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भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

पश्चिम बंगाल WEST BENGAL

U 699909

Q.NO. 16131000 276361/15

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The endorsements sheets attached to this document are the part of this document

Addl. Dist. sub. Registrar, Barasat, South 24 Pgs

09/10/2015

CONVEYANCE

- 1. Date: 28 day of September 2015
- 2. Place: Kolkata
- 3. Parties:



ADMOBILE PVT. LTD.

Handwritten signature: Director

ATTESTED

Attested by: Mr. Abhishek LANKANT, Advocate, Kolkata

03 OCT 2015

For ONE AD DISPLAY PVT. LTD.



Handwritten notes at bottom left

27 JUL 2015

33271

No.....Rs. 100/- Date....

Payee *Adreshika Private Limited*

Address *10/1C, Diamond Harbour Road, Post 21*

Vendor.....

Alipur Collectorate, 24 Pgs. (S)

**SUBHANKAR DAS**

**STAMP VENDOR**

Alipur Police Court, Kol - 27

*Pramabranjan Das*



V.C.T. 1

2748

*Pramabranjan Das*

03 OCT 2015

*Copy 987*

*Karna L. Choudhary*

*s/o Kanchit Kr. Choudhary*

*78/23, A.J.C. Bose Road*

*Plot - 2, Kolkat - 700014*



*[Signature]*  
Local Dist. Sub-Registrar  
Bokaro, 24 Pgs. 138

ATTESTED  
[Signature]  
Notary Public  
Alipur, West Bengal

28 SEP 2015



- 3.1 Admobile Private Ltd, a company incorporated under the Companies Act, 1956 (CIN U70101WB1985PTC038693), having its registered office at 16/1G Diamond Harbor Road, Post Office: Mominpur, Kolkata - 700027, Police Station: Alipore (PAN AACCAI106C), represented by its Director, Mr. Pranab Ranjan De, son of Sridhar Ranjan De, by faith Hindu, by occupation service, residing at 24A, Pratapaditya Place, Post Office: Kalighat, Kolkata - 700026, Police Station: Tollygunge (PAN ACMPD1679G)

(Vendor, includes successors-in-interest)

And

- 3.2 One Ad Display Private Limited, a company incorporated under the Companies Act, 1956 (CIN U70102WB2006PTC109584), having its registered office at 16/1G Diamond Harbor Road, Post Office: Mominpur, Kolkata - 700027 Police Station: Alipore (PANAAACO8390C), represented by its Director, Ms. Prochy Numazar Mehta, wife of Mr Numazar Dorab Mehta, by faith Zoroastrian, by occupation Business, residing at 16/1B Diamond Harbor Road, Post Office: Mominpur, Kolkata - 700027, Police Station: Alipore (PAN AFEPMI490D)

(Purchaser, includes successors-in-interest).

"Vendor" and "Purchaser" are hereinafter individually referred to as such or as a "Party" and collectively as "Parties".

#### NOW THIS CONVEYANCE WITNESSETH AS FOLLOWS:

4. Subject Matter of Conveyance and Background thereof: Each of the Parties agree, accept, acknowledge and confirm that by and under several registered deeds of conveyance executed on various dates ("Title Deeds"), the Vendor became entitled to various pieces and parcels of detached and/or non-contiguous land of diverse nature/classification and measurements, comprised amongst others in parts and portions of several R. S. Dag Nos., appertaining to several *Khatian* Nos. as detailed herein below, all situate in Mouza Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and more specifically described in Parts - I to XV of the Schedule hereunder written and bordered Red on the Plan annexed hereto (collectively "Said Property"):

(1) Demarcated portion of land classified as *Sahi* measuring 34 (thirty four) decimals, more or less, comprised in a portion of R.S. Dag No. 354, recorded in L.R. *Khatian* No. 1152, more fully described in Part - I of the Schedule below; and

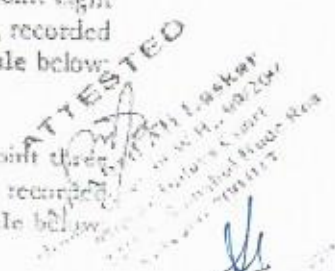
(2) Demarcated portion of land classified as *Sahi* measuring 9.89 (nine point eight nine) decimals, more or less, comprised in a portion of R.S. Dag No. 385, recorded in L.R. *Khatian* No. 1152, more fully described in Part - II of the Schedule below; and

(3) Demarcated portion of land classified as *Sahi* measuring 1.89 (one point three nine) decimals, more or less, comprised in a portion of R.S. Dag No. 385, recorded in L.R. *Khatian* No. 1152, more fully described in Part - III of the Schedule below; and

ADMOBILE PVT. LTD.

For ONE AD DISPLAY PVT. LTD.

For Authorised Signatory: J.P.P.  
Authorised Signatory





Asstt. Dir. Sub-Registrar  
Bhubaneswar 74 Post. (S)

28 SEP 2015



(4) Demarcated portion of land classified as *Sali* measuring 65.20 (sixty five point two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 389, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - IV** of the **Schedule** below; and

(5) Demarcated portion of land classified as *Sali* measuring 73 (seventy three) decimals, more or less, comprised in a portion of R.S. *Dag* No. 390, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - V** of the **Schedule** below; and

(6) Demarcated portion of land classified as *Sali* measuring 32 (thirty two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 391, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - VI** of the **Schedule** below; and

(7) Demarcated portion of land classified as *Sali* measuring 2 (two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 392, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - VII** of the **Schedule** below; and

(8) Demarcated portion of land classified as *Sali* measuring 3.5 (three point five) decimals, more or less, together with structures thereon comprised in a portion of R.S. *Dag* No. 393, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - VIII** of the **Schedule** below; and

(9) Demarcated portion of land classified as *Sali* measuring 280.53 (two hundred eighty point five three) decimals, more or less, comprised in a portion of R.S. *Dag* No. 415, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - IX** of the **Schedule** below; and

(10) Demarcated portion of land classified as *Sali* measuring 28.87 (twenty eight point eight seven) decimals, more or less, comprised in a portion of R.S. *Dag* No. 416, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - X** of the **Schedule** below; and

(11) Demarcated portion of land classified as *Sali* measuring 50 (sixty) decimals, more or less, comprised in a portion of R.S. *Dag* No. 417, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XI** of the **Schedule** below; and

(12) Demarcated portion of land classified as *Sali* measuring 65 (sixty five) decimals, more or less, comprised in a portion of R.S. *Dag* No. 418, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XII** of the **Schedule** below; and

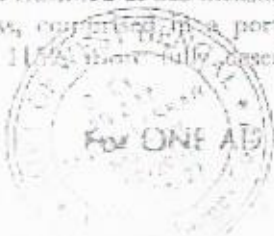
(13) Demarcated portion of land classified as *Sali* measuring 17 (seventeen) decimals, more or less, comprised in a portion of R.S. *Dag* No. 419, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XIII** of the **Schedule** below; and

(14) Demarcated portion of land classified as *Sali* measuring 43.99 (forty three point nine nine) decimals, more or less, comprised in a portion of R.S. *Dag* No. 420, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XIV** of the **Schedule** below; and

(15) Demarcated portion of land classified as *Sali* measuring 25.61 (twenty five point six one) decimals, more or less, comprised in a portion of R.S. *Dag* No. 424, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XV** of the **Schedule** below;

ADMOBILE PVT. LTD.

