

09.10.2007

( Original )

Property :

✓ 25 Satak (15 Cottahs 2 Chittacks) land  
in Mouza Chakpachuria

Dag No - 263

DEED OF CONVEYANCE

MAHADEB SARDAR & ORS.

... VENDORS

MANI VATIKA PVT. LTD. & ORS.

... PURCHASERS

Registered with the ADSR Bidhannagar  
In Book No. I Volume No. 10 Page Nos. 12652 to 12686 and  
Being Number 10169 for the year 2009.

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D-10169

भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु.1000



ONE THOUSAND RUPEES

Rs.1000

पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL

Section 17(1) of the W. B. L. R. Act, 1955 does not require Stamp duty where the Indian Stamp Act, 1969, Sub-section 1 A, No. ...

Sub-Registrar (Sub-Registrar)

Certify that the document is admitted to registration. The signature sheets and the endorsement sheets attached with this document are the part of this document.

Add. District Sub-Registrar Bidhan Nagar, Kolkata

13 NOV 2009

THIS INDENTURE made this 10th day of October Two Thousand Seven

BETWEEN

VENDORS:

1. MAHADEB SARDAR son of Late Phani Bhushan Sardar
- 2(a). SHANTI SARDAR wife of Late Satish Sardar



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Suranjit K. Roy

NAME.....  
 ADDRESS.....  
 PHONE.....  
 25 SEP 2001  
**SURANJAN MUKHERJEE**  
 Licensed Stamp Vendor  
 C. C. Court  
 7 & 3, K. S. Roy Road, Kolkata



Registered the Registrar at A.M.P. in  
 the City of Salt Lake City  
 District of Columbia  
 on the 25th day of September 2001  
 at Salt Lake City, Utah

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District Registrar  
 Salt Lake City

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District Registrar  
 Salt Lake City

- 2(b). **AJIT SARDAR** son of Late Satish Sardar  
 2(c). **DUD KUMAR SARDAR** son of Late Satish Sardar  
 2(d). **SUKHI SARDAR** wife of Kanan Sardar and daughter of Late Satish Sardar  
 2(e). **SOUMITA SARDAR** wife of Madhab Sardar and daughter of Late Satish Sardar  
 2(f). **HANSI SARDAR** wife of Netal Sardar and daughter of Late Satish Sardar  
 3(a). **SARASWATI SARDAR** wife of Late Badal Sardar  
 3(b). **KALI PADA SARDAR** son of Late Badal Sardar  
 3(c). **BHUTTO SARDAR** son of Late Badal Sardar  
 3(d). **SUMITRA SARDAR** wife of Gobinda Sardar and daughter of Late Badal Sardar  
 3(e). **PUTUL SARDAR** wife of Arjun Mondal and daughter of Late Badal Sardar  
 3(f). **PURNIMA SARDAR** wife of Nemaï Sardar and daughter of Late Badal Sardar  
 3(g). **CHEMI SARDAR** wife of Sukumar Sardar and daughter of Late Badal Sardar  
 3(h). **KAUSHALYA SARDAR** wife of Ratan Sardar and daughter of Late Badal Sardar  
 4. **GURU SARDAR (alias Guru Pada Sardar)** son of Late Phani Bhushan Sardar  
 5. **NEMAI SARDAR** son of Late Habul Sardar  
 6. **CHIMAI SARDAR** son of Late Habul Sardar  
 7. **KUSUM BALA DASİ** wife of Late Phani Bhushan Sardar

- all residing at Mouza Chakpachuria, Patharghata Gram Panchayat, P.S. Rajarhat, District North 24-Parganas (including their and each of their respective heirs legal representatives executors and administrators)

**CONFIRMING PARTIES:**

- 1(a). **ASHTAMI SARDAR** wife of Khotu Sardar and daughter of Late Phani Bhushan Sardar  
 1(b). **SUSHILA SARDAR** wife of Hazra Sardar and daughter of Late Phani Bhushan Sardar  
 1(c). **SIKHA SARDAR** wife of Kanan Sardar and daughter of Late Phani Bhushan Sardar  
 1(d). **BIMAL SARDAR** son of Late Badli Sardar (who was daughter of Late Phani Bhushan Sardar)  
 2(a). **MAYA SARDAR (PAL)** wife of Keshto Pal and daughter of Late Habul Sardar  
 2(b). **BRIHASPATI SARDAR (TURI)** wife of Matar Turi and daughter of Late Habul Sardar

