

...PURCHASERS

SHIVRAASHI EXPORTS PRIVATE LIMITED & ORS.

AND

...VENDOR

S.R. TRADERS PRIVATE LIMITED

BETWEEN

DEED
OF
CONVEYANCE

COVENANCE

OF



P 522455



पश्चिम बंगाल राज्य सरकार WEST BENGAL

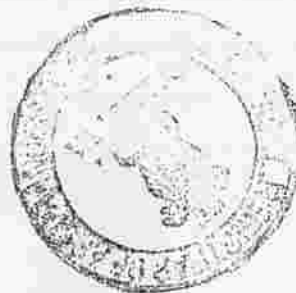
THIS DEED OF CONVEYANCE made on this the 30 day of June Two Thousand & Thirteen Christian year
B E T W E E N S R. TRADERS PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956,
having PAN AAEC52655N and having its Regd. Office at 6, Allpore Park Road, Police Station Allpore, Kolkata
- 700027 and represented by its authorized Director SRI AMIT GOENKA, son of Sri Shri Ratan Goenka, by faith
- Hindu, by Occupation - Business, by Nationality - Indian and presently residing at 6, Allpore Park Road,
Police Station Allpore, Kolkata-700027 (vide resolution adopted in the Board Meeting dated 12.06.2013),
hereinafter referred to and/or called as the "VENDOR" (which term or expression shall unless excluded by or
repugnant to the subject or context be deemed to include its successor-in-office, successor-in-interest, and
legal representatives) of the FIRST PART

Notarized by
Notary Public
at Kolkata
Date: 30/6/13
Signature
of Notary Public

24 JUN 2013

STL. NO. DATE 25/4/24
NAME M/S. Shivalini Exports Pvt Ltd
ADD 114, Rabindra Sarni
AMT 100/-
K-7

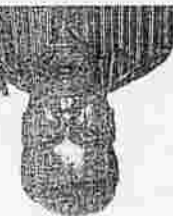
MOUSUM GHOSH
LICENSER
KOLKATA REGIONAL BOND OFFICE



Identified by me
Jayash Muktacharya
s/o - Lt. Tara Kumar Muktacharya
Banskhun, Hooghly
Saini

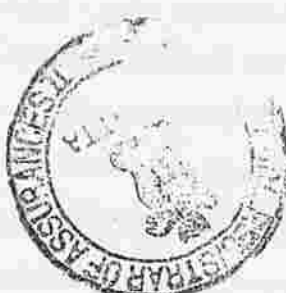
4 JUN 2013

AND (1) M/S. SHIVRASHI EXPORTS PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AASCS1630F and having its Registered Office at 114, Rabindra Sarani, Bangur Building, Room no. 38B, First Floor, Police Station Jorasanko, Kolkata - 700007 and Represented by its authorized Director namely SRI RAJ KUMAR AGARWAL, son of Sri Biswanath Agarwal, by faith - Hindu, by Profession - Business, by Nationality - Indian and presently residing at P-310, C.I.T. Road, Scheme VI M, Kankurgachi, Police Station - Phool Bagan, Kolkata - 700054 (vide resolution adopted in the Board Meeting dated 03.06.2013), (2) M/S. RANDATA COMMERCIAL PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AAGCR1049D and having its Registered Office at 114, Rabindra Sarani, Bangur Building, Room no. 38B, First Floor, Police Station Jorasanko, Kolkata - 700007 and Represented by its authorized Director namely SRI AMIT KUMAR AGARWAL, son of Late Arjunlal Agarwal, by faith - Hindu, by Profession - Business, by Nationality - Indian and presently residing at BF-262, Salt Lake, Police station Bidhan Nagar(North), Kolkata - 700064 (vide resolution adopted in the Board Meeting dated 05.06.2013), (3) M/S. RASHIAMRIT VINTRADE PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AAGCR1047P and having its Registered Office at 114, Rabindra Sarani, Bangur Building, Room no. 38B, First Floor, Police Station Jorasanko, Kolkata - 700007 and Represented by its authorized Director namely SRI SAURAV BAFNA, son of Late Sohan Lal Bafna, by faith - Hindu, by occupation - Business, by citizenship - Indian & residing at P-57, C.I.T. Road, Scheme VI M, Police Station - Phool Bagan Kolkata - 700054 (vide resolution adopted in the Board Meeting dated 04.06.2013), (4) PANCHPARVY COMMODOAL PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AAGCP8441B and having its Regd. Office at 114, Rabindra Sarani, Bangur Building, Room no. 38B, First Floor, Police Station Jorasanko, Kolkata - 700007 and represented by its authorized Director SRI SAURAV BAFNA, son of Late Sohan Lal Bafna, by faith - Hindu, by occupation - Business, by citizenship - Indian & residing at P-57, C.I.T. Road, Scheme VI M, Police Station - Phool Bagan Kolkata - 700054 (vide resolution adopted in the Board Meeting dated 04.06.2013), and (5) BLUELAND PROMOTERS PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AAFCB5097C and having its Regd. Office at 71, Biplobi Rash Behari Basu Road, 3rd floor, room no. C-306, Police Station Hare Street, Kolkata - 700001 and represented by its authorized Director SRI SACHIN BAFNA, son of Late Sohan Lal Bafna, by faith - Hindu, by occupation - Business, by citizenship - Indian & residing at P-57, C.I.T. Road, Scheme VI M, Police Station - Phool Bagan Kolkata - 700054 (vide resolution adopted in the Board Meeting dated 03.06.2013).



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(6) NIRMALMAYA PROJECTS PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AEON3595Q and having its Regd. Office at 71, Bipal Rash Behari Basu Road, 3rd floor, room no. C-306, Police Station Hare Street, Kolkata - 700001 and represented by its authorized Director SRI RAJ KUMAR AGARWAL, son of Sri Biswanath Agarwal, by faith - Hindu, by Profession - Business, by Nationality - Indian and presently residing at P-310, C.I.T. Road, Scheme VI M, Kankurgachi, Police Station - Phool Bagan, Kolkata - 700054 (vide resolution adopted in the Board Meeting dated 03.06.2013), & (8) DHANSHREE HIGHRISE PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having PAN AAEC6718M and having its Regd. Office at 71, Bipal Rash Behari Basu Road, 3rd floor, room no. C-306, Police Station Hare Street, Kolkata - 700001 and represented by its authorized Director SRI AMIT KUMAR AGARWAL, son of Late Arjunlal Agarwal, by faith - Hindu, by Profession - Business, by Nationality - Indian and presently residing at BF-262, Salt Lake, Police station Bidhan Nagar(North), Kolkata - 700064 (vide resolution adopted in the Board Meeting dated 03.06.2013), hereinafter jointly referred to and/or called as the "PURCHASERS" (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to include its successor-in-office, successor-in-interest, legal representatives and assigns) of the SECOND PART:

WHEREAS one Dwarka Prasad Jhunjhunwala, son of Kunjal Jhunjhunwala, since deceased, by faith Hindu by occupation Merchant & resident of 1B Nando Mullick Lane, Calcutta was the sole and absolute owner and absolutely seized possessed of and/or otherwise well and sufficiently entitled to all that piece or parcel of Rayati sithiban land by estimation measuring 3(Three) Bighas 15(Fifteen) Cottahs equivalent to 1.24 Acres be the same a little more or less (as per R.O.R) but as per measurement of commissioner of Partition in suit no. 236 of 1925 3(Three Bighas 17(Seventeen) Cottahs and Eight Chittacks be the same a little more or less **TOGETHER WITH** structures and appurtenances thereunto belonging situate lying at and being holding no. formerly 471 and now 501, Agarpara Road within Panihal Municipality comprised in C.S. Dag no. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khatan no. 65 in Mouza Agarpara, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Khardah, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas (after Delimitation of the District of 24

4 JUL 1966



Parganas] more fully and specifically described in schedule "A" hereunder written and hereinafter referred to as "the said property" by way of purchase from the erstwhile recorded owner namely Akshoy Kumar Pal son of Late Amulya Charan Pal by a deed of conveyance dated January 7th 1948 duly executed by the said Akshoy Kumar Pal, therein referred to as the Vendor of the One Part in favour of the said Dwarka Prasad Jhunjhunwala, therein referred to as the Purchaser of the Other Part and registered on 07.01.1948 at the office of the Sub-Registrar at Barrackpore, and recorded in Book no. 1, Volume no. 4, Pages 270 to 277, Being no. 50 for the Year 1948 against valuable considerations mentioned therein the said deed of conveyance;

