



পশ্চিমবঙ্গ পঞ্জিয়ে বাংল WEST BENGAL

083275

11. 1998/1999

13/1/2019
16/2/2019
001-301-01

Chittagong 1998/1999
1. 1. 1998
1. 1. 1999
পশ্চিমবঙ্গ পঞ্জিয়ে বাংল

8110 350
550/-
7,26,000/-
7,26,000/-
1,12,66/-
7,31,66/-

100/- 19,34,26/-
11/- 241/-
— 19,36,99/-

100/- 19,34,26/-
11/- 241/-
— 19,36,99/-

01-02-01

DEED OF SALE

THIS INDENTURE made this the 91st day of January Two thousand Eleven *between* **MESSRS CHINAR POLYMERS PRIVATE LIMITED**, a Company incorporated under the Companies Act, 1956, having its registered office at 70 C, Tiljala Road, P.S.- Beniapukur, Kolkata-700046, represented by one of the Directors **Mr RAJIV SAPRU**, hereinafter called and referred to as the VENDOR

ATTESTED

W/
Kazi Khalekujanar
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



5957
primrose garments pvt ltd
V-70 ft s.a. framed steel
lot-18

State Government
NOTARY

and witness to

$$20000 \times 10 = 200000/-$$

- Rajib Sarker

VCTI-662

For CHINAR POLYMERS PVT. LTD

Rajib Sarker

DIRECTOR
PRIMARY GARMENTS
PRIVATE LIMITED

Hausdor Sarker

VCTI-663

DIRECTOR

Sohel Ahamed

S/o late Abdul Bazzique.
45, Dilkusha Street.
Kolkata. 700 017
Krupti, Business.

ATTESTED
by

Kazi Khalekujamal
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



31 JAN 2011

10 JUL 2017



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

083276

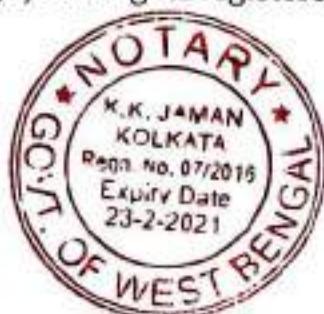
// 2 //

(which expression shall unless excluded by or repugnant to the context be deemed to mean and include its successors in office, executors, representatives and assigns) of the ONE PART.

A N D

PRIMARK GARMENTS PRIVATE LIMITED a Company incorporated under the Companies Act, 1956, having its registered office

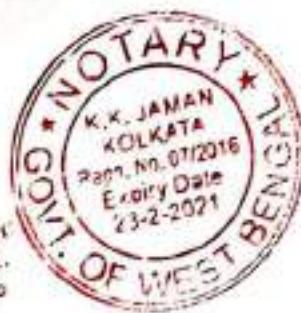
ATTESTED
 Kazi Khalekujamal
 Notary, Govt. of W.B.
 Regn. No. 07/2016
 Kolkata



5957
Primary Governmental
N-10 A-3-A Tatyasaheb Rd
Loc-18
B
Bullock Collector
Presidency
J. F. L. D.

20000x10=200000/-

ATTESTED
by
Kazi Khalekuzzaman
Notary Govt of W.L.
Regn. No. 07/2010
Kolkata



31.11.2011

10 JUL 2017



পশ্চিমবঙ্গ পঞ্জিয় ব্যাংক WEST BENGAL

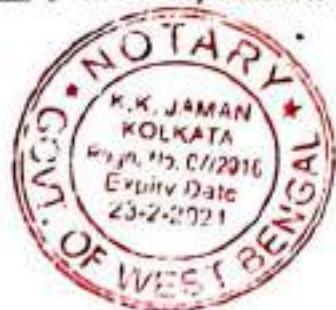
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// 3 //

at V-19 A, S. A. Farooque Road, P.S.-Nadial formerly called Metiabruz, Kolkata-700018, represented through its one of the Directors ALAUDDIN FAKIR, son of late Jaynal Abedin Fakir, by faith-Muslim, by occupation- Businessman, residing at Padirhati, Santoshpur Road, P.S. Rabindranagar, Kolkata-700066, hereinafter called and referred to as the PURCHASER (which expression shall unless

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 Kazi Khalid Khan
 Notary, Govt. of W.B.
 Regn. No. 07/2016
 Kolkata



10 JUL 2017

5957

17/172
N-908 S-2 F-50092

18

Revenue Collector
Treasurer

File No. 11

$20000 \times 10 = 200000/-$

ATTESTED

Kazi Khaliduzzaman
Notary, Govt. of W.B.
Regn. No. 97/2016
Kolkata



One Notary Public - II
Date

31 JAN 2011

10 JUL 2017



পশ্চিমবঙ্গ পঞ্জিকম ঝঁঁঁগাল WEST BENGAL

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excluded by or repugnant to the context be deemed to mean and include its Successors in office, executors and assigns) of the OTHER PART.

WHEREAS One Ananta Kumar Dutta & others were well seized and possessed of all that piece and parcel of bastu land measuring more or less 10 Kottahs 08 Chittaks along with brick built structure

ATTESTED

Kazi Khalekullah
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



10 JUL 2017

5957
Primaevs farmes PVT LTD
Plot No 5 & 6 Sector 8
KOLKATA
District Selection
Process
17.1.11

200000x10=200000/-

ATTESTED
M

Kazi Khalekujamal
Notary Govt. of W.B.
Regn. No. 07/2016
Kolkata



31 JAN 2011

10 JUL 2017



পশ্চিমবঙ্গ পঞ্চম বাংল WEST BENGAL

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standing thereon which included four premises nos namely a land area measuring more or less 2 (two) Kottahs 10 (ten) Chittaks along with brick built structure standing thereon situate and lying at Premises No. B-70 C/H/6 Tiljala Road, formerly known as 70 C, Tiljala Road, Kolkata-700046, and a land area measuring more or less 3 (three)

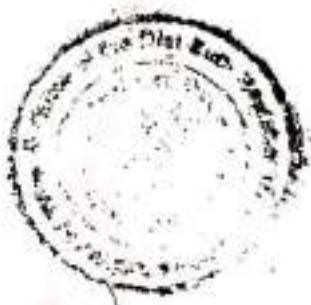


10 JUL 2017

5957 ~~more fragments~~ PNT+L
H = 2.9 ft 3.4 F = 1000 ft 2 sec
Vel = 18

$$-10000 \times 10 = 200000/-$$

ATTESTED
by
Kazi Khalid-Ullah, M.A.
Huzayf, 9th, 2016
Reg. No. 0712016
Kolkata



31 JAN 2011

10 JUL 2017



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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Kottahs 7 (seven) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85/1B, Dr. Bires Guha Street, formerly known as 85/1B, Dilkhusa Street, Kolkata-700046, and a land area measuring more or less 2 (two) Kottahs 4 (four) Chittaks together with brick built structure standing thereon situate and lying at

