

24

24.03.2008

(Original)

Property :

**MOUZA: CHAKPACHURIA
RAJARHAT**

DAG NOS. 235 & 736
3.5925 + 2.4429 *Satak*
AREA: 6.0354 SATAKS

DEED OF CONVEYANCE

MONIMOHAN SARDAR & ORS.

... VENDORS

A N D

DAMINI MONDAL & ORS.

... CONFIRMING PARTIES

A N D

MANI VATIKA PVT. LTD. & ORS.

... PURCHASERS

Registered with The ADSR Bidhan Nagar in Book No.
I Volume No. 4 Page Nos. 11210 to 11239 being
number 04053 for the year 2008.

भारतीय गैर न्यायिक
भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये

Rs. 500



सत्यमेव जयते

INDIA NON JUDICIAL

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

441 001 L A 215042

Additional District Sub-Registrar
Medinipur (Sak. Baha)

24 MAR 2008

26 MAR 2005

1(a)

THIS INDENTURE made this 24th day of March Two Thousand Eight
BETWEEN (1) **MONIMOHAN SARDAR** (alias **Mohan Sardar**) son of Late Anath
Sardar, residing at Village & Post Office Chakpachuria, Patharghata, Police Station
Rajarhat, District 24 Parganas (North), West Bengal (2) (SMT.) **SACHIRANI**
SARDAR wife of Late Biswanath Sardar, (3) **SAMIR SARDAR**, (4) **BHOLA**

441 001 L A 215042

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SARAOGI & CO. Adva
7B. K. S. Roy Road
Kolkata-1

50 + 2 = 1000

AD
RS
13 MAR 2008
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kol.-1

Paras Mal Rakhecha.

V.C
2820



MANI VATIKA PRIVATE LIMITED
MANI FARMHOUSE PRIVATE LIMITED
MANI CULTIVATION PRIVATE LIMITED
MANI FLORICULTURE PVT. LTD.
MANI AGRICULTURAL FARMS PVT. LTD.
MANI FLOWER PRODUCTS PVT. LTD.
AAGHARSEELA GOODS PVT. LTD.
MANIKARN PROPERTIES PVT. LTD.
MANIDEEPA PROPERTIES PVT.LTD.
MANI AKASH HIRISE PRIVATE LIMITED

Paras Mal Rakhecha.

Authorized Signatory

V.C

2820



MANIKAM PROPERTIES PRIVATE LIMITED
MANI KANCHAN PROPERTIES PVT. LTD
KUSWAPAN TIEUP PRIVATE LIMITED
KAMANI DEVELOPERS PRIVATE LIMITED
SHREEMANI CONSTRUCTIONS PVT. LTD.
NEELAMBER HI RISE PRIVATE LIMITED
MAYAM CONSTRUCTIONS PRIVATE LIMITED
MANIAM BUILDERS PRIVATE LIMITED
KAMANI DEVELOPERS PRIVATE LIMITED



Paras Mal Rakhecha

Authorized Signatory

V.C

2821



REGISTRATION LISTING DEPARTMENT
KOLKATA (S&P) B&C

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पश्चिमवङ्ग पश्चिम बंगाल WEST BENGAL

A 215043

1(b)

SARDAR, (5) SHANKAR SARDAR all sons of Late Biswanath Sardar and all residing at Village & Post Office Chakpachuria, Patharghata, Police Station Rajarhat, District 24 Parganas (North), West Bengal (6) **(SMT.) JHUMA MONDAL** wife of Basu Mondal and daughter of Late Biswanath Sardar residing at Kalikapur, North 24 Parganas, (7) **(SMT.) RUPA KAHAR** wife of Palan Kahar and daughter of Late

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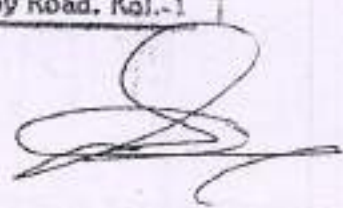
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SAHAGGI & CO. Advs
7B, K. S. Roy Road
Kolkata-1

570 x 2 = 1140

ADD ADV
RS
13 MAR 2008
SURANJAN MUKHERJEE
Licensed Stamp Vendor
C. C. Court
2 & 3, K. S. Roy Road, Kol.-1



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বাক্সে ফিল্ড
পার্স-ফিল্ড



V.C
2823

বাক্সে ফিল্ড
পার্স-ফিল্ড



V.C
2824

বাক্সে ফিল্ড
পার্স-ফিল্ড



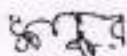
সাহাগী & কোম্পানী (স্টাম্প বিক্রয়)
কলকাতা-১

24 MAR 2008

Biswanath Sardar residing at Chanpatola, Deganga, North 24 Parganas and (8) (SMT.) KRISHNA KAHAR wife of Tarapada Kahar and daughter of Late Biswanath Sardar residing at Gopalpur, Police Station Haroa, North 24 Parganas, (9) CHHOTO KHOKA (Alias Dilip Sardar) son of Late Anath Sardar and residing at Village & Post Office Chakpachuria, Patharghata, Police Station Rajarhat, District 24 Parganas (North), West Bengal - all hereinafter collectively referred to as "the VENDORS" (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include their and each of their respective heirs successors legal representatives successors executors and administrators) of the FIRST PART A N D (1) (SMT.) DAMINI MONDAL wife of Shibu Mondal and daughter of Late Anath Sardar residing at Kantipur, North 24 Parganas. (2) (SMT.) JAMUNA KAHAR wife of Sukchand Kahar and daughter of Late Biswanath Sardar residing at Shalipur, North 24 Parganas, (3) (SMT.) GANGA KAHAR wife of Nishikanta Kahar and daughter of Late Biswanath Sardar residing at Shalipur, North 24 Parganas and (4) (SMT.) ANJALI MONDAL wife of Shambhu Mondal and daughter of Late Biswanath Sardar residing at Falti, Beliaghata, North 24 Parganas all hereinafter collectively referred to as "the CONFIRMING PARTIES" (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include their and each of their respective heirs legal representatives successors executors administrators and assigns) of the SECOND PART A N D 1. MANI VATIKA PRIVATE LIMITED, 2. MANI FARMHOUSE PRIVATE LIMITED, 3. MANI CULTIVATION PRIVATE LIMITED, 4. MANI FLORICULTURE PRIVATE LIMITED, 5. MANI AGRICULTURAL FARMS PRIVATE LIMITED, 6. MANI FLOWER PRODUCTS PRIVATE LIMITED, 7. AADHARSEELA GOODS PRIVATE LIMITED, 8. MANIKARN PROPERTIES PRIVATE LIMITED, 9. MANIDEEPA PROPERTIES PRIVATE LIMITED, 10. MANI AKASH HIRISE PRIVATE LIMITED, 11. MANIKAM PROPERTIES PRIVATE LIMITED, 12. MANI KANCHAN PROPERTIES PRIVATE LIMITED, 13. SUSWAPAN TIEUP PRIVATE LIMITED, 14. MANIAM DEVELOPERS PRIVATE LIMITED, 15. SHREEMANI CONSTRUCTIONS PRIVATE LIMITED, 16. NEELAMBER HI RISE PRIVATE LIMITED, 17. MANIAM CONSTRUCTIONS PRIVATE LIMITED, 18. MANIAM BUILDERS PRIVATE LIMITED, 19. RAJMANI DEVELOPERS PRIVATE LIMITED, all companies duly incorporated under the Companies Act, 1956 and all having their registered offices at No. 2D, Queens Park, Kolkata 700019, hereinafter collectively referred to as "the PURCHASERS" (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include their respective successor or successors in office and/or assigns) of the THIRD PART:

