

STATE BANK OF INDIA

Code No.:

residing at 5111 Gough

account towards Stamp Duty.

GURGAON



1. Type of Deed	:	Sale Deed
2. Village/city Name & Code	:	Chauma, Gurgaon
3. Unit Land	:	20 Kanals 00 Marlas (2.50 Acres)
4. Type of Property	:	Agriculture
5. Transaction Value	:	Rs.16,34,81,809/-
6. Stamp duty	:	Rs.1,14,43,800/-

Paula

डीड संबंधी विवरण			
डीड का नाम SALE WITH IN MC AREA			
तहसील/सब-तहसील गुडगांवा	गांव/शहर चौमा	स्थित चौमा	
भवन का विवरण			
भूमि का विवरण			
चाही	2 Acre 4 Kanal		
धन संबंधी विवरण			
राशि 163,481,809.00 रुपये	कुल स्टाम्प ड्यूटी की राशि 11,443,800.00 रुपये		
स्टाम्प नं. 688582	स्टाम्प की राशि 11,443,800.00 रुपये		
रजिस्ट्रेशन फीस की राशि 15,000.00 रुपये	पेस्टिंग शुल्क 2.00 रुपये		

Drafted By: S C Arora adv

Service Charge: 200.00 रुपये

यह प्रलेख आज दिनांक 25/03/2016 दिन शुक्रवार समय 12:40:00PM बजे श्री/श्रीमती/कुमारी M/s Sahara India Commercial Pvt Ltd के द्वारा श्री/श्रीमती/कुमारी M/s Sahara India Commercial Pvt Ltd द्वारा पंजीकरण हेतु प्रस्तुत किया गया।

हस्ताक्षर प्रस्तुतकर्ता


उप/संयुक्त पंजीयन अधिकारी
 गुडगाँवा

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामिण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अन्तर्गत अधिसूचित है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनापत्ती प्रमाण पत्र प्राप्त कर लिया गया है।

या

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामिण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अन्तर्गत अधिसूचित नहीं है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनापत्ती प्रमाण पत्र की आवश्यकता नहीं है।

दिनांक

उप / संयुक्त पंजीयन अधिकारी
 गुडगाँवा

श्री U K Bose @ Uttam Kumar Bose, M/s Sahara India Commercial Corporation Ltd thru Rishi Deo Upadhyay(OTHER), M/s Sahara Land Arts Pvt Ltd thru (OTHER), Gautam Sarkar, M/s Sahara India Real estates Pvt Ltd thru (OTHER), M/s Sahara Buildwell Pvt Ltd thru (OTHER), M/s Sahara Complex Pvt Ltd thru (OTHER), M/s Sahara Residential Pvt Ltd thru (OTHER), M/s Sahara India Residential Holdings Pvt Ltd thru (OTHER), M/s Sahara Construction pvt Ltd thru (OTHER), M/s Sahara Structurals Pvt Ltd thru (OTHER), M/s Sahara Enclave Pvt Ltd thru (OTHER), M/s Sahara Townships Pvt Ltd thru (OTHER), M/s Sahara India Developers Pvt Ltd thru (OTHER), M/s Sahara India Properties Pvt Ltd thru (OTHER)



THIS Deed is made at Gurgaon on this 22nd day of March, 2016 by:

- (1) **M/s. Sahara India Commercial Corporation Ltd.** having its registered office at Sahara India Sadan, 2-A, Shakespeare Sarani, Kolkata, West Bengal, and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 15.03.2016;

- (2) **M/s. Sahara Land-Arts Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

- (3) **M/s. Sahara Complex Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;


- (4) **M/s. Sahara Residentials Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

- (5) **M/s. Sahara Constructions Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana


उपरोक्त विक्रेता व श्री/श्रीमती/कुमारी thru- Kapil Alug क्रेता हाजिर है। प्रस्तुत प्रलेख के तथ्यों को दोनों पक्षों ने सुनकर तथा समझकर स्वीकार किया। प्रलेख के अनुसार 0.00 रुपये की राशि क्रेता ने मेरे समक्ष विक्रेता को अदा की तथा प्रलेख में वर्णित अग्रिम अदा की गई राशि के लेन देन को स्वीकार किया।

दोनों पक्षों की पहचान श्री/श्रीमती/कुमारी Soayib Qureshi पुत्र/पुत्री/पत्नी श्री/श्रीमती/कुमारी निवासी adv GGn व श्री/श्रीमती/कुमारी Anant Singhal पुत्र/पुत्री/पत्नी श्री/श्रीमती/कुमारी निवासी Hno 17 2nd Floor Vijay block Laxmi nagar सीधेसाथीय Delykko हमें सचिवरदार/अधिवक्ता के रूप में जानते हैं तथा वह साक्षी न:2 की पहचान करता है।

दिनांक 25/03/2016


उप / सय्युक्त पंजीयन अधिकारी
गुडगांव

यह प्रमाणित किया जाता है कि पंजीकृत वसीका की स्कैन प्रति jhamabandi.nic.in पर डाल दी गई है।


उप / सय्युक्त पंजीयन अधिकारी
गुडगांव



through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;



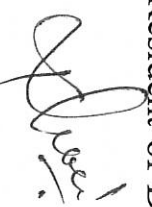

- (6) **M/s. Sahara Structural Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

- (7) **M/s. Sahara Enclave Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

- (8) **M/s. Sahara Township Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

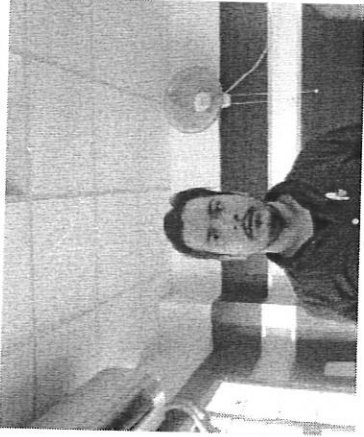
- (9) **M/s. Sahara India Developers Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

- (10) **Mr. Gautam Sarkar** son of Shri Kashunish Sarkar, Resident of D-94, Sector-55, Noida;

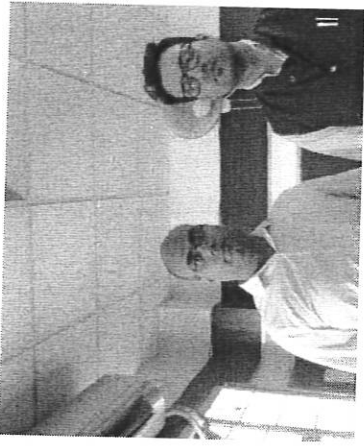






विक्रेता



क्रेता



गवाह



उप /संयुक्त पंजीयन अधिकारी



(11) **M/s. Sahara India Properties Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;





(12) **Mr. U.K. Bose alias Uttam Kumar Bose**, Son of Shri Tapendra Nath Bose, resident of H-133, Sector 41, Noida;

(13) **M/s. Sahara India Real Estates Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

(14) **M/s. Sahara Buildwell Pvt. Ltd.**, having its office at Sahara India Bhawan, 1- Kapoorthala Complex, Aliganj, Lucknow-226024, U.P., and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

(15) **M/s. Sahara India Residential Holdings Pvt. Ltd.**, having its office at Sahara India Sadan, 2-A, Shakespeare, Sarani, Kolkata, West Bengal -700071, and also at 3rd Floor, Sahara Mall, MG Road, Gurgaon, Haryana through Mr. Rishi Deo Upadhyay, duly authorized by Board of Directors of the Company vide resolution dated 21.03.2016;

hereinafter collectively referred to as the “**VENDORS**”, (which expression

Reg. No. Reg. Year Book No.

32,805

2015-2016

1

विक्रेता

Rishi Deo Upadhyay



[Handwritten signature]

विक्रेता

विक्रेता

विक्रेता

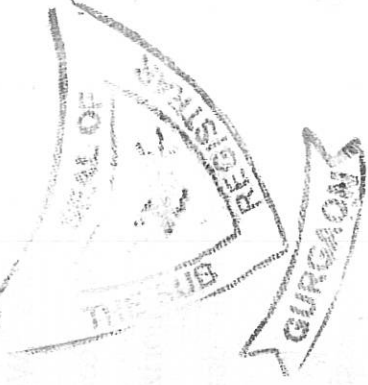
विक्रेता

विक्रेता

विक्रेता

विक्रेता

विक्रेता



विक्रेता

shall unless repugnant to the context and meaning hereof mean and include each of them and their respective heirs, legal representatives, administrators, successors-in-interest, executors and assignees etc.) of the **ONE PART**.

IN FAVOUR OF







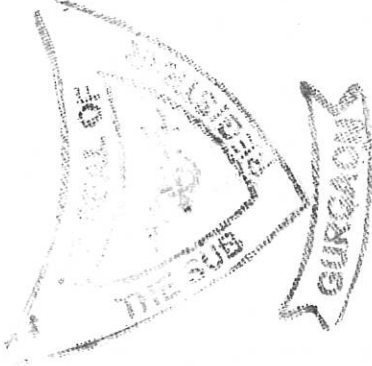
- (1) **M/s. ~~M3M~~ INDIA PRIVATE LIMITED**, having its registered office at Paras Twin Towers, Tower-B, 6th Floor, Golf Course Road, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 02.03.2016;
- (2) **M/s. RSSG BUILDERS PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;
- (3) **M/s. PLUTO REALCON PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;
- (4) **M/s. SHELTERS INFRACON PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;
- (5) **M/s. NEER BUILDERS PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6,

Wishnu

Wishnu

Wishnu

Wishnu

विक्रेता	Gautam Sarkar	 
विक्रेता	U K Bose @ Uttam Kumar	 
विक्रेता		
विक्रेता		
विक्रेता		
क्रेता	thru- Kapil Alug	 
क्रेता		
क्रेता		
क्रेता		
क्रेता		
क्रेता		

Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

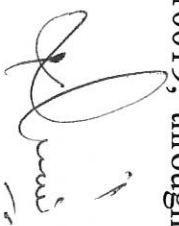
- (6) **M/s. FAME BUILDCON PRIVATE LIMITED**, having its registered office at Paras Twin Towers, Tower –B, 6th Floor, Golf Course Road, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

- (7) **M/s. MASCO BUILDERS PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

- (8) **M/s. FRONTIER REALTECH PRIVATE LIMITED**, having its registered office at GF-1, Vipul Plaza, village Haiderpur Viran, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

- (9) **M/s. COSMO PROPBUILD PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

- (10) **M/s. METRO EDUCATION & WELFARE PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its



Reg. No. Reg. Year Book No.