AND WHEREAS while the said Dwarka Prasad Jhunjhunwala was absolutely seized possessed of and/or otherwise well and sufficiently entitled to the said property [i.e. All that piece or parcel of Rayati stithiban land by estimation measuring 3(Three) Bighas 15(Fifteen) Cottahs equivalent to 1.24 Acres be the same a little more or less (as per R.O.R) but as per measurement of commissioner of Partition in suit no. 236 of 1925, - 3(Three) Bighas 17(Seventeen) Cottahs and 8(Eight) Chittacks be the same a little more or less TOGETHER WITH structures and appurtenances thereunto belonging situate lying at and being holding no. formerly 474 and now 501, Agarpara Road within Panihati Municipality comprised in C.S. Dag no. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khathan no. 65 in Mouza Agarpara, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Kharcha, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas (after Delimitation of the District of 24 Parganas) more fully and specifically described in schedule "A" hereunder written with specific boundaries] for diverse bonafide causes the said Dwarka Prasad Jhunjhunwala subsequently sold transferred assigned and parted with possession of the same i.e. All that piece and parcel of Rayati stithiban land by estimation measuring 3(Three) Bighas 15(Fifteen) Cottahs equivalent to 1.24 Acres be the same a little more or less (as per R.O.R) but as per measurement of commissioner of Partition in suit no. 236 of 1925, - 3(Three) Bighas 17(Seventeen) Cottahs and 8(Eight) Chittacks be the same a little more or less TOGETHER WITH structures go - downs and appurtenances thereunto belonging situate lying at and being holding no. formerly 471 and thereafter 501, Agarpara Road and later known and numbered as Municipal holding/Premises no. 110F, B.T. Road and presently 126F, B.T. Road Calcutta within Panihati Municipality to Mangal Estate Private Limited [a Company incorporated under the Companies Act, 1956, having its Registered Office at P - 16, Kalakar Street, Calcutta and thereafter P-564, Lake Road, Calcutta], by a Registered deed of conveyance dated 6th January 1954 executed by the said Dwarka Prasad Jhunjhunwala (therein mentioned as Vendor) in favour of the said Mangal Estate Private Limited (therein mentioned as Purchaser) and Registered in the office of the Registrar of Assurances, Calcutta and recorded in Book No. 1, Volume No. 14, Page No. 94 to 98 being no. 44 in the year 1954 against valuable consideration mentioned therein the said deed.

— A JNL 08/09



AND WHEREAS while the said MANGAL ESTATE PRIVATE LIMITED was absolutely seized possessed of and/or otherwise well and sufficiently entitled to the said situate lying at and being holding no. formerly 471 and thereafter 501, Agarpara Road and later 110F, B.T. Road and presently 126F, B.T. Road within Panihati Municipality comprised in C.S. Dag no. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khatan no. 65 in Mouza Agarpara, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Kharcha, Sub-Registration Office, Barrack pore in the District of North 24 Parganas after erecting boundary walls on all sides and on construction of Tin sheds structures etc thereon, it induced therein one tenant namely M.C. RIRON & STEEL WORKS PRIVATE LIMITED (a Company incorporated under the Companies Act, 1956, having its Registered Office at 4/1, Kundan Lane, Liluah, Howrah, on monthly rent,

AND WHEREAS Later after surrender of tenancy and delivery of vacant possession of the entire property described in schedule "A" hereunder written including all Tin Sheds constructions therein by the said tenant namely M.C. RIRON & STEEL WORKS PRIVATE LIMITED to the Landlord/Owner, the said MANGAL ESTATE PRIVATE LIMITED, for diverse bonafide causes, sold transferred assigned and parted with possession the said entire piece and parcel of Rayali sithiban land and situate lying at and being holding no. formerly 471 and thereafter 501, Agarpara Road and later known and numbered as Municipal holding/Premises no. 110F, B.T. Road and presently 126F, B.T. Road Calcutta within Panihati Municipality together with tin shed structures lying therein covered by boundary walls to S.R. TRADERS PRIVATE LIMITED (a Company incorporated under the Companies Act, 1956, having its Registered Office at 6, Allpore Park Road, Calcutta), the Vendor herein by Eight numbers of Registered deeds of conveyance all dated 30th August 2001 all executed by the said MANGAL ESTATE PRIVATE LIMITED represented through its authorized Director namely Mr. N.L. Rungta (therein mentioned as Vendor of the First Part) in confirmation of the said M.C. RIRON & STEEL WORKS PRIVATE LIMITED, through its authorized Director namely Mr. S.K. Rungta (therein mentioned as Confirming Party of the Second Part) in favour of present Vendor herein namely S.R. TRADERS PRIVATE LIMITED (therein mentioned as Purchaser) and all Registered in the office of the Addl. District Sub-Registrar at Barrackpore and recorded respectively in (1) Book No. 1, Volume No. 223, Page No. 179 to 194, being no. 8593 for the year 2001, (2) Book No. 1, Volume No. 223, Page No. 195 to 208 being no. 8594 for the year 2001, (3) Book No. 1, Volume No. 223, Page No. 209 to 222 being no. 8595 for the year 2001, (4) Book No. 1, Volume No. 223, Page No. 223 to 236, being no. 8596 for the year 2001, (5) Book No. 1, Volume No. 223, Page No. 237 to 252, being no. 8597 for the year 2001, (6) Book No. 1, Volume No. 223, Page No. 253 to 266, being no. 8598 for the year 2001, (7) Book No. 1, Volume No. 223, Page No. 267 to 280 being no. 8599 for the year 2001, (8) Book No. 1, Volume No. 223, Page No. 281 to 294 being no. 8600 for the year 2001, against valuable consideration mentioned therein the said deeds.

AND WHEREAS the vendor in the meantime duly mutated its name in the office of the B.L.L.R.O. as well as in Panihati Municipality and has been paying due Govt. revenue and Municipal Taxes to the respective appropriate

4 JUL 1971



authorities, and thus become the sole and absolute owner and absolutely seized, possessed of and/or otherwise well and sufficiently entitled to all that brick built Tin Shed Structure, messuage, tenement, hereditament and premises together with Rayati sitibhan land by estimation measuring 3(Three) Bighas 15(Fifteen) Cottahs equivalent to 1.24 Acres be the same a little more or less (as per R.O.R) but as per measurement of Commissioner of Partition in suit no. 236 of 1925, - 3(Three) Bighas 17(Seventeen) Cottahs and 8(Eight) Chittacks be the same a little more or less TOGETHER WITH structures and appurtenances thereunto belonging situate lying at and being holding no. formerly 471 and thereafter 501, Agarpara Road and Later known and numbered as Municipal holding/Premises no. 110F, B.T.Road and presently 126F, B.T.Road Calcutta within Panihati Municipality, more fully and particularly described in the schedule 'A' hereunder written with all rights, title and interest along with the right of ways, passages, drains, water course, sewers, underlying, electrical cables, water pipe line, right of right, liberties, privileges belonging to or in otherwise appurtenant to or usually held or enjoyed or reputed thereto with all rights to hold the plot of land and the structure or structures erected thereon, sheds, tress, etc for ever, which is absolutely free from all encumbrances, charges, liens, lispendens, litigations, claims, demands whatsoever and the same is not effected with any scheme of acquisition or requisition of Central or State Government or statutory body, corporation and the Vendor has good marketable title in respect of the said property described in Schedule 'A' hereunder written including its part described in schedule 'B' hereunder written.

AND WHEREAS the Vendor for diverse bonafide causes and being intended to sell all that piece or parcel of land admeasuring 10(Ten) Cottahs be the same a little more or less together with tin shed structure covering an area of 2000 sq. ft. be the same a little more or less out of total land and structure specified in schedule 'A' hereunder written situate lying at and being part of holding no. formerly 471 and thereafter 501, Agarpara Road and presently known and numbered as Municipal Holding Premises no. 110F, B.T. Road, within the Municipal limit of the Panihati Municipality and comprised in C.S./R.S. Dag nos. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khaitan no. 65, R.S. Khaitan No. 702, (later modified as Khaitan no. 404 and now new further modified Khaitan no. 1197 (in the name of present Vendor)), all in Mouza Agarpara, J.L. No. 11, Revenue Survey no. 31, Touz no. 155, Police Station Khairah, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas (after Delimitation of the District of 24 Parganas) more fully and specifically described in schedule 'B' hereunder written with right of user and enjoyment of all common amenities, easements and advantages invited prospective Purchaser and in response to the same, the Purchaser, being interested to acquire or purchase the same, has come forwarded and the Vendor represented the Purchaser as hereunder.

(a) That the Vendor herein is the sole and absolute owner in respect of the "said property" specified in schedule 'A' as well as "B" hereunder written;

NO. 101 4



(b) That the "said property specified in schedule "A" hereunder written or its part specified in schedule "B" hereunder written are free from all encumbrances, mortgages, charges, liens, lispendens, leases, tenancies, attachment, debttar and trusts whatsoever.

(c) That the Vendor herein has been paying the Municipal taxes, Govt. Revenues and other service charges, electricity charges and other outgoings on account and in respect of the "said property specified in schedule "A" hereunder written or its part specified in schedule "B" hereunder written on due mutation of its name before all appropriate authorities. However the Vendor undertakes to pay all outstanding Municipal Taxes or arrears revenue, that may be found due or in arrears till the date of transfer.

