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Certified that the document is admitted
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Subhayan
 District Sub-Register-III
 Alipore, South 24-parganas
 25.09.2012

THIS INDENTURE OF CONVEYANCE made this the 21st day
 of September TWO THOUSAND AND TWELVE BETWEEN

62127

19 SEP 2012

No. _____ Date _____
 Sold to: **R. L. GAGGAR**
 Solicitor & Advocate
 Address: **6, 1st Post Office Street**
3rd Floor, Kolkata - 700 001
A. BANERJEE
L.S. VENDOR (O.S.)
HIGH COURT, KOLKATA-700

ASHIS BANERJEE
L.S. VENDOR
HIGH COURT CAL

SETI- 5773

For PS GROUP REALTY LIMITED
 ANGIRA SALES PVT. LTD.
 BHUMI VINIMAY PVT. LTD.
 DEVKRIPA VANIJYA PVT. LTD.
 P.K.C. ASSOCIATES PVT. LTD.
 SREOME BUILDERS PVT. LTD.
 SURSARITA TIE UP PVT. LTD.
 PAR CARE RESEARCH & MEDICAL PVT. LTD.

Gaurav Dugar
 (Authorised Signatory)

(GAURAV DUGAR)

SETI - 5775



Liu Kuo Pao
 (Liu Kuo PAO)

FOR LEFT + AS CONSTITUTED ATTORNEY
 J. LIEN HUNG LIANG, LIU MAN HUNG
 TSAI POONG, BALASATHA + ~~LIU~~ LIU TING HUNG

[Signature]
 21 SEP 2012

P.O

[Signature]
 CHH MUI YEH

(1) **LIU KUO PAO** (OCI No. A064941) son of Late Liu Sam Yuan residing at 133 Elson Street, Markham Ontario L3S 3E6 Canada and presently residing at 47 South Tangra Road Kolkata 700046 P.S. Pragati Maidan (2) **LIU KUO HSIUNG** (OCI No. A 609361) son of Late Liu Sam Yuan residing at 27 Joyce Dale Street, Markham Ontario, L3S 3G9, Canada and presently residing at 47 South Tangra Road, Kolkata 700046 P.S. Pragati Maidan hereinafter collectively referred to as the **VENDORS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, legal representatives, executors, administrators and assigns) of the **FIRST PART**

AND

(1) **LIEN HUNG LIANG**, residing at 18 Tracey Lynn Court, Markham Ontario L3S 3E5, Canada (2) **LIU MAN HUNG** residing at 121 Ingleton Blvd Scarborough, Ontario M1V 2Y3, Canada (3) **TSAI FOONG BLASUTTA** residing at 46 Annabelle Drive Toronto Ontario M9V 3B6 (4) **LIU TING HUNG** residing at Polismyndigheten I Vastra, Gotaland, Sweden ,1 to 4 being represented by their Constituted attorney **LIU KUO PAO**, son of Late Liu Sam Yuan of 47 South Tangra Road Kolkata 700046, (5) **LIU KHOW FOONG** residing at Green View Apartment, Flat 101, 2nd Main Chikka Banaswadi behind Mother Mary English School, Bangalore 560043, Karnataka, India and (6) **LIU TAN HUNG** residing at 1st Cross Castle Street, 50 Pulliyar Koil Street Ashoknagar Bangalore 560025, all daughters of Late Liu Sam Yuan hereinafter collectively referred to as the **CONFIRMING PARTIES** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective heirs, legal representatives, executors, administrators and assigns) of the **SECOND PART**

AND

(1) **PS GROUP REALTY LIMITED** a company within the meaning of the Companies Act 1956 having its registered office situated at 83 Topsia Road (South) P.S. Tiljala, Kolkata 700 046 having **PAN AABCP5390E** (2) **P.K.C & ASSOCIATES PVT LTD** having **PAN AABCP4806B**, (3) **SREOME BUILDERS PVT LTD** having **PAN AAECs4070M**, both private limited companies within the meaning of the Companies Act 1956 having their respective registered offices situated at 12C Chakraberia Road (North) P.S. Ballygunge, Kolkata 700020, (4) **ANGIRA SALES PVT LTD.** having **PAN AAFCA9336B** (5) **BHUMI VINIMAY PVT LTD** having **PAN AACCB9850C**, both private limited companies within the meaning of the Companies Act 1956 having their

