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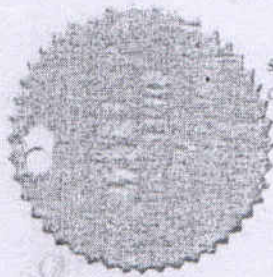
Notarial Certificate

To all to whom these presents shall come, I, *Kamal Kumar Paul* duly appointed by the Government of India as a Notary and practising within the city of Kolkata, W.B. Union of India do hereby certify that the paper writings collectively marked 'A' annexed hereto, hereinafter called the paper writings 'A' are presented before me by the executant/s. *Original Power of Attorney executed by Housing Commissioner of West Bengal Housing Board of 105, S.N. Bosejee Road, Kolkata - 700011* stated in

hereinafter referred as the "executant/s" on the day of in the year Two Thousand, *02 SEP 2010*

The "executant/s" having admitted the execution of the paper writings "A" and being satisfied as to the identity of the executant I have attested the execution.

In faith and testimony whereof, I, the said Notary, have hereinto subscribed my name and affixed my seal of office this day of 2010



K K Paul
Kamal Kumar Paul
September, 02, 2010



Notary
Regd. No. 2700/04
Govt. of India
CMM's Court
28/3 Bankshall Street,
Kolkata - 700 001

02 SEP 2010

BENGAL EMAMI HOUSING LTD.
Rajesh Bhowmik
Authorised Signatory



पश्चिम बंगाल पश्चिम बंगाल WEST BENGAL



H 010841

POWER OF ATTORNEY

TO ALL TO WHOM THESE PRESENTS SHALL COME WE, THE WEST BENGAL HOUSING BOARD, a Body Corporate created under the West Bengal Housing Board Act, 1972 (W.B. Act XXXII OF 1972 together with up-to-date amendments of the Act), having our office at 105, Surendra Nath Bannerjee Road, Kolkata - 700 014, SEND GREETINGS :

WHEREAS

A. By an Agreement dated 24.08.2010 hereafter called the "SAID AGREEMENT". West Bengal Housing Board hereafter called "The Board", have engaged M/s Bengal Emami Housing Limited hereafter called "The Company" as the Developer for the development (by way of construction) of a housing complex, hereafter called "The Complex", on the lands described in the SCHEDULE hereto and delineated on the Map or Plan annexed hereto and bordered "RED" thereon and thereafter called "THE LAND" as per the Schedule framed and to be finalized by "The Company" subject to and in accordance with the policy of the State Government hereafter called "The Scheme".

BENGAL EMAMI HOUSING LTD.

Rajesh Bose
Authorized Signatory

[Signature]
Housing Commissioner,
West Bengal Housing Board

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No. 2700/04
Dist. M's. Court
21B, Bannerjee Street
Kolkata-700003

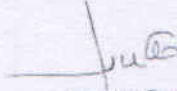
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B. "The Board" is desirous of granting necessary power and authority to "The Company" inter alia for the purpose of effective and speedy execution of "The Scheme" as per terms of the said Agreement.

NOW KNOW YE BY THESE PRESENTS that we, the said THE WEST BENGAL HOUSING BOARD, do hereby nominate, constitute, appoint, authorize and empower the said M/s Bengal Emami Housing Limited a Joint Sector Company having its Registered Office at 687, Anandapur, E.M. Bypass, 2nd Floor, Kolkata - 700 107 as our true and lawful Attorney and Agent, in our name and on our behalf, to execute and perform or cause to be done, execute and perform all or any of the following acts, deeds, matter and things as mentioned hereafter:


