1	Application Processing Fee (Non Refundable)	5,000
2	CGST on Application Fee @9%	450
3	SGST on Application Fee @9%	450
4	Land Premium After Rebate	22,05,000
5	Development Charges	1,46,90,000
6	Lease Rent per year (@2% of the Premium)	44,100
7	Annual Maintenance Charges of Industrial Area (@8/- per Sqmt.)	90,400
8	CGST on Lease Rent and Maintenance @9%	12,105
9	SGST on Lease Rent and Maintenance @9%	12,105
10	Security Deposit (Equal to 3 Years Lease Rent)	1,32,300

(In Words) One Crore Seventy One Lakh Ninety One Thousand Nine Hundred Ten Only

Booking Amount ₹ 5,57,150

#	Head Name	Amount (in INR)
1	Application Processing Fee (Non Refundable)	5,000
2	CGST on Application Fee @9%	450
3	SGST on Application Fee @9%	450
4	Land Premium After Rebate (Advance 25%)	5,51,250
Total Booking Amount		5,57,150

(In Words) Five Lakh Fifty Seven Thousand One Hundred Fifty Only

<< Previous

Next
Next >>

- Click on check box and then “Submit and Proceed for E-Sign” button.

Dashboard / Booking / Application PDF

Reference No. : 1010702002009

Application PDF (Unsigned)

MPIDC Madhya Pradesh Industrial Development Corporation
 Madhya Pradesh Industrial Development Corporation Ltd
 CEDMAP BHAWAN, 16-A, Area Hills Bhopal (Madhya Pradesh)-462001

APPLICATION FOR LAND BOOKING

Application No. : 1010702002009 Date : 19/03/2020 04:54 PM

To,
 The Executive Director,
 Madhya Pradesh Industrial Development Corporation Ltd
 Regional Office, Bhopal
 First Floor, Tansa Complex, Bitan Market,
 E-3, Area Colony - Bhopal-462016
 Ph. 0755-2423011-03, Fax 0755-2420277

Sub: Application for Land Allotment of Plot No. 25M at Acharpura Industrial, District BHO PAL.

Sir/Madam,

I, Prachi Kashyap residence at 112, Press Colony, Near Kkc Convent School, Anand Nagar, Bhopal, BHO PAL, Madhya Pradesh hereby proposed to establish our industry commercial unit Prachi Enterprises at Acharpura Industrial. I booked a plot their at Plot No. 25M for the activity of Apparel and textile products. The information of the proposed activity/industry is as under:-

PLOT DETAILS	
Proposed Area	
Region	Bhopal
District	BHO PAL
Industrial Area	Acharpura Industrial
Proposed Plot No.	25M
Plot Area (in SQM)	11300.000

I, I/We further solemnly affirm that the aforementioned declaration is correct & true. It has not been suppressed in this connection.

<< Previous

Submit & proceed for E-sign → **Submit And Proceed For E-Sign**

- Enter Aadhaar Number and then click on “Send OTP”.

NSDL eSign

NSDL Electronic Signature Service

ASP Name	MP Industrial Development Corporation Limited
Transaction ID	TX:191100001226-613290925168900
Date & Time	2019-11-30T13:39:22

I hereby authorize NSDL e-Governance Infrastructure Limited (NSDL e-Gov) to -

1. Use my Aadhaar / Virtual ID details (as applicable) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited and authenticate my identity through the Aadhaar Authentication system (Aadhaar based e-KYC services of UIDAI) in accordance with the provisions of the Aadhaar (Targeted Delivery of Financial and other Subsidies, Benefits and Services) Act, 2016 and the allied rules and regulations notified thereunder and for no other purpose.
2. Authenticate my Aadhaar / Virtual ID through OTP or Biometric for authenticating my identity through the Aadhaar Authentication system for obtaining my e-KYC through Aadhaar based e-KYC services of UIDAI and use my Photo and Demographic details (Name, Gender, Date of Birth and Address) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited.
3. I understand that Security and confidentiality of personal identity data provided, for the purpose of Aadhaar based authentication is ensured by NSDL e-Gov and the data will be stored by NSDL e-Gov till such time as mentioned in guidelines from UIDAI from time to time.

VID/Aadhaar:

Send OTP

[Click Here to generate Virtual ID.](#)
[Download Instructions](#) to generate Virtual ID in lieu of Aadhaar.

©2019 NSDL E-Governance Infrastructure Pvt. Ltd. All rights reserved. Best viewed in Mozilla Firefox, Google Chrome.

Please do not press "Submit" button once again or the "Refresh" or "Back" buttons.

- Enter OTP Number and then click on “Verify OTP”.

The screenshot displays the NSDL Electronic Signature Service interface. At the top left is the NSDL eSign logo. The main content area is titled "NSDL Electronic Signature Service" and contains a table with transaction details:

ASP Name	MP Industrial Development Corporation Limited
Transaction ID	TX:191100001226-613290925168900
Date & Time	2019-11-30T13:39:22

Below the table, there is a checkbox for authorization and three numbered instructions regarding the use of Aadhaar/Virtual ID, authentication methods, and data security. At the bottom, there is an "Enter OTP" input field (highlighted with a red box), a "Verify OTP" button (highlighted with a green box), a "Cancel" button, and a "Resend OTP" button. A green message box states "Success otp sent on registered mobile/email id." Below this are links for "Click Here to generate Virtual ID." and "Download Instructions to generate Virtual ID in lieu of Aadhaar." The footer contains copyright information for NSDL E-Governance Infrastructure Pvt. Ltd. and a note about browser compatibility.

- User can download the signed PDF, after signing click on “Proceed for the payment” button.

The screenshot shows a web application interface for downloading a signed PDF. The top navigation bar includes the MP Land Bank Application logo, a home icon, a dashboard icon, a user profile icon for Prachi Kashyap, and the MPIDC logo. The breadcrumb trail is "Home / Dashboard / Booking / Booking View". The main content area displays "Application No. : (#1010702002009)" and "Application PDF (Signed)". A large PDF viewer is shown with a document that includes the following details:

Date : 19/03/2020 04:54 PM
IP Address : 192.168.1.63

For - Prachi Enterprises
Mobile No : 9754674274
Email ID : prachik49@gmail.com

Digitally Signed by:
Name: Prachi Kashyap
Location: Bhopal
Reason: Sign by Developer for Booking
Time: Thu Mar 19 17:23:18 IST 2020


At the bottom of the PDF viewer, there is a yellow box labeled "Proceed for Payment" with a red arrow pointing to a blue button labeled "Proceed for Payment" (highlighted with a red box).

- Select payment mode and click on “Pay Now” button.

MP LAND BANK APPLICATION
Prachi Kashyap

Home / Dashboard / Booking / Payment Mode

Invoice



Madhya Pradesh Industrial Development Corporation
CEDMAP BHAWAN, 16-A,
Arera Hills Bhopal (Madhya Pradesh)-462001

Receipt No : 1012002000381

Receipt Date : 19/03/2020

Payment Information

Booking Amount : 5,57,150

Amount in words: Five Lakh Fifty Seven Thousand One Hundred Fifty

#	Head Name	Amount (in INR)
1	Application Processing Fee (Non Refundable)	5,000
2	CGST on Application Fee @9%	450
3	SGST on Application Fee @9%	450
4	Land Premium After Rebate (Advance 25%)	5,51,250
Total Booking Amount		5,57,150
(In Words) Five Lakh Fifty Seven Thousand One Hundred Fifty Only		

Select Payment Method

Online Payment Gateway (Credit card, Debit Card, NetBanking, UPI or Wallet payments)



NEFT / RTGS

Pay Now
→
Pay Now

- After advance payment completion Investor can download the PDF of payment and view the status of booking application.

The screenshot displays the 'Land Application Details' page on the MP Land Bank portal. At the top, it shows the application number (1010562002097), application date (29/02/2020 12:39 PM), and booking date (29/02/2020 12:56 PM). The total amount is ₹ 11524552.00 and the total paid amount is ₹ 864854.00. The application status is 'Pending for Acceptance or Rejection'. The 'Advance Payment' section shows a total amount of ₹ 1,15,24,552.00 and a booking amount of ₹ 8,64,854.00. The payment status is 'Paid'. A callout box highlights the 'Download Payment Receipt' button. Another callout box highlights the 'Paid' status. The page also includes sections for 'Lease', 'Allotment Letter', 'Pending for Survey Date Request', 'Pending for Survey Date Acceptance', 'Pending for Survey', 'Pending for Survey Approval', 'Third Payment', and 'Lease Deed at Investor'.

- Downloaded PDF Advance Payment Receipt.