*Handwritten signature*  
Director




TESTED  
Md. Ahsan Ali Ishaq  
Chartered Accountant  
229 A, Shantipur, Dhaka-1000  
Kolkata-700 017

03 007 2015





  
Asstt. Dist. Sub-Registrar  
Bangalore 24 Post.151

28 SEP 2015



5. **Mutual Covenants of the Parties:** Each Party agrees, accepts, acknowledges and confirms the following in respect of the Said Property:

5.1 **Mutation:** Each of the areas belonging to the Vendor in the respective Dag Nos. including those comprising the Said Property have been mutated in the name of the Vendor, in the records of the concerned Block Land & Land Reforms Office.

5.2 **Acquisition/Requisition:** No notice has been received from any authority for acquisition, requisition or vesting of the Said Property, and to the best of the knowledge of each of the Parties, the same is not affected by any scheme of any local authority or government or statutory body.

5.3 **Encumbrances:** No act, deed, matter or thing has at any time been done or executed or knowingly suffered by the Vendor, whereby the Said Property or any part thereof can or may be impeached, encumbered or affected in title.

5.4 **Dues:** No taxes, land revenue, rents and other outgoings in respect of the Said Property in terms of the demands/notices received by the Vendor are due and payable to the local authority and/or to any other concerned authority or authorities.

5.5 **Bar by Court Order or Statutory Authority:** To the best of the knowledge of each of the Parties, there is no order of Court or any other statutory authority prohibiting the transfer and/or alienation of the Said Property or any part thereof.

6. **Representations of the Vendor:** The Vendor represents, confirms and covenants to/with the Purchaser as follows:

6.1 **Right, Power and Authority to Sell:** To the best of the knowledge of the Vendor, the Vendor has good right, full power and absolute authority to grant, sell, convey, transfer, assign and assure the Said Property to the Purchaser in the manner recorded in these presents.

6.2 **No Mortgage:** The Vendor has created no mortgage or charge in respect of the Said Property by depositing the Title Deeds or otherwise.

7. **Representations of the Purchaser:** The Purchaser represents, confirms and covenants to/with the Vendor as follows:

7.1 **Due Diligence etc.:** The Purchaser has:

a) conducted and completed an independent and a thorough due diligence in respect of each of the land parcels and each of the Dag Nos. comprising the Said Property and has searched, inspected and verified each and every aspect of each of the land parcels and each of the Dag Nos. comprising the Said Property including but not limited to the title (including the history and devolution thereof), and has complete notice and knowledge of the several land parcels held by the Vendor including amongst others the Said Property as also of the ceiling limit(s) prescribed under the several land laws; and

b) perused each of the original deeds, documents, record of rights etc. pertaining to each of the land parcels comprising the Said Property including but not limited to the Title Deeds and the history of devolution of the title thereof, and

For Amrita Developers LLP

Authorized Signatory

NOTED  
Mr. Akhesh Ali Laskar  
Member, Law of W.R. 1992/100  
Mumbai District Court  
22/1A, Narbandh Road  
Mumbai - 400017



ADMOBILE PVT. LTD.



FOR ONE ADMOBILE PVT. LTD.

03 OCT 2015

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Amtris Developers LLP  
Kot-91

28 SEP 2015



- c) verified each of the representations made by the Vendor herein, and satisfied itself in respect thereof; and
- d) carried out a physical inspection of the Said Property including in respect of the area, nature, character, boundaries, feasibility, viability, location, access etc. thereof; and
- e) ascertained the status of the rents, rates, taxes, land revenue and all other outgoings payable or paid in respect of the Said Property and the status of the mutation and/or the absence/lack of mutation thereof,

and only after being completely satisfied in all respects, the Purchaser has agreed to purchase the Said Property, and the Purchaser covenants and undertakes not to make/raise/set up/initiate any manner/nature of claim, demand, action etc. contrary thereto and/or any objection to the same and/or raise any requisitions in respect thereof.

**7.2 Area of the Said Property:** The Purchaser accepts and confirms that:

- a) notwithstanding the measurement of each of the land parcels and the Dag Nos. comprising the Said Property as recorded in the concerned Title Deeds as also the areas stated herein, the Purchaser has verified and satisfied itself regarding the physical measurement of each of the land parcels, and shall not and undertakes not to raise/make/set up/initiate any manner/nature of claim, demand, action etc. contrary thereto and/or any objection thereto; and
- b) in the event the measurement of any of the land parcels comprising the Said Property as recorded in the respective concerned land records be lesser than the measurement of such land as recorded in the concerned Title Deeds and/or the area stated herein, the Purchaser shall not and undertakes not to raise/make/ set up/initiate any manner/nature of claim, demand, action etc. in respect of such differential area.

**7.3 Negative Covenants:** In the event any discrepancy, issue, claim, demand, action, controversy etc. of any manner/nature whatsoever and/or on any ground whatsoever or howsoever arises in respect of any part or portion of the Said Property, the Purchaser shall not and undertakes not to make/raise/set up against the Vendor and/or the directors, shareholders and officers of the Vendor any claim, demand, action etc., monetary or otherwise, on any ground whatsoever, whether pertaining to the past or to the present or to the future including in respect of any issue/matter for the period prior to purchase of the Said Property by the Vendor and/or for the period during which the Vendor was the owner thereof.

**8. Sale and Transfer**

**8.1 Hereby Made:** The Vendor hereby sells, conveys and transfers to the Purchaser on 'as is where is'/'as is whatever there is basis' the entirety of the Vendor's right, title and interest of whatsoever or howsoever nature in the Said Property comprising of various pieces and parcels of detached and/or non-contiguous land of diverse nature/classification and measurements, comprised in parts or portions of several S. Dag Nos., appertaining to several Khatian Nos. as detailed herein below, all situate in Mouza Banagram, J.L. Nos 15, Police Station Bishnupur, within the jurisdiction of the Ratapanga Gram Panchayat, District South 24 Parganas, and

For Amrits Developers LLP

Authorised Signatory



ADMOBILE PVT. LTD.

For ONE AD DISPLAY PVT 10 OCT 2016

*Handwritten signature*



Amal Das, Sub-Registrar  
District 24 Puz.151

28 SEP 2015



more specifically described in Parts - I to XV of the Schedule hereunder written and bordered Red on the Plan annexed hereto:

(1) Demarcated portion of land classified as *Sali* measuring 34 (thirty four) decimals, more or less, comprised in a portion of R.S. *Dag* No. 364, recorded in L.R. *Khatian* No. 1152, more fully described in Part - I of the Schedule below; and

(2) Demarcated portion of land classified as *Sali* measuring 9.89 (nine point eight nine) decimals, more or less, comprised in a portion of R.S. *Dag* No. 385, recorded in L.R. *Khatian* No. 1152, more fully described in Part - II of the Schedule below; and

(3) Demarcated portion of land classified as *Sali* measuring 1.39 (one point three nine) decimals, more or less, comprised in a portion of R.S. *Dag* No. 386, recorded in L.R. *Khatian* No. 1152, more fully described in Part - III of the Schedule below; and

(4) Demarcated portion of land classified as *Sali* measuring 65.20 (sixty five point two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 389, recorded in L.R. *Khatian* No. 1152, more fully described in Part - IV of the Schedule below; and