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2(C). **BRIHASPATI SARDAR** wife of Bharat Sardar and daughter of Late Habul Sardar

- all residing at Mouza Chakpachuria, Patharghata Gram Panchayat, P.S.Rajarhat, District North 24-Parganas (including their and each of their respective heirs legal representatives executors and administrators)

**PURCHASERS:**

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, all 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 successors or successors in interest and/or assigns) of the **OTHER PART**:

**WHEREAS:**

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

- i) That the Vendors are seized and possessed of and/or otherwise well and sufficiently entitled as the full and absolute owners / raiyats to **All That** the piece and parcel of land containing an area of **25 Satak** (equivalent to **15 Cottahs 2 Chittacks**) more or less (out of total area of 51 Satak in the said Dag) situate lying at comprised in and being a divided and demarcated portion of R.S. & L.R. Dag No.263, recorded in various Khatians, in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, fully described in the **SCHEDULE** hereunder written and hereinafter referred to as "the **SAID PROPERTIES**" and their names and/or the names of their



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predecessors is recorded in the L.R. Records of Rights as the owners / raiyats thereof in the manner following:

VENDORS' NAMES	L.R. KHATIAN NO.	SHARE	Area owned being sold (in Satak)
Mahadeb Sardar	1286	0.0625	3
Shanti Sardar, Ajit Sardar, Dud Kumar Sardar, Sukhi Sardar, Soumita Sardar & Hansi Sardar	1672 in the name of their predecessor, Satish Sardar	0.0833	5
Saraswati Sardar, Kali Pada Sardar, Bhutto Sardar, Sumitra Sardar, Putul Sardar, Purnima Sardar, Chemi Sardar & Kaushalya Sardar	1067 in the name of their predecessor, Badal Sardar	0.0625	3
Guru Sardar	512	0.0625	3
Nemai Sardar	873	0.1042	4
Chimai Sardar	584	0.0833	4
Kusum Bala Dasi	440	0.0625	3
	<b>Total :</b>	<b>0.5208</b>	<b>25</b>

- ii) That Shanti Sardar, Ajit Sardar, Dud Kumar Sardar, Sukhi Sardar, Sushila Sardar & Hansi Sardar acquired title to their aforementioned share by inheritance from the recorded owner, Satish Sardar, since deceased;
- iii) That Saraswati Sardar, Kali Pada Sardar, Bhutto Sardar, Sumitra Sardar, Putul Sardar, Purnima Sardar, Chemi Sardar & Kaushalya Sardar acquired title to their aforementioned share by inheritance from the recorded owner, Badal Sardar, since deceased;
- iv) That the names of the said Satish Sardar, since deceased, Nemai Sardar and Chimai Sardar were recorded as owners in the Records of Rights upon the death of their father, Habul Sardar. However, at the time of his death, the said Habul Sardar had three more heirs (being





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Salt Lake City

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his daughters) namely the said Maya Sardar (Pal), Brihaspati Sardar (Turi) and Brihaspati Sardar, all of whom have joined in as parties to these presents to confirm that at the time of death of the said Habul Sardar, they had disclaimed from taking any share in the said Properties and had released relinquished and renounced the same in favour of the other heirs of the said Habul Sardar, being the said Satish Sardar, since deceased, Nemaï Sardar and Chemai Sardar and that they have no share right title or interest in the said Properties;

- v) That the names of the said Mahadeb Sardar, Badal Sardar (since deceased), Guru Sardar and Kusum Dasi were recorded as owners in the Records of Rights upon the death of Phani Bhushan Sardar [being the father of Mahadeb Sardar, Badal Sardar (since deceased) and Guru Sardar and the husband of Kusum Dasi]. However, at the time of his death, the said Phani Bhushan Sardar had four more heirs (being his daughters) namely Ashtami Sardar, Sushila Sardar, Sikha Sardar and Badli Sardar (since deceased), all of whom had disclaimed from taking any share in the said Properties and had released relinquished and renounced the same in favour of the other heirs of the said Phani Bhushan Sardar, being the said Mahadeb Sardar, Badal Sardar (since deceased), Guru Sardar and Kusum Dasi. The said Ashtami Sardar, Sushila Sardar, Sikha Sardar and the heirs of the said Badli Sardar (since deceased) have joined in as parties to these presents to confirm that they have no share right title or interest in the said Properties;
- vi) In the events aforesaid, the Vendors herein have now become and are the full and absolute owners / raiyats of the said Properties;
- vii) That the said Properties are free from all encumbrances mortgages charges liens lispensens 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.

