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Additional Registrar of Assurances-III

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Additional Registrate of Assurance VIII Korkein

TO ALL TO WHOM THESE PRESENTS SHALL COME, WE, (1) ALEXY VANITYA PRIVATE LIMITED, (PAN AAICA7263J), a company within the meaning of the Companies Active 1956, having its registered office and carrying on business at CD-35, Sector-I, Sait Fake City, P.O. and P.S. Bidhannagar, Kolkata-700 064, represented by its Director Mr. Rajeev Kumar Nahata (PAN ABHPN4950A) son of Chain Roop Nahata, by occupation business, residing at 493/C/A G T Road(South), Vivek Vihar, Block-D, Flat No.103, 1st Floor, P.O. and P.S.Shibpur, Howrah 711102

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of Assurance-

Licented Stamp Vender
28.3, K.S. Roy Road, Kol-1 SURANJAN MUKHERJEE GIOS AMA 2 S **VDAOCYLES** SARAOGI & COMPANY

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ATULYA TRADECOM PVT, 1,TD, perpety eny ACTIVE HIRISE PVT, LTD. HAGGEAL VINTRADE PVT. LTY Director Authorised Signif

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- AMOGH VINTRADE PRIVATE LIMITED, (PAN AAJCA0217H), a company within 2. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 40/1/10, Dharmadas Kundu Lane, Shibpur, P.O. and P.S. Shibpur, Howrah-711-102, represented by its Director Mr. Navin Banthia (PAN AXRPB3109M) son of Babulal Ji Banthia, by occupation business, residing at 40/1/10, Dharmadas Kundu Lane, Shibpur, P.O. and P.S. Shibpur, Howrah 711102
- ATULYA TRADECOM PRIVATE LIMITED, (PAN AAJCA0216G) a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 242/3, Bidhan Pally, P.O. Kalyani Ward No. 17, P.S. Kalyani, Kalyani-741 250, represented by its Director Mr. Sunil Kumar Giria (PAN ACZPG7680F) son of Sumer Mal Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064
- CHITRAKOOT MARKETING PRIVATE LIMITED, (PAN AADCC0992R), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room Nos. 703, 704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Lalit Kumar Giria (PANACXPG0942L) son of Summer Mal Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064
- DUKE APARTMENTS PRIVATE LIMITED, (PAN AAACD9346B), a company within 5. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703, 704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Harish Kumar Giria (PANAIRPG3901B) son of Lalit Kumar Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700164
- HIMACHAL VINTRADE PRIVATE LIMITED, (PAN AACCH5366H), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on-business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703, 704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Sunil Kumar Giria (PAN ACZPG7680F) son of Sumer Mal Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-
- SNOW WHITE ENTERPRISE PRIVATE LIMITED, (PAN AAHCS2108P), a company 7. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 144A, Jamunalal Bajaj Street, P.O. and P.S. Burrabazar, Kolata-700 007, represented by its Director Mr. Sagar Kumar Giria (PAN ANCPG3328C) Sora of Lalit Kumar Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064
- SURPATI SALES PRIVATE LIMITED, (PAN AAKCS9503P), a company withint Ine δ. meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703, 704, 10. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Strail Kumar Giria (PAN ACZPG7680F) son of Sumer Mal Giria, by occupation busings, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064

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- AYUSH ENTERPRISES PRIVATE LIMITED, (PAN AAECA2180N), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703, 704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Harish Kumar Giria (PANAIRPG3901B) son of Lalit Kumar Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-
- ACTIVE HIGHRISE PRIVATE LIMITED, (PAN AAHCA8764D), a company within 10. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703, 704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Sunil Kumar Giria (PAN ACZPG7680F) son of Sumer Mal Giria, by occupation business, residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064
- 11. KOHINOOR REALTORS PRIVATE LIMITED, (PAN AADCK7263R), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 18, Rabindra Sarani, Poddar Court, Gate No. 4, Room No. 703/704, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Harish Kumar Giria (PANAIRPG3901B) son of Lalit Kumar Giria, by residing at CD-35, Sector-1, Saltlake City, P.O. and P.S. Bidhannagar, Kolkata-700064
- TRIDENT VANIJYA PRIVATE LIMITED, (PAN AADCT6210B), a company within 12, the meaning of the Companies Act, 1956, having its registered office and carrying on business at 37/1, Manik Bose Ghat Street, Jorabagan, P.O. Beadon Street, P.S. Jorabagan, Kolkata-700 006, represented by its Director Mr. Daya Shankar Chaubey (PAN ABVPC0264C) son of Marhangi Chaubey, by occupation business, residing at 37/1, Manik Bose Ghat Street, Jorabagan, P.O. Beadon Street, P.S. Jorabagan, Kolkata
- TIPTOP SALES PRIVATE LIMITED, (PAN AADCT5552G), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 16, Bonefield Lane, 2nd Floor, Room No. 85, P.O. G.P.O. Kolkala, P.S. Bowbazar, Kolkata-700 001, represented by its Director Mr. Sanjay Kumar Parakh (PAN AESPP2047]) son of Sampat Mal Parakh, by occupation business, residing at 69, Karasari Para Road, Flat No.302, P.O. and P.S. Bhowanipore, Kolkata 700025
- SYGNUS COMMERCIAL PRIVATE LIMITED, (PAN AAOCS6406K), a company 14. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at CE-80, Sector-I, Salt Lake City, P.O. and P.S. Bidhannagar, Kolkata-700 064 represented by its Director Mr. Anand Sharma (PAN ATFPS5670Q) son of Mahabir Prasad Sharma, by occupation business, residing at 6/9A, Pasupati Bhattarcharya Road, Kumar Garden, Behala, P.O. and P.S. Behala, Kolkata 700034
- SKIPPER DISTRIBUTERS PRIVATE LIMITED, (PAN AAPCS9624J), a company 15. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 8, Loudon Street, Ground Floor, P.O. and P.S. Shakespere Saini, Kolkata-700 017, represented by its Director Mr. Sanjay Kumar Sethia (PAN)