		Madhya Pradesh Industrial Development CEDMAP BHAWAN, 16- Arera Hills Bhopal (Madhya Pradesh) helpdesk.	
		 1010702002010	
PAYMENT RECEIPT			
		Paid	
Receipt Number RN101200200039		Invoice Number 1012002000392	
Firm Name : Prachi Enterprises		Application No : 1010702002010	
Proprietor Name PROPRIETORSHIP		Application Date 20-03-2020	
Phone Number : 9754674274		Plot Number : 23M	
Email Id : prachik49@gmail.com		Industrial Area : Acharpura Industrial	
GSTIN : 18AABCT3518Q1ZV		Sector : NA	
Address : 112, Press Colony, Near Kkc Convent School, Anand Nagar		District/State : BHOPAL/Madhya Pradesh	
Receipt Details			
1	Paid Amount	1362150.0	
2	Payment Received At	20/3/20 12:39 PM	
3	Mode of Payment	Online	
4	UTR No/ Cheque No/Fund Transfer	NA	
5	Transaction Number	1584688187504	
6	Invoice Date	20-03-2020	
Total Amount (in Words) : Thirteen Lakh Sixty Two Thousand One Hundred Fifty			
Disclaimer : This is system generated invoice does not need any physical signature.			
THANKS FOR INVESTING IN MADHYA PRADESH! MPIDC			

- After advance payment this application will be forwarded to Approver's (Executive Director of Regional Office) end for LOI generation.

➤ Steps for Second payment & Survey date apply by Investor -

- Investor can download the PDF of LOI. Now click on “Pay Now” button for second payment.

The screenshot displays the MPDC Land Bank Application dashboard. At the top, it shows the user's name (Priyanka) and the MPDC logo. The dashboard includes a navigation menu on the left and a summary section with four cards: Applied Applications (37), Applied Services (0), Total Work Order (0), and Total (1). Below these is an INBOX section for Land Bank applications. A table lists application details, including status, ageing, application number, applied for, plot number, and industrial area. A callout box highlights a 'Pending for Second Payment' status for application 1010562002087.



Action	Status	Ageing	Application Number	Applied For	Plot No	Industrial Area
	Pending for Second Payment				i_type-28	Pilukhedi Industrial Area
	Pending for Booking PDF Signing	0 Days Remaining	1010562002091 App. Date: 26/02/2020 06:41 PM	Land Booking	m_type-24c	Pilukhedi Industrial Area
	Pending for Booking PDF Signing	0 Days Remaining	1010562002089 App. Date: 26/02/2020 04:00 PM	Land Booking	m_type-23b	Pilukhedi Industrial Area
	Pending for Acceptance or Rejection	9 Days Remaining	1010562002088 App. Date: 26/02/2020 03:42 PM Booking Date: 28/02/2020 12:25 PM	Land Booking	m_type-23b	Pilukhedi Industrial Area
	Pending for Second Payment	59 Days Remaining	1010562002087 App. Date: 26/02/2020 01:17 PM Booking Date: 27/02/2020 06:50 PM	Land Booking	m_type-24b	Pilukhedi Industrial Area
	Pending for Shape File Upload	56 Days Remaining	1010562002084 App. Date: 25/02/2020 10:54 AM Booking Date: 25/02/2020 12:00 AM	Land Booking	m_type-24b	Pilukhedi Industrial Area
	Pending for Acceptance or Rejection	9 Days Remaining	1010562002083 App. Date: 24/02/2020 07:03 PM Booking Date: 27/02/2020 06:45 PM	Land Booking	m_type-23b	Pilukhedi Industrial Area
	Pending for Survey Date	56 Days Remaining	1010562002081 App. Date: 24/02/2020 02:50 PM Booking Date: 24/02/2020 12:00 AM	Land Booking	m_type-26b	Pilukhedi Industrial Area
	Pending for Shape File Upload	56 Days Remaining	1010562002080 App. Date: 24/02/2020 02:20 PM Booking Date: 24/02/2020 12:00 AM	Land Booking	c_type-86a	Pilukhedi Industrial Area
	Booking Alloted	0 Days Remaining	1010562002079 App. Date: 24/02/2020 12:34 PM Booking Date: 24/02/2020 12:45 PM	Land Booking	i_type-29	Pilukhedi Industrial Area

- Investor can download the PDF of LOI by clicking on “Download LOI” button.

The screenshot displays the MPIDC Land Bank Application portal interface. At the top, the user is logged in as 'Priyanka'. The application details for 'Application No: 1010562002097' are shown, with a status of 'Pending for Second Payment'. The application progress is detailed in a vertical timeline:

- Application Filled:** Dated 28/02/2020 12:39 PM. Plot No: j_type-28, Industrial Area: Pithahedi Industrial Area. Application Status: Application Form Completed. Action: Download Application.
- eSign:** Dated 28/02/2020 12:39 PM. Signing Authority: Priyanka, eSign Status: Completed. Action: Download Application.
- Advance Payment:** Dated 28/02/2020 12:56 PM. Total Amount: ₹ 1,15,24,552.00, Booking Amount: ₹ 5,64,854.00. Payment Status: Paid. Action: Download Payment Receipt.
- Letter of Intent:** Dated 28/02/2020 01:09 PM. Signed By: Super Administrator, Signed Date: 28/02/2020, Document Type: PDF. Note: Please deposit remaining payment, within stipulated timeframe else you... Action: Download LOI (highlighted with a yellow callout box).
- Second Payment:** Total Amount: ₹ 1,15,24,552.00, Remaining Amount: ₹ 96,05,865.00. Payment Status: Unpaid. Action: Pay now. 60 Days Remaining.
- Allotment Letter:** Allotment Date: ---, Document Type: ---, Allotment Date: ---, Document Type: PDF.
- Pending for Survey Date Request:** Survey Date Selection By: ---, Survey Selection Date: ---. Action: Request for Survey Dates.
- Pending For Survey Date Acceptance:** Survey Date Acceptance By: ---, Survey Acceptance Date: ---.
- Pending for Survey:** Surveyor By: ---, Survey Date: ---.
- Pending For Survey Approval:** Survey Approved By: ---, Survey Approved Date: ---, Document Type: PDF.
- Third Payment:** Total Amount: ₹ 0, Stamp Duty Charges: ₹ 0, Payment Status: Unpaid. Action: Pay now.
- Lease Deed at Investor:** Signing Authority: ---, Signed Date: ---, eSign Status: Pending. Action: Download Draft Lease Deed.
- Banking Aborted:** We are processing for booking of Plot No j_type-28.

- Downloaded PDF of LOI.

 Madhya Pradesh Industrial Development Corporation	Madhya Pradesh Industrial Development Corporation Ltd CEDMAP BHAWAN, 16-A, Arera Hills Bhopal (Madhya Pradesh)-462001																																										
 1010702002010																																											
LETTER OF INTENT																																											
Application Number : 1010702002010	Dated : 20/03/2020																																										
To, Prachi Kashyap M/s Prachi Enterprises 112, Press Colony, Near Kkc Convent School, Anand Nagar, Bhopal, Distt.- BHOPAL - 462022 (Madhya Pradesh) , India.																																											
Subject: Proposal for allotment of land Plot No: 23M in Acharpura Industrial , District BHOPAL (Madhya Pradesh).																																											
Reference: Your Online application No. 1010702002010 dated : 17/09/2019																																											
Sir/Madam,																																											
Your above application is received for allotment of land in Acharpura Industrial																																											
I/We proposed to allot you Plot No 23M Approx Size 0.0Mtr. x 0.0Mtr. admeasuring Approx 20500.0 Sqmt. , area of land Being i.e. Approx 220660.155 Sqft in at Acharpura Industrial , District BHOPAL (Madhya Pradesh) for setting up a MSME Industrial unit for Manufacturing of Iron and steel (including cast and forged products) .																																											
The allotment will be subject to following terms and conditions:-																																											
The land will be given on lease for a period of 99 Years																																											
(i). You are required to deposit the following amount within 60 days from the date of issuance of this letter.																																											
<table border="1"> <thead> <tr> <th>No.</th> <th>Particulars</th> <th>Amount(in Rs.)</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Application Processing Fee (Non Refundable)</td> <td>5,000.00</td> </tr> <tr> <td>2</td> <td>CGST on Application Fee @9%</td> <td>450.00</td> </tr> <tr> <td>3</td> <td>SGST on Application Fee @9%</td> <td>450.00</td> </tr> <tr> <td>4</td> <td>Land Premium After Rebate</td> <td>54,25,000.00</td> </tr> <tr> <td>5</td> <td>Development Charges</td> <td>2,66,50,000.00</td> </tr> <tr> <td>6</td> <td>Lease Rent per year (@2% of the Premium)</td> <td>1,08,500.00</td> </tr> <tr> <td>7</td> <td>Annual Maintenance Charges of Industrial Area (@8/- per Sqmt.)</td> <td>1,64,000.00</td> </tr> <tr> <td>8</td> <td>CGST on Lease Rent and Maintenance @9%</td> <td>24,525.00</td> </tr> <tr> <td>9</td> <td>SGST on Lease Rent and Maintenance @9%</td> <td>24,525.00</td> </tr> <tr> <td>10</td> <td>Security Deposit (Equal to 3 Years Lease Rent)</td> <td>3,25,500.00</td> </tr> <tr> <td colspan="2" style="text-align: right;">Total Amount (in Rs.)</td> <td>3,27,27,950.00</td> </tr> <tr> <td colspan="2" style="text-align: right;">Advance Premium (in Rs.)</td> <td>13,62,150.00</td> </tr> <tr> <td colspan="2" style="text-align: right;">Remaining Payable Amount (in Rs.)</td> <td>3,13,65,800.00</td> </tr> </tbody> </table>	No.	Particulars	Amount(in Rs.)	1	Application Processing Fee (Non Refundable)	5,000.00	2	CGST on Application Fee @9%	450.00	3	SGST on Application Fee @9%	450.00	4	Land Premium After Rebate	54,25,000.00	5	Development Charges	2,66,50,000.00	6	Lease Rent per year (@2% of the Premium)	1,08,500.00	7	Annual Maintenance Charges of Industrial Area (@8/- per Sqmt.)	1,64,000.00	8	CGST on Lease Rent and Maintenance @9%	24,525.00	9	SGST on Lease Rent and Maintenance @9%	24,525.00	10	Security Deposit (Equal to 3 Years Lease Rent)	3,25,500.00	Total Amount (in Rs.)		3,27,27,950.00	Advance Premium (in Rs.)		13,62,150.00	Remaining Payable Amount (in Rs.)		3,13,65,800.00	
No.	Particulars	Amount(in Rs.)																																									
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Remaining Payable Amount (in Rs.)		3,13,65,800.00																																									

