

" ORIGINAL "

87  
20 JAN 2005

20 JAN 2005

## SALE DEED.

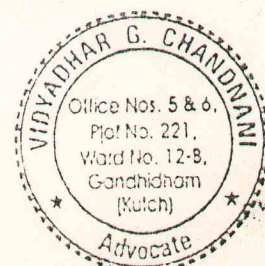
IN RESPECT OF AGRICULTURAL LANDS  
BEARING SURVEY Nos. 334 PAIKI (P-2) & 335,  
TOTAL ADMEASURING ACRES 10-16 GUNTAS,  
VILLAGE: BHIMASAR, TAL. ANJAR-KUTCH.

The Vendors :-

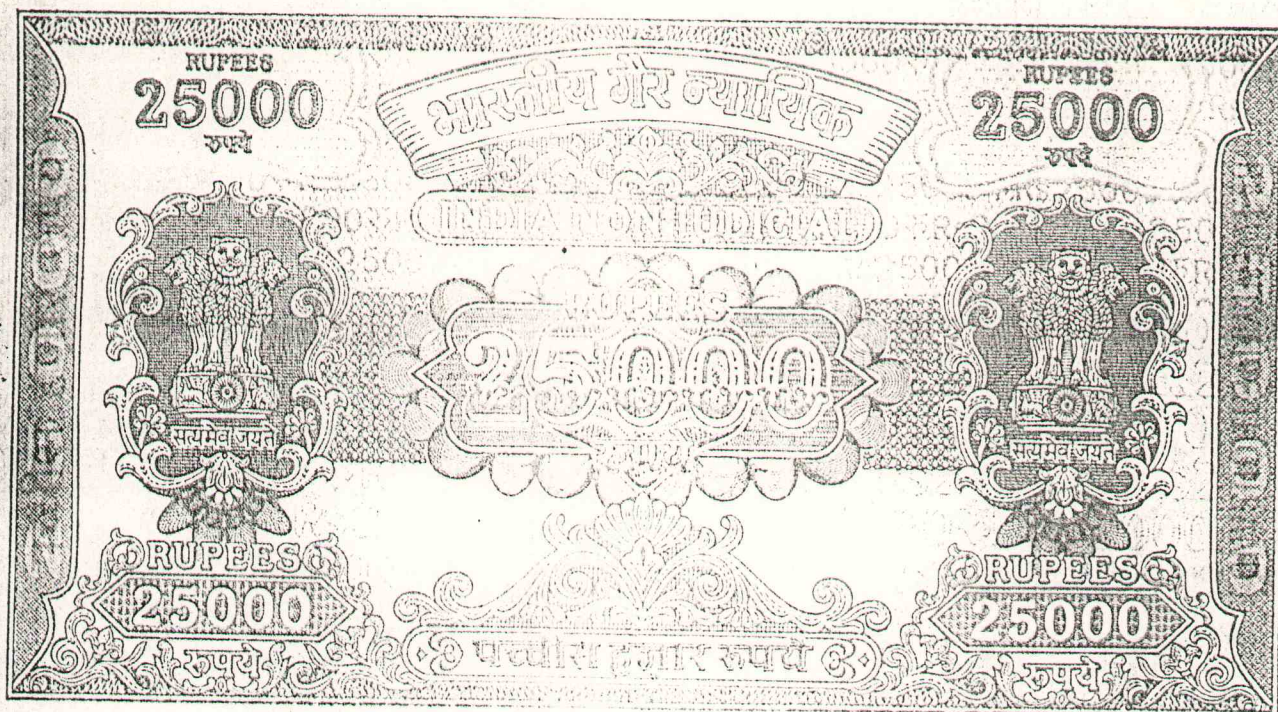
S/SHRI JETHALAL L. SONI &  
RANCHHOD L. SONI,

The Purchaser :-

M/s. RAMA CYLINDERS  
PVT. LTD.,







Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/L Rama Cylinders Pvt. Ltd.,  
 Address Mumbai.  
 Through C.V. Mangtani.  
 Value of Stamp Paper 25,000/- Rs.  
 Signature of Purchaser P. [Signature]

04DD 631119

H.V. Chandnani  
 H.V. CHANDNANI,  
 Stamp Vendor, Gandhidham

Serial No. 485  
 presented at the office of the  
 Sub-Registrar of ANJAR  
 between the hours of 11  
 and 12 on 20 JAN 2005

R.No. 3298570

	Rs.	Pi.
Received fees for		
Registration	975752	
Photography		2900
Side (29)		
Postage		

Total 978652

For Rama Cylinders Pvt. Ltd:

[Signature]  
 Director

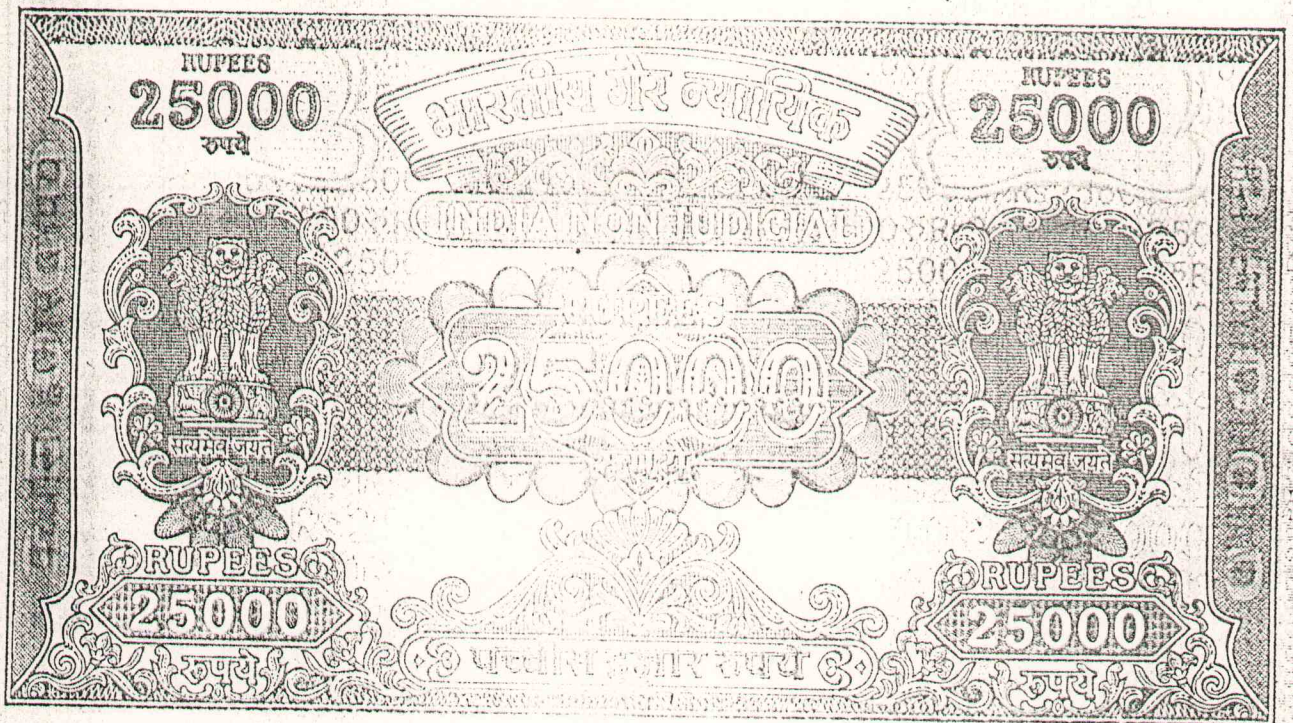
[Signature] 20-1  
 SUB-REGISTRAR ANJAR

[Signature] 20-1  
 SUB-REGISTRAR ANJAR

SALE DEED IN RESPECT OF TWO AGRICULTURAL LANDS BEARING  
 (1) SURVEY NO. 334 PAIKI (P-2), ADMEASURING ACRES 6-35  
 GUNTHAS (H. 2-78-22) & (2) SURVEY NO. 335, ADMEASURING ACRES  
 3-21 GUNTHAS (H. 1-42-45), i.e. TOTAL ACRES 10-16 GUNTHAS =  
 H. 4-20-67, BOTH LYING AND SITUATE AT, VILLAGE BHIMASAR,  
 TALUKA ANJAR, DISTRICT KUTCH FOR Rs. 65,00,000-00.

Contd .... 2





Serial No. 364 dated 19/01/2005.  
Name of Purchaser M/s. Rama Glynders Pvt. Ltd.,  
Address Mumbai.  
Through C.V. Mahtani.  
Value of Stamp Paper 25,000/-  
Signature of Purchaser [Signature]  
H.V. Chandnani  
H V CHANDNANI  
Stamp Vendor, Gandhidham

04DD 631120



- 2 -

THIS SALE DEED is made, entered into and concluded on this the 20<sup>th</sup> day of the month of January, 2005 at Anjar-Kutch; by and between :-

- 1.(i) SHRI JETHALAL LILADHAR SONI, an Indian, adult, age about 68 years, occupation Agriculture/Business &
- (ii) SHRI RANCHHOD LILADHAR SONI, an Indian, adult, age about 54 years, occupation Agriculture/Business and residing at: Village Bhimasar, Taluka Anjar-Kutch; hereinafter jointly referred to as "the VENDORS" of One Part,

AND

Contd .... 3





Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai.  
 Through C. U. Mangtani.  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser *[Signature]*

04DD 631121

H.V. Chandnani  
 H V CHANDNANI,  
 Stamp Vendor, Gandhidham



- 3 -

2. M/s. RAMA CYLINDERS PRIVATE LIMITED, a company incorporated under the Companies Act, 1956 and having its Regd. Office at: 1711, World Trade Centre-1, Cuffe Parade, Mumbai-400 005 (Permanent Account No. AACCR88635) thro' its Director/ Authorised Signatory: SHRI C. U. MANGTANI, at present at, Gandhidham-Kutch; hereinafter referred to as "the PURCHASER" of Other Part,

Contd .... 4





Serial No. 364 dated 19/01/2005. 04DD 631122  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai.  
 Through C. V. Mangtani.  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. [Signature]

H.V. Chandnani  
 H. V. CHANDNANI.  
 Stamp Vendor, Gandhidham



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AND WITNESSETH AS UNDER :-

WHEREAS; the Vendors are co-owners and in possession of Two Agricultural Lands bearing (1) Survey No. 334 Paiki (P-2), Acres 6-35 Gunthas (H. 2-78-22) and (2) Survey No. 335, Acres 3-21 Gunthas (H. 1-42-45), i.e. Total Acres 10-16 Gunthas = H. 4-20-67, both lying and situate at, Village Bhimasar, Taluka Anjar, District Kutch, Gujarat State.

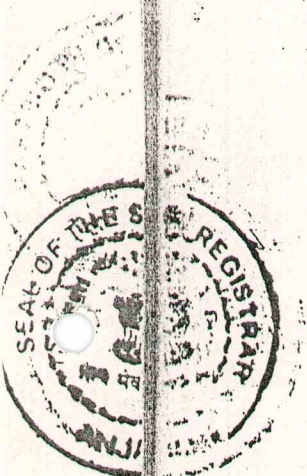
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Serial No. 364 dated 19/01/2005. 04DD 631124  
 Name of Purchaser M/s. Kana Cyclinders Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Mangtam  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser

H.V. Chandmani  
 H. V. CHANDNANI,  
 Stamp Vendor, Gandhidham



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Land, Entry No. 209 to this effect is certified in Record of Rights by Dy. Collector, Anjar on 14-11-1960. Thereafter at the time of promulgation in the year 1971, these Two Agricultural Lands bearing Survey Nos. 254/1 & 254/2 are given New Survey No. 334, admeasuring Acres 15-35 Gunthas and said Shri Vasa Bhima Marand is shown to be in occupation thereof. The Entry No. 266 is certified to this effect by Dy. Collector, Anjar on

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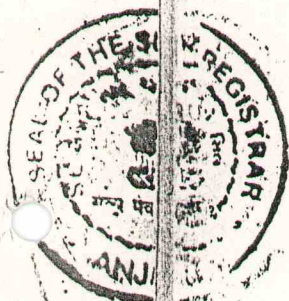




Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Kana Colindess Pvt. Ltd.,  
 Address Mumbai.  
 Through C. V. Chandani.  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser *[Signature]*