WHEREAS:

- A. The Vendors and the Confirming Parties herein have held out, represented before and assured the Purchasers, inter alia, as follows:







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24 MAR 2008

- i) That the said **Monimohan Sardar** (alias Mohan Sardar), being the Vendor No.1 herein is seized and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner / raiyat to **ALL THOSE** the various pieces and parcels of land containing a total area of **3,2802 Sataks** being divided and demarcated portions of various Dags, recorded in Khatian No.1384, in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, and his name is recorded in the L.R.Records of Rights as the owner / raiyat thereof in the manner following:

Dag No. / Nature	L.R. Khatian No.	Total Area in Dag (in Satak)	Share	Area Recorded (in Satak)	Area Owned being sold (in Satak)
235/Doba	1384	25	0.0781	2	1.9525
236/Sali	1384	17	0.0781	2	1.3277
				Total:	3.2802

- ii) That one **Biswanath Sardar** was also seized and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner / raiyat to **ALL THOSE** the various pieces and parcels of land containing a total area of **0.6552 Sataks** being divided and demarcated portions of various Dags, recorded in Khatian No.1106, in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, and his name is recorded in the L.R.Records of Rights as the owner / raiyat thereof in the manner following:

Dag No. / Nature	L.R. Khatian No.	Total Area in Dag (in Satak)	Share	Area Recorded (in Satak)	Area Owned being sold (in Satak)
235/Doba	1106	25	0.0156	1	0.3900
236/Sali	1106	17	0.0156	0	0.2652
				Total:	0.6552

- iii) That the said **Chhoto Khoka** (alias Dilip Sardar), being the Vendor No.9 herein is seized and possessed of and/or otherwise well and sufficiently entitled as the sole and absolute owner / raiyat to **ALL THOSE** the various pieces and parcels of land containing a total area of **2.1000 Sataks** being divided and demarcated portions of various Dags, recorded in Khatian No.618, in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-



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ਮਨੁੱਖੀ-ਸੇਵਾ



2830 v.l

ਮਨੁੱਖੀ-ਸੇਵਾ
ਮਨੁੱਖੀ-ਸੇਵਾ



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ਮਨੁੱਖੀ-ਸੇਵਾ
ਮਨੁੱਖੀ-ਸੇਵਾ

v.l



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ਮਨੁੱਖੀ-ਸੇਵਾ
ਮਨੁੱਖੀ-ਸੇਵਾ

v.l



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ਮਨੁੱਖੀ-ਸੇਵਾ
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ਮਨੁੱਖੀ-ਸੇਵਾ
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24 MAR 2009

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Parganas, Sub-Registration Office ADSR, Bidhannagar, and his name is recorded in the L.R. Records of Rights as the owner / raiyat thereof in the manner following:

Dag No. / Nature	L.R. Khatian No.	Total Area in Dag (in Satak)	Share	Area Recorded (in Satak)	Area Owned being sold (in Satak)
235/Doba	1384	25	0.05 5 Pies	1	1.2500
236/Sali	1384	17	5 Pies	0	0.8500
				Total:	2.100

iv) That the said Biswanath Sardar, who was a Hindu during his lifetime and at the time of his death governed by the Dayabhaga School of Hindu Law, died intestate leaving him surviving his sole widow namely Sachirani Sardar, three sons namely Samir Sardar, Bhola Sardar, Shankar Sardar and three daughters namely Jhuma Mondal, Rupa Kahar and Krishna Kahar (being the Vendor Nos.2 to 8 herein) as his only heriesses heirs and legal representatives, who all upon his death inherited and became entitled to the said 0.6552 Sataks in the said two Dag Nos.235 & 236, absolutely and forever and in equal shares. The name of the said Biswanath Sardar continues to be recorded as the Owner of the said Properties in the L.R. Records of Rights.

v) In the events aforesaid the Vendors are now seized and possessed of and/or otherwise well and sufficiently entitled as the full and absolute owners/ raiyats to **FIRSTLY ALL THAT** the piece and parcel of land, recorded as "Doba" containing a total area of **3.5925 Sataks** (out of total area of 25 Sataks comprised in the concerned Dag) more or less situate lying at and being divided and demarcated portions of Dag No.235, **SECONDLY ALL THAT** the piece and parcel of land, recorded as "Sali" containing a total area of **2.4429 Sataks** (out of total area of 17 Sataks comprised in the concerned Dag) more or less situate lying at and being divided and demarcated portions of Dag No.236, both recorded in L.R.Khatian No.1384 (recorded in the name of Mohan Sardar alias Monimohan Sardar) & No.1106 (recorded in the name of Biswanath Sardar), in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, both aggregating to a total area of **6.0354 Sataks**, absolutely and forever, fully described in the **SCHEDULE** hereunder written and hereinafter referred to as "the **SAID PROPERTIES**".