(d) That the Vendor herein has been in vacant, khas and peaceful possession of said property specified in schedule "A" hereunder written or its part specified in schedule "B" hereunder written;

(e) That the Vendor herein has not entered into any Agreement and/or Understanding or otherwise not encumbered in any way or manner whatsoever with anyone for sale or mortgage or tenancy or lease or otherwise disposal of the said property specified in schedule "A" hereunder written or its part specified in schedule "B" hereunder written.

(f) That there are no restrain order by any Court of Law nor any other bar or impediment of any nature for the Vendor to sell the "said property specified in schedule "A" hereunder written or its part specified in schedule "B" hereunder written ;

(g) That in the event the purchaser agrees to purchase, then and in such event, on the Vendor completing the sale by executing and registering Sale Deed and also delivering vacant possession of the "said property specified in schedule "B" hereunder written in favour of the Purchaser, the Purchaser herein shall simultaneously pay the entire consideration amount to the Vendor herein subject to Vendor's handing over original title deeds and documents in respect of the said property under sale as aforesaid.

(h) That on the Purchaser's completing the purchase, the Vendor herein would simultaneously make over the vacant and peaceful possession of the "said property specified in schedule "B" hereunder written" in favour of the Purchaser herein in as it is condition;

(i) That the Vendor herein of one part has every right to sale, transfer, and mortgage and/or to dispose of the whole of the said property specified in schedule "A" hereunder written or part of the said property described in Schedule "B" hereunder written at its pleasure and the same is absolutely free from all encumbrances, mortgages, charges, liens, lispendens, litigations, claims, demands, liabilities, leases, tenancies, attachment, debttar and trusts whatsoever.

4 JUL 1963



(j) That the land under sale specified in schedule "B" hereunder written is covered by Tin shed structure and boundary wall and that the same is not coming within the preview of the Land ceiling and regulation Act 1976.

(k) That there is no Suit or Case or Proceeding pending in any court or forum or authority in respect of the subject land specified in schedule "A" or "B" by which the title and possession of the Vendor could be effected in any way or manner whatsoever,

AND WHEREAS the Purchaser herein under the premises and on relying the representation and assurances

of the Vendor and on appreciating the aforesaid terms conditions and on perusal of the Vendor's title for the said property specified in schedule "A" hereunder written with right of user and enjoyment of all common amenities, easements and advantages and on survey of the said property, agreed to purchase the said property specifically described in schedule "B" hereunder written but free from all encumbrances, mortgages, charges, liens, lispendens, litigations, claims, demands, liabilities, leases, tenancies, attachment, debitor and trusts whatsoever at or for the total consideration of Rs. 1,50,00,000/- (Rupees One Crore Fifty Lakh) only for the said land admeasuring 10(Ten) Cottahs be the same a little more or less and Rs. 10,00,000/- (Rupees Ten Lakh) only for the said old tin shed structure having covered area of 2000 sq. ft. be the same a little more or less, thus total Rs. 1,60,00,000/- (One Crore Sixty Lakh) only, which the Vendor herein agreed and accepted;

NOW THIS INDENTURE WITNESSETH as follows:-

In pursuance of the said agreement and in consideration of Rs. 1,60,00,000/- (Rupees One Crore Sixty Lakh) only for all that brick built tin shed Structure, messuage, tenement ^{hereditament} and premises having constructed area of 2000 sq. ft. be the same a little more or less together with a piece and parcel of land thereunto belonging and whereon or on part whereof the same are erected and built containing by estimation 10(Ten) Cottahs be the same a little more or less, being part or portion of land specified in schedule "A" hereunder written [i.e. out of total land admeasuring 3(Three) Bighas 15(Fifteen) Cottahs equivalent to 1.24 Acres be the same a little more or less (as per R.O.R.) (but as per measurement of commissioner of Partition in suit no. 236 of 1925, as well as on physical measurement, 3(Three) Bighas 17(Seventeen) Cottahs and 8 (Eight) Chittacks be the same a little more or less]] situate lying at and being part of holding no. formerly 471 and thereafter 501, Agarpara Road and presently known and numbered as Municipal Holding Premises no. 110F, B.T. Road, within the Municipal limit of the Panihat Municipality and comprised in C.S./R.S. Dag nos. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khaitan no. 65, R.S. Khaitan No. 702, [later modified as Khaitan no. 404 and now new further modified Khaitan no. 1197] in the name of

1. [Illegible text]

2. [Illegible text]

3. [Illegible text]



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present Vendor), all in Mouza Agapura, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Khardah, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas [after Delimitation of the District of 24 Parganas] more fully and specifically described in schedule "B" hereunder written with right of user and enjoyment of all common amenities, easements and advantages with right to realize rent from the existing tenants and all other benefits, rights, interest, the Purchasers herein aforesaid paid Rs.1,60,00,000/- (Rupees One Crore Sixty Lakh) only as per memo of consideration appearing hereunder written on or before the execution of this presents the receipt whereof the Vendor doth hereby as well as by the receipt hereunder written admit and acknowledge and/or from the same the Vendor doth hereby grant sell, convey, transfer, assign, release and assure unto the Purchasers all that brick built tin shed Structure, message, tenement hereditament and premises together with a piece and parcel of land thereunto belonging and whereon or on part whereof the same are erected and built containing by estimation 10 (Ten) Cottahs be the same a little more or less comprising in C.S./R.S. Dag nos. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khatan no. 65, R.S. Khatan No. 702, [later modified as Khatan no. 404 and now further modified as new Khatan no. 1197] in the name of present Vendor), all in Mouza Agapura, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Khardah, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas [after Delimitation of the District of 24 Parganas], being scheme Plot No. "A" of the annexed site plan and more fully and particularly described in the schedule "B" hereunder written or HOWSOEVER OTHERWISE the said Structure, message, tenement hereditament land and premises now are or is or heretofore were or was situated butted bounded called known numbered described and distinguished together with all houses, structures, erections, fixtures, walls, paths, court yards, passages, sewers, drains, water, water-courses, trees, plants, shrubs and all manner of former or other rights liberties and easements privileges appendages and appurtenances whatsoever to the said message tenement hereditament land and premises or any part thereof usually occupied or enjoyed or reputed to belong or be appurtenant thereto AND the reversion and reversions remainder or remainders rents issues and profits thereof or any part thereof AND all the estate, right, title, inheritance use trust property claim and demand whatsoever both at law and in equity of the Vendor into and upon the said message tenement hereditament land and premises or any part thereof AND ALL deeds patta, muniments, writings and evidence of title which in anywise relate exclusively to the said message tenement hereditament land and premises or any part thereof and which now are or hereafter shall or may be in the custody power of possession of the Vendor or any person or persons from whom the Vendor can or may procure the same without action or suit at law or in equity TO HAVE AND TO HOLD the said message tenement hereditament land structures and premises described in Schedule "B" hereunder written hereby granted sold conveyed transferred assigned and assured or expressed or intended to be with their rights and appurtenances (hereinafter referred to as "the said property under sale") and herewith deliver 16 annas possession with all rights, title, interest thereon

4 JUN 1952



unto and to the use of the Purchasers absolutely and forever free from all encumbrances AND the Vendor doth hereby for itself, its successor-in-office, successor-in-interest, assigns, attorneys or agents covenant with the Purchasers, their respective successor-in-office, successor-in-interest, legal representatives and assigns that the Vendor shall and will unless prevented by fire or some other inevitable accident from time to time and all times hereafter upon every reasonable request and at the cost of the Purchasers produce or cause to be produced unto it or its successor-in-office, successor-in-interest, assigns, attorneys or agents or in any trial, hearing, if required all the Title Deeds including, writing, receipt, and documents relating to the title of the under mentioned schedule property other than what have been handed over to the Purchasers herein for manifesting defending and proving the title of the Purchasers, their respective successor-in-office, successor-in-interest, legal representatives and assigns to and in the said land hereditament and premises hereby granted and expressed so to be or any part thereof and also at the like request and costs deliver or cause to be delivered or cause to be delivered unto the Purchasers their respective successor-in-office, successor-in-interest, legal representatives and assigns such attested or other copies or abstracts of or extracts from the said deeds and writing receipts and documents as it may require AND shall and will in the meantime unless prevented as aforesaid keep the said deed of writing or documents in connection with the said sale an obliterated and uncanceled.

The Vendor doth hereby covenant with the Purchasers as follows: -

1. That notwithstanding any act deed or thing whatsoever by the Vendor done or executed or knowingly suffered to the contrary Vendor has good right full power absolute authority and indefeasible title to grant sale convey transfer assign and assure to the said premises fully described in Schedule hereunder written unto and to the use of the Purchasers in manner aforesaid and in respect of the said property under sale there is no litigation or dispute pending or filed by or against the Vendor in respect of the said property described in Schedule "B" hereunder written.

2. The Purchasers shall and may at all times hereafter peaceably and quietly possess enjoy the said premises described in Schedule "B" hereunder written and receive issues and profits thereof without any lawful eviction, interruption claim or demand whatsoever from or by the Vendor or person or persons lawfully or equitably claiming from under or any trust for the Vendor.

