

5000Rs.



Serial No 373/94  
Presented at the Office of the  
Sub-registrar of DAMAN  
between the hours of 12 noon  
and 1.00 P.M. on 5-4-1994

Received fees for:	Rupees
Registration	985—
Copying (Folios)	28—
Copying endorsements	2—
Postage.....	—
<b>Total Rs.:-</b>	<b>1015—</b>

  
  
**SUB REGISTRAR  
DAMAN.**

  
**SUB REGISTRAR  
DAMAN.**

DEED OF SALE

*my* THIS DEED OF SALE is made at Moti Daman on  
*f* this 31<sup>st</sup> day of the month of March in the Christian

20288 25 MAR 1994  
 Value of Stamp Paper... Three Five thousand only  
 Name of The Purchaser... PRD Playa Moula Ind. Ltd  
 Residing at... Bombay Son of...  
 Agent A. N. Patel Purpose... Sale deed  
 Name of parties to the transaction Sought...  
Mohsin Ebrahim Dharwal  
 As There is no Single Stamp Paper For the Value of Rs. 11500/-  
 Additional Stamp Paper for the Completion  
 of the Value is Attached here with.  
 Signature of Vendor [Signature] Signature of Purchaser A. N. Patel

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my year One thousand Nine hundred and Ninety four  
 (21-03-1994) BETWEEN (1) SHRI MOHSIN EBRAHIM  
 DHARIWAL, married, businessman, adult, Indian  
 National, son of Shri Ebrahim Dhariwal, residing  
 at 15, Forjet Street, 'X' Lane, 3rd floor, Bombay  
 hereinafter referred to as "THE VENDOR" ( which  
 expression shall be deemed to include his heirs,  
 legal representatives, executors and assigns -  
 wherever the context or meaning shall so require



5000Rs



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or permit ) OF THE ONE PART;

A N D

(2) M/s. PVD PLAST MOULD INDUSTRIES LTD. a Company registered under the Indian Companies Act, having its registered office at 511, Himalaya House, 5th Floor, Paltan road, Bombay-400 001, represented herein by its Director Mr.G. RAVINDRAN, married, aged about 40 years, Indian National, businessman, son of

20288

25 MAR 1994

D. M. M. T. R. Y. Date

Value of Stamp Paper... Five thousand only  
 Name of The Purchaser... P. V. Patel Mohd. Ind. Ltd  
 Residing at... Bombay Son of...  
 Agent... A. N. Patel Purpose... sale deed  
 Name of parties to the transaction Sought...  
Mohsin Ebrahim phariwar

As There is no Single Stamp Paper For the Value of Rs. 11,500/-  
 Additional Stamp Paper for the Completion  
 of the Value is Attached here with.

[Signature]  
 Signature of Vendor

A. N. Patel.  
 Signature of Purchaser

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Shri Rangaswamy, residing at Plot No.1 GIDC residential area, Vapi, District Valsad, hereinafter referred to as "THE PURCHASERS" ( which expression shall be deemed to include its Directors, wherever the context or meaning shall so require or permit) OF THE OTHER PART;

WHEREAS the Vendor is absolutely seized and possessed of or otherwise well and sufficiently entitled to with good and legal title of all that







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Non agricultural nature plot or land or piece or parcel or ground situated at village Kadaiya, Nani Daman within the jurisdiction of Marwad Group Gram Panchayat, Taluka of Daman, Sub District and District of Daman and more particularly identified in the Schedule written hereinunder bearing Survey Number 92-93-B (Part) admeasuring 1762.77 Square metres and for the bravity's sake hereinafter referred to as the



25 MAR 1994

20288

Serial No. .... Page of Vend D.M.N./T.R.Y. Date

Value of Stamp Paper... Rs. one thousand only  
Name of The Purchaser... P. V. Patel Mohd Ind. 241  
Residing at... Bombay Son of...  
Agent... A. M. Patel Purpose... Sale deed  
Name of parties to the transaction Sought...  
Mohsin Ehsan D. H. L. L.

As There is no Single Stamp Paper For the Value of Rs. 11500/-  
Additional Stamp Paper for the Completion  
of the Value is Rs. 11500/-

Signature of Vendor

A. M. Patel

Signature of Purchaser

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said property .