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24 MAR 2008

- vi) That the Vendor No.1, the said Biswanath Sardar (since deceased) and the Vendor No. 9 had inherited their respective properties from their father Anath Sardar. Damini Mondal, Jamuna Kahar, Ganga Kahar and Anjali Mondal (all being the brother and sisters of the Vendor Nos.1 and 9) were the other heirs of Anath Sardar who all at the time of death of Anath Sardar had disclaimed from taking any share in the said Properties and had released relinquished and renounced the same in favour of the Vendor Nos.1 and 9 and the said Biswanath Sardar (since deceased). The Confirming Parties have joined in as parties to these presents to confirm that they have no share right title or interest in the said Properties and that the same belongs to the Vendors absolutely and forever free from all claims and demands of the Confirming Parties and all else;
- vii) That the said Properties are free from all encumbrances mortgages charges liens lispendens cases vestings attachments trusts uses debutters tenancies leases occupancy rights restrictions restrictive covenants bargadars bhagchasis acquisitions requisitions alignments and liabilities whatsoever or howsoever;
- viii) That the Vendors are in possession of the said Properties without any disturbance obstruction claim or objection whatsoever from any person or persons.
- ix) That the Vendors have duly made payment of the Khajana in respect of the said Properties;
- x) That no part or portion of the said Properties has ever vested in the State under the provisions of the West Bengal Land Reforms Act, 1955 or any other act or statute applicable to the said Properties nor is there any case pending under such Acts or Statutes;
- xi) That the Vendors never held nor hold any excess land within the meaning of the West Bengal Land Reforms Act, 1955 or the Urban Land (Ceiling & Regulation) Act, 1976 any other act or statute applicable to the said Properties, nor did the predecessors-in-title or interest of the Vendors ever held any excess land within the meaning of the said Acts or any other act or statute applicable to the said Properties;
- xii) That the said Properties or any portion thereof is not affected by any notice or scheme or alignment of the Kolkata Metropolitan Development Authority or the Government or any other Public Body or Authority;

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ಕರ್ನಾಟಕ ಸರ್ಕಾರ (Salt Lake)

24 MAR 2008

- xiii) That no declaration has been made or published for acquisition or requisition of the said Properties or any portion thereof under the Land Acquisition Act or any other Act for the time being in force and that the said Land or any portion thereof is not affected by any notice of acquisition or requisition or alignment under any act or case whatsoever;
- xiv) That the said Properties or any portion thereof is not affected by any attachment including the attachment under any certificate case or any proceeding started at the instance of the Income Tax Authorities or other Government Authorities under the Public Demand Recovery Act or any other Acts or Case or otherwise whatsoever or howsoever and there is no Certificate case or proceeding against the Vendors or any of them for realization of taxes or dues or otherwise under the Public Demands Recovery Act or any other Acts for the time being in force;
- xv) That there is no impediment or restriction under any law for the time being in force in the Vendors selling conveying and transferring the said Properties unto and in favour of the Purchasers.
- xvi) That no action, suit, appeal or litigation in respect of the said Properties or in any way concerning the said Properties or any part thereof has been or is pending or filed at any time heretofore and that no person has ever claimed any right title interest or possession whatsoever in the said Properties or any part thereof nor sent any notice in respect thereof nor filed any suit or other legal proceeding in respect thereof nor are the Vendors aware of any such claim, notice, suit or proceeding and that save and except the Vendors, no other person can claim any right title or interest whatsoever in the said Properties or any part thereof.
- xvii) That the respective shares of the Vendors in the said Properties or any part thereof is not affected by or subject to (a) any mortgage including mortgage by deposit of title deeds or anomalous mortgage under the Transfer of Property Act, (b) any charge lien lispendens or annuity, (c) any right of residence or maintenance under any testamentary disposition settlement or other documents or under any law, (d) any trust resulting or constructive arising under any debutter name benami transaction or otherwise, (e) any debutter wakf or devseva, (f) any attachment including attachment before judgement of any Court or authority, (g) any right of way water light support drainage or any other easement with any person or property, (h) any

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KEMENTERIAN KESEHATAN REPUBLIK INDONESIA
Kantor Wilayah Kesehatan (Salt Lake City)

24 MAR 2006

right of any person under any agreement or otherwise, (i) any burden or obligation other than payment of Khajana / Revenue, (j) any other encumbrance of any kind whatsoever or any decree or order including any injunction or prohibitory order;

- B. The Vendors, being in urgent need of money, approached the Purchasers and offered to sell the said Properties to the Purchasers and relying on, amongst others, the representations assurances declarations and confirmations made and/or given by the Vendors as hereinbefore and also hereinafter contained and believing the same to be true and correct and acting on faith thereof, the Purchasers agreed to purchase and acquire the said Properties from the Vendors absolutely and forever free from all encumbrances mortgages charges liens lispendens attachments trusts uses debutters tenancies leases occupancy rights restrictions restrictive covenants bargadars bhagchasis acquisitions requisitions alignments claims demands and liabilities whatsoever or howsoever and with "khas" peaceful vacant possession of the said Properties.
- C. Dag No. 235 which amongst others also comprised a "doba" was in the late Sixtees filed up and put to agricultural use and is presently a consolidated piece of land with hutments on part thereof.
- D. The Purchasers have at or before execution of this deed of sale paid to the Vendors respectively the entire amounts of the mutually agreed consideration and has called upon the Vendors to grant this conveyance in favour of the Purchasers.
- E. The Confirming Parties have joined in as parties to these presents to confirm that they have no share right title or interest whatsoever in the said Properties and that the same belongs to the Vendors absolutely and forever free from all claims and demands of the Confirming Parties and all else.

I. NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of **Rs.4,41,000/=** (Rupees four lacs forty one thousand) only paid partly to the extent of **Rs.3,15,000/=** (Rupees three lacs fifteen thousand) only to the Vendors by the Purchasers (the receipt whereof the Vendor doth hereby as also be the receipt and memo of consideration hereunder written admit and acknowledge) and partly to the extent of **Rs.1,26,000/=** (Rupees one lac twenty six thousand) only to the Confirming Parties by the Purchasers towards bargain money of the lawful money of the Union of India in hand and well and truly paid and/or deemed to have been paid by the Purchasers to the Vendors at or before the execution hereof (the receipt whereof the Vendors do and each of them doth hereby as also by the receipt and memo of consideration hereunder written admit and acknowledge and of and from the

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[Signature]



REPUBLIC OF INDONESIA
Ministry of Health (Sub, Main Office)