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3. That the Vendor and all persons having or lawfully on equitably claiming any estate or interest

whatsoever in the said premises or any part thereof from under or in trust for the Vendor shall and will from time to time and at all times hereinafter at the request and cost of the Purchasers do or include or cause to be done or executed all such acts deeds things whatsoever for further better and more perfectly assuring the said premises and every part thereof unto the use of the Purchasers in manner aforesaid as shall or may be reasonably required.

4. The said Property under sale, mentioned clearly in Schedule 'B' hereunder written in valued at Rs.1,60,00,000/- (Rupees One Crore Sixty Lakh) only being the highest market value for the purpose of registration and stamp duty.

5. The Purchasers herein shall enjoy claim all rents profits arrear rents from the tenants in respect of current arrear dues if any etc. from the date of registration and the Purchasers shall sue recover evict the said tenants in accordance with law together with all benefits full rights, title, interest whatsoever, the Vendor has/had or acquired or entitled.

6. The Vendor undertakes to produce the original documents and receipts if any found subsequently and left with Vendor to the Purchasers or old Municipal receipts other than the mother deeds and Municipal receipts etc. handed over to the Purchasers herein, at the request of the Purchasers or at necessity before any Court, Government Office or at any place or establish Purchasers' right, title and interest in respect of the property under sale or any part thereof if necessary, at the cost of the Purchasers and shall always lead evidence and deposition to establish its right, title and interest or to defend, Purchasers' clear right, title and interest against any third party's claim everywhere which is transferred and/or conveyed by the Vendor herein.

1000 1000 1000



7. That free and clear and freely and absolutely acquitted exonerated and released or otherwise by and at the cost and expenses of the Vendor well and sufficiently indemnified on and from and against all manner of claims charges liens debts adjustments and encumbrances whatsoever created by the Vendor or any person or persons lawfully or equitably claiming as aforesaid and that the Vendor herewith further indemnifies the Purchasers from all loss that it may suffer in the event of any claim arises in future in respect of the said property under sale or its any part or in relation to structure standing thereon or in respect of any claim or dispute from any labour, employee previously attached to any business carried over in any part of the built up area/shed in existence over the said property under sale or in the event the purchasers suffer any loss following any defect of title, or possession or as regard its boundary, passage and land delivered to the Purchasers herein or in consequence of any suppression of material facts by Vendor herein or in the event the property under sale is affected by any suit proceeding case in any court, forum, authority or wherein any sort of injunction, attachment is made or continued or the said property under sale is affected by any acquisition, requisition of Govt or by statutory body or by lixpendens or debitor, walkt etc.

SCHEDULE "A" ABOVE REFERRED TO:

ALL THAT piece and parcel of Rayali Sittibhan land by estimation measuring 3(Twelve) Bighas 15(Fifteen) Cottahs and equivalent to 1.24 Acres be the same a little more or less (as per R.O.R) but as per measurement of commissioner of Partition in suit no. 236 of 1925 and as also on physical measurement, 3(Three) Bighas 17(Seventeen) Cottahs and 8(Eight) Chittacks be the same a little more or less comprised in C.S/R.S. Dag nos. 1192, 1193, 1191/1308 & 1191/1314 appertaining to C.S. Khathan no. 65, R.S. Khathan No. 702, [later modified as Khathan no. 404 and now further modified as new Khathan no. 1197(in the name of present Vendor)], all in Mouza Agarpara, J.L. No. 11, Revenue Survey no. 31, Touzi no. 155, Police Station Khardah, Sub-Registration Office, Barrack pore in the District of 24 Parganas presently within North 24 Parganas [after Delimitation of the District of 24 Parganas] TOGETHER WITH approx 17,000 sq. ft. of Tin Shed, dwelling structures and appurtenances thereunto belonging situate lying at and being holding formerly no. 471 and thereafter 501, Agarpara Road and Later known and numbered as Municipal holding/Premises no. 110F, B.T.Road and presently 126F, B.T.Road, Calcutta within Paninahi Municipality together with the said property, which is butted and bounded by:-

ON THE NORTH	: Pre. No. 613, B.T.Road;
ON THE SOUTH	: North Station Road, Agarpara
ON THE EAST	: 136, North Station Road, Agarpara;
ON THE WEST	: B.T.Road;

— 4 JUL 1965



SCHEDULE "B" ABOVE REFERRED TO:

ALL THAT old brick built tin shed dwelling Structure, messuage, tenement hereditament and premises covering an area

of 2000 sq. ft. be the same a little more or less together with a piece and parcel of land thereunto belonging and

whereon or on part whereof the same are erected and built containing by estimation measuring 10(Ten) Cottahs be

the same a little more or less being scheme plot no. "A" situate lying at and being part of holding formerly no.

471 and thereafter 501, Agarpara Road and Later known and numbered as Municipal holding/Premises no. 110F,

B.T.Road and presently 126F, B.T.Road, Calcutta (and more specifically described in schedule "A" herein above) within

Panbait Municipality and as delineated in the annexed map with Border Red, which is bulled and bounded by: -

ON THE NORTH

: Pre. No. 613, B.T.Road;

ON THE SOUTH

: Scheme Plot no. "B";

ON THE EAST

: Pre. No. 136, North Station Road, Agarpara;

ON THE WEST

: B.T.Road;

Which property, being the subject matter of sale, which are herewith transferred by way of sale in favour of the Purchasers absolutely and forever with right of user and interest in all passages for beneficial enjoyment of the said property under sale together with right of enjoyment and interest in respect of easements, amenities and all other rights as that of Vendor or its predecessors-in-interest but free from all encumbrances, charges, liens, lispensens.

சென்னை, 19 சூன் (ஐ.ஏ.என்.)



Drafted by me and Typed and printed
in my chamber.
Sankar Narayan Saha

[SANKAR NARAYAN SAHA]
Advocate
C/O Mr. Amar Nath Das
Advocate
High Court, Calcutta
7C, K. S. Roy Road, Gr. Floor, Hastings
Chambers, Kolkata - 700001.

Signature of the Purchasers

2. Jagdish Kumar
12, Old Rose Office at
Kolkata - 700001

5. Blueand Promoters Private Limited
Director/Authorised Signatory
S. P. Saha

3. Rashiamrit Vintrade Pvt. Ltd.
Director/Authorised Signatory
S. B. Saha

2. Handata Commercial Pvt. Ltd.
Director/Authorised Signatory
S. B. Saha

6. Nirmalmaya Projects Private Limited
Director/Authorised Signatory
S. P. Saha

WITNESSES:

SIGNED SEALED & DELIVERED by the within named
Purchasers of the Second part at Kolkata in the presence
of:-

2. Nabobam Deb
109A, Broadbally
KOL-82.

1. Naray Kumar Sengupta
P-240, C.I.T. Rd
Salem City, Kanchi

7. Madhushan Complex Private Limited
Director/Authorised Signatory
R. K. Aggarwal

1. Shriwasthi Exports Pvt. Ltd.
Director/Authorised Signatory
R. K. Aggarwal

Signature of the Vendor

For S. R. TRADERS PVT. LTD.

WITNESSES:

SIGNED SEALED & DELIVERED by the within named
Vendor of the First part at Kolkata in the presence of:-

IN WITNESS WHEREOF the Vendor and Purchasers of both the parts hereunto set and
subscribed their respective hands & signatures on the day month and year first above written.

- 4 25 999



MEMO OF CONSIDERATION

RECEIVED from the within named Purchasers the sum of Rs. 1,60,00,000/- (Rupees One Crore Sixty Lakh) only

being the within mentioned full consideration for sale of entire Scheduled Property to the Purchasers herein as detailed

hereunder -

SI	no.	Particulars of Deposit	Amount
1		Paid today the <u>30th</u> day of June 2013 the sum of Rs. 1,60,00,000/- by one Manager's cheque bearing No. 008312 dt. 26.06.2013 for Rs. 1,60,00,000/- drawn on HDFC Bank Kolkata - Kankurgachi Branch in the name of S.R. Traders Private Limited.	
		TOTAL =	Rs. 1,60,00,000/-

(Rupees One Crore Sixty Lakh) only

Witnesses:-

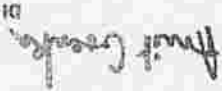
1. Debabrata Ray
KdL-32
2. Manjira Mitra
Kolkata - 700001

For S. R. TRADERS PVT. LTD.
Pratik Chandra
Director
Signature of the Vendor

NO. 1000



SPECIMEN FORM FOR TEN FINGERPRINTS

Finger prints					Signature of the executants/Representants					No.					
Little Ring Middle Fore Thumb Left Hand Little Ring Middle Fore Thumb Right Hand					For S. R. TRADERS PVT. LTD. Director 					✓					
Little Ring Middle Fore Thumb Left Hand Little Ring Middle Fore Thumb Right Hand					Madhusan Complex Private Limited R.K. Aggarwal Director/Authorised Signatory						P-7				
Little Ring Middle Fore Thumb Left Hand Little Ring Middle Fore Thumb Right Hand					Little Ring Middle Fore Thumb Left Hand Little Ring Middle Fore Thumb Right Hand						Little Ring Middle Fore Thumb Left Hand Little Ring Middle Fore Thumb Right Hand				

