2095748

रसीद दस्तावेज वगैरह

दफ्तर ... 4537 ... 993

16 . 2 . 2012

किस को दी गई	दस्तावेज की तफसील बाबत कीमत या रजिस्ट्री की तारीख या किस्म जो मुहरबंद किया या लिया गया हो जिसके बाबत फीस दाखिल हुई हो उसके ऊपर लिखी हुई इबारत	तादाद फीस (अगर हो तो) दाखल शुदा	रजिस्ट्री के ओहदेदार के छोटे दस्तखत
(1)	(2)	(3)	(4)
	99 वर्ष 17,34,35,893	969814/-	

तारीख ... 16 - ... 2012

उप पंजीयक
खरसिया

16.2.2012

Xerox

(For land) (2)

Where as upon the request of the lessee, the lessor has agreed to grant to the lessee, subject to the terms and conditions hereinafter specified, a lease of the piece of a land in the **Villages Binjkot and Darramura Tehsil Kharsia District Raigarh (Chhattisgarh)** comprising of an area measuring approximately **199.669 Hectares** or there about, situated in the **Villages Binjkot and Darramura Tehsil Kharsia District Raigarh (Chhattisgarh)** more particularly described in Schedule hereto annexed and thereon coloured red (hereinafter referred to 'the said land') for a term of 99 years commencing from **26.02.2011** and ending on **25.02.2110** for the purpose of construction and establishing thereon a factory for the purpose of **1200 MW POWER PLANT** etc. and purpose ancillary thereto (hereinafter referred to as the said business).

(Common for land/building)

And whereas the lessee has agreed to take the lease on the said terms and conditions.

Now therefore this deed witnesses and it is hereby agreed and declared as follows:-

(Common for land /building)

1. In consideration of the premium and rent (for land) or rent (for premised) herein reserved and the convenants on the part of the lessee herein contained, the lessor shall demise to the lessee and the lessee shall accept a lease of the said land/building to hold the same for the purpose of **1200 MW POWER PLANT** etc. for a period of 99 years commencing on the date on which the possession of said land/premises is handed over to the lessee.

1.(A) The lessee hereby agrees to take possession of the land leased out to him within thirty days from the date of execution of the lease deed and he further agrees to take possession of the land in the condition it exist on that date.
(For land)

2. The lessee having paid to the lessor for said land the advance rent and Service charges of Rs.**17,34,35,893.00 (Rupees Seventeen Crores Thirty Four Lacs Thirty Five Thousand Eight Hundred Ninety Three Only)** and 10% additional Premium Rs. Nil **(Rupees Nil Only)** as prescribed under Rule 10 of the Chhattisgarh Industries (Allotment of shed, plots and land) Rules, 1974 (hereinafter referred to as the said rules) and deposit for the said land three years rent **Rs.1,30,07,691.00 (Rupees One Crores Thirty Lacs Seven Thousand Six Hundred Ninety One only)** as security amount.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

प्रथम पक्षकार :- गवर्नर इन्चार्ज [illegible]
द्वारा [illegible] औद्योगिक विकास
निगम रायपुर

द्वितीय पक्षकार :- मेसर्स [illegible]
[illegible]
[illegible]
[illegible]
[illegible]

[illegible] मूल्य रु. (100)
दि. 14.2.2012

(1) [illegible] रायपुर

(2) [illegible]

13 FEB 2012

Thereafter, during the terms of the lease the lessee shall pay the lessor Annual Ground Rent of **Rs.43,35,897.00 (Rupees Forty Three Lacs Thirty Five Thousand Eight Hundred Ninety Seven Only)** and Annual Development Fund for maintenance of Industrial Area **Rs. Nil (Rupees Nil Only)** and annual Street Light Charges of **Rs. Nil (Rupees Nil Only)** and such other sums as may be determined in accordance with Clause 3 hereunder on or before 10th day of January of each year in the office of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. or such place or places as the Managing Director from time to time may direct.

(For building) (Not Applicable)

The lessee having paid to the lessor for the said premises the advance rent as prescribed under Rule 10 of the said rules he shall pay to the lessor for the said premises one year's rent as security deposit within thirty days of the execution of this deed. Thereafter, during the terms of the lease, the lessee shall pay the lessor a monthly rent of Rs. ..../- (Rs...only) on or before the 10th day of each calendar month at the office of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. or at such places as the Managing Director from time to time may direct.

2. (A) The charges of development for maintenance of Industrial Area and Street Light Charges are subject to revision from time to time and the lessee hereby agrees to pay the revised charges so fixed by the lessor from time to time. **(Not Applicable)**

3. If the yearly/monthly rent of the land/premises and annual development fund for maintenance of Industrial Area or any part thereof is not paid within one month after the date prescribed by the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd., the same will have to be deposited with interest @ 18% per annum for the first one year/12 months of such default and @ 24% per annum for the remaining period thereafter.

(For land)

4. The ground rent of **Rs.43,35,897.00 (Rupees Forty Three Lacs Thirty Five Thousand Eight Hundred Ninety Seven Only)** per annum shall be liable to be increased on the expiry of 30 years from the date of execution of this deed and also at subsequent intervals of 30 years, provided that the increase on each occasion may not exceed one quarter of the rent fixed for the proceeding 30 years.

(For building) (Not Applicable)

The monthly rent as mentioned in clause 2 above shall be reviewable from time to time subject to the conditions, that the enhancement of rent at any one time may not exceed 30% of rent payable at the time of review.

Contd...4

... Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Chhattisgarh State Industrial Development Corporation Limited

भारतीय गैर न्यायिक

सौ रुपये

रु. 100

Rs. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

छत्तीसगढ़ CHHATTISGARH

C 285310

SCHEDULE - V

(LEASE DEED FOR LAND/SHED IN INDUSTRIAL AREA)

(Common for land/building)

This Deed is made on this......21st......day of.....October.......2011 between the Governor of Chhattisgarh, acting through the **Executive Director**, Chhattisgarh State Industrial Development Corporation Limited, Raipur (hereinafter called The Lessor) which expression shall where the context so admits including his successor in office of the one part and M/S **SKS POWER GENERATION (CHHATTISGARH) LIMITED** in Villages Binjkot and Darramuda, Tehsil Kharsia, District Raigarh (Chhattisgarh) acting through its Director **SHRI DEEPAK GUPTA S/O SHRI MAHAVEER PRASAD GUPTA** Resident at **Krishna Kunj, 6-7/24, Near Central Bank, Civil Line, Raipur.** registered under Indian Companies Act 1956 and also obtained I.E.M. as Large & Medium Industry having its regd. office at **301 B, Elegant Business Park, Andheri Kurla Road, J.B. Nagar, Andheri (E), Mumbai 400 059 (Maharashtra.S) and Corporate Office at Village Siltara, 18th Milestone, Bilaspur-Raipur Road, Raipur-493111 (C.G.)** (hereinafter called the 'Lessee') which expression shall, where the context so admits include its successors and permitted assigns of the other part.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

5. The lessee shall from time to time and at all times during the term of the lease pay and discharge except as aforesaid, all taxes, rates assessments and other charges and outgoing which are or may at any time hereafter during the said terms be assessed, charged or imposed upon the said land/premises whether on the land lord or on the tenant.

5 (A) The lessee hereby agrees to pay lease rent along with service tax and other statutory charges as applicable from time to time.

(For land)

6. The lessee hereby agrees that he shall within a period of one year, in the case of small scale industry, and within a period of three years, in the case of large and medium scale industry, from the date of his taking over possession of the land implement the project and go into production.

(For land)

7. The lessee hereby agrees that he shall utilize the complete land leased out to him hereunder for implementation of the project or for its expansion within a period of three years in case of SSI and five years in case of Medium & Large Scale Industries for the above said purpose.

(For land)

8. The lessee further agrees that if he is unable to utilize the complete land lease out to him within the period prescribed in clause 6 or 7 the lessors shall have the right of re-entry in the surplus unutilized land without payment of any sort or compensation after giving due opportunity for representing his case.

(For land)

9. The lessee shall submit to the lessor or any officer authorized by him in writing from time to time, the plans and specification for the said construction which shall be in accordance with the plans and specifications as may be approved by the lessor.

(Common for land/building)

10. The lessee shall use said premises land and building structures and works, erected or constructed thereon only for the purpose of **1200 MW POWER PLANT** etc. and other allied products as mentioned in project report/provisional registration for construction of offices, administrative building, go down and shall not use the same or any other, part thereof or permit it or any other part thereof to be used for any other purpose without the previous permission in writing of the lessor.

Contd...5

SMS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Colour Xerox

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited

10. (A) The lessee shall not sink well/tube-well without the written permission of the lessor or any other officer authorized by him. The permission will be subject to such terms and conditions as the lessor may deem fit and it will be binding on lessee.

"Provided that no permission will be given in an industrial area in which the lessor or any other person or agency authorized by the lessor is operating or, proposes to operate a water supply scheme, without imposing a fixed amount of water charges (for drawing water from under the ground) which shall not be less than.

i) Rs.500/-(Rs. Five hundred only) per month in case of SSI & Rs. 5000/- (Rs. Five thousand only) per month in case of LMI, or commercial activity, if water is not used for any process of production.

ii) Rs.2000/-(Rs.Two thousand only) per month in case of SSI & Rs.10,000/- (Rs.Ten thousand only) per month in case of LMI, or commercial activity, if water is also used for any process of production."

11. The lessee shall, at his own expenses forthwith erect and at all times maintain, repair and keep in good condition all boundary marks and pillars along with the boundaries of the said land according to the demarcation shown in the plan hereto annexed.

(Common for land/building)

12. The lessee shall keep the said premised, land and building re-erected thereon in a condition fit for habitation and at his own expenses the effluent treatment systems as prescribed by the Chhattisgarh Environment Conservation Board or the local authority concerned.

(For building) (Not Applicable)

13. The lessee shall not make any permanent and temporary additions or alterations whatsoever in the said premises without obtaining the prior consent in writing of the Industrial Commissioner. The decision of the Industries Commissioner with regard to what constitutes additions or alterations shall be final and binding on the lessee.

(For building) (Not Applicable)

14. If there is any necessity of any additions or alterations to the said premises to suit any particular requirement of the lessee the same may be made by the lessee at his own cost with the previous permission in writing of the Industries Commissioner. This permission may be refused if the same is considered undesirable or unsafe for the premises. Any addition and alterations carried out by the lessee shall be subject to removal of the expiry of the said term at the lessee's cost, if so required by the Industries Commissioner. If the Industries Commissioner does not insist on such removal, no compensation or expenses incurred in making the addition and alterations shall be payable by the lessor to the lessee.

Contd....6

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

15. The lessee shall not sublet, assign or otherwise transfer the said premises/land or any part thereof or any building constructed thereon for any purpose, whatsoever, except as provided in rule 19 of the said rule.

(Common for land/building)

16. The lessee shall not change the constitution of ownership of the unit without the prior permission of the Allotting Authority in writing. If due to the change in the constitution the share of the original allottee has reduced to less than 50% share that it will be deemed to be taken that unit has been transferred to some other hand and accordingly the case of transfer shall be dealt with by the lessor.

(For land)

17. The lessee shall plant at least fifty trees per hectare of land allotted to him at his own cost and shall be liable to maintain them. The lessee shall not be entitled to recover any expenses on this account. Failure to comply with this condition shall be deemed as a breach of the condition of allotment of the said premises.

(Common for land/building)

18. The lessee shall not carry on any offensive trade or business on the said land/premises. The decision of the Allotting Authority with regard to what is offensive trade or business shall be final and binding on lessee.

