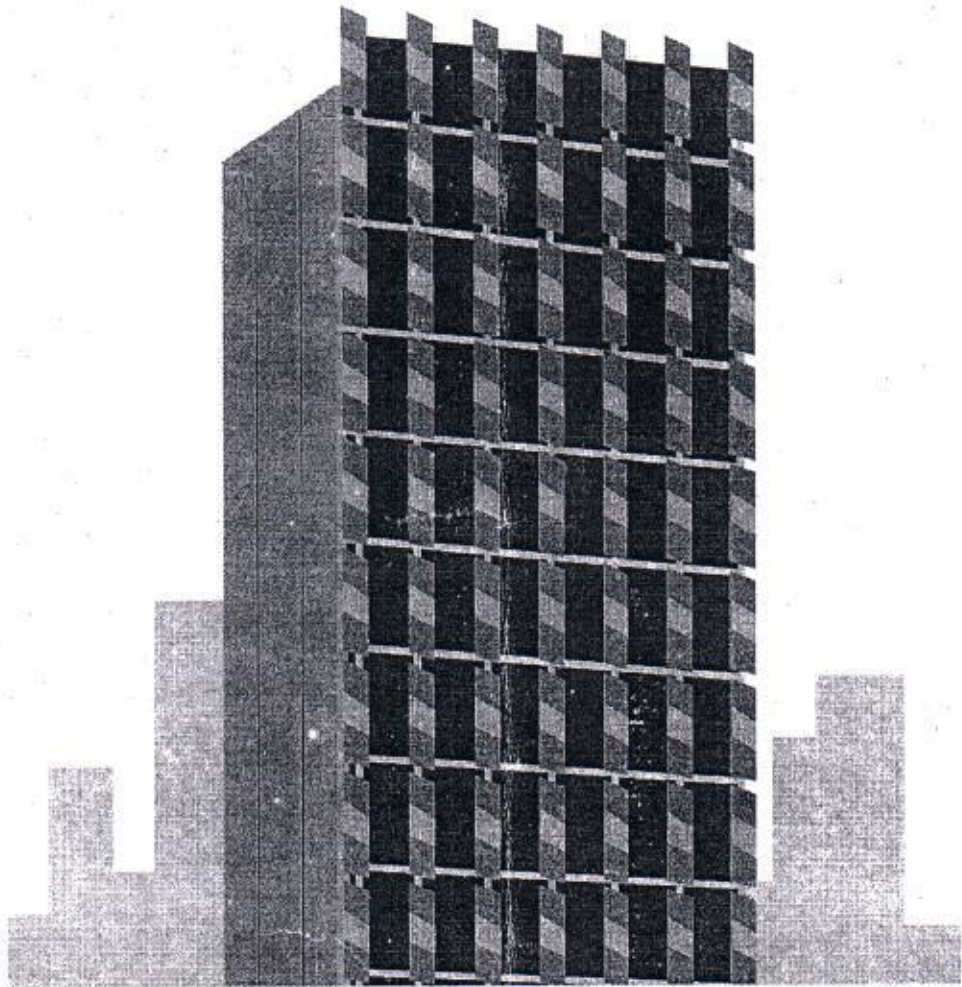


BDR/17/ 8613 /2016

A GREEMENT FOR SALE



SIGRUN REALTIES LIMITED -----TRANSFEROR

VISHWADEEP PROJECTS PRIVATE LIMITED ----- TRANSFEREE

OFFICE NO. 1007 WING A FLOOR 10th

FAIRLINK CENTRE SEVADAS PREMISES CO-OPERATIVE SOCIETY LIMITED



Thursday, October 13, 2016
7:42 PM

पावती

Original/Duplicate

नोंदणी क्र.: 39म

Regn.: 39M

पावती क्र.: 9078 दिनांक: 13/10/2016

गावाचे नाव: ओशिवरा

दस्तऐवजाचा अनुक्रमांक: बदर17-8613-2016

दस्तऐवजाचा प्रकार : करारनामा

सादर करणाऱ्याचे नाव: विश्वदीप प्रोजेक्ट्स प्रायव्हेट लिमिटेड चे संचालक बाबू - शेख

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 820.00

पृष्ठांची संख्या: 41

एकूण:

रु. 30820.00

आपणास मूळ दस्त, थंबनेल प्रिंट, सूची-२ अंदाजे
7:59 PM ह्या वेळेस मिळेल.

Salamadho

सह. दुय्यम निबंधक, अधीन - ६

मुंबई उपनगर जिल्हा.