veti-5776

- Kff Lin
(LIU KUO HSIUNG)



veti-5777

- Lin Khow Foong
(LIU KHOW FOONG)



veti-5778

✓ Liu Jan Hung



Registrar of Companies
100, South Bridge Road

21 SEP 2012

Chi Hui Yeh

CHI HUI YEH

S/O YEH YING CHAO

111, SOUTH TANGRA ROAD

TEL. 700046

BUSINESS

limited company within the meaning of the Companies Act 1956 having its registered office situated at Flat No. R1, Block -P ,Sherwood Estate, 169 N.S.C Bose Road, Narendrapur, P.S.Sonarpur Kolkata 700103, **(7) SURSARITA TIE UP PVT LTD** also a company within the meaning of the Companies Act 1956 having its registered office situated at No. 114 Dr. Lal Mohan Bhattacharjee Road, P.S.Entally, Kolkata 700014 having **PAN AALCS0491B (8) PAR CARE RESEARCH & MEDICAL PVT LTD** also a company within the meaning of Companies Act 1956 having its registered office situated at No.P-17A Ashutosh Chowdhury Avenue, P.S.Ballygunge, Kolkata 700019 having **PAN AADCP0842K** all represented by **GAURAV DUGAR**, son of Surendra Kumar Dugar of 83 Topsia Road(S), Kolkata 700046 having been duly authorized by all the Purchasers hereinafter collectively referred to as the **PURCHASERS** (which term or expression shall unless excluded by or repugnant to the subject or context be deemed to mean and include their respective successor and/or successors in office/interest and assigns and/or nominee and/or nominees) of the **THIRD PART**

WHEREAS:-

- A) One Mrs. Liu Li Chun Ying(since deceased) a Buddhist during her lifetime was absolutely seized and possessed of and/or otherwise well and sufficiently entitled to ALL THAT the piece and parcel of land containing by estimation an area of 52.34 Decimals equivalent to 31 Cottahs 10 Chittack 30 sq. ft (be the same a little more or less) comprised in R.S. Dag No. 359 & R.S.Dag No. 360 recorded in R.S. Khatian No.887 & 886 situated in Mouza Tangra, Division 4 Sub Division L, J.L. No.5 (more fully and particularly mentioned and described in the **SCHEDULE** hereunder written)
- B) The said Liu Li Chun Ying (since deceased) during her lifetime constructed various structures and sheds on the said Lands (the said Lands and the structures standing thereon are hereinafter for the sake of brevity collectively referred to as the said **PROPERTY**).
- C) Even though the Said Property has been included within the limits of Kolkata Municipal Corporation it has not been separately numbered/assessed and along with the other properties which are lying in and around the said property the same is said to be commonly said to be part or portion of Holding No.47 South Tangra Road, Kolkata.
- D) The said Liu Li Chun Ying after having purchased the said property caused her



Dist. Magistrate : D
South 24 Parganas

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- E) The said Liu Li Chun Ying died intestate on or about 30h August 1999 leaving him surviving his sons (1) Liu Kuo Pao and (2)Liu Kuo Hsiung and her six daughters namely (1) Lien Hung Liang (2) Liu Man Hung (3) Tsai Foong Blasutta (4) Liu Ting Hung (5) Liu Khow Foong and (6) Liu Tan Hung as his only heirs and heiress and/or legal representatives his husband having predeceased her who upon her death became entitled to the entirety of the said Property in equal shares
- F) The said (1) Lien Hung Liang (2) Liu Man Hung (3) Tsai Foong Blasutta (4) Liu Ting Hung (5) Liu Khow Foong and (6) Liu Tan Hung being the married daughters of the said Liu Li Chun Ying have released relinquished and disclaimed their respective right title interest into or upon the said Property absolutely and forever in favour of the Vendors herein
- G) In the events as recited hereinabove the said Liu Kuo Hsiung and Liu Kuo Pao thus jointly became entitled to the entirety of the said Property.
- H) The Vendors are thus absolutely seized and possessed of and/or otherwise well and sufficiently entitled to said Property
- I) The Vendors with the consent and concurrence of the Confirming Party have agreed to sell and transfer and the Purchasers have agreed to purchase and acquire the said **PROPERTY** and/or the entirety of the right title interest of the Vendors into or upon the said property free from all encumbrances charges liens lispens attachments trusts whatsoever or howsoever for the consideration and subject to the terms and conditions hereinafter appearing
- J) At or before execution of this Indenture the Vendors and the Confirming Parties and each one of them have assured and represented to the Purchasers as follows:
- I) **THAT** the Vendors alone are the sole and absolute owners of the entirety of the Property
 - II) **THAT** the said Property is free from all encumbrances charges liens, lispens, attachments, trusts whatsoever or howsoever
 - III) **THAT** there is no legal bar or impediment in the Vendors selling and transferring the said Property
 - IV) **THAT** the Vendors has not entered into any agreement for sale, transfer and/or development in respect of the said Property or any part or portion thereof



