

and at all times hereafter at the request and cost of the Purchaser do and execute or cause to be done and executed all such acts deeds and things for further better and more perfectly assuring the property conveyed or expressed or intended so to be unto and to the use of the Purchaser in the manner aforesaid as shall or may reasonably be required by the Purchaser.

- viii) AND ALSO THAT the Vendor shall at all times hereafter indemnify and keep saved harmless and indemnified the Purchasers and each of them and their respective successors or successors in title and interest against all losses, damages, costs, charges, expenses, claims, demands and consequences if any suffered by the Purchasers or any of them or their successors or successors in title or interest by reason of any defect in the title of the Vendor to the said Premises or by reason of any of the representations declarations and assurances made by the Vendor herein being found to be untrue, incorrect, false or misleading.
- AND FURTHER THAT the Vendor shall from time to time and at all times hereafter upon every reasonable requests and at the costs and expenses of the Purchasers or any of them cause the other Co-owners of the said Premises to produce before the Purchasers or the Purchasers' agent or agents or any person or persons as the Purchaser may direct or appoint or in any suit or proceeding or otherwise the documents-of-title relating to the said Premises, which are presently in custody of the other Co-owners of the said Premises, and will also cause such documents-of-title to be examined, inspected and given in evidence and will also at the like requests and costs cause to be made and furnished such true or attested or otherwise copies of or extracts or abstracts from such documents of title as may be required by the Purchasers or any of them and will at all times hereafter cause the said Co-owners to keep such documents-of-title safe unobliterated and uncancelled.
- x) AND THAT the Confirming Party confirms the sale of the said share in the said premises to the Purchasers.

THE SCHEDULE REFERRED TO ABOVE: (said Premises : one-eighth undivided share being the subject matter of these presents)

ALL THAT 1/8th (one-eighth) undivided part or share [equivalent to an undivided 08 (eight) Cottahs 11 (eleven) Chittacks 05.25 (five point twenty five) Square Feet] more or less in the pucca brick built messuages tenements hereditaments and premises together with the piece or parcel of land or ground thereunto belonging whereon or on parts whereof the same are erected and built



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SHOT A

containing an area of 03 (three) Bighas 09 (nine) Cottahs 08 (eight) Chittacks 42 (forty-two) Square Feet more or less situate lying at and being premises No.33 Canal Circular Road, Police Station Manicktala, Kolkata, comprised in Holding Nos.100 and 100A, Grand Division No.II, Sub-Division-V, Dihi Panchannagram, Touzi No.2388, in Mouza Nayabad of the Collectorate of 24-Parganas, Ward No. 31 of the Kolkata Municipal Corporation, which the said Premises is delineated in the plan annexed hereto duly bordered thereon in "RED" and butted and bounded as follows:

On the North

Partly by premises No.32 Canal Circular Road and partly

each by premises Nos.159 and 160 Manicktala Main Road,

Kolkata;

On the South

Partly each by premises Nos.156B and 157A Manicktala

Main Road and partly by Manicktala Main Road, Kolkata;

On the East

Partly by premises No.160 Manicktala Main Road and partly

by premises No. 87 Canal Circular Road and premises

No.163 Manicktala Main Road, Kolkata;

On the West

By premises No.156 Manicktala Main Road, Kolkata.

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

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

SIGNED SEALED AND DELIVERED by the abovenamed **VENDOR** at **Kolkata** in

the presence of:

Kali Broso Pondey

Thallot Stra Asvocate.

clo. Pankaj Shreiff + Co.

SIGNED SEALED AND DELIVERED by the abovenamed CONFIRMING PARTY

at Kolkata in the presence of:

518041

Sistir Chowdhwry.

Substata Knudn. GD.188, SALTCAKE CITY KOCKAHA 700106, SECTOR. III

SIGNED SEALED AND DELIVERED by the abovenamed **PURCHASERS** at

Kolkata in the presence of:

Hoursh Sauf

Director/Authorised Signatory.

Orrector Auth sol ignatory



Authorised Signatory Director
FACIT CONTRADE PVT. LTD.