AND WHEREAS the Vendor had purchased the said property from its holders M/s. Daman Industrial Estate Limited, Daman by several Deeds executed and presented for registration in the office of the Sub Registrar Daman under serial Nos. 169/93, 164/93, 163/93, 167/93 and 171/93 on 22-2-1993 and accordingly the Mamlatdar Daman has under his order No. 3/1/93-LND/5384 dated





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23-2-1993 ordered to carry out mutation in favour of the Vendor in Record of Rights of village Kadaiya and thus the Vendor become the absolute owner of the said property totally admeasuring 17627.75 Square metres of village Kadaiya.

AND WHEREAS the Vendor had got the building construction Plan approved on the application being made to the concerned authorities and local bodies and accordingly the construction has been commenced .

20288 25 MAR 1994

Place of Vend D. M. N. J. R. Y. Date

Value of Stamp Paper Rs. Five hundred only

Name of The Purchaser PRD Plast Mould Ind. Ltd

Residing at Bombay Son of —

Agent A. N. Patel Purpose Sale deed

Name of parties to the transaction Sought —

Mohsin Ebrahim Chagwal

As There is no Single Stamp Paper For the Value of Rs. 11,500/-

Artificial Stamp Paper for the Completion of the Value is — of the Value

Signature of Vendor [Signature] Signature of Purchaser A. N. Patel

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AND WHEREAS it has been agreed between the parties hereto that the Vendor shall sell to the Purchasers and the Purchasers shall purchase from the Vendor the said property or land or ground of Non agricultural nature admeasuring 1762.77 Square metres situated at village Kadaiya alongwith the structure constructed thereon and more particularly identified in the SCHEDULE hereinunder written for



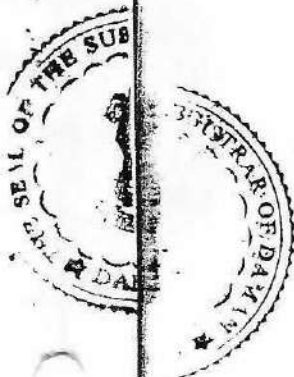


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consideration of Rs. 1,91,500/- (Rupees one lakh Ninety one thousand and five hundred only) being the fair market value of the said property which is free from encumbrances, charges and onus.

NOW THIS DEED OF SALE WITNESSES as follows:

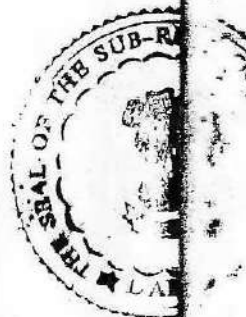
1-THAT in pursuance of the said agreement and in consideration of the said sum of Rs. 1,91,500/- (Rupees One lakh Ninety one thousand and five hundred only) which is the fair market value already paid by the Purchasers to the Vendor and the payment and receipt of which sum the Vendor do hereby admit and acknowledge and from the same and every part thereof do for ever acquit, release, convey and discharge the Purchasers. The Vendor do hereby grant, sell, assign, release, convey, transfer and assure unto the Purchasers for ever, the said plot of land or ground of Non Agricultural nature admeasuring 1762.77 Square metres from the Survey No. 92,93-B of village Kadaiya



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situated within the jurisdiction of Marwad Group Gram Panchayat alongwith the structure erected thereon and more particularly identified in the SCHEDULE hereinunder written. AND ALL estate, title, rights, interest, claim and demand whatsoever of the Vendor in or to the said property hereby sold, transferred and conveyed and every part thereof TO HOLD the same to the Purchasers as absolute owners forever TOGETHER WITH all fences, hedges, ditches, lights, liberties ways, water, water course, paths, passages and profits whatsoever in or to the said property hereby sold, transferred and conveyed and more particularly - identified in the Schedule written hereinunder belonging to or in any way appurtenanting or usually be held or occupied therewith or reputed to belong or be appurtenant thereto together with the right to use and enjoy forever the property hereby sold.