04DD 631125

H.V. Chandani  
 H. V. CHANDANI.  
 Stamp Vendor, Gandhidham



- 7 -

19-03-1971 in Record of Rights. The said Shri Vasa Bhima Marand as Occupant of Survey No. 334, Acres 15-35 Gunthas executed a Sale Deed dt. 05-10-1981 jointly in favour of (1) Shri Karsan Teja Humbar & (2) Shri Dhama Bhacha Kevadia which is registered before Sub-Registrar, Anjar at Reg. No. 1454 Pages 390 to 394 Vol. 287 of Book No. Add-I dt. 07-10-1981 and Mutation Entry No. 657 in respect of the above transaction in their

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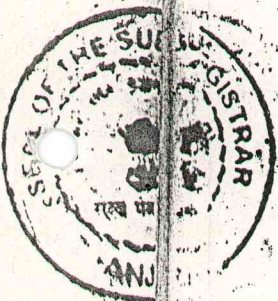




Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Chandani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser H. V. Chandani

04DD 631126

H. V. Chandani  
 H V CHANDANI  
 Stamp Vendor, Gandhidham



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joint favour is carried out in Record of Rights. The said Karsan Teja Humbal and Dhama Bhacha Kevadia partitioned the said Agricultural Land thereby Acres 6-35 Gunthas was retained by Karsan Teja Humbal and balance Acres 9-00 Gunthas by Dhama Bhacha Kevadia vide Mutation Entry No. 890 certified in Record of Rights. The said Karsan Teja Humbal entered into a Sale Deed dt. 05<sup>th</sup> January, 1996 in respect of Agricultural

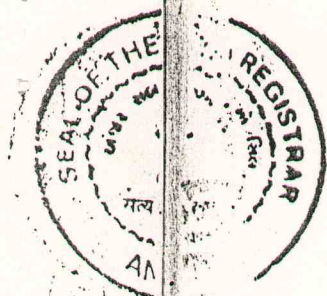
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Serial No. 364 dated 19/01/2005. 04DD 631127  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai  
 Through C.V. Mangtani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. R. R.

H.V. Chandnani  
 H V CHANDNANI  
 Stamp Vendor, Gandhidham



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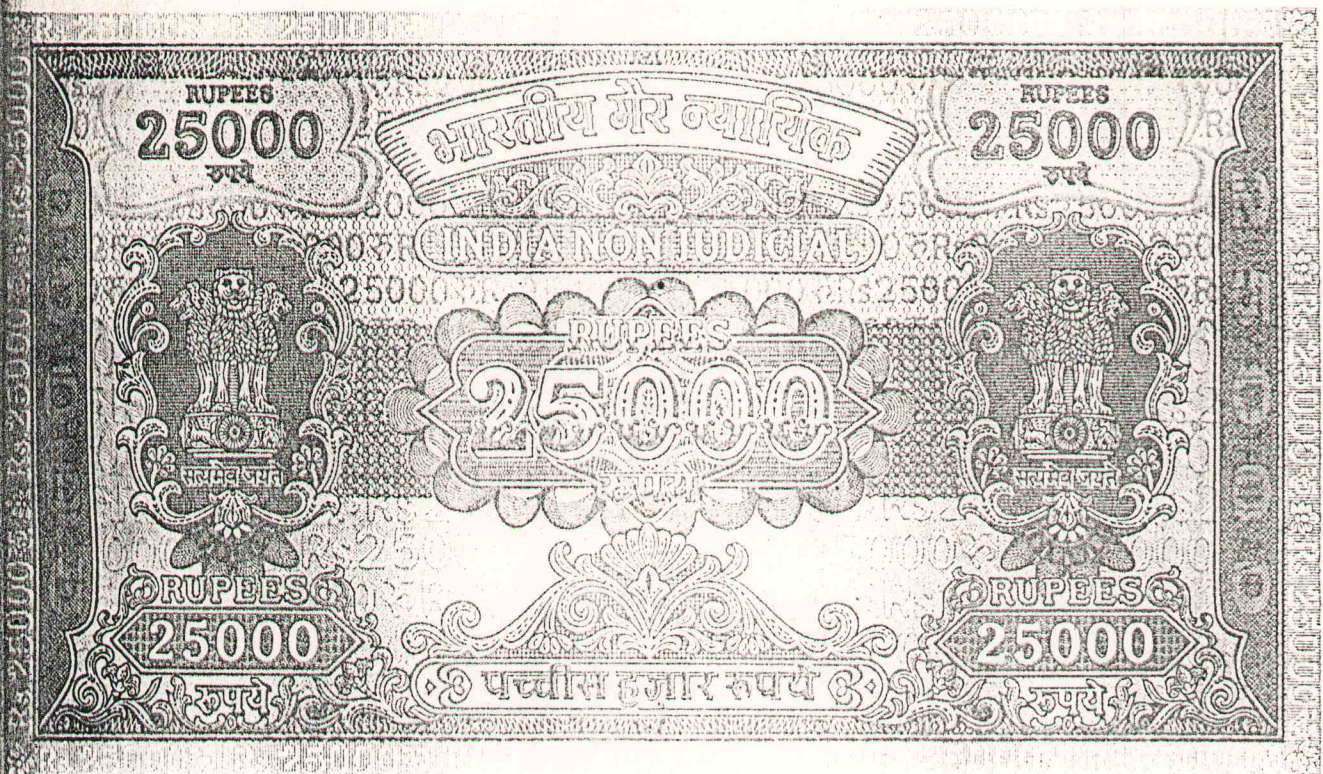
Land bearing Survey No. 334 Paiki (P-2), Acres 6-35 Gunthas in favour of the Vendors, which is registered before Sub-Registrar, Anjar at Reg. No. 39 Pages 89 to 95 Vol. 469 of Add. Book No. I dt. 05-01-1996. The Mutation Entry No. 1129 is certified in Record of Rights in favour of the Vendors.

(2) Survey No. 335 : Acres 3-21 Gunthas.