24 MAR 2006

payment of the same and every part thereof acquit release and forever discharge the Purchasers and the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be) the Vendors do and each of them doth hereby indefeasibly unconditionally and absolutely grant sell convey transfer assign and assure Confirming Parties do and each of them doth hereby concur confirm release disclaim and assure unto and to the Purchaser **All That the said Properties**, being the properties fully mentioned and described in the **SCHEDULE** hereunder written with all ownership share rights title and interest to own hold possess use and enjoy the same **TOGETHER WITH** all ownership share rights title and interest whatsoever or howsoever of the Vendors in or upon the in the said Dag/s and also in all roads, paths and passages leading to and/or abutting and/or appertaining to the said Properties or any of them and/or meant for beneficial use and enjoyment of the said Properties or any of them **TOGETHER WITH** all and singular the intangible assets edifices fixtures gates courts courtyards compound areas sewers drains ways paths passages fences hedges ditches trees walls water water courses lights and all manner of former and other rights liberties benefits privileges easements quasi-easements appendages and appurtenances whatsoever belonging or in any way appertaining thereto or reputed or known to be part or parcel or member thereof which now is or are or heretofore were or was held used occupied or enjoyed therewith **TOGETHER WITH** all legal incidence thereof **AND** reversion or reversions remainder or remainders and rents issues and profits thereof and all and every part thereof **AND** all the Raiyati and other estate right title interest use trust property claim and demand whatsoever both at law or in equity of the Vendors into out of or upon the properties benefits advantages and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be **TOGETHER WITH** all deeds pattahs muniments writings and evidences of title in anywise relating to or connected with the said Properties or any of them or any part thereof which now are or is or hereafter may be in possession power custody or control of the Vendors or any person or persons from whom the Vendors may procure the same without any action or suit at law or in equity **TO HAVE AND TO HOLD** the same unto and to the use of the Purchasers absolutely and forever for a perfect and indefeasible estate of inheritance in fee simple in possession without any manner of condition use trust or other thing whatsoever to alter defeat encumber or make void the same and free from all encumbrances mortgages charges liens lispdens attachments trusts uses debutters tenancies leases occupancy rights restrictions restrictive covenants bargadars bhagchasis acquisitions requisitions alignments claims demands and liabilities whatsoever or howsoever.

II. THE VENDORS DO AND EACH OF THEM DOTH HEREBY COVENANT WITH THE PURCHASERS as follows:

- (1) **THAT** notwithstanding any act deed matter or thing by the Vendors or any of them done committed executed or knowingly permitted or suffered to the

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KEPADA YAYASAN LAMPUKUNTAH
KEMENTERIAN KESEHATAN REPUBLIK INDONESIA

24 MAR 2008

- contrary the Vendors are now lawfully rightfully and absolutely seized and possessed of and/or otherwise well and sufficiently entitled to the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be without any manner of encumbrances charges conditions uses trusts or any other thing whatsoever to alter defeat encumber or make void the same;
- (ii) **AND THAT** the Vendors have not at any time done or executed or knowingly suffered or been party or privy to any act deed matter or thing whereby the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be or any part thereof can or may be impeached encumbered or affected in title;
- (iii) **AND THAT** notwithstanding any act deed or thing whatsoever done as aforesaid the Vendors have now in themselves good right full power and absolute authority and indefeasible title to grant sell convey transfer assign and assure all the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be unto and to the Purchasers in the manner aforesaid according to the true intent and meaning of these presents;
- (iv) **AND THAT** the properties benefits advantages and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be now are free from all encumbrances mortgages charges liens lispendens attachments trusts uses debutters tenancies leases occupancy rights restrictions restrictive covenants bargadars bhagchasis acquisitions requisitions alignments claims demands and liabilities whatsoever or howsoever made or suffered by the Vendors or any of them or any person or persons having or lawfully rightfully or equitably claiming any estate or interest therein through under or in trust for the Vendors or the Vendors' predecessors-in-title.
- (v) **AND THAT** the Purchasers shall or may at all times hereafter peaceably and quietly hold use possess and enjoy the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be and receive the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendors or any of them or any person or persons having or lawfully rightfully or equitably claiming as aforesaid and free and clear and freely and clearly and absolutely acquitted exonerated and discharged from or by the Vendors or any of them and all person or persons having or lawfully rightfully or equitably claiming as aforesaid and effectually saved defended kept harmless and indemnified of from and against all manner of former and other estate right title interest charges mortgages leases tenancies encumbrances restrictions restrictive covenants liens attachments lispendens uses debutters trusts bargadars bhagchasis acquisition requisition alignment claims demands and liabilities whatsoever or howsoever created by the Vendors or any person or persons claiming as aforesaid.

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KEMENTERIAN KESEHATAN REPUBLIK INDONESIA
KEMENTERIAN KESEHATAN REPUBLIK INDONESIA (Sahabat Kita)

24 MAR 2009

- (vi) **AND THAT** the Vendors and each of them and all person or persons having or lawfully rightfully or equitably claiming any estate or interest in the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be through under or in trust for the Vendors or the Vendors' predecessors-in-title shall and will from time to time and at all times hereafter at the request and costs of the Purchasers do and execute or cause to be done and executed all such acts deeds and things for further better and more perfectly assuring the properties benefits and rights hereby granted sold conveyed transferred assigned and assured or expressed or intended so to be unto and to the Purchasers in the manner aforesaid as shall or may reasonably be required by the Purchasers or any of them.
- (vii) **AND THAT** the Vendors and each of them shall from time to time and at all times hereafter unless prevented by fire or other inevitable accident upon every reasonable requests and at the costs and expenses of the Purchasers or any of them produce or cause to be produced to the Purchasers or their agent or agents or any person or persons as the Purchasers or any of them may direct or appoint or in any suit or proceeding or otherwise the documents of-title relating to the said Properties, including the Parcha and those hereinbefore recited, which have not been expressly delivered by the Vendors to the Purchasers, and will permit such documents-of-title to be examined, inspected and given in evidence and will also at the like requests and costs make and furnish such true or attested or otherwise copies of or extracts or abstracts from such documents of title as may be required by the Purchasers or any of them and will at all times hereafter keep such documents-of-title safe unobliterated and uncanceled.
- (viii) **AND ALSO THAT** the Vendors shall at all times hereafter indemnify and keep saved harmless and indemnified the Purchasers and each of them and the Purchasers' successors or successors in title and interest against all losses, damages, costs, charges, expenses, claims, demands and consequences if any suffered by the Purchasers or any of them or the Purchasers' successors or successors in title or interest by reason of any defect in the title of the Vendors to the said Properties or any of them or by reason of any of the representations declarations and assurances made and/or given by the Vendors to the Purchasers being found to be untrue, incorrect, false or misleading.