OFFICE OF THE DISTRICT COLLECTOR
South 24 Parganas


21 SEP 2012

- V) **THAT** all municipal rates taxes and other outgoings payable in respect of the said said Property has been paid and/or shall be paid by the Vendors upto the date of execution of this indenture
- VI) **THAT** no part or portion of the said Property is under any notice of acquisition and/or requisition
- K) Relying on the aforesaid representations and believing the same to be true and acting on the faith thereof the Purchasers have not carried out due diligence in respect of the said Property and have agreed to purchase and acquire the said Property and/or the right title interest of the Vendors into or upon the said Property free of all encumbrances and charges for the consideration relying upon the aforesaid representation and subject to the terms and conditions hereinafter appearing.

NOW THIS INDENTURE WITNESSETH:

- I. THAT in pursuance of the said Agreement and in further consideration of a sum of Rs.3,47,00,000 /- (Rupees Three Crore Forty Seven lacs only) of the lawful money of the Union of India well and truly paid by the Purchasers to the Vendors at or before the execution of these presents (the receipt whereof the Vendors doth hereby and also by the receipt hereunder written admit and acknowledge to have been received and of and from the payment of the same and every part thereof the Vendors do hereby acquit release and discharge the Purchasers and the said **PROPERTY** hereby intended to be sold transferred and conveyed) the Vendors and each one of them do hereby indefeasibly grant sell transfer convey assign and assure unto and to the Purchasers and the Confirming Parties and each of them doth hereby transfer release relinquish and disclaim their respective right title and interest in ALL THAT the entirety of the right title and interest of the Vendors into or upon the said Property being ALL THAT the piece and parcel of land containing by estimation an area of 52.34 Decimals equivalent to 31 Cottahs 10 Chittack 30 sq. ft (be the same a little more or less) comprised in R.S. Dag No. 359 & R.S.Dag No. 360 recorded in R.S. Khatian No.887 & 886 situated in Mouza Tangra, Division 4 Sub Division L, J.L. No.5 (more fully and particularly



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sake of brevity collectively referred to as the said **PROPERTY**) absolutely and forever free from all encumbrances charges liens lispendens claims, demands, mortgages, leases, licenses, liabilities, trusts, attachments, acquisitions, requisitions, executions, prohibitions, restrictions, easements and lispendens whatsoever **OR HOWSOEVER OTHERWISE** the said **PROPERTY** or any part or portion thereof now is or are or at any time or times heretofore was or were situated butted and bounded called known numbered described or distinguished **TOGETHER WITH** all benefits and advantages of ancient and other lights all yards courtyards areas sewers drains ways water courses ditches fences paths passages and all manner of former and other rights liberties easements privileges walls fences advantages appendages and appurtenances whatsoever to the said **PROPERTY** or any part thereof belonging or in anywise appertaining to or with the same or any part thereof now are or is or at any time or times heretofore were held used occupied appertaining or enjoyed therewith or reputed to belong or to appertaining thereto **AND** the reversion or reversions remainder or remainders and the rents issues and profits and of any and every part thereof **AND** all the legal incidences thereof **AND** all the estate right title interest inheritance possession use trust property claim and demand whatsoever both at law and in equity of the Vendors into or upon and in respect of the said **PROPERTY** or any and every part thereof herein comprised and hereby sold granted and transferred **TOGETHER WITH** all deeds pattahs muniments and evidences of title which in anywise exclusively relate to or concern the said **PROPERTY** or any part or parcel thereof which now are or hereafter shall or may be in the custody power possession or control of the Vendors or any person or persons from whom the Vendors can or may procure the same without any action or suit both at law or in equity and the Confirming Parties doth hereby transfer release relinquish and disclaim all their respective right title and interest into or upon the said property **TO HAVE AND TO HOLD** the said **PROPERTY** hereby granted sold conveyed transferred assigned assured or expressed or intended so to be with all rights



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liens claims demands mortgages leases licenses liabilities trusts attachments acquisitions requisitions executions prohibitions restrictions easements and lispensens whatsoever.

