

1296

SALE DEED

DETAILS FOR THE SUB-REGISTRAR OFFICE

1. SALE CONSIDERATION : Rs. 20,00,000/-
2. MARKET VALUE : Rs. 17,19,300/-
3. TOTAL STAMP DUTY PAID : Rs. 53,000/- + Stamp
Adjustment of Rs. 40,000/-
Paid at the time of Agreement
4. KIND OF LAND : Agriculture
5. DISTANCE FROM MAIN ROAD : 500 Mtrs
6. Description of Land : ALL THAT Khasra No. 92 Ga
area 0.3126 Hect., Situated at
Village Danio Ka Danda, Pargana
Pachwadoon, Distt. Dehradun.
7. NAME & ADDRESS OF THE SELLER :
Mr. Rao Maqbool Khan, S/o Rao
Mohd Ahmed R/o Pathanpura,
Roorkee, District Haridwar,
Uttarakhand. DL No - 47877 / HDR
(not 60)
8. NAME & ADDRESS OF THE PURCHASER:
M/S. SIR BIOTECH, INDIA LIMITED. PAN NUMBER -
AAACR4132P, THROUGH ITS POWER OF ATTORNEY
A) SHRI ABHINAV NAUTIYAL S/O SHRI S.R. NAUTIYAL, R/O
VILLAGE BHANIYAWALA, DISTT. DEHRADUN,
UTTARAKHAND. & DL No - UA - 0720040113236
B) SHRI PAWAN KUMAR S/O SHRI K.R. SHARMA, R/O 1921, GALI
MATA WALI, CHANDNI CHOWK, DELHI-110006.
PAN No - A1KVPK 5766E
9. NO. OF STAMP SHEETS : 8

Drafted by: Vijay Kr. Baurai, Advocate, Dehradun.

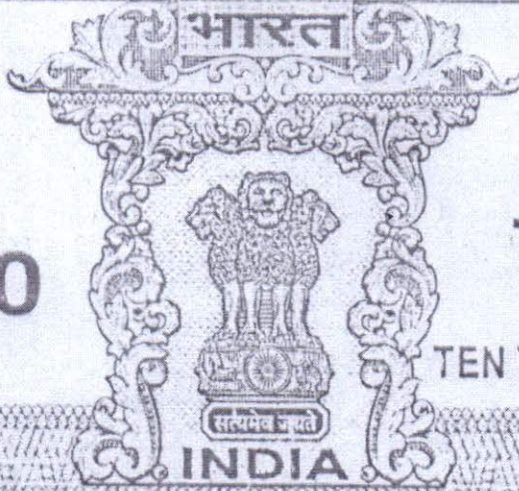
Rao Maqbool Khan

For Sir Bio Tech India Limited
D. S. Nautiyal

भारतीय गैर न्यायिक INDIA NON JUDICIAL

दस हजार रुपये

रु.
10000



Rs.
10000

TEN THOUSAND RUPEES

उत्तराखण्ड UTTARAKHAND

A 038888

DEED OF SALE

THIS DEED OF SALE is made and executed at Dehradun, on this 24th day of, August 2011.

BETWEEN

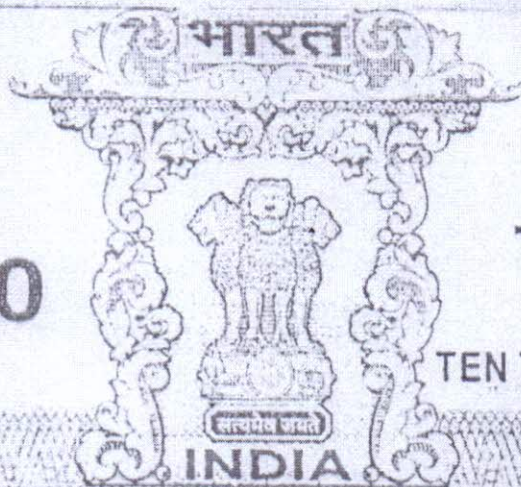
Mr. Rao Maqbool Khan, S/o Rao Mohd Ahmed R/o Pathanpura, Roorkee, District Haridwar, Uttarakhand Hereinafter referred to as "PROSPECTIVE VENDOR" (which expression shall, unless it be repugnant to the context or meaning thereof be deemed to mean and include its executors, administrators, successors-in-interest, legal representative and assigns) of the first part.

AND

भारतीय गैर न्यायिक INDIA NON JUDICIAL

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Rs.
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TEN THOUSAND RUPEES

INDIA

उत्तराखण्ड UTTARAKHAND

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निर्गत निगम
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M/S SIR BIO TECH INDIA LIMITED, a Company incorporated under the provisions of Companies Act 1956, having its registered office at; 6926, Jaipuria Mills, Clock Tower, Subzi Mandi, Delhi 110007 represented by its power of attorney holders Mr. Pawan Kumar S/o Mr. K.R. Sharma, aged 30 Years, married, occupation – service, Indian National, R/o: 1921, Gali Mata Wali, Chandni Chowk, Delhi-110006, and Mr. ABHINAV NAUTIYAL, aged about 38 years, son of Mr. S. R. Nautiyal, married, occupation – service, Indian National, resident of Village Bhaniyawala Dehradun 248144, presently residing at 236 C, Pocket C Siddharth Extension, New Delhi - 110014, duly registered at Sub Registrar of Salcete Taluka, Goa, having serial number 217, dated 12/01/2011, hereinafter referred to as “PROSPECTIVE PURCHASER” of the OTHER PART.