(Common for land/building)

19. While using the said land/premises, if the lessee cause any harm or injury to anyperson, he shall be liable to pay compensation or damages in the same manner as a tenant of land/building is general liable to pay.

(For building) (Not Applicable)

20. The lessee shall insure and keep insured the..............................in the name of the Industrial Commissioner and shall at all times during the said term keep the same insured independently and separately against any loss or damage caused by fire and against all other risks, as the Industries Commissioner may require, in the sum of Rs.......................(Rs...only) with an Insurance Company approved by the Industries Commissioner and shall deposit with the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd., Raipur all such insurance policies and receipts of payment of the premiums in respect of the same. The lessee shall insure the said premises independently of and not alongwith any of the property of the lessee.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Contd....7

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

(For building) (Not Applicable)

21. The lessee shall complete all formalities required under clause 20 above and deposit the insurance policy and receipt of payments towards the same with the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. within the period of one month from the date of taking over possession of the said premised by the lessee.

(Common for land/building)

22. The lessee shall comply with all acts, rules and regulations in force from time to time in respect of the working of M/S SKS POWER GENERATION (CHHATTISGARH) LIMITED.

(Common for land/building)

23. The lessee shall continuously run, during the period of lease the factory for which the land/premises is allotted. Closure of the factory for a continuous period exceeding six months without proper reasons to the satisfaction of the Allotting Authority be considered as a breach of this condition.

(Common for land/building)

24. The lessee shall during the said term keep the said land/premises in a reasonably good condition.

(For building) (Not Applicable)

25. The lessor shall carry out all such normal repairs to the said premises as he may deem necessary. If any repair are occasioned by any negligence for default on the part of the lessee, he same shall be carried out by the lessee at his own cost or by the Industries Commissioner as to what shall constitute normal repairs and whether any repairs are occasioned by any negligence or default on the part of the lessee shall be final and binding on the lessee.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

Contd....8

(Common for land/building)

26. If the rent hereby reserved or any part thereof shall at any time be in arrears and unpaid for six calendar months in the case of land and two months in the case of premised next after the date whereon the same shall have become due, whether the same shall have been lawfully demanded or not or if the lessee becomes insolvent and/or goes into liquidation voluntarily or otherwise or if there be any attachment on the said premises or there is a breach or non-observance by the lessee of any of the conditions and convenants therein contained and the lessee fails to remedy the breach within twenty one days of the notice in writing given by the lessor or becomes insolvent or enters into an agreement with his creditors for composition of the industry, this lease will be deemed to have been terminated and the lessor may notwithstanding the waiver of any previous cause right of re-entry and without prejudice to any right or remedy of the lessor for recovery of rent remaining due under the lease upon the said land/premises and repossess the same as, if this demise had not been made.

(For land)

27. On the expiry of the lease period or termination of the lease due to breach of the conditions of the lease deed or surrender of land after the execution of lease deed, the lessor, shall have the right or re-entry over the land/premises. On such re-entry, the lessor may refund to the lessee the premium/cost of acquisition paid by the lessee at the time the land was allotted/leased out to the lessee in the following manner:-

(i) Full premium, if surrender of allotted/leased land occurs within one year and three years, in respect of small scale industry, and large and medium industry, respectively.

(ii) 10% less, if surrender of allotted/leased out land occurs after one year but within two years, and after three years, but within four years in respect of small scale industry and large and medium industry respectively.

(iii) 20% less if surrender of allotted/leased out land occurs after two years but within three years and after four years but within five years in respect of small scale industry and large/medium industry respectively.

(iv) No refund of premium shall be permissible to unit not falling under category (i),(ii) and (iii) above.

SXS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Colour Zerox

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Contd.....9

(For land)

28. On termination/surrender of lease, the lessee shall be given an opportunity to transfer or otherwise dispose off the building, plant and machinery and any other construction on the said premises within the period of 3 months in a manner acceptable to the lessor. After the said 3 months period the lessor shall have the full right on all the property left over in the free to dispose it off accordingly.

(For building) (Not Applicable)

29. The lessee shall hand over the said building to the lessor, the expiry of the said term or on the earlier determination of the lease in the same condition as was handed over when occupied or received by the lessee after reasonable wear and tear expected.

(For land)

30. The lessor may at his discretion if the lessee shall have duly paid the rent and observed and performed the conditions herein contained at the request and cost of lessee, renew the lease for a further period of FIVE years.

Provided that the rent may be enhanced for the grant of every renewed lease and that every renewed lease shall contain such of the conditions herein contained as shall be applicable and such other conditions as may be thought necessary by the lessor.

(For land)

31. Lessee may surrender the leased area in part or whole by giving to the lessor, THREE calendar months notice in writing of his intention to do so.

(Common for land/building)

32. All costs and expenses incurred or which may be incurred for preparation, execution and registration of this lease shall be borne and paid by the lessee, subject to such relaxations as may be approved by the lessor in this behalf.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Colour Xerox

Contd.... 10

... Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

33. It is **FURTHER DECLARED THAT THE** lessee has deposited a sum of **Rs.1,30,07,691.00 (Rupees One Crore Thirty Lacs Seven Thousand Six Hundred Ninety One Only)** as security in pursuance of clause 2 of this lease deed for the due payment of the rent and observance and performance by him of the several conditions herein contained.

(Common for land/building)

34. Upon breach or non - observance by lessee of any of the terms and conditions herein contained it shall be lawful for the lessor to forfeit he security deposit referred to in clause 33 above, without prejudice to any other right or remedy of the lessor in that behalf/and to resume the possession of the said land/premises.

(Common for land/building)

35. The security deposit unless forfeited as aforesaid and after deducting all such sums as may be due to and recoverable by the lessor under these presents, shall be returned to the lessee after determination of the lease by afflux of time or otherwise.

(Common for land/building)

36. The lessee may file a representation if he is aggrieved by an order of the Allotting uthority as under :-

A representation may be filed before the Chairman of Chhattisgarh State Industrial Development Corporation Ltd., Raipur against Original Order of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd., Raipur, Commerce and Industry Department against in original order of the Board of Director, Chhattisgarh State Industrial Development Corporation Ltd., Raipur.

HOWEVER such representation shall be made within Thirty (30) days of the receipt of an original order.

37. The lessee shall provide regular employment to one person belonging to those families who been disposed from their land due to its acquisition for the Area/Estate/Growth Center within one year of its going into production. The list of persons entitled for consideration under this clause will be as provided by the District Collector.

Contd... 11

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Colour Zerox

OR

(Where the major portion of acquired land is to be used for a particular industry)

The lessee shall rehabilitate each of those families which have been displaced due to acquisition of their land for Industrial purpose according to the rehabilitation policy declared by the State Government.

(Strike out whichever is not applicable)

(Common for land/building)

38. The Managing Director or any other officer to whom the powers of allotment have been delegated will also be competent to terminate the lease deed on behalf of the lessor.

(Common for land/building)

39. All sums recoverable under this deed may be recovered as arrears of land revenue.

40. The development works in the Industrial Area will be done by the lessor according to its programme of work and completed as early as possible depending on availability of funds but non execution or non completion of any work shall not entitle the lessee to withhold or raise objection to the payment of street light or maintenance charges or any other amount due and payable to the lessor.

41. In the event of any dispute arising between the parties in respect of the deed or any other matter whatsoever connected therewith the RAIPUR courts shall have the jurisdiction .

42. The lessee shall take prior permission if cutting the trees is necessary from Competent Authority.

43. Lessee shall pay difference amount, with interest if the amount of compensation and/or interest for the acquired/transferred land is increased by any court or any Statutory Authority in future.

44. Lessee shall comply all terms & conditions mentioned in Land Acquisition Award passed by Collector, Raigarh in reference to Revenue case No.03/38-82/2007-08 & No.04/38-82/2007-08 dated 07.01.2010 & 19.05.2010.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

Contd.....12

(12)

SCHEDULE

Name of Village	:	BINJKOT AND DARRAMURA
Name of Tehsil	:	KHARSIA
Name of District	:	RAIGARH
Size of plot	:	199.669 HECT.
Plot No/Khasra No.	:	AS PER SCHEDULE

Khasra List of Village Darramura, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba
1	265	0.081	17.	356	0.486	33.	140/5	0.045
2	275/2	0.32	18.	362	0.178	34.	279	0.109
3	292	0.445	19.	364	0.785	35.	247/3	0.202
4	427/1	0.121	20.	374	0.162	36.	255	0.401
5	513/1	0.197	21.	416	0.397	37.	528	0.166
6	525/1 d	0.009	22.	417	0.146	38.	250/1	0.202
7	540/1	0.15	23.	461	0.178	39.	261/4	0.081
8	237	0.332	24.	476	0.142	40.	261/9	0.121
9	427/2	0.121	25.	477	0.174	41.	470/1	0.252
10	442/1	0.442	26.	577	0.951	42.	517/2	0.069
11	513/3	0.197	27.	584	0.158	43.	530/1	0.121
12	525/1 ग	0.009	28.	585	0.384	44.	530/3	0.175
13	536/1	0.077	29.	586	0.429	45.	542/1	0.089
14	419/3	0.193	30.	510/7	0.085	46.	261/1	0.101
15	420	0.093	31.	519	0.401	47.	261/7	0.101
16	458/3	0.105	32.	495/6	0.32	48.	229/4	0.065

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director

49.	531/3	0.088	91.	495/7	0.186	133.	397/1	0.041
50.	426/1	0.206	92.	214	0.202	134.	397/4	0.049
51.	140/2	0.571	93.	215	0.121	135.	399	0.04
52.	140/3	0.065	94.	218/2	0.024	136.	466/5	0.032
53.	483/1	0.186	95.	231/1	0.308	137.	547/1	0.061
54.	277/5	0.186	96.	251/1	0.154	138.	262	0.38
55.	277/6	0.15	97.	360/2	0.016	139.	431	0.243
56.	351/2	0.178	98.	365	1.53	140.	485/2	0.057
57.	355/2	0.101	99.	368/3	0.138	141.	250/2	0.165
58.	371/1	0.082	100.	369	0.202	142.	261/8	0.32
59.	371/3	0.089	101.	372	0.194	143.	546	0.227
60.	388/4	0.167	102.	418	0.125	144.	414	0.243
61.	402/1	0.077	103.	492	0.154	145.	415	0.121
62.	404/1	0.162	104.	496/1	0.328	146.	419/7	0.262
63.	405/1	0.076	105.	497/2	0.251	147.	426/3	0.162
64.	411/2	0.688	106.	497/3	0.004	148.	458/1	0.203
65.	419/2	0.093	107.	499/1	0.093	149.	459	0.36
66.	419/6	0.044	108.	454/1	0.198	150.	487/2	0.077
67.	426/2	0.28	109.	520/1	0.052	151.	531/1	0.204
68.	458/2	0.089	110.	525/6	0.049	152.	234	0.113
69.	489/1	0.085	111.	522	0.085	153.	274	0.158
70.	531/2	0.089	112.	523/4	0.178	154.	231	0.219
71.	419/4	0.162	113.	525/4	0.518	155.	236	0.032
72.	209/2	0.17	114.	478/1	0.071	156.	376/3	0.166
73.	264	0.053	115.	249/1	0.105	157.	376/5	0.162
74.	267	0.162	116.	249/2	0.028	158.	377/2	0.105
75.	468	0.405	117.	249/3	0.125	159.	380	0.198
76.	505	0.413	118.	249/4	0.182	160.	383	0.17
77.	506	0.304	119.	230	0.073	161.	228/2	0.04
78.	512	0.38	120.	263/2	0.235	162.	268	0.198
79.	527	0.421	121.	273	0.332	163.	271	0.113
80.	541	0.433	122.	351/4	0.162	164.	280	0.316
81.	554	0.239	123.	355/3	0.781	165.	473/8	0.016
82.	436	0.729	124.	357	0.146	166.	493	0.198
83.	419/1	0.472	125.	359/2	0.04	167.	511	0.441
84.	419/5	0.085	126.	361	0.295	168.	526/1	0.146
85.	480	0.409	127.	366	0.117	169.	535	0.129
86.	481	0.065	128.	404/6	0.162	170.	539	0.214
87.	531/4	0.279	129.	405/2	0.053	171.	556	0.227
88.	229/1	0.069	130.	371/2	0.113	172.	580	0.368
89.	397/3	0.085	131.	382	0.142	173.	473/5	0.032
90.	397/5	0.052	132.	404/4	0.34	174.	223/3	0.255

SKS Power Generation (Chhattisgarh) Ltd.