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Director / Authorities Signatury

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ALIPS9567M) son of Mr. Abir Chand Sethia, by occupation business, residing at No. 50C, Harish Mukherjee Road, P.O. and P.S. Bhawanipore, Kolkata 700025,

- SIGNATURE COMMOTRADE PRIVATE LIMITED, (PAN AAOCS66117M), a 16. company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 236B, A. J.C. Bose Road, P.O. A.J.C. Bose Road, P.S. Bhawanipur, Kolkata-700 020, represented by its Director Ms. Mamta Choraria (PANACZPG6470F) daughter of Kamal Singh Pincha, by occupation business, residing at A2A III, Ganges Garden, 106, Kiron Chandra Singha Lane, P.O. and P.S. Shibpur, Howrah 711102
- 17. SARAL VINIMAY PRIVATE LIMITED, (PAN AAOCS6854P), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at C.L. 184, Salt Lake City, P.O. Salt Lake, P.S. Bidhannagar, Kolkata-700 091, represented by its Director Mr. Dhirendra Kumar Jain (PAN AEDPJ0469H) son of Narendra Kumar Singh, by occupation business, residing at 47B Bondel Road, P.O. and P.S. Ballygunge, Kolkata700019
- PLAZMA COMMERCIAL PRIVATE LIMITED, (PAN AAGCP0256J), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 22A, Biplabi, PMB Sarani (Haranthpur Road), Bhadrakali, P.O. and P.S. Uttarpara, Hooghly-712 232, represented by its Director Mr. Utpal Das (PAN ANXPD4803E) son of Late Abinash Chandra Das, by occupation business, residing at Siba Plaza, G T Road More, Bandel, P.O. Bandel, Hooghly, P.S. Bandel, Bandel 712123
- NIMBUS COMMODEAL PRIVATE LIMITED, (PAN AADCN3605P), a company within the meaning of the Companies Act, 1956, having its registered office and ., carrying on business at 44/1, Raimohan Banerjee Road, P.O. Alambazar, P.S. Baranagar, Kolkata-700 035, represented by its Director Mr. Raj Kumar Jaluka (PAN ACOP)6025E) son of Mahabir Prasad, by occupation business, residing at 44/1, Rai Mohan Banerjee Road, P.O. Alambazar, P.S. Baranagar, Kolkata 700035
- NARAYANI DEALTRADE PRIVATE LIMITED, (PAN AADCN3233E), a company 20. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkala-700 016, represented by its Director Mr. Kishor Kumar Lodha (PAN ABAPL2481K) son of Mohan Eal Lodha, by occupation business, residing at 73B Palm Avenue, P.O. and P.S. Bullygunge, Kolkata 700019
- LORD APARTMENTS PRIVATE LIMITED, (PAN AAA6L4507C), a company will in 21. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 32, Dr. Sundari Mohan Avenue, P.O. Entally, P.S. Entally, Kolkata-700014, represented by its Director Mr. Sanjay Kumar Thirani (PAN ABZPT0455A) son of Hari Prasad Thirani, by occupation business, residing at 32, Dr Sundari Mohan Avenue, P.O. Entally, P.S. Entally, Kolkata 700014
- KAVERI INFRA PROPERTIES PRIVATE LIMITED, (PAN AAECK0956A), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 132/1, M. G. Road, P.O. and P.S. Burrabazar, Kolkata-100 007, represented by its Authorised\_signatory, Mr. Surendra Kumar Saraogi (PAN

PLAZMA COMMERCIAL PYT. LTD.

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AKZP\$9093C) son of Champalal Saraogi, by occupation business, residing at 132/1, Mahatma Gandhi Road, Jorasanko, P.O. and P.S. Burrabazar, Kolkata 700007