ADJUTANT
GENERAL
- 4 JUL 2018



SPECIMEN FORM FOR TEN FINGERPRINTS

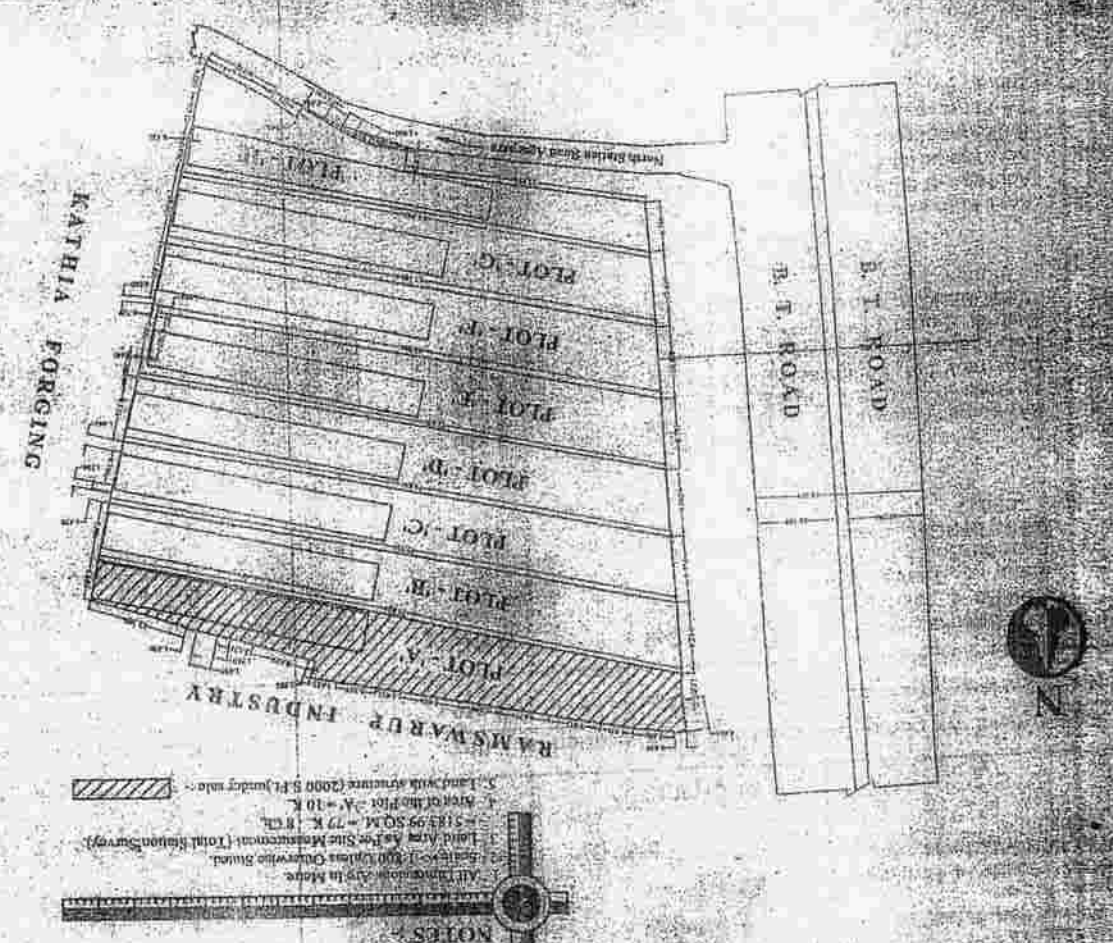
Signature of the executants/Representants		Panchpara Commodore Pvt. Ltd. Hashimurti Vintrade Pvt. Ltd. S. B. B. B. Director/Authorised Signatory									
Finger prints		[Left Hand]					[Right Hand]				
		Little	Ring	Middle	Fore	Thumb	Thumb	Fore	Middle	Ring	Little
											
		[Left Hand]					[Right Hand]				
		Little	Ring	Middle	Fore	Thumb	Thumb	Fore	Middle	Ring	Little
											
		[Left Hand]					[Right Hand]				
		Little	Ring	Middle	Fore	Thumb	Thumb	Fore	Middle	Ring	Little
		[Left Hand]					[Right Hand]				
		Little	Ring	Middle	Fore	Thumb	Thumb	Fore	Middle	Ring	Little

ADULTERY
OF ASBURY
- 4 JUL 2013



PURCHASER	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
SIGNATURE OF AGENT/REP.	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
DIRECTOR/AUTHORIZED SIGNATORY	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
DIRECTOR/AUTHORIZED SIGNATORY	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
DIRECTOR/AUTHORIZED SIGNATORY	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.

VENDOR	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
SIGNATURE OF VENDOR	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
DIRECTOR/AUTHORIZED SIGNATORY	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.
DIRECTOR/AUTHORIZED SIGNATORY	
SHIVASHI EXPORTS PVT. LTD.	SHIVASHI EXPORTS PVT. LTD.
KANBATA COMMERCIAL PVT. LTD.	KANBATA COMMERCIAL PVT. LTD.
RASHIASHI VINDRA PVT. LTD.	RASHIASHI VINDRA PVT. LTD.
PANCHABY COMMERCIAL PVT. LTD.	PANCHABY COMMERCIAL PVT. LTD.



NOTES

1. All dimensions are in meters.

2. Land area as per site measurement (Total Region Survey).

3. 5183.99 SQ.M. = 77 K. 111.

4. Area of the Plot - A = 10 K.

5. Land with structure (2000 S.F.) under sale.

6. B.T. ROAD AND PRESENTLY 1266, B.T. ROAD, WITHIN THE MUNICIPAL LIMIT OF PAMNATI MUNICIPALITY.

7. LATER KNOWN AND NUMBERED AS MUNICIPAL HOLDING/REMITTANCE NO. 1106.

8. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

9. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

10. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

11. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

12. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

13. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

14. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

15. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

16. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

17. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

18. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

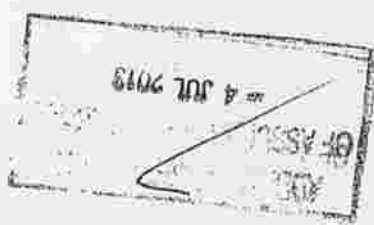
19. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

20. BEING PART OF MUNICIPAL HOLDING/REMITTANCE, FORMERLY NO. 471 AND THEREAFTER 501, AGARPARA ROAD AND

Handwritten signature

ALL INFORMATION CONTAINED HEREIN IS UNCLASSIFIED

100-440001

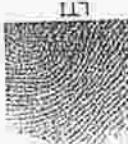




Saurav Bafna
Address - P-57, C I T Road,
Scheme - V I M, Kol,
Thana:-Phool Bagan,
District:-South 24-Parganas,
WEST BENGAL, India, Pin
:-700054

Self

04/07/2013



S.B. Bafna

Amit Kumar Agarwal
Address - B F- 262, Salt Lake,
Kol, Thana:-North
Bidhannagar, District:-North
24-Parganas, WEST BENGAL,
India, Pin :-700064

Self

04/07/2013



Amit Kumar Agarwal

Raj Kumar Agarwal
Address - P- 310, C I T Road,
Scheme V I M, Kanakurghati,
Kol, Thana:-Phool Bagan,
District:-South 24-Parganas,
WEST BENGAL, India, Pin
:-700054

Self

04/07/2013



R.K. Agarwal

Amit Goenka
Address - 6, Allipore Park
Road, Kol, Thana:-Allipore,
District:-South 24-Parganas,
WEST BENGAL, India, Pin
:-700027