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Kazi Khalikujamal
Notary, Govt. of W.B.
Regd. No. 117/2016
Kolkata



10 JUL 2017

5957
17-10-18
Khalukhama
17-10-11

প

2000x10 = 20000/-

ATTESTED
Kazi Khalukhama
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



31 JAN 2017

10 JUL 2017



পশ্চিমবঙ্গ পত্রিকম বংগাল WEST BENGAL

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Premises No. 85 C, Dr. Bires Guha Street, formerly known as 85 C Dilkhusa Street, Kolkata-700046, and a land area measuring more or less 2 (two) Kottahs 3 (three) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85 D, Dr. Bires Guha Street, formerly known as 85 D, Dilkhusa Street, Kolkata-700046,



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Kazi Khalid Kujjumal
Notary, Govt. of W. B.
Regn. No. 07/2016
Kolkata

10 JUL 2017

5957
Palmaree Sonamukhi Apt 11
49 D. R. S. R. F. F. 9999999999
18-18
Debt Collector
Treasury
17-1-11

$20000 \times 10 = 200000/-$

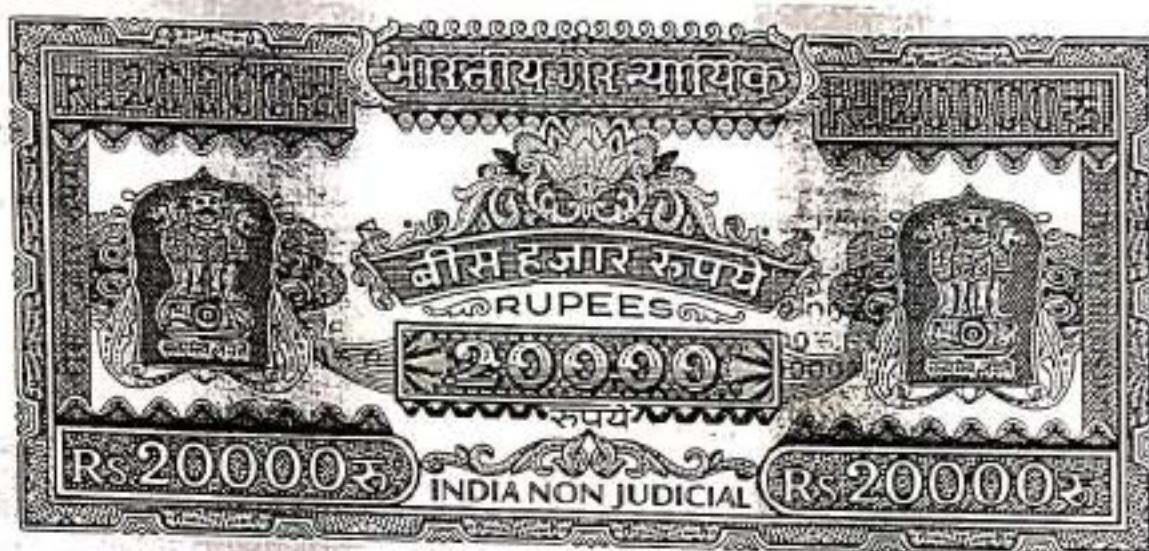
ATTESTED
by
Kazi Khalekuzzaman
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



Mr. Kazi Khalekuzzaman, B.
Notary, Govt. of W.B.

10 JUL 2011

31 JAN 2011



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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all four Premises situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, Borough-I, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas.

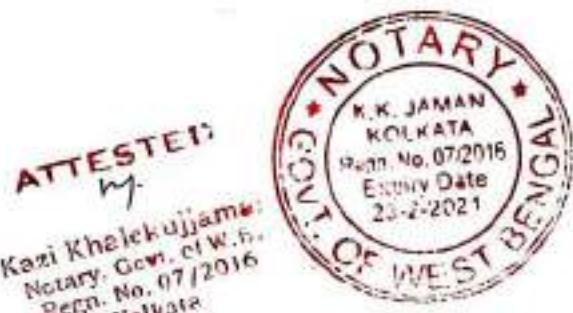
ATTESTED
W
 Kazi Khaloknijan, a/
 Notary, Govt. of West
 Bengal
 Regn. No. 07/2016
 Kolkata



10 JUL 2017

5257
Bhattacharya
21-9-08 S. D. Shyamal
165-18
Bhattacharya
17-1-14

20000x10 = 200000/-



DR. Sub. Register - 17
Mona South 2 - Phoolbagan

31 JAN 2011

10 JUL 2011



পশ্চিমবঙ্গ পরিচয় ব্যাল WEST BENGAL

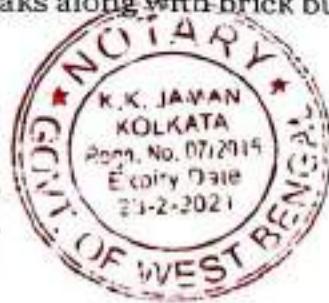
083283

// 9 //

AND WHEREAS while thus seized and possessed of the said property measuring a total of 10 Kottah 8 chittaks of land with structure and every part thereof said erstwhile owners Ananta Kumar Dutta & others sold and conveyed a land area measuring more or less more or less 2 (two) Kottahs 10 (ten) Chittaks along with brick built structure

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Kazi Khalefuzzaman
Notary, Govt. of W.B.
Refn. No. 07/2010
Kolkata

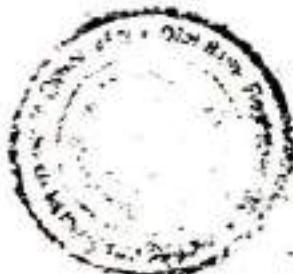


10 JUL 2017

5957
Reimbursement
No. 904 S.A. 540000
Recd-18
Date
17-1-11

200000/0 = 20000/-

ATTESTED
W
Kazi Khalekuzzaman
Notary, Gen. of W.B.
Regn. No. 07/2010
Kolkata



STATE BANK OF INDIA
KOLKATA

31 JAN 2011

10 JUL 2017



পশ্চিমবঙ্গ পঞ্চম বেঙ্গাল WEST BENGAL

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standing thereon situate and lying at Premises No. 70 C, Tiljala Road, Kolkata-700046, now known as B-70 C/H/6 Tiljala Road, Kolkata-700046, situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, Borough-I, within the jurisdiction of Additional