- KAVERI ABASAN PRIVATE LIMITED, (PAN AAECK0688H), a company within the 23. meaning of the Companies Act, 1956, having its registered office and carrying on business at 132/1, M. G. Road, P.S. Burrabazar, Kolkata-700 007, represented by its Director Mr. Surendra Kumar Saraogi (PAN AKZPS9093C) son of Champalal Saraogi, by occupation business, residing at 132/1, Mahatma Gandhi Road, Jorasanko, P.O. and P.S. Burrabazar, Kolkata 700007
- INTIMATE DEALCOM PRIVATE LIMITED, (PAN AACCI5241E), a company within 24. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 167, Rabindra Sarani, P.O. and P.S. Burrabazar, Kolkata-700 007, represented by its Director Mr. Arihant Jain (PAN AFPPJ5934E) son of Lalit Kumar Jain, by occupation business, residing at Rajhans, Flat No.-4c, 6, Hasting Park Road, P.O.
- EXPRESS DEALTRADE PRIVATE LIMITED, (PAN AACCE4852H), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 68/3/3D, Bidhannagar Road, Ultadanga, P.O. and P.S. Bidhannagar, Kolkata-700 067, represented by its Director Mr. Dibyendu Saha (PAN AYZPS9585K) son of Dilip Kumar Saha, by occupation business, residing at 68/3/3D, Bidharmagar Road, Ultadanga, P.O. and P.S. Bidhannagar, Kolkata 700067
- DIGVIJAY VINTRADE PRIVATE LIMITED, (PAN AADCD4799D), a company 26. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director Mr. Lalit Kumar Giria (PAN ACXPG0942L) son of Summer Mal Giria, by occupation business, residing at CD - 35, Sector - I, Salt Lake
- DEEPANJAN TIE UP PRIVATE LIMITED, (PAN AADCD4926G), a company within 27. . the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-701 O16, represented by its Director Ms. Rabindra Bachhawat (PAN AEGPB1069N) son of Chain Rup Bachhawat, by occupation business, residing at 32, Ezra Street, 2nd Floor, Room No.202, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata 700001
- DAISY APARTMENTS PRIVATE LIMITED, (PAN AAACD9473D), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 4A, Narendra Chandra Dutta Sarani, 2nd Floor, Unit No. 205, P.O. Burrabazar, P.S. Posta, Kolkata-700 007, represented by its Director Mr. Pralash Chand Hingar (PAN AAUPH9973K) son of Hanuman Mal Hingar, by occupation business, residing at 207, 4th Floor, Room No.81, Maharshi Devendra Road, F.O. Burrabazar, P.S. Posta, Kolkata 700007
- COMPASS SUPPLIERS PRIVATE LIMITED, (PAN AAECC0298F), a company within 29, the meaning of the Companies Act, 1956, having its registered office and carrying on business at 8, Lowdon Street, Ground Floor, P.O. and P.S. Shakespeare, Kolkata-700 017, represented by its Director Mr. Binay Kumar Choraria (PAN ABYPC0611N) son of

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Bhawari Lal Chororia, by occupation business, residing at A2A III Ganges Garden, 106, Kiron Chandra Singha Lane, P.O. and P.S. Shibpur, Howrah 711102

- 30. COMBINED TRADECOMM PRIVATE LIMITED, (PAN AAECC0319B), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director Mr. Kailash Chand Saraogi (PAN AJUPS9437N) son of Mohan Lal Saraogi, by occupation business, residing at 1/1, Camac Street, 3rd Floor, 31.
- BROTEX TRADELINKS PRIVATE LIMITED, (PAN AAECB2115Q), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 24, Netaji Subhas Road, Ist Floor, P.O. G.P.O. Kolkata and P.S. Hare Street, Kolkata-700 001, represented by its Director Mr. Akshay Kumar Jain (PAN AOZPJ1507N) son of Mahendra Kurnar Jain, by occupation business, residing at Club Town Estate, 87 Dumdum Road BI 3 FI 1G, P.O. and P.S. Dumdum, Kolkata 700074
- BRIGHTSTAR COMMODEAL PRIVATE LIMITED, (PAN AAECB2203R), a 32. company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 62A/5, J. N. Mukherjee Road, Malipanchghara, P.O. and P.S. Malipanchghara, Howrah-711 106, represented by its Director Mr. Patiram Prasad (PAN BFDPP2451P) son of Rupnarayan Prasad, by occupation business, residing at 62A/5, J.N. Mukherjee Road, Malipanchghara, P.O. and P.S. Malipanchghara, Howrah
- BIOSTAR VANIJYA PRIVATE LIMITED, (PAN AAECB1431D), a company within 33. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director Mr. Nirmal Chand Surana (PAN APNPS2824L) sori of Chand Ratan Surana, by occupation business, residing at 13 Netaji Subhas Road, 3rd Floor, Block - B, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata 700001
- BIOSTAR SALES PRIVATE LIMITED, (PAN AAECB2103L), a company within the 34. meaning of the Companies Act, 1956, having its registered office and carrying on business at 144/A, Jamunalal Bajaj Street, P.O. and P.S. Burrabazar, Kolkata-700 007; represented by its Director Mr. Navin Banthia (PAN AXRPB3109M) son of Babila I Ji Banthia, by occupation business, residing at 40/1/10, Dharmadas Kundu Lane, Shibpur, P.O. and P.S. Shibpur,, Howrah 711102
- ALPHA DISTRIBUTORS PRIVATE LIMITED, (PAN AAICA5971F), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 8/1, Middleton Row, 3rd Floor, P.O. and P.S. Shakespeare Sami, Kolkata-700 017, represented by its Director Mr. SANJAY KUMAR SURANA (PAN) AMSPS0985L) son of GULAB CHAND SURANA, by occupation business, residing at 428 SHAKESPEARE SARANI, P.O. and P.S. Shakespeare Sarani, Kolkata 700017
- ALLWINE VINIMAY PRIVATE LIMITED, (PAN AAICA5970E), a company within 36. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director Mr. Sanjay Kumar Sethia (PAN ALIPS9567M) son of Abir

April Brown Mynd H DAISY APARTMENTS PVT. LTD.