बाजार मूल्य: रु.6663224.4 /-

मोबदला रु.6725000/-

भरलेले मुद्रांक शुल्क : रु. 336300/-

1) देयकाचा प्रकार: eChallan रकम: रु.30000/-

डीडी/घनादेश/पे ऑर्डर क्रमांक: MH005137078201617E दिनांक: 13/10/2016

बँकेचे नाव व पत्ता:

2) देयकाचा प्रकार: By Cash रकम: रु 820/-

Sharma

REGISTERED ORIGINAL DOCUMENT
DELIVERED ON 9/10/2016

मूल्यांकन पत्रक (शहरी क्षेत्र - बांधीव)					
Valuation ID	201610133126			13 October 2016,07:36:47 PM	
बदर17					
मूल्यांकनाचे वर्ष	2016				
जिल्हा	मुंबई(उपनगर)				
मूल्य विभाग	50-ओशिवरे (अंधेरी)				
उप मूल्य विभाग	50/240भूभाग: उत्तरेस 36.60 मी. रूंद वि.यो. रस्ता, पुर्वेस वीरा देसाई मार्ग, दक्षिणेस गावाची सीमा व पश्चिमेस तिक रोड.				
सर्व्हे नंबर /न. भू. क्रमांक :	सि.टी.एस. नंबर#701				
वार्षिक मूल्य दर तक्त्यानुसार मूल्यदर रु.	खुली जमीन	निवासी सदनिका	कार्यालय	दुकाने	औद्योगिक
	117900	189500	209000	275700	189500
मोजमापनाचे एकक	चौरस मीटर				
बांधीव क्षेत्राची माहिती					
मिळकतीचे क्षेत्र-	33.46चौरस मीटर	मिळकतीचा वापर-	कार्यालये/व्यावसायिक	मिळकतीचा प्रकार-	बांधीव
बांधकामाचे वर्गीकरण-	1-आर सी	मिळकतीचे वय-	11 to 20वर्ष	मूल्यदर/बांधकामाचा दर-	Rs.209000/-
उद्वाहन सुविधा-	आहे	मजला -	5th floor To 10th floor		
मजला निहाय घट/वाढ = 105% apply to rate= Rs.219450/-					
<p>घसा-यानुसार मिळकतीचा प्रति चौ. मीटर मूल्यदर = (((वार्षिक मूल्यदर - खुल्या जमिनीचा दर) * घसा-यानुसार मूल्यदर) + खुल्या जमिनीचा दर</p> <p>= (((219450-117900) * (80 / 100)) + 117900)</p> <p>= Rs.199140/-</p> <p>A) मुख्य मिळकतीचे मूल्य = वरील प्रमाणे मूल्य दर * मिळकतीचे क्षेत्र</p> <p>= 199140 * 33.46</p> <p>= Rs.6663224.4/-</p> <p>एकत्रित अंतिम मूल्य = मुख्य मिळकतीचे मूल्य + तळघराचे मूल्य + मेज्जनाईन मजला क्षेत्र मूल्य + लगतच्या गच्चीचे मूल्य + वरील गच्चीचे मूल्य + बंदिस्त वाहन तळाचे मूल्य + खुल्या जमिनीवरील वाहन तळाचे मूल्य + इमारती औचकीच्या खुल्या जागेचे मूल्य</p> <p>= A + B + C + D + E + F + G + H</p> <p>= 6663224.4 + 0 + 0 + 0 + 0 + 0 + 0 + 0</p> <p>= Rs.6663224.4/-</p>					

बदर - १७/		
३	१७	
२०९६		

Home Print





CHALLAN
MTR Form Number-6

बदर - १७/		
८९३	४	२७
२०९६		

GRN	MH00513707/2016-17	AMOUNT	336300.00	DATE	13/10/2016	USER	IOR554(BDR17)	25.2
Department	Inspector General Of Registration	Deface Number	0002905876201617	13/10/2016 (ISI-513-8613)	Payer Details			
Type of Payment	Stamp Duty	Deface Number	0002905876201617	TAX ID (If Any)				
(Amt.in words) Three Lakh Sixty Six Thousand Three Hundred Rupees Only				PAN No. (If Applicable)	AAJCS4873K			
Office Name	BDR17__JT SUB REGISTRAR ANDHERI 6			Full Name	SIGRUN REALTIES LIMITED			
Location	MUMBAI			Flat/Block No.	Office No. A-1007, 10th Flr, Fair			
Year	2016-2017 One Time			Premises/Building	Ink Centre Sevadas Premise			
Account Head Details		Amount In Rs.		Road/Street	Plot No. B-64, Off. Andheri Link Road			
0030045501 Stamp Duty		336300.00		Area/Locality	Andheri (West), Mumbai			
0030063301 Registration Fee		30000.00		Town/City/District				
				PIN	4 0 0 0 5 3			
				Remarks (If Any)	PAN2=AAFCV3861J~SecondPartyName=VIS HWADEEP PROJECTS PRIVATE LIMITED~CA =6725000			
				Amount In	Three Lakh Sixty Six Thousand Three Hundred Rupees			
Total		366300.00		Words	Only			
Payment Details IDBI BANK				FOR USE IN RECEIVING BANK				
Cheque-DD Details		Bank CIN	REF No.	69103332016101312451		102444994		
Cheque/DD No		Date		13/10/2016-14:13:26		JOINT SUB REGISTRAR ANDHERI 6		
Name of Bank		Bank-Branch		IDBI BANK		MUMBAI SUBURBAN DIST. (BANDRA)		
Name of Branch		Scroll No. , Date		Not Verified with Scroll				