Agricultural Land bearing Old Survey No. 253, Acres 3-02 Gunthas,

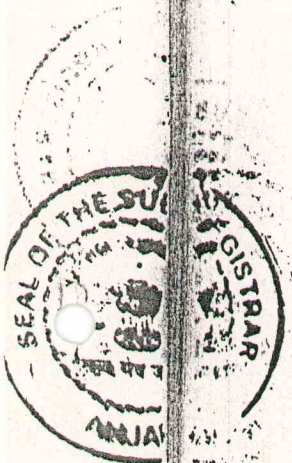
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Serial No. 364 dated 19/01/2005. 04DD 631128  
 Name of Purchaser M/s. Kana Gylinders Pvt. Ltd.,  
 Address Mumbai.  
 Through C. V. Manjhan.  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser H. V. Chandnani

H. V. Chandnani  
 H. V. CHANDNANI.  
 Stamp Vendor, Gandhidham



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lying and situate at, Village Bhimasar, Taluka Anjar-Kutch was held and possessed by Shri Sava Nathu Gogra since long and at the time of first survey of Agricultural Land, Entry No. 227 to this effect is certified in Old Record of Rights by Dy. Collector, Anjar on 14-11-1960. Vide Old Mutation Entry No. 375 the said Agricultural Land is shown to given to Shri Kana Sava Gogri and vide Old Mutation Entry No. 577 an area of Acres 0-23

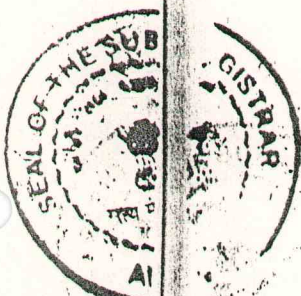
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Serial No. 364 dated 19/01/2005. 04DD 631129  
 Name of Purchaser M/s. Rama Cyliinders Pvt. Ltd.  
 Address Mumbai  
 Through C. V. Mangtani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. S. S.

H.V. Chandmani  
 H V CHANDANI,  
 Stamp Vendor, Gandhidham



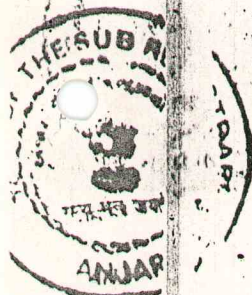
Gunthas is shown as deducted in laying of Anjar-Chirai Road. Thereafter at the time of promulgation in the year 1971, the said Agricultural Land bearing Survey No. 253 is given New Survey No. 335, admeasuring Acres 4-04 Gunthas and Shri Naran Sava Gogra as Occupant thereof since long vide Entry No. 131 certified by Dy. Collector, Anjar on 19-03-1971 in Record of Rights. In Village Form No. 7/12, Shri Naran Sava Gogra is





Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Kania Cylinders Pvt. Ltd., 04DD 631130  
 Address Munsa  
 Through C. V. Mangtani  
 Value of Stamp Paper 25000/-  
 Signature of Purchaser H.V. Chandnani

H.V. Chandnani  
 H V CHANDNANI,  
 Stamp Vendor, Gandhidham



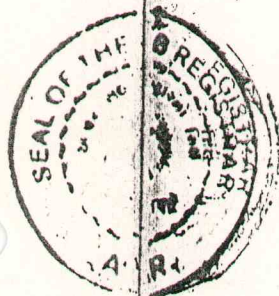
shown himself cultivating the said Agricultural Land from 1971 till he disposed off to the Vendors. Due to Acre 0-23 Gunthas deducted in laying out of Anjar-Chirai/Bhimasar Road, the area of said Agricultural Land is reduced to Acres 3-21 Gunthas as per KJP Report dt. 21-11-1981 vide Mutation Entry No. 650 in Record of Rights. The said Naran Sava Gogra thereafter as occupant executed a Sale Deed dt. 04-04-1996 in respect of





Serial No. 364 dated 19/01/2005. 04DD 631131  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Chandnani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. S. S.

H. V. Chandnani  
 H V CHANDNANI.  
 Stamp Vendor, Gandhidhar



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said Agricultural Land in favour of the Vendors which is registered before Sub-Registrar, Anjar at Reg. No. 854 Pages 69 to 75 Vol. 488 of Add. Book No. I dt. 04-04-1996. The Mutation Entry No. 1146 is certified in favour of the Vendors in Record of Rights.

AND WHEREAS; the Vendors as co-owners and in possession of (1) Survey No. 334 Paiki (P-2), Acres 6-35 Gunthas & (2) Survey No. 335, Acres

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Serial No. 364 dated 29/01/2005.  
 Name of Purchaser M/s. Rana Gyindex Pvt. Ltd.,  
 Address Mumbai.  
 Through C.V. Mangtani  
 Value of Stamp 25,000/-  
 Signature of Purchaser P. R. [Signature]

H.V. Chandnani  
 H V CHANDNANI.  
 Stamp Vendor, Gandhidham

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3-21 Gunthas i.e. total Acres 10-16 Gunthas, both lying and situate at, Village Bhimasar, Taluka Anjar-Kutch (hereinafter jointly referred to as "the said Agricultural Lands") had agreed to sell and convey the same unto the Purchaser for a cash consideration of Rs. 65,00,000-00 (Rupees Sixty five lakhs Only) fully and effectively unto the Purchaser.

AND IN PURSUANCE of above agreement, the Purchaser has paid the agreed consideration of Rs. 65,00,000-00 (Rupees Sixty five lakhs Only) unto the Vendors as under :-

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serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rania Gyinders Pvt. Ltd., 04DD 631133  
 Address Mumbai.  
 Through C. V. Mangtani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser [Signature]

H.V. Chandmani  
 H. V. CHANDNANI.  
 Stamp Vendor, Gandhidham



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Rs. 1,00,000-00	Chq. No. 1840451 dt. 26-11-2004 of OBC, Gandhidham.
Rs. 2,25,000-00	DD No. 415621 dt. 07-12-2004 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415724 dt. 13-01-2005 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415725 dt. 13-01-2005 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415726 dt. 13-01-2005 of OBC, Mumbai.
Rs. 2,25,000-00	DD No. 415727 dt. 13-01-2005 of OBC, Mumbai.

( In favour of Shri Jethalal Liladhar Soni. )

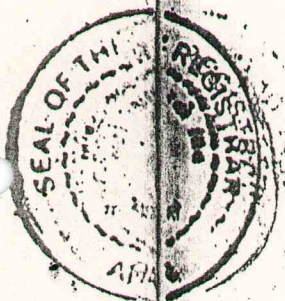
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Serial No. 364 dated 19/01/2005. 04DD 631134  
 Name of Purchaser M/s. Rama Cylinders Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Chandamani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. S. S.