ATTESTED
 Kazi Khalekujam
 Notary, Govt. of W.B.
 Regn. No. 07/2016
 Kolkata



535 F
P.T. Insurance Services Pvt Ltd
Ex - 909 S. B. Tagore Rd.
Kol-18
Regd. No. 100000000000
17-1-14

$200000 \times 10 = 200000/-$

ATTESTED
Kazi Khalekujam
Notary Govt. of W.B.
Regn. No. 0712010
Kolkata



31 JAN 2011
10 JUL 2017

31 JAN 2011

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District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas in favour of Messrs Nirex Industries Private Limited, a Company incorporated under the Companies Act, 1956, having its registered office at as 70 C, Tiljala Road now known as B-70 C/H/6 Tiljala Road, Kolkata-700046, by way of a Deed of Sale registered on 11.04.1984, at the office of Sub-Registrar, Sealdah, South 24 Parganas, in Book No-I, Volume No-11, Pages 70 to 80, Being No-254 for the Year 1984, free from all encumbrances togetherwith delivery of possession.

AND WHEREAS while thus seized and possessed of the said property measuring a total of 10 Kottah 8 chittaks of land with structure and every part thereof said erstwhile owners Ananta Kumar Dutta & others sold and conveyed a land area measuring more or less more or less 3 (three) Kottahs 07 (seven) Chittaks along with brick built structure standing thereon situate and lying at Premises No. 85/1B, Dilkhusa Street, Kolkata-700046, now known as 85/1B, Dr. Bires Guha Street, now known as 85/1B Dr. Bires Guha Street, Kolkata-700046, situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas in favour of Messrs Nirex Industries Private Limited, a Company incorporated under the Companies

ATTESTED

By
Kazi Khalekuddin,
Notary, Govt. of W.P.
Regn. No. 07/2010
Kolkata



10 JUL 2011

ATTESTED

Kazi Khalid Jaman,
Notary, Govt. of W.B.
Regn. No. 07, 2010
Kolkata



10 JUL 2017

31 JAN 2011

Act, 1956, having its registered office at as 70 C, Tiljala Road now B-70 C/H/6 Tiljala Road, Kolkata-700046, by way of a Deed of Sale registered on 10.04.1984, at the office of Sub-Registrar, Sealdah, South 24 Parganas, in Book No-I, Volume No-7, Pages 232 to 241, Being No-258 for the Year 1984, free from all encumbrances togetherwith delivery of possession.

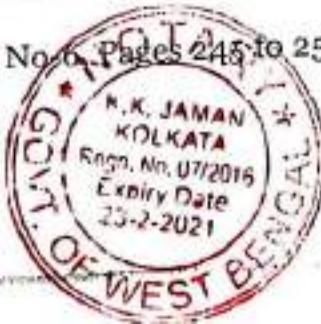
AND WHEREAS while thus seized and possessed of the said property measuring a total of 10 Kottah 8 chittaks of land with structure and every part thereof said erstwhile owners Ananta Kumar Dutta & others sold and conveyed a land area measuring more or less more or less 2 (two) Kottahs 4 (four) Chittaks along with brick built structure standing thereon situate and lying at Premises No. 85/1B, Dilkhusa Street, now known as 85/1B, Dr. Bires Guha Street, Kolkata-700046, situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No, XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas in favour of Messrs Nirex Industries Private Limited, a Company incorporated under the Companies Act, 1956, having its registered office at 70 C, Tiljala Road, P.S.- Beniapukur, Kolkata-700046, by way of Deed of Sale registered on 11.04.1984, at the office of Sub-Registrar, Sealdah, South 24 Parganas,

in Book No-I, Volume No-6, Pages 245 to 258, Being No-252 for the

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10 JUL 2011

Kazi Khalekujjamee
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



ATTESTED
M
Kazi Khalekujan
Notary, Govt. of W.B.
Reg. No. 07/2010
Kolkata



10 JUL 2017

Mr. B. Bhagat - ID
+91-9834542444

31 MAR 2011

Year 1984, free from all encumbrances together with delivery of possession.

AND WHEREAS while thus seized and possessed of the said property measuring a total of 10 Kottah 8 chittaks of land with structure and every part thereof said earstwhile owners Ananta Kumar Dutta & others sold and conveyed a land area measuring more or less more or less 2 (two) Kottahs 3 (three) Chittaks along with brick built structure standing thereon situate and lying at Premises No. 85 D, Dilkhusa Street, now known as 85 D, Dr. Bires Guha Street, Kolkata-700046, situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No.XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas in favour of Messrs Nirex Industries Private Limited, a Company incorporated under the Companies Act, 1956, having its registered office at 70 C, Tiljala Road, P.S.-Beniapukur, Kolkata-700046, by way of a Deed of Sale registered on 11.04.1984, at the office of Sub-Registrar, Sealdah, South 24 Parganas, in Book No-1, Volume No-10, Pages 216 to 226, Being No-253 for the Year 1984, free from all encumbrances togetherwith delivery of possession.

AND WHEREAS thus said earstwhile owners Ananta Kumar Dutta & others sold and conveyed all their 10 Kottah 8 chittaks of land with structure standing thereon under 1000 Pataches Nos namely 70 C,

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Kazi Khalokujan,
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



10 JUL 2017

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Kazi Khalekujjaman
Notary, Govt. of W.L.
Regn. No. 07/2016
Kolkata



10 JUL 2011

10 JUL 2011
31 JAN 2011

31 JAN 2011

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Tiljala Road now B-70 C/H/6 Tiljala Road, 85/1B, Dilkhusa Street, 85 C, Dilkhusa Street and 85 D, Dilkhusa Street, (Dilkhusa Street now known as Dr. Bires Guha Street) in favour of said company Messrs Nirex Industries Private Limited in four registered Deed of Sale free from all encumbrances togetherwith delivery of possession and by these transfer they lost all their rights, interests and possession in regard to the said property measuring 10 Kottah 8 chittaks of land togetherwith structure standing thereon.