Self

04/07/2013



Amit Goenka

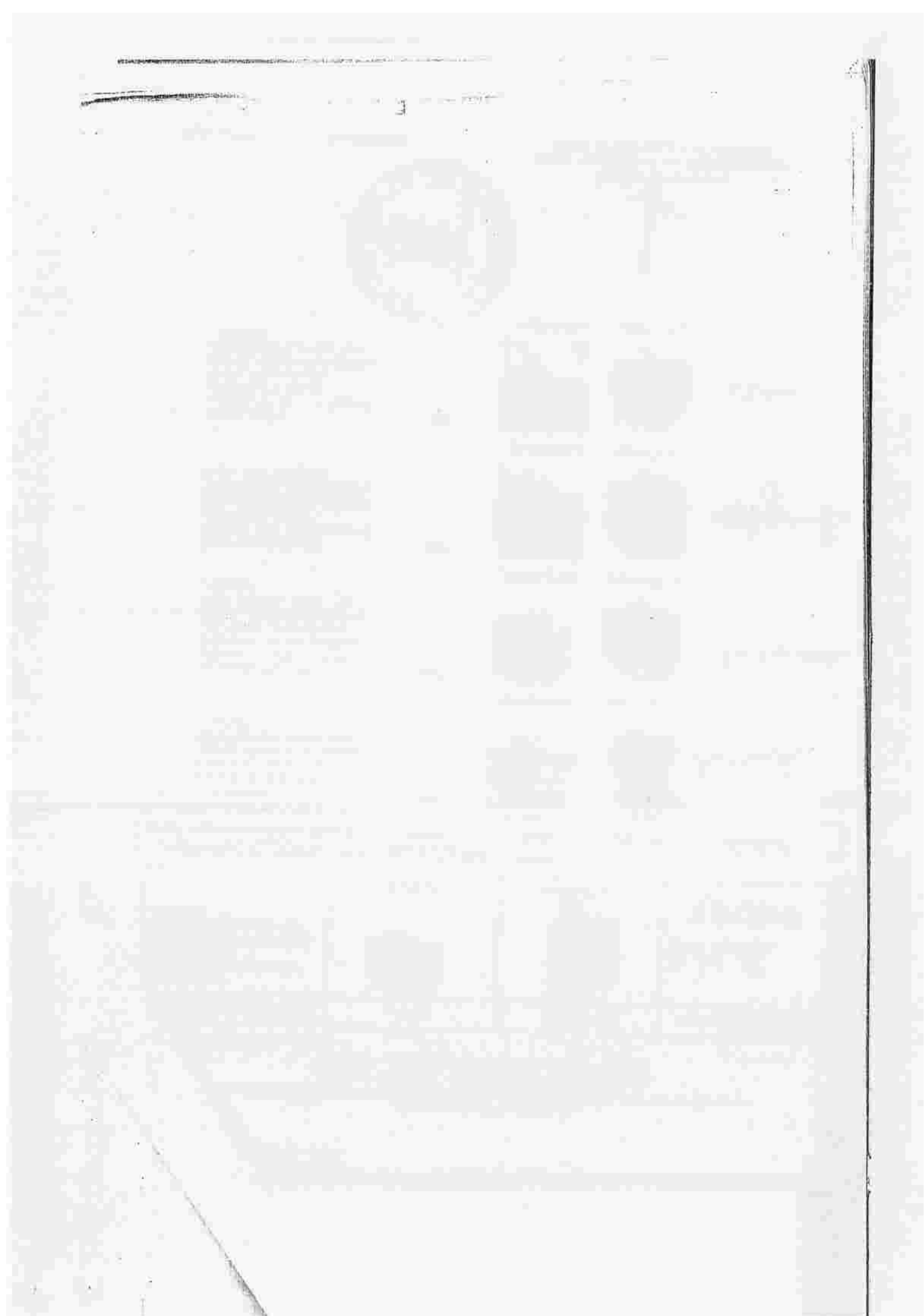
SI No.	Admission of Execution By	Status	Photo	Finger Print	Signature
--------	---------------------------	--------	-------	--------------	-----------

11. Signature of the person(s) admitting the Execution at Office.

Name of the Presentant	Photo	Finger Print	Signature with date
Amit Goenka 6, Allipore Park Road, Kol, Thana:-Allipore, District:-South 24-Parganas, WEST BENGAL, India, Pin :-700027			Amit Goenka 4/07/2013

Signature of the Presentant

Government of West Bengal
Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
Office of the A.R.A. - II KOLKATA, District- Kolkata
Signature / LTI Sheet of Serial No. 09269 / 2013





[Handwritten signature]

Joydeb Mukherjee
04/07/2013

Joydeb Mukherjee
Dankuni, District:-Hooghly, WEST BENGAL, India,

Name of Identifier of above Person(s)

Signature of Identifier with Date

Sachin Barua
Address - P- 57, C.I.T Road,
Scheme - V I M, Kol,
Thana:-Phool Bagan,
District:-South 24-Parganas,
WEST BENGAL, India, Pin
:-700054

Self

04/07/2013



04/07/2013

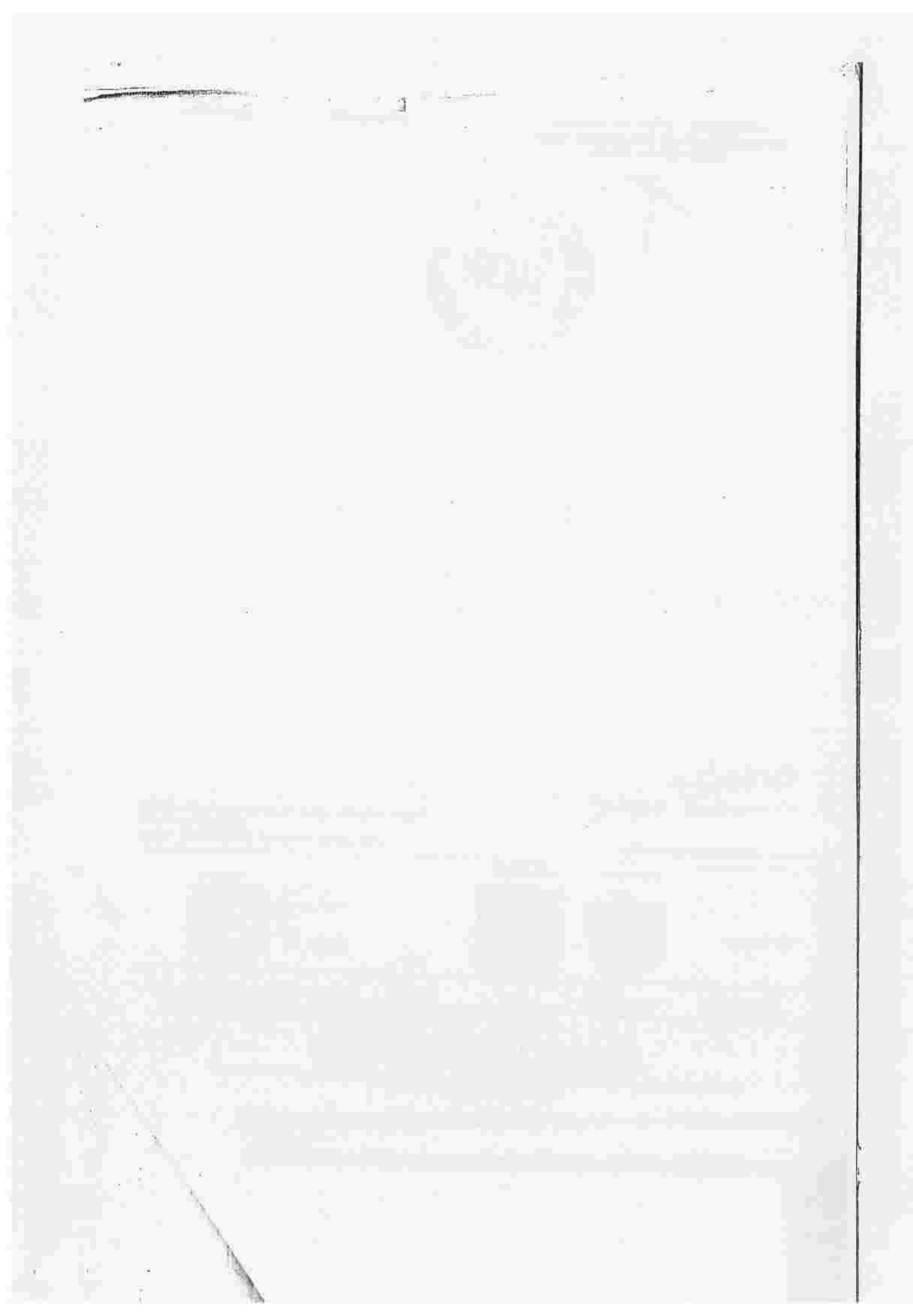


S. Barua

No. Admission of Execution By Status Photo Finger Print Signature

Government of West Bengal
Department of Finance (Revenue), Directorate of Registration and Stamp Revenue
Office of the A.R.A. - II KOLKATA, District- Kolkata
Signature / LTI Sheet of Serial No. 09269 / 2013

Signature of the person(s) admitting the Execution at Office.



Government Of West Bengal
Office Of the A.R.A. - II KOLKATA
District-Kolkata

Endorsement For Deed Number : 1 - 09729 of 2013
(Serial No. 09269 of 2013 and Query No. 1902L000019381 of 2013)

On 04/07/2013

Certificate of Market Value(WB PUVI rules of 2001)

- Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs.-1,60,00,000/-
- Certified that the required stamp duty of this document is Rs.- 1120020/- and the Stamp duty paid as: Impresive Rs.- 100/-

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

Presented for registration at 13.27 hrs on :04/07/2013, at the Office of the A.R.A. - II KOLKATA by
Amit Goenka, Executant.