(5) Demarcated portion of land classified as *Sali* measuring 73 (seventy three) decimals, more or less, comprised in a portion of R.S. *Dag* No. 390, recorded in L.R. *Khatian* No. 1152, more fully described in Part - V of the Schedule below; and

(6) Demarcated portion of land classified as *Sali* measuring 32 (thirty two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 391, recorded in L.R. *Khatian* No. 1152, more fully described in Part - VI of the Schedule below; and

(7) Demarcated portion of land classified as *Sali* measuring 2 (two) decimals, more or less, comprised in a portion of R.S. *Dag* No. 392, recorded in L.R. *Khatian* No. 1152, more fully described in Part - VII of the Schedule below; and

(8) Demarcated portion of land classified as *Sali* measuring 3.5 (three point five) decimals, more or less, together with structures thereon comprised in a portion of R.S. *Dag* No. 393, recorded in L.R. *Khatian* No. 1152, more fully described in Part - VIII of the Schedule below; and

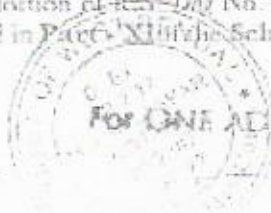
(9) Demarcated portion of land classified as *Sali* measuring 280.53 (two hundred eighty point five three) decimals, more or less, comprised in a portion of R.S. *Dag* No. 415, recorded in L.R. *Khatian* No. 1152, more fully described in Part - IX of the Schedule below; and

(10) Demarcated portion of land classified as *Sali* measuring 28.87 (twenty eight point eight seven) decimals, more or less, comprised in a portion of R.S. *Dag* No. 416, recorded in L.R. *Khatian* No. 1152, more fully described in Part - X of the Schedule below; and

(11) Demarcated portion of land classified as *Sali* measuring 50 (sixty) decimals, more or less, comprised in a portion of R.S. *Dag* No. 417, recorded in L.R. *Khatian* No. 1152, more fully described in Part - XI of the Schedule below; and

ADMOBILE PVT. LTD.

*[Handwritten signature]*



TESTED  
Mr. Abad 3111.35848  
13/08/2018  
13/08/2018





Asstt. Dir. Sub-Registrar  
Bangalore 24 Puz.(S)

28 SEP 2015



(12) Demarcated portion of land classified as *Sali* measuring 65 (sixty five) decimals, more or less, comprised in a portion of R.S. *Dag* No. 418, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XII** of the **Schedule** below; and

(13) Demarcated portion of land classified as *Sali* measuring 17 (seventeen) decimals, more or less, comprised in a portion of R.S. *Dag* No. 419, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XIII** of the **Schedule** below; and

(14) Demarcated portion of land classified as *Sali* measuring 43.99 (forty three point nine nine) decimals, more or less, comprised in a portion of R.S. *Dag* No. 420, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XIV** of the **Schedule** below; and

(15) Demarcated portion of land classified as *Sali* measuring 25.61 (twenty five point six one) decimals, more or less, comprised in a portion of R.S. *Dag* No. 424, recorded in L.R. *Khatian* No. 1152, more fully described in **Part - XV** of the **Schedule** below;

together with all title, benefits, easements, authorities, claims, demands, usufructs and tangible and intangible rights of whatsoever or howsoever nature if any of the Vendor in the Said Property and appurtenances and inheritances if any for access and user thereof.

8.2 **Consideration:** The aforesaid transfer is being made in consideration of a sum of Rs. 3,26,47,120/- (Rupees Three Crores Twenty Six Lacs Sixty Forty Seven Thousand One Hundred and Twenty only) paid by the Purchaser to the Vendor, receipt of which the Vendor hereby and by the Receipt and Memo of Consideration hereunder written, admits and acknowledges.

9. **Terms of Transfer**

9.1 **Salient terms:** The transfer being effected by this Conveyance is:

9.1.1 **Sales:** a sale within the meaning of the Transfer of Property Act, 1882;

9.1.2 **Absolute:** absolute, irreversible and perpetual;

9.1.3 **Together with All Other Appurtenances, if any:** together with all other rights, if any and all other appurtenances if any including but not limited to customary and other rights of easements if any for the beneficial use of the Said Property, each as the Vendor may have as on the date of execution of these presents.

9.2 **Possession:** The Vendor has handed over to the Purchaser *statu*, vacant, peaceful and physical possession of the Said Property as available with the Vendor, which has been received by the Purchaser to its satisfaction. The Vendor hereby covenants that the Purchaser and the successors-in-interest and/or assigns of the Purchaser shall and may, from time to time, and at all times hereafter, peacefully and quietly enter into, hold, possess, use and enjoy the Said Property and every part thereof exclusively and receive the rents, issues and profits thereof, without any lawful eviction, hindrance, interruption, disturbance, claim or demand whatsoever from or by the Vendor or any person or persons lawfully or equitably claiming any right or estate therein from under or in trust from the Vendor.

ADMOBILE PVT. LTD.

*[Signature]*  
Director



FOR ONE AD DISPLAY PVT. LTD.

ATTESTED

*[Signature]*  
Mr. Anand K. Jaiswal  
Director  
ADMOBILE PVT. LTD.  
10/10, Sector 10, Gurgaon  
Haryana - 122002

For Anand Developers LLP



Authorized Signatory

8 Oct 2015



Asstt. Dir. Sub-Registrar  
Bastara 24 Post. (S)

28 SEP 2015



- 9.3 **Stamp Duty and Registrations:** The stamp duty, registration fees and all ancillary and/or incidental expenses pertaining to this deed, shall be borne and paid by the Vendor.
- 9.4 **Further acts:** The Vendor hereby covenants that the Vendor or any person claiming under the Vendor, shall and will from time to time and at all times hereafter, upon every reasonable request and at the cost of the Purchaser, do and execute or cause to be done and executed all such reasonable acts, deeds and things for further or more perfectly assuring the transfer of the Said Property in favour of the Purchaser in the manner stated in these presents.

**Schedule  
Part - I**

Demarcated portion of land classified as *Sali* measuring 34 (thirty four) decimals, more or less, comprised in a portion of R.S. 364, recorded in L.R. *Mhatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

|              |   |                   |
|--------------|---|-------------------|
| On the North | : | By R.S. 364 & 365 |
| On the East  | : | By R.S. 364       |
| On the South | : | By R.S. 363 & 359 |
| On the West  | : | By R.S. 362       |

**Part - II**

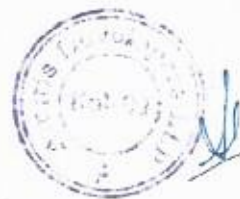
Demarcated portion of land classified as *Sali* measuring 9.89 (nine point eight nine) decimals, more or less, comprised in a portion of R.S. 385, recorded in L.R. *Mhatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

|              |   |             |
|--------------|---|-------------|
| On the North | : | By R.S. 385 |
| On the East  | : | By R.S. 386 |
| On the South | : | By R.S. 389 |
| On the West  | : | By R.S. 364 |

**Part - III**

Demarcated portion of land classified as *Sali* measuring 1.99 (one point three nine) decimals, more or less, comprised in a portion of R.S. 396, recorded in L.R. *Mhatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

|              |   |             |
|--------------|---|-------------|
| On the North | : | By R.S. 385 |
| On the East  | : | By R.S. 396 |
| On the South | : | By R.S. 389 |
| On the West  | : | By R.S. 364 |



**ATTESTED**

Md. Akbar Ali Laskar  
Notary Public for W.B. 692206  
-22-1st, Saranajit Bhada Road  
Kolkata-700013



ADMOBILE PVT. LTD.