32,805

2015-2016

1

क्रेता

क्रेता

क्रेता

क्रेता

क्रेता

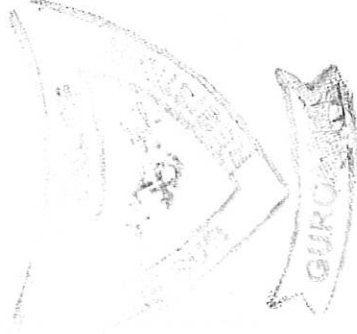
क्रेता

क्रेता

क्रेता

क्रेता

क्रेता



duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(11) **M/s. STARCITY REALTECH PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;





(12) **M/s. BLUE BELL BUILDTech PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 14.03.2016;

(13) **M/s. ZARF BUILDCON PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(14) **M/s. MORGAN PROBUILD PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(15) **M/s. ASPIS BUILDCON PRIVATE LIMITED**, having its registered office at GF-1, Vipul Plaza, village Haiderpur Viran, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

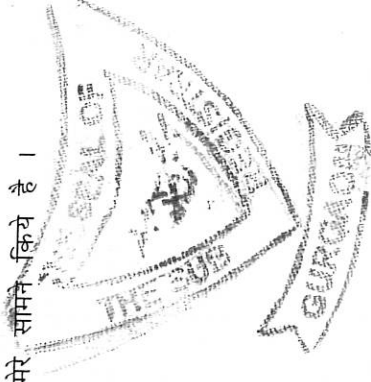



क्रेता			
क्रेता			
क्रेता			
क्रेता			
क्रेता			
गवाह	Soayib Qureshi		
गवाह	Anant Singhal		

प्रमाण-पत्र

प्रमाणित किया जाता है कि यह प्रलेख क्रमांक 32,805 आज दिनांक 25/03/2016 को बही न: 1 जिल्द न: 13,151 के पृष्ठ न: 193 पर पंजीकृत किया गया तथा इसकी एक प्रति अतिरिक्त बही सख्या 1 जिल्द न: 5,066 के पृष्ठ सख्या 55 से 57 पर चिपकाई गयी। यह भी प्रमाणित किया जाता है कि इस दस्तावेज के प्रस्तुतकर्ता और गवाहों ने अपने हस्ताक्षर/निशान अंगुठा मेरे सामने किये है ।

दिनांक 25/03/2016




उप/संयुक्त पंजीयन अधिकारी
गुडगावा

(16) **M/s. TARGE BUILDCON PRIVATE LIMITED**, having its registered office at GF-1, Vipul Plaza, village Haiderpur Viran, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(17) **M/s. TIZONA BUILDCON PRIVATE LIMITED**, having its registered office at GF-1, Vipul Plaza, village Haiderpur Viran, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(18) **M/s. MASK REALCON PRIVATE LIMITED**, having its registered office at GF-1, Vipul Plaza, village Haiderpur Viran, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(19) **M/s. OAKWOOD REALTY PRIVATE LIMITED**, having its registered office at Office No.1221-A, Devika Tower, 12th Floor, 6, Nehru Place, New Delhi-110019, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

(20) **M/s. SURYA PROPCON PRIVATE LIMITED**, having its registered office at Paras Twin Towers, Tower -B, 6th Floor, Golf Course Road, Sector-54, Gurgaon, Haryana-122002, through its duly authorized signatory Mr. Kapil Alug vide board resolution dated 18.03.2016;

hereinafter collectively referred to as the “**VENDEES**” (which expression shall unless repugnant to the context and meaning hereof mean and include each of them, and their respective heirs, legal representatives,





administrators, successors-in-interest, executors, and assignees etc.) of the

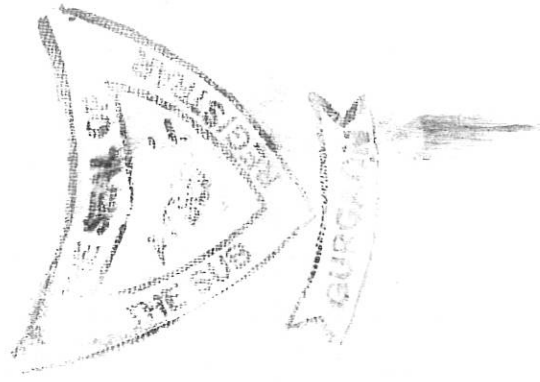
OTHER PART.

WHEREAS the Vendors are represented by Mr. Rishi Deo Upadhyay, who has been authorized vide resolutions dated 15.03.2016 (Vendor No.1) and 21.03.2016 (Vendor No. 2 to Vendor No. 9, Vendor No. 11, Vendor No. 13 to Vendor No. 15, respectively) passed by the Board of Directors of the above named in the meetings held at their respective registered offices to sign, execute and deliver this Deed and to do all necessary and requisite acts, deeds and things and also acts, deeds and things as may be incidental and ancillary thereto, copies whereof are collectively attached herewith as “**Annexure I collectively**”.

WHEREAS the Vendees are represented by Mr. Kapil Alug, who has been authorized vide resolutions dated 02.03.2016 (Vendee No. 1); 18.03.2016 (Vendee No. 2 to Vendee No. 11 and Vendee No. 13 to Vendee No. 20) and 14.03.2016 (Vendee No. 12) by the Board of Directors of the above named Vendees in the meeting held at their respective registered offices to execute this Deed and to do all necessary and requisite acts, deeds and things and also acts, deeds and things as may be incidental and ancillary thereto, copies whereof are collectively attached herewith as “**Annexure II collectively**”.

WHEREAS the Vendors are the absolute owner of all the rights, title and interest whatsoever in and are in the actual physical Possession and enjoyment of and are otherwise well and sufficiently entitled to Land measuring **20 Kanals 00 Marlas** situated in the revenue estate of Village Chauma, Tehsil & District Gurgaon, Haryana, as per Land detailed as under:





KHEWAT / KHATA NO	NAME OF LAND OWNER	SHARE	RECTANGLE NO.	KILLA NO.	TOTAL AREA			AREA PURCHASED		
					Kanal	Marla	Sarsai	Kanal	Marla	Sarsai
3411/3755	M/S SAHARA LAND-ARTS PRIVATE LIMITED	369/2546	11	7/2	5	2	0	5	2	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	327/2546	11	14	8	0	0	8	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	502/2546	11	17/2	4	0	0	4	0	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	163/2546								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	59/2546								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	199/2546								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	409/2546								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	225/2546								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	189/2546								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	104/2546								
			TOTAL	Fields 3 (Salam)	17	2	0	17	2	0
648/753	M/S SAHARA LAND-ARTS PRIVATE LIMITED	30/532	11	15/1	5	6	0	5	6	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	7/532	12	11	8	0	0	8	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	24/532								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	24/532								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	10/532								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	14/532								
	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	44/532								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	290/532								
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	59/532								
	M/S SAHARA INDIA REAL ESTATES PRIVATE LIMITED	30/532								
			TOTAL	Fields 2 (Salam)	13	6	0	13	6	0
806/910	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	19	9	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
806/1/910/1	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	12	22	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
806/2/910/2	M/S SAHARA BUILDWELL PRIVATE LIMITED	1/1	19	2	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0

Handwritten signature

Handwritten signature

Handwritten signature

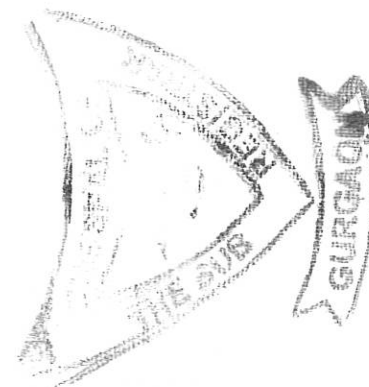


652/757	M/S SAHARA LAND-ARTS PRIVATE LIMITED	1/22	12	9	8	0	0	8	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	9/77	12	10/1	2	8	0	2	8	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/22	12	12	8	0	0	8	0	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	25/154	12	13	8	0	0	8	0	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	25/154	12	18	8	0	0	8	0	0
	M/S SAHARA BUILDWELL PRIVATE LIMITED	9/77	12	19	8	0	0	8	0	0
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	9/77								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	9/77								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	9/77								
			TOTAL	Fields 6 (Salam)	42	8	0	42	8	0
805/909	M/S SAHARA LAND-ARTS PRIVATE LIMITED	65/291	19	1/2	2	12	0	2	12	0
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	53/291	19	8/2	2	8	0	2	8	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	16/291								
	M/S SAHARA COMPLEX PRIVATE LIMITED	53/291								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	53/291								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	20/291								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	31/291								
			TOTAL	Fields 2 (Salam)	5	0	0	5	0	0
806/3/910/3	M/S SAHARA COMPLEX PRIVATE LIMITED	1/1	12	23	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
806/4/910/4	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	19	3	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
806/5/910/5	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	19	10	7	12	0	7	12	0
			TOTAL	Field 1 (Salam)	7	12	0	7	12	0
806/6/910/6	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/1	11	25/2	4	7	0	4	7	0
			19	1/1	5	0	0	5	0	0
			TOTAL	Fields 2 (Salam)	9	7	0	9	7	0
806/7/910/7	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	20	6	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
806/8/910/8	M/S SAHARA LAND-ARTS PRIVATE LIMITED	1/1	20	5	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0