(ii). In case the amount specified in para-2 (i) above to not deposited with us within Sixty days, you may deposit the amount within next 60 days with interest @ 10% P.A. After that this letter of intent will stand automatically cancelled.

The allotment shall be subject to the provisions of Madhya Pradesh Rajya Audyogik Bhumi Evam Audyogik Bhawan Prabandhan Niyam, 2019 (as amended from time to time) and to all the terms and conditions contained in the form of lease-deed, hereto annexed, with such modifications and with such additional terms and conditions as the allotting authority may deem fit or necessary to add from time to time.

After receipt of the amount as demanded in para-2 (i) and on completion of the necessary formalities as mentioned above, a letter of allotment shall be issued in your favour. Thereafter, you will be required to execute a lease deed within sixty days. All the conditions of the lease shall have to be strictly complied with.

All costs and expenses incurred or which may be incurred in preparation, execution and registration of the lease deed shall be borne and paid by you. You shall be required to deposit the certified copy of lease deed with us duly registered within 60 days from the date of allotment.

On receipt of the certified copy of registered lease deed, the possession of the land will be handed over to you within seven days.

You will not construct any building unless the construction plans and maps of the building area are approved by the competent authority as required by law.

You shall start the production/implement the project within a period as specified in Madhya Pradesh Rajya Audyogik Bhumi Evam Audyogik Bhawan Prabandhan Niyam- 2019.

In case of air, water & soil pollution and effluent disposal, you shall obtain necessary permission from Madhya Pradesh Pollution Control Board or any other designated authority, authorized for the said objective.

If required, you shall obtain necessary permission for Environment Clearance from the appropriate authority.

You shall obtain necessary permission/license/registration as may be applicable under the Factories Act, Explosives Act and all other such laws and regulations of Central / State Government or Local Authority, which are in force from time to time and submit a copy of the same.

You shall pay ground rent/shed rent, maintenance charges and other charges as may be fixed by the allotting authority from time to time.

You shall not change the constitution or ownership of the unit without prior permission of the allotting authority in writing.

You will not change use of land for which it is allotted.

In case, you withdraw your application or the allotment is cancelled due to breach of conditions of lease deed or in case of surrender of land, the forfeiture or refund of premium shall be governed by the provisions of Madhya Pradesh Rajya Audyogik Bhumi Evam Bhawan Prabandhan Niyam, 2019.

In acceptance of all the above terms and conditions, please pay the amount as specified in para-2 within 60 days to enable us to issue letter of allotment.

IP Address
192.168.1.63

Digitally Signed by: **Executive Director**
Name: **Super Administrator**
Location: **Bhopal**
Reason: **Sign by approver for issuing LOI.**
Date: **Fri Mar 20 12:59:42 IST 2020**

- Now click on “Pay Now” button for second payment.


The screenshot displays the 'Land Application Details' page for application number 1010562002097. The status is 'Pending for Second Payment'. The page shows a vertical timeline of steps: Application Filing, eSign, Advance Payment, Letter of Intent, Second Payment, Allotment Letter, Pending for Survey Date Request, Pending for Survey Date Acceptance, Pending for Survey, Pending for Survey Approval, Third Payment, Lease Deed at Instance, and Booking Affidavit. The 'Second Payment' step is currently active, showing a total amount of ₹ 1,15,24,552.00 and a remaining amount of ₹ 96,05,865.00. A 'Pay now' button is highlighted with a red box and a yellow callout box that says 'Click on Pay Now Button'. A '60 Days Remaining' timer is also visible for this step.

- Select payment mode and click on “Pay Now” button.

MP LAND BANK APPLICATION
MPDC Madhya Pradesh Industrial Development Corporation

[Home](#) / [Dashboard](#) / [Booking](#) / [Payment Mode](#)

Invoice



MPDC Madhya Pradesh Industrial Development Corporation
Madhya Pradesh Industrial Development Co. Ltd.
CEDMAP BHAWAN, 16-A,
Arera Hills Bhopal (Madhya Pradesh)-462001

Invoice No : 1012002000163

Invoice Date : 28/02/2020

Payment Information

Booking Amount : 96,05,865

Amount in words: Ninety Six Lakh Five Thousand Eight Hundred Sixty Four

#	Head Name	Amount (in INR)
1	Land Premium After Rebate	34,35,817
2	Development Charges	57,38,362
3	Lease Rent per year (@2% of the Premium)	68,716
4	Annual Maintenance Charges of Industrial Area (@8/- per Sqmt.)	1,22,416
5	CGST on Lease Rent and Maintenance @9%	17,202
6	SGST on Lease Rent and Maintenance @9%	17,202
7	Security Deposit (Equal to 3 Years Lease Rent)	2,06,149
Total Booking Amount		96,05,865
(In Words) Ninety Six Lakh Five Thousand Eight Hundred Sixty Four Only		

Select Payment Method

Online Payment Gateway (Credit card, Debit Card, NetBanking, UPI or Wallet payments)

Cheque / DD

NEFT / RTGS

Click on Pay Now Button



- After that payment status will be changed as paid Investor also can download the PDF of second payment receipt and allotment letter.

The screenshot displays the 'Land Application Details' page for application number 1010562002097. The application status is 'Pending for Survey Date'. The payment history is as follows:

Step	Event	Date	Status	Amount	Actions
1	Application Filing	28/02/2020 12:38 PM	Completed	-	Edit, Download Application
2	eSign	28/02/2020 12:39 PM	Completed	-	eSign, Download Application
3	Advance Payment	28/02/2020 12:56 PM	Done	Total: ₹ 1,15,24,552.00 Booking: ₹ 8,64,854.00	Pay now, Download Payment Receipt
4	Letter of Intent	28/02/2020 01:09 PM	-	-	Download Allotment Letter
5	Second Payment	28/02/2020 01:24 PM	Done	Total: ₹ 1,15,24,552.00 Remaining: ₹ 50,05,865.00	Pay now, Download Payment Receipt
6	Allotment Letter	28/02/2020 01:24 PM	-	-	Download Allotment Letter
7	Pending for Survey Date Request	-	-	-	-
8	Pending for Survey Date Acceptance	-	-	-	-
9	Pending for Survey	-	-	-	-
10	Pending for Survey Approval	-	-	-	-
11	Third Payment	-	Unpaid	Total: ₹ 0 Stamp Duty: ₹ 0	Pay now
12	Lease Deed at Investor	-	Pending	-	eSign, Download Draft Lease Deed (60 Days Remaining)
13	Booking Allotment	-	-	-	-

Annotations on the screenshot include a yellow box 'Download Payment Receipt' pointing to the 'Download Payment Receipt' button in the 'Second Payment' row, and another yellow box 'Download Allotment Letter' pointing to the 'Download Allotment Letter' button in the 'Allotment Letter' row.

- Downloaded PDF of second payment.

	Madhya Pradesh Industrial Development Corporation	Madhya Pradesh Industrial Development CEDMAP BHAWAN, 16- Anera Hills Bhopal (Madhya Pradesh) helpdesk.	
		 1010562002079	
PAYMENT RECEIPT			
		Paid	
Receipt Number	RN101200200010	Invoice Number	1012002000103
Firm Name :	Prachi Enterprises	Application No :	1010562002079
Proprietor Name	COMPANY	Application Date	24-02-2020
Phone Number :	1111111111	Plot Number :	29
Email Id :	prachik49@gmail.com	Industrial Area :	Pilukhedil Industrial
Address :	Mandideep	Sector :	NA
GSTIN :	23ADQPR3652Q1Z6	District/State :	Dadra 1 Haveli/Dadra
Receipt Details			
1	Payable Amount	6078805.26	
2	Payment Received At	24/2/20 2:09 PM	
3	Mode of Payment	NEFT/RTGS	
4	UTR No/ Cheque No/Fund Transfer	NA	
5	Transaction Number	1582533554423	
6	Invoice Date	24-02-2020	
Total Amount (in		Sixty Lakh Seventy Eight Thousand Eight Hundred Five	
Disclaimer This is system generated invoice does not need any physical signature.			
THANKS FOR INVESTING IN MADHYA			

- Downloaded PDF of Allotment Letter.