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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;
- 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



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Additional District Registrar  
Bikaner ( Salt Lake )

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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 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. Dag number 263 which amongst others also comprised a "pukur" was in the late Sixtees filled up and put to agricultural use and is presently a consolidated piece of land with hutments on part thereof.
- C. The Vendor being in urgent need of money approached Magus Bengal Estates Pvt. Ltd., (hereinafter called "Magus Bengal") a company incorporated under the provisions of the Companies Act, 1956 and having its Registered Office at Flat No. 6B, Rajhans Building, No. 6, Hastings Park Road, Kolkata 700027 and by and in terms of an Agreement dated 20<sup>th</sup> June 2007 and made by the Vendor herein also described as "the Vendor" on the One Part and the said Magus Bengal therein described as "the Purchaser" of the Other Part, the Vendor agreed to sell and the said Magus Bengal agreed to purchase All That the said Premises on the terms and conditions and the consideration agreed in the said agreement.
- D. On being nominated by the said Magus Bengal, the Vendor has agreed to complete the sale of the said Premises in favour of the Purchasers herein 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



Additional Director and  
Manager (Sanitation)

- 9 OCT 2007

and liabilities whatsoever or howsoever and with "khas" peaceful vacant possession of the said Properties.

E. 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.

I. **NOW THIS INDENTURE WITNESSETH** that in pursuance of the said agreement and in consideration of the sum of **Rs.15,15,000/=** (Rupees fifteen lacs fifteen thousand) only 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 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 unto and to the Purchasers **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





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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 lispendens 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:**

- (i) **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 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.

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- (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.
- (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 herebefore 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.

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(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 DOTH 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 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)**



Legation de France au Maroc  
Rabat - Maroc

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**All That** the piece and parcel of land containing an area of **25 Satak** (equivalent to **15 Cottahs 2 Chittacks**) more or less situate lying at comprised in and being a divided and demarcated portion of R.S. & L.R. Dag No.263, recorded in various Khatians, in Mouza Chakpachuria (J.L.No.33), Police Station Rajarhat, in the District of North 24-Parganas, Sub-Registration Office ADSR, Bidhannagar, as delineated in the plan annexed hereto duly bordered thereon in "RED", and butted and bounded as follows:

on the North : by partly by R.S. Dag No. 222,  
 on the South : by partly by R.S. Dag No. 235,  
 on the East : by portion of R.S. Dag No. 263,  
 on the West : by partly by R.S. Dag Nos. 230, 225 and 224,

and details whereof are mentioned as under:

VENDORS' NAMES	L.R. KHATIAN NO.	SHARE	Area owned being sold (in Satak)
Mahadeb Sardar	1286	0.0625	3
Shanti Sardar, Ajit Sardar, Dud Kumar Sardar, Sukhi Sardar, Soumita Sardar & Hansi Sardar	1672 in the name of their predecessor, Satish Sardar	0.0833	5
Saraswati Sardar, Kali Pada Sardar, Bhutto Sardar, Sumitra Sardar, Putul Sardar, Purnima Sardar, Chemi Sardar & Kaushalya Sardar	1067 in the name of their predecessor, Badal Sardar	0.0625	3
Guru Sardar	512	0.0625	3
Nemai Sardar	873	0.1042	4
Chimai Sardar	584	0.0833	4
Kusum Bala Dasi	440	0.0625	3
<b>Total :</b>		<b>0.5208</b>	<b>25</b>

**OR HOWSOEVER OTHERWISE** the same now are or is or heretofore were or was situated butted bounded called known numbered described or distinguished.





Additional District Sub-Registrar  
Mahanagar (Sahakar)

2 OCT 1967

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals the day month and year first above written.

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

Handwritten signature in Bengali script above a circular seal. To the right, text reads: "Kusum Bhowmik by the name of Kusum Bhowmik".

Handwritten signature in Bengali script above a circular seal. To the right, text reads: "Bhadrachandran".

Handwritten signature in Bengali script above a circular seal. To the right, text reads: "Bhadrachandran".