12/2/2017

1/1/17

1/1/17

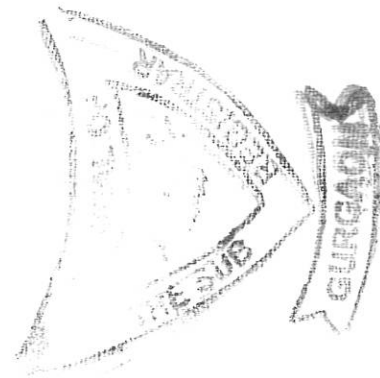


2941/3242	M/S SAHARA LAND-ARTS PRIVATE LIMITED	369/2546	11	6	8	0	0	0	8	0	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	327/2546	11	17/1	4	0	0	0	4	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	502/2546									
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	163/2546									
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	59/2546									
	M/S SAHARA ENCLAVE PRIVATE LIMITED	199/2546									
	M/S SAHARA BUILDWELL PRIVATE LIMITED	409/2546									
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	225/2546									
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	189/2546									
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	104/2546									
	M/S SAHARA LAND-ARTS PRIVATE LIMITED	369/2546	11	13/3	3	9	0	0	3	9	0
1607/1796	M/S SAHARA STRUCTURALS PRIVATE LIMITED	327/2546									
	M/S SAHARA COMPLEX PRIVATE LIMITED	502/2546									
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	163/2546									
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	59/2546									
	M/S SAHARA ENCLAVE PRIVATE LIMITED	199/2546									
	M/S SAHARA BUILDWELL PRIVATE LIMITED	409/2546									
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	225/2546									
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	189/2546									
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	104/2546	TOTAL	Field 1 (Salam)	3	9	0	0	3	9	0
563/668	M/S SAHARA LAND-ARTS PRIVATE LIMITED	65/291	11	15/3	1	11	0	0	1	11	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	16/291	11	16	8	0	0	0	8	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	53/291									
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	53/291									
	M/S SAHARA ENCLAVE PRIVATE LIMITED	20/291									
	M/S SAHARA BUILDWELL PRIVATE LIMITED	31/291									
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	53/291									
			TOTAL	Fields 2 (Salam)	9	11			9	11	0
3403/3747	M/S SAHARA LAND-ARTS PRIVATE LIMITED	1/1	20	8	8	0	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	0	8	0	0

Chandru

12553327
Aggr

Aggr



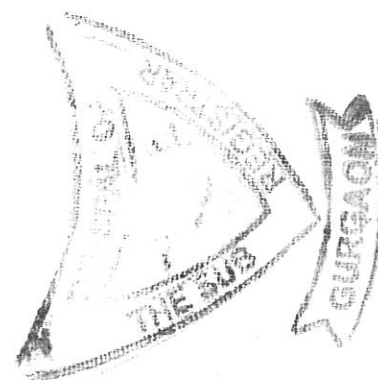
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
---	---	---	---	---	---	---	---	---	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	-----

1987/2186	M/S SAHARA LAND-ARTS PRIVATE LIMITED	1/1	11	4/2	1	3	0	0	1	3	0
			11	7/1	2	18	0	0	2	18	0
			TOTAL	Fields 2 (Salam)	4	1	0	0	4	1	0
1988/2187	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	5	11/2	2	0	0	0	2	0	0
			5	12/2	1	2	0	0	1	2	0
			TOTAL	Fields 2 (Salam)	3	2	0	0	3	2	0
143/217-218	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/1833	4	10	4	13	0	0	4	13	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/1833	4	11	8	0	0	0	8	0	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/1833	5	15	7	0	0	0	7	0	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/1833	5	6	9	11	0	0	9	11	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/1833	5	7/1	4	12	0	0	4	12	0
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/1833	5	27	0	11	0	0	0	11	0
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/1833									
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/1833									
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	8/1833									
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/1833									
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	83/1833									
			TOTAL	Fields 6 (Salam)	34	7	0	0	34	7	0
142/216 MIN	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/1	5	12/1	6	13	0	0	6	13	0
			TOTAL	Field 1 (Salam)	6	13	0	0	6	13	0
2351/2552	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/1833	29	3/2	4	14	0	0	4	14	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	8/1833	29	4	7	7	0	0	7	7	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/1833	29	5/1/1	2	5	0	0	2	5	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/1833	29	7	7	18	0	0	7	18	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/1833	29	8/1	4	16	0	0	4	16	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/1833	29	13/2	4	16	0	0	4	16	0
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/1833	29	14	7	14	0	0	7	14	0
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/1833									
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/1833									
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/1833									
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	83/1833									
			TOTAL	Fields 7 (Salam)	39	10	0	0	39	10	0

Handwritten signature/initials

Handwritten signature/initials

Handwritten signature/initials

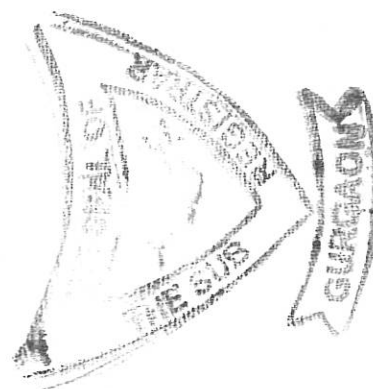


142/216 MIN	M/S SAHARA INDIA REAL ESTATES PRIVATE LIMITED	1/1	5	10	8	0	0	0	8	0	0	0
			TOTAL	Field 1 (Salam)	8	0	0	0	8	0	0	0
2352/2553	M/S SAHARA LAND-ARTS PRIVATE LIMITED	332/1488	29	2	7	7	0	0	7	7	0	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	80/1488	29	3/1	2	13	0	0	2	13	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	269/1488	29	8/2	3	4	0	0	3	4	0	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	269/1488	29	9	8	0	0	0	8	0	0	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	109/1488	29	12	8	0	0	0	8	0	0	0
	M/S SAHARA BUILDWELL PRIVATE LIMITED	160/1488	29	13/1	3	4	0	0	3	4	0	0
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	269/1488										
			TOTAL	Fields 6 (Salam)	32	8	0	0	32	8	0	0
1027/1161 MIN	M/S SAHARA STRUCTURALS PRIVATE LIMITED	162/970	19	12	8	0	0	0	8	0	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	160/970	19	17/2	5	8	0	0	5	8	0	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	266/970	19	18	8	0	0	0	8	0	0	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/970	19	19	8	0	0	0	8	0	0	0
	M/S SAHARA BUILDWELL PRIVATE LIMITED	160/970	19	22/2	3	12	0	0	3	12	0	0
	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	2/970	19	23	8	0	0	0	8	0	0	0
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	210/970	19	24	7	10	0	0	7	10	0	0
	M/S SAHARA INDIA REAL ESTATES PRIVATE LIMITED	1/970										
			TOTAL	Fields 7 (Salam)	48	10	0	0	48	10	0	0
2549/2162-2763 MIN	M/S SAHARA INDIA REAL ESTATES PRIVATE LIMITED	1/1	11	13/2	2	6	0	0	2	6	0	0
			11	18	8	0	0	0	8	0	0	0
			11	19	8	0	0	0	8	0	0	0
			11	20	8	0	0	0	8	0	0	0
			20	14	7	11	0	0	7	11	0	0
			20	15	7	11	0	0	7	11	0	0
			20	16	8	0	0	0	8	0	0	0
			20	17	8	0	0	0	8	0	0	0
			TOTAL	Fields 8 (Salam)	57	8	0	0	57	8	0	0
1995/2194	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/1	19	13/2	1	8	0	0	1	8	0	0
			19	14	7	11	0	0	7	11	0	0
			19	15	7	12	0	0	7	12	0	0
			TOTAL	Fields 3 (Salam)	16	11	0	0	16	11	0	0
2545/2758	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/1	5	23/2	5	11	0	0	5	11	0	0
			5	24/1	4	11	0	0	4	11	0	0
			TOTAL	Fields 2 (Salam)	10	2	0	0	10	2	0	0

Signature

12/3/2023

Signature



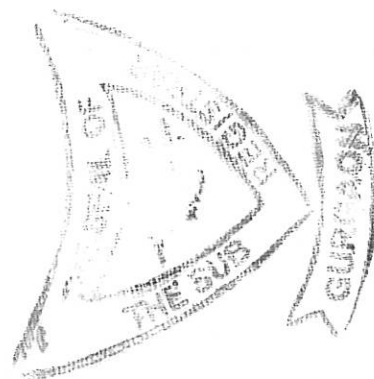
228/333	M/S SAHARA LAND-ARTS PRIVATE LIMITED	39/312	12	20	8	0	0	8	0	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	9/312	12	21/1	2	0	0	2	0	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	39/312	12	21/2	5	12	0	5	12	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	4/312								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	43/312								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	25/312								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	94/312								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	10/312								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	11/312								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	38/312								
			TOTAL	Fields 3 (Salam)	15	12	0	15	12	0
1994/2193	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/1	19	7/3	4	9	0	4	9	0
			19	8/1	5	12	0	5	12	0
			19	13/1	6	12	0	6	12	0
			TOTAL	Fields 3 (Salam)	16	13	0	16	13	0
1996/2195	M/S SAHARA COMPLEX PRIVATE LIMITED	183/338	19	4/1	0	18	0	0	18	0
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	155/338	12	17	8	0	0	8	0	0
			12	24	8	0	0	8	0	0
			TOTAL	Fields 3 (Salam)	16	18	0	16	18	0
1997/2196	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/1	19	26	0	13	0	0	13	0
			TOTAL	Field 1 (Salam)	0	13	0	0	13	0
1998/2197	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/2	19	4/3	0	7	0	0	7	0
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/4	19	6/2	0	8	0	0	8	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/4	19	7/1	0	8	0	0	8	0
			TOTAL	Fields 3 (Salam)	1	3	0	1	3	0
1993/2192	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	173/338	19	4/2	6	15	0	6	15	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	165/338	19	6/1	7	4	0	7	4	0
			19	7/2	2	19	0	2	19	0
			TOTAL	Fields 3 (Salam)	16	18	0	16	18	0