Mobile No. : Not Available





CHALLAN
MTR Form Number-6

बदर - १७/		
६९३	५	२९
२०९६		

GRN	MH005137078201617E	BARCODE			Date	13/10/2016-14:12:59		Form ID	25.2		
Department					Inspector General Of Registration						
Type of Payment					Stamp Duty						
Registration Fee					TAX ID (If Any)						
Office Name					BDR17__JT SUB REGISTRAR ANDHERI 6						
Location					MUMBAI						
Year					2016-2017 One Time						
Account Head Details					Amount In Rs.		Full Name				
0030045501 Stamp Duty					336300.00		SIGRUN REALTIES LIMITED				
0030063301 Registration Fee					30000.00		PAN No. (If Applicable)				
							AAJCS4873K				
							Flat/Block No.				
							Office No. A-1007, 10th Flr, Fairl				
							Premises/Building				
							ink Centre Sevasdas Premise				
							Road/Street				
							Plot No. B-64, Off. Andheri Link Road				
							Area/Locality				
							Andheri (West), Mumbai				
							Town/City/District				
							PIN				
							4 0 0 0 5 3				
							Remarks (If Any)				
							PAN2=AAFVCV3861J--SecondPartyName=VIS				
							HWADEEP PROJECTS PRIVATE LIMITED-CA				
							=6725000				
							Amount In				
							Three Lakh Sixty Six Thousand Three Hundred Rupees				
Total					366300.00		Words				
							Only				
Payment Details					IDBI BANK						
					FOR USE IN RECEIVING BANK						
Cheque-DD Details					Bank CIN		REF No.		69103332016101312451 102444994		
Cheque/DD No					Date		13/10/2016-14:12:59				
Name of Bank					Bank-Branch		IDBI BANK				
Name of Branch					Scroll No. , Date		Not Verified with Scroll				

Mobile No. : Not Available



Richy

Gr:

A-1007

In the matter of sale of 10 shares of Rs.50/- each of Fairlink Centre Sevadas Premises Co-operative Society Limited bearing Distinctive Nos. 0931 to 0940 (both inclusive) under Share Certificate No.094 and incidental thereto the right to own use and occupy on **ownership basis** Office No.A-1007 on the 10th floor, in the building **Fairlink Centre**, Plot No.B-64, C.T.S. No. 701,Village Oshiwara, Off Andheri Link Road, Andheri (West), Mumbai 400 053

Sigrun Realities Limited

TO

Vishwadeep Projects Private Limited

बदर - १७/		
१९९३	७	०९
२०९६		

AGREEMENT FOR SALE

THIS AGREEMENT FOR SALE made at Mumbai this 13th day of October in the Christian Year Two Thousand and Sixteen

BETWEEN

SIGRUN REALTIES LIMITED, a company incorporated and registered under the Companies Act, 1956 and having its registered office at

10th Fairlink Centre , Off New Link Road, Andheri (W) Mumbai 400 053 former registered office at

A-103, 1st floor, Virwani Industrial Estate, Off Western Express Highway, Goregaon (East), Mumbai 400 063 hereinafter referred to as "**the TRANSFEROR**"

expression shall unless repugnant to the context or meaning thereof be deemed to mean and include its successors) of the **ONE PART**

AND

VISHWADEEP PROJECTS PRIVATE LIMITED, a company incorporated and registered under the Companies Act, 1956 and having its registered office at

24, 2nd Floor, Kesar Building, Opp. Geeta Bhavan Hotel, Princess Street, Mumbai 400

002 hereinafter referred to as "**the TRANSFEREE**" (which expression shall unless



Signature

Signature

बंदर - १७/		
६७३	८	७७
२०९६		

provided the Transferor herein agrees to sell and transfer and the Transferee herein agrees to purchase and acquire from the Transferor all the right, title and interest of the Transferor in the said 10 shares of Rs.50/- (Rupees fifty) each of the Fairlink Centre Sevasdas Premises Co-operative Society Limited ("the said Society") bearing distinctive Nos.0931 to 0940 (both inclusive) under Share Certificate No.094 ("the said Shares") and incidental to the sale thereof the right to hold, use, occupy, possess and enjoy on ownership basis Office No.A-1007 admeasuring 300 square feet equivalent to 27.87 square metres or thereabouts carpet area on the tenth floor of the building **Fairlink Centre** situate at Andheri Link Road, Andheri (West), Mumbai 400 053 more particularly described in the Schedule hereunder written (hereinafter referred to as "**the said Office**") together with all the deposits, sinking fund and other amounts standing to the credit of the Transferor in the books of the Society and other rights incidental thereto, (which said Shares, Office, Parking Space and other rights incidental thereto are hereafter collectively referred to as "**the said Premises**") at or for the total consideration of Rs. 67,25,000/- (Rupees Sixty Seven Lakhs Twenty Five Thousand only) payable as follows that is to say.