Avinash Bhatnagar

Executive Director

175.	453/1	0.069	217.	410	0.081	259.	223/4	0.008
176.	465/1	0.016	218.	495/5	0.02	260.	558/2	0.081
177.	465/3	0.113	219.	510/4	0.235	261.	560/2	0.229
178.	465/5	0.061	220.	516	0.291	262.	562/2	0.162
179.	466/3	0.028	221.	529	0.223	263.	563/2	0.132
180.	547/2	0.073	222.	525/3	0.121	264.	565/2	0.057
181.	211	0.526	223.	263/4	0.101	265.	571/2	0.275
182.	224	0.101	224.	513/2	0.008	266.	573/2	0.02
183.	228/3	0.028	225.	405/4	0.076	267.	455/3	0.02
184.	284	0.291	226.	495/3	0.061	268.	460	0.304
185.	241	0.186	227.	500	0.291	269.	488/2	0.061
186.	396/2	0.202	228.	501	0.316	270.	288/3	0.125
187.	398	0.364	229.	502	0.178	271.	266	0.17
188.	407	0.308	230.	510/1	0.036	272.	269	0.065
189.	445	0.352	231.	510/3	0.065	273.	276	0.182
190.	447/2	0.121	232.	553	0.34	274.	278	0.15
191.	454/3	0.243	233.	472	0.085	275.	473/6	0.032
192.	455/1	0.045	234.	388/2	0.167	276.	473/7	0.097
193.	455/2	0.016	235.	405/3	0.076	277.	486/2	0.154
194.	456	0.299	236.	495/2	0.04	278.	503	0.445
195.	464	0.219	237.	508	0.174	279.	504	0.061
196.	471	0.121	238.	537	0.304	280.	533	0.223
197.	222	0.299	239.	261/2	0.146	281.	534	0.178
198.	227/1	0.024	240.	229/2	0.145	282.	538	0.974
199.	227/4	0.125	241.	229/5	0.049	283.	575	0.429
200.	227/6	0.121	242.	277/3	0.121	284.	521	0.21
201.	223/2	0.121	243.	376/2	0.049	285.	523/3	0.012
202.	229/6	0.055	244.	465/2	0.121	286.	257/5	0.081
203.	257/4	0.089	245.	497/5	0.121	287.	285	0.312
204.	227/3	0.247	246.	499/3	0.073	288.	286	0.146
205.	227/5	0.065	247.	140/4	0.219	289.	376/6	0.275
206.	238/2	0.182	248.	144/1	0.049	290.	377/3	0.219
207.	247/2	0.202	249.	483/2	0.19	291.	209/1	0.077
208.	247/4	0.097	250.	256	0.421	292.	219/1	0.091
209.	248	0.425	251.	277/1	0.053	293.	363/3	0.3
210.	257/2	0.162	252.	277/4	0.117	294.	363/7	0.061
211.	518	0.87	253.	351/3	0.125	295.	515/2	0.14
212.	403	0.607	254.	355/2	0.105	296.	482	0.352
213.	257/1	0.235	255.	368/2	0.417	297.	235	0.138
214.	231/2	0.056	256.	404/2	0.288	298.	239	0.174
215.	466/2	0.089	257.	409/2	0.069	299.	587	0.688
216.	466/7	0.13	258.	411/1	0.065	300.	523/2	0.174

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba
301.	514	0.089	341.	495/4	0.372	381.	524	0.182
302.	223/1	0.243	342.	510/2	0.182	382.	525/5	0.442
303.	223/5	0.182	343.	510/5	0.049	383.	465/4	0.13
304.	558/1	0.449	344.	510/6	0.299	384.	466/1	0.057
305.	559	0.061	345.	578	0.223	385.	466/4	0.032
306.	560/1	0.405	346.	581	0.441	386.	466/6	0.012
307.	562/1	0.162	347.	582	0.036	387.	525/2	0.041
308.	563/1	0.028	348.	397/2	0.227	388.	251/2	0.162
309.	565/1	0.053	349.	367	0.312	389.	139/1	0.256
310.	566	0.04	350.	412	0.235	390.	209/4	0.071
311.	552	0.105	351.	520/3	0.105	391.	243/1	0.138
312.	363/8	0.101	352.	525/8	0.097	392.	244/2	0.016
313.	515/3	0.1	353.	525/9	0.101	393.	246	0.243
314.	515/5	0.08	354.	245/2	0.247	394.	243/2	0.105
315.	217/2	0.153	355.	421/2	0.04	395.	478/2	0.071
316.	218/3	0.072	356.	422/2	0.053	396.	139/2	0.324
317.	219/3	0.132	357.	144/2	0.121	397.	281	0.202
318.	219/2	0.121	358.	263/1	0.11	398.	282	0.04
319.	263/3	0.243	359.	259/2	0.032	399.	283	1.931
320.	388/3	0.167	360.	137	0.121	400.	385	0.129
321.	400	0.304	361.	257/3	0.081	401.	386	3.399
322.	401	0.312	362.	259/1	0.065	402.	387	0.056
323.	404/3	0.162	363.	260	0.129	403.	389	0.599
324.	404/5	0.04	364.	217/1	0.005	404.	390	0.89
325.	405/5	0.076	365.	363/1	1.483	405.	474	0.526
326.	408	0.413	366.	250/3	0.151	406.	479	0.15
327.	548	0.332	367.	261/6	0.162	407.	551	0.271
328.	350	0.113	368.	497/1	0.121	408.	567	0.505
329.	370/3	0.049	369.	453/2	0.069	409.	568	0.182
330.	404/7	0.166	370.	530/2	0.121	410.	570	0.466
331.	242	0.105	371.	470/2	0.202	411.	571/1	0.899
332.	245/1	0.085	372.	473/4	0.077	412.	572	0.364
333.	421/1	[illegible]	373.	497/4	0.264	413.	573/1	0.081
334.	422/1	0.595	374.	517/1	0.093	414.	576	0.713
335.	423	0.275	375.	542/2	0.089	415.	270	0.162
336.	424	0.324	376.	490/1	0.247	416.	588	0.733
337.	425	0.085	377.	490/2	0.049	417.	489/2	0.158
338.	433/1	0.044	378.	496/2	0.202	418.	484	0.049
339.	434	0.364	379.	499/2	0.032	419.	488/1	0.182
340.	475/1	0.15	380.	225	0.364	420.	376/1	0.158

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Colour Zerox

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba	Sr. No.	Khasra No.	Rakba
421.	485/1	0.125	449.	228/1	0.563	477.	376/4	0.243
422.	507	0.619	450.	406	0.231	478.	377/1	0.036
423.	532	0.105	451.	446	0.097	479.	363/2	0.18
424.	544	0.045	452.	457	0.073	480.	363/6	0.121
425.	244/1	0.146	453.	462	0.376	481.	515/1	0.136
426.	391/2	0.486	454.	463	0.733	482.	368/1	0.202
427.	447/1	0.186	455.	467/1	0.163	483.	227/2	0.429
428.	216	0.227	456.	543	0.02	484.	550	0.105
429.	218/1	0.122	457.	545	0.073	485.	375/3	0.152
430.	212	0.105	458.	549	0.057	486.	487/2 ख	0.207
431.	540/2	0.04	459.	209/3	0.006	487.	379	0.109
432.	275/1	0.036	460.	363/5	0.3	488.	384	0.384
433.	275/3	0.162	461.	515/4	0.1	489.	469	0.182
434.	391/1	0.344	462.	515/6	0.1	490.	579	0.72
435.	427/3	0.122	463.	138	0.231	491.	413/1	0.105
436.	536/2	0.044	464.	288	0.069	492.	394	0.632
437.	513/4	0.197	465.	289	0.069	493.	388/1	0.167
438.	526/2	0.044	466.	293	0.121	494.	396/3	0.283
439.	525/1 ग	0.008	467.	294	0.057	495.	574	0.619
440.	226	0.057	468.	296	0.113	496.	373/1	0.093
441.	238/1	0.182	469.	430	0.202	497.	375/1	0.1
442.	525/1 ख	0.052	470.	432	0.283	498.	395	0.065
443.	525/7	0.065	471.	491/1	0.065	499.	375/4	0.072
444.	520/2	0.049	472.	287	0.061	500.	353	0.069
445.	220	0.174	473.	290	0.121	501.	373/2	0.093
446.	221	0.93	474.	291	0.421	502.	277/2	0.081
447.	232	0.47	475.	295	0.518	503.	375/2	0.101
448.	240	0.097	476.	467/2	0.063	504.	247/1	0.202
						योग –	504	102.943

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
591/3	0.057
593/1	0.024
615/6	0.219
548	0.898
602/5	0.393
615/10	0.045
575/1	0.392
575/5	0.016
615/8	0.045
575/2	0.393
575/10	0.547
338	0.057
332/1	0.060
332/4	0.040
593/3	0.352
602/4	0.198
544/7	0.393
575/3	0.393
541/2	0.170
558	0.065
572	2.861
617	0.377
575/7	0.393
586/5	0.437
615/4	0.109
314/5	0.028
608	0.405
547/1	0.057
325	0.628
615/3	0.109
340/1	0.154
314/9	0.010

18.....

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
315/4	0.044
315/7	0.036
317/4	0.076
331/1	0.059
571	0.129
304	0.061
594	1.758
544/1	0.085
575/9	0.392
575/15	0.045
300/2	0.202
305/2	0.121
305/3	0.121
306	1.878
324	0.113
329	0.312
577/3	1.291
588/3	0.498
589	0.202
340/2	0.138
332/3	0.192
575/17	0.547
591/1	0.392
564	0.194
314/6	0.012
544/3	0.547
615/9	0.223
575/14	0.045
575/18	0.162
544/6	0.231

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

(9)...

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
312	0.466
597	0.142
314/7	0.012
341	0.243
541/1	0.106
602/3	0.393
615/5	0.045
565/4	0.113
565/7	0.049
574/8	0.094
574/13	0.267
574/15	0.230
574/23	0.089
598	2.436
599/2	0.081
603	0.555
614	0.801
616	0.142
577/6	0.113
317/2	0.105
541/3	0.506
577/8	0.049
579/3	0.623
588/2	0.129
588/5	0.089
619/12	0.129
621/9	0.191
621/13	0.073
337/2	0.121
345/2	0.065
305/4	0.266
305/1	0.256
577/1	2.045

SKS Power Generation (Chhattisgarh) Ltd.