AND WHEREAS after said purchases of land measuring 10 (ten) Kottah 8 (eight) chittaks togetherwith structure standing thereon by the aforementioned four registered Deed of Sale, said company Messrs Nirex Industries Private Limited became the absolute owner and got its name mutated in the record of Calcutta Municipal Corporation now called Kolkata Municipal Corporation after paying regular taxes and rents therefrom and exercising all rights of Ownership and had been in absolute possession in respect of the said property since its purchase.

AND WHEREAS while thus seized and possessed of the said purchased property and every part thereof measuring more or less 10 (ten) Kottah 8 (eight) chittaks of bastu land togetherwith structures standing thereon under four Premises Nos namely B-70 C/H/6 Tiljala Road, 85/1B Dr. Bires Guha Street, Kolkata-700046, formerly known as 85/1B Dilkhusa Street, Kolkata-700046, and 85 C Dr. Bires Guha Street, Kolkata-700046, formerly known as 85 C Dilkhusa Street,

18 JUL 2011

ATTESTED

Kazi Khalequddin
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata





10 JUL 2017

2011

Kolkata-700046, and 85 D Dr. Bires Guha Street, Kolkata-700046, formerly known as 85 D Dilkhusa Street, Kolkata-700046, all four Premises situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No. XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas, said company Messrs Nirex Industries Private Limited adopted a resolution on 22.03.1995, with the Board of Directors' meeting to sell, transfer, convey, assure, and assign those property in favour of Messrs Chinor Polymers Private Limited, a Company incorporated under the Companies Act, 1956, that is the Vendor, herein, at a valuable consideration of Rs 4,24,000/- Rupees Four Lakhs Twenty Four Thousands Only free from all encumbrances togetherwith the delivery of possession of the said property.

AND WHEREAS while thus seized and possessed of the said purchased property and every part thereof measuring more or less 10 (ten) Kottah 8 (eight) chittaks of bastu land togetherwith structures standing thereon, obtained by way of purchase, under four premises nos namely B-70 C/H/6 Tiljala Road, 85/1B Dr. Bires Guha Street, Kolkata-700046, formerly known as 85/1B Dilkhusa Street, Kolkata-700046, and 85 C Dr. Bires Guha Street, Kolkata-700046, formerly known as 85 C Dilkhusa Street, Kolkata-700046, and 85 D Dr. Bires

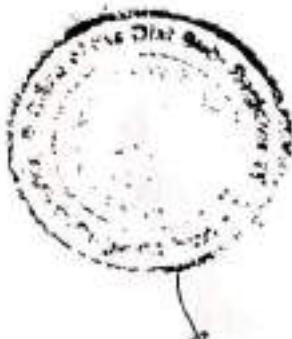
10 JUL 2017

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Kazi Khalekujaman
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



ATTESTED
by
Kazi Khalidkuijaman
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



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10 JUL 2017

Guha Street, Kolkata-700046, formerly known as 85 D Dilkhusha Street, Kolkata-700046, all four Premises situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, Borough-I, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No. XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas, Messrs Nirex Industries Private Limited sold, transferred and conveyed the above mentioned property by way of a Deed of Sale executed, presented and registered on 6 th day of November, 1995 presented by P.N. Wattal at the office of the Registrar of Delhi and subsequently it was authenticated by the Collector, District Registration Cell, South 24 Parganas, West Bengal, in Book No-I, Volume No-1362, Pages 144 to 160, Being No-3025 for the Year 1995 in favour of Messrs Chinar Polymers Private Limited, the Vendor, herein, free from all encumbrances togetherwith delivery of possession.

AND WHEREAS thus Messrs Chinar Polymers Private Limited, the Vendor, herein, have obtained by purchase all that piece and parcel of bastu land measuring more or less 2 (two) Kottahs 10 (ten) Chittaks along with brick built structure standing thereon situate and lying at Premises No. B- 70 C/H/6 Tiljala Road, Kolkata-700046, formerly known as 70 C, Tiljala Road, by way of a Deed of Sale Being No-254 for the Year 1984, and a land area measuring more or less 3 (three) Kottahs 7 (seven) Chittaks together with brick built structure standing thereon

Kazi Khalekujit, M.A.
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



10 JUL 2017

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Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



10 JUL 2011

131 JAN 2011

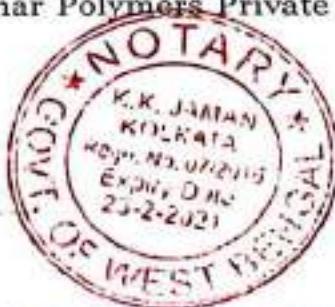
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situate and lying at Premises No. 85/1B, Dr. Bires Guha Street, Kolkata-700046 formerly known as 85/1B, Dilkhusa Street by way of a Deed of Sale Being No-258 for the Year 1984, and a land area measuring more or less 2 (two) Kottahs 4 (four) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85 C, Dr. Bires Guha Street Kolkata-700046, formerly known as 85 C, Dilkhusa Street by way of a Deed of Sale Being No-252 for the Year 1984, and a land area measuring more or less 2 (two) Kottahs 3 (three) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85 D, Dr. Bires Guha Street, Kolkata-700046 formerly known as 85 D, Dilkhusa Street by way of a Deed of Sale Being No-253 for the Year 1984, totalling an area of 10 (ten) Kottahs 8 (eight) Chittaks under four Premises mentioned above which is situated within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, Borough-I, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas and became sole and absolute owner and has been in absolute possession of the same, free from all encumbrances mutating its name with the Kolkata Municipal Corporation after paying taxes and rents in favour of the Government of West Bengal and at the office of Kolkata Municipal Corporation.

AND WHEREAS Messrs Chinar Polymers Private Limited, the

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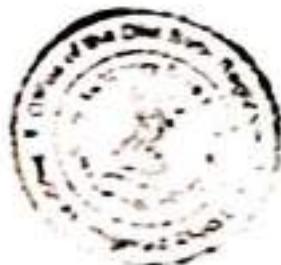
by
Kazi Khalekuzzaman
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



10 JUL 2017

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Kazi Khakwani
Mombasa, Kenya
2007-08-07
Kwale



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3 June 2011

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Vendor, herein, being the actual owner has been seizing and possessing their aforesaid purchased property, more fully described in the schedules hereunder, without any claim, demand, attachment, encumbrances whatsoever from any corner and the Vendor is well and sufficiently entitled to transfer the property mentioned in the schedule hereunder by way of sale, mortgage, will or any process.

AND WHEREAS the Board of Directors of Messrs Chinar Polymers Private Limited, the Vendor, herein, resolved on 11th November, 2010, to sell, convey, assure, assign its above mentioned property at a valuable consideration.