- (a) Rs.12,00,000/- (Rupees Twelve Lakh only) of the purchase consideration paid on or before execution of these present being the earnest money deposit (the payment and receipt whereof the Transferor hereby admits and acknowledges and of and from the same and every part thereof doth hereby acquit release and discharge the Transferee forever).
 - (b) Rs. 3,00,000/- (Rupees Three Lakh only) shall be paid by the Transferee to the Transferor on the date of the registration of this Agreement.
 - (c) Balance Consideration will be paid by the Transferee on or before 90 days from the date of registration of the present Agreement subject to compliance of all the terms and conditions by the Transferor under this Agreement. Or within 90 days on completion of sale along with satisfactory title, whichever is later.
2. Within 4 (four) weeks from the date hereof or such other date as may be mutually agreed, the Transferor shall at its own cost and expenses:-
- a. make out a marketable title to the said Premises free from all encumbrances and reasonable doubts;
 - b. obtain the consent of the said Society for transfer of the said Premises in favour of the Transferee.
3. On execution hereof the Transferor shall put the Transferee in possession of the said Premises in part performance of the contract under section 53A of the Transfer of Property Act, 1882.



Signature

Signature

title, interest, property, claim or demand of any nature whatsoever into or upon or in the same either by way of sale, mortgage, charge, lien, gift, trust, inheritance, lease, easement or otherwise howsoever.

- (b) That the said Premises are free from all encumbrances of whatsoever nature and are not the subject matter of any litigation nor are the same or any of them attached either before judgement or in the execution of any decree or any lispendence has been registered in respect thereof.
- (c) That the Transferor's membership in the said Society is subsisting and same has not been determined or terminated and the Transferor shall on or before the completion of sale pay to the said Society upto date all contribution charges and outgoings payable by the Transferor in respect of the said Office.
- (d) That the Transferor has duly observed and performed all the bye-laws, rules and regulations of the said Society.
- (e) That the said Office is in the exclusive use, enjoyment, occupation and possession of the Transferor only and the Transferor has not created any third party rights or entered into agreement for sale with any third party.
- (f) The Transferor has good right, full power and absolute authority to sell the said Premises and there is no impediment, restraint or injunction against the Transferor from being able to do so;
- (g) There is no litigation, legal or other proceedings pending before any Court or authority touching or concerning the said Premises and there is no notice of lispendence, order, decree, attachment or action of any court or authority including the Income-tax Authority touching or concerning the said Premises;
- (h) There is no circumstance, fact or act or any impediment prejudicially affecting the full right and absolute authority of the Transferor to sell and transfer the said Premises to the Transferee and deliver and transfer the said Shares and the vacant possession of the said Office to the Transferee;
- (i) The Transferor has not entered into any agreement for sale or transfer of the said Premises or entered into any agreement or arrangement whereby the right, title, interest or claim of the Transferor in respect of the said Premises or any of them or any part thereof shall be prejudicially affected and shall not enter into any agreement or dealing touching or concerning the said Premises or any of them or any part thereof or any matter arising there from or in relation thereto till subsistence of this Agreement.
- (j) The Transferor shall before the completion of sale execute declaration and indemnity.

बंदर - १७१		
१६९३	११	०९
२०९६		

Signature

Signature



A-1007

7

THE SCHEDULE ABOVE REFERRED TO**Description of the Premises**

All those 10 shares of Rs.50/- (Rupees fifty) each of the Fairlink Centre Sevasdas Premises Co-operative Society Limited ("**the said Society**") bearing distinctive Nos.0931 to 0940 (both inclusive) under Share Certificate No.094 and incidental to the sale thereof the right to hold, use, occupy, possess and enjoy on ownership basis Office No.A-1007 admeasuring 300 square feet equivalent to 27.87 square metres or thereabouts carpet area on the 10th floor of the building **Fairlink Centre** situate at Andheri Link Road, Andheri (West), Mumbai 400 053 which said building stands on land bearing Survey No.41, CTS No.701 of Village Oshiwara and bearing Plot No.B/64 of the Layout Scheme known as Veera Industrial Estate B Sector together with all the deposits, sinking fund and other amounts standing to the credit of the Transferor in the books of the Society and other rights incidental thereto.

The Occupation Certificate was granted in April 2006

The building comprises of ground and ten upper floors

There are lifts in the building

बदर - १७/		
८९३	१३	०९
२०९६		



SIGNED AND DELIVERED by the withinnamed

SIGRUN REALTIES LIMITED

by the hand of its Authorised Signatory

Mr. Shoaib Sequeira

pursuant to the Board Resolution dated 23.09.2016

in the presence of . . .

for SIGRUN REALTIES LTD.

Richa

DIRECTOR



SIGNED AND DELIVERED by the withinnamed

Transferee,

VISHWADEEP PROJECTS PRIVATE LIMITED

by the hand of its Authorised Signatory

Mr. Babu Shaikh

pursuant to the Board Resolution dated 10.10.2016

in the presence of . . .

FOR VISHWADEEP PROJECTS PRIVATE LIMITED

Babu Shaikh

DIRECTOR



FAIRLINK CENTRE SEVADAS PREMISES CO-OPERATIVE SOCIETY LTD.

Regn. No. MUM/W-KW/GNL/O/2036/2003-10/2009 DATED 22/12/2009

Plot No. B-64, CTS No. 701, Village Oshiwara, Off Andheri Link Road, Andheri (W), Mumbai - 400 053.