Madhya Pradesh Industrial Development Corporation Ltd
CEDMAP BHAWAN, 16-A,
Arera Hills Bhopal (Madhya Pradesh)-462001

ALLOTMENT ORDER

Application Number : 1010562002079

Dated : 24/02/2020

To,

Priyanka

Prachi Enterprises

Mandideep, bhopat, Distt.- Dadra 1 Haveli - 462046 (Dadra and Nagar Haveli) , India.

Subject : Proposal for allotment of plot (Plot No: 29) on lease for setting up Awzpac Technology Services at Pilukhedli Industrial Area , District Rajgarh (Dadra and Nagar Haveli).

Ref. : Letter of intent No. 1010562002079 dated 21/02/2020

Sir/Madam,

We are in receipt of your acceptance of the terms and conditions of letter of intent and amount deposited vide MR No. null Dated : null for Rs **6078805.00** /-

We are pleased to allot you Plot No 29 (Approx Size 80.1Mtr. x 132.59Mtr.) admeasuring **Approx 10573.0 Sqmt.** , area of land Being (i.e. **113806.820 Sqft.**) in at **Pilukhedli Industrial Area, District Rajgarh (Dadra and Nagar Haveli)**

You are requested to:-

1. Execute the lease deed in enclosed format and register the same within 60 days, all costs and expense incurred or which may be incurred for preparation, execution and registration of the lease deed, shall be borne and paid by you. You shall be required to deposit certified copy of the lease deed with this office duly registered.
2. Take possession of the land within a period of seven days after completion of the formalities as at (1) above. If you fails to take possession within stipulated time it will be presumed that possession is taken on the Date of execution of lease deed.

Please note that in case you fail to fulfill the formalities/ conditions as at (i) and above within the stipulated period shown as above, this allotment order shall stand cancelled and forfeiture or refund, if any, shall be governed by the Madhya Pradesh Rajya Audyogik Bhumi Evam Audyogik Bhawan Prabandhan Niyam-2019.

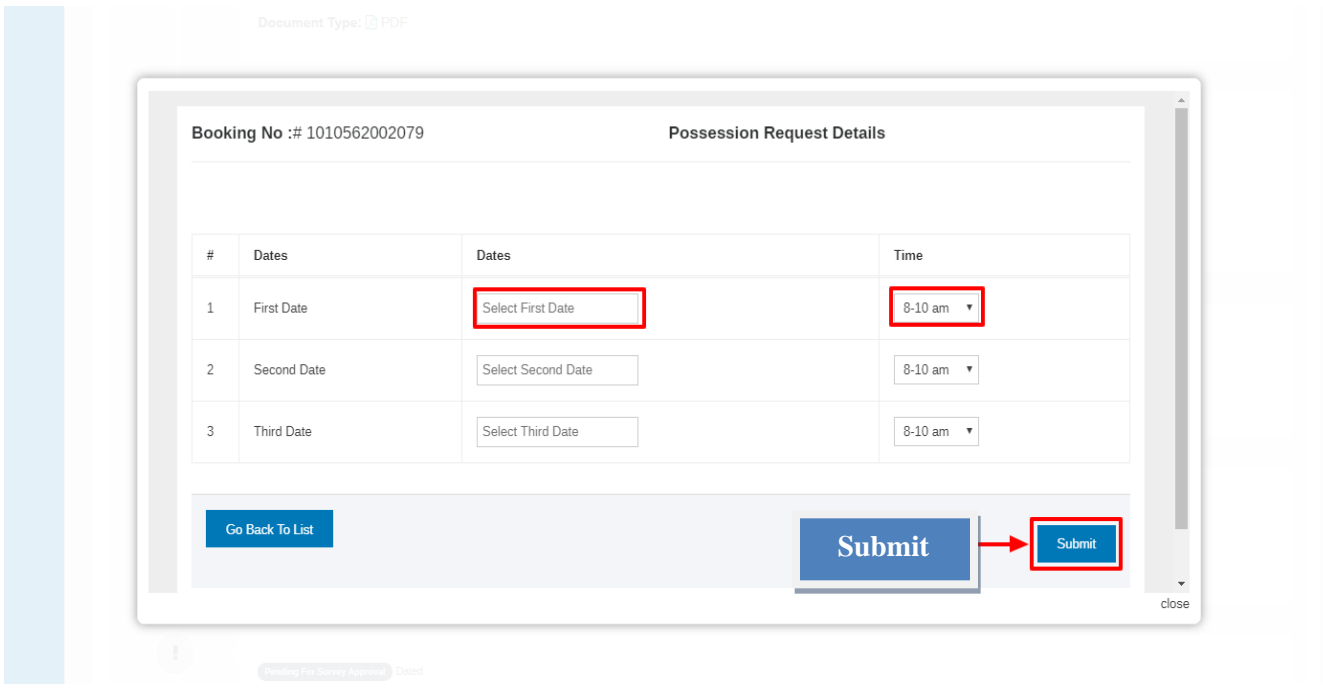
Enclosed :-Co-ordinate boundary of the allotted area.

(Executive Director)

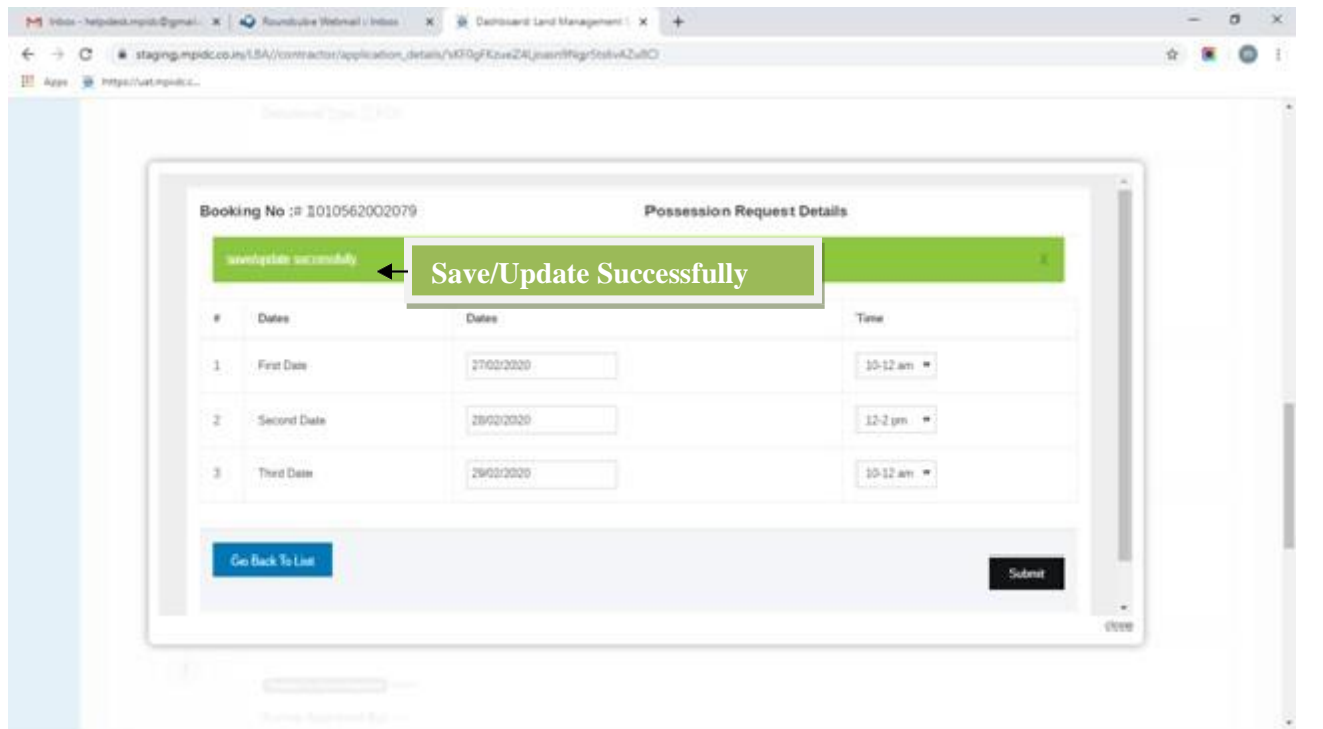
- After second payment investor will apply for possession date. Investor also can download the draft of lease deed and Allotment Letter before possession date. Now click on “Request for possession dates” button.