Director

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

2B

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
579/1	0.615
577/10	0.105
314/10	0.010
315/2	0.040
315/5	0.036
317/1	0.092
331/2	0.059
331/5	0.084
577/9	0.162
586/4	0.267
591/4	0.125
346	0.227
544/4	0.247
332/5	0.091
550	0.898
547/2	0.170
543	0.478
333/2	0.061
333/1	0.060
575/16	0.040
326	0.384
539	1.185
555	1.291
301	0.918
567	0.405
314/4	0.010
315/8	0.032
317/3	0.016
331/3	0.059
315/3	0.040
619/3	0.089
619/9	0.081
621/3	0.089
621/8	0.081

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
320	0.571
334	0.421
556	0.081
560	0.117
546	0.502
551	0.113
553	0.190
557	0.113
562	0.664
570	0.709
545	0.162
561	0.142
619/7	0.093
619/8	0.081
621/6	0.109
619/10	0.129
619/11	0.129
621/11	0.162
621/12	0.190
327/2	0.405
343	0.239
332/2	0.192
318	2.367
339	0.057
582	0.793
591/2	0.392
587/1	0.229
575/6	0.045
602/1	0.182
611	0.146
615/7	0.065
337/1	0.234
345/1	0.077

GKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign

32....

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
574/2	0.121
574/4	1.174
574/6	0.324
314/8	0.010
315/1	0.040
315/6	0.036
317/5	0.076
331/4	0.059
322	0.833
342	0.356
568	1.141
573	2.136
563	0.235
575/11	0.547
610/2	0.081
610/9	0.110
610/11	0.061
610/13	0.101
592/1	0.554
328	0.660
595/2	0.243
619/4	0.202
619/5	0.137
620/2	0.162
621/4	0.162
621/5	0.380
311	0.174
580	4.419
586/1	0.393
577/2	0.119
577/4	0.113
577/5	0.607
579/2	0.312

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

23.....

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
588/1	0.129
588/4	0.089
610/1	0.133
610/3	0.283
610/6	0.049
610/7	0.040
619/1	0.130
621/1	0.101
621/10	0.073
605	0.405
335	0.409
544/5	0.393
606	0.081
604	0.324
619/2	0.202
619/6	0.146
621/2	0.405
541/4	0.231
541/5	0.230
600	0.316
601	0.178
599/1	1.129
575/4	0.393
575/8	0.045
314/3	0.016
580/2	0.393
586/3	0.392
560	1.226
610/4	0.069
610/5	0.142
610/8	0.073
610/10	0.061

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
610/12	0.061
575/3	0.045
615/2	0.393
593/2	0.392
575/12	0.320
321	0.385
323	0.300
330	0.644
336	0.239
540	0.777
542	2.210
552	0.628
569	0.312
583	0.688
595/1	2.517
613	0.170
620/1	1.319
303	0.340
574/3	2.386
554	0.146
544/2	0.393
314/2	0.016
309	0.065
587/2	0.229
327/1	0.344
565/1	0.113
565/3	0.158
565/6	0.045
574/1	0.028
574/5	0.145
574/17	0.124
574/20	0.077
574/22	0.182

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Khasra No.	Rakba
565/2	0.101
565/5	0.065
574/7	0.065
574/10	0.028
574/14	0.408
574/24	0.089
574/1	0.081
574/9	0.028
574/12	0.129
574/16	0.036
574/18	0.093
574/19	0.162
574/21	0.045
574/25	0.101
610/14	0.356
559	0.304
592/2	0.121
581	0.902
596	1.121
549	0.898
584	0.809
317/6	0.076
Total	96.726 Hect.

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

26......

2445416

रसीद दस्तावेज वगैरह

दफ्तर ... 3183 मुकाम 2755

किस को दी गई	दस्तावेज की तफसीलवारी व कीमत या दस्तावेज की तारीख या जिसमे जो मुहरबंद लिफाफा लिया गया हो जिसके बाबत फीस दाखिल हुई हो उसके ऊपर लिखी हुई इबारत	बाबत फीस (अगर हो तो) दाखिल शुदा	रजिस्ट्री के ओहदेदार के छोटे दस्तखत
(1)	(2)	(3)	(4)
XEROX	दीपक कुमार प्रमाणित कुल फीस	1457/-	

14 FEB 2012

तारीख ...

उप पंजीयक

भारतीय गैर न्यायिक

एक सौ रुपये

रु. 100

Rs. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

छत्तीसगढ़ CHHATTISGARH

C 962727

अधिप्रमाणित खास – मुख्त्यारनामा

खास मुख्त्यार नियुक्तकर्ता :– एस.के.एस पावर जनरेशन (छत्तीसगढ़) लिमिटेड
कार्पोरेट पहचान संख्या – यू. 40103 एम.एच. 2000
पी.एल.सी. 16[illegible]1/2007–2008 पेन AAMCS4282R
रजि. कार्यालय 501 बी. हरीसिंह बिजनेस पार्क
[illegible] रोड जे.बी.नगर अंधेरी (ईस्ट) मुम्बई (महा.)
द्वारा अधिकृत – श्री [illegible] गुप्ता, उम्र 28 वर्ष
आत्मज श्री [illegible] गुप्ता
निवासी 3/24 [illegible] के पास
सिविल लाईन्स, रायपुर (छत्तीसगढ़)

SKS Power Generation (Chhattisgarh) Ltd.
Director/Auth. Sign.

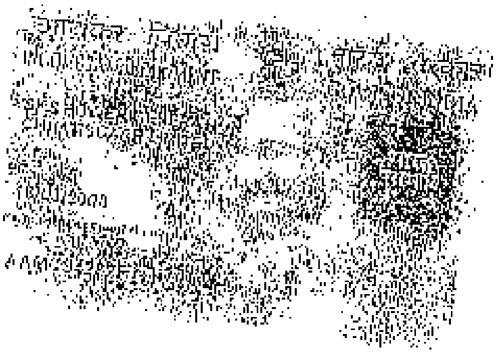
खास मुख्त्यार प्राप्तकर्ता :– श्री सजीव कुमार चौबे पिता स्व. बी. एन. चौबे
उम्र 49 वर्ष, निवासी [illegible] रायगढ़
तह. व जिला. रायगढ़ (छ.ग.)

Colour Xerox

SKS Power Generation (Chhattisgarh) Ltd.
Director/Auth. Sign.

क्रमशः 2

पंजीयन अधिनियम 1908 की धारा 32 (ए) के तहत फोटो एवं अंगुष्ठ छाप

क्रमांक	बायें हाथ का अंगुष्ठ (काली स्याही से)	पासपोर्ट साईज फोटोग्राफ	विक्रेता/क्रेता/दावेदार का नाम एवं हस्ताक्षर
1	2	3	4
1.			KS Power Co... Auth. Sign.
2.			
3.			
4.			
5.			
6.			

SKS Power Generation (Chhattisgarh)

दीपक गुप्ता आ० महावीर प्रसाद गुप्ता

Director/Auth. Sign.

निवासी — सिविल लाईन, रायपुर

संजय कुमार आ० शिशुपाल चौधरी, खरसिया, रायगढ़

गुणवंत राव आ० स्व० यादव राव, शंकरनगर, रायपुर

14-2-2012

14/02/2012

2012-2013

1000

क्र. [illegible]

ना. एस. के. एस. पावर जनरेशन छ.ग. लिमि. द्वारा [illegible]

सा. [illegible] रायगढ़

सरोज कुमार साहू

स्टाम्प वेंडर तह. परिसर रायपुर (छ.ग.)

[illegible] एस. के. एस. पावर जनरेशन (छ.ग.) लिमि. [illegible]

[illegible]

[illegible]

12.2.2012

[illegible] 13 FEB 2012

[illegible]

[illegible]

12.2.2012

उप पंजीयक

खरसिया

[illegible]

उप पंजीयक

खरसिया

इस खास मुख्त्यारनामा के द्वारा विदित हो कि मैं दीपक गुप्ता आत्मज श्री महावीर प्रसाद गुप्ता उम्र 30 वर्ष एस.के.एस पावर जनरेशन (छत्तीसगढ) लिमिटेड का डायरेक्टर हूँ। यह कि हमारी कम्पनी हेतु ग्राम बिंजकोट, बड़े जामपाली एवं दर्रामुड़ा तहसील खरसिया, जिला रायगढ़ (छ.ग.) की भूमि रकबा क्रमशः 199.669 हे. एवं 7.798 हे. का पृथक–पृथक पट्टा विलेख का पंजीयन, पंजीयन कार्यालय खरसियां एवं रायगढ़ में कराना चाहता हूँ।

चूंकि मैं कम्पनी के कार्यो में व्यस्त होने के कारण पट्टा विलेख का पंजीयन निष्पादन कराने में पर्याप्त समय नहीं दे पा रहा हूँ। इसलिए श्री अजीत कुमार चौबे पिता स्व. पी. एन. चौबे उम्र 47 वर्ष ढिमरापुर चौक रायगढ़ तह. व जिला. रायगढ़ (छ.ग.) को अपना खास मुख्त्यार नियुक्त कर अधिकार देकर अधिकृत करता हूँ कि छ.ग. राज्य के रायगढ जिले में एस.के.एस. पावर जनरेशन (छत्तीसगढ़) लिमिटेड के नाम से निष्पादित दो पृथक–पृथक पट्टा विलेख जो दिनांक 21.10.2011 एवं 08.02.2012 को मेरे द्वारा हस्ताक्षरित एवं निष्पादित किये गये समस्त दस्तावेजो पर आवश्यकतानुसार मेरी ओर से उक्त दिनांक के पश्चात पंजीयन कार्यालय खरसिया एवं रायगढ़ जिला रायगढ़ छत्तीसगढ़ के समक्ष उपस्थित होकर अपने हस्ताक्षर कर पूर्ण कर सकेगा। खास मुख्त्यार पट्टा विलेख से संबंधित सभी विलेखों, कागजात एवं रसीदो पर कम्पनी की तरफ से हस्ताक्षर कर पूर्ण करा सकेगा।

मैं एतद् अनुसार घोषणा करता हूँ कि इस विलेख के द्वारा ग्राम बिंजकोट, बड़े जामपाली एवं दर्रामुड़ा तह. खरसिया जिला रायगढ़ में स्थित भूमि के संबंध में पट्टादाता उद्योग विभाग के साथ निष्पादित पट्टा, विलेख, जिसमें संलग्न दस्तावेजो में मेरे एवं उद्योग विभाग के अधिकृत कार्यपालक निदेशक के हस्ताक्षर है उसमें संलग्न सभी दस्तावेजो में एवं पंजीयन कार्यालय खरसिया एवं रायगढ़ में उक्त पट्टा विलेखों के निष्पादन में दिनांक 08.02.2012 के पश्चात खासमुख्त्यार द्वारा किये गये सभी वैध कार्य और विलेखों का निष्पादन एवं हस्ताक्षर मुझ पर व कम्पनी पर इस प्रकार बाध्य होंगे मानो व्यक्तिगत रूप से मेरे द्वारा ही निष्पादित एवं पालन किया गया हैं।

अतः उपरोक्त को साक्ष्य स्वरूप मैंने आज दिनॉक 14.02.2012 को अपनी स्वेच्छा से निम्न गवाहों के समक्ष पढ़, सुन, समझकर व सही पाकर अपने हस्ताक्षर कर मुख्त्यार नामा–खास विलेख को निष्पादित कर दिया ताकि सही व सनद रहें व वक्त जरूरत पर काम आवें।