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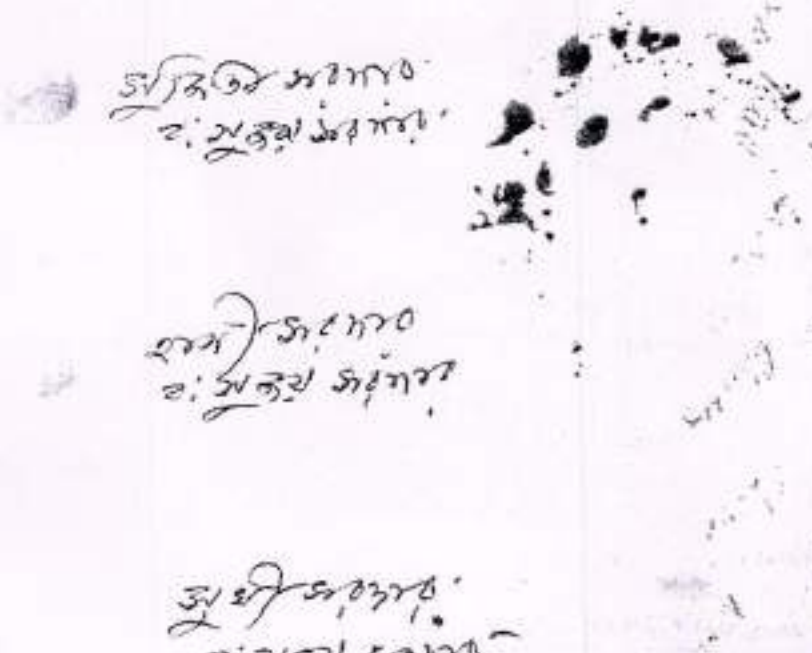
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Handwritten signature in Bengali script.





Additional District Sub-Registrar  
Mehannagar (Sail Lake)

9 OCT 2007

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

*Handwritten signature*



*Handwritten signatures and names in Bengali script, including 'Mani Vatika Private Limited' and others.*

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

*Signature*  
Mahendra Kumar Tripathi  
S/o. Mr. P. N. Tripathi  
3D, Queen's Park  
Kolkata-700017

- MANI VATIKA PRIVATE LIMITED
- MANI FARMHOUSE PRIVATE LIMITED
- MANI CULTIVATION PRIVATE LIMITED
- MANI FLORICULTURE PVT. LTD.
- MANI AGRICULTURE PVT. LTD.
- MANI FLOWER FARMERS PVT. LTD.
- AADHAR S & GOUDA PVT. LTD.
- MANIKAM PROPERTIES PVT. LTD.
- MANIDHARA DEVELOPERS PVT. LTD.
- MANI AKASH DEVELOPERS PRIVATE LIMITED

*Signature*  
Authorized 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

*Signature*  
Authorized Signatory

*Large handwritten signature and notes at the bottom left, including 'SIGNED SEALED AND DELIVERED' and 'MANI VATIKA PRIVATE LIMITED'.*



- 9 OCT 2007

**RECEIPT AND MEMO OF CONSIDERATION:**

**RECEIVED** of and from the withinnamed Purchasers the withinmentioned sum of **Rs.15,15,000/=** (Rupees thirteen lacs fifty thousand) only being the consideration in full payable under these presents as per memo written hereinbelow:

**MEMO OF CONSIDERATION:**

1. By several cheques all dated 28.3.2007 and all drawn by Magus Bengal Estates Pvt. Ltd., on behalf of the withinnamed Purchasers on ICICI Bank Ltd. in favour of the withinnamed Vendors as per details given here under:

Sl. No.	Cheque Nos.	Issued in favour of	Amount (Rs.)
1	237196	MAHADEB SARDAR	46,875/-
2	237191	NEMAI SARDAR	1,25,000/-
3	237192	CHEMAI SARDAR	1,25,000/-
4	237193	SHANTIBALA SARDAR, Alias Shanti Sardar	1,25,000/-
5	237197	KUSUMBALA DASI	46,875/-
6	237195	GURUPADA SARDAR	46,875/-
7	237194	SARASWATI SARDAR	46,875/-

2. By several cheques all dated 28.3.2007 and all drawn by Magus Bengal Estates Pvt. Ltd., on behalf of the withinnamed Purchasers on ICICI Bank Ltd. in favour of the withinnamed Confirming Parties as per details given here under:

Sl. No.	Cheque Nos.	Issued in favour of	Amount (Rs.)
1	237198	SUSHILA SARDAR	46,875/-
2	237199	ANJALI SARDAR	46,875/-
3	237200	SHIKHA SARDAR	46,875/-
4	229601	BIMAL SARDAR	46,875/-

3. By several cheques all dated 26.9.2007 and all drawn by Mani Vatika Pvt. Ltd., on behalf of the withinnamed Purchasers on ICICI Bank Ltd. in favour of the withinnamed Vendors as per details given here under:

Sl. No.	Cheque Nos.	Issued in favour of	Amount (Rs.)
1	776210	MAHADEB SARDAR	43,750/-
2	776211	SHANTI SARDAR	29,166/-



*[Handwritten signature]*  
- OCT 2001

3	776212	AJIT SARDAR	29,166/-
4	776214	DUD KUMAR SARDAR	29,166/-
5	776215	SUKHI SARDAR	29,166/-
6	776216	SOUMITA SARDAR, Alias Sarmita Sardar	29,166/-
7	776217	HANSI SARDAR	29,170/-
8	776218	SARASWATI SARDAR	5,467/-
9	776219	KALIPADA SARDAR	5,469/-
10	776220	BHUTTO SARDAR	5,469/-
11	776221	SUMITRA SARDAR	5,469/-
12	776222	PUTUL SARDAR	5,469/-
13	776223	PURNIMA SARDAR	5,469/-
14	776224	CHEMI SARDAR	5,469/-
15	776225	KAUSHALYA SARDAR	5,469/-
16	776226	GURU SARDAR, Alias Gurupada Sardar	43,750/-
17	776227	NEMAI SARDAR	90,000/-
18	776228	CHEMAI SARDAR	90,000/-
19	776229	KUSUMBALA DASI	43,750/-

By several cheques all dated 26.9.2007 and all drawn by Mani Vatika Pvt. Ltd., on behalf of the withinnamed Purchasers on ICICI Bank Ltd. in favour of the withinnamed Vendors as per details given here under:

Sl. No.	Cheque Nos.	Issued in favour of	Amount (Rs.)
1	776230	ASHTAMI SARDAR	43,750/-
2	776231	SUSHILA SARDAR	43,750/-
3	776232	SHIKHA SARDAR	43,750/-
4	776233	BIMAL SARDAR	43,750/-
5	776234	MAYA SARDAR, Alias Maya Pal	20,000/-
6	776235	BRIHASPATI SARDAR, Alias Brihaspati Turi	20,000/-
7	776236	BRIHASPATI SARDAR	20,000/-

TOTAL : Rs. 15,15,000/-

(Rupees Fifteen Lacs Fifteen Thousand only)

WITNESSES:

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.



Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

Mani Vatika Pvt. Ltd.