25/3/25

Agar

Dr. Jyoti

Signature



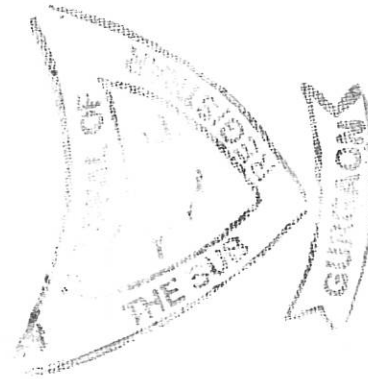
1615/1806	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/7332	5	17	8	0	0	8	0	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	1841/7332								
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/7332								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/7332								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/7332								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/7332								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/7332								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/7332								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/7332								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/4								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/7332								
2550/2764	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	1916/7332	TOTAL	Field 1 (Salam)	8	0	0	8	0	0
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	20	3	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2552/2766	M/S SAHARA STRUCTURALS PRIVATE LIMITED	1/1	20	13	7	15	0	7	15	0
			TOTAL	Field 1 (Salam)	7	15	0	7	15	0
2553/2767	M/S SAHARA COMPLEX PRIVATE LIMITED	1/1	11	23	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0

2553/2767

Approved

Done

Chander



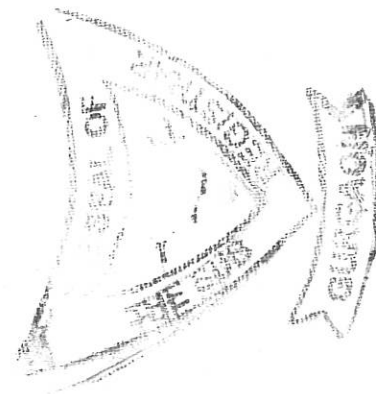
1022/1156	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/7332	5	7/2	3	8	0	3	8	0
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	1841/7332	5	16/1	6	4	0	6	4	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/7332								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/7332								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/7332								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/7332								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/7332								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/7332								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/7332								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/4								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/7332								
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	1916/7332								
			TOTAL	Fields 2 (Salam)	9	12	0	9	12	0
1098/1273	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	1/1	5	16/2	1	16	0	1	16	0
			5	24/2	3	0	0	3	0	0
			5	25	7	11	0	7	11	0
			TOTAL	Fields 3 (Salam)	12	7	0	12	7	0
2822/3053	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/1	5	9	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2821/3052	M/S SAHARA INDIA REAL ESTATES PRIVATE LIMITED	1/1	5	11/1	6	0	0	6	0	0
			TOTAL	Field 1 (Salam)	6	0	0	6	0	0
654/739 MIN	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/1	18	1	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2000/2199	M/S SAHARA INDIA RESIDENTIAL HOLDINGS PRIVATE LIMITED	1/1	12	25	7	12	0	7	12	0
			19	5	7	12	0	7	12	0
			TOTAL	Fields 2 (Salam)	15	4	0	15	4	0
2869/3161	M/S SAHARA COMPLEX PRIVATE LIMITED	1/1	5	18	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2870/3162	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	5	21	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0

Handwritten signature

Handwritten signature

Handwritten signature

Handwritten signature



2871/3163	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	5	22	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2872/3164	M/S SAHARA BUILDWELL PRIVATE LIMITED	1/1	5	20	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2873/3165	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	5	13/2	5	7	0	5	7	0
			5	23/1	2	9	0	2	9	0
			TOTAL	Fields 2 (Salam)	7	16	0	7	16	0
3389/3732	M/S SAHARA STRUCTURALS PRIVATE LIMITED	1/1	11	11 MIN EAST SOUTH	7	19	0	7	19	0
			TOTAL	Field 1 (Salam)	7	19	0	7	19	0
3390/3733	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/1	11	12/2	4	0	0	4	0	0
			TOTAL	Field 1 (Salam)	4	0	0	4	0	0
2616/2846	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	6	17	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2617/2847	M/S SAHARA STRUCTURALS PRIVATE LIMITED	1/1	6	16	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
2615/2845	M/S SAHARA COMPLEX PRIVATE LIMITED	1/1	6	18 MIN EAST	4	8	0	4	8	0
			TOTAL	Field 1 (Salam)	4	8	0	4	8	0
2613/2843	M/S SAHARA COMPLEX PRIVATE LIMITED	67/246	6	15/2	4	6	0	4	6	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	56/246								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	56/246								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	67/246	TOTAL	Field 1 (Salam)	4	6	0	4	6	0
3932/4286	M/S SAHARA TOWNSHIP PRIVATE LIMITED	642/2367	7	19/2	0	12	0	0	12	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	642/2367	7	20	8	0	0	8	0	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	541/2367	8	16	4	11	0	4	11	0
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	542/2367								
			TOTAL	Fields 3 (Salam)	13	3	0	13	3	0
2003/2202	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	20	4/1	6	13	0	6	13	0
			20	4/2	1	1	0	1	1	0
			TOTAL	Fields 2 (Salam)	7	14	0	7	14	0
967/1098	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	11	8/1	3	0	0	3	0	0
			11	8/2	5	0	0	5	0	0
			TOTAL	Fields 2 (Salam)	8	0	0	8	0	0
2004/2203	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/1	11	24	7	11	0	7	11	0
			11	25/1	3	4	0	3	4	0
			20	26	0	9	0	0	9	0
			TOTAL	Fields 3 (Salam)	11	4	0	11	4	0

Handwritten signature and date: 28/05/2024

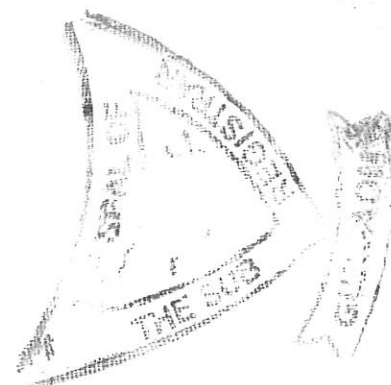
Handwritten signature and date: 28/05/2024



2005/2204	M/S SAHARA BUILDWELL PRIVATE LIMITED	1/1	20	7	7	16	0	7	16	0
			TOTAL	Field 1 (Salam)	7	16	0	7	16	0
966/1097	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	1/1	11	13/1	2	4	0	2	4	0
			TOTAL	Field 1 (Salam)	2	4	0	2	4	0
2559/2773	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/1	20	12	7	14	0	7	14	0
			TOTAL	Field 1 (Salam)	7	14	0	7	14	0
2560/2774	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	20	9/1	6	6	0	6	6	0
			TOTAL	Field 1 (Salam)	6	6	0	6	6	0
2561/2775	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	20	22/3/2	2	11	0	2	11	0
			TOTAL	Field 1 (Salam)	2	11	0	2	11	0
1592/1778	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	1/1	10	16 MIN EAST SOUTH	7	9	0	7	9	0
			TOTAL	Field 1 (Salam)	7	9	0	7	9	0
2937/3238	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/1	11	12/1	4	0	0	4	0	0
			TOTAL	Field 1 (Salam)	4	0	0	4	0	0
2936/3237	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	10	17/2 MIN EAST SOUTH	1	0	0	1	0	0
			TOTAL	Field 1 (Salam)	1	0	0	1	0	0
45/115	M/S SAHARA ENCLAVE PRIVATE LIMITED	5/12	11	1/2 MIN EAST SOUTH	1	8	0	1	8	0
			TOTAL	2/1 MIN EAST SOUTH	5	0	0	5	0	0
	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/12								
			TOTAL	Fields 2 (Salam)	6	8	0	6	8	0
13/16	M/S SAHARA TOWNSHIP PRIVATE LIMITED	43/160	7	16 MIN WEST	5	4	0	5	4	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	43/160								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	37/160								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	37/160	TOTAL	Field 1 (Salam)	5	4	0	5	4	0
14/17	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	1/1	6	24	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
227/332	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	5	19	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
3365/3692	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	12	8	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0

28/11/24
Renuka

James



3366/3693	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	12	10/2	4	16	0	4	16	0
			TOTAL	Field 1 (Salam)	4	16	0	4	16	0
3945/4299	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/1	5	8/1/1	2	0	0	2	0	0
			5	13/1/2	1	7	0	1	7	0
			TOTAL	Fields 2 (Salam)	3	7	0	3	7	0
4217/4574	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	1	14/3	2	9	0	2	9	0
			1	23/1/1	2	9	0	2	9	0
			TOTAL	Fields 2 (Salam)	4	18	0	4	18	0
1580/1757 MIN	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	11	4/3	2	0	0	2	0	0
			TOTAL	Field 1 (Salam)	2	0	0	2	0	0
833/941	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	11	4/1	4	17	0	4	17	0
			TOTAL	Field 1 (Salam)	4	17	0	4	17	0
864/995	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/1	11	10/1	1	4	0	1	4	0
			11	9/5	2	12	0	2	12	0
			TOTAL	Fields 2 (Salam)	3	16	0	3	16	0
852/983	M/S SAHARA ENCLAVE PRIVATE LIMITED	5/12	11	9/3	1	4	0	1	4	0
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/2	11	9/4	1	8	0	1	8	0
	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/12	TOTAL	Fields 2 (Salam)	2	12	0	2	12	0
3376/3715	M/S SAHARA TOWNSHIP PRIVATE LIMITED	17/62	7	17/1	0	16	0	0	16	0
	M/S SAHARA COMPLEX PRIVATE LIMITED	17/62	7	24/3 MIN NORTH	0	5	0	0	5	0
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	7/31								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/31	TOTAL	Fields 2 (Salam)	1	1	0	1	1	0
3373/3712	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	1/1	6	25	8	0	0	8	0	0
			TOTAL	Field 1 (Salam)	8	0	0	8	0	0
1514/1689	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	1/1	5	12/3	0	4	0	0	4	0
			TOTAL	Field 1 (Salam)	0	4	0	0	4	0
1587/1733	M/S SAHARA ENCLAVE PRIVATE LIMITED	5/12	11	9/2	1	8	0	1	8	0
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	1/2	11	9/1	1	8	0	1	8	0
	M/S SAHARA INDIA PROPERTIES PRIVATE LIMITED	1/12	TOTAL	Fields 2 (Salam)	2	16	0	2	16	0