AND WHEREAS as per resolution of the Board of Directors, the Vendor, herein, offered to sell its said property all that piece and parcel of bastu land measuring more or less 2 (two) Kottahs 10 (ten) Chittaks along with brick built structure standing thereon situate and lying at Premises No. B- 70 C/H/6 Tiljala Road, Kolkata-700046, formerly known as 70 C, Tiljala Road, by way of a Deed of Sale Being No-254 for the Year 1984, and a land area measuring more or less 3 (three) Kottahs 7 (seven) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85/1B, Dr. Bires Guha Street, Kolkata-700046 formerly known as 85/1B, Dilkhusa Street by way of a Deed of Sale Being No-258 for the Year 1984, and a land area measuring more or less 2 (two) Kottahs 4 (four) Chittaks together with brick built structure standing thereon situate and lying at Premises

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Kolkata



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Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



31 JUL 2011

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No. 85 C, Dr. Bires Guha Street Kolkata-700046, formerly known as 85 C, Dilkhusa Street by way of a Deed of Sale Being No-252 for the Year 1984, and a land area measuring more or less 2 (two) Kottahs 3 (three) Chittaks together with brick built structure standing thereon situate and lying at Premises No. 85 D, Dr. Bires Guha Street, Kolkata-700046 formerly known as 85 D, Dilkhusa Street by way of a Deed of Sale Being No-253 for the Year 1984, thus totalling an area of 10 (ten) Kottahs 8 (eight) Chittaks together with structures thereon under four Premises which is situated within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, Borough-I, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No- XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas described in the Schedule hereunder including all his right, title interest, possession, all easement right for the price of Rs 1,50,00,000/- (Rupees One Crore Fifty Lakhs) only. Considering the said price as the present market price and on coming to know the same, the Purchaser, herein, agreed to purchase the aforesaid land measuring 10 (ten) Kottahs 8 (eight) Chittaks be the same a little more or less with structures thereon more fully described in the schedule hereunder written at a consolidated price of Rs 1,50,00,000/- (Rupees One Crore Fifty Lakhs) only free from all encumbrances and has agreed not to raise any query as to the title and condition thereof and to take possession thereof

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by

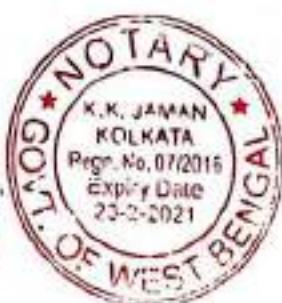
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Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



10 JUL 2017

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Regn. No. 07/2010
Kolkata.



30 JUL 2017

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on as is where is basis.

NOW THIS INDENTURE WITNESSETH THAT in pursuance of the said agreement and in consideration of the said sum of Rs 1,50,00,000/- (Rupees One Crore Fifty Lakhs) only truly paid by the Purchaser, herein, to the Vendor, herein, simultaneously with the execution of this deed (the receipt whereof the Vendor, herein, doth hereby admit and acknowledge as hereinafter mentioned in the Memo of Consideration) the said Vendor, as the owner of the said land measuring in aggregate 10 (ten) Kottahs 8 (eight) Chittahs be the same a little more or less together with structures thereon more fully described in the Second Schedule below, doth hereby indefeasibly grant, convey, sale, transfer, assign and assure unto and to the use of the said Purchaser namely **PRIMARK GARMENTS PRIVATE LIMITED** free from all encumbrances, togetherwith all liberties, privileges with all using rights of ingress and egress including all easement right, title, interest, possession of the Vendor, herein, and all ways, sewers, drains, ditches, water, water courses into or upon the said properties and every part thereof **TO HAVE AND TO HOLD** the said property, hereby, sold, transferred unto the Purchaser **THAT** NOTWITHSTANDING any acts, deeds, hereto before done, executed or knowingly suffered to the contrary, the Vendor is now lawfully seized and possessed of the said property and the said property to the best of the Vendor's knowledge is not notified to be acquired under

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Regn. No. 05/2016



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Regn. No. 07/2010
Kolkata



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the land acquisition ACT, or not requisitioned by the govt. nor by any public body whatsoever and there is no suit or dispute or case pending in any court in respect of the said property and there is no co-sharer in respect of the said property and the Vendor has full and absolute power to sell, transfer the said property in manner aforesaid .that the Purchaser shall at all times hereafter peaceably and quietly hold, possess and enjoy the said property with absolute right to sell, transfer, gift, mortgage, lease, convey whatsoever as its absolute owner and possessor without any lawful eviction from the Vendor, herein, or any person. That the Vendor, herein, covenants with the Purchaser to save the said property harmless and shall at all time hereafter indemnify and keep indemnified the Purchaser from or against all action, claims and demands , whatsoever, if any, up to the date of these presents. And the Vendor, herein, covenants with the Purchaser that simultaneously with the execution of these presents , the peaceful possession of the said property has been made over by the Vendor, herein, to the Purchaser, herein, the possession whereof the Purchaser doth hereby admit and acknowledge.

FURTHER STATED BY THE VENDOR that the Purchaser shall be entitled to enjoy all rights of ingress and egress and all using rights including all easement rights over and through road and/or the passages adjacent to the said property shown in the map or plan annexed herewith and the Purchaser has got every liberty to

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Regn. No. 07/2016
Kolkata



10 JUL 2017

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Regn. No. 8712016
Kolkata



31 JAN 2011

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arrange for electric connection, water pipe connection, gas connection, drainage system over and/or under the said road and/or the passages adjacent to it.

THAT if any of the statements or covenants made hereinbefore is found to be defective in title is detected hereafter or any error or omission is found to have taken place in this Deed in future, the Vendor, herein, shall at the request and cost of the Purchaser do and execute or cause to be done and executed any supplementary Deed or Deeds of Rectification/Declaration in favour of the Purchaser. That the Purchaser shall at all times hereafter peaceably and quietly hold possess and enjoy the said property with absolute right to sell, transfer, gift, mortgage, lease, convey whatsoever as its absolute owner and possessor without any lawful eviction from the Vendor or any person.

THAT the Purchaser shall have all rights to mutate its name as owner and occupier in respect of the said property in the records of Kolkata Municipal Corporation and in the records of B.L. & L.R.O., Government of West Bengal.