- II. **AND** the Vendors doth hereby covenant with the Purchasers that the Vendors are the absolute and lawful owners of and well and sufficiently seized and possessed of and entitled to the said **PROPERTY** and every part thereof, free from all encumbrances charges and liabilities of whatsoever nature **AND** the Vendors do hereby covenant with the Purchasers that it has not at any time heretofore done or executed or knowingly suffered or been party or privy to any act deed matter or thing whereby or by reason whereof the said **PROPERTY** hereby granted sold conveyed transferred assigned and assured or expressed or so intended to be was or is encumbered in title estate or otherwise or by reason whereof the Vendors may or can be prevented from granting selling conveying assigning and assuring the said **PROPERTY** or any part thereof in the manner as aforesaid.
- II. **AND THAT NOTWITHSTANDING** any act deed or thing by the Vendors done executed or knowingly suffered to the contrary the Vendors at the time of execution of these presents are the absolute and lawful owners of and/or otherwise well and sufficiently seized and possessed of and entitled to the said said **PROPERTY** hereby granted sold conveyed transferred assigned assured or expressed so to be and every part thereof for a perfect and indefeasible estate or inheritance without any manner or condition use trust or other thing whatsoever to alter defeat encumber or make void the same;
- IV. **AND THAT NOTWITHSTANDING** any such act deed or thing whatsoever as aforesaid the Vendors now has in themselves good right full and absolute power to grant sell convey transfer assure and assign the said **PROPERTY** hereby granted sold conveyed transferred and assured or expressed so to be unto and to the use of the Purchasers in the manner and on the conditions aforesaid



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PROPERTY to the Purchasers herein and the Purchasers has received and accepted the same without any dispute, demand or claim whatsoever against the Vendors in respect of the nature and/or occupancy of the constructions on the land comprised in the said **PROPERTY** or otherwise.

- V. **AND THAT** the Purchasers shall and may at all times hereafter at its own costs, charges and expenses peaceably and quietly enter into hold possess and enjoy the s said **PROPERTY** and receive and take the rents issues and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the Vendors or any person or persons lawfully or equitably claiming from under or in trust for the Vendors or from under or in trust for any of their predecessors in title **AND THAT** the Purchasers shall be freed and cleared and freely and clearly and absolutely acquitted exonerated released and discharged or otherwise by and at the costs and expenses of the Vendors well and sufficiently saved defended and kept harmless and indemnified of from and against all and all manner of former or other estates encumbrances charges liens claims demands mortgages leases licenses liabilities trusts attachments executions prohibitions restrictions easements and lispendens whatsoever suffered or made or liabilities created in respect of the said **PROPERTY** by the Vendors or by any person or persons lawfully and equitably claiming from under or in trust for the Vendors or their predecessors in title as aforesaid or otherwise **AND THAT** all rates taxes and other impositions and/or outgoings payable in respect of the said **PROPERTY** shall be paid borne and discharged by the Purchasers from the date of execution of these presents.

- VI. **AND THAT** the Vendors do hereby further covenant with the Purchasers that unless prevented by fire or some other irresistible force shall from time to time and at all times hereafter upon every reasonable request and at the costs of the Purchasers to produce or cause to be produced to the Purchasers or to their attorneys or agents



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Purchasers deliver to the Purchasers such attested or other true copies or extracts therefrom as the Purchasers may require and will in the meantime unless prevented as aforesaid keep the same unobliterated and uncanceled.