27/7/21

Agree

27/7/21

Sanjay



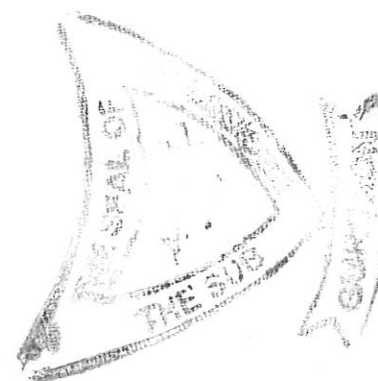
2557/2771	M/S SAHARA COMPLEX PRIVATE LIMITED	1/1	20	19/1/1	0	5	5	0	5	5	5
		1/1	20	19/1/2	0	5	5	0	5	5	5
		1/1	20	19/1/3	0	5	5	0	5	5	5
		1/1	20	19/1/6	0	3	8	0	3	8	8
		1/1	20	19/1/7	0	6	1	0	6	1	1
		1/1	20	19/1/8	0	2	2	0	2	2	2
		1/1	20	19/2/1	0	6	1	0	6	1	1
		1/1	20	19/2/2	0	6	1	0	6	1	1
		1/1	20	19/2/3	0	6	1	0	6	1	1
		1/1	20	19/2/6	0	4	2	0	4	2	2
		1/1	20	19/2/9	0	14	0	0	14	0	0
		1/1	20	19/2/10	0	0	3	0	0	3	3
		1/1	20	19/2/11	0	0	2	0	0	2	2
		1/1	20	19/2/12	0	0	2	0	0	2	2
		1/1	20	19/2/13	0	0	2	0	0	2	2
		1/1	20	19/2/14	0	0	2	0	0	2	2
		1/1	20	19/2/15	0	0	2	0	0	2	2
		1/1	20	19/2/16	0	0	3	0	0	3	3
		1/1	20	19/2/17	0	0	1	0	0	1	1
		1/1	20	19/3/1	0	2	0	0	2	0	0
		1/1	20	19/3/2	0	6	1	0	6	1	1
		1/1	20	19/3/3	0	14	0	0	14	0	0
		1/1	20	19/3/4	0	6	1	0	6	1	1
		1/1	20	19/3/5	0	6	1	0	6	1	1
		1/1	20	19/3/6	0	6	1	0	6	1	1
		1/1	20	19/3/7	0	6	1	0	6	1	1
		1/1	20	19/3/8	0	4	2	0	4	2	2
		1/1	20	19/3/9	0	6	7	0	6	7	7
		1/1	20	19/3/10	0	2	4	0	2	4	4
		1/1	20	19/1/4	0	5	5	0	5	5	5
		1/1	20	19/1/5	0	5	5	0	5	5	5
		1/1	20	22/3/1/2	0	6	8	0	6	8	8
		1/1	20	22/3/1/3	0	4	0	0	4	0	0
		1/1	20	22/3/1/4	0	5	8	0	5	8	8
		1/1	20	22/3/1/5	0	5	8	0	5	8	8
		1/1	20	22/3/1/6	0	5	0	0	5	0	0
		1/1	20	22/3/1/7	0	5	8	0	5	8	8
		1/1	20	22/3/1/8	0	5	8	0	5	8	8
		1/1	20	22/3/1/9	0	5	8	0	5	8	8
			TOTAL	Fields 39 (Salam)	9	3	7	9	3	7	7
243/348	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/1	20	22/2/2/2	0	8	0	0	8	0	0

2557/2771


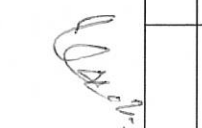
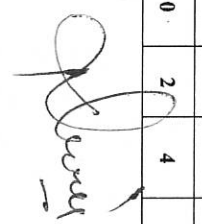
243/348

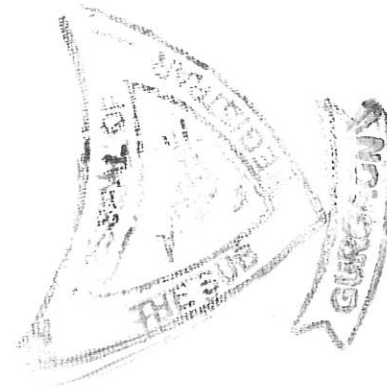
2557/2771

243/348



2558/2772	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/1833	20	19/2/4	0	6	1	0	6	1
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/1833								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/1833								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/1833								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/1833								
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/1833								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/1833								
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	8/1833								
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	83/1833								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/1833								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/1833	TOTAL	Field 1 (Salam)	0	6	1	0	6	1
3360/3687	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/1833	20	19/2/5	0	6	1	0	6	1
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	8/1833								
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/1833								
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/1833								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/1833								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/1833								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/1833								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/1833								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/1833								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/1833								
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	83/1833	TOTAL	Field 1 (Salam)	0	6	1	0	6	1
3387/3730	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/3	11	10/3 MIN EAST	1	18	0	1	18	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/3								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/3	TOTAL	Field 1 (Salam)	1	18	0	1	18	0
2934/3235	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	1/3	11	10/2 MIN EAST	0	18	0	0	18	0
	M/S SAHARA ENCLAVE PRIVATE LIMITED	1/3								
	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/3	TOTAL	Field 1 (Salam)	0	18	0	0	18	0
49/119 MIN	M/S SAHARA INDIA COMMERCIAL CORPORATION LIMITED	1/1	10	15 MIN EAST SOUTH	2	4	0	2	4	0
	TOTAL		TOTAL	Field 1 (Salam)	2	4	0	2	4	0



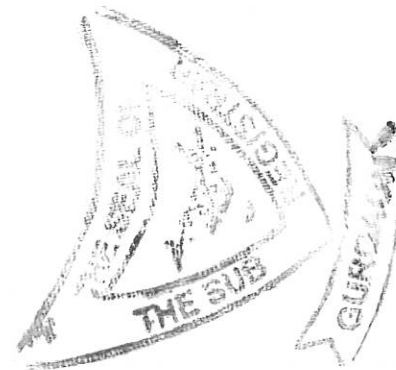
843/951	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/1	12	4/2	0	4	0	0	4	0
			TOTAL	Field 1 (Salam)	0	4	0	0	4	0
3361/3688	M/S SAHARA LAND-ARTS PRIVATE LIMITED	484/1833	20	19/2/7	0	6	7	0	6	7
	M/S SAHARA STRUCTURALS PRIVATE LIMITED	8/1833	20	19/2/8	0	2	4	0	2	4
	M/S SAHARA COMPLEX PRIVATE LIMITED	12/1833	20	22/3/1/1	0	3	6	0	3	6
	GAUTAM SARKAR S/O KASHUNISH KUMAR SARKAR	7/1833								
	M/S SAHARA RESIDENTIALS PRIVATE LIMITED	230/1833								
	M/S SAHARA ENCLAVE PRIVATE LIMITED	9/1833								
	M/S SAHARA BUILDWELL PRIVATE LIMITED	185/1833								
	M/S SAHARA TOWNSHIP PRIVATE LIMITED	173/1833								
	M/S SAHARA CONSTRUCTIONS PRIVATE LIMITED	169/1833								
	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	473/1833								
	M/S SAHARA INDIA DEVELOPERS PRIVATE LIMITED	83/1833	TOTAL	Field 1 (Salam)	0	9	0	0	9	0
1993/1/2192/1	U.K. BOSE @ UTTAM KUMAR BOSE S/O TAPENDRA NATH BOSE	1/4	13	21/2	0	9	0	0	2	2
			TOTAL	Field 1 (Share)	0	9	0	0	2	2

25/7/2025

Aravind

Aravind

Aravind



3401/3748	M/S SAHARA BUILDWELL PRIVATE LIMITED	1/1	20	18/1	0	4	0	0	4	0
				18/2	0	5	8	0	5	8
				18/3	0	5	8	0	5	8
				18/4	0	5	8	0	5	8
				18/5	0	5	8	0	5	8
				18/6	0	5	8	0	5	8
				18/7	0	4	0	0	4	0
				18/8	0	6	4	0	6	4
				18/9	0	2	3	0	2	3
				18/10	0	14	0	0	14	0
				18/11	0	1	3	0	1	3
				18/12	0	4	1	0	4	1
				18/13	0	4	1	0	4	1
				18/14	0	4	1	0	4	1
				18/15	0	4	1	0	4	1
				18/16	0	4	1	0	4	1
				18/17	0	8	3	0	8	3
				18/18	0	4	1	0	4	1
				18/19	0	4	1	0	4	1
				18/20	0	4	1	0	4	1
				18/21	0	4	1	0	4	1
				18/22	0	4	1	0	4	1
				18/23	0	2	7	0	2	7
				18/24	0	4	1	0	4	1
				18/25	0	4	1	0	4	1
				18/26	0	4	1	0	4	1
				18/27	0	4	1	0	4	1
				18/28	0	4	1	0	4	1
				18/29	0	8	3	0	8	3
				18/30	0	3	3	0	3	3
				18/31	0	3	3	0	3	3
				18/32	0	3	3	0	3	3
				18/33	0	3	3	0	3	3
				18/34	0	3	3	0	3	3
			TOTAL	Fields 34 (Salam)	7	19	3	7	19	3
Total Area				865	2	4				
Share (3600/155722)				20	0	0				
				2.50 Acres						

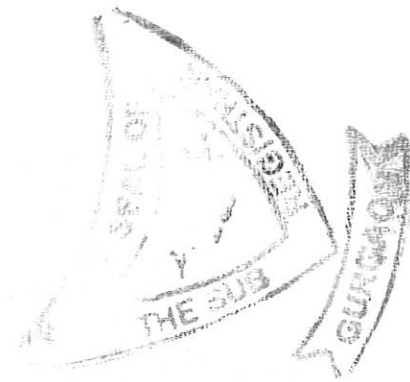
Thus, Total Land admeasuring from above noted Khewat/Khata 865 Kanal - 2 Marla - 4 Sarsai to the extent of 3600/155722 share i.e. 20 Kanal - 0 Marla