Each of the expressions “THE PROSPECTIVE VENDOR” and “THE PROSPECTIVE PURCHASER” herein used shall unless repugnant to

18/8/11

Mr. Motilal Indrag
Limited
Co. Clock Tower
Delhi

SHARM
STAMP VENDOR
COMPOUND DELHI

Sale (Immovable)	प्रलेख सं 1,296 बही 1	प्रतिफल रु0	मालियत रु0
Sale(Agriculture)		2,000,000.00	1,720,000.00
रजिस्ट्रेशन शुल्क	प्रतिलिपि शुल्क	इलेक्ट्रानिक प्रोसेसिंग शुल्क	कुल योग
10,000.00	10.00	480.00	10,490.00
			शब्द लगभग 1000

श्री मै. सर बायो टेक इंडिया लि. द्वारा अभिनव नौटियाल
पुत्र श्री एस.आर. नौटियाल
पेशा अन्य
निवासी ग्राम भानियावाला देहरादून

इस अनुबंध पत्र सं. 111/2011 पर दिया गया स्टाम्प शुल्क
लेखपत्र सं. 111/2011 पर दिया गया स्टाम्प शुल्क
अनुबंध पत्र सं. 111/2011 पर दिया गया स्टाम्प शुल्क
सं. 111/2011 के साथ समाप्त होता है।



ने आज दिनांक 24/08/2011 समय 2:58 pm
को कार्यालय उपनिबन्धक तृतीय, देहरादून
में प्रस्तुत किया।
उपनिबन्धक तृतीय, देहरादून
24-Aug-2011

उप निबंधक-तृतीय
देहरादून
मै. सर बायो टेक इंडिया
लि. द्वारा अभिनव नौटियाल

इस लेख पत्र का निष्पादन विलेख में लिखित तथ्यों को सुन व समझकर श्री
राव मकबूल खान s/o स्व. राव मौहम्मद अहमद खान, पठानपुरा रुडकी जिला हरिद्वार/

ने विक्रय धन मुबलिंग 2,000,000.00 प्रलेखानुसार पाकर निष्पादन स्वीकार किया।
इस लेखपत्र का निष्पादन क्रेता श्री

मै. सर बायो टेक इंडिया लि. द्वारा अभिनव नौटियाल s/o एस.आर. नौटियाल, ग्राम भानियावाला
देहरादून / मै. सर बायो टेक इंडिया लि. द्वारा पवन कुमार s/o के.आर. शर्मा, 1921 गली
मातावाली चांदनी चौक दिल्ली /



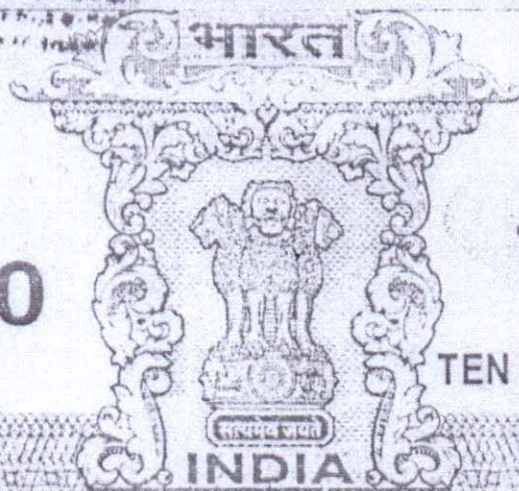
ने भी स्वीकार किया। जिनकी पहचान
श्री राजेन्द्र कुमार-एडवोकेट

निवासी कोर्ट कम्पाउण्ड देहरादून
श्री मौहम्मद फरीद
पुत्र श्री मौहम्मद नसीर
निवासी 29 नालापानी रोड देहरादून
ने की। उपनिबन्धक तृतीय, देहरादून

भारतीय गैर न्यायिक INDIA NON JUDICIAL

दस हजार रुपये

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Rs.
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TEN THOUSAND RUPEES

INDIA

उत्तराखण्ड UTTARAKHAND

21 JUL 2011

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the context or meaning thereof be deemed to include them, their legal heirs, respective executors, administrators, successors and assigns.

- A. WHEREAS; there exists a property / land bearing Khata no 00039 bearing Khasra no 92 Ga measuring 0.3126 Hactares situated at Danio Ka Danda Village, Pargana Pachwadoon, Sadar Tehsil, Dehadun District, Uttarakhand bounded as per the records of land registration office on the East – by Nala; On the West – by Nala On the North by Khasra No 92 Kha Me And South – by Survey no. 93 Ka and 94 Ka.
- B. AND WHEREAS; by Sale Deed dated 11/04/1991, registered with the Sub-Registrar of Dehradun, by and between Smt. Neelam Shah w/o Mr Birraaj Shah, r/o Lower Market, Joshimath through GPA holder Shri. R.C. Agarwal son of Shri Chandan Lal resident of T-17 Yamuna Colony, Dehradun with nominator Shri K K Soin son of Shri H.L. Soin resident of 212, Rajpur Road, Dehradun referred to as the Vendor of

Re Maal

Sir Biotek India Khar

(Gmail)

Attached to Delhi
SUEHASH CHANDER
Stamp Vendor, L.No. 17
Dehradun (R) 2772189
(Mob) 9897251579