III. AND THE VENDORS DO AND EACH OF THEM DO TH HEREBY FURTHER DECLARE AND ASSURE THE PURCHASERS as follows:

- i) **THAT** the Vendors are and shall always be liable for payment of all arrears of rates, taxes, khajana, land revenue and other outgoings and impositions payable in respect of the said Properties for the period upto the date hereof, whether demanded or not till date by the authorities concerned, and all such outgoings shall







[Handwritten signature]
ಅಧ್ಯಕ್ಷ (ಸಹ ಸಚಿವರು)

24 MAR 2008

be forthwith paid by the Vendors on a demand being made by the Purchasers and the Vendors shall indemnify and keep saved harmless and indemnified the Purchasers in respect thereof as also for all losses damages claims demands consequences and proceedings as may be suffered by the Purchasers due to non-payment or delay in payment thereof;

ii) **AND THAT** the said Properties are under the Vendors' own direct possession / cultivation and that there is no Bargadar or Bhag Chasi in the said Properties or any of them or any part thereof;

iii) **AND THAT** the Vendors had first offered the said Properties to the respective owners of properties contiguous and/or adjacent to the said Properties and that upon their refusal to purchase the same, the Vendors herein has approached and negotiated with the Purchasers herein for the sale and transfer of the said Properties to the Purchasers. The Vendors do hereby further agree covenant and undertake to indemnify to keep saved harmless and indemnified the Purchasers herein against all claims, demands, injury, loss or any other harmful action against the Purchasers by any person claiming any right on the said Properties or any of them.

iv) **AND THAT** the Vendors shall sign execute and deliver all papers documents instruments and writings and assist in all manner as may be required by the Purchasers herein from time to time for having the name of the Purchasers mutated in respect of the said Properties hereby sold and conveyed;

THE SCHEDULE ABOVE REFERRED TO:

(said Properties)

FIRSTLY ALL THAT the piece and parcel of land, recorded as "Doba" containing a total area of **3.5925 Sataks** (out of total area of 25 Sataks comprised in the concerned Dag) more or less situate lying at and being divided and demarcated portions of Dag No.235, **SECONDLY ALL THAT** the piece and parcel of land, recorded as "Sali" containing a total area of **2.4429 Sataks** (out of total area of 17 Sataks comprised in the concerned Dag) more or less situate lying at and being divided and demarcated portions of Dag No.236, both recorded in L.R.Khatian Nos.1384 (recorded in the name of Mohan Sardar alias Monimohan Sardar) & 1106 (recorded in the name of Biswanath Sardar), in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, both aggregating to a total area of **6.0354 Sataks**, as delineated in the plan annexed hereto duly bordered thereon in "RED":

Boundary of Dag No.235

North by :	Portion of Dag No. 235
South by :	Portion of Dag No. 235
East by :	Portion of Dag No.235, and

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ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಕಾರ್ಯದರ್ಶಿ (ಸಾ) ಹೊಸಕೋಟೆ

24 MAR 2008





NATIONAL LIBRARY OF MEDICINE
Washington (Sale Date)


24 MAR 2008


SIGNED SEALED AND DELIVERED by
 the withinnamed **CONFIRMING**
PARTIES at Kolkata in the presence
 of:

অধিকারী
 প্রদর্শন

 অধিকারী
 প্রদর্শন

 অধিকারী
 প্রদর্শন

 অধিকারী
 প্রদর্শন

 অধিকারী
 প্রদর্শন

SIGNED SEALED AND DELIVERED by
 the withinnamed **PURCHASERS** at
Kolkata in the presence of:

পূর্ণ কামরান
 20, Queens Lane
 K61 - 40099

- MANI VATIKA PRIVATE LIMITED
- MANI FARMHOUSE PRIVATE LIMITED
- MANI CULTIVATION PRIVATE LIMITED
- MANI FLORICULTURE PVT. LTD.
- MANI AGRICULTURAL FARMS PVT. LTD.
- MANI FLOWER PRODUCTS PVT. LTD.
- AADHARSEELA GOODS PVT. LTD.
- MANIKARN PROPERTIES PVT. LTD.
- MANIDEEPA PROPERTIES PVT. LTD.
- MANI AKASH HIRISE PRIVATE LIMITED

Prulakhecha
 Authorised Signatory

- MANIKAM PROPERTIES PRIVATE LIMITED
- MANI KANCHAN PROPERTIES PVT. LTD.
- SUSWAPAN TIEUP PRIVATE LIMITED
- MANIAM DEVELOPERS PRIVATE LIMITED
- SHREEMANI CONSTRUCTIONS PVT. LTD.
- NEELAMBER HI RISE PRIVATE LIMITED
- MANIAM CONSTRUCTIONS PRIVATE LIMITED
- MANIAM BUILDERS PRIVATE LIMITED
- RAJMANI DEVELOPERS PRIVATE LIMITED

Prulakhecha
 Authorised Signatory



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಕರ್ನಾಟಕ ಸರ್ಕಾರ (ಸಾಹಿತ್ಯ ವಿಭಾಗ)

24 MAR 2000

RECEIPT AND MEMO OF CONSIDERATION:

RECEIVED of and from the withinnamed Purchasers the withinmentioned sum of **Rs.3,15,000/=** (Rupees Three Lacs Fifteen Thousand), only by **the Vendors** being the consideration in full payable under these presents as per memo written hereinbelow:

MEMO OF CONSIDERATION:

1. By and out of Cheque No. 416168 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of MONIMOHAN SARDAR Alias Mohan Sardar the Vendor Rs.2,52,000/=
2. By and out of Cheque No. 416169 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) SACHIRANI SARDAR the Vendor Rs.4,500/=
3. By and out of Cheque No. 416170 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of SAMIR SARDAR the Vendor Rs.4,500/=
4. By and out of Cheque No. 416171 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of BHOLA SARDAR the Vendor Rs.4,500/=
5. By and out of Cheque No. 416172 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of SHANKAR SARDAR the Vendor Rs.4,500/=
6. By and out of Cheque No. 416173 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) JHUMA MONDAL the Vendor Rs.4,500/=
7. By and out of Cheque No. 416174 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) RUPA KAHAR the Vendor Rs.4,500/=
8. By and out of Cheque No. 416175 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) KRISHNA KAHAR the Vendor Rs.4,500/=

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AGRICULTURE DISTRICT DUS-SAGRA
M. J. K. (S. 1) 1988

24 MAR 2008

9. By and out of Cheque No. 416176 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of CHHOTO KHOKA (Alias DILIP SARDAR) the Vendor

Rs.31,500/=

Total : Rs.3,15,000/=

(Rupees Three Lacs Fifteen Thousand) only

WITNESSES:

Ajmer Karmakar

अजय कार्माकर

अजय कार्माकर



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)

अजय कार्माकर



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)



अजय कार्माकर (अजय कार्माकर)



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ಅಧಿಕಾರಿ (Salt Lake)