THE SCHEDULE ABOVE REFERRED TO 'A'

ALL THAT piece and parcel of bastu land measuring more or less 2 (two) Kottahs 10 (ten) Chittaks togetherwith 450 sft brick built tiles shed residential structures standing thereon situate and lying at

✓ Premises No. B- 70 C/H/6 Tijhala Road, Kolkata-700046,

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Regn. No. 07/2010
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Reg. No. U7/2010
Kolkata



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One Magistrate
Court South
Kolkata

31 JAN 2011

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formerly known as 70 C, Tiljala Road, Kolkata-700046, situate within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas shown in the annexed plan and delineated in Red border and all rights of ingress and egress and all using rights including all easement rights over and through road and/or the passages adjacent.

which is *butted and bounded* as follows:-

On the North :- Passage

On the South :- Passage.

On the East :- Land of Premises Nos-85/1B, 85C, 85D Dr. Biresh

On the West : - 10' wide passage.

THE SCHEDULE ABOVE REFERRED TO 'B'

ALL THAT piece and parcel of bastu land measuring more or less

3 (three) Kottahs 7 (seven) Chittaks together with 500 sft brick

built tiles shed residential structures standing thereon situate and ly-

ing at Premises No. 85/1B, Dr. Biresh Guha Street, Kolkata-

700046, formerly known as 85/1B, Dilkhusha Street, Kolkata-700046.

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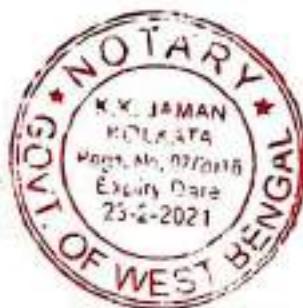
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Regn. No. 07/2414
Kolkata



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Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



State Bank of India, Kolkata
Kolkata, South
31 JAN 2011

10 JUL 2017

situate within the jurisdiction of **Police Station-Beniapukur**, at present within **Ward No-64 of Kolkata Municipal Corporation**, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas shown in the annexed plan and delineated in Red border and all rights of ingress and egress and all using rights including all easement rights over and through road and/or the passages adjacent.

which is *butted and bounded* as follows:-

On the North :- Property under Premises No- 85 C, Dr. Bires Guha Street.

On the South :- Dilkhusa Road.

On the East :- 4' wide Passage.

On the West :- Property under Premises No-B- 70C/H/6, Tiljala Road..

THE SCHEDULE ABOVE REFERRED TO 'C'

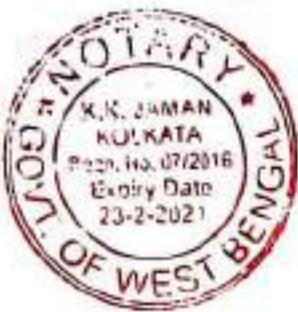
ALL THAT piece and parcel of bastu land measuring more or less **2 (two) Kottahs 4 (four) Chittaks** together with 425 sft brick built tiles shed residential structures standing thereon situate and lying at **Premises No. 85 C, Dr. Bires Guha Street, Kolkata-700046**, formerly known as 85 C, Dilkhusa Street, Kolkata-700046, situate

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Kazi Khalid Kujjuwala
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Regn. No. 07/2016
Kolkata



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Notary, Govt. of W.B.
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within the jurisdiction of Police Station-Beniapukur, at present within Ward No-64 of Kolkata Municipal Corporation, within the jurisdiction of Additional District Sub-Registrar, Sealdah, Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini Panchannagram in the District of South 24 Parganas shown in the annexed plan and delineated in Red border and all rights of ingress and egress and all using rights including all easement rights over and through road and/or the passages adjacent.

which is *butted and bounded* as follows:-

On the North :- Property under Premises No- 85/D, Dr. Bires Guha Street.

On the South :- Property under Premises No- 85/1/B, Dr. Bires Guha Street.

On the East :- 4' wide Passage.

On the West :- Property under Premises No-B- 70C/H/6, Tiljala Road.

THE SCHEDULE ABOVE REFERRED TO 'D'

ALL THAT piece and parcel of bastu land measuring more or less 2 (two) Kottahs 3 (three) Chittaks together with 425 sft brick built tiles shed residential structures standing thereon situate and lying at

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Regn. No. 07/2016



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Notary, Govt. of V. S.
Regn. No. 07/2016
Kolkata



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31 JAN 2011

Premises No. 85 D, Dr. Bires Guha Street, Kolkata-700046,
formerly known as 85 D, Dilkhusha Street, Kolkata-700046, situate
within the jurisdiction of Police Station-Beniapukur, at present
within Ward No-64 of Kolkata Municipal Corporation, within
the jurisdiction of Additional District Sub-Registrar, Sealdah,
Collectorate Holding No,XII, Sub-Division 'A', Division-IV, Dini
Panchannagram in the District of South 24 Parganas shown in the
annexed plan and delineated in Red border and all rights of ingress
and egress and all using rights including all easement rights over and
through road and/or the passages adjacent.

which is *butted and bounded* as follows:-

On the North :- 4' wide passage.

On the South :- Property under Premises No- 85C, Dr. Bires
Guha Street.

On the East :- 4' wide Passage.

On the West :- Property under Premises No-B- 70C/H/6,
Tiljala Road.

THE SECOND SCHEDULE ABOVE REFERRED TO

TOTAL AREA mentioned in the Schedule 'A', 'B', 'C' and 'D' herein-
above measuring more or less 10 (ten) Kottahs 8 (eight) Chittaks
together with 1800 sft brick built tiles shed residential structure

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Regd. No. 07/2010
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Regn. No. 07/2016
Kolkata



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standing thereon situate and lying at four Premises Nos namely **B-70**
C/H/6 Tiljala Road, 85/1B Dr. Bires Guha Street, Kolkata-
700046, formerly known as 85/1B Dilkhusha Street, Kolkata-700046,
and **85 C Dr. Bires Guha Street, Kolkata-700046**, formerly
known as 85 C Dilkhusha Street, Kolkata-700046, and **85 D Dr. Bires**
Guha Street, Kolkata-700046, formerly known as 85 D Dilkhusha
Street, Kolkata-700046, and situate within the jurisdiction of **Police**
Station-Beniapukur, at present within **Ward No-64 of Kolkata**
Municipal Corporation, Borough-I, within the jurisdiction of Ad-
ditional District Sub-Registrar, Sealdah, District Sub-Registrar-III,
Alipore, South 24 Parganas, Collectorate Holding No, XII, Sub-Div-
ision 'A', Division-IV, Dini Panchannagram in the District of South 24
Parganas shown in the annexed plan and delineated in Red border
and all rights of ingress and egress and all using rights including all
easement rights over and through road and/or the passages adjacent.
which is *butted and bounded* as follows:-

On the North :- 4' wide passage.