1. To receive permissive peaceful possession of the land from "The Board" and to hold, manage and maintain such permissive peaceful possession in accordance with the terms and conditions contained in the said Agreement.
2. To enter into, hold and defend permissive peaceful possession of the land and every part thereof and also to manage and maintain such permissive peaceful possession in accordance with the terms and conditions contained in the said Agreement.
3. To have the plots of Land (as described in the "SCHEDULE" hereto) developed by undertaking development and construction of the Complex as per the Scheme, containing ownership flats and / or other buildings and / or structures thereon as per approved plan and for the said purpose, to do soil testing, excavation and all other necessary work.
4. To raise necessary finance for execution of the scheme including finance from HDFC and any such other authority or authorities for development of the land by construction of "The Complex" as per the Scheme and for that purpose with prior approval of "The Board" to create mortgage or any other lien over the Land and / or "The Complex" in favour of HDFC and / or any other financial institutions, Banks and / or other bodies, authorities, provided however that "The Company" shall repay such liabilities at the earliest opportunity and shall at all times keep "The Board" saved and harmless against any claims, loss or damages that "The Board" may have to face in relation to or arising out of such mortgage.
5. To appear before all necessary and / or competent authorities, including WBHIDCO, Municipal Corporations / Municipality, Fire Brigade, Competent Courts, Forums and Police Stations, in connection with the execution of the Scheme and / or development and construction of "The Complex".
6. To apply for and obtain such permissions, as be necessary for obtaining steel, cement, bricks and any other construction and building materials and / or construction equipments and to appoint contractors and / or sub-contractors for the purpose of development and construction of "The Complex".


Housing Commissioner,
West Bengal Housing Board

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regn. No. 2700/04
Civil's Court
21, Bankamal Street
Kolkata-700001

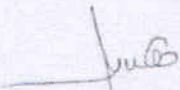
02 SEP 2010

BENGAL EMAMI HOUSING LTD.


Authorized Signatory



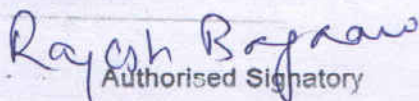
7. To apply for and obtain electricity, water, gas, sewerage and / or connections of any other utilities and infra structure facilities, permits for lifts and also the completion and other certificates from the WBHDCO and / or any other authority or authorities.
8. To warn off and prohibit any trespasser on the Land or any parts thereof and to take appropriate steps, whether by legal action or otherwise.
9. To negotiate for sale and / or transfer of flats or any portions thereof together with the undivided proportionate share in the Land and the rights appurtenant thereto and to enter into agreements, including flat-sale agreements, lease agreements etc, containing such provisions and with such purchasers and / or other persons as provided for in the said Agreement and to receive earnest moneys and / or part and / or full premium / consideration thereunder and also to fulfill and enforce mutual obligations thereunder. But in case of such sale, "The Company" shall keep "The Board" fully informed.
10. To sign, execute, enter into, modify, cancel, alter, draw, approve, agreements and / or Deeds of Conveyances for transfer and to admit the execution thereof and get such documents, duly registered and all papers, documents, contracts, agreements, declarations, affidavits, applications, returns, confirmations, consents and other documents as may in any way, be required to be so done for and in connection with the development and transfer of the Land or any part and / or portion thereof and to receive premium / consideration, rents, service charges, taxes and other amounts thereof and grant valid receipts and discharges for the same.
11. To appear before Notary Publics, District Registrars, Sub-Registers, Registrar of Assurances, Metropolitan and Executive Magistrates and all other Officer or Officers and / or authority or authorities in connection with enforcement of all powers and authorities as contained herein.
12. To file commence, prosecute, enforce, institute and defend all suits and proceedings and to engage Lawyers and Advocates to protect the rights and interest in connection with and / or related to the development and construction of "The Complex" and to verify, answer and sign vakalatnama, plaints, petitions, written statements, affidavits, memorandum of appeal and other documents in court, defend all actions or other legal proceedings, including arbitration proceedings and demand, touching any of the matters aforesaid and also if thought fit, to compromise, refer to arbitration, abandon, submit to judgment or become non-suited in any such action or proceedings as aforesaid, before any Court, Civil, Criminal or Revenue, including Rent Controller and Small Cases Court, tribunals, forums and / or other adjudicating authorities.
13. To accept notices and service of papers from any Court, Forums, Tribunal, Postal and / or other authorities and / or persons.


Housing Commissioner,
West Bengal Housing Board

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regt. No. 2700/04
C-16/A's Court
20, Bhadrasani Street
Kolkata-700031

02 SEP 2010


BENGAL EMAMI HOUSING LTD.