523
22-08-11

10000

Book No. 1

Registration Year 2011

Registration No. 1,296



Rao Mayur

Dr. Nautyal

Ram

Rajendra Kumar

राय मकबूल खान

मै. सर बायो टेक इंडिया लि. द्वारा अमै. सर बायो टेक इंडिया लि. द्वारा प

राजेन्द्र कुमार-एडवोकेट



Mohd Farid

मौहम्मद फरीद



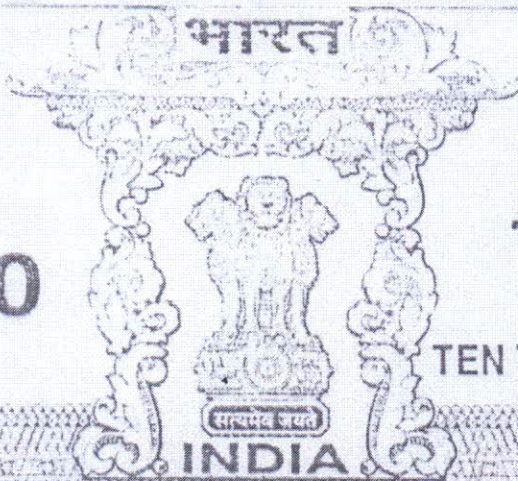
प्रतिज्ञ एवं साक्षीगण भद्र प्रतीत होते हैं। सभी के अंगुष्ठ चिन्ह नियमानुसार लिये गये हैं।

उपनिबन्धक तृतीय, देहरादून
24-August-2011

भारतीय गैर न्यायिक INDIA NON JUDICIAL

दस हजार रुपये

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Rs.
10000

TEN THOUSAND RUPEES

INDIA

उत्तराखण्ड UTTARAKHAND

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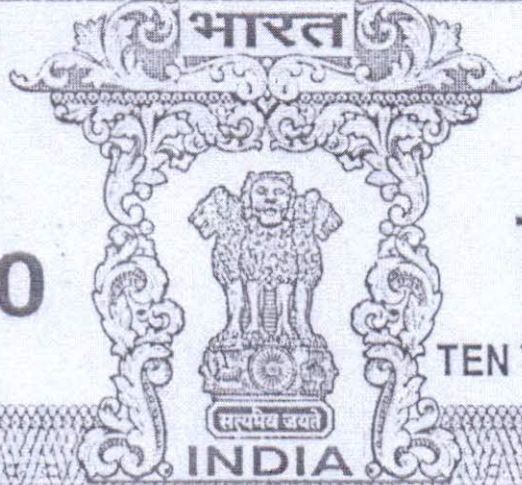
the Khasra No 92 Ga adeasuring 3520 Sq Mtr sold, transferred, conveyed and assured the Property in favour of Mr. Rao Maqbool Khan the Vendor herein for consideration and on the terms and conditions more particularly mentioned therein. And whereas the said Rao Maqbool Khan agreed to sell a portion of the said land (394 Sq Meter) to 1. Sardar Jagdish Singh s/o Sardar Laxman Singh r/o Meedo Plaza Complex, Rajpur Road, Dehradun 2. Sh Virendra Singh s/o Late Sukhbir Singh r/o Kishenpur, Rajpur road, Dehradun. 3. Sh Arun Bhatnagar, S/O Late Nand Kishore Bhatnagar r/o Kishenpur, Rajpur road, Dehradun on 19.05.2005. vide sale deed registered at book no 1, vol no 1337 page no 845 add file no 1, vol no 1499 pages 345 to 358 document no 3435 at sub registrar, dehradun.

C. AND WHEREAS; in view of sale and transfer of all the rights, title and interest as stated in foregoing para, the said Vendor, Mr. Rao Maqbool

भारतीय गैर न्यायिक INDIA NON JUDICIAL

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Rs.
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TEN THOUSAND RUPEES

INDIA

उत्तराखण्ड UTTARAKHAND

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Khari, became the owner and is in exclusive possession of the Property bearing Khasra No 92 Ga measuring 0.3126 hect.

And whereas Smt. Neelam Shah was the owner of all that land Bearing old Khasra No. 65 area 0.202 Hectare, old Khasra No. 67 area 0.069 Hectare by virtue of Sale deed dated 13.08.1987 duly registered in the office of Joint Sub-Registrar, Musoorie in Book No 1, Vol No. 116, Page no 298, Addl. File book No 1 Vol No 117, Pages Nos 219-228 as document no 201/87 dated 17.08.1987 executed in her favour by Shri L.H. Ribka, son of Joofan Chong, r/o Daniyo ka Danda, Dehradun through their POA holder Mr. D N Uniyal s/o Late D P Uniyal r/o 72 Majra, Central doon, Dehradun

And whereas Smt. Neelam Shah also purchased land bearing old Khasra No. 66 area 0.0801 Hectare from Mr Kharak Singh and Mr. Chatar Singh both son of Ghoom Singh r/o Village Danio Ka Danda,