H. V. Chandamani  
 H. V. CHANDANANI,  
 Stamp Vendor, Gandhidham



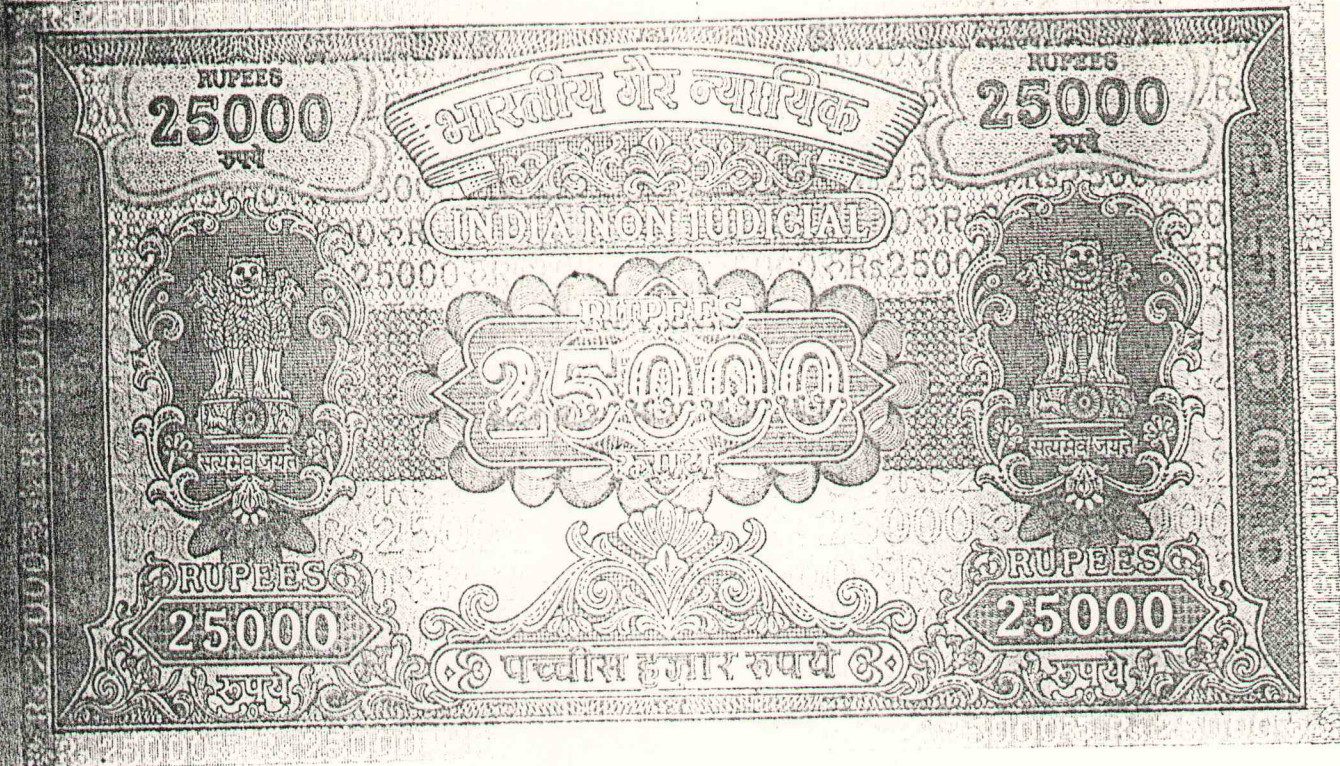
- 16 -

Rs. 1,00,000-00	Chq. No. 1840452 dt. 26-11-2004 of OBC, Gandhidham.
Rs. 2,25,000-00	DD No. 415620 dt. 07-12-2004 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415728 dt. 13-01-2005 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415729 dt. 13-01-2005 of OBC, Mumbai.
Rs. 9,00,000-00	DD No. 415730 dt. 13-01-2005 of OBC, Mumbai.
Rs. 2,25,000-00	DD No. 415731 dt. 13-01-2005 of OBC, Mumbai.
	( In favour of Shri Ranchhodlal Liladhar Soni. )

Rs. 65,00,000-00 Total : Rupees Sixty five lakhs Only.

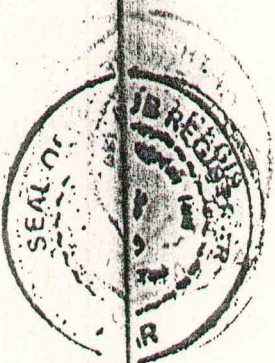
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Serial No. 364 dated 19/01/2005.  
Name of Purchaser M/s. Kama Cylinders Pvt. Ltd., 04DD 631135  
Address Mumbai.  
Through C. V. Chandamani  
Value of Stamp Paper 25,000/-  
Signature of Purchaser