2-THE Vendor do hereby covenant with the Purchasers as follows:-



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- (A) THAT the said property hereby transferred, sold and conveyed and more particularly identified in the Schedule hereinunder written shall quietly be entered into and upon and held and enjoyed by the Purchasers without any interruption or disturbance by the Vendor or any person or persons claiming through or under them and without any lawful disturbances or intervention by any person or persons whomsoever.
- (B) THAT the Vendor shall at the request and cost of the person requiring the same execute, and do every such assurance or thing necessary for further more perfectly assuring the said property hereby sold, transferred and conveyed as may reasonably be required.
- (C) THAT the title of the said property hereby sold, subsists and the Vendor has full power to sell the same to the Purchasers.
- (D) THAT the property hereby sold, transferred and



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conveyed and more particularly identified in the Schedule written hereinunder is free from charges encumbrances or onus.

(E) THAT the Vendor had not received any notice for acquisition of this property hereby sold from the Government and there is no case or proceeding pending in any Court of Law or Competent Authority

(F) THAT the Purchasers may apply for and obtain the mutation entry relating to the said property hereby sold, transferred and conveyed in their names and also get the said property transferred in their names in all relevant Records and Register of the Government, Semi Government, Local body and/ or Village Panchayat without the consent or intervention of the Vendor.

S C H E D U L E

( OF THE PROPERTY HEREBY SOLD )

ALL THAT piece or parcel of Non agricultural industrial plot situated at village Kadaiya, Taluka





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of Daman, Sub District and District of Daman ,within  
the jurisdiction of Marwad Group Gram Panchayat -  
bearing Survey No. 92,93-B(Part) admeasuring 1762.77  
Square metres alongwith the structure erected thereon  
represents the part and parcel of land of Survey  
No. 92,93 totally admeasuring 17627.75 Square metres  
which is bounded as follows:

On or towards the EAST: by the Plot of S.No.92,93-A

On or towards the WEST: by the plot of S.No. 95

On or towards the NORTH:by proposed highway(Coastal)

On or towards the SOUTH: by village boundary of

Dunetha.

IN WITNESS WHEREOF the parties hereto, the  
Vendor and the Purchasers hereto set their respective  
hands on the day first hereinbefore mentioned.

SIGNED AND DELIVERED by the)

withinnamed SHRI MOHSIN )

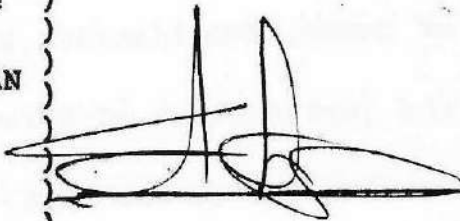
EBRAHIM DHARIWAL . . . . .)

. . . . .THE VENDOR }

શ્રી મોહન શ્રી ૨૧૨૧

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SIGNED AND DELIVERED by the  
withinnamed MR. G. RAVINDRAN  
as Director of, for and on  
behalf of M/s. PVD PLAST  
MOULD INDUSTRIES LTD...  
...THE PURCHASERS



In the presence of witnesses:

1.   
\_\_\_\_\_

2. \_\_\_\_\_



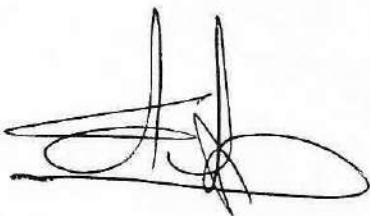
(1) Mohsin Ebrahim Dhariwal,  
married, adult, Son of Ebrahim  
Dhariwal, Indian National, bus-  
nessman, residing at Bombay.

(2) G. Ravindran, married, aged  
about 40 years, businessman,  
Son of Rangaswamy, Indian  
National, residing at Vapi,  
as Director of, for and on  
behalf of:

**Executing party** .....  
(a) **M/S. PVD. Plast. Mould Industries**  
**Ltd.** .....  
**admits execution of the so called**  
**Sale deed** .....

Both the Execs. are known to S.R.

(1) निरदन वसुधर

(2) 

Dated: 5 APRIL, 1994.

  
**SUB REGISTRAR**  
**DAMAN.**

Registered No. 41147 pages 237 to  
251  
Vol No. 187 Book No. 1  
Date 26 MAY 1994

*[Signature]*  
SUB REGISTRAR  
DAMAN.



The Original Document is returned to.  
Shri G. Ravindrar being  
the Presenter.

*[Signature]*  
21 OCT 1994  
SUB REGISTRAR  
DAMAN.