Ref: FCCSL/034/16-17

Date: 04/10/2016

TO WHOMSOEVER IT MAY CONCER


On the request of M/s. Sigrun Realities Ltd. vide letter dated 14th September 2016, the Society checked its records and took inspection of the Original Agreements and Share Certificate in possession of M/s. Sigrun Realities Ltd. In view of the aforesaid, the Society states that 22 Units (premises) owned by M/s. Sigrun Realities Ltd. and more particularly Unit Numbers A-901 to A-909 on the 9th Floor and Unit Numbers A-1001 to A-1008 and B-1001 to B-1005 on the 10th Floor of the Society Building are free of encumbrances.

In relation to Six Units owned by M/s Sigrun Realities Ltd and more particularly Unit Number B-901 to B-906 on the 9th Floor of the Society Building, the Society records disclose the aforesaid Units to be mortgaged to M/s Religare Finvest Ltd..

All the dues of the Society in respect of all the above 28 Units have been settled by M/s Sigrun Realities Ltd. upto 30th September 2016.

This certificate is issued without predudice and at the request of M/s Sigrun Realities Ltd.

FOR FAIRLINK CENTRE SEVADAS PREMISES CO-OP SOC. LTD.


HON. SECRETARY/JT. TREASURER.



बंदर - १७/		
८९३	१५	४९
२०१६		



FAIRLINK CENTRE SEVADAS PREMISES CO-OPERATIVE SOCIETY LTD.

Regn. No. MUM/W-KW/GNL/O/2036/2003-10/2009 DATED 22/12/2009

Plot No. B-64, CTS No.701, Village Oshiwara, Off Andheri Link Road, Andheri (W), Mumbai - 400 053.

Ref:FCCSL/033/16-17

Date: 25/09/2016

To,
M/s. Sigrun Realities Ltd.
A&B Wing- 9th & 10th Floor,
Fairlink Centre, Off. Andheri Link Road,
Andheri (W.), Mumbai - 400 053.

बदर - १७/		
१९९३	१७	२९
२०९६		

SUBJECT: OCCUPATION CERTIFICATE.

Dear Sir,

Please find enclosed herewith copy of building Occupation Certificate as per your request.

Kindly acknowledge the same.

Thanking you,

FOR FAIRLINK CENTRE SEVADAS PREMISES CO-OP SOC. LTD.


HON. SECRETARY/JT. TREASURER.



FAIRLINK CENTRE SEVADAS PREMISES CO-OPERATIVE SOCIETY LIMITED

Plot No. B-64, CST No. 701, Vill. Oshiwara, Off Andheri Link Road, Andheri (W), Mumbai 400 053.

(Regn. No. MUM/W-KW/GNL/O/2036/2009-10/2009 Dated 22.12.2009)

AUTHORISED SHARE CAPITAL RUPEES 1,00,000 DIVIDED INTO 2000 SHARES EACH OF RUPEES FIFTY.

बदर - १७/	६२	१९९३
२०९६		

Certificate No. 094

Member/Registrar ANDHERI NO. 6 * (W) *
Register No. 094



This is to certify that Shri/Smt/M/s SIGRUN REALTIES LIMITED

of Office No. A/1007 is/are the Registered Shareholder of 10 (Ten) shares of Rs. 50/- each

(Fifty only) from no. 0931 to 0940 inclusive in Fairlink Centre Sevadas Premises Cooperative Society Ltd.

subject to the provisions of the Bye Laws of the Society and that a sum of Rs. 50/- per share has been paid.

Given under the Common Seal of the Society at Mumbai this 15th day of JANUARY 2011

Chairman

Hon. Secretary

Hon. Treasurer / M C Member

Note : Transfer of shares comprised in this certificate will not be Registered unless accompanied by this Certificate.

En: Engineer Bldg. Proposal [अ.प्र.]
H and K - Wards
Municipal Office, R. K. Packer Marg,
Bandra (West), Mumbai-400 056.

BRIHANMUMBAI MAHANAGARPALIKA
NO. CE/8313/WS/AK 24 APR 2006

FULL OCCUPANCY CERTIFICATE

Shri Sanjay M. Nandani,
A. to M/s. Baldev Bros.,
02, Sai Chamber,
Opp. Railway Station,
Jehru Road,
Bantarguz (East),
Mumbai 400 055.

बदर - १७१		
१४९३	२१	११
२०९९		

Sir,

The full development work of Commercial Bldg. comprising of Ground + 9 upper + 10 (Pl.) floor on plot bearing CTS No. 701, situated off : Link Road of Village Ghorvada, Andheri (West), completed under the supervision of Architect Shri Pervez Dumasia, Architect, License No. CA/81/6386, may be occupied on the following conditions:

- 1) That the Cft. under section 270-A of B.M.C. Act shall be submitted to the Joint Sub-Registrar and a certified true copy of the same shall be submitted to the Joint Sub-Registrar within the time specified from the date of issue of occupations Cft.

A set of certified completion plan is attached herewith.