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- Director / Authorised Signatory

Director/ Authorised Signatory

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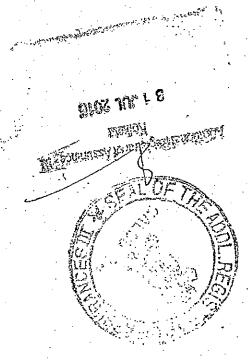
Chand Sethia, by occupation business, residing at 50C Harish Mukherjee Road, 21 Floor, P.O. and P.S. Bhowanipore, Kolkata 700025

- ADARSH COMMODEAL PRIVATE LIMITED, (PAN AAICA7421J), a compar 3*7.* . within the meaning of the Companies Act, 1956, having its registered office an carrying on business at 13, Rowland Road, P.O. and P.S. Ballugunge, Kolkata-700 020 represented by its Director Mr. Santanu Chattopadhyay (PAN-AHAPC4798G) son o Rabindra Nath Chattopadhyay, by occupation business, residing at Baikunthapur Tribeni, Dist - Hooghly, P.O. and P.S. Mogra, Tribeni 712503 38.
  - ABHINAV DISTRIBUTORS PRIVATE LIMITED, (PAN AAICA7264R), a company within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 4, Sooter Kin Street, 1st Floor, P.O. and P.S. New Market, Kolkata-700 072, represented by its Director Mr. Gourav Singh (PAN AMCPS6774R) son of Ashwani Kumar Singh, by occupation business, residing at 34/1 N Ballygunge Circular Road, Ballygunge, P.O. and P.S. Ballygunge, Kolkata 700019
- ABHINAV COMMOTRADE PRIVATE LIMITED, (PAN AAICA5972G), a company 39. within the meaning of the Companies Act, 1956, having its registered office and carrying on business at 1/1, Camac Street, 3rd Floor, Suite No. 7, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director SANJAY KUMAR SURANA (PAN AMSPS0985L) son of GULAB CHAND SURANA, by occupation business, residing at 42B SHAKESPEARE SARANI, P.O. and P.S. Shakespeare Sarani, Kolkata 700017
- IMAGINE DEALCOM PRIVATE LIMITED, (PAN AACCI3341K), a company within 40. the meaning of the Companies Act, 1956, having its registered office and carrying on business at 99A, Park Street, 5th Floor, P.O. and P.S. Park Street, Kolkata-700 016, represented by its Director Mr. Nirmal Chand Surana (PAN APNPS2824L) son of Chand Ratan Surana, by occupation business, residing at 13 Netaji Subhas Road, 3rd Floor; Block - B, P.O. G.P.O. Kolkata, P.S. Hare Street, Kolkata 700001

(all hereinafter collectively referred to as "the PRINCIPALS") SEND GREETINGS:

## WHEREAS:

- The Principals alongwith Arch Infra Properties Private Limited (hereinafter for the sake of brevity referred to as "the said Co-owner") are jointly seized and possessed of and/or otherwise well and sufficiently entitled as the absolute owners to All That the piece or parcel of land, containing an area of 232 Cottahs 8 Chittacks more or less structe lying at and comprised in various Dags recorded in various Khatians, in Molizas Atghara (J.L.No.10) and Teghoria (J.L.No.9), Chinar Park, P.O. Hatiara, Police Staton -Baguiati, Kolkata - 700 157, in the District of North 24-Parganas, more fully and particularly mentioned and described in the Schedule hereunder written (hereinifter for the sake of brevity referred to as "the said Premises"), absolutely and forever
- By a Development Agreement of even date made between the parties hereto, the B. Principals have authorised and empowered the said Arch Infra Properties Private



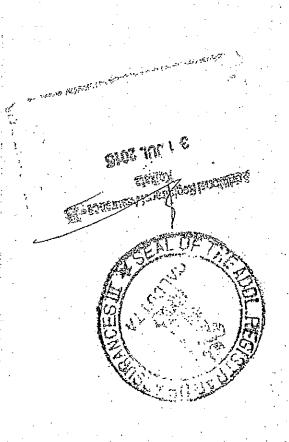
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Director/Authorised Signatory

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COMPASS SUPPLIERS PVT. LTD.

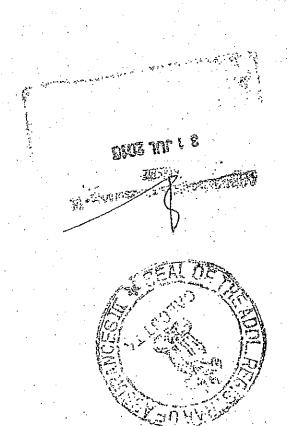
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- To pay all fees and expenses and obtain sanction revalidation renewal and such othe order or orders or permissions from the necessary authorities and to gift any part or portion of the said Premises to the authorities concerned, if the situation so demands, and do all other necessary acts deeds and things as be expedient for sanctioning revalidation renewal modification and/or alteration of plans-
- To pay all rates taxes charges expenses and other outgoings whatsoever (including municipal rates and taxes, land revenue and other charges whatsoever) payable for and on account of the said Premises or any part thereof or any undivided share or shares therein or the building or buildings that may be constructed thereon and receive refund of the excess amounts paid from the concerned authorities and to grant receipts and discharges in respect thereof.
- To accept or object to the assessments made from time to time of Annual Valuations in 11. respect of the said Premises or the building or buildings that may be constructed thereon or any part or share thereof by the Rajarhat Gopalpur Municipality and have the same finalised.
- 12. To construct new building or buildings at the said Premises and for that to demolish the existing buildings and/or other structures of whatsoever nature thereon or as may be constructed in future.
- To apply for and obtain electricity, gas, water, sewerage, drainage, lift, and/or other 13. connections of any other utility or facility in the said Premises from the WBSEB Limited, The Rajarhat Gopalpur Municipality and other appropriate authorities and/or to make alterations therein and to close down and/or have disconnected the same and for that to sign execute and submit all papers applications documents and plans and to doall other acts, deeds and things as be deemed fit and proper by the said attorneys. 14.
- To apply for and obtain such permissions as be necessary for obtaining steel, cernent, bricks and other building materials and construction equipments for the purpose of construction of the new building/s at the said Premises.
- To apply for and obtain permissions and licenses to erect and run/operate one or more 15. lifts at the said Premises and to place orders for supply and erection of lift or lift at the said Premises on the manufacturer thereof and also to give contract to the manufacturer for maintenance of lift or lifts and its concerned machineries.
- 16. To apply for and obtain the Completion or Occupancy or other certificates from the Rajarhat Gopalpur Municipality and/or other concerned authorities in respect of construction and/or occupation of the new building/s to be constructed at the said Premises or any part thereof. 17.
- To warn off and prohibit and if necessary proceed in due form of law against all orarry trespassers on the said Premises or any part thereof and to take appropriate steps.
- To appear before the Rajarhat Gopalpur Municipality and other authorities, municipal 18. authorities, authorities under the West Bengal Land Reforms Act, 1955 or any other local land / tenancy law, act or statute applicable to the said Premises, statutory bolies and government departments and/or its officers and also all other State Executives, Judicial or Quasi Judicial, Municipal and other authorities and also all courts and