*Rasapunja*

For ONE AD DISPLAY

27 OCT 2015

Prof. Anil Kumar Developers LLP

Authorized Signatory



Amrit. Das. Sub-Registrar  
Bhubaneswar 24 Post. (SI)

28 SEP 2015



Demarcated portion of land classified as *Sali* measuring 65.20 (sixty five point two) decimals, more or less, comprised in a portion of R.S. *Dag No. 389*, recorded in L.R. *Khatian No. 1152, Mouza Banagram, J.L. No. 16, Police Station Bishnupur*, within the jurisdiction of the *Rasapunja Gram Panchayat, District South 24 Parganas*, and butted and bounded as follows:

On the North : By R.S. 385 & 389  
 On the East : By R.S. 389  
 On the South : By R.S. 390 & 389  
 On the West : By R.S. 383, 358 & 364

#### Part -V

Demarcated portion of land classified as *Sali* measuring 73 (seventy three) decimals, more or less, comprised in a portion of R.S. *Dag No. 390*, corresponding to L.R. *Dag No. 460*, recorded in L.R. *Khatian No. 1152, Mouza Banagram, J.L. No. 16, Police Station Bishnupur*, within the jurisdiction of the *Rasapunja Gram Panchayat, District South 24 Parganas*, and butted and bounded as follows:

On the North : By R.S. 389  
 On the East : By R.S. 391 & 392  
 On the South : By R.S. 415  
 On the West : By R.S. 356

#### Part -VI

Demarcated portion of land classified as *Sali* measuring 32 (thirty two) decimals, more or less, comprised in a portion of R.S. *Dag No. 391*, recorded in L.R. *Khatian No. 1152, Mouza Banagram, J.L. No. 16, Police Station Bishnupur*, within the jurisdiction of the *Rasapunja Gram Panchayat, District South 24 Parganas*, and butted and bounded as follows:

On the North : By R.S. 393 & 392  
 On the East : By R.S. 392  
 On the South : By R.S. 414  
 On the West : By R.S. 390 & 415

#### Part -VII

Demarcated portion of land classified as *Sali* measuring 2 (two) decimals, more or less, comprised in a portion of R.S. *Dag No. 392*, recorded in L.R. *Khatian No. 1152, Mouza Banagram, J.L. No. 16, Police Station Bishnupur*, within the jurisdiction of the *Rasapunja Gram Panchayat, District South 24 Parganas*, and butted and bounded as follows:

On the North : By R.S. 392  
 On the East : By R.S. 392  
 On the South : By R.S. 414  
 On the West : By R.S. 392

ADMOBILE P.V.I.

*[Signature]*  
 Director



ATTESTED

*[Signature]*  
 For One Ad Display

For Anitias Developers LLP

Authorized Signatory



2015





*[Signature]*  
Asst. Dir. Sub-Registrar  
Bangalore 24 Post.161

28 SEP 2015

## Part -VIII

Demarcated portion of land classified as *Sali* measuring 3.5 (three point five) decimals, more or less, together with structures thereon comprised in a portion of R.S. *Dag* No. 393, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 393  
 On the East : By R.S. 392  
 On the South : By R.S. 391  
 On the West : By R.S. 390

## Part -IX

Demarcated portion of land classified as *Sali* measuring 200.53 (two hundred eighty point five three) decimals, more or less, comprised in a portion of R.S. *Dag* No. 415, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 390  
 On the East : By R.S. 391, 414, 415 & 420  
 On the South : By R.S. 416 & 415  
 On the West : By R.S. 415, 355, 356

## Part -X

Demarcated portion of land classified as *Sali* measuring 28.87 (twenty eight point eight seven) decimals, more or less, comprised in a portion of R.S. *Dag* No. 416, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 416 & 415  
 On the East : By R.S. 416  
 On the South : By R.S. 416  
 On the West : By R.S. 416

## Part -XI

Demarcated portion of land classified as *Sali* measuring 60 (sixty) decimals, more or less, comprised in a portion of R.S. *Dag* No. 417, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 420  
 On the East : By R.S. 420  
 On the South : By R.S. 416  
 On the West : By R.S. 416

ADMOBILE PVT. LTD.

For ONE AD DISPLAY PVT. LTD.

*Pranab Kumar*  
 Director



ATTESTED  
 MR. AHMED ALI LASKAR  
 Member, Council of W.B., 10/12/10  
 Adm. & Finance Officer  
 22/24, National Trade Park  
 Kolkata - 700017

For Assista Developers LLP

Authorised Signatory



03 OCT 2015



Asst. Dir. Sub Registrar  
Bangalore 24 Puz.(S)

28 SEP 2015





## Part - XII

Demarcated portion of land classified as *Sali* measuring 65 (sixty five) decimals, more or less, comprised in a portion of R.S. *Dag* No. 418, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 417  
 On the East : By R.S. 419, 420  
 On the South : By R.S. 424  
 On the West : By R.S. 416

## Part - XIII

Demarcated portion of land classified as *Sali* measuring 17 (seventeen) decimals, more or less, comprised in a portion of R.S. *Dag* No. 419, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 420  
 On the East : By R.S. 420  
 On the South : By R.S. 424  
 On the West : By R.S. 418

## Part - XIV

Demarcated portion of land classified as *Sali* measuring 43.99 (forty three point nine nine) decimals, more or less, comprised in a portion of R.S. *Dag* No. 420, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 414  
 On the East : By R.S. 413, 420  
 On the South : By R.S. 417  
 On the West : By R.S. 415, 416

## Part - XV

Demarcated portion of land classified as *Sali* measuring 25.61 (twenty five point six one) decimals, more or less, comprised in a portion of R.S. *Dag* No. 424, recorded in L.R. *Khatian* No. 1152, *Mouza* Banagram, J.L. No. 16, Police Station Bishnupur, within the jurisdiction of the Rasapunja Gram Panchayat, District South 24 Parganas, and butted and bounded as follows:

On the North : By R.S. 418, 419  
 On the East : By R.S. 424  
 On the South : By R.S. 424  
 On the West : By R.S. 418

ADMOBILE PVT. LTD.

*[Signature]*

For Amits Developers LLP

West Bengal Panchayat



ATTESTED

*[Signature]*  
 Md. Sabir Ali Laskar  
 Boring, Ganga Road, West Bengal, 741 204  
 Amits Developers LLP  
 12/3, Saranagar, Trade Row  
 Kolkata - 700 017



FOR ONE AD DISPLAY PVT. LTD.

*[Signature]*



*[Signature]*  
Asstt. Dist. Sub-Registrar  
Barrackpore 24 Post. (S)

28 SEP 2015

10. Execution and Delivery

10.1 In Witness Whereof the Parties have executed and delivered this Deed on the date mentioned above.

ADMOBILE PVT. LTD.

*Rameshwarajon Bose*  
Director

(Vendor)

FOR ONE AD DISPLAY PVT. LTD.