Handwritten signature

भारतीय गैर न्यायिक INDIA NON JUDICIAL

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ONE THOUSAND RUPEES

Rs.1000



उत्तराखण्ड UTTARAKHAND

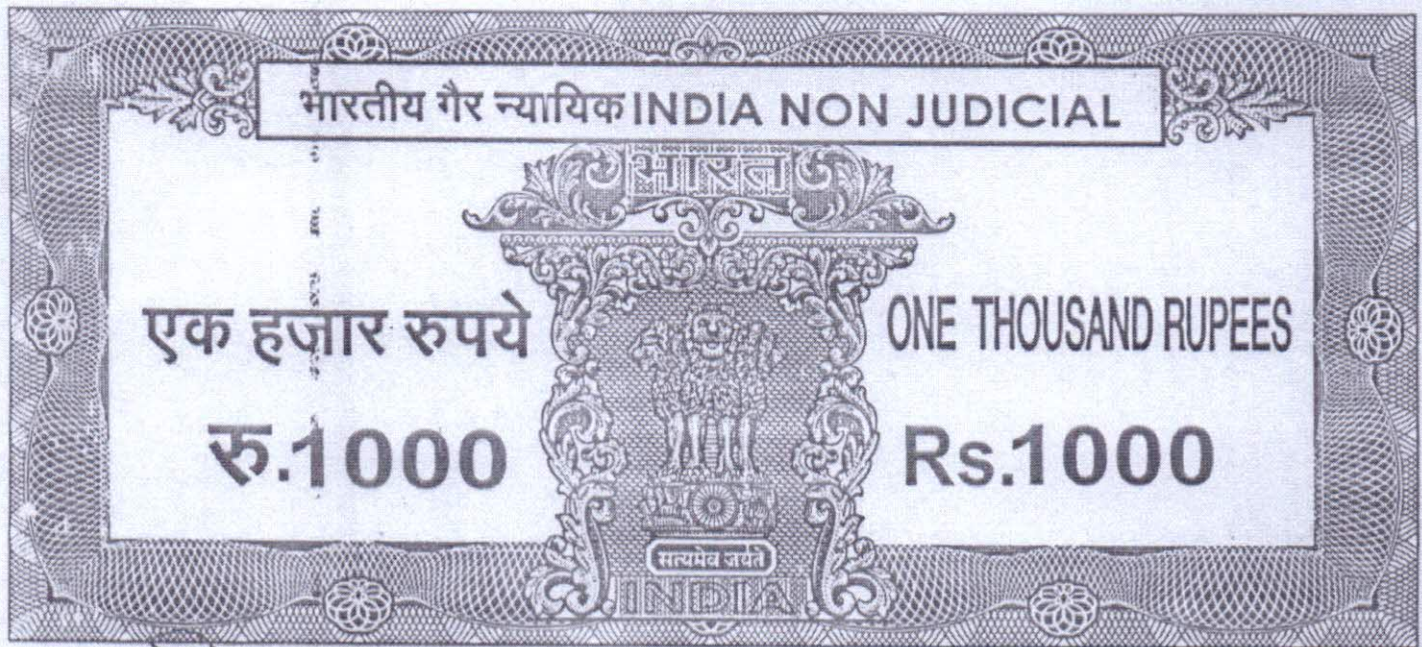
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Pargana Central Doon, District Dehradun through their POA holder Mr. D N Uniyal s/o Late D. P. Uniyal r/o 72 Majra, Central doon, Dehradun by virtue of Sale deed dated 13.08.1987 duly registered in the office of Joint Sub-Registrar, Musoorie in Book No 1, Vol No. 116, Page no 306, Addl. File book No 1 Vol No 117, Pages Nos 361-376 as document no 209/87 dated 18.08.1987 total land measuring 0.3520 hect Dehradun.

And whereas the said Mrs Neelam Shah had agreed to sell the said land to the nominator Mr. K.K. Soin vide registered agreement to sale dated 14th May 1990, duly registered in Book No 1, Vol No. 2964, Page no 83, Addl. File book No 1 Vol No 3780, Pages Nos 323-330 as document no 6327 dated 19.05.1990 in the office of the sub-registrar, Dehradun. And whereas in exercise of the power of nomination given in the said agreement, the nominator Mr K.K. Soin had agreed to nominate Mr. Rao Maqbool Khan To purchase the land.

Rao Maqbool Khan



उत्तराखण्ड UTTARAKHAND

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11 AUG 2011

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THE VENDOR HEREBY DECLARES AND CONFIRM AS FOLLOWS:

- i) That the Vendor alone are entitled to the **Said Property** and save and except Vendor, no other person has any right, title, interest or share of whatsoever nature in, to or upon the **Said Property** or any part thereof;
- ii) That the **Said Property** is free from all the encumbrances and charges and the Vendor are solely entitled to transfer the **Said Property** to the Purchaser;
- iii) That the Vendor are in exclusive use, occupation and possession of the **Said Property** and the same is not subject to encroachment, claim of adverse possession or otherwise;

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उत्तराखण्ड UTTARAKHAND

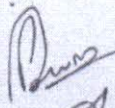
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- 11 11 2011
- iv) That the titles of the Vendor are in conformity with applicable Laws, Rules, Regulations, Notifications and Orders, if any; passed by the Government/Competent Authority.
- v) That no other person or entity has any right, title, interest, share, claim or demand unto, over or upon the **Said Property** and/or any part thereof; either by way of sale, lien, charge, trust, gift, mortgage, tenancy, sub-tenancy, license, hypothecation or otherwise howsoever;
- vi) That neither the Vendor or anyone on its behalf has done committed or omitted any act, deed, matter or thing whereby the **Said Property** or any part thereof can be forfeited;

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- vii) That the Vendor have not in any way encumbered or agreed to encumber by way of charge, lien, trust, sale, pledge, tenancy, sub tenancy, license or otherwise howsoever the Said Property and/or any part thereof and that the same is free from all encumbrances
- viii) whatsoever, and that the Said Property has not been attached either or by or at the instance of taxation authorities or otherwise howsoever and that Vendor has not given any undertaking to the taxation authorities or any other authorities not to deal with or dispose of the Said Property;
- ix) That the Vendor have not kept the original title documents of the Said Property as collateral security with any bank/financial institutions or with third party against any loan taken by them or anyone else;
- x) That there are no legal proceedings of whatsoever nature concerning the Said Property pending or threatened before any judicial, quasi-judicial authority, or otherwise howsoever;
- xi) That the Vendor shall obtain all releases, discharges, consents and approvals at its own cost, as may be necessary or desirable for the better and more effectively transferring the right, title, interest in respect of the Said Property to and in favour of the Purchaser. The Vendor further agrees and undertakes to execute all the documents, papers, instruments etc. for effectively transfer of the Said Property in favour of the Purchaser;