Tribunals for all matters connected with construction of the new building/s at the said Premises or any part thereof and obtaining connection of utilities and other matter:

- To insure and keep insured the new building/s at the said Premises or any part thereof against loss or damage by fire earthquake and/or other risks as be deemed necessary and/or desirable by the said attorneys and to pay all premium for such insurance. 20.
- To arrange for financing of the Project at the said Premises by Bank/Financial Institution/other entity and obtain loans for the Project and to deposit the Original Title Documents and other documents of title relating to the said Premises with the Financier as security for the purpose of Project Finance / loans and to sign and execute necessary documents on behalf of the Principals and to create mortgage/charge in favour of the Financier for availing such Project Finance / loans but without creating any as regards
- To negotiate with the person or persons interested in owning, purchasing and/or 21. otherwise acquiring flats, shops, showrooms, offices, car parking spaces or rights and other constructed areas or saleable spaces in the new building/s to be constructed at the said Premises and accept bookings from such intending buyer or buyers and to make commitments and to sell, convey, lease, transfer or otherwise dispose of the same alongwith or independent of or independently the land comprised in the said Premises attributable thereto or any portion thereof or any undivided share therein to such person or persons and at such consideration and on such terms and conditions as the said attorneys may deem fit and proper and to receive and appropriate all proceeds consideration deposit and other amounts received realised out of such sale conveyance and/or transfer and grant valid receipts and discharges which shall fully exonerate the person paying the same.
- To terminate any contract agreement right of occupancy user and/or enjoyment with 22. any person or persons intending to acquire flats, shops, showrooms, offices, carparking spaces and other constructed areas/saleable spaces and/or undivided shares in the land comprised in the said Premises and to deal with the space and rights of such person or persons in such manner as the said attorneys may deem fit and proper.
- To join in as party to agreements for sale, lease or otherwise transfer of the flats, shops, showrooms, offices, car parking spaces or rights and other constructed areas or aleable spaces in the new building/s to be constructed at the said Premises and/or undivided share in the land comprised in the said Premises or part thereof, and confirming thereunder the rights and entitlements of the said Developer under the said Development Agreement and also agreeing to execute the deeds and documents of conveyance, lease or otherwise transfer to be executed in pursuance thereof.
- For all or any of the powers and authorities herein contained to sign execute enter into 24. modify, cancel, alter, draw, approve rectify and/or register and/or give consent and confirmation to all papers, documents, agreements, supplementary agreenerits, consents, confirmations, deeds, sale deeds, transfer deeds, conveyances, nominalous, assignments, rectifications, declarations, affidavits, applications, undertakags, indemnities and all other instruments writings documents etc., as be deemed necessary by the said Attorneys or any of them.



To appear and represent us before any Registrar, Sub Registrar, Additional Registrar, 25. District Registrar, Registrar of Assurances and other officer or officers or authority authorities having jurisdiction and to present for registration and admit execution at to acknowledge and register or have registered and perfected all documents deer instruments and writings signed by the said Attorneys or any of them by virtue of the 26.

To finalise and accept or dispute the market value assessed by the concerned Registre or the concerned Collector or other concerned authority or authorities and for that to d all acts deeds and things and sign execute deliver and submit all papers document applications objections notices etc. and also to submit and take delivery of al documents of title, clearances, plans etc. as may be required and found necessary or expedient by the said attorneys. 27.

To appear and represent us before any Notary Public, Metropolitan or other Magistrates and other officer or officers and authorities in connection with affirmation of any deed instrument declaration or writing signed or made by the said attorneys or any of them

To enforce any covenant in any agreement, sale deed, transfer deed, conveyance, 28. assignment deed or any other deed instrument writing document executed by us or by the said attorneys or any of them by virtue of the powers hereby conferred and if any right to re-enter arises under such covenants or under notice to determine or quit then

To ask, demand, sue for, recover, realise and collect money, earnest money, consideration, construction costs, deposits, advances, compensation, interest, damages, payments whatsoever etc., which are or may be due payable or recoverable under any such agreement or deed document instrument writing etc. from any person or persons or authority or authorities on any account whatsoever and to give effectual receipts and

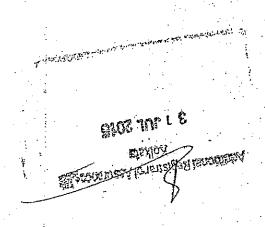
To sign and submit all papers applications instruments writings and documents for 30. having and to have the flats, shops, showrooms, offices and other constructed areas in the new building/s that may be constructed at the said Premises separately assessed and mutated in the names of the respective persons desirous of acquiring the same as hereinbefore stated in all public records and with all authorities and/or persons (including the Rajarhat Gopalpur Municipality) having jurisdiction over the said Premises and to deal with such authority and/or authorities in such manner as the said