- VII.** **AND THAT** the Vendors never held and do not hold any excess vacant land within the meaning of the Urban Land (Ceiling & Regulation) Act, 1976 and the said Lands comprised in the said property or any part thereof has not been affected or vested under the Urban Land (Ceiling & Regulation) Act, 1976 **AND THAT** no certificate proceedings and/or notice of attachment is subsisting under the Income Tax Act 1961 **AND THAT** no notice, which is or may be subsisting, has been served on the Vendors for the acquisition of the said **PROPERTY** or any part thereof under the Land Acquisition Act, 1894 or under any other law or Acts and/or Rules made or framed there under and the Vendors has no knowledge of issue of any such notice or notices for the time being subsisting under the above Acts and/or Rules for the time being in force affecting the said **PROPERTY** or any part thereof **AND THAT** no suit and/or proceeding is pending in any Court of law affecting the said **PROPERTY** and/or any part or portion thereof nor the same has been lying attached under any writ or attachment of any Court or Revenue Authority.
- VIII.** **AND FURTHER THAT** the Vendors and all persons having or lawfully or equitably claiming any right title interest or estate whatsoever in the said **PROPERTY** or any part thereof from through under or in trust for the Vendors shall and will from time to time and at all times hereafter at the request and costs of the Purchasers make do acknowledge and execute all such lawful acts deeds matters and things whatsoever for further better and more perfectly and effectually granting and assuring the said **PROPERTY** and every part thereof unto and to the use of the Purchasers.



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defect in title consequent to which the Purchasers is saddled and/or exposed to any liability and/or losses then and in that event the Vendors and the Confirming Parties and each one of them shall be liable and have agreed to keep the Purchasers and/or its successor and/or successors saved harmless and fully indemnified from and against all costs charges claims actions suits and proceedings including litigation costs.

- IX.** The Vendors and the Confirming Parties and each one of them hereby agree and covenant with the Purchasers that in the event of non production of any deed document or instrument pertaining to the title of the said property or in the event of any defect in title consequent to which the Purchasers shall suffer and/or exposed to any losses and/or damages then in that event the Vendors and the Confirming Parties and each one of them shall be jointly and severally liable and have agreed to keep the Purchasers saved harmless and fully indemnified from and against all costs charges claims actions suits and proceedings including litigation costs.

And the Vendors doth hereby appoint the Purchasers to be its authorized representative and/or constituted attorney who by virtue of being such constituted attorney and/or authorized representative shall be entitled to:

- i) To have the Property surveyed and the soil to be tested.
- ii) To apply to Kolkata Municipal Corporation for obtaining separate municipal holding number.
- iii) To make payment of all municipal rates, taxes and other outgoings which may become payable in respect of the said **PROPERTY.**

iv) To prepare or cause to be prepared a map or plan for construction of a new building and/or buildings at the said Property and to submit the same for sanction to the authorities concerned into or upon the said Property.

v) To apply for and obtain all permissions approvals



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Property and the cost for sanction of such plan including sanction fee and for obtaining other permissions approvals and/or sanctions shall be paid borne and discharged by the Purchasers and the Vendors agrees and undertakes to sign and execute all deeds documents instruments plans applications and other papers as may be necessary and/or required from time to time.

vi) To sign and execute all deeds and document and instruments whereby the Vendors or any one of them may be required to be a Confirming Party in respect of the said property.

vii) To sign and execute any Deed of Modification and/or Rectification as may be necessary and/or required.

THE SCHEDULE ABOVE REFERRED TO
(THE SAID PROPERTY)

ALL THAT the piece and parcel of land containing by estimation an area of 52.34 / Decimals equivalent to 31 Cottahs 10 Chittack 30 sqft (be the same a little more or less) comprised in R.S. Dag No. 359 & R.S.Dag No.360 recorded in R.S. Khatian No.887 & 886 situated in Mouza Tangra, Division 4 Sub Division L, J.L. No.5 in the District of 24 Parganas (S) now within the limits of Kolkata Municipal Corporation , P.S.Tiljala now Pragati Maidan TOGETHER WITH the asbestos sheds and structures measuring approx. 18507 sq.ft (more or less) situated and standing thereon and being butted and bounded as follows:

- On the North: By Calcutta Mercy Centre and R.S.Dag No. 361 & 362, Mouza Tangra
- On the South : By Property of Park Leather along with abutting drain
- On the East: By Calcutta Mercy Centre along with our Private Passage and R.S.Dag No.357,Mouza Tangra
- On the West: By Property of the Purchasers being R.S Dag No. 318, 319 & 317, Mouza Tangra

OR HOWSOEVER the same may be butted bounded known numbered and distinguished (situation whereof is shown and delineated in the map or plan annexed

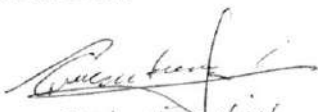


~~REGISTRAR OF COMPANIES~~
South M. Prades


21 SEP 2012


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

SIGNED AND DELIVERED BY THE VENDORS at Kolkata in the presence of:-

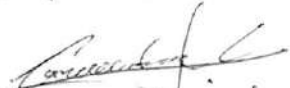
1. 
CHI HUI YEH
111, SOUTH TANGRA ROAD
KOL-700 046.