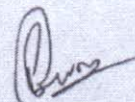
Rao Magdool Khur


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- xii) That no notice (including any notice for acquisition or requisition) has been issued by the State or Central Government or any other local or public body or authority in respect of the Said Property nor it has been served upon or received by the Vendor or any other persons on their behalf;
- xiii) That in case the State or Central Government acquires the Said Property or any part thereof for any public or other purposes and awards the compensation then in such an event the Purchaser alone shall be entitled to claim and receive the compensation in full from such authority and the Vendor will not be entitled to claim and/or demand or share any such Agreement either from the authority or from the Purchaser;
- xiv) That the Vendor have full power and absolute authority to transfer, convey and assign the Said Property by way of sale or otherwise to or in favour of the Purchaser or any other person and the Vendor hereby indemnifies the Purchaser or its assignee/s or nominee/s and successor/s and keeps them indemnified forever from any losses, damages, interruptions, obstructions on the part of the Vendor, or any other person or persons claiming by, from and through the Vendor or claiming independent rights, if any; in the Said Property and it is further declared by the Vendor that, if any losses or damages is sustained to the Purchaser on account of any defect in the title of the Said Property or any part thereof is declared void or voidable and thereby the Purchaser or its nominee/s, assignee/s or successor/s sustain any losses or damages, it will be made good by making full payment to the

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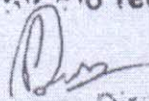


Purchaser or its nominee/s, assignee/s or successor/s immediately on demand in writing.

- xv) The Vendor hereby declare that they have uninterrupted, continuous, lawful right of way / easement right / access to the **Said Property** for ingress, egress and the same is valid and lawful and neither the owners of access land or any other person claiming by, from, through or under them have at any time cancelled and/or extinguished the same and that the Vendor further agree that the Purchaser is purchasing/ acquiring **Said Property** on the basis of representation made by the Vendor that it has valid and lawful right of way/access to the **Said Property**. The Vendor indemnifies the Purchaser against all the claims and losses if any; made by any third party at any time hereinafter in relation to the said access/right of way.
- xvi) In the circumstances, the Vendor are absolutely seized and possessed off or otherwise well and sufficiently entitled to the **Said Property**, more particularly described in the Schedule hereunder written and also shown in Red colored boundary lines in the plan annexed herewith.
- xvii) The Vendor have till the date of transfer and conveyance of the **Said Property** in favour of the Purchaser paid and discharged all the taxes, cess, rates due and payable to the concern body/authority. In case, if anybody raises any claims or demand and/or raises the dispute for the same for the period prior to the date of transfer and conveyance of the **Said Property**; then in such an event the Vendor alone shall pay and settle the same at its own costs and expenses without any delay or

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For Sir Pio Tech India Limited



St. Nautyal

demur and shall produce the proof of payments/settlement to the Purchaser.

AND WHEREAS; Pursuant to the negotiations between the parties hereto, the Vendor have agreed to sell to the Purchaser and Purchaser has agreed to Purchase from the Vendor all its right, title and interest in the **Said Property** along with rights and benefit attached to it, free from all encumbrances more particularly described in the Schedule mentioned hereunder.

NOW THEREFORE THIS DEED OF SALE WITNESSESS AS FOLLOWS:

In pursuance of the representation and assurance made by the Vendor to the Purchaser and in consideration of an aggregate sum of **Rs.20,00,000/- (Rupees Twenty lacs only)** in respect of the **Said Property** payable in the following manner:

- a) **Rs.17,00000/- (Rupees Twenty Lacs, only)** through DD no **015894** dated **19/01/2011** drawn on HDFC bank Dehradun In Favour of Mr. Rao Maqbool Khan paid at the time of Agreement to Sale executed on dated 20/01/2011
- b) **Rs.3,00,000/- (Rupees Three Lacs, only)** through DD no **017183** dated **24/08/2011** drawn on HDFC bank Dehradun In Favour of Mr. Rao Maqbool Khan paid at the time of Sale deed.

Rao Maqbool Khan

For Sir Bio Tech India
Director/Auth. Sign
A. Nautyal

AND the Vendor do for itself and for its successors and assigns hereby covenant with the Purchaser that it has not at any time hereto before done, omitted, executed or knowingly suffered to the contrary or been a party or privy to any act, deed, matter or thing whereby or by means whereof it has been prevented from granting, conveying, transferring or assuring the **Said Property** unto the Purchaser **AND** that notwithstanding any act, deed, matter and thing done or committed by the Vendor, or knowingly suffered to the contrary, the Vendor have full power, good title and absolute authority to grant, sell, convey, transfer, and assure the **Said Property** unto and to the use of the Purchaser forever in the manner aforesaid **AND THAT** the Purchaser shall and may, from time to time and at all times hereafter peacefully and quietly enter upon have hold, possess and enjoy the **Said Property** with the appurtenance thereto and receive the profits and benefits thereof for its absolute use and benefit without any lawful suit, eviction, interruption, claim or demand whatsoever from or by the Vendor or its successors or any other person or persons lawfully or equitably claiming by, from, under or in trust for them **AND THAT** free and clear and freely and clearly and absolutely acquitted exonerated and forever discharged or otherwise kept by the Vendor, well and sufficiently saved defended and kept harmless or indemnified, of, from and against all claims and other estates, titles, charges and encumbrances whatsoever had, made, executed, occasioned or suffered by the Vendor or by any person or persons lawfully and equitably claiming or to claim by, from, under or in trust for them **AND FURTHER** that the Vendor and every person having or lawfully or equitably claiming any right, title, interest or estate in the **Said Property** hereby granted, conveyed, transferred and