The screenshot displays the MPDC Land Bank Application portal interface. At the top, the user is logged in as 'Priyanka'. The application details for application number 1010562002097 are shown, with a status of 'Pending for Survey Date'. A large orange callout box highlights this status. The application progress is shown as a vertical timeline with steps: Application Filing, eSign, Advance Payment, Letter of Intent, Second Payment, Allotment Letter, Pending for Survey Date Request, Pending for Survey Date Acceptance, Pending for Survey, Pending for Survey Approval, Third Payment, Lease Deed at Investor, and Booking Ahead. The 'Pending for Survey Date Request' step is highlighted with a red box and a red arrow, and a yellow callout box labeled 'Request for Possession Dates' points to the 'Request for Possession Dates' button in this step. The 'Lease Deed at Investor' step has a 'GO Days Remaining' button. The 'Booking Ahead' step shows a message: 'We are processing for booking of Plot No. j_type-28'. The total amount is ₹ 11524552.00 and the total paid amount is ₹ 864854.00.

- Select date which you want and click on “Submit” button.



- After that submission message will be display.



- Now this date will be forwarded to approver’s (Executive Director or Regional Office) for Approvals.

➤ Steps for Third Payment and Lease Deed by Investor -

- Click on “Action” button for third payment.

The screenshot displays the MPIDC Land Bank Application dashboard. At the top, there are navigation menus and a header with the MPIDC logo and name. Below the header, there are summary cards for Applied Applications (28), Draft Applications (26), Pending Applications (28), Approved Applications (0), and Rejected Applications (0). There are also cards for Total Services (0), Total Work Orders (0), and Total Invoices (1). The main section is an 'INBOX' table with columns for Action, Status, Ageing, Application Number, Applied For, Plot No, and Industrial Area. One application is highlighted with a red box and a callout bubble that says 'Pending for Third Payment'. The application number is 1010562002081, and the status is 'Pending for Third Payment'. The application number is 1010562002080, and the status is 'Pending for Selection of Date by Investor (for DGPS Survey)'. The application number is 1010562002078, and the status is 'New Booking'. The application number is 1010562002077, and the status is 'New Booking'. The application number is 1010562002075, and the status is 'Pending for Selection of Date by Investor (for DGPS Survey)'. The application number is 1010562002074, and the status is 'New Booking'. The application number is 1010562002072, and the status is 'New Booking'. The application number is 1010562002071, and the status is 'Pending for Selection of Date by Investor (for DGPS Survey)'. The application number is 1010562002070, and the status is 'New Booking'. The table shows 10 entries out of 55 total entries.

- Now click on “Pay Now” button for third payment.

The screenshot displays the 'Land Application Details' page for application number 1010562002079. The status is 'Pending for Third Payment'. The application history shows several completed steps: Application Filing, eSign, Advance Payment (₹ 4,70,566.00), Letter of Intent, Second Payment (₹ 4,70,566.00), Allotment Letter, and Survey Date Selection. The current step is 'Third Payment' with a total amount of ₹ 4,70,566.00 and a stamp duty charge of ₹ 0. The 'Pay now' button is highlighted with a red box and a yellow callout box that says 'Click on Pay Now Button'. Other buttons like 'Download Invoice' and 'Request for Survey Dates' are also visible.

- Select payment mode and click on “Pay Now” button.

Home / Dashboard / Booking / Payment Mode

Invoice

MPIDC Madhya Pradesh Industrial Development Corporation
Madhya Pradesh Industrial Development Co. Ltd.
CEDMAP BHAWAN, 16-A,
Arera Hills Bhopal (Madhya Pradesh)-462001

Invoice No : 1011909000807
Invoice Date : 01/02/2020

Payment Information

Booking Amount : 3,17,813
Amount in words: Three Lakh Seventeen Thousand Eight Hundred Twelve

#	Head Name	Amount (in INR)
1	Stamp Duty Charges	3,17,813
Total Booking Amount		3,17,813

(In Words) Three Lakh Seventeen Thousand Eight Hundred Twelve Only

Select Payment Method

Online Payment Gateway (Credit card, Debit Card, NetBanking, UPI or Wallet payments)

Cheque / DD

NEFT / RTGS

Pay Now → **Pay Now**

Powered by Awzpac

- After that payment status changed as “Paid”. Investor also can download the PDF of payment receipt.

MPIDC Madhya Pradesh Industrial Development Corporation

Home / Land Application Details

Total Amount: ₹ 4237506.00 Total Paid Amount: ₹ 261511.00 [Cancel Application](#) [View in Map](#)

Reference No: #1010561910265 Application No: 1010561910557

Status: Pending for Lease Deed Signing

Application Status: Application View My Document

Application Filing Dated: 01/02/2020
Plot No : 23a
Industrial Area : Pilukhedi Industrial Area
Application Status : Application Form Completed

eSign Dated: 01/02/2020
Signing Authority : test
eSign Status : Completed

Advance Payment
Total Amount: ₹ 42,37,506.00
Booking Amount: ₹ 2,61,511.00
Payment Status: Paid

Letter of Intent
Signed By: Super Administrator
Signed Date: 01/02/2020
Document Type: PDF

Second Payment
Total Amount: ₹ 42,37,506.00
Remaining Amount: ₹ 34,65,156.00
Payment Status: Paid

Allotment Letter
Allotment Date:
Document Type:

Pending for Survey Date Request
Survey Date Selection By: test
Survey Selection Date: 02/04/2020, 02/05/2020, 02/06/2020

Pending For Survey Date Acceptance
Survey Date Acceptance By: Super Administrator
Survey Acceptance Date: 01/02/2020

Pending for Survey
Surveyor By: Nikita Bhagat
Survey Date: 02/04/2020

Pending For Survey Approval
Survey Approved By:
Survey Approved Date: 01/02/2020
Document Type: PDF

Third Payment
Total Amount: ₹ 42,37,506.00
Stamp Duty Charges: ₹ 3,17,813.00
Payment Status: Paid

Note:- Application is pending for Lease deed signing, Please do the needful within stipulated timeline else application is rejected.

Lease Deed at Investor
Signing Authority : ----
Signed Date: ----
eSign Status : Pending

Booking Allotment
We are processing for booking of Plot No 23a

58 Days Remaining

Download Payment Receipt

Powered by Awzpac

- Downloaded PDF of Third Payment receipt.



Madhya Pradesh Industrial
Development Corporation

Madhya Pradesh Industrial Development
CEDMAP BHAWAN, 16-
Arera Hills Bhopal (Madhya Pradesh)
helpdesk.



1010561910557

PAYMENT RECEIPT

Paid

Receipt Number
RN101190900080

Invoice Number
1011909000807

Firm Name : Test

Application No : 1010561910557

Proprietor Name 1

Application Date 01-02-2020

Phone Number : 8871357224

Plot Number : 23a

Email Id : prachik49@gmail.

Industrial Area : Pilukhedi Industrial

Address : NA

Sector : NA

GSTIN : NA

District/State : NA

Receipt Details

Receipt Details		
1	Payable Amount	317812.95
2	Date of Payment	1/2/20 3:48 PM
3	Mode of Payment	NEFT/RTGS
4	UTR No/ Cheque No/Fund ZzTransfer	NA
5	Transaction Number	NA
6	Invoice Date	01-02-2020

Total Amount (in Three Lakh Seventeen Thousand Eight Hundred Twelve

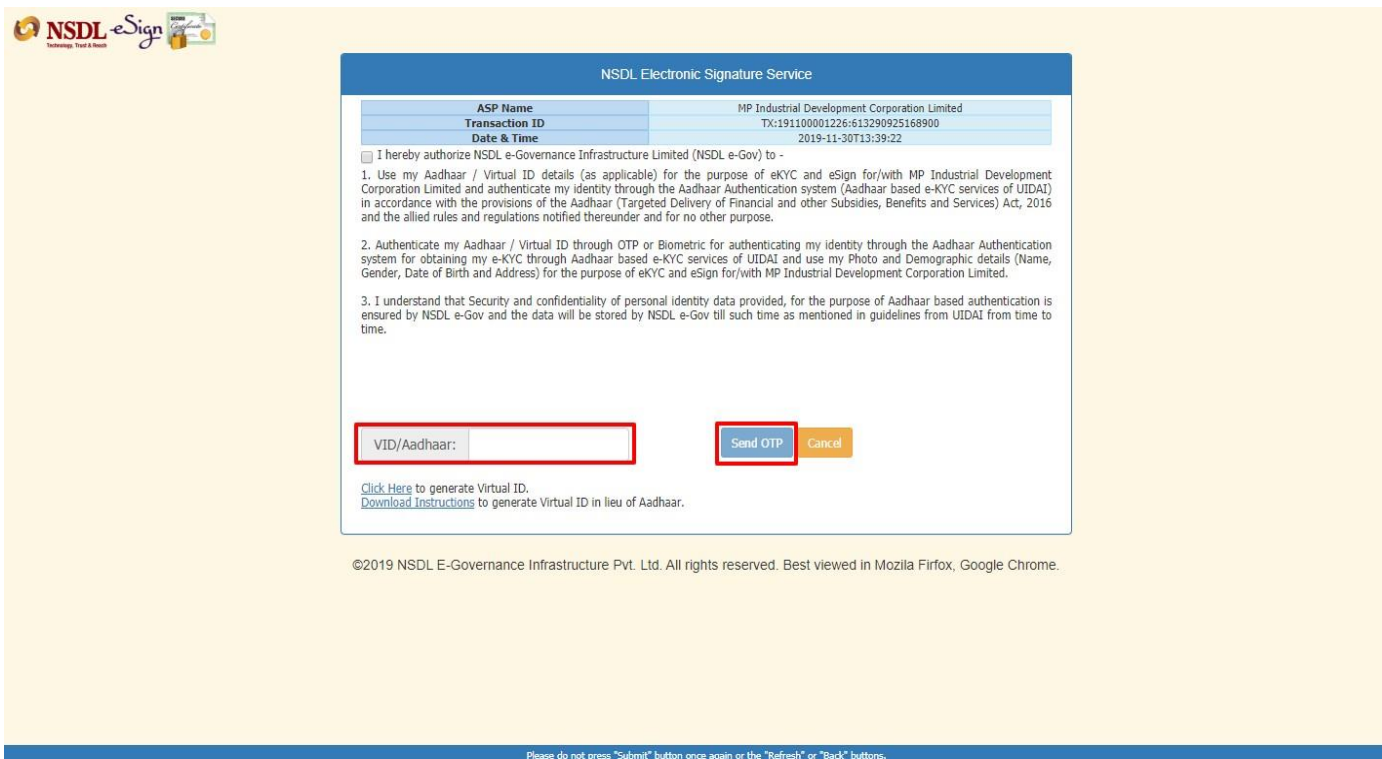
Disclaimer This is system generated invoice does not need any physical signature.