स्थान :– रायपुर [illegible]

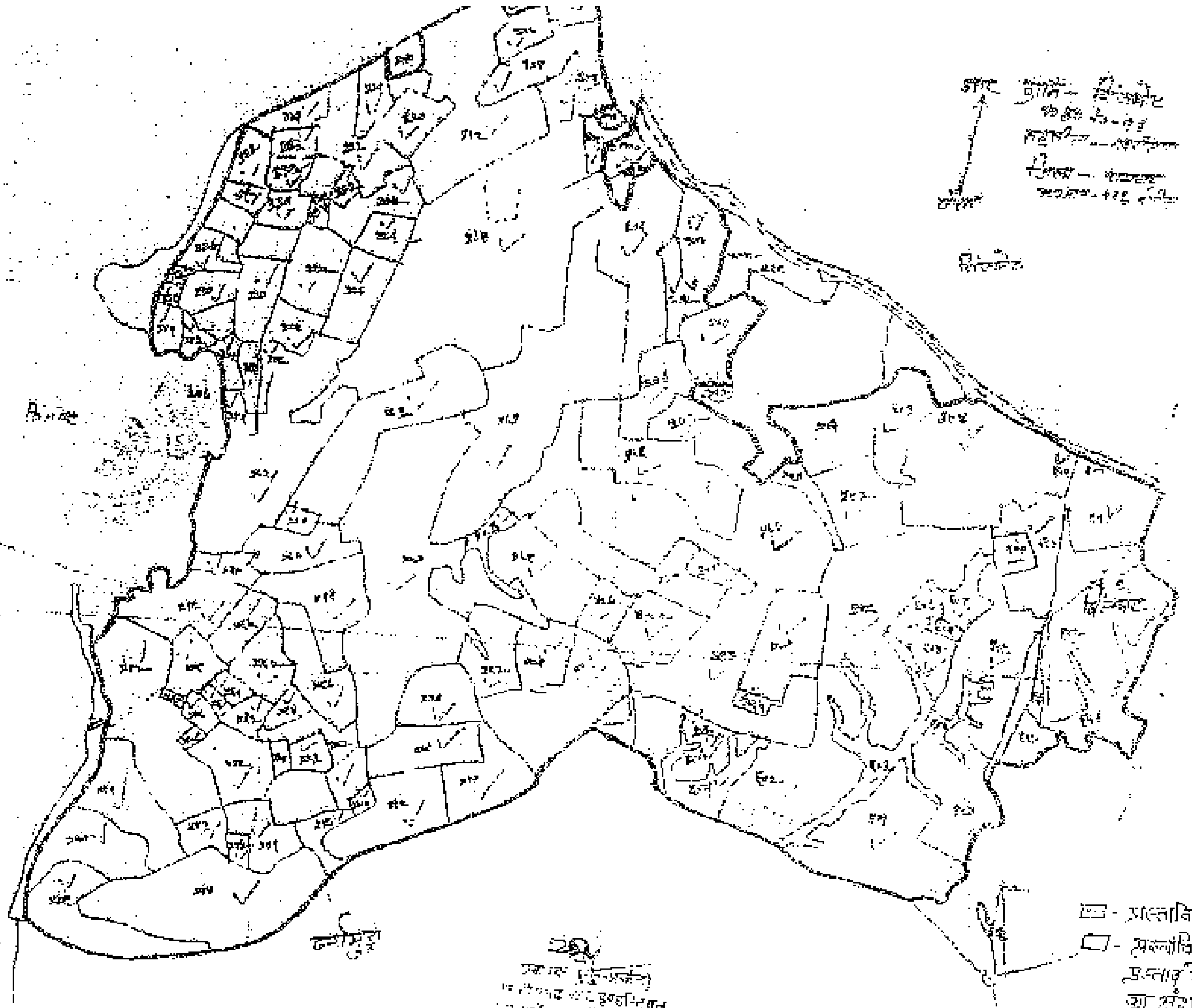
दिनॉक :– 14.02.2012

SKS Power Generation (Chhattisgarh) Ltd.
[illegible]
Director/Auth. Sign.
मुख्त्यार खास नियुक्तकर्ता के हस्ताक्षर

गवाह :–
1. [illegible]
2. [illegible]

[illegible]

संकेत :-
प्रस्तावित भूमि की सीमा रेखा।



प्रस्तावित भूमि सीमा रेखा

Colour Zerox

(Chhattisgarh) Ltd.

Executive Director

Chhattisgarh State Industrial

Cheech N. 004538
SBI. 16.2.2012
2095759

रसीद दस्तावेज नम्बर 11

दफ्तर

मुकाम 5 9 2

किसको दी गई	(रजिस्ट्री) की तफसीलवारी व कीमत या दस्तखत की तारीख या किस्म जो मुहरबंद लिफाफा लिया गया हो जिसके बाबत फीस दाखिल हुई हो उसके ऊपर लिखी हुई इबारत	तादाद फीस (अगर हो तो) दाखल शुदा	रजिस्ट्री के ओहदेदार के छोटे दस्तखत
(1)	(2)	(3)	(4)
[illegible]	श्री एस. के. [illegible] [illegible] 99 वर्ष प्री. 884557/- औसत किराया 318607/-	514163/- [illegible]	

तारीख 16.2.2012

16.2.2012

उप-निबन्धक
सदर

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

छत्तीसगढ़ CHHATTISGARH

C 958056

हस्ताक्षर

SCHEDULE - V

(LEASE DEED FOR LAND/SHED IN INDUSTRIAL AREA)

(Common for land/building)

This Deed is made on this.........8th.........day of...February.......2012 between the Governor of Chhattisgarh, acting through the **Executive Director,** Chhattisgarh State Industrial Development Corporation Limited, Raipur (hereinafter called The Lessor) which expression shall where the context so admits including his successor in office of the one part and **M/S SKS POWER GENERATION (CHHATTISGARH) LIMITED in Villages Binjkot, Badejampali and Darramura, Tehsil Kharsia, District Raigarh (Chhattisgarh)** acting through its Director **SHRI DEEPAK GUPTA S/O SHIR MAHAVEER PRASAD GUPTA** Resident at **Krishna Kunj, 6-7/24, Near Central Bank, Civil Line, Raipur,** registered under Indian Companies Act 1956 and also obtained I.E.M. as Large & Medium Industry having its regd. office at **501 B, Elegant Business Park, Andheri Kurla Road, J.B. Nagar, Andheri (E), Mumbai 400 059 (Maharashtra) and Corporate Office at village Siltara, 18th Milestone, Bilaspur-Raipur Road, Raipur-493111 (C.G.)** (hereinafter called the 'Lessee') which expression shall, where the context so admits include its successors and permitted assigns of the other part.

Colour Xerox

SKS POWER GENERATION (CHHATTISGARH) LIMITED

Authorised Signatory

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

(60)

[illegible]

[illegible]

[illegible]

[illegible] श्री [illegible] की ओर से [illegible] [illegible]

[illegible]

[illegible]

[illegible]
[illegible] 13 FEB 2012
[illegible]

[illegible]

[illegible]
12.2.2012

(For land)

Where as upon the request of the lessee, the lessor has agreed to grant to the lessee, subject to the terms and conditions hereinafter specified, a lease of the piece of a land in the **Villages Binjkot, Badejampali and Darramura Tehsil Kharsia District Raigarh (Chhattisgarh)** comprising of an area measuring approximately **7.798 Hectares** or there about, situated in the **Villages Binjkot, Badejampali and Darramura Tehsil Kharsia District Raigarh (Chhattisgarh))** more particularly described in Schedule hereto annexed and thereon coloured red (hereinafter referred to 'the said land') for a term of 99 years commencing from **03.09.2011** and ending on **02.09.2110** for the purpose of construction and establishing thereon a factory for the purpose of **1200 MW POWER PLANT etc.** and purpose ancillary thereto (hereinafter referred to as the said business).

(Common for land/building)

And whereas the lessee has agreed to take the lease on the said terms and conditions.

Now therefore this deed witnesses and it is hereby agreed and declared as follows:-

(Common for land /building)

1. In consideration of the premium and rent (for land) or rent (for premised) herein reserved and the convenants on the part of the lessee herein contained, the lessor shall demise to the lessee and the lessee shall accept a lease of the said land/building to hold the same for the purpose of **1200 MW POWER PLANT etc.** for a period of 99 years commencing on the date on which the possession of said land/premises is handed over to the lessee.

1.(A) The lessee hereby agrees to take possession of the land leased out to him within thirty days from the date of execution of the lease deed and he further agrees to take possession of the land in the condition it exist on that date.
(For land)

2. The lessee having paid to the lessor for said land the advance rent and premium of **Rs.88,41,557.00 (Rupees Eighty Eight Lacs Forty One Thousand Five Hundred Fifty Seven Only)** and 10% additional Premium **Rs. Nil (Rupees Nil Only)** as prescribed under Rule 10 of the Chhattisgarh Industries (Allotment of shed, plots and land) Rules, 1974 (hereinafter referred to as the said rules) and deposit for the said land three years rent **Rs.6,63,117.00 (Rupees Six Lacs Sixty Three Thousand One Hundred Seventeen only)** as security amount.

SKS POWER GENERATION (CHHATTISGARH) LIMITED.
Authorised Signatory.

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

Contd..... 3

[illegible]

[illegible]

[illegible]

[illegible] (100)

14.2.2012

[illegible]

(1) [illegible]

(2) [illegible]

[illegible] 13 FEB 2012

[illegible]

Thereafter, during the terms of the lease the lessee shall pay the lessor Annual Ground Rent of **Rs.2,21,039.00 (Rupees Two Lacs Twenty One Thousand Thirty Nine Only)** and Annual Development Fund for maintenance of Industrial Area **Rs. Nil (Rupees Nil Only)** and annual Street Light Charges of **Rs. Nil (Rupees Nil Only)** and such other sums as may be determined in accordance with Clause 3 hereunder on or before 10th day of January of each year in the office of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. or such place or places as the Managing Director from time to time may direct.

(For building) (Not Applicable)

The lessee having paid to the lessor for the said premises the advance rent as prescribed under Rule 10 of the said rules he shall pay to the lessor for the said premises one year's rent as security deposit within thirty days of the execution of this deed. Thereafter, during the terms of the lease, the lessee shall pay the lessor a monthly rent of Rs. ..../- (Rs...only) on or before the 10th day of each calendar month at the office of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. or at such places as the Managing Director from time to time may direct.

2. (A) The charges of development for maintenance of Industrial Area and Street Light Charges are subject to revision from time to time and the lessee hereby agrees to pay the revised charges so fixed by the lessor from time to time. **(Not Applicable)**

3. If the yearly/monthly rent of the land/premises and annual development fund for maintenance of Industrial Area or any part thereof is not paid within one month after the date prescribed by the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd., the same will have to be deposited with interest @ 18% per annum for the first one year/12 months of such default and @ 24% per annum for the remaining period thereafter.

(For land)

4. The ground rent of **Rs.2,21,039.00 (Rupees Two Lacs Twenty One Thousand Thirty Nine Only)** per annum shall be liable to be increased on the expiry of 30 years from the date of execution of this deed and also at subsequent intervals of 30 years, provided that the increase on each occasion may not exceed one quarter of the rent fixed for the proceeding 30 years.

(For building) (Not Applicable)

The monthly rent as mentioned in clause 2 above shall be reviewable from time to time subject to the conditions, that the enhancement of rent at any one time may not exceed 30% or rent payable at the time of review.