Executive Engineer Building Proposal
(Western Suburbs) K/W & P Wards

24 APR 2006

Copy to: 1) Architect : Shri Pervez Dumasia
2) E.E.D.P. 3) E.E. (W.S.) 4) Dy. A.A. & C. (S)
5) Sup. K/West Ward, 6) A.E.W.W. K/West Ward
7) Asstt. Commissioner, K/West Ward

बदर - १६१	
२११०	२७
२०९९	

Forwarded for information please.

[Signature]
To E.E.B.P. (W.S.) K/W & P Wards.



C:\My Documents\Occupation\13-FULL OCC.doc





SIGRUN REALTIES LIMITED
CIN NO. U70100MH2005PLC157406

बदर - १७/		
६९३	२७	०९
२०१६		

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF BOARD OF DIRECTORS OF THE COMPANY HELD ON 23-09-2016 AT THE REGISTERED OFFICE OF THE COMPANY AT 10 AM

"RESOLVED THAT Mr. Shoaib Sequeira, Director of the Company be and is hereby authorised to negotiate, settle the terms and conditions for sale of the company's property being 28 Offices more particularly office no. A-901 to A-909 and B 901 to B-906 on the 9th Floor and A-1001 to A-1008 and B-1001 to B-1005 on the 10th Floor situated at Fairlink Centre, Plot No B-64, Off Link Road, Andheri West, Mumbai 400 053 to sign and execute the requisite Agreement for Sale, Transfer Deed, Power of Attorney and such other documents incidental thereto or as may be found necessary, modify or amend the documents so executed where necessary and present the documents so signed by him on behalf of the Company for registration before the Registrar or sub Registrar of Assurances and admit execution of the documents and do all such other acts deeds and things as are incidental or consequential thereto.

FURTHER RESOLVED THAT the said Mr. Shoaib Sequeira, Director of the Company be and is hereby authorised to engage Advocate and incur necessary expenses in connection with the sale of the property mentioned above."

// CERTIFIED TRUE COPY //

For Sigrun Realities Ltd




Naveen Dsouza
Managing Director
DIN: 03328355
Place: Mumbai
Date: 23-09-2016





बदर - १७/		
१६९३	२७	४७
२०९६		





Shoaib

बदर - १७/		
६९३	२६	२९
२०९६		





**VISHWADEEP PROJECTS
PRIVATE LIMITED**

**CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF BOARD
OF DIRECTORS OF THE COMPANY HELD ON October 10, 2016**

AUTHORIZATION FOR ACQUISITION OF PROPERTY:

"RESOLVED THAT the consent of the Board of Directors of the Company be and is hereby accorded for acquisition of property being 28 Offices more particularly office no. A-901 to A-909 and B 901 to B-906 on the 9th Floor and A-1001 to A-1008 and B-1001 to B-1005 on the 10th Floor situated at Fairlink Centre, Plot No B-64, Off Link Road, Andheri West, Mumbai 400 053 from Sigrun Realities Ltd., and to enter into Agreement for Sale and Deed of Transfer with them as per the draft of the said Agreement for Sale and Deed of Transfer placed before the board and initialed by the Chairman, and such other related documents for the purpose of acquisition be and is hereby approved.

RESOLVED FURTHER THAT Mr. Babu Shaikh, Director of the Company be and is hereby authorized on behalf of the Company to sign the papers, documents, to negotiate and finalize the terms of such acquisition and to do all such things as may be considered necessary and expedient.

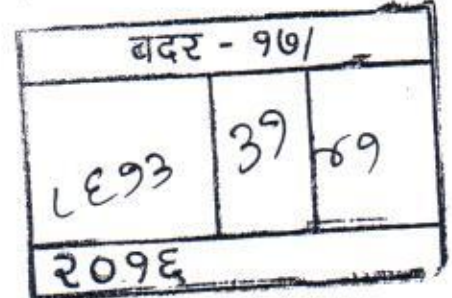
RESOLVED FURTHER THAT the common seal of the company be affixed on the documents as may be required, pursuant the provisions of the Articles of Association of the Company.

RESOLVED FURTHER THAT a certified true copy of the resolution be forwarded to concerned authorities for their records."

//CERTIFIED TRUE COPY//

For Vishwadeep Projects Private Limited

Pawan Kasat
Director
DIN: 03179317



Registered Office:
24, 2nd Floor, Kesar Building, 6th Cross, Kesar Hotel,
Princess Street, Mumbai-400 002
Email: vishwadeep.projects01@gmail.com
CIN: U70102MH2015PTC268469





बदर - १७/		
८९३	३५	७९
२०९६		





भारत सरकार

GOVERNMENT OF INDIA



राकेश सीताराम शर्मा

Rakesh Sitaram Sharma

जन्म तारीख/ DOB: 26/12/1984

पुरुष / Male



9702 5220 3590

आधार-सामान्य माणसाचा अधिकार

बदर - १७/		
८६९३	३७	४९
२०९६		



आधार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:

Address:

S/O सीताराम शर्मा, फ्लैट नंबर-
६०१, बिल्डिंग नंबर-१५, म्हाडा कॉम्प्लेक्स,
ओशिवरा, न्यू लिंक रोड, जोगेश्वरी वेस्ट,
मुंबई,
महाराष्ट्र - ४००१०२