24 MAR 2008

RECEIPT AND MEMO OF CONSIDERATION:

RECEIVED of and from the withinnamed Purchasers the withinmentioned sum of **Rs.1,26,000/=** (Rupees One Lac Twenty Six Thousand) only to the **Confirming Parties** being the consideration in full payable under these presents as per memo written hereinbelow:

MEMO OF CONSIDERATION:

1. By and out of Cheque No. 416177 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) DAMINI MONDAL the Confirming Party Rs.31,500/=
 2. By and out of Cheque No. 416178 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) JAMUNA KAHAR the Confirming Party Rs.31,500/=
 3. By and out of Cheque No. 416179 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) GANGA KAHAR the Confirming Party Rs.31,500/=
 4. By and out of Cheque No. 416180 dated 18.3.2008 on ICICI Bank Ltd. paid by Mani Vatika Pvt. Ltd. on behalf of the withinnamed Purchasers drawn in favour of (SMT.) ANJALI MONDAL the Confirming Party Rs.31,500/=
- Total : **Rs.1,26,000/=**

(Rupees One Lac Twenty Six Thousand) only

WITNESSES:

Arjun Kumar
Arjun Kumar

Arjun Kumar
Arjun Kumar
Arjun Kumar
Arjun Kumar
Arjun Kumar

Drafted by me
M. K. Tripathi
M. K. Tripathi
Advocate
High Court, Calcutta

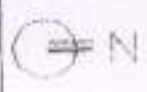


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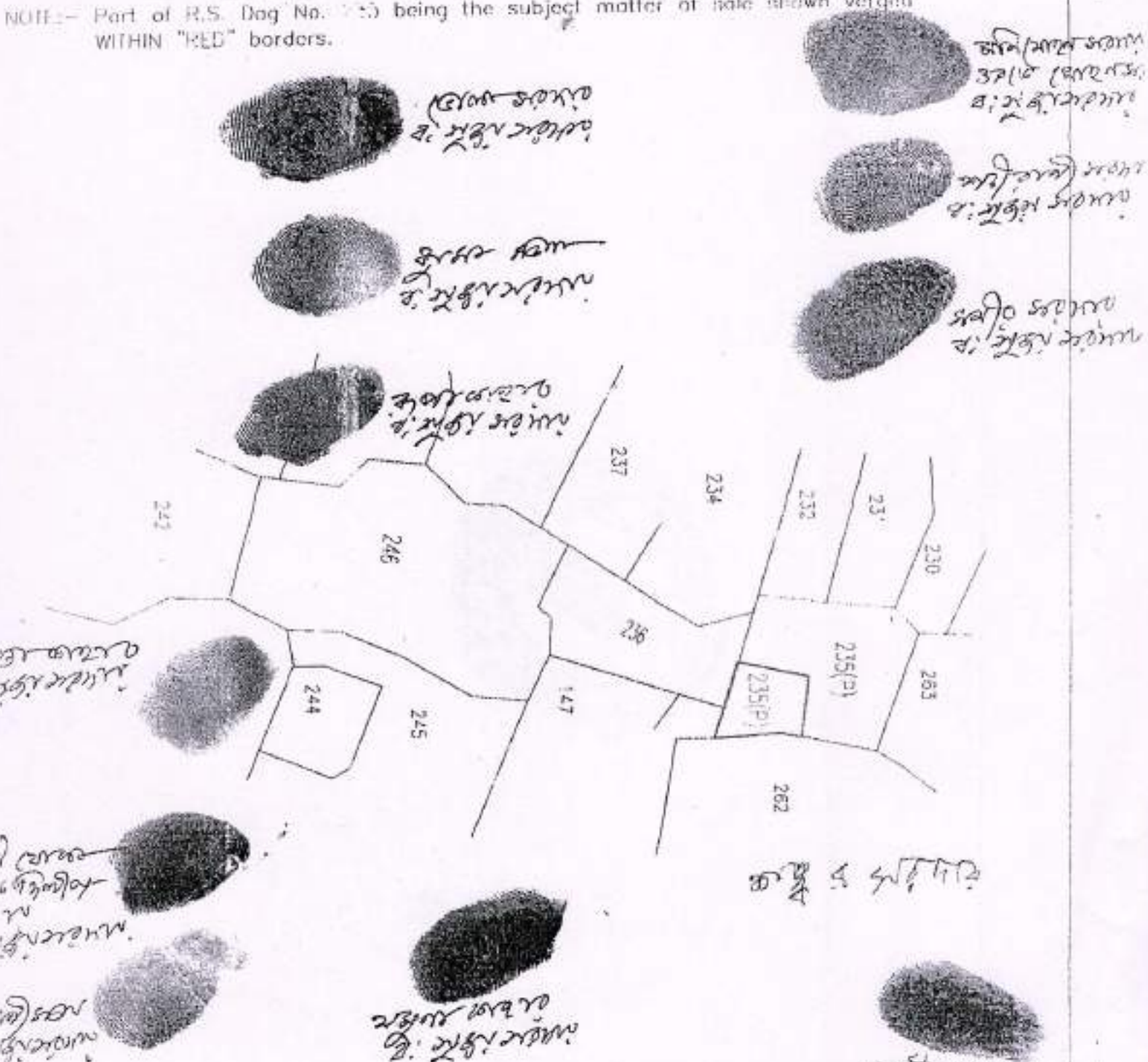
ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಮಂಡ್ಯ ಜಿಲ್ಲಾ (ಸಾಧನ) ಕಛೇರಿ

24 MAR 2000

MAP OR PLAN FORMING PART OF THE FOREGOING DOCUMENT CONCERNING R.S. DAG. NO. 235 IN MOUZA CHAKPACHURIA P.S. RAJARHAT, J.I. NO. 33, IN THE DISTRICT OF 24 PARGANAS(NORTH).



NOTE:- Part of R.S. Dag No. 235 being the subject matter of sale shown verand WITHIN "RED" borders.