H.V. Chandamani  
H. V. CHANDANANI.  
Stamp Vendor, Gandhidham

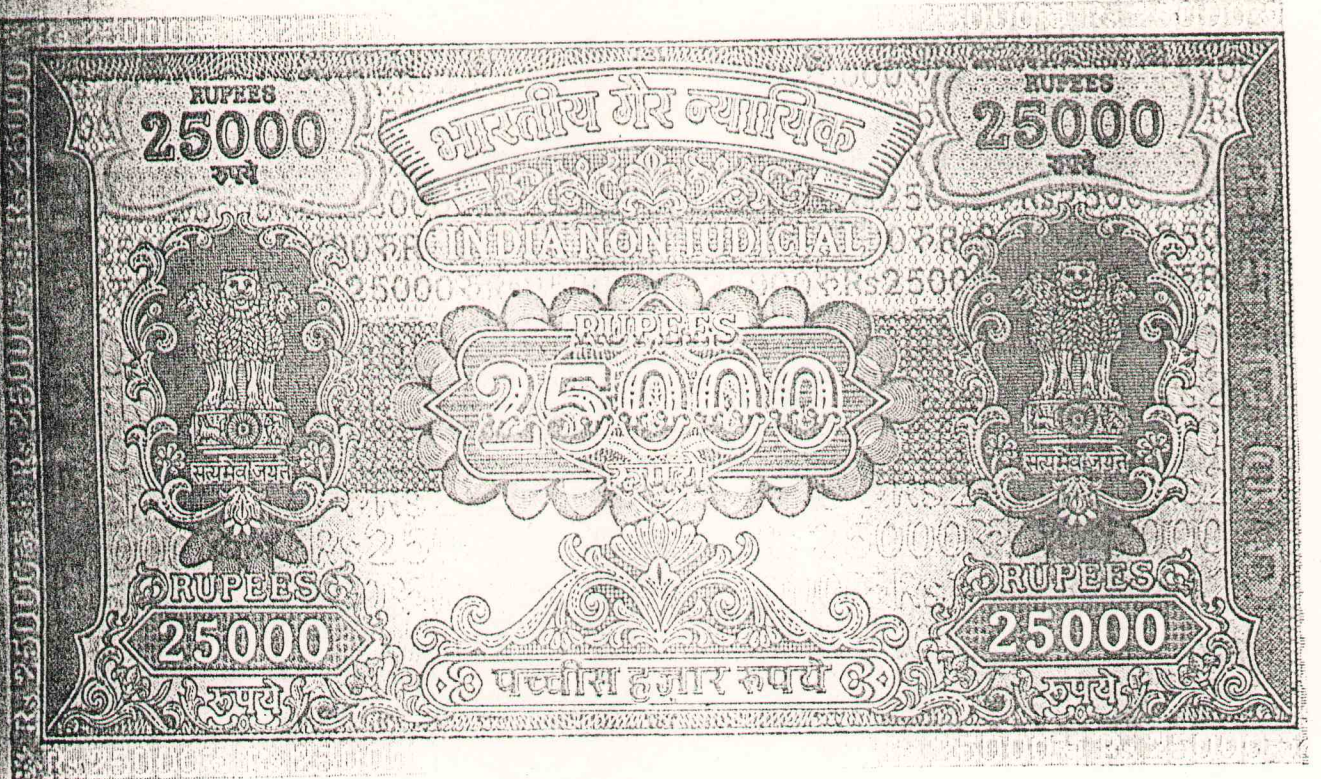


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The Vendors do hereby admit and acknowledge to have received the full and final payment as above from the Purchaser for complete sale, transfer, assignment, conveyance and grant of said Agricultural Lands free from all charges and encumbrances of whatsoever nature fully and effectively and forever unto the Purchaser.

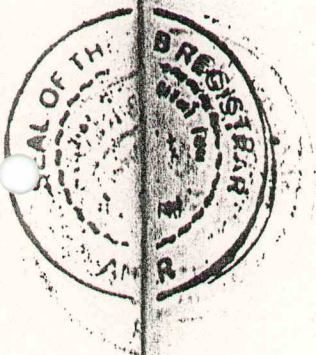
Contd .... 18





Serial No. 364 dated 19/01/2005.  
Name of Purchaser M/s. Rama Cylinders Pvt. Ltd., 04DD 631136  
Address Mumbai  
Through C. V. Mangtam  
Value of Stamp Paper 25,000/-  
Signature of Purchaser P. [Signature]

H.V. Chandamani  
H.V. CHANDAMANI.  
Stamp Vendor, Gandhidham

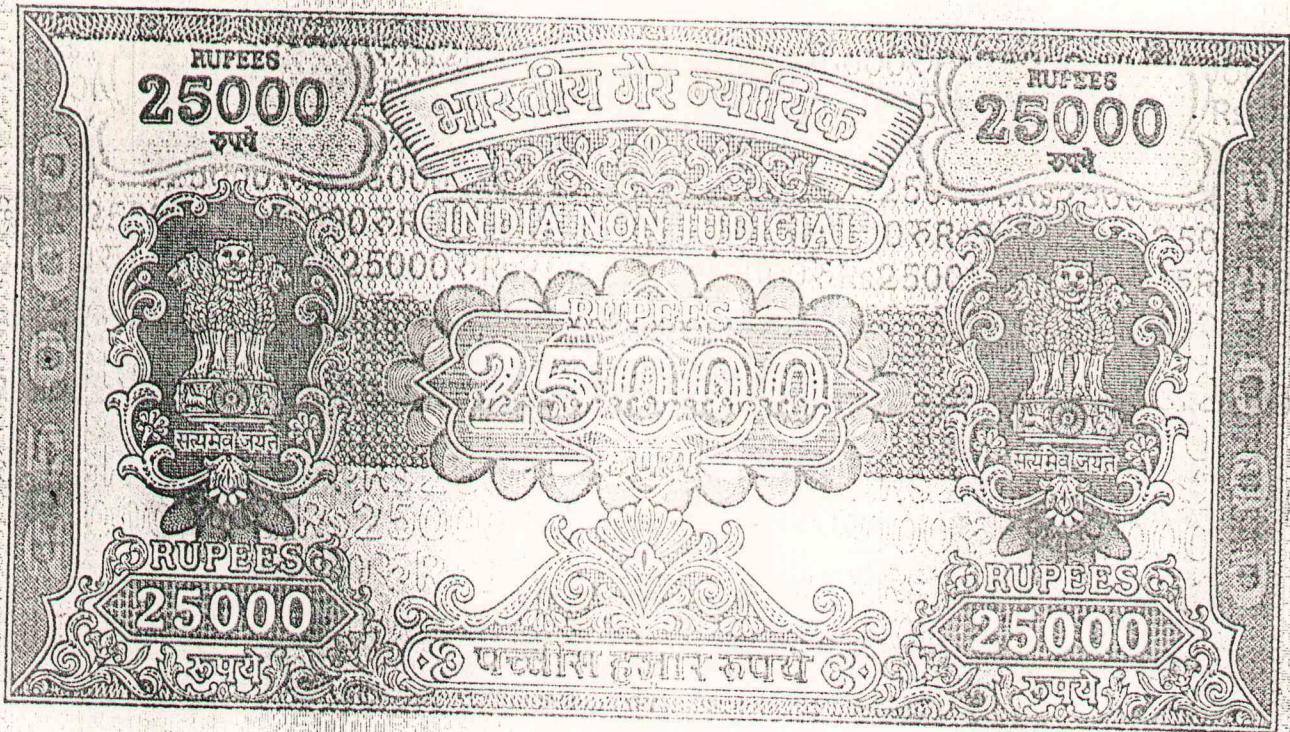


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1. NOW THIS DEED WITNESSETH THAT in pursuance of the sum consideration mentioned above received from the Purchaser, the Vendors do hereby convey and transfer by way of sale the said Agricultural Lands together with all homestead, trees, hedges, ditches, ways, waters, water-course, lights, liberties, passages, privileges, easements and rights whatever available in respect of the said Agricultural Lands unto the Purchaser.