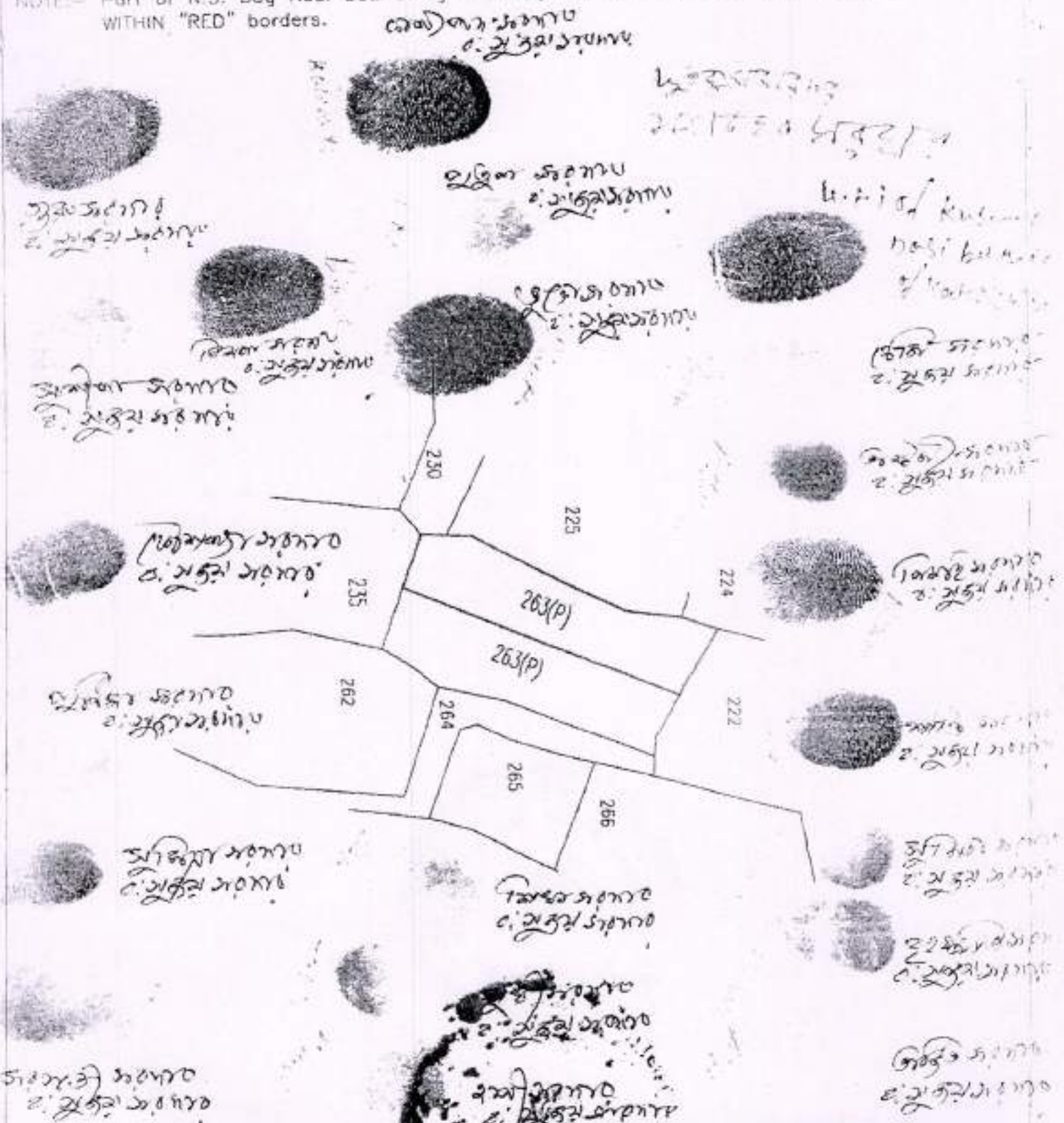




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OCT 2007

MAP OR PLAN FORMING PART OF THE FOREGOING DOCUMENT CONCERNING R.S. DAG NOS. 263 IN MOUZA - CHAKPACHURIA P.S. - RAJARHAT, J.L. NO. 33, IN THE DISTRICT OF 24 PARGANAS(NORTH).

NOTE:- Part of R.S. Dag Nos. 263 being the subject matter of sale shown verged WITHIN "RED" borders.



MANI VATIKA PRIVATE LIMITED  
 MANI FARMHOUSE PRIVATE LIMITED  
 MANI CULTIVATION PRIVATE LIMITED  
 MANI FLOOR CULTURE PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.  
 MANI FLOOR PVT. LTD.

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

*Dulakbecha*  
 Authorised Signatory

*Dulakbecha*  
 Authorised Signatory

(১০০) নম্বর নকশা



~~Department of Statistics and Economics~~  
~~University of Utah~~

- 9 OCT 2007





Additional District Sub Reg  
Mahanagar (Self Labo

- 9 OCT 2007

## SPECIMEN FORM FOR TEN FINGER PRINTS



D. H. P. S. No. 45/84

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



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

D. H. P. S. No. 45/84



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

D. H. P. S. No. 45/84



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



Additional District Sub-Region  
Mahanagar (Salt Lake City)

- 9 OCT 2007

### SPECIMEN FORM FOR TEN FINGER PRINTS



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

பெரிய கை  
பெரிய கை



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

பெரிய கை  
பெரிய கை



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

பெரிய கை  
பெரிய கை



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





9 OCT 2007



### 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					

7/10/1952  
 7 the Perm of Kachhick Section



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

સાચી જાણ  
 ૨૧/૧૨/૧૯૫૨



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

સાચી જાણ  
 ૨૧/૧૨/૧૯૫૨



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



1067 OCT 2907

## 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					

ಸುಬ್ಬರಾಜ್ (ಪು) ಅಧ್ಯಕ್ಷರು  
 ಅಧ್ಯಕ್ಷರು



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

ಅಧ್ಯಕ್ಷರು ಅಧ್ಯಕ್ಷರು  
 ಅಧ್ಯಕ್ಷರು



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

ಅಧ್ಯಕ್ಷರು ಅಧ್ಯಕ್ಷರು  
 ಅಧ್ಯಕ್ಷರು



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



- 9 OCT 2007

### 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					

12287 క. అశాం  
 డి. ఎల్. కె. ఎల్. ఎల్.



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



అం. అం. అం. అం.  
 డి. ఎల్. కె. ఎల్. ఎల్.



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



అం. అం. అం. అం.  
 డి. ఎల్. కె. ఎల్. ఎల్.