*[Signature]*

Director

(Purchaser)

Witnesses:

Signature

*[Signature]*

Signature

*[Signature]*

Name

*Rajit Ghosh*

Name

*NIRMAL SHAH*

Father's Name

*Rajit K. Ghosh*

Father's Name

*R. S. Shah*

Address

*79/28, A.J.C. Bose Road  
Flat-2, Kulkarni-14*

Address

*121/82 MLN Road  
Kd-29*

Drafted by:

*Tanmay Salan  
Enrollment No. 81948/875 of 2009*

Advocate

High Court at Calcutta



ATTESTED

*[Signature]*  
Md. Abed Ali Askar  
Notary, Court of W.P. 102/2009  
Magistrate's Court  
22/A, Campbell House Road  
Kolkata - 700017




03 OCT 2015

For Admobile Pvt. Ltd.

Attestation Signature





  
Asstt. Dist. Sub-Registrar  
Bihar, Patna 24 Puz. (SI)

28 SEP 2015



Receipt and Memo of Consideration

Received by the withinnamed Vendor from the withinnamed Purchaser, the sum of Rs. 3,26,47,120/- (Rupees Three Crores Twenty Six Lacs Sixty Forty Seven Thousand One Hundred and Twenty only) being the entire consideration payable under these presents, in the following manner:

| Sl. No.             | Cheque No. | Cheque Date | Amount (Rs) |   |
|---------------------|------------|-------------|-------------|---|
| 1                   | 023324     | 28-09-2015  | 25,00,000   | Drawn on<br>Central Bank<br>of India, New<br>Road Alipore<br>Branch |
| 2                   | 023325     | 28-09-2015  | 25,00,000   |   |
| 3                   | 023326     | 28-09-2015  | 25,00,000   |   |
| 4                   | 023327     | 28-09-2015  | 25,00,000   |   |
| 5                   | 023328     | 28-09-2015  | 25,00,000   |   |
| 6                   | 023329     | 28-09-2015  | 25,00,000   |   |
| 7                   | 023330     | 28-09-2015  | 25,00,000   |   |
| 8                   | 023331     | 28-09-2015  | 25,00,000   |   |
| 9                   | 023332     | 28-09-2015  | 25,00,000   |   |
| 10                  | 023333     | 28-09-2015  | 25,00,000   |   |
| 11                  | 023334     | 28-09-2015  | 25,00,000   |   |
| 12                  | 023335     | 28-09-2015  | 25,00,000   |   |
| 13                  | 023336     | 28-09-2015  | 25,00,000   |   |
| 14                  | 023400     | 28-09-2015  | 1,47,120    |   |
| Total Consideration |            |             | 3,26,47,120 |   |

ADMOBILE PVT. LTD.

*Pranab Ranjan*  
Director

[Vendor]

Witnesses:

Signature

Name

*[Signature]*

*[Name]*

Signature

Name

*[Signature]*

*MIRMAL SHAH*



ATTESTED  
*[Signature]*  
 Mr. Aban Ali Laskar  
 Director  
 University of West Bengal  
 West Bengal, India





Asst. Dir. Sub-Register  
Bhubaneswar 24 P.O. (B)

28 SEP 2015





Government of West Bengal

Department of Finance (Revenue), Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BISHNUPUR, District Name :South 24-Parganas

Signature / LTI Sheet of Query No/Year 15131000276361/2015

I. Signature of the Person(s) admitting the Execution at Private Residence.

| Sl No. | Name of the Executant  | Categor-                                    | Photo | Finger Print        | Signature with date |
|--------|--|---|-------|---------------------|---------------------|
| 1      | Pranab Ranjan De 24A Pratapachya Place, P.O:- Kelighat, P.S:- Tollygunge, District:- South 24-Parganas, West Bengal, India, PIN - 700020           | Representative of Seller [ADMOBILE PVT LTD] |       |                     |                     |
| Sl No. | Name and Address of identifier   | Identifier of                               |       | Signature with date |                     |
| 1      | RAJIV R GHOSH<br>Son of RANJIT KR GHOSH<br>79/28 A/2 BOSE ROAD, P.O:- ENTALLY, P.S:- Taltola, District:- Kolkata, West Bengal, India, PIN - 700014 | Pranab Ranjan De, PROCHY NUMAZAR MEHTA      |       | <br>25.9.15         |                     |

(Abu Hena Mobassir)  
 ADDITIONAL DISTRICT  
 SUB-REGISTRAR  
 OFFICE OF THE A.D.S.R.  
 BISHNUPUR  
 South 24-Parganas, West  
 Bengal



ATTESTED

Mr. A. M. Laskar  
 Assistant Registrar  
 Bishnupur, South 24-Parganas  
 West Bengal



15131000276361/2015



Asstt. Dist. Sub-Registrar  
Bangalore 24 Puz.151

28 SEP 2015



GOVT. OF WEST BENGAL  
 Directorate of Registration & Stamp Revenue  
 e-Challan

AN: 19-201516-001950042-2  
 GRN Date: 28/09/2015 17:00:11  
 BRN: CBI2809150008187  
 Payment Mode: Counter Payment  
 Bank: Central Bank of India  
 BRN Date: 28/09/2015 06:25:43

DEPOSITOR'S DETAILS

Id No. : 16131000276361/6/2015  
 (Query No./Query Year)

Name : ADMOBILE PRIVATE LIMITED  
 Contact No. : Mobile No. : 91 9051277723  
 E-mail :  
 Address : 117G, DIAMOND HARBOUR ROAD, KOLKATA 700027  
 Applicant Name : Mr Jayanta Kumar Mondal  
 Office Name :  
 Office Address :  
 Status of Depositor : Seller/Executant  
 Purpose of payment / Remarks : Sale/ Sale Document Payment No 6

PAYMENT DETAILS

| S.No.        | Identification No.    | Head of A/C Description                  | Head of A/C        | Amount (₹)     |
|--------------|-----------------------|--|--------------------|----------------|
| 1            | 16131000276361/6/2015 | Property Registration- Stamp duty        | 0030-02-103-003-02 | 1058847        |
| 2            | 16131000276361/6/2015 | Property Registration- Registration Fees | 0030-03-104-001-10 | 359131         |
| <b>Total</b> |                       |  |                    | <b>2317978</b> |

In Words : Rupees Twenty Three Lakh Seventeen Thousand Nine Hundred Seventy Eight only

For Amits Developers LLP

Authorizing Signatory



ATTESTED  
 Mr. Abhishek Kumar  
 Director of Registration & Stamp Revenue  
 Directorate of Registration & Stamp Revenue  
 Government of West Bengal  
 Kolkata



Antis, Ebn. Sub-Registrar  
District 24 Pura, ISI

28 SEP 2015



Govt. of West Bengal  
 Directorate of Registration & Stamp Revenue  
 e-Challan Form

GRN: 19-201516-001950042-2

Payment Mode Counter Payment

GRN Date: 23/09/2015 17:00:11

Bank: Central Bank of India

*J. 655610364*

DEPOSITOR'S DETAILS

Id No. : 16131000276361/6/2015

(Once in Every Year)

Name : ADMOBILE PRIVATE LIMITED

Contact No. : Mobile No. : +91 9051277723

E-mail :