Wann Sand
Authorised Signatory Director
FISCHER TRADERS PVT. LTD.

Manny Sand

Derector | Authorized Standory
JEWEL STAR DEALERS PUT. LTD.

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JEWEL STAR DISTRIBUTORS PVT. LTD.

Director/Authorised algustory
MANALI CAMMOBITIES DVT. LTB.

Manali CAMMOBITIES DVT. LTB.

Director/Authorised Signatory
MONTRADIC VYAGAR PVT, LTD.

Hamph Consult

Authorised Signatory Director

MEGASIN BARTER PUT LTD.

NARANG TRACOM PYT. LTD.

NOVSIKHA MERCANTILE PVT. LTD. PWIMMING MWMCYLE

SUNSTAR VYAPAR PVT. LTD.

SUNSHINE TRACON PUT. LTD.

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Director/Authorised Signatory. Manideepa Niket Private Lid.

Prithiuling munkersee.

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MANI GOPAL VILLA PRIVATE LTO.

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Director/ Authorised Signatory.
GUARDIAN VANIJYA PVT. LTD.
PWHULLA MULLING.

SURYANSHI BARTER PVT, LTD.
PMYHLLING MULLER M.

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Director/Authorized Signatory
MANIHAR BUILDRES PENATE LTD.,
Publicany Mulley Co.

Manikarn Developers Private Limited Puthiwas Ownheyre

Manideepa Enclave Private Ltd.

Pulli way Mulhice

Director/Authorised Signatory Mani Gopal Wiker Private Limited Purhicus Mulyce.

MANILA HIRISE PRIVATE LIMITED

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Maniam Enclave Private Limited

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Maniam Enclave Private Limited

Director/Luctionized Signatory
MANI ODAY PROPERTIES PVILTO.

Marish Sang

Director/...uthorised .ignatory

RECEIPT AND MEMO OF CONSIDERATION:

RECEIVED of and from the withinnamed Purchasers the withinmentioned sum of Rs.15,21,000/- (Rupees fifteen lacs twnetyone thousand) only being the consideration in full payable under these presents as per memo written hereinbelow:

MEMO OF CONSIDERATION:

(1)	By and out of the earnest money by 21 (twenty one) numbers of Reserve Bank of India Currency Notes each of Rs. 1,000/- denomination	Rs. 21,000/-	
(2)	By Bankers Cheque No. 624300 dated 25.7.2007 issued by Citibank, N.A., Chowringhee Branch, Kolkata in favour of Mr. Kali Prasad Pandey	Rs. 15,00,000/-	
	Total	Rs. 15,21,000/-	

(Rupees Fifteen Lacs Twenty One Thosuand) only.

Had Frosa Pondy

WITNESSES:

1. Thallet Sohe

2. Salooda Kuadn

RECEIPT AND MEMO OF CONSIDERATION:

RECEIVED of and from the withinnamed Purchasers the withinmentioned sum of Rs.2,00,000/- (Rupees two lacs) only being the nomination bargain money in full payable under these presents as per memo hereinbelow:

MEMO OF CONSIDERATION:

By Bankers Cheque No. 625182 dated 25.7.2007 issued by Citibank, N.A., Chowringhee Branch, Kolkata in favour of Mr. Sishir Chowdhury.....

Rs. 2,00,000/-

(Rupees Two Lacs) only

Sishir Chowdhwy

WITNESSES:

1. Salosata Kundu.

2. In Tingh 2 D Queun Sark kalketa 19



MAP OR PLAN FORMING PART OF THE FOREGOING DOCUMENT CONCERNING MUNICIPAL PREMISES NO. 33, CANAL CIRCULAR ROAD, WITHIN P.S:MANICKTALA, KOLKATA UNDER WARD NO. 31 OF THE KOLKATA MUNICIPAL CORPORATION. SCALE -1:875 1) The entire Premises No. 33, Canal Circular Road, Kolkata shown thus within "RED" Borders. 2) This plan is concerning the boundaries only and the structures within the property are not transcribed on the Plan. 3) The subject matter or sale in the foregoing document is an undivided 1/8 th share(equivalent to an undivided 8 Cottahs, 11 Chittacks and 5.25 sq.ft. more or less). 156 MANICKTALA MAIN ROAD 33 CANAL CIRCULAR ROAD 32 MANICKTALA MAIN ROAD 156B Hali Poncos Pandey Sishir Chowdhun MANICKTALA MAIN ROAD D 157A MANICKTALA MAIN ROAD 大 160 MANICKTALA MAIN ROAD D ABHISTHA TIE-UP PUT. LTD Director/ Authorised Signatory for BORSING RARTER BYT. LT V uracio BRISK COMMOTR DE P 163 MANICKTALA D Director MAIN ROAD FACIT CONTRADE PVT 0 LTD. D 0 Director 19/3

FISCHER TRADERS PVT, LYD. GUARDIAN VANIJYA PVT. LTD, Maunh Sans Pulling mulher Director | Authorised Signatory. SUPPANSHI BARTER PVT, LTD. PWMEN. JEWEL STAR DEALERS POY. LTD. Sarah Mounh Precior Authorised Signatory
DEWFL STAR DISTRIBUTORS PVT. LTD una and Signatory For SHORY VYAPAR PRIVATE LIMITED , Samo Manush Pullumey southery MANALI COMMODITIES PVI. LTD. ZIMCO MERCANTILE PVT. LTD. Maush 100 Mithiunal on where. Director/Authorised Signatory
MONTRADIC VYAPAR PVT. LTD. Prittimas prhagu-Director Director MEGASIN BARTER PUT LTD. MANI PARK ESTATES PVT. LIMITED , Prisherenot bruhme. Director WANT AKASH PRIVATE LITD. NARANG TRACOM PVT. LTD. Sanat Maunn Trithicanes mucheyer. Director/Authorised Signatory MANIHAR BUILDERS PETVATE LTD NOVSIKHA MERCANTILE PVT. LTD. Inchiung powhere. Prishicipis muchine SUNSTAR VYAPAR PVT. LTD Manikarn Developers Private Limited. In shiwing Municipal Prithicing muhaye Directo Manideepa Englave Private Lig. SUNSHINE TRACON PUT. LTD. Prirliung murkeys Millivines mouhence Director/ Authorised Signatory. Director/Authorised Signatory Manideepa Niket Private Ltd. Inthiciper muchage Manl Gopal Niket Private Limited La Rogistra Ecologistra Ecologistra Director, Authorised Signatory. MANLVILLA PROPERTIES PVT. LTO. Goull 24 Proposition Unthinias muchespe MANILA HIRISE PRIVATE LIMITED 2 6 JUL 2007 Din ctor/Authorised Stenatory Mani Matrix Villa Private Limited Director/Authorised Signatory Introceing onewhere Mantam Enclave Private Limited Director/ athorised Signator amish Mani Kuni Properties Private Limiteb Director/ ... rised Signatory Mani Gopal Enclave Private Ltd Bushicines mullipes. anush Director/ uthorised Signators MANI GOPAL VILLA PRIVATE LTD. Director/Authorised Signatory Knowing mulice. MANI UDAY PROPERTIES PUT LIO Mani Hirise Private Limited Director/cuthorised Lignatory Enthicinas mulye

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Director/Authorised Sig satory HREE MANI VANIJYA PVY. LTD

Director/Authorised Signatory

Problement mullyes

SPECIMEN FORM FOR TEN FINGER PRINTS

Little Finger





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



1		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb.
Rondey	Left Finger			4133111111 Park		50
Co		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
Hall bros	Right Finger					



		Little Finger	Ring Finger	Middle Finger	Fore Finger	Thumb
	eft Finger					+
3		Thumb	Fore Finger	Middle Finger	Ring Finger	Little Finger
	Right : inger					







29.800

BETWEEN

KALI PRASAD PANDEY

...VENDOR

AND

SISHIR CHOWDHURY
...CONFIRMING PARTY

AND

ABHISTHA TIEUP PVT. LTD. & 35 OTHERSPURCHASERS

CONVEYANCE of 1/8th (one-eighth) undivided share in Premises No.33 Canal Circular Road, Kolkata

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