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





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~~SECRET~~

- 9 OCT 2007

## 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 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.



	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.



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





A

Additional District Sub-Region  
Mishawaka (East Lake)

- 9 OCT 2007



Government Of West Bengal  
Office Of the A. D. S. R. BIDHAN NAGAR  
District:-North 24-Paraganas

Endorsement For Deed Number : I - 10169 of 2009  
(Serial No. 08859 of 2007)

On 09/10/2007

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

Presented for registration at 18.00 hrs on :09/10/2007, at the Private residence by Paras Mal Rakhecha, one of the Claimants.

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

Execution is admitted on 09/10/2007 by

1. Mahadeb Sardar, son of Lt. Phani Bhusan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
2. Shanti Sardar, wife of Lt. Satish Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
3. Ajit Sardar, son of Lt. Satish Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
4. Dud Kumar Sardar, son of Lt. Satish Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
5. Sukhi Sardar, wife of Kanan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
6. Soumita Sardar, wife of Madhab Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
7. Hansi Sardar, wife of Netai Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
8. Saraswati Sardar, wife of Lt. Badal Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
9. Kali Pada Sardar, son of Lt. Badal Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
10. Bhutto Sardar, son of Lt. Badal Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
11. Sumitra Sardar, wife of Gobinda Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
12. Putul Sardar, wife of Arjun Mondal , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
13. Purnima Sardar, wife of Nemai Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
14. Chemi Sardar, wife of Sukumar Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
15. Kaushalya Sardar, wife of Rajan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----



*(Signature)*

( Rajendra Prasad Upadhyay )  
ADDITIONAL DISTRICT SUB-REGISTRAR

13/11/2009 15:35:00  
Addl. District Sub-Registrar, Bidhan Nagar (Salt Lake City)

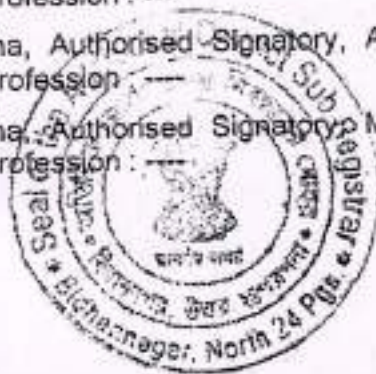


Government Of West Bengal  
Office Of the A. D. S. R. BIDHAN NAGAR  
District:-North 24-Parganas

Endorsement For Deed Number : 1 - 10169 of 2009

(Serial No. 08859 of 2007)

16. Guru Sardar Alias Guru Pada Sardar, son of Lt. Phani Bhusan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
17. Nemai Sardar, son of Lt. Habul Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
18. Chimai Sardar, son of Lt. Habul Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
19. Kusum Bala Dasi, wife of Lt. Phani Bhusan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
20. Ashtami Sardar, wife of Khotu Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
21. Sushila Sardar, wife of Hazra Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
22. Sikha Sardar, wife of Kanan Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
23. Bimal Sardar, son of Lt. Badli Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
24. Maya Sardar ( Pal), wife of Keshto Pal , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
25. Brihaspati Sardar ( Turi), wife of Matar Turi , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
26. Brihaspati Sardar, wife of Bharat Sardar , Chakpachuria N-24-pgs , Thana Rajarhat, By Caste Hindu, By Profession : ----
27. Paras Mal Rakhecha, Authorised Signatory, Mani Vatika Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
28. Paras Mal Rakhecha, Authorised Signatory, Mani Farmhouse Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
29. Paras Mal Rakhecha, Authorised Signatory, Mani Cultivation Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
30. Paras Mal Rakhecha, Authorised Signatory, Mani Floriculture Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
31. Paras Mal Rakhecha, Authorised Signatory, Mani Agricultural Farms Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
32. Paras Mal Rakhecha, Authorised Signatory, Mani Flower Products Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
33. Paras Mal Rakhecha, Authorised Signatory, Aadharseela Goods Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
34. Paras Mal Rakhecha, Authorised Signatory, Manikarn Properties Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----



*(Signature)*

( Rajendra Prasad Upadhyay )  
ADDITIONAL DISTRICT SUB-REGISTRAR

Add. Dist. Endorsement No. 10169 of 2009  
Bidhan Nagar (Salt Lake City)



Government Of West Bengal  
Office Of the A. D. S. R. BIDHAN NAGAR  
District:-North 24-Parganas

Endorsement For Deed Number : I - 10169 of 2009  
(Serial No. 08859 of 2007)