Address : 10/1G, DIAMOND HARBOUR ROAD, KOLKATA 700027

Applicant Name : Mr Jayanta Kumar Mondal

Office Name :

Office Address :

Status of Depositor : Seller/Executants

Purpose of payment / Remarks : Sale, Sale Document Payment No 6

AYMENT DETAILS

| Sl. No. | Identification No.    | Head of A/C Description                  | Head of A/C        | Amount/kr |
|---------|-----------------------|--|--------------------|-----------|
| 1       | 16131000276361/6/2015 | Property Registration- Registration Fees | 0630-03-104-001-10 | 359131    |
| 2       | 16131000276361/6/2015 | Property Registration- Stamp duty        | 0630-02-103-003-02 | 1658347   |

Total

2317978

In Words : Rupees Twenty Three Lakh Seventeen Thousand Nine Hundred Seventy Eight only



*J. 655610364*



ATTESTED

Md. Akbar Ali Laskar  
 Deputy Registrar  
 Alipore Subreg. Office  
 22/1A, Cantonment Road  
 Kolkata - 700017

03 OCT 2015

At: Produce this challan to any branch of Central Bank of India. Please ensure to make

payment within 05/10/2015 (banking hours). This challan form shall be invalid

19/09/2015

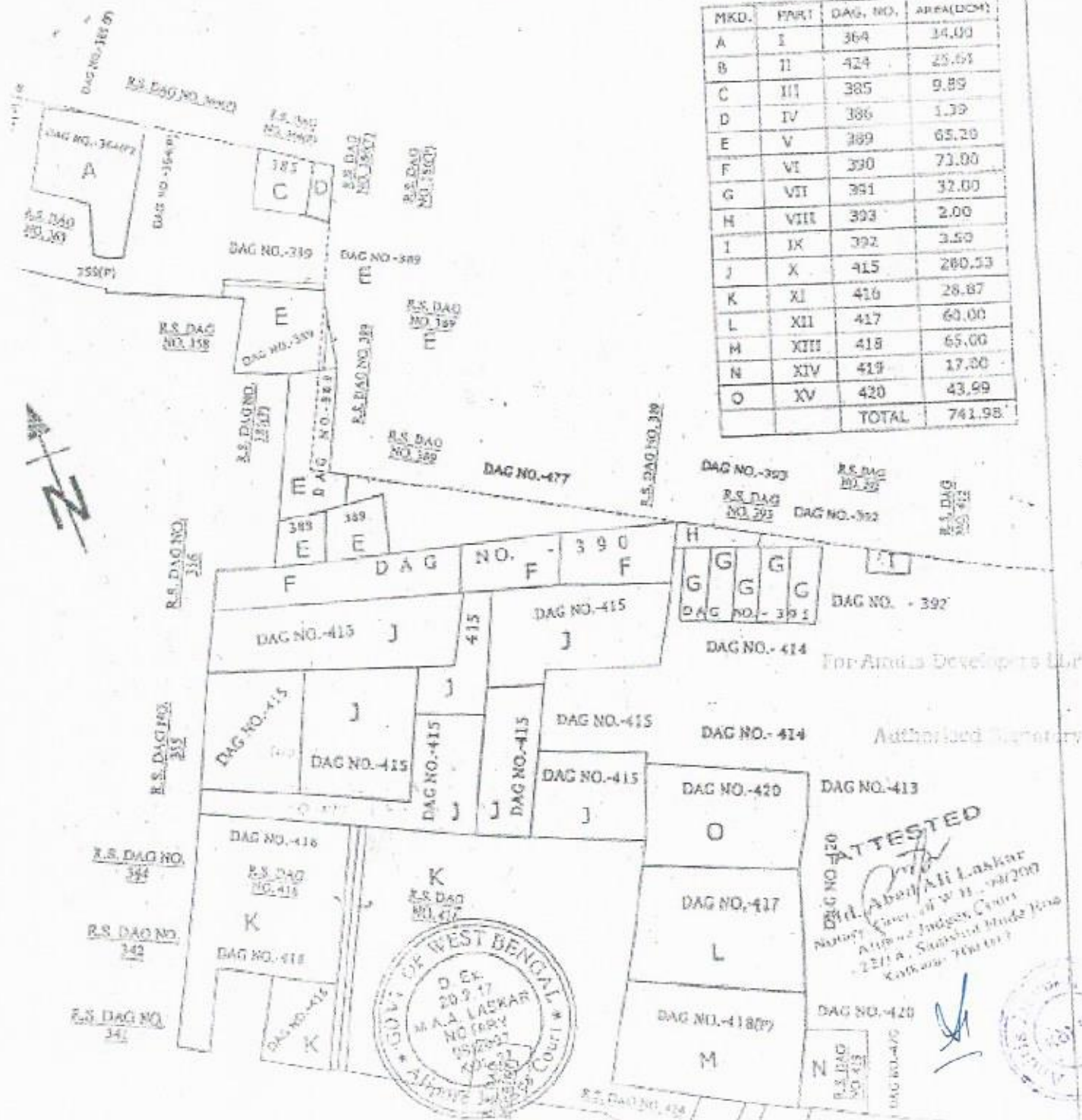
PLAN OF MOUZA BANAGRAM, J.L. NO.-16, R.S. DAG NO.-364,  
 386,389,390,391,392,393,415,416,417,418,419,420,424  
 S.-BISHNUPUR, DIST. 24-PGS(S)

TOTAL AREA = 741.98 DEC. (MORE OR LESS)

SCALE 1" = 155'-0"

SHOWN BY RED LINE

| MKD.  | PART | DAG. NO. | AREA(DCM) |
|-------|------|----------|-----------|
| A     | I    | 364      | 34.00     |
| B     | II   | 424      | 25.61     |
| C     | III  | 385      | 9.89      |
| D     | IV   | 386      | 1.39      |
| E     | V    | 389      | 65.20     |
| F     | VI   | 390      | 71.00     |
| G     | VII  | 391      | 32.00     |
| H     | VIII | 393      | 2.00      |
| I     | IX   | 392      | 3.50      |
| J     | X    | 415      | 260.13    |
| K     | XI   | 416      | 28.87     |
| L     | XII  | 417      | 60.00     |
| M     | XIII | 418      | 65.00     |
| N     | XIV  | 419      | 17.00     |
| O     | XV   | 420      | 43.99     |
| TOTAL |      |          | 741.98    |



**ATTESTED**  
 Mrid. Abdul Ali Laskar  
 Assistant Judge, Court  
 221/4, Sankarshil Trade House  
 Kolkata-700 017



ADMOBILE PVT. LTD.  
 Director


FOR ONE AD DISPLAY PVT. LTD.

03 OCT 2018




| PHOTO |            | Thumb     | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-------|------------|-----------|------------------------|---------------|-------------|--------------|
|       |            | left hand |                        |               |             |              |
|       | right hand |           |                        |               |             |              |

Name .....  
Signature .....



|            |  | Thumb     | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|------------|--|-----------|------------------------|---------------|-------------|--------------|
|            |  | left hand |                        |               |             |              |
| right hand |  |           |                        |               |             |              |

Name ..... Pooja Munir Netha  
Signature ..... [Handwritten Signature]



|            |  | Thumb     | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|------------|--|-----------|------------------------|---------------|-------------|--------------|
|            |  | left hand |                        |               |             |              |
| right hand |  |           |                        |               |             |              |

Name ..... PRAHAS RANJAN DE  
Signature ..... [Handwritten Signature]

| PHOTO |            | Thumb     | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-------|------------|-----------|------------------------|---------------|-------------|--------------|
|       |            | left hand |                        |               |             |              |
|       | right hand |           |                        |               |             |              |

Name .....  
Signature .....