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Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rama Cyinders Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Mangtani  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser P. S. [Signature]

04DD 631137

H.V. Chandnani  
 H.V. CHANDNANI,  
 Stamp Vendor, Gandhidham



2. THAT the Vendors having sold and conveyed the said Agricultural Lands unto the Purchaser together with all the estates, right, title, interest, claim and demand whatsoever of the Vendors into or upon the same and every part thereof TO HAVE AND TO HOLD the same unto and to the use of the Purchaser, its successors and assigns absolutely and forever together with title deeds, writings and other evidences of title, subject to the

Contd .... 20





Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rama Glynders Pvt. Ltd.,  
 Address Mumbai.  
 Through C. U. Mangtani.  
 Value of Stamp Paper 25,000/-  
 Signature of Purchaser *[Signature]*

04DD 631138

H.V. Chandnani  
 H. V. CHANDNANI.  
 Stamp Vendor, Gandhidham

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payment of all rents, taxes, assessments, dues and duties now chargeable and payable and that may become chargeable and payable from time to time hereafter in respect of said Agricultural Lands to the Govt./Panchayat or any other Authority in respect thereof. That the Vendors have paid dues, duties, taxes and cess payable in respect of said Agricultural Lands upto date hereof and there are no dues outstanding and payable by Vendors till date.

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Serial No. 364 dated 19/01/2008.  
 Name of Purchaser M/s. Kanya Cylinders Pvt. Ltd., 04DD 631139  
 Address Mumbai  
 Through C. V. Chandnani  
 Value of Stamp Paper 25000/-  
 Signature of Purchaser *[Signature]*

H. V. Chandnani  
 H V CHANDNANI,  
 Stamp Vendor, Gandhidham



3. THAT the Vendors do hereby covenant with the Purchaser that the Vendors are fully seized and possessed of the said Agricultural Lands free from any encumbrances, attachments or defects in title whatsoever and that the Vendors have full power and absolute authority to sell and convey the said Agricultural Lands in the manner aforesaid and that no one else except the Vendors have any claim, concern, demand, right or interest of





02CC 447729

Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Rama Gyindess Pvt. Ltd.  
 Address Mumbai  
 Through C. V. Chandnani  
 Value of Stamp Paper 20,000/-  
 Signature of Purchaser T. S. Sanyal

H. V. Chandnani  
 H. V. CHANDNANI  
 Stamp Vendor, Gandhidham

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whatsoever nature in the said Agricultural Lands or any part thereof and that its title is clear, saleable, marketable and free from reasonable doubts.

4. THAT the Purchaser shall from time to time and at all times hereafter peacefully and quietly hold, possess and enjoy the said Agricultural Lands without any claim or demand whatsoever from the Vendors or any person claiming through or under him/them and receive

Contd .... 23





Serial No. 364 dated 19/01/2005.  
 Name of Purchaser M/s. Kania Cy Lidees Pvt. Ltd.,  
 Address Mumbai  
 Through C. V. Chandnani  
 Value of Stamp Paper 1,000/-  
 Signature of Purchaser T. S.

H. V. Chandnani  
 H V CHANDNANI.

Stamp Vendor, Gandhidhar

all profits thereof without any suit, lawful eviction or interruption, claim and demand whatsoever from or by the Vendors or his/their heirs or any of them or by any person or persons claiming or to claim, from under or in trust for him or any of them.

5. THAT the Purchaser shall hold the said Agricultural Lands free and clear and freely and clearly and absolutely acquitted, exonerated and

Contd .... 24



forever released and discharged or otherwise by the Vendors and well and sufficiently saved, defended, kept harmless and indemnified of, from and against all charges and encumbrances or by any other person or persons claiming or to claim by from, under or in trust for the Vendors.

6. THAT the Vendors shall and will from time to time and at all times hereafter at the request and cost of the Purchaser do and execute and cause to be done and executed all such further lawful acts, deeds and things whatsoever for further and more perfectly conveying and assuring these Agricultural Lands and every part thereof unto the Purchaser, its successors and assigns as shall be reasonably required by Purchaser. That in order to get the said Agricultural Lands mutated and transferred in the name of Purchaser, the Vendors shall sign all documents of mutation required to be submitted in office of Talati and Revenue Deptt.

7. THAT the Vendors have handed over the vacant and peaceful possession of said Agricultural Lands unto the Purchaser before the execution of this Sale Deed. The Purchaser shall hereafter be at liberty to cultivate or get cultivated the said Agricultural Lands, to dig a bore or well therein, to get the same converted into Non-Agricultural purpose for any use or purpose, to sell and convey the same unto any third person or party, to which Vendors shall have no any right, claim or demand of whatsoever nature.

8. THAT the Agricultural Lands hereby sold and conveyed to the Purchaser are not fertiled and there are no amenities of cultivation like availability of water in form of well or bore in said Agricultural Lands. One has to depend solely on rain fall.

9. THAT the Vendors have separately handed over the following documents of title to the Purchaser :-

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(i) Sale Deed dt. 05-10-1981 executed by Shri Vasabhai Bhimabhai in favour of S/Shri Karsanbhai Tejabhai Humbal & Dhamabhai Bhachabhai Kevadia and registered before Sub-Registrar, Anjar at Reg. No. 1454 dt. 07-10-1981.

(ii) Sale Deed dt. 05-01-1996 executed by Shri Karsanbhai Tejabhai Humbal in favour of the Vendors and registered before Sub-Registrar, Anjar at Reg. No. 39 dt. 05-01-1996.

(iii) Sale Deed dt. 04-04-1996 executed by Shri Naranbhai Savabhai Gogra in favour of the Vendors and registered before Sub-Registrar, Anjar at Reg. No. 854 dt. 04-04-1996.

(iv) Village Form No. 7/12 & Record of Rights No. 6 containing all above mentioned mutation entries.

(v) Village Form No. 8-A showing both these Agricultural Lands in the name of Vendors in Village Khata (Account) No. 437.

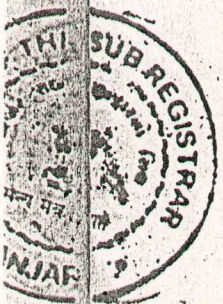
10. THAT both the Vendors and Purchaser hereby state and declare that the said Agricultural Lands are sold and purchased by them respectively at the prevailing market price. The Purchaser has paid Stamp Duty of Rs. 5,46,000-00 on this Deed as provided under Article 20 of The Bombay Stamps Act, 1958, as applicable to Gujarat.