S/o Sitaram Sharma, Flat No-
601, Building No-15, Mhada Complex,
Oshiwara, New Link Road, Jogeshwari
West, Mumbai,
Maharashtra- 400102

9702 5220 3590

1947
1800 300 1947

help@uidai.gov.in

www.
www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001



THE UNION OF INDIA
MAHARASHTRA STATE MOTOR DRIVING LICENCE
 DL No. MH02 20070115468 DOI: 15-07-1998
 Valid Till: 14-07-2018 (NT)

DLD 07-05-2008
 AUTHORITY TO DRIVE FOLLOWING CLASS
 OF VEHICLES THROUGHOUT INDIA

COV DOI
 MCWG 15-07-1998
 LMV 15-07-1998

DOB: 12-11-1979 BG

Name: NAVEEN JACOB D SOUZA
 S/D/W of JACOB MARTIN D SOUZA
 Add: B-608, SANGEET LOK DARSHAN CHS,
 MILITARY RD, ANDHERI (E),
 MUMBAI
 PIN: 400058

Signature & ID of
 Issuing Authority: MH02 2008156

Signature/Thumb
 Impression of Holder

FORM 7
 RULE 18 (2)

बदर - १७/		
६९३	३६	४९
२०९६		





गुरुवार, 13 ऑक्टोबर 2016 7:42 म.नं.

दस्त गोषवारा भाग-1

बदर17

दस्त क्रमांक: 8613/2016

दस्त क्रमांक: बदर17 /8613/2016

बाजार मूल्य: रु. 66,63,224/-

मोबदला: रु. 67,25,000/-

भरलेले मुद्रांक शुल्क: रु.3,36,300/-

बदर - १७/		
८६१३	४०	४९
२०१६		

दु. नि. सह. दु. नि. बदर17 यांचे कार्यालयात

पावती:9078

पावती दिनांक: 13/10/2016

अ. क्र. 8613 वर दि.13-10-2016

सादरकरणाचे नाव: विश्वदीप प्रोजेक्ट्स प्रायव्हेट लिमिटेड चे संचालक बाबू - शेख

रोजी 7:32 म.नं. वा. हजर केला.

नोंदणी फी

रु. 30000.00

दस्त हाताळणी फी

रु. 820.00

पृष्ठांची संख्या: 41

दस्त हजर करणाऱ्याची सही:

एकुण: 30820.00

सह. दु. नि. का. अंधेरी 6
सह. दुय्यम निबंधक, अंधेरी - ६मुंबई उपनगर जिल्हा.
अस्ताची प्रकार: करारनामा

सह. दु. नि. का. अंधेरी 6
सह. दुय्यम निबंधक, अंधेरी - ६
मुंबई उपनगर जिल्हा.

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्षा क्र. 1 13 / 10 / 2016 07 : 37 : 22 PM ची वेळ: (सादरीकरण)

शिक्षा क्र. 2 13 / 10 / 2016 07 : 39 : 04 PM ची वेळ: (फी)

प्रतिज्ञापत्र

सदर दस्तावेज हा नोंदणी कायदा १९०८ अंतर्गत असलेल्या तरतुदीनुसारच नोंदणीस दाखल केलेला आहे. दस्तावेजात पात्रता, निष्पादक व्यक्ती, साक्षेदार व सोबत जोडलेल्या पात्रदस्तावेजांचे सत्यता दाखवली आहे. दस्तावेजाची सत्यता वैधता कायदेशीर बाबींसाठी दस्त निष्पादक व बाबतीचाक जे संपूर्णपणे जबाबदार राहतील.

लिहून देणारे (जमासहीत स्वाक्षरी)

लिहून घेणारे (दिनांकासहीत स्वाक्षरी)

प्रमाणित करणेत येते की, या दस्तावेजामध्ये एकुण...४९...पाने आहेत

सह. दुय्यम निबंधक, अंधेरी क्र. ६
मुंबई उपनगर जिल्हा



13/10/2016 7 48:22 PM

दस्त क्रमांक : बदर 17/8613/2016

दस्ताचा प्रकार :- करारनामा

बदर - १७/		
दस्त गोपवारा भाग-2		
८६९३	४९	४९
२०१६		

बदर 17

दस्त क्रमांक: 8613/2016

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव: सिगून रिअल्टीज लिमिटेड चे संचालक शोएब - सिकेरा पत्ता:-, 10 वा मजला , फेअरलिक सेंटर, -, ऑफ न्यू लिक रोड अंधेरी पश्चिम , अंधेरी, MAHARASHTRA, MUMBAI, Non- Government. पॅन नंबर: AAJCS4873K	लिहून देणार वय :-55 स्वाक्षरी:-		
2	नाव: विश्वदीप प्रोजेक्ट्स प्रायव्हेट लिमिटेड चे संचालक बाबू - शेख पत्ता: प्लॉट नं: ऑफिस नं. 24, माळा नं: दुसरा मजला , इमारतीचे नाव: केसर बिल्डिंग , ब्लॉक नं: गीता भवन होटल समोर, रोड नं: प्रिन्सेस स्ट्रीट , महाराष्ट्र, मुंबई पॅन नंबर: AAFCV3861J	लिहून घेणार वय :-47 स्वाक्षरी:-		