2. Dhiraj Sethia



(LIU KUO PAO)


(LIU KUO HSIUNG)
(PAN No. ABBPL0269Q)

SIGNED AND DELIVERED BY THE CONFIRMING PARTIES at Kolkata in the presence of

1. 
CHI HUI YEH

2. Dhiraj Sethia


(LIU KUO PAO)

As Constituted Attorney
of LIEN HUNG LIANG, LIU MAN
HUNG, TSAI FOONG BALASAITA
LIU TING HUNG,
LIU KHOU FOONG.
(LIU KHOU FOONG)

SIGNED AND DELIVERED BY THE PURCHASERS at Kolkata in the presence of:-

1. Dhiraj Sethia
B3 Topsia Road (S)
Kolkata 700046

For PS GROUP REALTY LIMITED
ANGIRA SALES PVT. LTD.
BHUMI VINIMAY PVT. LTD.
DEVKRIYA VANIJYA PVT. LTD.
P.K.C. ASSOCIATES PVT. LTD.
SREOME BUILDERS PVT. LTD.
SURSARITA TIE UP PVT. LTD.
PAR CARE RESEARCH & MEDICAL PVT. LTD.




(Authorised Signatory)

(ANIRAV DUGAR)



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21 SEP 2012

RECEIVED of and from the within named Purchasers the within named sum of **Rs.3,47,00,000 /- (Rupees Three Crore Forty Seven lacs)** only being the entirety of the consideration Amount payable under these presents as per Memo below:

MEMO OF CONSIDERATION

PAID TO: LIU KUO PAO

Sl.	Cheque No.	Bank	Paid By	Gross Amount(Rs)	TDS(Rs)	Net Amount(Rs)
1	427426 dated 21.09.2012	Indian Bank	Ps Group Realty Ltd	2168750/-	446763/-	1721987/-
2	422974 dated 21.09.2012	Indian Bank	P.K.C & Associates Pvt Ltd	2168750/-	446763/-	1721987/-
3	429807 dated 21.09.2012	Indian Bank	Sreome Builders Pvt Ltd	2168750/-	446763/-	1721987/-
4	282821 dated 19/09/2012	Punjab & Sind Bank	Angira Sales Pvt Ltd.	2168750/-	446762.50/-	1721987.50/-
5	282872 dated 19/09/2012	Punjab & Sind Bank	Bhumi Vinimay Pvt Ltd	2168750/-	446762.50/-	1721987.50/-
6	282822 dated 19/09/2012	Punjab & Sind Bank	Devkripa Vanijya Pvt Ltd	2168750/-	446762.50/-	1721987.50/-
7	375462 dated 19.09.2012	State Bank of India	Sursarita Tie Up Pvt Ltd	2168750/-	446763/-	1721987/-
8	404641 dated 19.09.2012	Vijaya Bank	Par Care Research & Medical Pvt Ltd	2168750/-	446763/-	1721987/-
			Total	1,73,50,000/-	35,74,102.50/-	1,37,75,897.50/-

PAID TO: LIU KUO HSIUNG

Sl.	Cheque No.	Bank	Paid By	Gross Amount(Rs)	TDS(Rs)	Net Amount(Rs)
1.	427422 dated 21.09.2012	Indian Bank	Ps Group Realty Ltd	2168750/-	446763/-	1721987/-
2.	422970 dated	Indian	P.K.C &	2168750/-	446763/-	1721987/-