- MANI VATIKA PRIVATE LIMITED
- MANI FARMHOUSE PRIVATE LIMITED
- MANI CULTIVATION PRIVATE LIMITED
- MANI FLORICULTURE PVT. LTD.
- MANI AGRICULTURAL FARMS PVT. LTD.
- MANI FLOWER PRODUCTS PVT. LTD.
- AADHARSEELA GOODS PVT. LTD.
- MANIKARN PROPERTIES PVT. LTD.
- MANIDEEPA PROPERTIES PVT.LTD.
- MANI AKASH HIRISE PRIVATE LIMITED

- MANIKAM PROPERTIES PRIVATE LIMITED
- MANI KANCHAN PROPERTIES PVT. LTD
- SUSWAPAN TIEUP PRIVATE LIMITED
- MANIAM DEVELOPERS PRIVATE LIMITED
- SHREEMANI CONSTRUCTIONS PVT. LTD.
- NEELAMBER HI RISE PRIVATE LIMITED
- MANIAM CONSTRUCTIONS PRIVATE LIMITED
- MANIAM BUILDERS PRIVATE LIMITED
- RAJMANI DEVELOPERS PRIVATE LIMITED

Dulakhecha
 Authorised Signatory

Dulakhecha
 Authorised Signatory

Authorised Signatory



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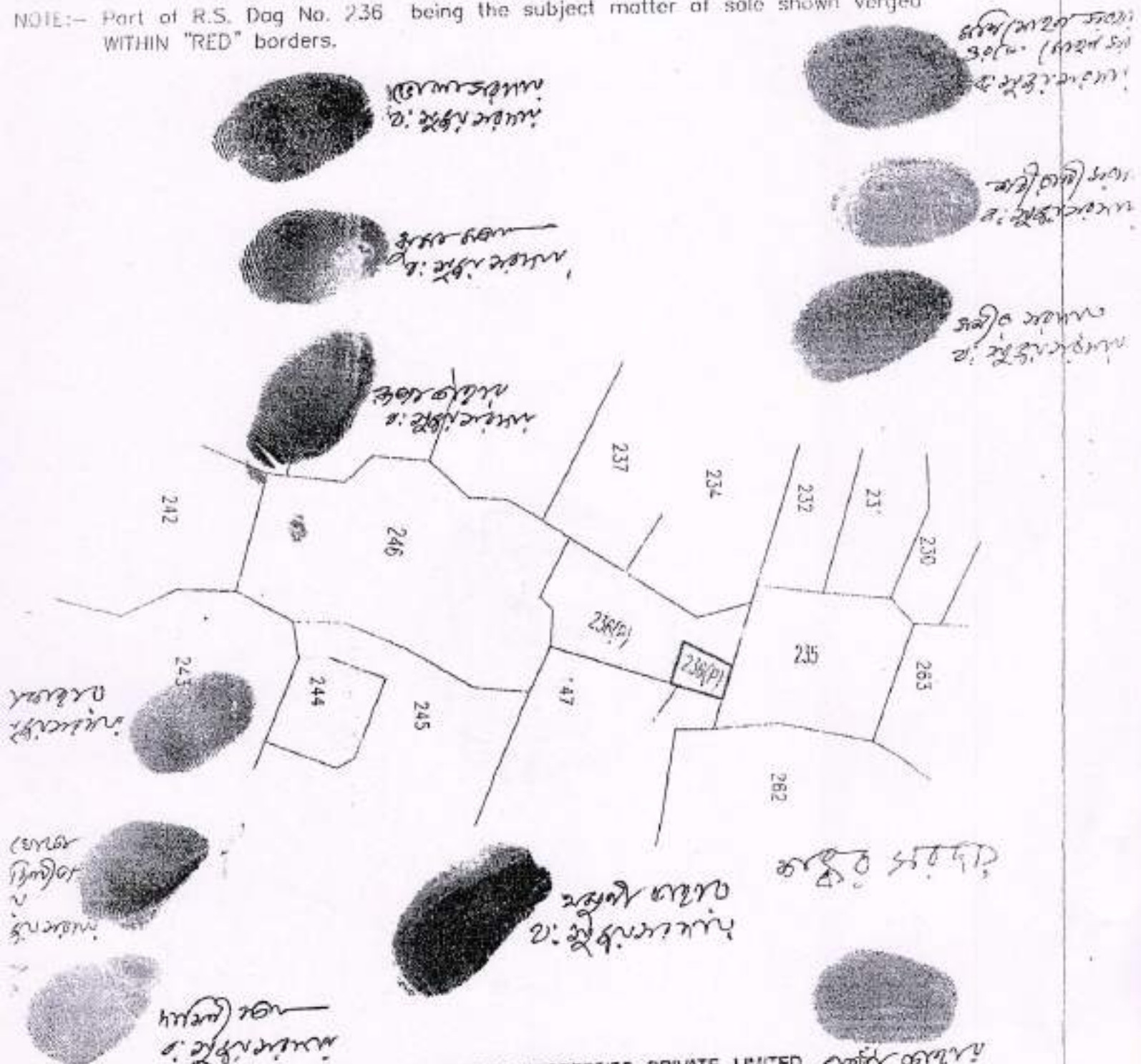
~~KEPUSATKAN PERPUSTAKAAN NASIONAL~~
~~KEPUSATKAN PERPUSTAKAAN NASIONAL~~

24 MAR 2008

MAP OR PLAN FORMING PART OF THE FOREGOING DOCUMENT CONCERNING R.S. DAG. NO. 236 IN MOUZA - CHAKPACHURIA P.S. RAJARHAT, J.L. NO. 33, IN THE DISTRICT OF 24 PARGANAS(NORTH).



NOTE:- Part of R.S. Dag No. 236 being the subject matter of sale shown verged WITHIN "RED" borders.



- MANI VATIKA PRIVATE LIMITED
- MANI FARMHOUSE PRIVATE LIMITED
- MANI CULTIVATION PRIVATE LIMITED
- MANI FLORICULTURE PVT. LTD.
- MANI AGRICULTURAL FARMS PVT. LTD.
- MANI FLOWER PRODUCTS PVT. LTD.
- AADHARSEELA GOODS PVT. LTD.
- MANIKARN PROPERTIES PVT. LTD.
- MANIDEEPA PROPERTIES PVT. LTD.
- MANI AKASH HIRISE PRIVATE LIMITED

- MANIKAM PROPERTIES PRIVATE LIMITED
- MANI KANCHAN PROPERTIES PVT. LTD
- SUSWAPAN TIEUP PRIVATE LIMITED
- MANIAM DEVELOPERS PRIVATE LIMITED
- SHREEMANI CONSTRUCTIONS PVT. LTD.
- NEELAMBER HI RISE PRIVATE LIMITED
- MANIAM CONSTRUCTIONS PRIVATE LIMITED
- MANIAM BUILDERS PRIVATE LIMITED
- RAJMANI DEVELOPERS PRIVATE LIMITED

Dulakhecha
 Authorised Signatory

Dulakhecha
 Authorised Signatory

স্বাক্ষরিত
 স্বাক্ষরিত



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Minister of Health, Government of Karnataka
BANGALORE

24 MAR 2000

SPECIMEN FORM FOR TEN FINGER PRINTS



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					

Handwritten notes in Arabic script, likely identifying the subject.