To commence prosecute enforce defend answer and oppose all actions and other legal 31. proceedings and demands touching any of the matters herein contained concerning the said Premises or any part thereof in which we are in any way or manner now or may hereafter be interested or concerned and if thought fit to compromise settle, refer to arbitration, abandon, submit to judgement or become non suited in any such action or proceedings as aforesaid before any Court, Civil or Criminal or Revenue (including the

To sign declare verify and/or affirm any plaint, written statement, petition, consent petition, affidavit, vakalatnama, warrant of attorney, memorandum of appeal or any other document or cause paper in any proceeding in any way or connected will the said Premises. 33,

To accept notices, summons and service or papers from any Court, Tribunal, Postal authorities and/or other authority and/or person

For better and more effectually exercising the powers and authorities aforesaid to retain 3**4**. appoint and employ Advocates, Pleaders, Solicitors, Mukhtears and to revoke such appointments.





To receive or pay and/or deposit all moneys including stamp duty, court fe 35. registration fees, legal fees etc. and to pay and/or receive refunds thereof or the exc amount and give valid receipts and discharges therefor. 36.

To appear and represent us before all authorities make commitments and gi undertakings as be required for all or any of the purposes herein contained.

AND GENERALLY to do all acts deeds and things for better exercise of the authoritiherein contained relating to the said Premises or any part thereof or any undivided share therein and/or in the building/s to be constructed at the said Premises which we ourselve could have lawfully done under our own hand and seal, if personally present.

AND we do hereby ratify and confirm and agree to ratify and confirm all and whateve: the said Attorneys shall lawfully do or cause to be done in or about the premises aforesaid.

AND we expressly provide that while exercising the powers and authorities mentioned above, the attorney shall not do any act deed or thing which are or may be contrary to the terms and conditions agreed under the Development Agreement or which may affect any rights or entitlement of the Principals thereunder. In particular and without prejudice to the generality of the above condition, we stipulate that any authority given to the attorney to execute any agreement, document or instrument of transfer under any powers mentioned hereinabove shall be exercised only if the Owners' Named Representatives (as defined and described in the Development Agreement) or any of them fail to be present for the same upon being required in writing by the Developer therefor as agreed to in the Development Agreement.

# THE SCHEDULE ABOVE REFERRED TO:

Firstly All That the piece or parcel of land, containing an area of 203 Cottahs 11 Chittacks 14 Sq.Ft. more or less situate lying at and comprised in R.S. and L.R. Dag No.140 recorded in R.S. Khatian No.90, L.R. Khatian Nos.1638, 1648, 1660, 1661, 1766, 1767, 1865, 1866, 1867, 1868, 1869, 1870, 1871, 1872, 1873, 1874, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2235, 2236, 1674, 1763, 2390, 2467 and 2473 in Mouza Atghara, J.L.No.10, Chinar Park, P.O. Hatiara, Police Station - Baguiati, Kolkata - 700

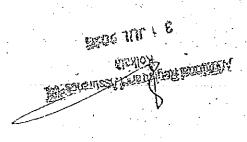
And Secondly All That the piece or parcel of land, containing an area of 16 Cottahs 15 Chittacks 8 Sq.Ft. more or less situate lying at and comprised in R.S. and L.R. Dag No.139 recorded in R.S. Khatian No.365, L.R. Khatian Nos.1875, 1876, 1877 and 1878 in Mouza Atghara, J.L.No.10, Chinar Park, P.O. Hatiara, Police Station - Baguiati, Kolkata - 700 157, in the District of North 24-Parganas;

And Thirdly All That the piece or parcel of land, containing an area of 1 Cottahs 12 Chittacks 30 Sq.Ft. more or less situate lying at and comprised in R.S. and L.R. Dag No.143 recorded in R.S. Khatian No.306, L.R. Khatian No.2469 in Mouza Atghara, J.L.No.10, Chinar Park, P.O. Hatiara, Police Station - Baguiati, Kolkata - 700 157, in the District of North 24-Parganas,

And Fourthly All That the piece or parcel of land, containing an area of 6 Cottahs 7 Chittacks 30 Sq.Ft. more or less situate lying at and comprised in R.S. and L.R. Dag No.144 recorded in R.S. Khatian No.180, L.R. Khatian Nos.2469, 1872 and 2192 in Mouza Atghara, J.L.No.10, Chinar Park, P.O. Hatiara, Police Station - Baguiati, Kolkata - 700 157, in the District of North 24-Parganas;

And Fifthly All That the piece or parcel of land, containing an area of 3 Cottahs 9 Chittacks 38 Sq.Ft. more or less situate lying at and comprised in R.S. and L.R. Dag No.534 recorded in R.S. Khatian No.53 in Mouza Teghoria, J.L.No.9, Chinar Park, P.O. Hatiara, Police Station Baguiati, Kolkata - 700 157, in the District of North 24-Parganas;

- all aggregating to 232 Cottahs 8 Chittacks of land.