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assured or expressed so to be, by, from or in trust for them as aforesaid, shall and will from time to time and at all times hereafter, at the request and cost of the Purchaser, do and execute or cause to be done and executed all such further and other lawful acts, deeds, things and assurances in law whatsoever for further, better and more beneficially and perfectly granting, conveying, transferring and assuring the **Said Property** unto and to the use of the Purchaser in the manner aforesaid, as by the said Purchaser or its Counsel or Counsels in law may require **AND THE VENDOR DOTH HEREBY FURTHER COVENANTS WITH PURCHASER THAT** the Purchaser either by itself or through its successors, servants, agents, tenants, lessees, assignees, transferees, contractors, sub-contractors with or without vehicles i.e. light, commercial, heavy vehicles, goods and materials required for development of the **Said Property** described in the schedule hereunder written to pass and re-pass at all times day and night along and over the said right of way passing through property bearing Khasra no 92 Ga admeasuring 0.3126 Hactares situated at Danio Ka Danda Village, Pargana Pachwadoon, Sadar Tehsil, Dehadun District, Uttarakhand connecting to the public road from the **Said Property** forever.

The Vendor shall, at the request and cost of the Purchaser, do execute and perform all such further acts, deeds and things as may be required by the Purchaser for the purpose of more perfectly conveying and assuring the **Said Property** in favour of the Purchaser conveyed hereunder and/or for the purpose of recording and registering in the

For Sir Bio Tech India Limited

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name of the Purchaser in all Government Records including Land Revenue and Land Survey Department.

The Vendor hereby accorded its free consent/no objection for recording the name of the Purchaser in the column known as "Name of the Occupant" in revenue records as owner of the **Said Property**.

The Vendor have today handed over to the Purchaser vacant and peaceful possession of the **Said Property** by showing all the four boundaries.

The Purchaser shall bear all the expenses relating to the Payment of Stamp Duty and Registration charges in respect of the **Said Property**. As per the circle rate the value of the property comes Rs. 17,19,300/- on which the stamp duty would be Rs.85,965/- @ of 5%, but the total sales consideration of the Said Property is **Rs.20,00,000/- (Rs.Twenty Lacs only)** and the difference between the sales consideration and the circle rate value is Rs. 2,80,700/- on which stamp duty payable would be Rs. 7018/- @ 2.5%. Thus the calculation of total stamp duty is comes to **Rs. 92,983/-**. At the time of Agreement to Sale executed dated 20.01.2011 Book no 1 Vol. no 42 Page no 343 to 382, Document no 111 registered at Sub-registrar III, Dehradun, Ultrakhand on which a total stamp duty of Rs 40,000/- was paid. The balance stamp duty Rs. 53000/- (Rs. Fifty Three thousand Only) plus

For Sir Bio Tech India Limited

Rao Maghika

A. Nandyal

applicable Registration Charges is being paid at the time of Registration of this Sale Deed.

The purchaser has received a permission from the Uttarakhand Government to purchase the said land according the provision of the act vide letter no 2183/XVIII(II)/2011-1(76)/2010 dated 17/08/2011.

This land is more than 500 meter away from the main Mussoorie bypass road.

The Permanent Account Number (PAN) of the Vendor is as follows
Mr. Rao Maqbool Khan - Form 60

The Permanent Account Number (PAN) of the Purchaser is
SIR BIOTECH INDIA LIMITED - AAACR4132P.

THE SCHEDULE ABOVE REFERRED TO

(Description of the said entire property)

All that property, namely WHEREAS; there exists a property / land bearing Khata no 00039 bearing Khasra no 92 Ga measuring 0.3126 Hactares situated at Danio Ka Danda Village, Pargana Pachwadoon,

Rao Maqbool Khan

For Sir Bio Tech India Limited
A. Nautiyal
Director/Auth. Sign

Sadar Tehsil, Dehadun District, Uttarakhand bounded as per the records of land registration office

On the East - by Nala;

On the West - by Nala

On the North - by Khasra No 92 Kha Me

On the South - by Survey no 93 Ka and 94 Ka

A common 30 feet wide passage from Khasra no 92 kha Me to Khasra no 93 Ka connects khasra no 92 Ga

The **Said Property** is shown in red colored boundary in the plan annexed hereto.