THANKS FOR INVEST IN MADHYA PRADESH!

- Now click on “e-Sign” button for “Lease Deed” generation. Investor also can download the draft of lease deed before E-signing.

The screenshot displays the 'Land Application Details' page for application number 1010562002079. The status is 'Pending for Lease Deed Signing'. A vertical timeline on the left shows various stages from 'Application Filing' to 'Lease Deed at Issuance'. The 'Lease Deed at Issuance' step is currently active, showing a red 'eSign' button and a 'Download Draft Lease Deed' button. A red arrow points to the 'eSign' button, and a yellow callout box with the text 'Click on E-sign Button' is positioned below it. The page also shows financial details like 'Total Amount: ₹ 4,70,566.00' and 'Total Paid Amount: ₹ 4,70,566.00'. A '60 Days Remaining' timer is visible in the bottom right corner of the application details section.

- Enter Aadhaar Number and then click on “Send OTP”.



NSDL eSign
Technology. Trust & Reach

NSDL Electronic Signature Service

ASP Name	MP Industrial Development Corporation Limited
Transaction ID	TX:191100001226:613290925168900
Date & Time	2019-11-30T13:39:22

I hereby authorize NSDL e-Governance Infrastructure Limited (NSDL e-Gov) to -

1. Use my Aadhaar / Virtual ID details (as applicable) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited and authenticate my identity through the Aadhaar Authentication system (Aadhaar based e-KYC services of UIDAI) in accordance with the provisions of the Aadhaar (Targeted Delivery of Financial and other Subsidies, Benefits and Services) Act, 2016 and the allied rules and regulations notified thereunder and for no other purpose.
2. Authenticate my Aadhaar / Virtual ID through OTP or Biometric for authenticating my identity through the Aadhaar Authentication system for obtaining my e-KYC through Aadhaar based e-KYC services of UIDAI and use my Photo and Demographic details (Name, Gender, Date of Birth and Address) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited.
3. I understand that Security and confidentiality of personal identity data provided, for the purpose of Aadhaar based authentication is ensured by NSDL e-Gov and the data will be stored by NSDL e-Gov till such time as mentioned in guidelines from UIDAI from time to time.

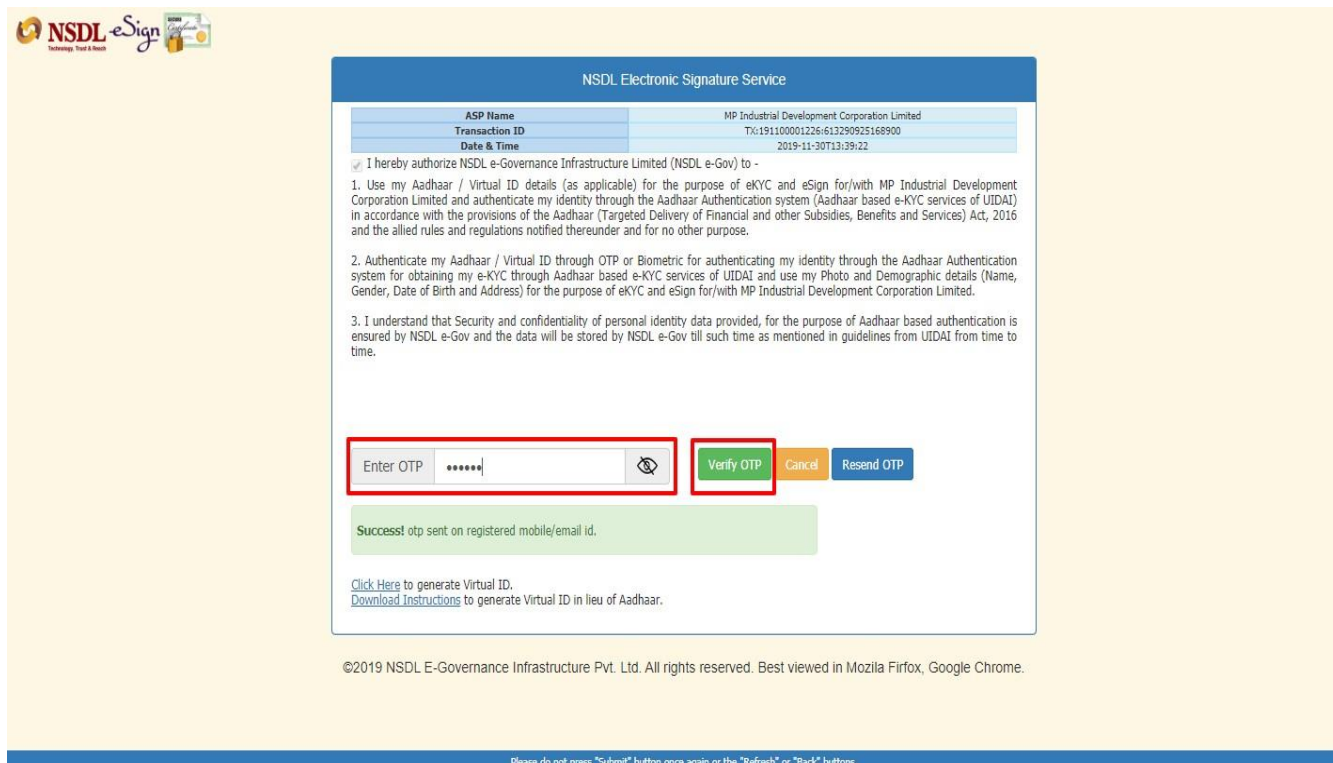
VID/Aadhaar:

[Click Here](#) to generate Virtual ID.
[Download Instructions](#) to generate Virtual ID in lieu of Aadhaar.

©2019 NSDL E-Governance Infrastructure Pvt. Ltd. All rights reserved. Best viewed in Mozilla Firefox, Google Chrome.

Please do not press "Submit" button once again or the "Refresh" or "Back" buttons.

- Enter OTP Number and then click on “Verify OTP”.



NSDL eSign
Technology. Trust & Reach

NSDL Electronic Signature Service

ASP Name	MP Industrial Development Corporation Limited
Transaction ID	TX:191100001226:613290925168900
Date & Time	2019-11-30T13:39:22

I hereby authorize NSDL e-Governance Infrastructure Limited (NSDL e-Gov) to -

1. Use my Aadhaar / Virtual ID details (as applicable) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited and authenticate my identity through the Aadhaar Authentication system (Aadhaar based e-KYC services of UIDAI) in accordance with the provisions of the Aadhaar (Targeted Delivery of Financial and other Subsidies, Benefits and Services) Act, 2016 and the allied rules and regulations notified thereunder and for no other purpose.
2. Authenticate my Aadhaar / Virtual ID through OTP or Biometric for authenticating my identity through the Aadhaar Authentication system for obtaining my e-KYC through Aadhaar based e-KYC services of UIDAI and use my Photo and Demographic details (Name, Gender, Date of Birth and Address) for the purpose of eKYC and eSign for/with MP Industrial Development Corporation Limited.
3. I understand that Security and confidentiality of personal identity data provided, for the purpose of Aadhaar based authentication is ensured by NSDL e-Gov and the data will be stored by NSDL e-Gov till such time as mentioned in guidelines from UIDAI from time to time.

Enter OTP:

Success! otp sent on registered mobile/email id.

[Click Here](#) to generate Virtual ID.
[Download Instructions](#) to generate Virtual ID in lieu of Aadhaar.

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Please do not press "Submit" button once again or the "Refresh" or "Back" buttons.

- After signing a message will be displays on screen “Lease Deed signed successfully”.