ATTESTED  
[Handwritten Signature]  
[Official Stamp]

For Amittis Developers LLP

Authorized Signatory





  
Asstt. Dir. Sub-Registrar  
Bangalore 24 Post.18)

28 SEP 2015





|       |            | Thumb | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-------|------------|-------|------------------------|---------------|-------------|--------------|
| PHOTO | left hand  |       |                        |               |             |              |
|       | right hand |       |                        |               |             |              |

Name .....  
Signature .....



|           |            | Thumb | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-----------|------------|-------|------------------------|---------------|-------------|--------------|
| left hand |            |       |                        |               |             |              |
|           | right hand |       |                        |               |             |              |

Name .....  
Signature .....



|           |            | Thumb | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-----------|------------|-------|------------------------|---------------|-------------|--------------|
| left hand |            |       |                        |               |             |              |
|           | right hand |       |                        |               |             |              |

Name .....  
Signature .....

Per Audit Developer LLP

Authorized Signatory

|       |            | Thumb | 1 <sup>st</sup> finger | Middle Finger | Ring Finger | Small Finger |
|-------|------------|-------|------------------------|---------------|-------------|--------------|
| PHOTO | left hand  |       |                        |               |             |              |
|       | right hand |       |                        |               |             |              |

Name .....  
Signature .....



ATTESTED

Mr. Abid Ali Uskan  
Chartered Accountant  
120/1, Park Street, Kolkata-700016



07 OCT 2015

**Seller, Buyer and Property Details**

**A. Seller & Buyer Details**

| Presentant Details |   |
|--------------------|---|
| SL No.             | Name and Address of Presentant  |
| 1                  | Pranab Ranjan De<br>24A Pratapditya Place, P.O:- Kalighat, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India.<br>PIN - 700026 |

| Seller Details |  |
|----------------|--|
| SL No.         | Name, Address, Photo, Finger print and Signature   |
| 1              | ADMOBILE PVT LTD<br>10/1G, Diamond Harbour Road, P.O:- Mominpur, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700027<br>PAN No. AACCA1106G,<br>Status : Organization<br>Represented by representative as given below:-  |
| 1(1)           | Pranab Ranjan De<br>24A Pratapditya Place, P.O:- Kalighat, P.S:- Tollygunge, District:-South 24-Parganas, West Bengal, India, PIN - 700026<br>Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India, PAN No. ACMPD1079G,<br>Status : Representative<br>Date of Execution : 28/09/2015<br>Date of Admission : 28/09/2015<br>Place of Admission of Execution : Pvt. Residence |

For Admitting to the Register: LLP

Authorized Signatory



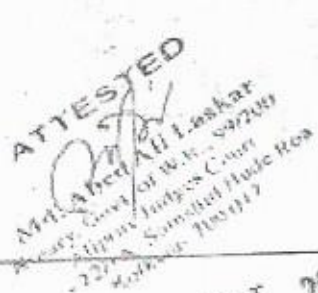
03 OCT 2015



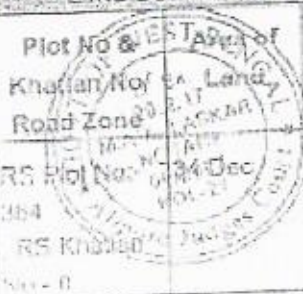
**Buyer Details**

| Sl. No. | Name, Address, Photo, Finger print and Signature   |           |              |
|---------|--|-----------|--------------|
| 1       | ONE AD DISPLAY PVT LTD<br>10/1G, DIAMOND HARBOUR ROAD, P.O:- Mominpur, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700027<br>PAN No. AAACO8390C.<br>Status : Organization<br>Represented by not executed as given below:-  |           |              |
| 1(1)    | PROCHY NUMAZAR MEHTA<br>10/1G Diamond Harbour Road, P.O:- Mominpur, P.S:- Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700027<br>Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No. AFEPM1490D,<br>Status : Representative<br>Date of Execution :<br>Date of Admission :<br>Place of Admission of Execution : | Photo     | Finger Print |
|         |  | Signature |              |

**Identifire Details**

| Identifier Details |  |  |   |
|--------------------|--|--|---|
| No.                | Identifier Name & Address  | Identifier of                          | Signature   |
|                    | RAJIV R GHOSH<br>Son of RANJIT KR GHOSH<br>79/28 A/c BOSE ROAD, P.O:- ENTALLY, P.S:- Taitola, District:- Kolkata, West Bengal, India, PIN - 700014<br>Sex: Male, By Caste: Hindu, Occupation: Service, Citizen of: India | Pranab Ranjan De, PROCHY NUMAZAR MEHTA |  <p><b>ATTESTED</b><br/>                     Rajiv R Ghosh<br/>                     79/28 A/c Bose Road, Entally, Kolkata - 700014</p> |

**Transacted Property Details**

| Land Details |  |  |                        |                      |  |
|--------------|--|--|------------------------|----------------------|--|
| No.          | Property Location  | Plot No & Area of Khastan No of Land Road Zone   | Setforth Value(In Rs.) | Market Value(In Rs.) | Other Details                          |
|              | District: South 24 Parganas, P.O:- Dishaipur, Gram Panchayat: Kashouja, Mouza: Banagaria |  RS Plot No. 364<br>RS Khastan No. 11 | 11,65,200/-            | 14,96,000/-          | Proposed Use: Organisation, ROP, Shall |

07 OCT 2015

Author and Signatory  
 Amit's Developer  
 Kolkata







Antara, Div. Sub-Registrar  
Restoran 24 Pua. (SI)

28 SEP 2015



| Land Details |   |   |              |                        |                      |   |
|--------------|---|---|--------------|------------------------|----------------------|---|
| Sch No.      | Property Location   | Plot No & Khatian No/<br>Road Zone            | Area of Land | Setforth Value(In Rs.) | Market Value(In Rs.) | Other Details                                   |
| L12          | District: South 24-Parganas, P.S:-<br>Bishnupur, Gram Panchayat:<br>Rashpurja, Mouza: Banagram                | RS Plot No:-<br>418<br>. RS Khatian<br>No:- 0 | 65 Dec       | 22,29,500/-            | 28,60,000/-          | Proposed<br>Use:<br>Organisation,<br>ROR: Shall |
| L13          | District: South 24-Parganas, P.S:-<br>Bishnupur, Gram Panchayat:<br>Rashpurja, Mouza: Banagram                | RS Plot No:-<br>419<br>. RS Khatian<br>No:- 0 | 17 Dec       | 5,83,100/-             | 7,48,000/-           | Proposed<br>Use:<br>Organisation,<br>ROR: Shall |
| L14          | District: South 24-Parganas, P.S:-<br>Bishnupur, Gram Panchayat:<br>Rashpurja, Mouza: Banagram                | RS Plot No:-<br>420<br>. RS Khatian<br>No:- 0 | 43.89 Dec    | 15,08,857/-            | 19,35,560/-          | Proposed<br>Use:<br>Organisation,<br>ROR: Shall |
| L15          | District: South 24-Parganas, P.S:-<br>Bishnupur, Gram Panchayat:<br>BHANDARIA KASTEKUMARI,<br>Mouza: Banagram | RS Plot No:-<br>424<br>. RS Khatian<br>No:- 0 | 25.61 Dec    | 8,78,423/-             | 11,26,840/-          | Proposed<br>Use:<br>Organisation,<br>ROR: Shall |