11. THAT the Purchaser shall use these Agricultural Lands for Bonafide Industrial Purpose (manufacturing of Pipes, Cylinders and allied products) and as such the Purchaser has obtained prior Permission No. JAMAN/VASHI/2953/04 dt. 10-12-2004 from Dy. Collector, Anjar-Kutch to purchase these Agricultural Lands for Non-Agricultural purpose under Section 89 of Bombay Tenancy & Agricultural Lands (Vidharbh & Kutch Area) Act, 1958 and Rules made thereunder.

*Both the Agricultural lands are adjacent to each other*  
For Ham. Cylinders Pvt. Ltd.

Contd .... 26

*Director*  
Director



*સાદરે આભાર*  
*સા. ન. સુધાર*  
*7/12/20*



12. THAT the Purchaser before the purchase of these two Agricultural Lands from the Vendors caused to publish a Public Notice through their Advocates Shri Vidyadhar G. Chandnani & Shri Sudhir V. Chandnani in local Gujarati News papers i.e. "Kutch Mitra" on 26-11-2004 to lodge their claim, demand, right and interest etc. if any on these Agricultural Lands by any person/party within 7 (seven) days from date of publication of Notice. Till date no objection or claim is received or lodged with the Advocates.

**\*\* SCHEDULE \*\***

Agricultural Lands bearing (1) Survey No. 334 Paiki (P-2), admeasuring Acres 6-35 Gunthas = H. 2-78-22 & (2) Survey No. 335, admeasuring Acres 3-21 Gunthas = H. 1-42-45 i.e. total Acres 10-16 Gunthas = H. 4-20-67, both lying and situate at, Village Bhimasar, Taluka and Sub-Registration District Anjar, Registration District Kutch, State of Gujarat and both bounded as under :-

Towards North	:	Anjar-Bhachau Road.
Towards South	:	Agricultural Lands bearing Survey Nos. 330 & 332.
Towards East	:	Agricultural Lands bearing Survey Nos. 336 & 334 Paiki (P-1).
Towards West	:	Agricultural Lands bearing Survey Nos. 329 & 330.

13. THAT the expressions "the VENDORS" and "the PURCHASER" used in these presents shall unless repugnant to the meaning or context hereof mean and include heirs, executors, administrators and legal representatives etc. of One Part and successors and assigns etc. of Other Part.

NO ERROR, mis-statement nor omission in the description of these two Agricultural Lands shall annul this sale transaction.

Contd .... 27



IN WITNESS WHEREOF the Vendors have put their hands/  
signatures unto this Sale Deed on the day and date hereinabove  
mentioned.

Witnesses :-

1. Ramniklal M. Thacker  
Ramniklal M. Thacker,  
Plot No. 253, Ward No. 12-B,  
Gandhidham-Kutch.

સો. જાજે જિલ્લાલ લિલધર

1.(i) SHRI JETHALAL LILADHAR  
SONI.

2. Ramesh Jethalal Soni  
Ramesh Jethalal Soni,  
Ganga Bazar,  
Anjar-Kutch.

સો. રાજદોડ જિલ્લાલધર

(ii) SHRI RANCHHOD LILADHAR  
SONI.

-----  
The Vendors.

Chandnani's



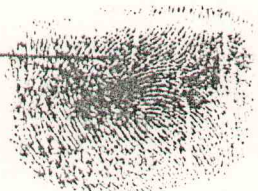
- ① Jethalal Liladhar Soni, 68
  - ② Ranchhod Liladhar Soni, 54
- both Agriculturists of Bhimnagar

**Executing Party**  
admits execution

27/01/2005



27/01/2005



Sudhir V. Chandhani  
Advocate, Kundhi dharm

Knows to the Sub-Registrar,  
that he personally knows  
him and identifies him

Sudhir V. Chandhani  
Advocate  
20 JAN 2005

Form No(1) is  
Produced

SUB-REGISTRAR ANJAR

20 JAN 2005

SUB-REGISTRAR ANJAR



PAN No. of purchaser is correctly  
stated in document and declaration  
in Form 60 of Vendor is produced

20 JAN 2005

*[Signature]*

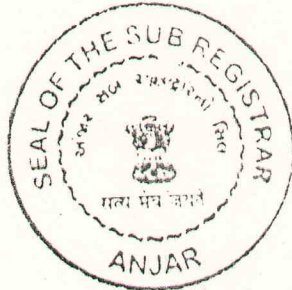
SUB-REGISTRAR ANJAR

Registered at  
No. 485  
Book No. 7

20 JAN 2005

*[Signature]*  
(DAVDA J.J.)

SUB-REGISTRAR ANJAR





12. THAT the Purchaser before the purchase of these two Agricultural Lands from the Vendors caused to publish a Public Notice through their Advocates Shri Vidyadhar G. Chandnani & Shri Sudhir V. Chandnani in local Gujarati News papers i.e. "Kutch Mitra" on 26-11-2004 to lodge their claim, demand, right and interest etc. if any on these Agricultural Lands by any person/party within 7 (seven) days from date of publication of Notice. Till date no objection or claim is received or lodged with the Advocates.

**\*\* SCHEDULE \*\***

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NO ERROR, mis-statement nor omission in the description of these two Agricultural Lands shall annul this sale transaction.

Contd .... 27







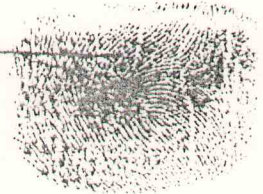
- ① Jethalal Liladhar Soni, 68  
② Ranchhod Liladhar Soni, 54  
both Agriculturists of Bhimnagar

Executing Party  
admits execution

27/01/2005



27/01/2005



Sudhir V. Chandnani  
Advocate, Kundhi dharm

Knows to the Sub-Registrar,  
that he personally knows  
them and identifies them

Sudhir V. Chandnani  
20 JAN 2005 Advocate

Form No(1) is  
Produced

SUB-REGISTRAR ARJAN

20 JAN 2005

SUB-REGISTRAR ARJAN



PAN No. of purchaser is correctly  
stated in document and declaration  
in Form 60 of Vendor is produced

20 JAN 2005

*[Signature]*

SUB-REGISTRAR ANJAR

Registered at

No. 485

Book No. F

20 JAN 2005

*[Signature]*

(DAVID J.J.)

SUB-REGISTRAR ANJAR