REGISTRAR :
South 24 Parganas
21 SEP 2012

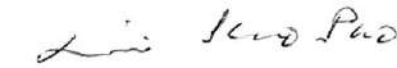
3.	429804 dated 21.09.2012	Indian Bank	Sreome Builders Pvt Ltd	2168750/-	446763/-	1721987/-
4.	282820 dated 19/09/2012	Punjab & Sind Bank	Angira Sales Pvt Ltd.	2168750/-	446762.50/-	1721987.50/-
5.	282871 dated 19/09/2012	Punjab & Sind Bank	Bhumi Vinimay Pvt Ltd	2168750/-	446762.50/-	1721987.50/-
6.	282821 dated 19/09/2012	Punjab & Sind Bank	Devkripa Vanijya Pvt Ltd	2168750/-	446762.50/-	1721987.50/-
7.	375460 dated 19.09.2012	State Bank of India	Sursarita Tie Up Pvt Ltd	2168750/-	446763/-	1721987/-
8.	404639 dated 19.09.2012	Vijaya Bank	Par Care Research & Medical Pvt Ltd	2168750/-	446763/-	1721987/-
			Total	1,73,50,000/-	35,74,102.50/-	1,37,75,897.50/-

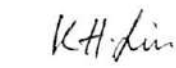
Both aggregating to **Rs 3,47,00,000/- (Rupees Three Crore forty seven lacs only)**

WITNESSES:-

1. 
Chi Hai Yeh.

2. Dhiraj Sethia


(LIU KUO PAO)


(LIU KUO HSIUNG)

Drafted and prepared in my office


R. L. GAGGAR
SOLICITOR & ADVOCATE
HIGH COURT, CALCUTTA



K
2012 21 SEP 2012 - 12
18611 South 24 Parganas

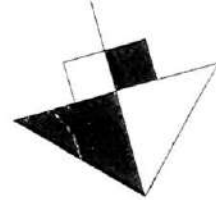
21 SEP 2012

**SITE PLAN OF THE SAID PROPERTY COMPRISED IN
DAG No. 359 & DAG NO. 360 , MOUZA - TANGRA ,
DIVISION 4 , SUBDIVISION - L**

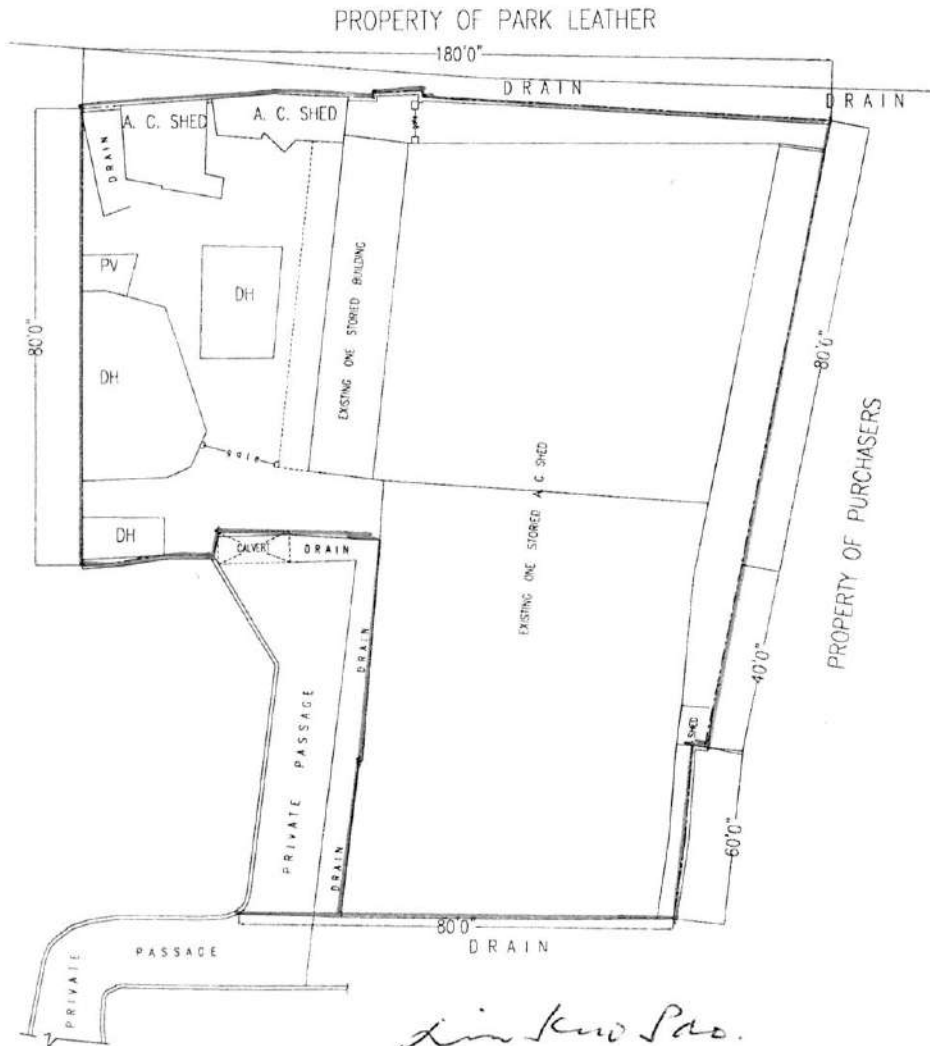
AREA OF LAND : 31 COTTAHS 10 CHATTAK 30 SFT.