| Transfer of Property from Seller to Buyer |                    |                        |                  |                        |
|---|--------------------|------------------------|------------------|------------------------|
| Sch No.                                   | Name of the Seller | Name of the Buyer      | Transferred Area | Transferred Area in(%) |
| L1  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 34               | 100                    |
| L2  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 9.89             | 100                    |
| L3  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 1.39             | 100                    |
| L4  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 65.2             | 100                    |
| L5  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 73               | 100                    |
| L6  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 32               | 100                    |
| L6  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 2                | 100                    |
| L7  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 3.5              | 100                    |
| L8  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 280.53           | 100                    |
| L9  | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 28.87            | 100                    |
| L10                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 60               | 100                    |
| L11                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 65               | 100                    |
| L12                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 17               | 100                    |
| L13                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 43.99            | 100                    |
| L14                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 25.61            | 100                    |
| L15                                       | ADMOBILE PVT LTD   | ONE AD DISPLAY PVT LTD | 25.61            | 100                    |

Applicant Details



Handwritten notes and signatures, including a date '15/11/2015' and a signature.



For Annual Declaration



✓  
Asst. Dist. Sub-Registrar  
Bathinda 24 Feb. 193

28 SEP 2015



Details of the applicant who has submitted the requisition form

|                    |  |
|--------------------|--|
| Applicant's Name   | Jayanta Kumar Mondal   |
| Address            | Samali, Thana : Dishrupur, District : South 24-Parganas, WEST BENGAL |
| Applicant's Status | Others   |

Applicant's Signature

The Applicant's Development LLP



*[Handwritten Signature]*

03 OCT 2015




ATTESTED

*[Handwritten Signature]*  
Mr. Arup Anil Dasgupta  
Secretary to Government  
Department of Urban Planning  
Government of West Bengal





  
Asstt. Dir. Sub-Registrar  
Entrepreneur 24 Pus. (S)



28 SEP 2015

Office of the A.D.S.R. BISHNUPUR, District: South 24-Parganas  
 Endorsement For Deed Number : I - 161305180 / 2015

Query No/Year 16131000276364/2015 Serial no/Year 1613004905 / 2015  
 Deed No/Year I - 161305180 / 2015  
 Transaction [0101] Sale, Sale Document  
 Name of Presentant Pranab Rajan De Presented At Private Residence  
 Date of Execution 28-09-2015 Date of Presentation 28-09-2015

Remarks

In 01/10/2015

Certificate of Admissibility (Rule 13 W.B. Registration Rule 5 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number - 23 of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,59,131/- ( A(1) = Rs 3,59,117/- , E = Rs 14/- ) and Registration Fees paid by Cash Rs 0/-, by online = Rs 3,59,131/-

Description of Online Payment

1. Rs 3,59,131/- is paid, by online using Head of Account 0030-03-104-001-16, Bank: Central Bank of India ( CBIN0280107)

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 19,58,847/- and Stamp Duty paid by Stamp Rs 100/-, by online = Rs 19,58,847/-

Description of Online Payment

1. Rs 19,58,847/- is paid, by online using Head of Account 0030-02-103-003-02, Bank: Central Bank of India ( CBIN0280107)

Payment of Stamp Duty

Description of Stamp

1. Rs 100/- is paid on Impressed type of Stamp, Serial no 33274, Purchased on 27/07/2015, Vendor named Subhankar Das.



ATTESTED  
 M. Abul Jabbar  
 Notary, Office of A.D.S.R. Bishnupur  
 All India National Bank, Bishnupur  
 25/2A, National Bank Bldg  
 Bishnupur, West Bengal

(Abu Hena Mobasir)

ADDITIONAL DISTRICT SUB-REGISTRAR  
 OFFICE OF THE A.D.S.R. BISHNUPUR  
 South 24-Parganas, West Bengal



On 30/09/2015

30-09-2015

Certificate of Market Value (WB P.V.V. rules of 2001)





Asstt. Dir. Sub-Registrar  
Electronic 24 Post. (SI)

28 SEP 2015



certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 3,26,47,120/-

*(Signature)*

(Abu Hena Mobassir)  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BISHNUPUR  
South 24-Parganas, West Bengal

[Redacted]

[Redacted]

Presented for registration at 13:09 hrs on : 28/09/2015, at the Private residence by Pranab Ranjan De ..

[Redacted]

Execution is admitted on 28/09/2015 by

Pranab Ranjan De DIRECTOR, ADMOBILE PVT LTD, 10/1G, Diamond Harbour Road, P.O:- Mominpur, P.S:-  
Alipore, District:-South 24-Parganas, West Bengal, India, PIN - 700027  
Identified by RAJIV R GHOSH, Son of RANJIT KR GHOSH, 79/28 A/c BOSE ROAD, P.O: ENTALLY, Thana:  
Taltola, , Kolkata, WEST BENGAL., India, PIN - 700014, By caste Hindu, By Profession Service

*(Signature)*

(Abu Hena Mobassir)  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BISHNUPUR  
South 24-Parganas, West Bengal

For Amith Developers LLP

Authorised Signatory



ATTESTED  
*(Signature)*  
M.A. Laskar  
Notary, Govt of W.B., 100/2001  
22/1A, Chanchal Huda Road  
Kolkata, West Bengal



03 OCT 2015



*[Handwritten signature]*

Asstt. Dir., Sub-Registrar  
Mysore 24 Pcs. (S)

28 SEP 2015



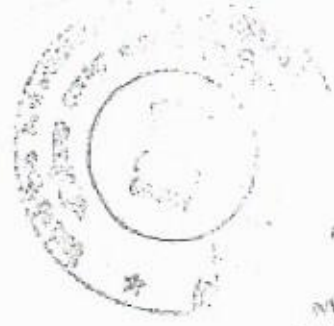
Certificate of Registration under section 60 and Rule 69.  
Registered in Book - I  
Volume number 1613-2015, Page from 44906 to 44932  
Seri No 161305180 for the year 2015.



Digitally signed by ABU HENA  
MOBASSIR  
Date: 2015.10.01 19:51:03 +05:30  
Reason: Digital Signing of Deed.

*Handwritten signature*

(Signature of Hena Mobassir) 01-Oct-15 7:51:02 PM  
ADDITIONAL DISTRICT SUB-REGISTRAR  
OFFICE OF THE A.D.S.R. BISHNUPUR  
South 24 Parganas, West Bengal.



ATTESTED  
*(Signature)*  
Mr. *(Signature)* Kii Laskar  
Notary  
Govt. of W.B., 09/2017  
Alipore Justice Court  
22/1A, Sanshodhan Bhawan  
Kolkata - 700017



(This document is digitally signed.)

03 OCT 2015



*[Handwritten signature]*

Madhya. Dist. Sub-Registrar  
Bhopal-24 Post. (S)

28 SEP 2015