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

Execution is admitted on 04/07/2013 by

1. Amit Goenka
Director, S R Traders Pvt Ltd, 6, Alipore Park Road, Kol, Thana:-Alipore, District:-South 24-Parganas,
WEST BENGAL, India, Pin - 700027.
By Profession : Business

2. Raj Kumar Agarwal
Director, M/s. Shivrashi Exports Pvt Ltd, Bangur Building, Room - 38 B, 1st Floor, 114, Rabindra Sarani,
Kol, Thana:-Jorasanko, District:-Kolkata, WEST BENGAL, India, Pin :-700007.
Director, Madhuran Complex Pvt Ltd, 3rd Floor, Room- C- 306, 71, Biplabi Rash Behari Basu Road,
Kol, Thana:-Hare Street, District:-Kolkata, WEST BENGAL, India, Pin :-700001.
By Profession : Business

3. Amit Kumar Agarwal
Director, M/s. Randata Commercial Pvt Ltd, Bangur Building, Room - 38 B, 1st Floor, 114, Rabindra Sarani,
Kol, Thana:-Jorasanko, District:-Kolkata, WEST BENGAL, India, Pin :-700007.
Director, Dhanshree Highrise Pvt Ltd, 3rd Floor, Room- C- 306, 71, Biplabi Rash Behari Basu Road,
Kol, Thana:-Hare Street, District:-Kolkata, WEST BENGAL, India, Pin :-700001.
By Profession : Business



ADDL. REGISTRAR OF ASSURANCES-II
(Sudal chandrasaha)
Endorsement Page 1 of 3

06/07/2013 12:18:00



[The following text is extremely faint and largely illegible due to the quality of the scan. It appears to be a formal document or letter, possibly containing a title, address, and several paragraphs of text.]

[This section contains what appears to be a signature or a set of initials, followed by a line that might be a name or title. The text is too faint to transcribe accurately.]

Government Of West Bengal
Office Of the A.R.A. - II KOLKATA
District-Kolkata

Endorsement For Deed Number : I - 09729 of 2013

(Serial No. 09269 of 2013 and Query No. 1902L000019381 of 2013)

4. Saurav Bafna
Director, M/s. Rashmit Vintage Pvt Ltd, Bangur Building, Room - 38 B, 1st Floor, 114, Rabindra
Sarani, Kol, Thana-Jorasanko, District-Kolkata, WEST BENGAL, India, Pin:-700007.
- Director, Panchparv Commodore Pvt Ltd, Bangur Building, Room - 38 B, 1st Floor, 114, Rabindra
Sarani, Kol, Thana-Jorasanko, District-Kolkata, WEST BENGAL, India, Pin:-700007.
- By Profession : Business
5. Sachin Bafna
Director, Blueand Promote Pvt Ltd, Room- C- 306, 3rd Floor, 71, Biplobi Rash Behari Basu Road,
Kol, Thana-Hare Street, District-Kolkata, WEST BENGAL, India, Pin:-700001.
- Director, Nirmalmaya Projects Pvt Ltd, Room- C- 306, 3rd Floor, 71, Biplobi Rash Behari Basu Road,
Kol, Thana-Hare Street, District-Kolkata, WEST BENGAL, India, Pin:-700001.
- By Profession : Business

Identified By Joydeb Mukherjee, son of Late T K Mukherjee, Dankuni, District-Hooghly, WEST
BENGAL, India, By Caste: Hindu, By Profession: Service.

(Dulal chandra Saha)
ADDL REGISTRAR OF ASSURANCES-II

On 05/07/2013

Registration Fees paid Online using Government Receipt Portal System (GRIPS),
Finance Department, Govt. of WB

Registration Fees Rs. 1,76,087/- paid online on 04/07/2013 12:44PM with Govt. Ref. No.
192013140001903042 on 04/07/2013 10:58AM, Bank: HDFC Bank, Bank Ref. No. 1027 on 04/07/2013
12:44PM, Head of Account: 0030-03-104-001-16, Query No:1902L000019381/2013

Stamp Duty paid Online using Government Receipt Portal System (GRIPS), Finance
Department, Govt. of WB

Stamp duty Rs. 11,20,020/- paid online on 04/07/2013 12:44PM with Govt. Ref. No.
192013140001903042 on 04/07/2013 10:58AM, Bank: HDFC Bank, Bank Ref. No. 1027 on 04/07/2013
12:44PM, Head of Account: 0030-02-103-003-02, Query No:1902L000019381/2013

(Dulal chandra Saha)
ADDL REGISTRAR OF ASSURANCES-II

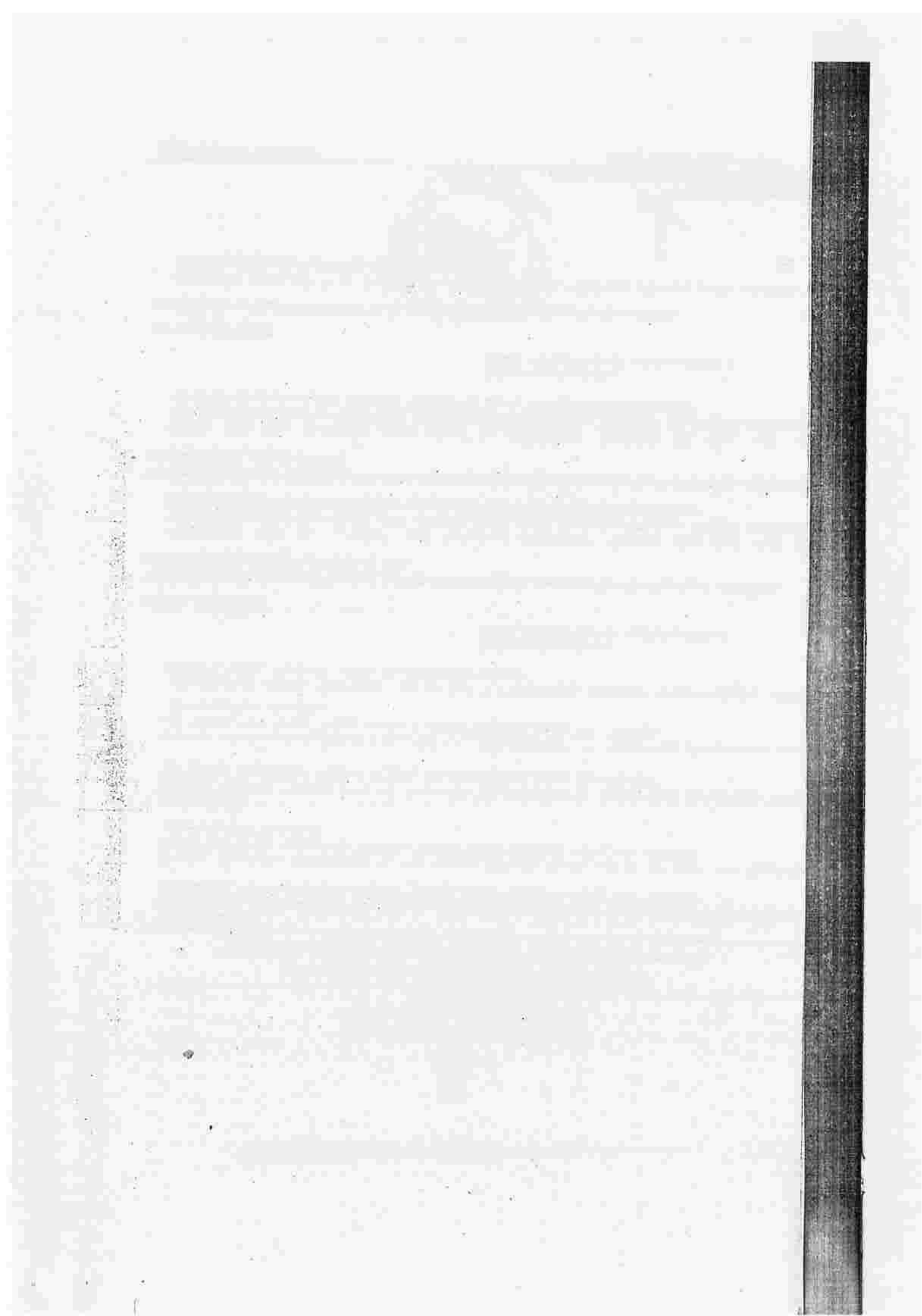
On 06/07/2013

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, 5 of Indian Stamp Act 1899



(Dulal chandra Saha)
ADDL REGISTRAR OF ASSURANCES-II



Government Of West Bengal
Office Of the A.R.A. - II KOLKATA
District-Kolkata



Endorsement For Deed Number : I - 09729 of 2013
(Serial No. 09269 of 2013 and Query No. 1902L000019381 of 2013)