EXECUTED AND DELIVERED by the withinnamed PRINCIPALS at Kolkata in the presence of:

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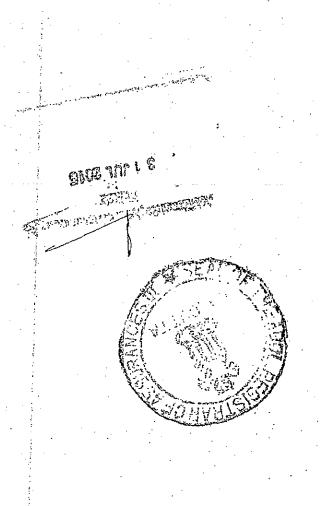
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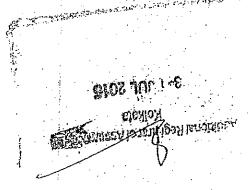
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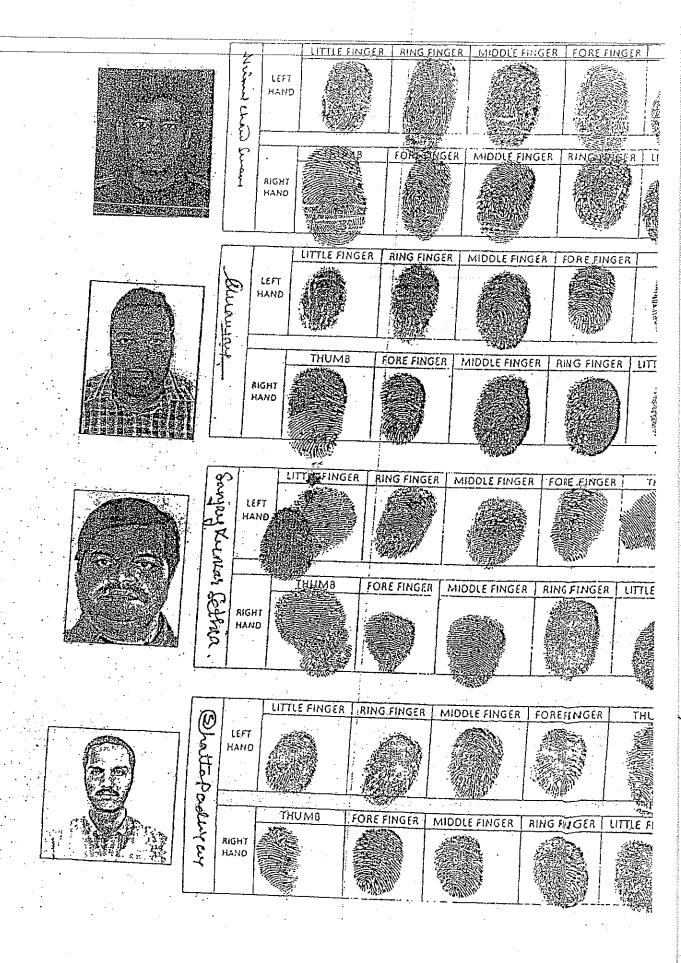
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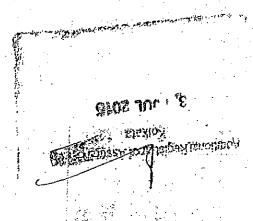
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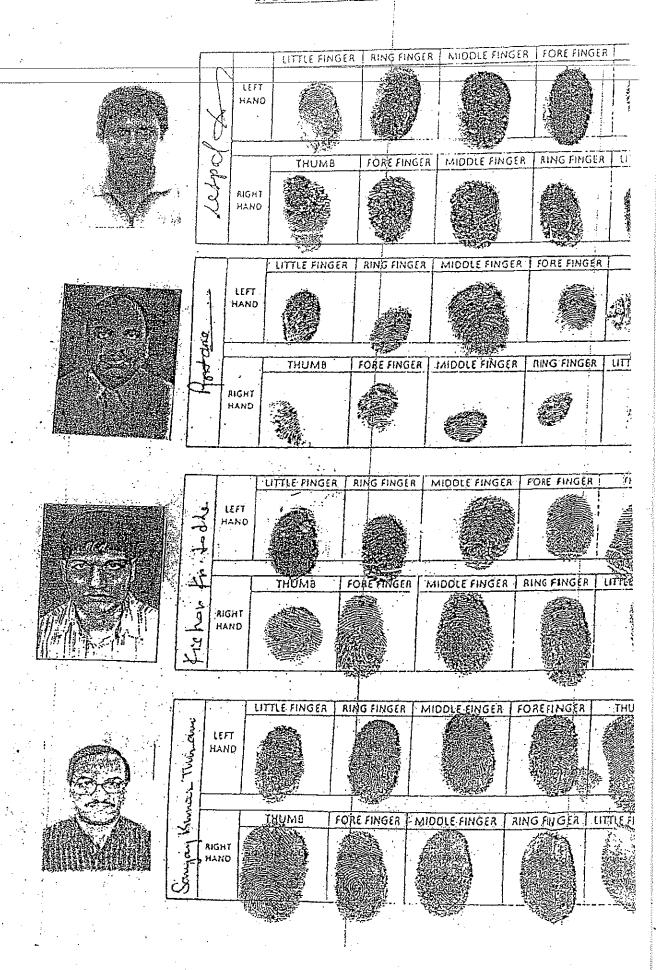