On the South :- Dr. Bires Guha Street.

On the East :- 4' wide passage.

On the West :- 10' wide passage.

**The Property is valued as 1,50,00,000/- Rupees One Crore Fifty
Lakhs only.**

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Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



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Notary, Govt. of W. B.
Regn. No. 07/2010
Kolkata



31 JAN 2011

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IN WITNESSSS WHEREOF the Vendor, herein, represented by its Director set and subscribed his hands and seal the day, month and year first above written.

For CHINAR POLYMERS PVT. LTD

Rajiv Sapru
Director

Signature of the Vendor

Director (MR RAJIV SAPRU)

M/S CHINAR POLYMERS

PRIVATE LIMITED

SIGNED, SEALED

& DELIVERED

In the presence of:-

1) *Sohail Ahmed*

*45, Dilkusha Street
Mumbai. 700 017.*

PRIMARK GARMENTS
PRIVATE LIMITED

Alauddin Fakir
DIRECTOR

Signature of the Purchaser

2) *Mr. Kuntubulal Patel* Director (ALAUDDIN FAKIR)

*Alipura Polka
Court, Kol-27*

PRIMARK GARMENTS

PRIVATE LIMITED.

PAN AAFCP 4805Q

ATTESTED

*Kazi Khudilal (J) - m/s.
Kazee, Govt. of P.G.
Reg. No. 57/2616
Mumbai*



10 JUL 2017

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Notary, Govt. of W. B.
Regn. No. 07/2010
Kolkata



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LAND PLAN SHOWING 2k-10 ch of Premises No- B-70C/ H/6, Tiljala Road, 3k-7ch of Premises No-85/ 1B Dr Bires Guha Street, 2k-4ch of Premises No-85C, Dr Bires Guha Street, 2k-3ch of Premises No-85D Dr Bires Guha Street P.S. - BENIAPUKUR, DISTRICT- SOUTH 24 PARGANAS, WITHIN THE JURISDICTION OF WARD NO-64, KOLKATA MUNICIPAL CORPORATION

SCALE : 1 INCH = 50 FEET

TOTAL AREA : 10 K- 08 CH more or less with structures

SHOWN IN RED

SELLER : Messrs Chinar Polymers Private Limited

PURCHASER : Primark Garments Private Limited



PRIMARK GARMENTS
PRIVATE LIMITED

A. Alauddin Akbar

DIRECTOR

For CHINAR POLYMERS PVT. LTD

Ramdas
Director

ATTENDED

Kazi Khalekujjala
Notary, Court of V.P.
Regn. No. 07/2010
Kolkata

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Yasmin Begum
Padirhati, Kol-66.



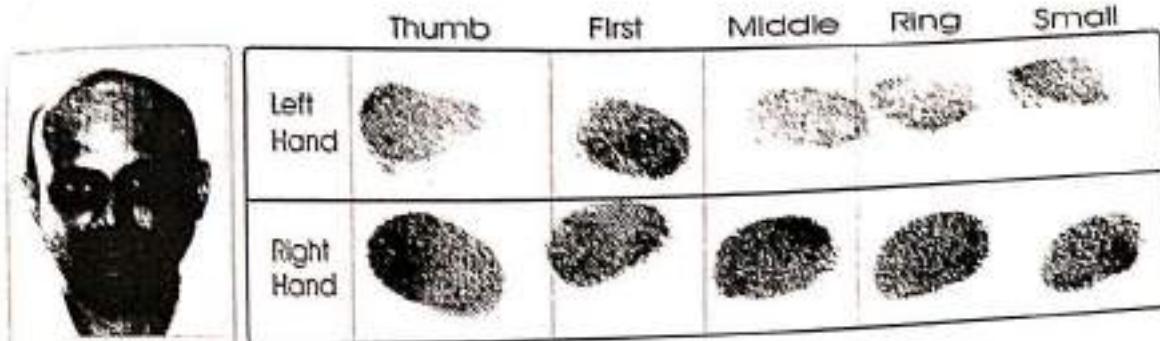
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Notary Govt. of W.B.
Regd. No. 071/2010
Kolkata



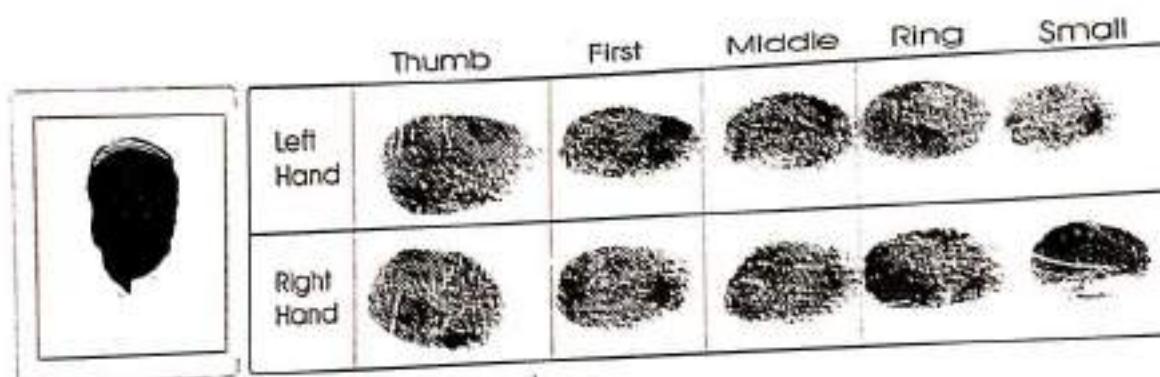
11 JUL 2017



Name.....
signature.....