Contd.....4

SKS POWER GENERATION (CHHATTISGARH) LIMITED.

Authorised Signatory.

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

5. The lessee shall from time to time and at all times during the term of the lease pay and discharge except as aforesaid, all taxes, rates assessments and other charges and outgoing which are or may at any time hereafter during the said terms be assessed, charged or imposed upon the said land/premises whether on the land lord or on the tenant.

5 (A) The lessee hereby agrees to pay lease rent along with service tax and other statutory charges as applicable from time to time.

(For land)

6. The lessee hereby agrees that he shall within a period of one year, in the case of small scale industry, and within a period of three years, in the case of large and medium scale industry, from the date of his taking over possession of the land implement the project and go into production.

(For land)

7. The lessee hereby agrees that he shall utilize the complete land leased out to him hereunder for implementation of the project or for its expansion within a period of three years in case of SSI and five years in case of Medium & Large Scale Industries for the above said purpose.

(For land)

8. The lessee further agrees that if he is unable to utilize the complete land lease out to him within the period prescribed in clause 6 or 7 the lessors shall have the right of re-entry in the surplus unutilized land without payment of any sort or compensation after giving due opportunity for representing his case.

(For land)

9. The lessee shall submit to the lessor or any officer authorized by him in writing from time to time, the plans and specification for the said construction which shall be in accordance with the plans and specifications as may be approved by the lessor.

(Common for land/building)

10. The lessee shall use said premises, land and building structures and works, erected or constructed thereon only for the purpose of **1200 MW POWER PLANT** etc. and other allied products as mentioned in project report/provisional registration for construction of offices, administrative building, go down and shall not use the same or any other, part thereof or permit it or any other part thereof to be used for any other purpose without the previous permission in writing of the lessor.

Contd....5

SKS POWER GENERATION (CHHATTISGARH) LIMITED

Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

10. (A) The lessee shall not sink well/tube-well without the written permission of the lessor or any other officer authorized by him. The permission will be subject to such terms and conditions as the lessor may deem fit and it will be binding on lessee.

"Provided that no permission will be given in an industrial area in which the lessor or any other person or agency authorized by the lessor is operating or, proposes to operate a water supply scheme, without imposing a fixed amount of water charges (for drawing water from under the ground) which shall not be less than,

i) Rs.500/-(Rs. Five hundred only) per month in case of SSI & Rs. 5000/- (Rs. Five thousand only) per month in case of LMI, or commercial activity, if water is not used for any process of production.

ii) Rs.2000/-(Rs.Two thousand only) per month in case of SSI & Rs.10,000/- (Rs.Ten thousand only) per month in case of LMI, or commercial activity, if water is also used for any process of production."

11. The lessee shall, at his own expenses forthwith erect and at all times maintain, repair and keep in good condition all boundary marks and pillars along with the boundaries of the said land according to the demarcation shown in the plan hereto annexed.

(Common for land/building)

12. The lessee shall keep the said premised, land and building re-erected thereon in a condition fit for habitation and at his own expenses the effluent treatment systems as prescribed by the Chhattisgarh Environment Conservation Board or the local authority concerned.

(For building) (Not Applicable)

13. The lessee shall not make any permanent and temporary additions or alterations whatsoever in the said premises without obtaining the prior consent in writing of the Industrial Commissioner. The decision of the Industries Commissioner with regard to what constitutes additions or alterations shall be final and binding on the lessee.

(For building) (Not Applicable)

14. If there is any necessity of any additions or alterations to the said premises to suit any particular requirement of the lessee the same may be made by the lessee at his own cost with the previous permission in writing of the Industries Commissioner. This permission may be refused if the same is considered undesirable or unsafe for the premises. Any addition and alterations carried out by the lessee shall be subject to removal of the expiry of the said term at the lessee's cost, if so required by the Industries Commissioner. If the Industries Commissioner does not insist on such removal, no compensation or expenses incurred in making the addition and alterations shall be payable by the lessor to the lessee.

Contd...6

SKS POWER GENERATION, (CHHATTISGARH) LIMITED

Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

15. The lessee shall not sublet, assign or otherwise transfer the said premises/land or any part thereof or any building constructed thereon for any purpose, whatsoever, except as provided in rule 19 of the said rule.

(Common for land/building)

16. The lessee shall not change the constitution of ownership of the unit without the prior permission of the Allotting Authority in writing. If due to the change in the constitution the share of the original allottee has reduced to less than 50% share that it will be deemed to be taken that unit has been transferred to some other hand and accordingly the case of transfer shall be dealt with by the lessor.

(For land)

17. The lessee shall plant at least fifty trees per hectare of land allotted to him at his own cost and shall be liable to maintain them. The lessee shall not be entitled to recover any expenses on this account. Failure to comply with this condition shall be deemed as a breach of the condition of allotment of the said premises.

(Common for land/building)

18. The lessee shall not carry on any offensive trade or business on the said land/premises. The decision of the Allotting Authority with regard to what is offensive trade or business shall be final and binding on lessee.

(Common for land/building)

19. While using the said land/premises, if the lessee cause any harm or injury to any person, he shall be liable to pay compensation or damages in the same manner as a tenant of land/building is general liable to pay.

(For building) (Not Applicable)

20. The lessee shall insure and keep insured the.............................in the name of the Industrial Commissioner and shall at all times during the said term keep the same insured independently and separately against any loss or damage caused by fire and against all other risks. as the Industries Commissioner may require. in the sum or Rs......................(Rs... ....only) with an Insurance Company approved by the Industries Commissioner and shall deposit with the Managing Director. Chhattisgarh State Industrial Development Corporation Ltd.. Raipur all such insurance policies and receipts of payment of the premiums in respect of the same. The lessee shall insure the said premises independently of and not alongwith any of the property of the lessee.

Contd.... 7

SKS POWER GENERATION (CHHATTISGARH) LIMITED
Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(For building) (Not Applicable)

21. The lessee shall complete all formalities required under clause 20 above and deposit the insurance policy and receipt of payments towards the same with the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd. within the period of one month from the date of taking over possession of the said premised by the lessee.

(Common for land/building)

22. The lessee shall comply with all acts, rules and regulations in force from time to time in respect of the working of **M/S SKS POWER GENERATION (CHHATTISGARH) LIMITED.**

(Common for land/building)

23. The lessee shall continuously run, during the period of lease the factory for which the land/premises is allotted. Closure of the factory for a continuous period exceeding six months without proper reasons to the satisfaction of the Allotting Authority be considered as a breach of this condition.

(Common for land/building)

24. The lessee shall during the said term keep the said land/premises in a reasonably good condition.

(For building) (Not Applicable).

25. The lessor shall carry out all such normal repairs to the said premises as he may deem necessary. If any repair are occasioned by any negligence for default on the part of the lessee. he same shall be carried out by the lessee at his own cost or by the Industries Commissioner as to what shall constitute normal repairs and whether any repairs are occasioned by any negligence or default on the part of the lessee shall be final and binding on the lessee.

Contd...8

SKS POWER GENERATION (CHHATTISGARH) LIMITED.
Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

26. If the rent hereby reserved or any part thereof shall at any time be in arrears and unpaid for six calendar months in the case of land and two months in the case of premised next after the date whereon the same shall have become due, whether the same shall have been lawfully demanded or not or if the lessee becomes insolvent and/or goes into liquidation voluntarily or otherwise or if there be any attachment on the said premises or there is a breach or non-observance by the lessee of any of the conditions and convenants therein contained and the lessee fails to remedy the breach within twenty one days of the notice in writing given by the lessor or becomes insolvent or enters into an agreement with his creditors for composition of the industry, this lease will be deemed to have been terminated and the lessor may notwithstanding the waiver of any previous cause right of re-entry and without prejudice to any right or remedy of the lessor for recovery of rent remaining due under the lease upon the said land/premises and repossess the same as, if this demise had not been made.

(For land)

27. On the expiry of the lease period or termination of the lease due to breach of the conditions of the lease deed or surrender of land after the execution of lease deed, the lessor, shall have the right or re-entry over the land/premises. On such re-entry, the lessor may refund to the lessee the premium/cost of acquisition paid by the lessee at the time the land was allotted/leased out to the lessee in the following manner:-

(i) Full premium, if surrender of allotted/leased land occurs within one year and three years, in respect of small scale industry, and large and medium industry, respectively.

(ii) 10% less, if surrender of allotted/leased out land occurs after one year but within two years, and after three years, but within four years in respect of small scale industry and large and medium industry respectively.

(iii) 20% less if surrender of allotted/leased out land occurs after two years but within three years, and after four years but within five years in respect of small scale industry and large/medium industry respectively.

(iv) No refund of premium shall be permissible to unit not falling under category (i),(ii) and (iii) above.

Contd...9

SKS POWER GENERATION (CHHATTISGARH) LIMITED
Auth... Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(For land)

28. On termination/surrender of lease, the lessee shall be given an opportunity to transfer or otherwise dispose off the building, plant and machinery and any other construction on the said premises within the period of 3 months in a manner acceptable to the lessor. After the said 3 months period the lessor shall have the full right on all the property left over in the free to dispose it off accordingly.

(For building) (Not Applicable)

29. The lessee shall hand over the said building to the lessor, the expiry of the said term or on the earlier determination of the lease in the same condition as was handed over when occupied or received by the lessee after reasonable wear and tear expected.

(For land)

30. The lessor may at his discretion if the lessee shall have duly paid the rent and observed and performed the conditions herein contained at the request and cost of lessee, renew the lease for a further period of FIVE years.

Provided that the rent may be enhanced for the grant of every renewed lease and that every renewed lease shall contain such of the conditions herein contained as shall be applicable and such other conditions as may be thought necessary by the lessor.

(For land)

31. Lessee may surrender the leased area in part or whole by giving to the lessor THREE calendar months notice in writing of his intention to do so.

(Common for land/building)

32. All costs and expenses incurred or which may be incurred for preparation, execution and registration of this lease shall be borne and paid by the lessee, subject to such relaxations as may be approved by the lessor in this behalf.

Contd....10

SKS POWER GENERATION, (CHHATTISGARH) LIMITED.

Authorized Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

(Common for land/building)

33. It is **FURTHER DECLARED THAT THE** lessee has deposited a sum of **Rs.6,63,117.00 (Rupees Six Lacs Sixty Three Thousand One Hundred Seventeen Only)** as security in pursuance of clause 2 of this lease deed for the due payment of the rent and observance and performance by him of the several conditions herein contained.

(Common for land/building)

34. Upon breach or non - observance by lessee of any of the terms and conditions herein contained it shall be lawful for the lessor to forfeit he security deposit referred to in clause 33 above, without prejudice to any other right or remedy of the lessor in that behalf/and to resume the possession of the said land/premises.

(Common for land/building)

35. The security deposit unless forfeited as aforesaid and after deducting all such sums as may be due to and recoverable by the lessor under these presents, shall be returned to the lessee after determination of the lease by afflux of time or otherwise.

(Common for land/building)
36. The lessee may file a representation if he is aggrieved by an order of the Allotting uthority as under :-

A representation may be filed before the Chairman of Chhattisgarh State Industrial Development Corporation Ltd., Raipur against Original Order of the Managing Director, Chhattisgarh State Industrial Development Corporation Ltd., Raipur, Commerce and Industry Department against in original order of the Board of Director, Chhattisgarh State Industrial Development Corporation Ltd., Raipur.

HOWEVER such a representation shall be made within Thirty (30) days of the receipt of an original order.