AREA OF STRUCTURE : 18507 SFT.

AREA SHOWN IN RED BORDER



NORTH



Liu Kuo Pao.
(Liu Kuo PAO)

Liu Kuo Pao
(Liu Kuo PAO)

10th Lin
(LIU KUO HSIUNG LIU TING HUNG)

Attestated Attorney
of ~~LIANG~~ LIANG HUNG
LIANG, LIU MAN HUNG,
TSAI FOONG BALASATTA

For PS GROUP REALTY LIMITED
ANGIRA SALES PVT. LTD.
BHUMI VINIMAY PVT. LTD.
DEVKRIPA VANIJYA PVT. LTD.
P.K.C. ASSOCIATES PVT. LTD.
SREOME BUILDERS PVT. LTD.
SURSARITA TIE UP PVT. LTD.
PAR CARE RESEARCH & MEDICAL PVT. LTD.

[Signature]
(Authorised Signatory)



~~Registrar~~ Registrar : ~~...~~
South 24 Parganas

21 SEP 2012



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name

Signature *Guo by*



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name *Liu Kuo PAO*

Signature *Liu Kuo PAO*



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name *LIU KUO HSIUNG*

Signature *K.H. Lin*



	Thumb	1st finger	middle finger	ring finger	small finger
left hand					
right hand					

Name *Liu KHOU TONG*

Signature *Liu KHOU TONG*



~~Sub-Registrar~~ : ~~II~~
Mirzapur South 24 Parganas

21 SEP 2012



Government Of West Bengal
Office Of the D.S.R. - III SOUTH 24-PARGANAS
District:-South 24-Parganas

Endorsement For Deed Number : I - 08771 of 2012
(Serial No. 09132 of 2012)

On

Payment of Fees:

On 21/09/2012

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

Presented for registration at 18.40 hrs on :21/09/2012, at the Private residence by Gaurav Dugar
Claimant.

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

Execution is admitted on 21/09/2012 by

1. Liu Kuo Pao. Oci No. A064941, son of Late Liu Sam Yuan , 47, South Tangra Road, Kolkata, Thana:-Tangra, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700046, By Caste Christian, By Profession : Others
2. Liu Kuo Hsiung. Oci No- A 609361, son of Late Liu Sam Yuan , 47, South Tangra Road, Kolkata, Thana:-Tangra, P.O. :- ,District:-South 24-Parganas, WEST BENGAL, India, Pin :-700046, By Caste Christian, By Profession : Others
3. Liu Khow Foong, daughter of Late Liu Sam Yuan , Green View Apartment ; 2nd Main Chikka Banaswadi Behind Mother Mary Eng. School , Bangalore, Flat No:101, Bangalore, P.O. :- ,District:-Bangalore, KARNATAKA, India, Pin :-560043, By Caste Christian, By Profession : Others
4. Liu Tan Hung, daughter of Late Liu Sam Yuan , 1 St Cross Castle Street , 50 , Pulliyar Koil Street, Bangalore, P.O. :- ,District:-Bangalore, KARNATAKA, India, Pin :-560025, By Caste Christian, By Profession : Others



Rajendra Prasad Upadhyay
D.S.R. - III
South 24 Parganas

(Rajendra Prasad Upadhyay)
DISTRICT SUB-REGISTRAR-III OF SOUTH 24-PARGANAS

25/09/2012 17:59:00

EndorsementPage 1 of 3

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DATED THIS THE *21st* DAY OF *September* 2012
=====

BETWEEN

LIU KUO PAO & ORS.

..... VENDORS

A N D

LIEN HUNG LIANG & ORS.

.....CONFIRMING
PARTY

A N D

PS GROUP REALTY LIMITED. & ORS.

.....PURCHASERS

DEED OF CONVEYANCE