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					

Handwritten notes in Arabic script, likely identifying the subject.



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					

Handwritten notes in Arabic script, likely identifying the subject.



	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					

Handwritten notes in Arabic script, likely identifying the subject.



24 MAR 2008
24 MAR 2008

24 MAR 2008

SPECIMEN FORM FOR TEN FINGER PRINTS



Handwritten notes in Tamil script.

Handwritten notes in Tamil script.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



Handwritten notes in Tamil script.

Handwritten notes in Tamil script.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



Handwritten notes in Tamil script.

Handwritten notes in Tamil script.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



Handwritten notes in Tamil script.

Handwritten notes in Tamil script.

	Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger					
	Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Right Finger					



[Handwritten signature]
NATIONAL SCIENCE FOUNDATION
Washington (Seal) John R.

24 MAR 2008

SPECIMEN FORM FOR TEN FINGER PRINTS

Kola
Siddak



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						

మీడి రిఫ్ట్ ఐ
మీడి రిఫ్ట్ ఐ

అమ్మ
Sardar



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						

లిఫ్ట్ ఐ
రిఫ్ట్ ఐ

అమ్మ
అమ్మ



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						

మీడి రిఫ్ట్ ఐ
మీడి రిఫ్ట్ ఐ

అమ్మ
అమ్మ



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						

మీడి రిఫ్ట్ ఐ
మీడి రిఫ్ట్ ఐ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ (Salt Lake)

24 MAR 2008

SPECIMEN FORM FOR TEN FINGER PRINTS



*Prishna
Kahan
Mishra*

		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						



Qulaxchocha

		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
Left Finger						
Right Finger						



M

Additional District Engineer
Mishanagar (Salt Lake)

24 MAR 2008

Endorsement For deed Number :I-04053 of :2008
(Serial No. 03317, 2008)

On 24/03/2008

Presentation(Under Section 52 & Rule 22A(3) 46(1))

Presented for registration at 19.00 on :24/03/2008,at the Private residence by Parash Mal Rakhecha,Claimant

Admission of Execution(Under Section 58)

Execution is admitted on :24/03/2008 by

1. Monimohan Sardar, son of Late A. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 2. Sachirani Sardar, wife of Late B. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 3. Samir Sardar, son of Late B. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 4. Bhoal Sardar, son of Late B. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 5. Shankar Sardar, son of Late B. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 6. Jhuma Mondal, wife of Basu Mondal,Kalikapur,Thana Rajarhat, By caste Hindu,by Profession :---
 7. Rupa Kahar, wife of Palan Kahar,Kalikapur,Thana Rajarhat, By caste Hindu,by Profession :---
 8. Krishna Kahar, wife of Tarapada Kaha,Gopalpur,Thana Rajarhat, By caste Hindu,by Profession :---
 9. Chhoto Khoka, son of Late A. Sardar,Chakpachuria,Thana Rajarhat, By caste Hindu,by Profession :---
 10. Damini Mondal, wife of Shibu Mondal,Kantipur, By caste Hindu,by Profession :---
 11. Jamuna Kahar, wife of Sukchand Kahar,Shalipur, By caste Hindu,by Profession :---
 12. Ganga Kahar, wife of N. Kahar,Shalipur, By caste Hindu,by Profession :---
 13. Anjali Mondal, wife of S. Mondal,Bellaghata, By caste Hindu,by Profession :---
 14. Parash Mal Rakhecha,Authorised Signatory,Mani Vatika Pvt. Ltd. & Others,2 D, Queens Park,Kol,Kol.
profession :Business
- Identified By Sujay Sardar, son of Late N. Sardar Chankpachuria Thana: Rajarhat, by caste Hindu,By Profession :---

Name of the Registering officer :Nurul Amin Khan
Designation :ADDITIONAL DISTRICT SUB-REGISTRAR

On 26/03/2008

Admissibility(Rule 43)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A Article number :23 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs. 10/-

Payment of Fees:

Fee Paid in rupees under article : A(1) = 4840/- on:26/03/2008



[Nurul Amin Khan]
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF BIDHAN
NAGAR
Govt. of West Bengal



Additional District Sub. Magistrate
Bihar (Salt Lake)

26 MAR 2008

A handwritten signature or scribble in black ink, located to the right of the date stamp.

Endorsement For deed Number :i-04053 of :2008
(Serial No. 03317, 2008)

Certificate of Market Value(WB PUVI rules 1999)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs- 441000/-

Certified that the required stamp duty of this document is Rs 22050 /- and the Stamp duty paid as: Impresive Rs- 1000

Deficit stamp duty

Deficit stamp duty : Rs 21100/- is paid by the draft no. :037962, Draft date:25/03/2008, Bank name:STATE BANK OF INDIA, Ballygunge, recieved on :26/03/2008.

Name of the Registering officer :Nurul Amin Khan
Designation :ADDITIONAL DISTRICT SUB-REGISTRAR



[Nurul Amin Khan]
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE ADDITIONAL DISTRICT SUB-REGISTRAR OF BIDHAN
NAGAR
Govt. of West Bengal

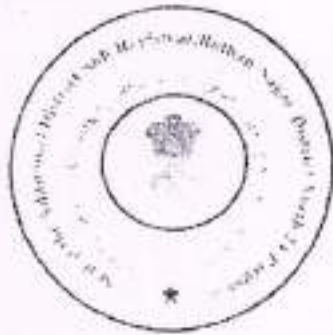


[Signature]
National District Sub-Registrar
Bhavnagar (Salt Lake Circle)

26 MAR 2008

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I
CD Volume number 4
Page from 11210 to 11239
being No 04053 for the year 2008.



(Nurul Amin Khan) 27-March-2008
ADDITIONAL DISTRICT SUB-REGISTRAR
Office of the A. D. S. R. BIDHAN NAGAR
West Bengal

DATED THIS 24TH DAY OF MARCH
2008

BETWEEN

MONIMOHAN SARDAR & ORS.
... VENDORS

AND

DAMINI MONDAL & ORS.
... CONFIRMING PARTIES

AND

MANI VATIKA PVT. LTD. & OTHERS
... PURCHASERS

DEED OF CONVEYANCE

SARAOGI & COMPANY
Advocates
4C Punwani Chambers, 4th Floor
7B Kiran Shankar Roy Road
Kolkata # 700 001