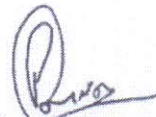
Rao Maghraj K

for Sir Bio Tech India Limited

Director/Auth. Sign

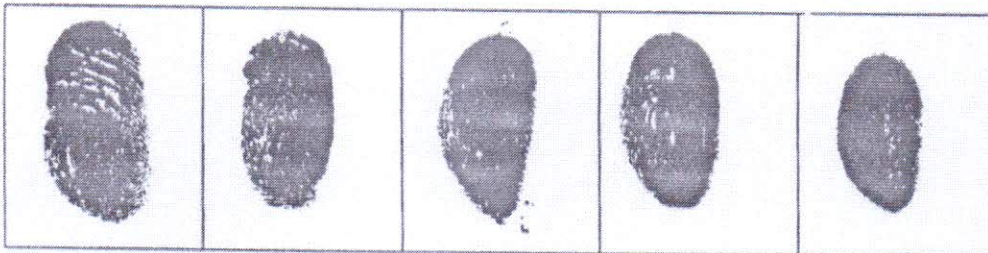
st. Nautal

SIGNED, SEALED AND DELEVERED
BY THE PURCHASER

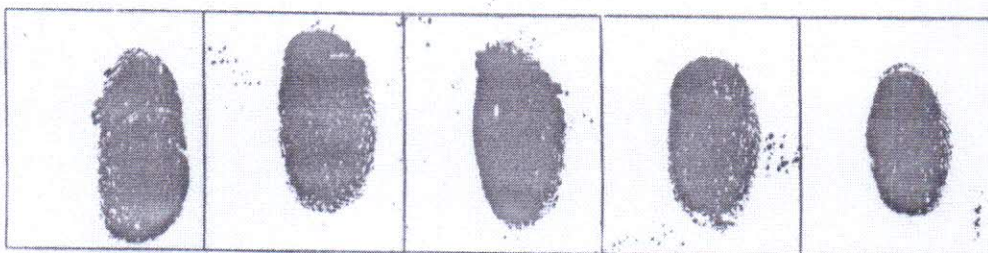


B). Mr. Pawan Kumar
Authorized Signatory

FOR SIR BIOTECH INDIA LIMITED



Right Hand Finger Prints of Mr. Pawan Kumar



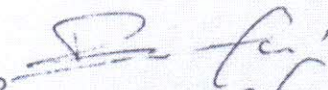
Left Hand Finger Prints of Mr. Pawan Kumar

WITNESSES:

1. Mohammed Farid
2. Nala Puri Rel.
Dehra Dun

mob. 9412008718
DL. No. UA-0719930117117/Dan

Roo Mary/urke

2. 
Refender K. Kumar
For Sir Bio Tech India Limited
Director/Auth. Sign
A. Kaur

IN WITNESS WHEREOF the parties hereto have hereunto set and
subscribed their respective hands and Seal the day and year first
hereinabove written.

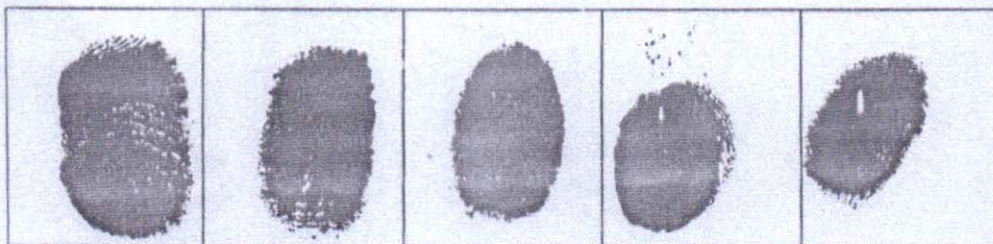
SIGNED, SEALED AND DELEVERED
BY THE VENDOR

Rao Maqbool Khan

Mr. Rao Maqbool Khan



Right Hand Finger Prints of Mr. Rao Maqbool Khan



Left Hand Finger Prints of Mr. Rao Maqbool Khan

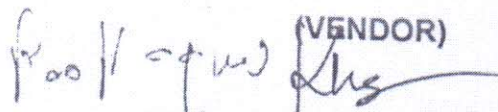
Rao Maqbool Khan

for Sir Bio Tech India Limited
[Signature]
Director/ Auth. Sign
S. Nautiyal

RECEIPT

RECEIVED of and from the above named Purchaser a sum of Rs.3,00,000/- (Rupees Three Lacs only) By DD No: 017183 dated 24/08/2011 drawn on HDFC Bank Ltd. being full payment of the sale consideration price of the Said Property.

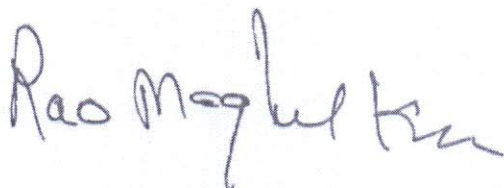
Received Rs. 3,00,000/- (Rupees Twenty Lacs), only.

 (VENDOR)

Mr. Rao Maqbool Khan

s/o Late Rao Mohd Ahmed

R/o Pathanpura Rorkee Haridwar, Uttarakhand



For Sir Blo Tech India Limited
Director/Auth. Sign



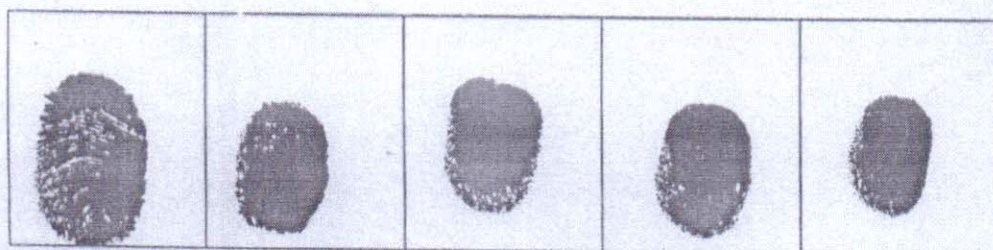
SIGNED, SEALED AND DELEVERED
BY THE PURCHASER