37. The lessee shall provide regular employment to one person belonging to those families who been disposed from their land due to its acquisition for the Area/Estate/Growth Center within one year of its going into production. The list of persons entitled for consideration under this clause will be as provided by the District Collector.

Contd...11

SKS POWER ... RATION, (CHHA... LIMITED,
Authorised Signatory

Executive Director
Chhattisgarh State Industrial
...lopment Corporation Limited
...PUR (C.G.)

OR

(Where the major portion of acquired land is to be used for a particular industry)

The lessee shall rehabilitate each of those families which have been displaced due to acquisition of their land for Industrial purpose according to the rehabilitation policy declared by the State Government.

(Strike out whichever is not applicable)

(Common for land/building)

38. The Managing Director or any other officer to whom the powers of allotment have been delegated will also be competent to terminate the lease deed on behalf of the lessor.

(Common for land/building)

39. All sums recoverable under this deed may be recovered as arrears of land revenue.

40. The development works in the Industrial Area will be done by the lessor according to its programme of work and completed as early as possible depending on availability of funds but non-execution or non completion of any work shall not entitle the lessee to withhold or raise objection to the payment of street light or maintenance charges or any other amount due and payable to the lessor.

41. In the event of any dispute arising between the parties in respect of the deed or any other matter whatsoever connected therewith the RAIPUR courts shall have the jurisdiction.

42. The lessee shall take prior permission if cutting the trees is necessary from Competent Authority.

43. Lessee shall pay difference amount, with interest if the amount of compensation and/or interest for the acquired/transferred land is increased by any court or any Statutory Authority in future.

44. You have to compliance of all terms & conditions mentioned in Land Acquisition Award passed by Collector, Raigarh in reference to Revenue case No.23/31-19(3)2007-08 dated 24.06.2010.

SKS POWER GENERATION, (CHHATTISGARH) LIMITED.
Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

Contd.....12

SCHEDULE

Name of Villages : Binjkot, Badejampali and Darramura

Name of Tehsil : KHARSIA

Name of District : RAIGARH

Size of plot : 7.798 HECT.

Plot No/Khasra No. : AS PER SCHEDULE

Khasra List of Village Binjkot, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Sr. No.	Khasra No.	Rakba
1	196	0.065
2	377	0.073
3	609	0.308
	Total	0.446 Hectare

SKS POWER GENERATION (CHHATTISGARH) LIMITED
Authorised Signatory

Executive Director
Chhattisgarh State Industrial Development Corporation Limited

Khasra List of Village Badejampali, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Sr. No.	Khasra No.	Rakba
1	8/53 ख	0.049
2	8/54 क	0.049
3	20/1	0.202
4	34	0.081
5	36	0.283
6	37	0.364
7	39	0.471
8	47	0.077
	Total	**1.576 Hectare**

Khasra List of Village Darramura, Tehsil Kharsiya District Raigarh (Chhattisgarh)

Sr. No.	Khasra No.	Rakba
1	360/1	2.015
2	370/1	0.987
3	378	1.334
4	491/2	0.121
5	555	1.161
6	564	0.158
	Total	**5.776**
	Grant Total	**7.798 Hect.**

SKS POWER GENERATION,
(CHHATTISGARH) LIMITED.

Authorised Signatory

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

Contd. 14.......

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

Rs. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

छत्तीसगढ़ CHHATTISGARH

C 962727

अधिप्रमाणित आम – मुख्तारनामा

आम मुख्तार नियुक्तकर्ता :- एस.के.एस पावर जनरेशन (छत्तीसगढ़) लिमिटेड
कार्पोरेट पहचान संख्या – यू 40103 एम.एच. 2006
पी.एल.सी. 164631/2006-2007 पेन AAMCS4282R
रजि. कार्यालय 501 बी. एलीगेंट बिज़नेस पार्क
अंधेरी कुर्ला रोड जे.बी.नगर अंधेरी (ईस्ट) मुम्बई (महा.)
द्वारा डायरेक्टर – श्री अनिल गुप्ता, उम्र 38 वर्ष,
आत्मज श्री [illegible] प्रसाद गुप्ता
निवासी 3/24 सुभाष कुंज, [illegible] के पास
सिविल लाईन, रायपुर (छत्तीसगढ़)

आम मुख्तार प्राप्तकर्ता :- श्री अशोक कुमार पांडे पिता स्व. पी. एन. पांडे
उम्र 40 वर्ष, निवासी [illegible] रायगढ़
तह. व जिला, रायगढ़ (छ.ग.)

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

पृष्ठ 1/3

क्रेता .... [illegible] (निवासी) [illegible]
पिता/पति .... [illegible]
निवासी .... [illegible]
साक्षी .... [illegible]
मु. [illegible]

[illegible]

(क) [illegible]
(ख) [illegible]
(ग) [illegible]
(घ) [illegible]

100

दीपक गुप्ता आ. महावीर प्रसाद गुप्ता

[illegible]

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

2445410

[illegible] रसीद दस्तावेज [illegible]

दफ्तर 3183 पृष्ठ [illegible]

किस को दी गई	दस्तावेज की तफसीलवार [illegible] दस्तखत की तारीख या किस्म जो कुछ लिफाफा लिया गया हो [illegible] दाखिल हुई हो [illegible]	कागज फीस (अगर हो तो) [illegible]	[illegible]
(1)	(2)	(3)	(4)
[illegible]	दीपक कुमार प्रमाणित रु [illegible]	1457/-	

तारीख .... 14 FEB 2012

उप-पंजीयक

रजिस्ट्रीकरण अधिनियम 1908 की धारा 32 (ए) के तहत फोटो एवं अंगूठा छाप

क्रमांक	बायें हाथ का अंगूठा (काली स्याही से)	पासपोर्ट साईज फोटोग्राफ	विक्रेता/क्रेता का नाम एवं हस्ताक्षर
1	2	3	4
1.			
2.			
3.			
4.			

SKS Power Generation (Chhattisgarh)

दीपक गुप्ता आत्मज [illegible] प्रसाद गुप्ता

Director/Auth. Sign.

[illegible] सिविल लाइन्स, रायपुर

अजय कुमार आ० शिव चौधरी, खरसिया, रायगढ़

गुणनिधि राव आ० एस० यादव, [illegible], शंकर नगर, रायपुर

14-2-2012

14/02/2012

2012-2013

इस खास मुख्त्यारनामा के द्वारा विदित हो कि मैं दीपक गुप्ता आत्मज श्री महावीर प्रसाद गुप्ता उम्र 36 वर्ष एस.के.एस पावर जनरेशन (छत्तीसगढ़) लिमिटेड का डायरेक्टर हूँ। यह कि हमारी कम्पनी हेतु ग्राम बिंजकोट, बड़े जामपाली एवं दर्राभुड़ा तहसील खरसिया, जिला रायगढ़ (छ.ग.) की भूमि रकबा क्रमशः 199.669 हे. एवं 7.793 हे. का पृथक–पृथक पट्टा विलेख का पंजीयन, पंजीयन कार्यालय खरसियां एवं रायगढ़ में कराना चाहता हूँ।

चूंकि मैं कम्पनी के कार्यों में व्यस्त होने के कारण पट्टा विलेख का पंजीयन निष्पादन कराने में पर्याप्त समय नहीं दे पा रहा हूँ। इसलिए श्री अजीत कुमार चौबे पिता स्व. पी. एन. चौबे उम्र 47 वर्ष ढिमरापूर चौक रायगढ़ तह. व जिला. रायगढ़ (छ.ग.) को अपना खास मुख्त्यार नियुक्त कर अधिकार देकर अधिकृत करता हूँ कि छ.ग. राज्य के रायगढ़ जिले में एस.के.एस. पावर जनरेशन (छत्तीसगढ़) लिमिटेड के नाम से निष्पादित दो पृथक–पृथक पट्टा विलेख जो दिनांक 21.10.2011 एवं 08.02.2012 को मेरे द्वारा हस्ताक्षरित एवं निष्पादित किये गये समस्त दस्तावेजो पर आवश्यकतानुसार मेरी ओर से उक्त दिनांक के पश्चात पंजीयन कार्यालय खरसिया एवं रायगढ़ जिला रायगढ़ छत्तीसगढ़ के समक्ष उपस्थित होकर अपने हस्ताक्षर कर पूर्ण कर सकेगा। खास मुख्त्यार पट्टा विलेख से संबंधित सभी विलेखों, कागजात एवं रसीदो पर कम्पनी की तरफ से हस्ताक्षर कर पूर्ण करा सकेगा।

मैं एतद् अनुसार घोषणा करता हूँ कि इस विलेख के द्वारा ग्राम बिंजकोट, बड़े जामपाली एवं दर्राभुड़ा तह. खरसिया जिला रायगढ़ में स्थित भूमि के संबंध में पट्टादाता उद्योग विभाग के साथ निष्पादित पट्टा विलेख, जिसमें संलग्न दस्तावेजो में मेरे एवं उद्योग विभाग के अधिकृत कार्यपालक निदेशक के हस्ताक्षर है उसमें संलग्न सभी दस्तावेजो में एवं पंजीयन कार्यालय खरसिया एवं रायगढ़ में उक्त पट्टा विलेखों के निष्पादन में दिनांक 08.02.2012 के पश्चात खासमुख्त्यार द्वारा किये जाये सभी वैध कार्य और विलेखों का निष्पादन एवं हस्ताक्षर मुझ पर व कम्पनी पर इस प्रकार बाध्य होगा, मानो व्यक्तिगत रूप से मेरे द्वारा ही निष्पादित एवं पालन किया गया है।

अतः उपरोक्त को साक्ष्य स्वरूप मैंने आज दिनांक 14.02.2012 को अपनी स्वेच्छा से निम्न गवाहो के समक्ष पढ़, सुन, समझकर व सही पाकर अपने हस्ताक्षर कर मुख्त्यार नामा–खास विलेख को निष्पादित कर दिया ताकि सही व सनद रहें व वक्त जरुरत पर काम आवे।

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

मुख्त्यार खास नियुक्तकर्ता के हस्ताक्षर

स्थान :– रायपुर

दिनांक :– 14.02.2012

गवाह :–

1. [illegible]

2. [illegible]

SKS Power Generation (Chhattisgarh) Ltd.

Director/Auth. Sign.