The screenshot displays a web browser window with the URL `staging.mpdc.co.in/LBA/contractor/application_details/ukF0y/Kase24jpsn/NgrStsbvAZu80?successMsg=Lease+Deed+Signed+Successfully`. The page header includes the MPDC logo and navigation links for Home and Dashboard. The main content area shows the application details for Application No: 1010562002079, with a status of "Pending for Lease Deed Signing". A prominent green message box states "Lease Deed Signed Successfully", which is highlighted by a white box and an arrow. Below this, the application status is shown as "Application Form Complete" with a green checkmark. The application details include Plot No: L_type-23, Industrial Area: Piplurdi Industrial Area, and Application Status: Application Form Complete. There are buttons for "Edit" and "Download Application".

- Investor can download the PDF of “Lease Deed” by clicking on “Download Lease deed” button.

The screenshot displays the MPIDC Land Bank Application portal interface. At the top, the navigation bar includes the MPIDC logo, 'Home', 'Dashboard', and user information 'Priyanka'. The main content area shows 'Application No: 1010562002079' and 'Status: Booking Allotted'. Below this, a vertical timeline of application steps is shown, each with a green checkmark indicating completion. The steps include: Application Filing, eSign, Allotment Payment, Letter of Intent, Second Payment, Allotment Letter, Pending for Survey Date Request, Pending for Survey Date Acceptance, Pending for Survey, Pending for Survey Approval, Third Payment, and Lease Deed at Possession. The 'Lease Deed at Possession' step is the final one and includes a 'Download Lease Deed' button highlighted with a red box. A yellow callout box with an arrow points to this button, containing the text 'Click for Download Lease Deed'. The bottom of the page features the logos for 'MAGNIFICENT MP LAND BANK APPLICATION' and 'MPIDC Madhya Pradesh Industrial Development Corporation'.

- Downloaded PDF of Lease deed.

LEASE DEED FOR LAND IN INDUSTRIAL AREA Test Area, DISTT. Bhopal

This deed is made on 24 day of Feb year 2020 between the Governor of Madhya Pradesh, acting through MANAGING DIRECTOR, M.P Industrial Development Corporation. Bhopal (Herein after called the 'Lessor' which expression shall, where the context so admits, include it's successor in office) of the one part & M/s Awzpac Technology Services . Acting through Mr. Priyanka S/O Mr. null and having its registered office at Mandideep, bhopal, Dadra 1 Haveli, Dadra and Nagar Haveli, India, India. (Herein after called the 'Lessee' which expression shall, where the context so admits, include its successors and permitted assigns) of the other part.

Whereas upon the request of lessee, the lessor has agreed to grant to the lessee, subject to the terms and conditions herein after specified, a lease of the piece of land in the Pilukhedi Industrial Area Area at District Rajgarh comprising of an area measuring 10573.0 sq. mtr. or (i.e. 107640 sq. ft./2.47 Acres/ 1 Hectares) situated in the village/City Rajgarh of Tehsil Berasia of the district Rajgarh more particularly described in the schedule hereto annexed and for greater clarity delineated on the plan hereto annexed and there on shown with boundaries in red color (hereinafter referred to as 'the said land') for a term of 99 Years commencing from _____ and ending on _____ for the purpose of Non Polluting Industrial Activity. (details of the activity) (Herein after referred to as the said activity/business).

And whereas the lessee has agreed to take the lease on the said terms and conditions.

Now, therefore, this deed witnesses and it is hereby agreed and declared as follows:-

1. It is agreed upon that the referred land/shed is allotted to the Lessee for the operations of business referred herein, under the provisions of the Madhya Pradesh Industrial Development Corporation 2015 issued by the Government of Madhya Pradesh vide Commerce, Industries & Employment Department's order No. F-11-7/2015/B-XI dated 1.4.2015 as amended from time to time (herein after called as "Rules")

2. That all the provision terms and conditions as referred to in the said Rules shall always be applicable and binding on the lessee.

1. In consideration of the premium, lease rent, development charges and maintenance charges herein reserved and the covenants on the part of the lessee herein contained, the lessor shall demise to the lessee and the lessee shall accept a lease of the said land/building to hold the same for the Industrial Activity of Manufacturing for a period of 99 Years commencing on the date of agreement on which the possession of said land/premises is handed over to the lessee.
2. The Lessee shall use the aforesaid demised land/premises, exclusively for the Industrial Activity mentioned hereinabove and the Lessee shall not be entitled to use the land/demised premises for any other purposes whatsoever.
3. Without prejudice to the aforesaid Clause 3(ii) mentioned hereinabove, it is hereby made clear that the Lessee shall not be entitled to carry on any such Industrial Activity/Business from the demised premises, which has been regulated by any General or Special Law in force or regarding which any license/permission sanction is required under any General or Special Law in force, without first following the concerned regulations and/or without prior obtaining the license/permission/sanction, as may be required under the relevant concerned Law.

4. The Lessee having paid the following amount to the Lessor for the said land

1. Premium of Rs. (262500.00)
(two lakh sixty two thousands five hundred Rupees Only)
2. Advance Annual Lease rent Rs. (5250.00)
(five thousand two hundred fifty Rupees Only)
3. Advance one year annual maintenance charges (Rs. 50000.00)
(fifty thousands Rupees Only)
4. Development charges Rs. (700000.00)
(seven lakh Rupees)

5. Thereafter, during the term of the lease the lessee shall with respect to the demised Industrial Plot/Land, pay to the lessor, the Annual Lease Rent Rs. (5250.00/-)p.a. (five thousand two hundred fifty Rupees only) and annual maintenance charges Rs. (50000.00 /-) (fifty thousands Rupees only) and/ or such other sum or at such other rates, as may be determined in accordance with the said Rules, in the month of April each year in the office of M.P.Industrial Development Corporation, Bhopal or such place or places as the Managing Director may direct from time to time. In case of any delay in payment of the due Lease Rent and Maintenance Charges by the Lessee, simple interest @10% shall also be payable by the Lessee on the aforesaid due amount/s. from the date when they become due till the actual payment by Lessee.

6. The lessee hereby agrees to pay the maintenance charges at the rates as may be fixed/ revised from time to time by the lessor/concerned Authority.

7. The lessee shall from time to time and at all times during the term of the lease pay except as aforesaid, all taxes, rates, assessments and other charges, which are or may, at any time hereafter during the said term be assessed, charged or imposed upon the said land/premises, whether on the lessor or on the lessee.

8. All sums, such as due amount of premium, lease rent, development charges and maintenance charges or any other charges imposed by the lessor, may be recovered as arrears of land revenue, if the same are not paid before the respective due date or there after along with interest @10% per annum as mentioned herein above.

9. The lessee hereby agrees that he shall implement the project for the said non polluting Industrial Activity/business and start the production/ commence the operation within the stipulated period, as prescribed in the said Rules, failing which, action for cancellation of allotment for land/shed and termination of Lease Deed shall be undertaken.

10. The lessee further agrees that he shall utilize the land as per norms and within the prescribed period from the date of execution of lease deed or the date of taking over of the possession of land, failing which, action would be initiated for cancellation of allotment and termination of Lease Deed.

11. On the expiry of the lease period, the lessee shall pay 2% of the then prevailing premium amount in case of developed land and in case of undeveloped land, lessee shall pay 1% of the, market value of the land, assessed on the basis of the then prevailing unirrigated agriculture land, as per the Collector Market Value Guide Line, for the concerned area for the renewal of the lease. Further, at the time of renewal of lease, the lease rent will be increased by ten time of the existing lease rent.

12. The lessee shall be entitled to surrender the land and obtain refund of premium strictly as per the provisions of the Rules. In case, building/other assets have been constructed on the said land, the lessee shall have the right to remove & sale the assets at his/their own cost. In the event of sale of such assets, the purchaser shall have to execute a fresh lease deed after the payment of full premium and other charges/dues as per the Rules.

13. The lessee shall not undertake any construction activity without obtaining necessary approval of maps, building permissions & plans, as also all other permissions/sanctions/approvals/objections, required for the construction / project from the respective concerned competent authority.

14. The Lessee shall use the said premises, land and building structures and works erected or constructed thereon only for the purpose of the business stated herein above.

15. The lessee shall keep the said premises, land and building erected thereon secure and in good condition through maintenance and upkeep at his own cost. The lessee shall also develop his own parking arrangements on the land/building allotted and shall not park the vehicles on the road.

16. The development and maintenance works in the Industrial Area will be done by the lessor according to its plan which will be completed as early as possible, depending on availability of funds

17. The Lessee shall not acquire any title, proprietary right or claim in the demised land/premises, through this deed and nothing contained in this Lease Deed shall mean or create any title, proprietary right or claim whatsoever, in the

demised land/premises, in favour of the Lessee. The lessee shall not sublet, assign or otherwise transfer the said premises/land or any part thereof or any building constructed thereon for any purpose whatsoever, except as provided in the said Rules.

18. On the basis of change in the constitution of ownership of the unit, the Lessee may with the prior permission of the lessor in writing and by paying the required fee/charges, transfer the lease as per the provisions of the said Rules.