35. Paras Mal Rakhecha, Authorised Signatory, Manideepa Properties Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
36. Paras Mal Rakhecha, Authorised Signatory, Mani Akash Hirise Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
37. Paras Mal Rakhecha, Authorised Signatory, Manikam Properties Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
38. Paras Mal Rakhecha, Authorised Signatory, Mani Kanchan Properties Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
39. Paras Mal Rakhecha, Authorised Signatory, Suswapan Tieup Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
40. Paras Mal Rakhecha, Authorised Signatory, Maniam Developers Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
41. Paras Mal Rakhecha, Authorised Signatory, Shreemani Constructions Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
42. Paras Mal Rakhecha, Authorised Signatory, Neelamber Hi Rise Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
43. Paras Mal Rakhecha, Authorised Signatory, Maniam Constructions Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
44. Paras Mal Rakhecha, Authorised Signatory, Maniam Builders Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----
45. Paras Mal Rakhecha, Authorised Signatory, Rajmani Developers Pvt. Ltd., 2 D, Queens Park, Kolkata-700019, By Profession : ----

Identified By Sujay Sardar, son of Lt. Nanda Lal Sardar, Chakpachuria N-24-pgs, Thana: Rajarhat, By Caste: Hindu, By Profession: ----.

( Nurul Amin Khan )  
ADDITIONAL DISTRICT SUB-REGISTRAR

On 11/10/2007

**Payment of Fees:**

Fee Paid in rupees under article : A(1) = 16654/- .E = 7/- on 11/10/2007

**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.-2382172/-

Certified that the required stamp duty of this document is Rs.- 119119 /- and the Stamp duty paid as Impressive Rs.- 1000/-

**Deficit stamp duty**

Deficit stamp duty



( Rajendra Prasad Upadhyay )  
ADDITIONAL DISTRICT SUB-REGISTRAR

13/11/2009 15:35:00

Adol. District Sub-Registrar  
Bidhan Nagar (Salt Lake City)  
Endorsement NO. 104/2009 4



Government Of West Bengal  
Office Of the A. D. S. R. BIDHAN NAGAR  
District:-North 24-Parganas

Endorsement For Deed Number : I - 10169 of 2009  
(Serial No. 08859 of 2007)

1. Rs. 49000/- is paid, by the draft number 449207, Draft Date 26/09/2007, Bank Name State Bank Of India, Bhowanipore, Cal, received on 11/10/2007
2. Rs. 40000/- is paid, by the draft number 449208, Draft Date 26/09/2007, Bank Name State Bank Of India, Bhowanipore, Cal, received on 11/10/2007
3. Rs. 900/- is paid, by the draft number 032716, Draft Date 26/09/2007, Bank Name State Bank Of India, Ballygunge, received on 11/10/2007

( Nurul Amin Khan )  
ADDITIONAL DISTRICT SUB-REGISTRAR

On 13/11/2009

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

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number : 23,4 of Indian Stamp Act 1899. also under section 5 of West Bengal Land Reforms Act, 1955; Court fee stamp paid Rs.10/-

**Deficit stamp duty**

Deficit stamp duty Rs. 28250/- is paid 40911523/10/2009 STATE BANK OF INDIA, Bagmari, received on 13/11/2009

**Deficit Fees paid**

Deficit amount of Registration fees is realized under Article in rupees :

A(1) = 9548/- on 13/11/2009.

( Rajendra Prasad Upadhyay )  
ADDITIONAL DISTRICT SUB-REGISTRAR

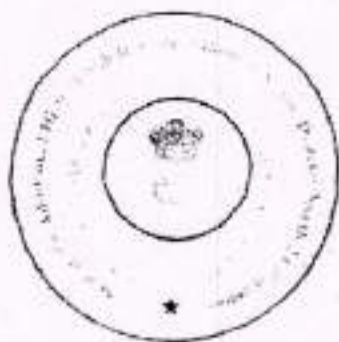


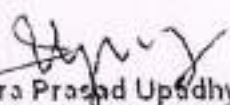
( Rajendra Prasad Upadhyay )

ADDITIONAL DISTRICT SUB-REGISTRAR  
Bidhan Nagar (Salt Endorsement) 13 NOV 2009

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I  
CD Volume number 10  
Page from 12652 to 12686  
being No 10169 for the year 2009.



  
(Rajendra Prasad Upadhyay) 16-November-2009  
ADDITIONAL DISTRICT SUB-REGISTRAR  
Office of the A. D. S. R. BIDHAN NAGAR  
West Bengal