बरील दस्तऐवज करून देणार तथाकथीत करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ: 13 / 10 / 2016 07 : 43 : 55 PM

ओळख:-

खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	छायाचित्र	अंगठ्याचा ठसा
1	नाव: राकेश सीताराम शर्मा वय: 32 पत्ता: 601, बील्डींग नं. 15, म्हाडा कॉम्प्लेक्स, न्यू लिंक रोड ओशिवरा, जोगेश्वरी प मुंबई पिन कोड: 400102		
2	नाव: नवीन जकाब डिसुजा वय: 37 पत्ता: बी-608 संगीत लोक दर्शन सोसायटी, मील्डी रोड, अंधेरी पूर्व मुंबई पिन कोड: 400069		

शिक्का क्र.4 ची वेळ: 13 / 10 / 2016 07 : 44 : 27 PM

शिक्का क्र.5 ची वेळ: 13 / 10 / 2016 07 : 45 : 36 PM नोंदणी पुस्तक 1 मध्ये

बदर-१७/ ८६९३ /२०१६
पुस्तक क्रमांक १, क्रमांक ८६९३...
नोंदला.
दिनांक...१३...माहे...२०१६

सह. दु. नि. का. अंधेरी ६
सह. दुय्यम निबंधक, अंधेरी - ६
मुंबई उपनगर जिल्हा

सह दुय्यम निबंधक, अंधेरी-६
मुंबई उपनगर जिल्हा

sr.	Epagement Number	Defacement Number
1	MH005137078201617E	0002905876201617

8613 / 2016

1. Verify Scanned Document for correctness through thumbnail (4 pages of page) printout after scanning.
2. Get print immediately after registration.



For feedback, please write to feedback.isarita@gmail.com



14 October, 2016

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. अंधेरी 6

दस्त क्रमांक : 8613/2016

नोदणी 63

Regn. 63m

गावाचे नाव : ओशिवरा

(1) विलेखाचा प्रकार	करारनामा
(2) मोबदला	रु.6,725,000/-
(3) बाजारभाव(भाडेपट्ट्याच्या बाबतितपट्टाकार आकारणी देतो की पट्टेदार ते नमुद करावे)	रु.6,663,224/-
(4) भू-मापन,पोटहिस्सा व घरक्रमांक(असल्यास)	701, पालिकेचे नाव: मुंबई मनपा इतर वर्णन : सदनिका नं: ऑफिस नं. ए-1007, माळा नं: 10 वा मजला, इमारतीचे नाव: फेअरलिक सेंटर सेवादास प्रीमायसेस कॉ ऑप सोसायटी लि, ब्लॉक नं: प्लॉट क्र. बी/64, रोड नं: ऑफ अंधेरी लिंक रोड,अंधेरी पश्चिम मुंबई 400053, इतर माहिती: 300 चौरस फूट कार्पेट 33.46 चौ.मीटर
(5) क्षेत्रफळ	
(6) आकारणी किंवा जुदी देण्यात असेल तेव्हा.	
(7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या पक्षकाराचे नाव किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता.	1) नाव:- सिग्नल रिजल्टीज लिमिटेड चे संचालक शोएब - सिक्केरा ;वय: 55; पत्ता :-, 10 वा मजला , फेअरलिक सेंटर, -, ऑफ न्यू लिंक रोड अंधेरी पश्चिम , अंधेरी, MAHARASHTRA, ML Non-Government. पिन कोड:- 400053 पॅन नंबर: AAJCS4873K
(8) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश असल्यास,प्रतिवादिचे नाव व पत्ता	1)नाव:- विश्वदीप प्रोजेक्ट्स प्रायव्हेट लिमिटेड चे संचालक वावू - शेख ; वय:47; पत्ता:-प्लॉट नं: ऑफिस नं. 24, माळा नं: दुसरा मजला , इमारतीचे नाव: केसर विलिंग , ब्लॉक नं: गीता भवन होट रोड नं: प्रिन्सेस स्ट्रीट , महाराष्ट्र, मुम्बई.; पिन कोड:- 400002; पॅन नं:- AAFCV3861J;
(9) दस्तऐवज करून दिल्याचा दिनांक	13/10/2016
(10) दस्त नोंदणी केल्याचा दिनांक	13/10/2016
(11) अनुक्रमांक,खंड व पृष्ठ	8613/2016
(12) बाजारभावाप्रमाणे मुद्रांक शुल्क	रु.336,300/-
(13) बाजारभावाप्रमाणे नोंदणी शुल्क	रु.30,000/-
(14) शेरा	



मुल्यांकनासाठी विचारात घेतलेला तपशील:-

Null

मुद्रांक शुल्क आकारताना निवडलेला अनुच्छेद :-

(i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.

सह दुय्यम निबंधक, अंधेरी क्र. ६
मुंबई उपनगर जिल्हा