2/2/21

Attest




11/11

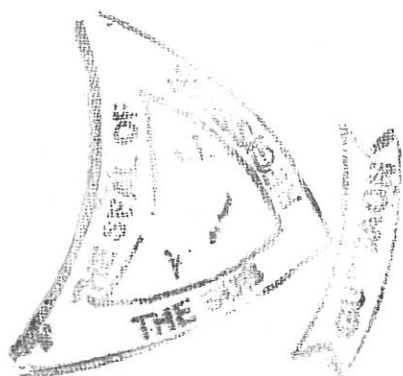
Seenu



as per Jamabandi for the year 2005-2006 and by way of Mutation No.10635 sanctioned dated 01.09.2006; Mutation No.10639 sanction dated 01.09.2006; Mutation No. 10673, 10674, 10676, 10677, 10678, 10679, 10684, 10685, 10686, 10706 all sanctioned dated 06.11.2006; Mutation No.10748, 10753 both sanctioned dated 01.12.2006; Mutation No. 10769 sanctioned dated 28.02.2007; Mutation No. 10789 sanctioned dated 15.10.2007; Mutation No. 10915 sanctioned dated 11.10.2007; Mutation No. 11063 sanctioned dated 21.05.2008; Mutation No. 12572 sanctioned dated 02.06.2011; Mutation No. 13149 sanctioned dated 01.07.2013 and Mutation No.13732 sanctioned dated 10.06.2015; and, Fard Badar Nos. 7 and 16 both sanctioned dated 02.06.2011; forming subject matter of Sale Deeds as per the details:- Sale Deed No. 8770 dated 20.07.2006, Sale Deed No. 8771 dated 20.07.2006, Sale Deed No. 11834 dated 04.09.2006, Sale Deed No. 11723 dated 01.09.2006, Sale Deed No.11718 dated 01.09.2006, Sale Deed No. 11720 dated 01.09.2006, Sale Deed No. 11710 dated 01.09.2006, Sale Deed No. 9999 dated 08.08.2006, Sale Deed No. 9879 dated 07.08.2006, Sale Deed No. 10007 dated 08.08.2006, Sale Deed No. 14220 dated 10.10.2006, Sale Deed No. 15695 dated 02.11.2006, Sale Deed No. 15696 dated 02.11.2006, Sale Deed No. 26822 dated 23.03.2007, Sale Deed No. 14216 dated 09.10.2007, Sale Deed No. 4446 dated 16.05.2008, Sale Deed No. 8984 dated 07.10.1997, Sale Deed No. 9118 dated 18.10.2002, Sale Deed No. 4417 dated 25.05.2015] (hereinafter called the “said Property”).

AND WHEREAS in pursuance of the Agreement dated 10th October, 2014 entered into by Vendors and **Orders dated 02.12.2014 and 23.03.2015** passed by **Hon’ble Supreme Court of India** in IA Nos. 31-33, 34-36 & 37-39 in Comm. Pet.(C) No. 412/2012 & 413/2012 in CA No. 9813/2011 and



9833/2011 and Conmt. Pet. (C) No. 260/2013 in CA No. 8643 of 2012 the Vendors have agreed to sell the above said Property i.e. land measuring **20 Kanals 00 Marlas** made the representation, warranties, assurances and declarations herein, and decided to hereby grant, convey, transfer by way of sale, the said Property and assign unto and in favour of the VENDEES, the said Property and every part thereof together with the right, title and interest therein, with all the benefits advantages, concessions, licenses, hereditaments, easement rights, equities, claims, demands, privileges, appurtenances or any other things and on the strength of the representations, assurances, warranties, confirmations and declarations made and / or given by the VENDORS, the VENDEES have agreed to purchase the said Property on the following terms and conditions:-

Definition and interpretation

In this Deed:

- a. the 'Vendors' includes the real owner of the said Property.
- b. the 'Property' / 'Land' means land measuring **20 Kanals 00 Marlas** (details of which are mentioned hereinabove) situated in the revenue estate of Village Chauma, Tehsil & Distt. Gurgaon (Haryana).
- c. words importing the masculine gender include the feminine and the neuter and vice versa.
- d. words importing the singular include the plural and vice versa.
- e. references to persons include bodies corporate and vice versa.
- f. save where the context otherwise requires all obligations given or undertaken by more than one person in the same capacity are given or undertaken by them jointly and severally.





- g. save where otherwise stated any reference to a numbered clause or schedule means the clause or schedule in this deed, which is so numbered.
- h. possession means actual uninterrupted and undisturbed vacant, peaceful and physical possession of the said Property.

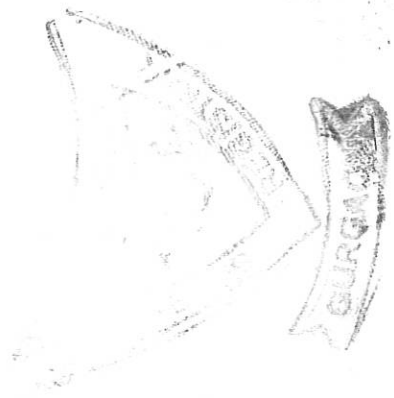
AFFIRMATION AND REPRESENTATIONS BY THE VENDOR

WHEREAS the Vendors hereby affirm, represent, assure, warrant and declare to the Vendees that the said Property:

- i) is good, clear and legally marketable property owned and possessed by the Vendors having full legal & lawful right to transfer, sell, convey and/or deal with the same in any whatsoever unrestricted manner.
- ii) is free from all / any charges or encumbrance such as sale, agreement to sell, any arrangement or understanding, will, exchange, mortgage, gift, lien, lease, court decrees, court injunctions, any security, surety, attachment, litigation/dispute, legal flaws, acquisition, etc.
- iii) no suit, case or any other litigation is pending relating to the said Property or any part thereof in any court or tribunal or any other Administrative Authority and is free from all encumbrances, lien, charges etc.
- iv) is not subject to any notice or scheme for acquisition and/or requisition of any authority under any law.

- v) is not subject to any dues, outstanding claims, demands penalties, etc.





for any services, provided by any Government and / or local authority and / or toward any other statutory dues and/or that under the law of the land and / or attachment proceedings of the Income Tax Department, Sales Tax / Trade Tax / Value Added Tax Department, Customs Department, Central Excise Department or any department or authority (of any nature whatsoever).




vi) does not have any warehouse, cattle livestock, raising of grass on the said Property and is purely an agricultural land and before the enactment of Urban Land Ceiling Regulation Act, 1976 and has been entered in the records of the appropriate authority accordingly.


vii) has not been notified under the provisions of the Land Acquisition Act, 1894 and / or Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013, either for the planned development by the Government and/or any other authority.

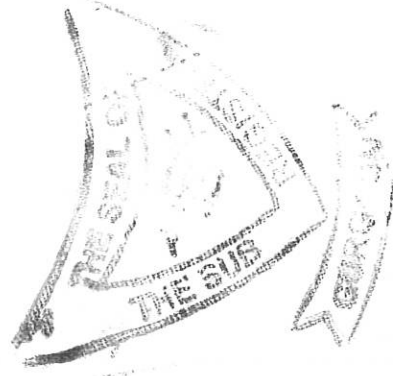
viii) is not subject of any execution of General or Special Power of Attorney or any agreement to sell, mortgage, and transfer, assignment, encumbrances by the Vendors in favour of any other person prior to the date of this deed, and is not subject matter of PLPA and Aravali Plantation.

ix) The said Land is non ancestral property and is not part of HUF property.

x) Vendors through their respective Board of Directors have agreed and consented to sell, transfer, grant, convey and assign all the rights, title and interest in the said Property.









xi) Vendors have the necessary power and authority in terms of its Memorandum of Association & Articles of Association to enter and execute this Deed for sale, transfer, grant, conveyance, assurance, assignment and alienation of the said Property to the Vendees.

xii) no proceedings have either been initiated and / or pending and / or concluded against the Vendors under the provisions of the Sick Industrial Companies (Special Provisions) Act, 1985. Further, the Vendors is/are not subject to any proceedings under the provisions of the Sick Industrial Companies (Special Provisions) Act, 1985 which may affect such sale, transfer, grant, conveyance, assurance, assignment and alienation of the said Property in favour of the Vendees.

xiii) the Vendors have not contributed the said Property and any part or portion thereof and all or any of its rights, title and interest therein as a part of its capital in any business or legal entity and / or has offered the said Property and every part or portion thereof and all or any of its rights, title and interest therein in discharge of or in security for any state revenue including Income Tax, Sales Tax, Trade Tax, Value Added Tax, customs and central excise levies & cesses and / or any other direct or indirect tax etc.