Authorised Signatory

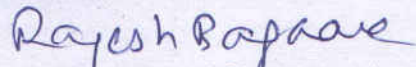


14. To receive and pay and / or deposit all moneys, including Court Fees and receive refunds and to receive and grant valid receipts and discharges in respect thereof.
15. To sign, file and submit all papers, applications and documents before all appropriate authority and / or authorities to initiate formation of Apartment Ownership Association as a developer.
16. After execution of the Scheme and construction of "The Complex" to sign and submit all papers, applications and documents for having the separation, amalgamation and mutation if necessary, effected in all public records and with all authorities and / or persons, including, WBHIDCO, Municipalities, Municipal Corporations etc. in respect of the Land, and if necessary, to deal with such authority and / or authorities in any manner to have such separation, amalgamation and mutation effected.
17. To engage and appoint Architects and Consultants to cause preparations of Building Plans, sanction and appear before WBHIDCO and / or other authorities and Government Department and / or Officers and also other State, Executive, Judicial or Quasi-Judicial, Municipal and other authorities, for all matters connected with the development and construction of "The Complex" and / or other buildings on the Land and connections with the utilities and / or infrastructure facilities and in connection therewith, to sign verify and file the all necessary papers and documents.
18. To pay all outgoing, including Service Charges, Municipal Tax, Urban Land Tax, Rent, Revenue and other charges whatsoever, payable for and on account of the land as occupier only and receive refunds and other moneys, including compensation of any nature and to grant valid receipt and / or discharge therefore.
19. To give undertakings, assurance and indemnities, as may be required for the purposes aforesaid.
20. To appear and represent "The Board" before all authorities, make commitments and give undertakings as may be required for all or any of the purposes herein contained.

AND we do hereby ratify and confirm and agree to ratify and confirm all and whatsoever our said Attorney shall lawfully do or cause to be done in or about the aforesaid premises, so long as the said Agreement is valid and subsisting.


Housing Commissioner,
West Bengal Housing Board


KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Roll No. 2700/04
6 M.M.'s Court
203 Park Street
Kolkata-700001.

BENGAL EMAMI HOUSING LTD.

Authorised Signatory

02 SEP 2010



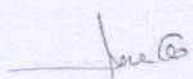
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THE SCHEDULE ABOVE REFERRED TO
(Land)

All that the plots of land (being WBHIDCO Premises No. / Plot No. "AA-IIB/BLK-6", in Action Area - II B of New Town, Kolkata) measuring an Area of land 5.00 Acres / 20,134.14 Sq. Mts. that are handed over to Bengal Emami Housing Limited on 22.04.2010 for housing and allied activities.

Bounded By ---

- North - Street No. - 622 (24.00 Mtr. Wide)
- South - Peripheral Canal
- East - Bulk Residential Land
- West - Plot No. AA-IIB/BLK-7


Housing Commissioner,
West Bengal Housing Board

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Roll No. 2700/01
C.M.M.'s Court
213, Dalhousie Street
Kolkata-700001

BENGAL EMAMI HOUSING LTD.


Authorised Signatory

02 SEP 2010



IN WITNESS whereof, West Bengal Housing Board have executed these presents at Kolkata on the 24 day of August 2010.

EXECUTED AND DELIVERED by the HOUSING COMMISSIONER, WEST BENGAL HOUSING BOARD, for and on Behalf of West Bengal Housing Board at Kolkata, in the presence of:

[Signature]