A. Nautiyal

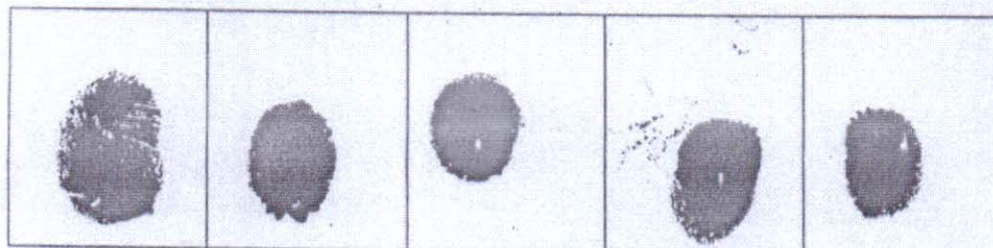
A.) Mr. Abhinav Nautiyal

Authorized Signatory

FOR SIR BIOTECH INDIA LIMITED



Right Hand Finger Prints of Mr. Abhinav Nautiyal



Left Hand Finger Prints of Mr. Abhinav Nautiyal

Roomaghi

For Sir Bio Tech India Limited
Director/Auth. Sign
A. Nautiyal

SITE PLAN OF LAND OF NEW KHASRA NO. 92 (GA) MIN.. (OLD KHASRA NO. 65)
MEASURING 3126 SQ.MT., SITUATED IN VILLAGE DANIYON KA DANDA,
CENTRAL DOON, DEHRADUN.


SCALE = 1:600 OR 1:50'

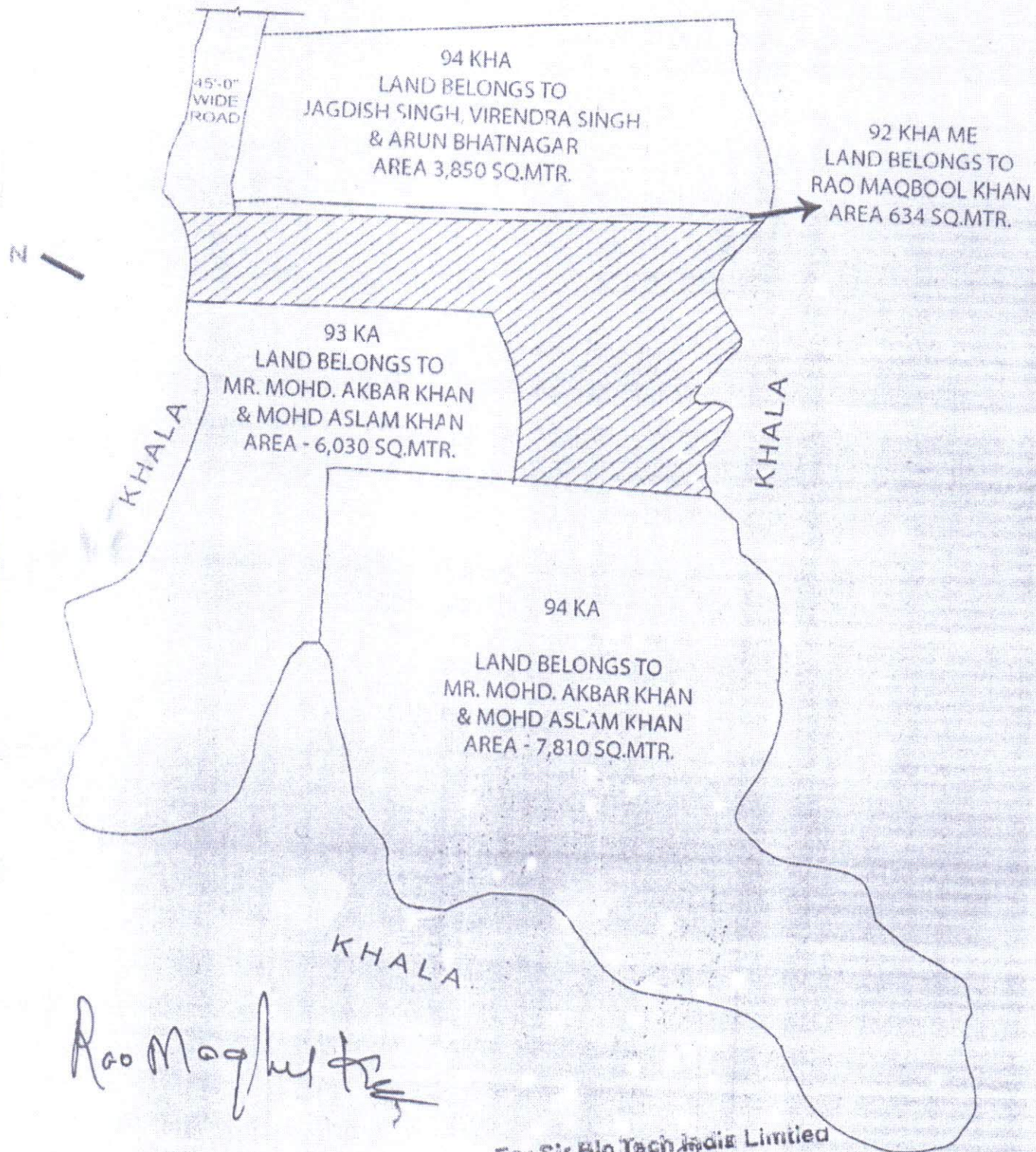
NAME OF SELLER: MR. RAO MAKBUL KHAN

S/O RAO MAKBUL MOHAMMAD AHMED KHAN

NAME OF PURCHASER: SIR BIOTECH INDIA LTD.

6926 JAIPURIA MILLS, DELHI, 110007

OLD PORTION SHOWN AS: 



For Sir Bio Tech India Limited

बही नम्बर 1 जिल्द 116 पृष्ठ 83 से 130

में नम्बर 1,296 पर आज दिनांक 24-August-2011

में रजिस्ट्री की गयी ।

उप निबन्धक बलीस, देहरादून