ANDWHEREAS the Vendors have collectively agreed to sell their land admeasuring **20 Kanals 00 Marlas (2.50 Acres)** as mentioned in table given above to Vendees for the agreed consideration and Vendees have agreed to purchase the same as per the share mentioned below:-




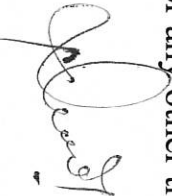





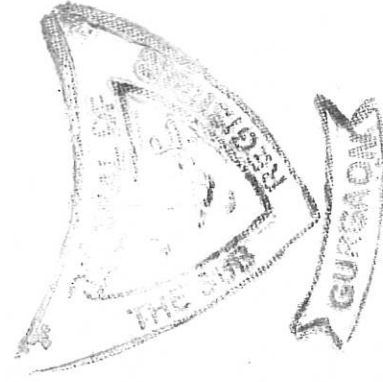


1. M3M India Pvt. Ltd. (188/10000 share) –Vendee No. 1
2. RSSG Builders Pvt. Ltd. (885/10000 share) –Vendee No. 2
3. Pluto Realcon Pvt. Ltd. (188/10000 share) –Vendee No. 3
4. Shelters Infracon Pvt. Ltd. (752/10000 share) –Vendee No. 4
5. Neer Builders Pvt. Ltd. (210/10000 share) –Vendee No. 5
6. Fame Buildcon Pvt. Ltd. (752/10000 share) –Vendee No. 6
7. Masco Builders Pvt. Ltd. (752/10000 share) –Vendee No. 7
8. Frontier Realtech Pvt. Ltd. (188/10000 share) –Vendee No. 8
9. Cosmo Propbuild Pvt. Ltd. (172/10000 share) –Vendee No. 9
10. Metro Education & Welfare Pvt. Ltd. (188/10000 share)–Vendee No.10
11. Starcity Realtech Pvt. Ltd. (176/10000 share) –Vendee No. 11
12. Blue Bell Buildtech Pvt. Ltd. (990/10000 share) –Vendee No. 12
13. Zarf Buildcon Pvt. Ltd. (730/10000 share) –Vendee No. 13
14. Morgan Probuild Pvt. Ltd. (762/10000 share) –Vendee No. 14
15. Aspis Buildcon Pvt. Ltd. (860/10000 share) –Vendee No. 15
16. Targe Buildcon Pvt. Ltd. (210/10000 share) –Vendee No. 16
17. Tizona Buildcon Pvt. Ltd. (885/10000 share) –Vendee No. 17
18. Mask Realcon Pvt. Ltd. (752/10000 share) –Vendee No. 18
19. Oakwood Realty Pvt. Ltd. (172/10000 share) –Vendee No. 19
20. Surya Propcon Pvt. Ltd. (188/10000 share) –Vendee No. 20

NOW THE PARTIES HERETO HAVE MUTUALLY AGREED AND THIS DEED WITNESSTH AS UNDER:-

1. That on the terms and conditions set out herein, the Vendors hereby grant, assign, convey, sell and transfer the said Property along with all their rights of possession, ownership, occupancy, titles, claims, interest, easement rights, privileges, appurtenances or any other things



whatsoever of that nature in favour of the above named Vendees for and in full and final consideration of Rs.16,34,81,809/- (Rupees Sixteen Crores Thirty Four Lacs Eighty One Thousand Eight Hundred and Nine Only). The Vendees have paid the said total sale consideration i.e. Rs.16,34,81,809/- (Rupees Sixteen Crores Thirty Four Lacs Eighty One Thousand Eight Hundred and Nine Only) to the Vendors in the following manner :

Amount (Rs.)	Cheque / DD No.	Dated	Drawn on
30,42,723/-	068114	22.03.2016	Axis Bank Ltd.
1,43,23,458/-	520020	22.03.2016	Axis Bank Ltd.
30,42,723/-	008515	22.03.2016	Axis Bank Ltd.
1,21,70,893/-	008315	22.03.2016	Axis Bank Ltd.
33,98,786/-	008415	22.03.2016	Axis Bank Ltd.
1,21,70,893/-	521855	22.03.2016	Axis Bank Ltd.
1,21,70,893/-	518420	22.03.2016	Axis Bank Ltd.
30,42,723/-	664102	22.03.2016	Axis Bank Ltd.
27,83,768/-	663902	22.03.2016	Axis Bank Ltd.
30,42,723/-	039071	22.03.2016	Axis Bank Ltd.
28,48,507/-	664007	22.03.2016	Axis Bank Ltd.
1,60,22,852/-	069550	22.03.2016	Axis Bank Ltd.
1,18,14,830/-	338341	22.03.2016	Axis Bank Ltd.
1,23,32,740/-	520914	22.03.2016	Axis Bank Ltd.
1,39,18,841/-	658437	22.03.2016	Axis Bank Ltd.
33,98,786/-	658019	22.03.2016	Axis Bank Ltd.
1,43,23,458/-	658340	22.03.2016	Axis Bank Ltd.
1,21,70,893/-	658619	22.03.2016	Axis Bank Ltd.

[Signature]

[Signature]

[Signature]

10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	-----



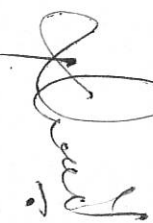
27,83,768/-	658137	22.03.2016	Axis Bank Ltd.
30,42,723/-	658518	22.03.2016	Axis Bank Ltd.
16,34,828/-	Deducted by the Vendees @1% of the total sale consideration as TDS under section 194 of Income Tax Act, 1961.		

Vendors hereby acknowledge the receipt of the entire sale consideration. Vendors also discharge the Vendees from further payments thereof in respect of the said Property. Now nothing is due towards the Vendees in respect of the said Property.

The Parties hereto agree that payment of the aforementioned sale consideration in name of “**SEBI Sahara Refund Account No: 012210110003740**” is being made at the behest and instance of the Vendors and in accordance with directions given by the Hon’ble Supreme Court of India. It has been agreed and understood between the Parties that payment in favour of “**SEBI Sahara Refund Account No: 012210110003740**” shall be valid and lawful discharge of financial liability by the Vendees in so far as payment of said Consideration for the said Property is concerned.

Further, as the consideration has been paid in accordance with directions given by the Hon’ble Supreme Court of India, as such and as per the instructions by the Vendors that tax deducted at source on the aforesaid consideration shall be deposited entirely to the account of Vendor No. 1 (M/s. Sahara India Commercial Corporation Ltd.). In case any liability of any nature is fastened on the Vendees due to the






100

100

100

100

100

100

100

100

100

100

100

100

100

100

100

100

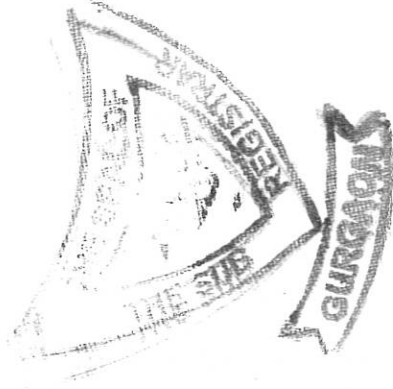
100

100

100

100

100



deposit of TDS only to the account of the Vendor No. 1, in that event the same shall entirely be discharged by the Vendors.

2. That the total sale consideration is worked out based on actual measurement of the land as aforementioned and has been paid by the Vendees to the Vendors. Further, the Vendors hereby confirm, declare and acknowledge that the Total Sale Consideration as stated hereinabove is a valid, adequate and binding consideration for the sale, transfer, grant, conveyance, assurance, assignment and alienation of all its rights, title and interests whatsoever in the said Property.

3. The Vendors are the absolute owner in physical, vacant & peaceful possession of the said Property and have a clear and unencumbered title of it and hereby hands over the possession of the same simultaneous to execution of this sale deed, to the Vendees. Now the Vendees have become absolute owner in possession of the same and have all the rights to use the said Property in any manner whatsoever.

4. That on the basis of this sale deed, the Vendees are entitled to get the said Property mutated in their own name in the revenue record and also with other concerned authorities on the basis of this sale deed or its certified true copy to which the Vendors shall have no objection and shall not raise any objection. The Vendors hereby confirm to assist and participate in mutation process.

5. That the Vendors have agreed and undertaken to sign and execute without any reservation, objection or demur any, all and every papers,







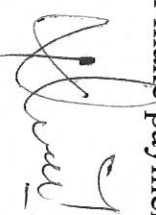

documents, applications, etc. in respect of the said Property which at any time may be required by the Vendees and/or any office or authority concerned for necessary transfer and mutation of the said Property in favour of the Vendees.

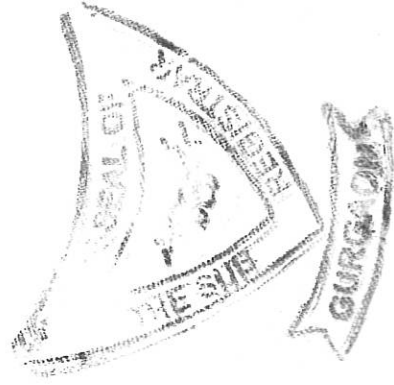
6. That the Vendees have agreed to purchase the said Property on the basis of assurances and representation made herein by the Vendors in regard to the title of the said Property and in case it is proved otherwise the Vendors shall indemnify the Vendees for all and/or any loss that may be caused, sustained by the Vendees. The Vendors further agrees to indemnify the Vendees in case of any legal proceedings or by any governmental authority for any violations relating to the said Property.

7. That the value of the tube-well with electricity connection, trees, wire fencing & constructed building in the said Property, if any, is included in the above said total sale consideration. The Vendors shall not claim for the same in future and the Vendees have become absolute owner of the same and shall be entitled to use the same in any manner whatsoever.

8. That the Vendors doth hereby covenant with the Vendees that the Vendors has/have paid all the rates and taxes/land revenue, bank loans, electricity bills etc. that are due to and payable on the said Land/Property up to the date of this deed and if any amount is found payable later on which relates to the date prior to the date of this deed then the Vendors shall be liable for the same and shall make payment of such amount.






C. Sankar


V. Sankar



9. Consequent upon the execution of this Sale Deed, the Vendors shall have no interest in the land and all rights, title and interest shall pass on to the Vendees.
10. That the Vendees undertake that the cheque(s) as mentioned hereinabove shall be duly encashed on presentation or as directed by the Hon'ble Supreme Court and in case any of the cheque(s) is/are not encashed for any reason whatsoever the present sale deed shall stand automatically cancelled and rendered null and void for all intents and purposes without their being any further requirement for the Vendors to take legal recourse against the Vendees.
11. That all charges and expenses of the transfer i.e. stamp duty, registration charges for this deed and sale deed have been borne by the Vendees.

12. That M/s. Sahara Colonizers Private Limited having its registered office at Sahara India Bhawan, 1- Kapoorthala Complex, Alliganj, Lucknow-226024, U.P., Mr. Rishi Deo Upadhyay duly authorised by Board of Directors of the said company by virtue of resolution dated 21.03.2016 has participated in the execution and registration of this sale deed as "Confirming Party" in categoric admission and acknowledgement of correctness of recitals here in and in confirmation of the fact that the sale deed shall be binding on the said company with full force and effect. It is further specifically confirmed by the Confirming Party that it has got absolutely no right, title and interest of any nature in the land subject matter of the instant sale deed.

Handwritten text, possibly a date or reference number.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.

Handwritten text, possibly a name or title.