FEB 2012

1142

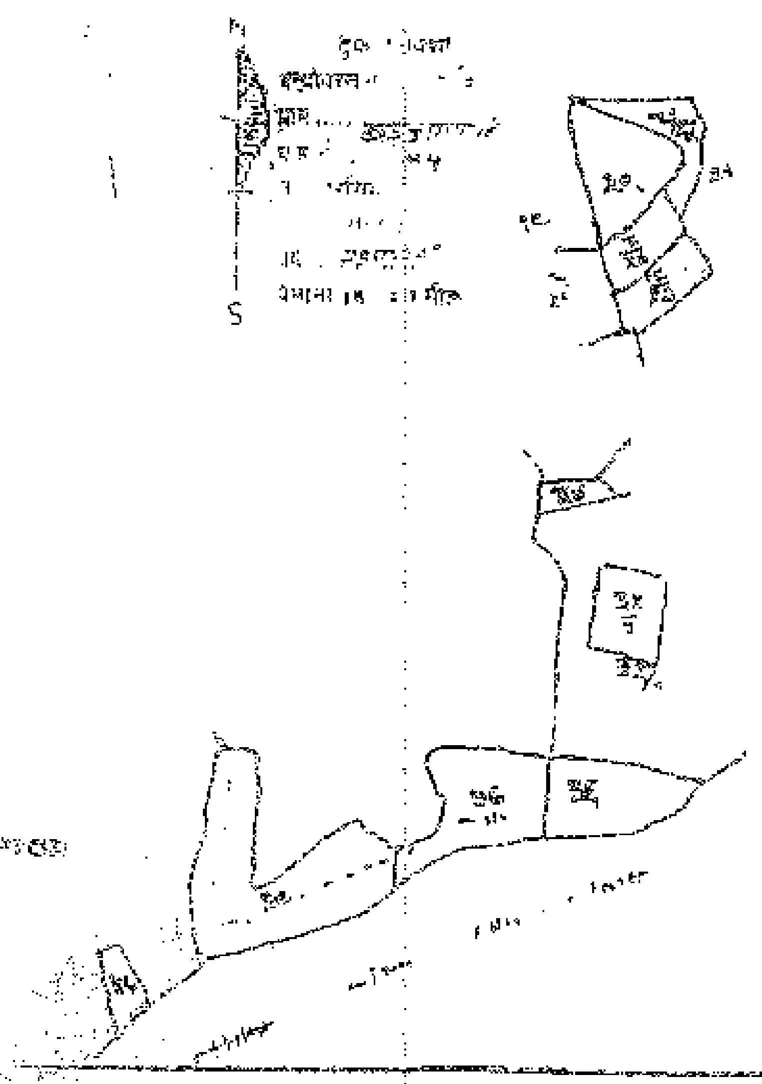
63+65

3183

160

145

198



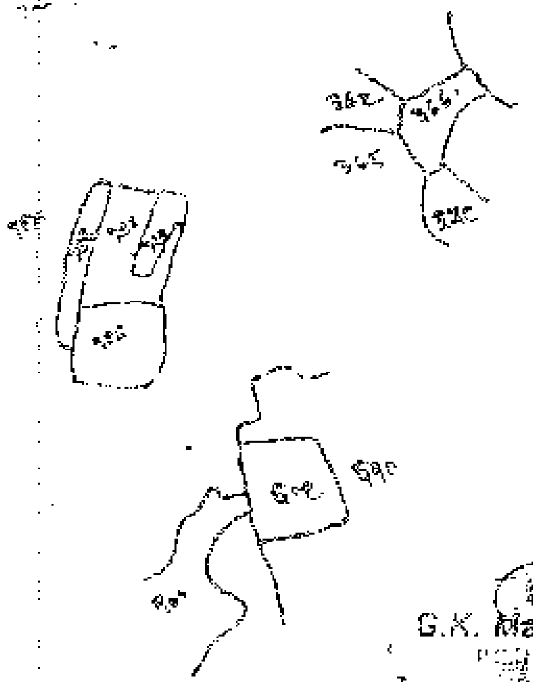
Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

G.K. Mandavi

Distt. Raigarh

संकेत :-

□ - हस्तांतरित की जाने वाली शासकीय भूमि ।



G.K. Mandavi

Executive Director

Chhattisgarh State Industrial

Development Corporation Limited

RAIPUR (C.G.)

संकेत :

□ - हस्तांतरित की जाने वाली आवंटित भूमि।

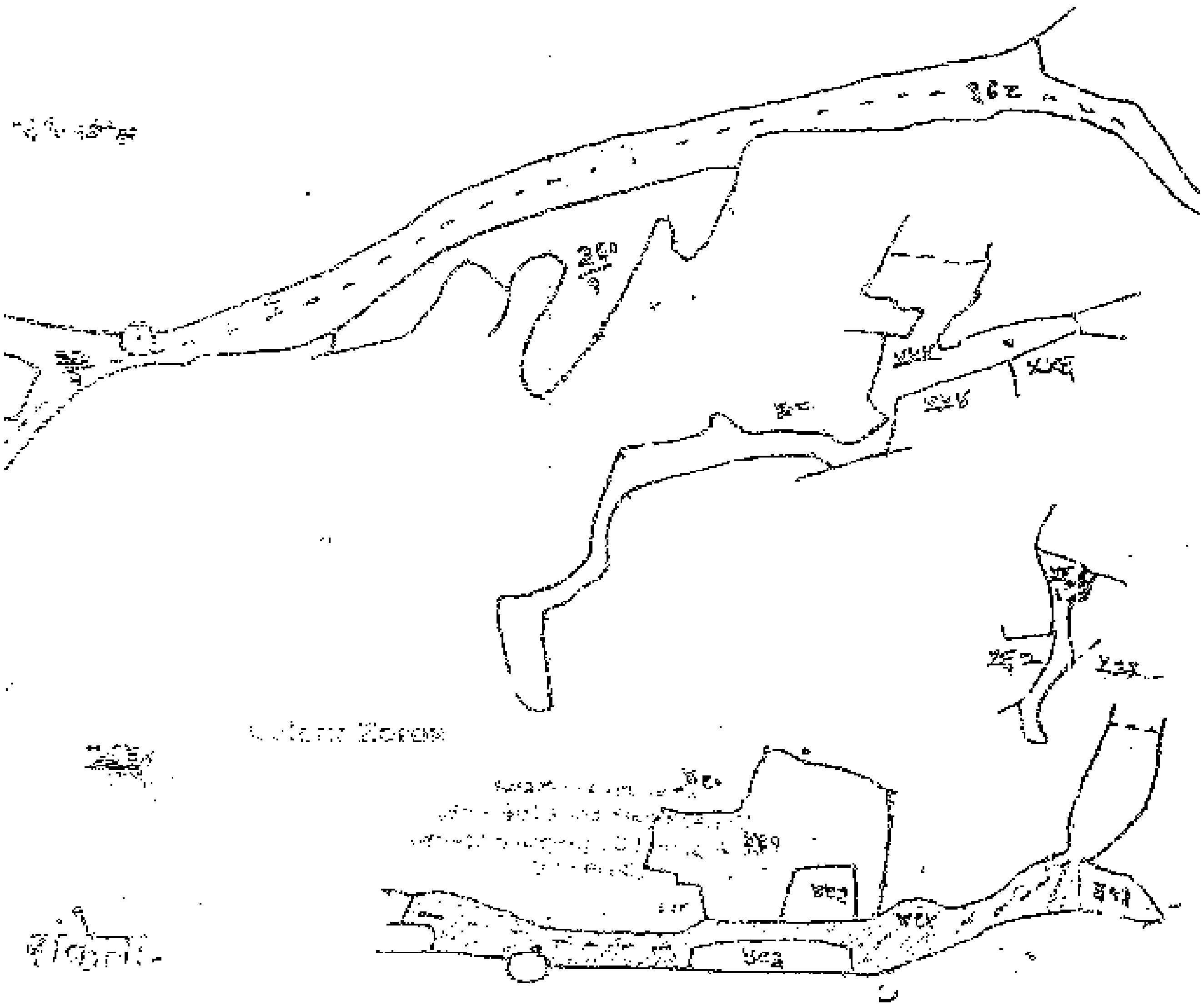
Authorised Signatory

टुकड़ी -

ग्राम -

प.ह.नं.

रा.नि.मं. -



संकेत:-

☐ - हस्तांतरित की जाने वाली अधिग्रहित भूमि ।

☐ - अधिग्रहण प्राप्त, किन्तु आवंटित नहीं । ख.नं. 494, रकबा- 1.219 हे.

G.K. Mandavi
P.C.N. 14
Gharsa, Distt. Raigarh

Executive Director
Chhattisgarh State Industrial
Development Corporation Limited
RAIPUR (C.G.)

IN witnesses whereof the parties hereto have signed this deed on the date and year respectively mentioned against their signature.

This Lease Deed is to be executed in supercession earlier lease deed executed dated **03.09.2011.**

जाँच किया, सही पाया

Signed by Lessor

(signature)

Date:

Executive Director

Executive Director
Chhattisgarh State Industrial
Devolopment Corporation Limited
RAIPUR (C.G.)

Chhattisgarh State Industrial Development Corporation Ltd. Life Insurance Corporation of India Commercial Complex, Pandri, Raipur (C.G.)
On behalf of the Governor of Chhattisgarh

Witnesses:

1. Signature .... CHIEF GENERAL MANAGER
   Name and address .... Chhattisgarh State Industrial Development Corporation Ltd. Raipur (Chhattisgarh)

2. Signature ....
   Name and address ....

SKS POWER GENERATION (CHHATTISGARH) LIMITED.

Authorised Signatory.

Signed by Lessee
(Signature)

On behalf of M/S SKS POWER GENERATION (CHHATTISGARH) LIMTIED

Date

Witnesses:

1. Signature ....
   Name and address Amit Panda, Tikra Para, Raipur

2. Signature ....
   Name and address Rakesh Kumar Sinha / R.K. Sinha Two Tower Road, Raigarh,

13 FEB 2012

न्यायालय कलेक्टर ऑफ स्टाम्पस रायगढ़ (छ.ग.)
मुद्रांक विधान की धारा 33 के अन्तर्गत
दर्ज प्रकरण क्र. [illegible]
मुद्रांक विधान की धारा 42 के अन्तर्गत
कमी मुद्रांक शुल्क रूपये [illegible] व अर्थ दण्ड
रूपये [illegible] कुल राशि [illegible] पक्षकार द्वारा
चालान क्र. [illegible] दिनांक [illegible] 2012
द्वारा जमा किये गये। दस्तावेज विधिमान्य घोषित
किया जाता है।

कलेक्टर ऑफ स्टाम्पस
रायगढ़ (छ.ग.)

16 FEB 2012

A-18 ... 994

514133-00

30-00

514163=00

IN witnesses whereof the parties hereto have signed this deed on the date and year respectively mentioned against their signature.

This Lease Deed is to be executed in supercession earlier lease deed executed dated **26.02.2011.**

जाँच किया, सही पायी

Avinash Bhatnagar
Executive Director
Chhattisgarh State Industrial Development Corporation Limited
RAIPUR (C.G.)

Signed by Lessor **Executive Director**

(signature) Chhatrisgarh State Industrial Development Corporation Ltd. Life Insurance Corporation of India Commercial Complex, Pandri, Raipur (C.G.)

Date: On behalf of the Governor of Chhattisgarh

Witnesses:

1. Signature ....CHIEF GENERAL MANAGER........
   Name and address ....Chhattisgarh State Industrial Development Corporation Ltd. Raipur (Chhattisgarh)........

2. Signature ....
   Name and address ....

SKS Power Generation (Chhattisgarh) Ltd.

Signed by Lessee ....Director/Auth. Sign.......
(Signature) On behalf of **M/S SKS POWER GENERATION (CHHATTISGARH) LIMITED**

Date

Witnesses:

1. Signature ....
   Name and address Amit Panda Raipur

2. Signature ....
   Name and address Rakesh Kumar Singh / R.K. Singh
   Two Tower Road, Raigarh

FEB 2012

16.2.2012

न्यायालय कलेक्टर ऑफ स्टाम्पस रायगढ़ (छ.ग.)
मुद्रांक विधान की धारा 33 के अन्तर्गत,
दर्ज प्रकरण क्र. [illegible]
मुद्रांक विधान की धारा 42 के अन्तर्गत,
कमी मुद्रांक शुल्क रूपये [illegible] अर्थ दण्ड
रूपये [illegible] कुल राशि [illegible] पक्षकार द्वारा
चालान क्र. [illegible] दिनांक [illegible]
द्वारा जमा किये गये। दस्तावेज विधिमान्य घोषित
किया जाता है।

कलेक्टर ऑफ स्टाम्पस
रायगढ़ (छ.ग.)

दि. 16.2.2012 को लिया