HOUSING COMMISSIONER
West Bengal Housing Board

Housing Commissioner,
West Bengal Housing Board

[Signature]
F. A. cum C.A.O.
West Bengal Housing Board

[Signature]
Primal Das
Accounts Officer (Finance)
West Bengal Housing Board

Impersons Attached Copy
in possession of Ld. Advocate

[Signature]
KAMAL KUMAR PAUL
NOTARY, GOVT. OF INDIA
Kolkata, West Bengal

02-09-10

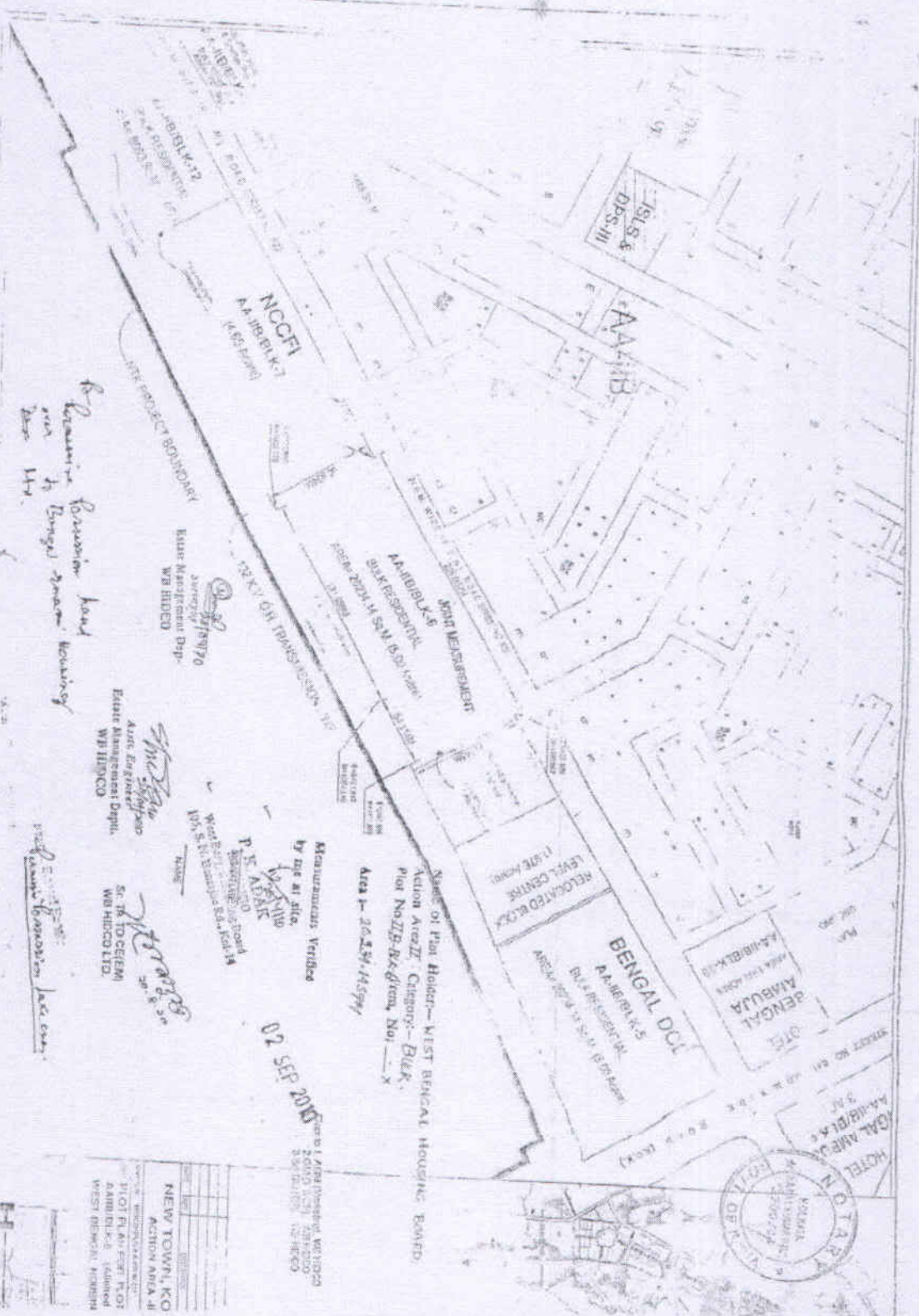
IDENTIFIED BY ME
ADVOCATE
C.M.M.'S COURT, WDL-1

KAMAL KUMAR PAUL
NOTARY GOVT. OF INDIA
Regd. No. 2700-04
C.M.M.'s Court
2/3, Bankshall Street
Kolkata-700001

02 SEP 2010

BENGAL EMAMI HOUSING LTD.

[Signature]
Authorised Signatory



BENGAL EMAMI HOUSING LTD.

Rajash Bagan

Authorised Signatory

Sl. No.	Particulars	Area (Sq. M)	Remarks
1	NEW TOWN, KO		
2	ACTION AREA 41		
3	H/OI FL. AN. FOR T/CO		
4	AAMB DCL, BAMB		
5	WEST BENGAL HOUSING		

Housing Commission,
West Bengal Housing Board