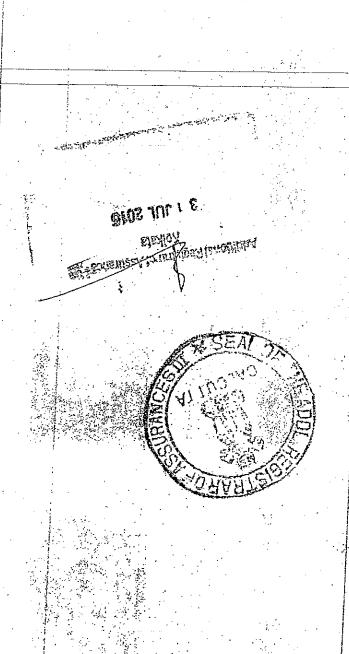




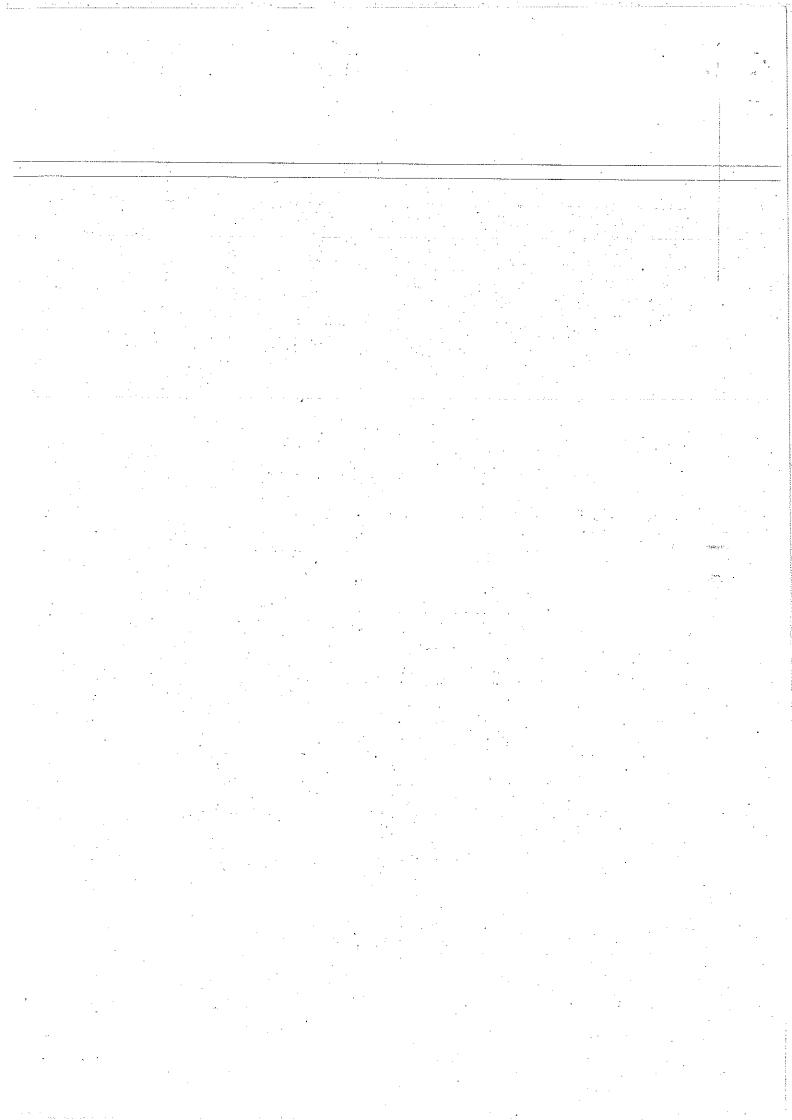


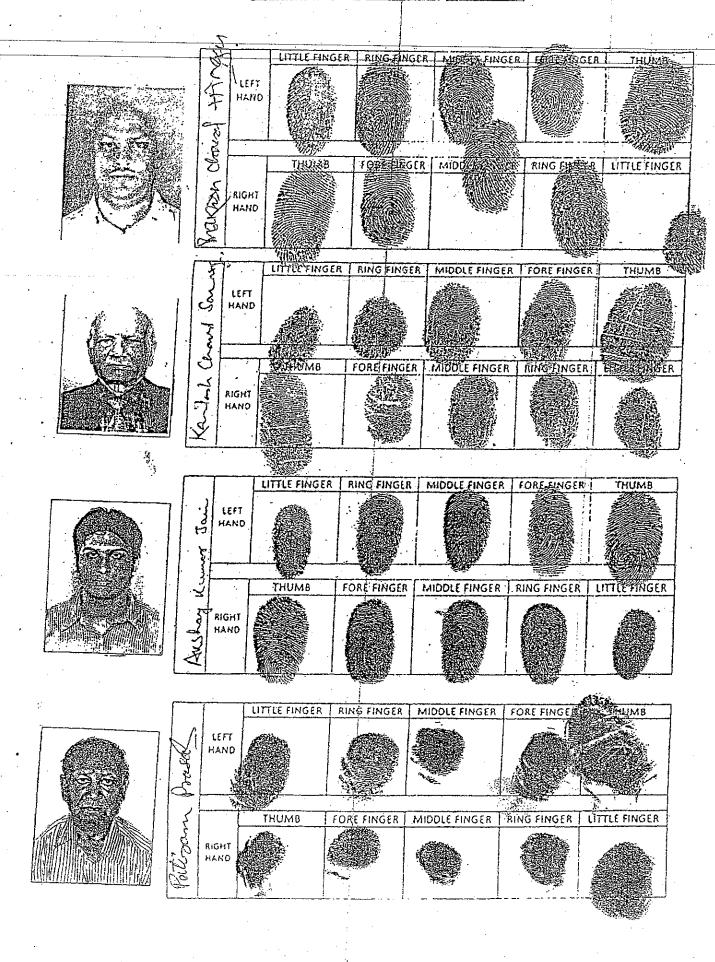






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