For CHINAR POLYMERS PVT LTD

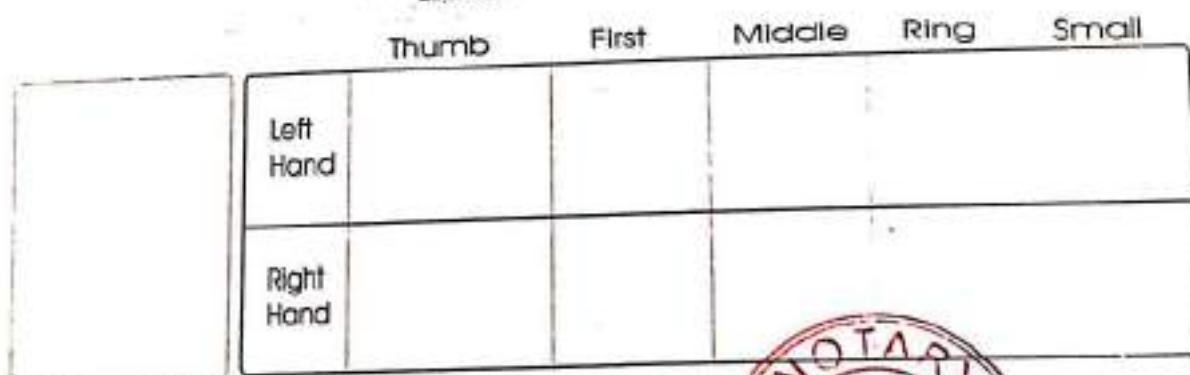
Director



Name.....PRIMARK GARMENTS.....
signature.....

Alaudinno Fatai

DIRECTOR



Name.....
signature.....

ATTESTED
by

Kazi Khalekuzzaman
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



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Kazi Khalokujan, M.A.
Notary, Govt. of W.B.
Regn. No. 07/2016
Kolkata



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MEMO OF CONSIDERATION

Received a sum of Rs 1,50,00,000/- (Rupees One Crore Fifty Lakhs) only in Cheque being no-401206, dated 31-01-2011, from Account No-CBCA-491 of Corporation Bank, Burtolla Branch, through RTGS Code SCBL 0036001 from the above named Purchaser to the Vendor's Account No-33705042334 of Standard Chartered Bank, Shakespear Sarani Branch being the full consideration money per memo below :-

MEMO

Rs 1,50,00,000/- (Rupees One Crore Fifty Lakhs) only in Cheques.

For CHINAR POLYMERS PVT. LTD

Rajiv Sapru
Director

WITNESSES

1) *Sohail Ahmed*
45, Dilkusha Street
Kolkata. 700017.

Signature of the Vendor

Director (MR. RAJIV SAPRU)

2) *Md. Kutubuddin Molla*
Alipore Police Court
Kol. 2F.

M/S CHINAR POLYMERS

PRIVATE LIMITED

PAN- AABCC0415F

Drafted by me

Md. Kutubuddin Molla

Kutubuddin Molla
Advocate

Alipore Police Court

Kolkata-700027.

ATTESTED

Kazi Khalekujam
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata

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Padirhati, Kol-66.



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Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



31 JAN 2011

10 JUL 2011

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 2
Page from 4360 to 4403
being No 00755 for the year 2011.

Utpal Kumar Chakravarty - ID
Subut - South 24 Parganas.



- 1 FEB 2011

(Utpal Kumar Chakravarty) 01-February-2011
DISTRICT SUB-REGISTRAR-III OF SOUTH 24-PARGANAS
Office of the D.S.R.-III SOUTH 24-PARGANAS
West Bengal

ATTESTED

by
Kazi Khalekujjaman
Notary, Govt. of W.S.
Regn. No. C7/2016
Kolkata



10 JUL 2017





Government Of West Bengal
Office Of the D.S.R.-III SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 00755 of 2011

(Serial No. 00814 of 2011)

On

Payment of Fees:

On 31/01/2011

Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)

Presented for registration at 16.20 hrs on 31/01/2011, at the Private residence by Mr. Rajiv Sapru , Executant.

Admission of Execution(Under Section 58,W.B.Registration Rules,1962)

Execution is admitted on 31/01/2011 by

1. Mr. Rajiv Sapru
Director, Messrs Chinar Polymers Pvt. Ltd., 70 C, Tiljala Road, Kolkata, Thana:-Beniapukur, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700046 .
, By Profession : Business

2. Alauddin Fakir
Director, Primark Garments Pvt. Ltd., V - 19 A, S.A.Faroo Qua Road, Kolkata, Thana:-Metlaburutz, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700066 .
, By Profession : Business

Identified By Sohail Ahmed, son of Late Abdul Razzaque, 45, Dil Khusa Street, Kolkata, District:-South 24-Parganas, WEST BENGAL, India, P.O. :- Pin :-700017 , By Caste: Muslim, By Profession: Business.

(Utpal Kumar Chakravarty)
DISTRICT SUB-REGISTRAR-III OF SOUTH
24-PARGANAS

On 01/02/2011

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 23.4 of Indian Stamp Act 1899.

Payment of Fees:

Amount By Cash

Rs. 193426/-, on 01/02/2011

(Under Article : A(1) = 193380/- ,E = 14/- ,H = 28/- ,M(b) = 4/- on 01/02/2011)

Certificate of Market Value(WB PUVI rules of 2001)

Notary - II
District South 24 Parganas

1 FEB 2011

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Regd. No. 07/2010
Kolkata



(Utpal Kumar Chakravarty)

Endorsement Page 1 of 2

10 JUL 2017



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Notary, Govt. of India
Reg. No. 07/2010
Kolkata





Government Of West Bengal
Office Of the D.S.R.-III SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 00700 of 2011
(Serial No. 00014 of 2011)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs.-17580225/-

Certified that the required stamp duty of this document is Rs.- 1230030/- and the stamp duty paid as impressive Rs.- 200000/-

Deficit stamp duty

Deficit stamp duty Rs. 1031000/- is paid, by the Bankers cheque number 931440, Bankers Cheque Date 31/01/2011, Bank Name State Bank of India, PANCHUR, received on 01/02/2011

(Utpal Kumar Chakravarty)
DISTRICT SUB-REGISTRAR-III OF SOUTH
24-PARGANAS

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by
Kazi Khalekuzzaman
Notary, Govt. of W.B.
Regn. No. 07/2010
Kolkata



Sub-Regd. Register - II
District South 24 Parganas

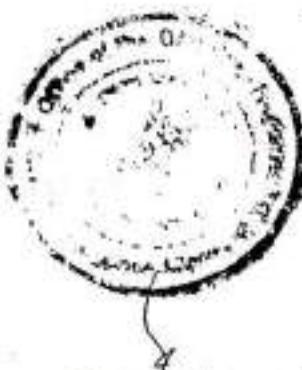
1 FEB 2011

(Utpal Kumar Chakravarty)
DISTRICT SUB-REGISTRAR-III OF SOUTH 24-PARGANAS

01/02/2011 15:15:00

Endorsement Page 2 of 2

10 JUL 2017



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KOLKATA
INDIA

1 FEB 2011



ATTESTED
by
Kazi Khalekuzzaman
Notary Govt. of W.B.
Regn. No. 07/2010
Kolkata

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