19. The lessee shall not carry on any illegal trade or business on the said land/premises.

20. For closure/transfer of the business, Lessee shall inform the Lessor at the earliest. In the case of BIFR or declared sick units or court cases, allotting authority will take decision as per the directions.

21. Without prejudice to the right of the Lessor to recover from the Lessee, any amount due or unpaid, with or without interest as the case and without prejudice to the right of the Lessor to avail any other simultaneous remedy against the Lessee, in terms of this Deed and in accordance with the Rules, this Lease Deed and the consequent lease of the demised land/premises to the Lessee, shall be deemed to have been terminated, on the happening/occurrence of any or more of the following events;

1. If the lease rent hereby reserved or revised time to time or any part thereof, or any other charges or dues payable by the Lessee, shall at any time be in arrears and remain unpaid for a period of one year or more, next after the date when the same shall have become due, whether the same shall have been lawfully demanded by the Lessor or not or whether a demand notice in this respect has been issued by the Lessor or not and an order communicating the termination of lease has been issued against the Lessee.
2. The Lessee becomes insolvent and/or being a firm/company goes into liquidation, voluntarily or otherwise; or enters into an arrangement/agreement with his/its creditors for composition of the industry, or in case of Lessee being a Partnership Firm, the Lessee Firm is dissolved for reasons whatsoever;
3. The demised premises/land is attached by any authority for any reason whatsoever.
4. There is a breach, non-observance or non-compliance, regarding any of the terms and conditions contained herein in this Deed or a breach of any of the provisions of the Rules or any applicable law in force, by the Lessee and the Lessee fails to rectify or remedy the said breach, within a period of sixty days of the notice in writing issued against the Lessee in this respect by the Lessor.
5. If the lease is terminated as aforesaid, then the Lessor may, notwithstanding the waiver of any previous dues and without prejudice to any other right or remedy available to the Lessor including the right to recover the dues of whatsoever nature, take recourse to right of re-entry upon the said demised land/premises and re-entr and take back its possession, as if this demise had not been made.

22. On the expiry of the lease period or termination of the lease due to breach of the conditions of the lease deed or the Rules, the lessor shall have the right of re-entry over the land/premises.

23. On termination/surrender of the lease, the lessee shall be given an opportunity to transfer or otherwise dispose of the building, plant and machinery and any other construction on the said premises within the period of three months. After the said three months' period, the lessor shall take back the possession of the land/premises as per Rules.

24. Lessee may surrender the leased area in part or whole, by serving upon the lessor, three calendar months' prior notice in writing of his intention to do so. The lessor shall have the right of re-entry over the surrendered land/premises. On such re-entry, the lessor may refund to the lessee part of the premium paid by the lessee at the time the land was allotted/leased out to the lessee in the following manner:-

90%, if surrender of allotted/leased land occurs within two years from the date of taking over its possession in case of Micro/Small Scale Industrial Unit and three years from the date of taking over its possession in case of Large and Medium Industrial unit.

80%, if surrender of allotted/leased out land occurs after two years but within three years from the date of taking over its possession, in case of Micro/Small Scale Industrial Unit and after three years, but within four years from the date of taking over its possession in case of Large and Medium Industrial Unit.

70%, if the surrender of the allotted/leased out land occurs after three years but within four years from the date of taking over its possession in case of Micro/Small Scale Industrial Unit and after four years but within five years from the date of taking over its possession in case of Large and Medium Industrial Unit.

50%, if the surrender of the allotted/leased out land occurs after four years but within six years from the date of taking over its possession in case of Micro/Small Scale Industrial Unit and after five years but within seven years from the date of taking over its possession in case of large and Medium Industrial unit.

Explanation: For the purpose of this clause, the period of possession of land with the lessee will be reckoned from the date of the lessee taking possession to handing over possession to the lessor. Where possession of land has not been taken over by the Lessee, the time period available to the Lessee for the surrender of land/premises, as mentioned above shall be calculated from the date of execution of the lease deed, or the purpose of calculation of refund of premium.

Thanking you, Place: Bhopal Date : 24/02/2020

allotment of plot / shed

*Digitally Signed by:
Name: Priyanka
Location: Bhopal
Reason: Sign by approver for issuing LOA.
Date: Mon Feb 24 15:20:53 IST 2020*

- After lease deed booking completed and Investor can download the PDF of “Possession Letter” by clicking on “Download Possession Letter” button.

The screenshot displays the 'Land Application Details' page for application number 1010562002079. The status is 'Booking Allotted'. The process flow includes: Application Filing, eSign, Advance Payment, Letter of Intent, Second Payment, Allotment Letter, Pending for Survey Date Request, Pending for Survey Date Acceptance, Pending for Survey, Pending for Survey Approval, Third Payment, Lease Deed at Investor, and finally Booking Allotted. A yellow callout box highlights the 'Download Possession Letter' button at the bottom of the process flow.

Application No: 1010562002079
Application Date: 24/02/2020 12:34 PM
Booking Date: 24/02/2020 12:45 PM

Total Amount: ₹ 470566.00 Total Paid Amount: ₹ 470566.00

Status: Booking Allotted

Application Status: Application View My Document

Application Filing Dated: 24/02/2020 12:34 PM
Plot No: J_type-29
Industrial Area: Pilukheddi Industrial Area
Application Status: Application Form Completed

eSign Dated: 24/02/2020 12:34 PM
Signing Authority: Priyanka
eSign Status: Completed

Advance Payment Dated: 24/02/2020 12:45 PM
Total Amount: ₹ 4,70,566.00
Booking Amount: ₹ 4,70,566.00
Payment Status: Paid

Letter of Intent Dated: 24/02/2020 01:07 PM
Signed By: Super Administrator
Signed Date: 24/02/2020
Document Type: PDF

Second Payment Dated: 24/02/2020 02:09 PM
Total Amount: ₹ 4,70,566.00
Remaining Amount: ₹ 60,78,805.00
Payment Status: Paid

Allotment Letter
Allotment Date: 24/02/2020 02:09 PM
Document Type: PDF

Pending for Survey Date Request Dated:
Survey Date Selection By: Priyanka
Survey Selection Date: 24/02/2020, 25/02/2020, 26/02/2020

Pending For Survey Date Acceptance Dated:
Survey Date Acceptance By: Super Administrator
Survey Acceptance Date: 24/02/2020

Pending for Survey Dated:
Surveyor By: Vinay Tiwari
Survey Date: 24/02/2020

Pending For Survey Approval Dated:
Survey Approved By:
Survey Approved Date:
Document Type: PDF

Third Payment Dated:
Total Amount: ₹ 4,70,566.00
Stamp Duty Charges: ₹
Payment Status: Paid

Lease Deed at Investor Dated:
Signing Authority: Priyanka
Signed Date: 24/02/2020
eSign Status: Completed

Booking Allotted Dated:
Congratulations! The process for booking of Plot No J_type-29 has been completed.

Download Possession Letter

- Download PDF of “Possession Letter”.



**ALLOTMENT
CERTIFICATE**



Application Number : 1010561910557

Date : 01/02/2020

To,

Test

test S/O null

Bhopal, Bhopal, BHOPAL, Madhya Pradesh, India, 462046

Subject: Taking over possession of plot allotted in Industrial Area Rajgarh Area District Bhopal.

Dear Sir/Madam,

Please take possession of Plot No. 23a,, Type:- Measuring 6132.0 sq. mtr. at in the industrial area Pilukhedi Industrial Area District Rajgarh on 17/09/2019 from (Test) Positively otherwise it will be presumed that the possession has been taken over from the date of execution of lease deed i.e. 01/02/2020 you are also required to construct the building and start commercial production within stipulated time frame as per the conditions of Madhya Pradesh Industrial Development Corporation -2015, You are therefore, requested to get the maps approved early from competent authority i.e. concerned Gram Panchayat in order to start production within the time limit. You are further requested to intimate the progress for implementation of proposed project after three months to enable us to have latest information about your Project.

Thanking you,

(Executive Director)

MMPIDC Bhopal

- Investor can view the updated status of booking on Dashboard.

The screenshot displays the MPIDC Land Bank Application Dashboard. At the top, it shows the user's name 'Priyanka' and the total amount paid and received. The dashboard features four main cards: 'Total Land Applications' (54), 'Total Services' (0), 'Total Work Orders' (0), and 'Total Invoices' (1). Below these is an 'INBOX' section with a 'Land Bank' filter. A table lists application entries with columns for Action, Status, Ageing, Application Number, Applied For, Plot No, and Industrial Area. The entry for application number 1010562002079 is highlighted with a red box and a green 'Booking Alloted' notification bubble. The status of this application is 'Booking Alloted', and the ageing is 0 days. The table also shows other applications with various statuses like 'Pending for Selection of Date by Investor (for DGPS Survey)', 'New Booking', and 'New Booking' with ageing from 0 to 4 days. A pagination bar at the bottom shows 'Showing 1 to 10 of 55 entries' and page numbers 1 through 6.

In case of any query or concerns

Email us On: helpdesk.mpdc@gmail.com