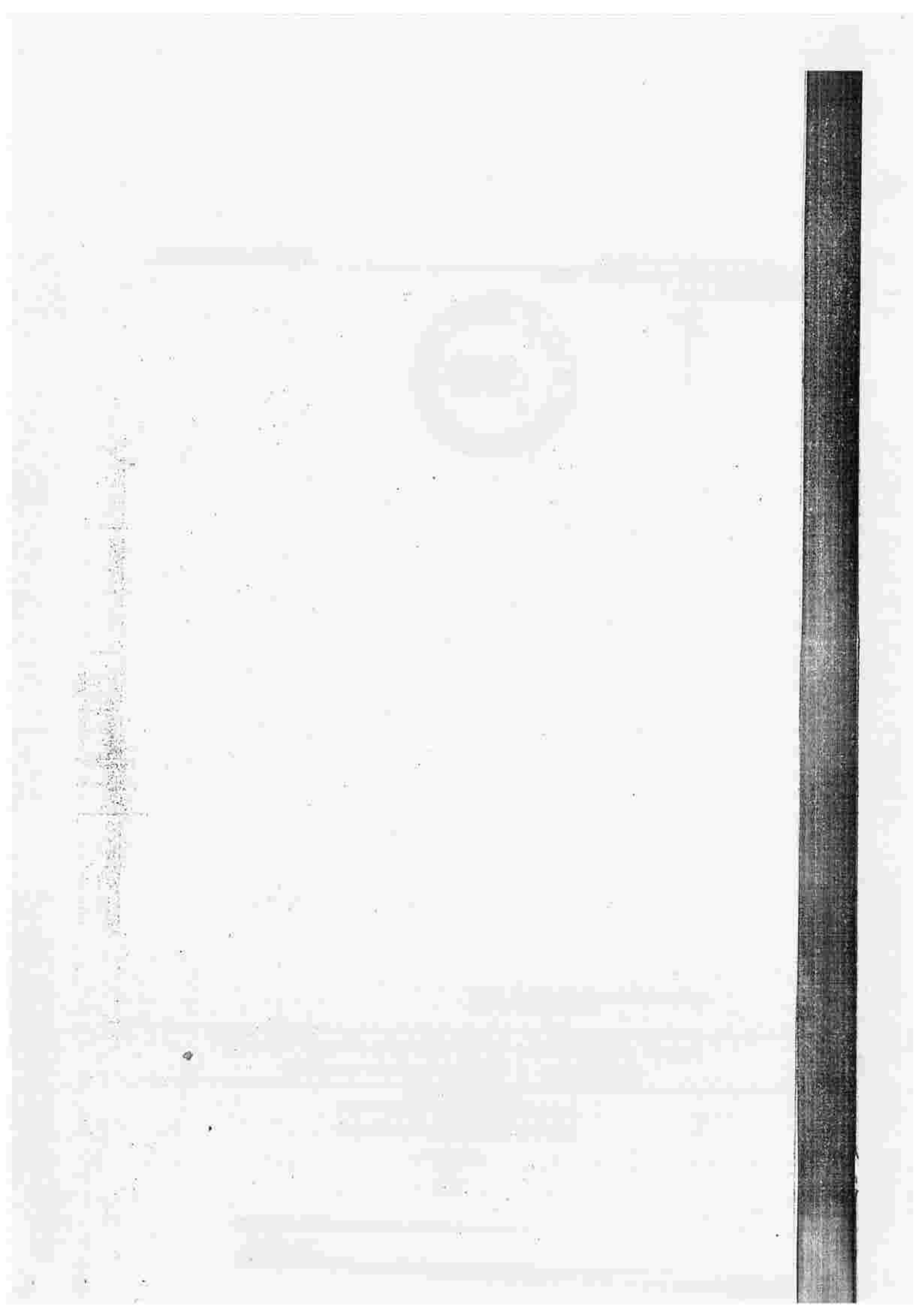
(Dulal chandra Saha)
ADDL REGISTRAR OF ASSURANCES-II



(Dulal chandra Saha)
ADDL REGISTRAR OF ASSURANCES-II

Endorsement Page 3 of 3

06/07/2013 12:18:00

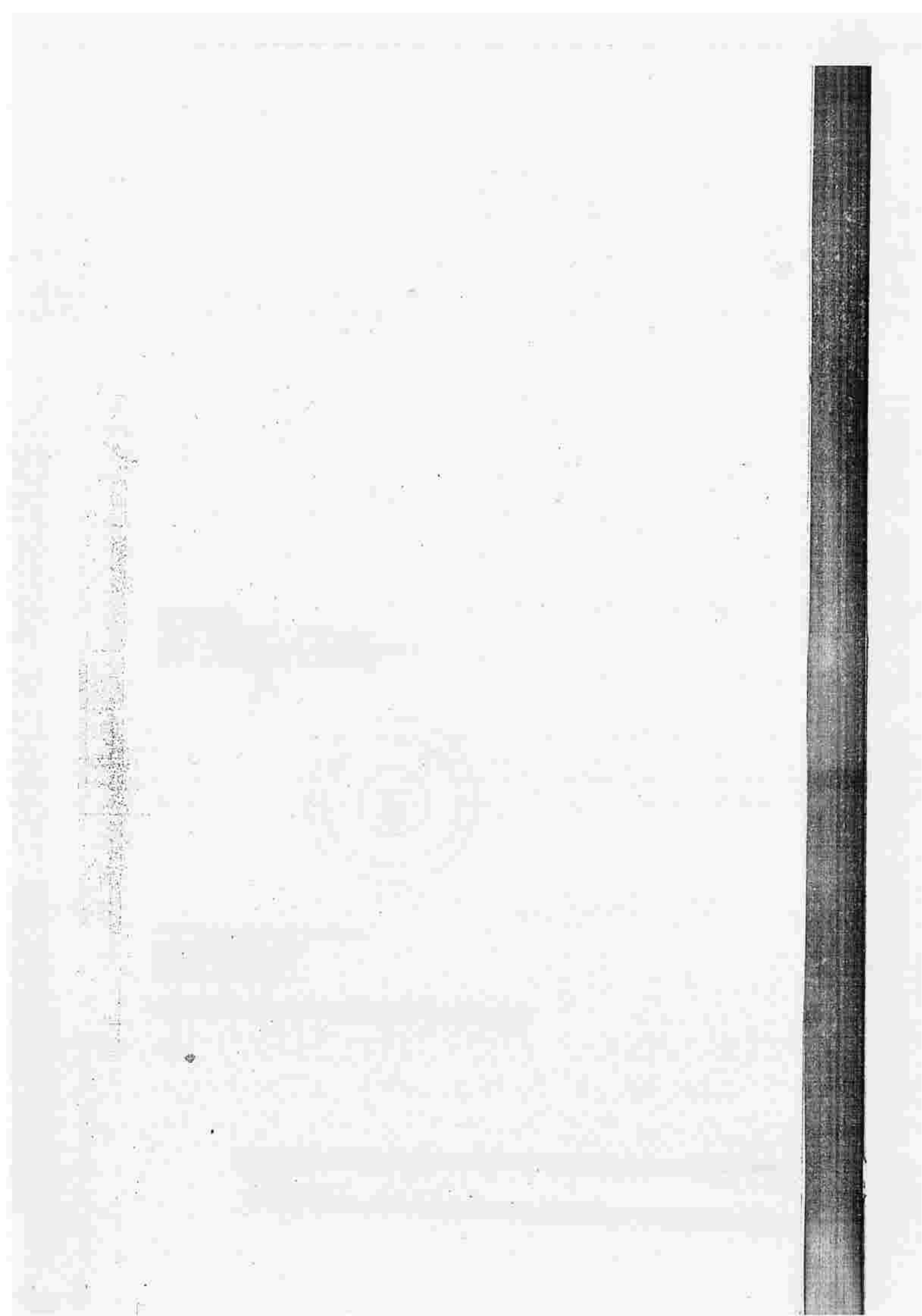


Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 29
Page from 4508 to 4533
being No 09729 for the year 2013.



(Dulal Chandrasekhar) 08-July-2013
ADDL REGISTRAR OF ASSURANCES-II
Office of the A.R.A. - II KOLKATA
West Bengal



HDFC BANK

Payment Mode: Counter Payment

GRN : 192013140001903042
Bank Ref No. : 1027

GRN Date : 04-Jul-2013
Transaction Date with Time : 04-07-2013 12:44 PM

Depositor ID : 1902L000019381/2/2013
Depositor Name : Sankar Narayan Saha

PAYMENT DETAILS

Sl.	Head Of A/C Description	Head Of Account	Amount
1		00300210300302	1120020.00
2		00300310400116	176087.00

Total Amount Paid : 1296107.00

Signature of Bank Official : *[Signature]*
Date : 04/07/13

(NOTE: This computer generated e-Challan Receipt should be signed by the bank official with bank stamp and then handed over to the depositor. This will be a valid e-Challan Receipt for submission to the department)

End Of Document

- 4 JUL 2013



Sri Sankar Narayan Saha
Advocate
C/O Mr. Amar Nath Das
Advocate
High Court, Calcutta
Chamber 7C, K.S. Roy Road,
Ground Floor, Kolkata-
700001.

CONVEYANCE

OF

DEED

...PURCHASERS

ORS.

SHIVRASHI EXPORTS PRIVATE LIMITED &

AND

...VENDOR

S.R. TRADERS PRIVATE LIMITED

BETWEEN

DATED THIS THE 30th DAY OF JUNE 2013