THE VENDOR(S) HEREBY ASSURE THE VENDEE(S) AS UNDER:

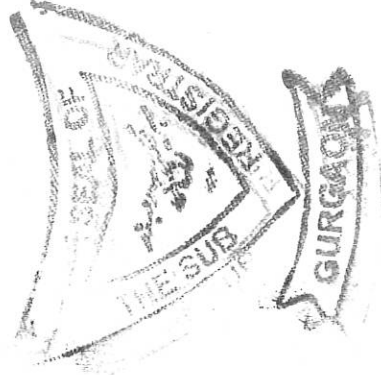
- A. The Vendors shall indemnify the Vendees of any cost, charges, fees, fines, penalties, dues, etc. in respect of the said Property towards land revenue, electricity charges, local taxes, and any other statutory or other dues, demands, claims, etc. relating to the period upto the date of this sale deed made/raised by the respective creditors either prior to or after the date of this sale deed.
- B. The Vendors shall indemnify the Vendees of any cost, charges, penalties, interest, constraints, disturbances and whatsoever of that nature suffered/to be suffered by the Vendees out of any defects in the ownership title of the said Property.
- C. That the Vendors also undertake to indemnify the Vendees for any disturbance in occupancy or dispossession of the said Property due to falseness or misrepresentation, either partially or fully, made by the Vendors in their affirmation in this sale deed.

- D. The Vendors hereby agree and undertake to do all such acts, things and deeds which under the law, they are bound to do in respect of the said Property for the purpose of effectually carrying out the intention and purpose of this deed of sale, if required in any manner whatsoever, in future including steps to be taken as the Vendors for mutation in the revenue records and shall not object to the mutation of the said Property in favour of the Vendees in the records of the appropriate authority. The Vendees will also entitled to get sanction


Vendor


Vendor


Vendee



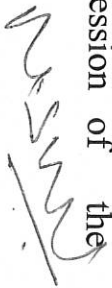


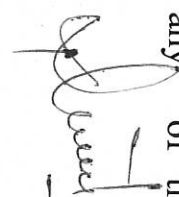
the mutation in revenue records in its name of the land mentioned in the sale deed.

E. That from this day onwards the Vendees shall be absolute owner in possession of the said Property and will be entitled to use and utilize the said Property in any manner the Vendees may like, to which the Vendors will have no objection in any manner whatsoever. Consequent upon the execution of this Sale Deed, the Vendors shall have no interest in the land and all rights, title and interest shall pass on to the Vendees.

F. That the content of this Sale Deed has been read over and explained word by word by the witnesses to the Vendors. Same has been understood by Vendors and have executed this sale deed.

G. That the Vendors have understood the contents of this sale deed in their respective vernacular language and they have given their full consideration to all aspects and terms and conditions here in above and after understanding the same have agreed to execute this sale deed.

H. All the representations, assurances, warranties, confirmations and declarations contained in the Recitals as well as in various clauses and / or as otherwise stated and recited in this Deed are true and correct, no part thereof is false and nothing material has been concealed therefrom and if it is ever proved otherwise, or if the whole or any part of the said Property is ever taken away or goes out from the possession of the Vendees on account of any of the



representations, assurances, warranties, confirmations and declarations turning to be false or incorrect, then the Vendors shall be liable and responsible to indemnify and to make good the loss suffered by the Vendees and keep the Vendees or anyone claiming through the Vendees saved, harmless and indemnified against all such losses and damages suffered by the Vendees or its successors in title and interest and also against all claims, actions at law and other proceedings in respect thereof.

- I. That all charges and expenses of the transfer i.e. stamp duty, registration charges for this deed and sale deed have been borne by the Vendees.

IN WITNESS WHEREOF the parties have set their respective hands and seal on these presents at the place and on the day, month and year first above written in the presence of the following witnesses:

For & on behalf of VENDORS

- (1) **M/s. Sahara India Commercial Corporation Ltd.,**

through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara India Commercial Corporation Ltd.


Authorized Signatory

- (2) **M/s. Sahara Land-Arts Pvt. Ltd.,**

through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Land-Arts Pvt. Ltd.


Authorized Signatory

- (3) **M/s. Sahara Complex Pvt. Ltd.,**

through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Complex Pvt. Ltd.


Authorized Signatory

- (4) **M/s. Sahara Residentials Pvt. Ltd.,**

M/s Sahara Residentials Pvt. Ltd.


Authorized Signatory







through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Constructions

- (5) **M/s. Sahara Constructions Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay


Authorized Signatory

- (6) **M/s. Sahara Structural Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Structural Pvt. Ltd.

Authorized Signatory

- (7) **M/s. Sahara Enclave Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Enclave Pvt. Ltd.

Authorized Signatory

- (8) **M/s. Sahara Township Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Township Pvt. Ltd.

Authorized Signatory

- (9) **M/s. Sahara India Developers Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay


M/s Sahara India Developers Pvt. Ltd.

Authorized Signatory

- (10) **Mr. Gautam Sarkar**



- (11) **M/s. Sahara India Properties Pvt. Ltd.,**
through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara India Properties Pvt. Ltd.

Authorized Signatory

- (12) **Mr. Uttam Kumar Bose**



- (13) **M/s. Sahara India Real Estates Pvt. Ltd.,**
through its authorized signatory

M/s Sahara India Real Estates Pvt. Ltd.

Authorized Signatory



Signature

Signature

Signature

Signature

Signature

Signature

Signature



Mr. Rishi Deo Upadhyay

(14) **M/s. Sahara Buildwell Pvt. Ltd.,**

through its authorized signatory
Mr. Rishi Deo Upadhyay

M/s Sahara Buildwell Pvt. Ltd

Authorized Signatory

M/s Sahara India Residential Holdings Pvt. Ltd.

(15) **M/s. Sahara India Residential Holdings Pvt. Ltd.,**

through its authorized signatory
Mr. Rishi Deo Upadhyay

Authorized Signatory
For M3M India Pvt. Ltd.

For & on behalf of VENDEES

1. **M/s. M3M INDIA PRIVATE LIMITED,**

through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

2. **M/s. RSSG BUILDERS PRIVATE LIMITED,**

through its duly authorized signatory Mr. Kapil Alug

RSSG Builders Private Limited

Director/Authorised Signatory

3. **M/s. PLUTO REALCON PRIVATE LIMITED,**

For PLUTO REALCON PVT. LTD

through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

4. **M/s. SHELTERS INFRACON PRIVATE LIMITED,**

For Shelters Infracon Pvt Ltd.

through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

5. **M/s. NEER BUILDERS PRIVATE LIMITED,**

For NEER BUILDERS PVT. LTD.

through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

6. **M/s. FAME BUILDCON PRIVATE LIMITED,**

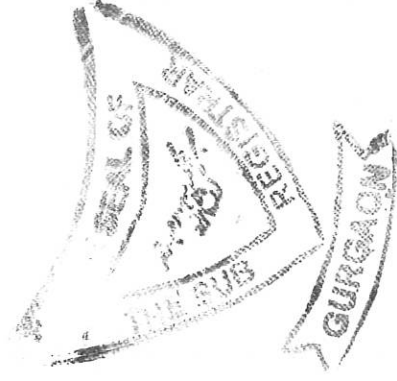
Fame Buildcon Private Limited

through its duly authorized signatory Mr. Kapil Alug

Director/Authorised Signatory

Kapil Alug


Kapil Alug



7. **M/s. MASCO BUILDERS PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


for Masco Builders (P) Ltd
Director/Auth. Signatory

8. **M/s. FRONTIER REALTECH PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Frontier Realtech Private Limited
Director/Auth. Signatory

9. **M/s. COSMO PROPBUILD PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Cosmo Propbuild Private Limited
Director/Authorised Signatory

10. **M/s. METRO EDUCATION &
WELFARE PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Metro Education & Welfare Private Limited
Director/Auth. Signatory

11. **M/s. STARCITY REALTECH PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Starcity Realtech Private Limited
Director/Authorised Signatory

12. **M/s. BLUE BELL BUILDTECH PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Blue Bell Buildtech Private Limited
Director/Authorised Signatory

13. **M/s. ZARF BUILDCON PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Zarf Buildcon Pvt Ltd.
Director/Auth. Signatory

14. **M/s. MORGAN PROBUILD PRIVATE LIMITED,**
through its duly authorized signatory Mr. Kapil Alug


Morgan Probuild Private Limited
Director/Auth. Signatory

15. **M/s. ASPIS BUILDCON PRIVATE LIMITED,** For Aspis Buildcon Pvt. Ltd.
through its duly authorized signatory Mr. Kapil Alug


Aspis Buildcon Pvt. Ltd.
Director/Auth. Signatory





For Targe Buildcon Pvt. Ltd.

16. M/s. TARGE BUILDCON PRIVATE LIMITED,
through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

For Tizona Buildcon Pvt. Ltd.

17. M/s. TIZONA BUILDCON PRIVATE LIMITED,
through its duly authorized signatory Mr. Kapil Alug

Director/Auth. Signatory

18. M/s. MASK REALCON PRIVATE LIMITED,
through its duly authorized signatory Mr. Kapil Alug

Mask Realcon Private Limited

Director/Auth. Signatory

19. M/s. OAKWOOD REALTY PRIVATE LIMITED,
through its duly authorized signatory Mr. Kapil Alug

Oakwood Realty Private Limited

Director/Authorised Signatory

20. M/s. SURYA PROPCON PRIVATE LIMITED,
through its duly authorized signatory Mr. Kapil Alug

Surya Propcon Private Limited

Director/Auth. Signatory

CONFIRMING PARTY

M/s. SAHARA COLONIZERS PRIVATE LIMITED,
through its authorized signatory Mr. Rishi Deo Upadhyay

12/11

WITNESSES:

S.C. AFROSA

Advocate

1. Sagita Dewshi

Civil Courts, Gurgaon

Authorised Signatory

Delwale

New Delhi

2.

Aneet Singh

Aneet Singh

Sri Sri Rakesh Kumar Singh

P/O H.No. 17, 2nd Floor

Vijay Block Loweri Nagar

Shakun Park East Delhi

