



सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No.	: IN-DL95660766369940R
Certificate Issued Date	: 29-May-2019 03:48 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DLDL73210396741146003607R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



Please write or type below this line.

[Signature]

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FOR SIGNATURE OF ADVITYA RESIDENCY LLP PVT. LTD.
[Signature]
Director/Authorised Signatory

Statutory Alert:

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2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



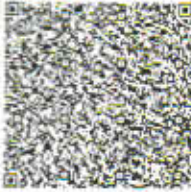
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e-Stamp

Certificate No.	: IN-DL95661203833188R
Certificate Issued Date	: 29-May-2019 03:48 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396743070218695R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



Please write or type below this line

Author

[Signature]

[Signature]

For SATISH SUDHAKAR PVT. LTD.
[Signature]
 Director/Authorised Signatory

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Certificate No.	: IN-DL95661286026035R
Certificate Issued Date	: 29-May-2019 03:48 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396741999889259R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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For SATISH BUILDWELL PVT. LTD.
Director/Authorised Signatory

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Certificate No.	: IN-DL95661781649423R
Certificate Issued Date	: 29-May-2019 03:49 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DLDL73210396743339707242R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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For SATISH BUILDWELL PVT. LTD.
Director/Authorised Signatory

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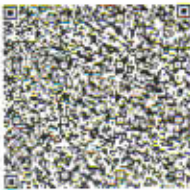
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Certificate No.	: IN-DL95661651451247R
Certificate Issued Date	: 29-May-2019 03:49 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DLDL73210396744584132044R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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For SATISH BUILDWELL PVT. LTD.
Director/Authorised Signatory

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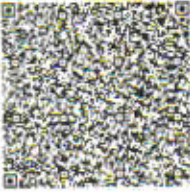
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Certificate No.	: IN-DL95662074542489R
Certificate Issued Date	: 29-May-2019 03:49 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396741724097006R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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Director/Authorised Signatory

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Certificate No.	: IN-DL95662579341485R
Certificate Issued Date	: 29-May-2019 03:50 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396742847919005R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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Director/Authorised Signatory

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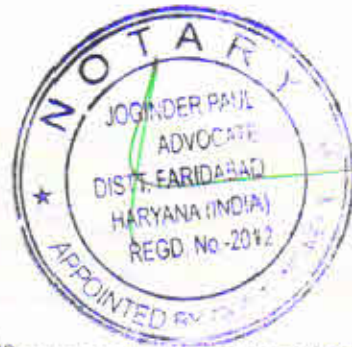
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Certificate No.	: IN-DL95662281813679R
Certificate Issued Date	: 29-May-2019 03:49 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396742375215743R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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[Signature]

For SATISH BULL WALL PVT. LTD.
Director/Authorised Signatory

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Certificate No.	: IN-DL95662673515702R
Certificate Issued Date	: 29-May-2019 03:50 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL73210396743725808722R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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For SATISH K. V.T. LTD.
Director/Authorised Signatory

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e-Stamp

Certificate No.	: IN-DL95663870457951R
Certificate Issued Date	: 29-May-2019 03:51 PM
Account Reference	: IMPACC (IV)/ dl732103/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DLDL73210396744475463709R
Purchased by	: ADVITYA RESIDENCY LLP
Description of Document	: Article 5 General Agreement
Property Description	: Not Applicable
Consideration Price (Rs.)	: 0 (Zero)
First Party	: ADVITYA RESIDENCY LLP
Second Party	: Not Applicable
Stamp Duty Paid By	: ADVITYA RESIDENCY LLP
Stamp Duty Amount(Rs.)	: 500 (Five Hundred only)



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[Signature]

[Signature]

For *[Signature]* **ADVITYA RESIDENCY LLP**
Director/Authorised Signatory

Statutory Alert:

The e-Stamp Certificate should be used for the purpose of stamp duty payment only. The e-Stamp Certificate should be used for the purpose of stamp duty payment only. The e-Stamp Certificate should be used for the purpose of stamp duty payment only.

SUPPLEMENTRY AGREEMENT TO THE LLP AGREEMENT

This Supplementary Agreement in respect of LLP Agreement dated 9th January, 2019, is made at New Delhi on this 29th day of May 2019:

Among

1. Mr. Narendra Aggarwal S/o Lt. Sh. Ram Bilas Aggarwal, R/o H. No- 467, Sector 21-A, Faridabad, Haryana- 121001 which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the FIRST PARTY and,
2. Mr. Mukesh Kumar Aggarwal S/o Lt. Sh. Ram Bilas Aggarwal, R/o C-1/4, Sector-11, Faridabad, Haryana- 121007 which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the SECOND PARTY,
3. Mr. Surendra Kumar Arya S/o Sh. Ram Richpal Arya, R/o Neelanchal 7, Bandh Road, Chandan Hulla, Chhatarpur, Mehrauli, Delhi- 110074 which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the THIRD PARTY,
4. M/s Satish Buildwell Private Limited, a company incorporated under the Companies Act, 2013 having its registered office at Neel House, Lado Sarai, Opposite Qutab Minar, Delhi- 110030 through its Director, Mr. Anand Swaroop as nominee, who has been empowered severally to execute this agreement, which expression unless repugnant or opposed to the context thereof includes its legal heirs, legal representatives, executors, administrators and assignees etc.) hereinafter called the FOURTH PARTY.



WHEREAS the party of the first part, second part, third part & fourth part had entered into the LLP Agreement vide agreement dated 09th January, 2019, bearing Certificate No. IN- DL24543948315842R.

WHEREAS all the partners of the LLP firm have mutually decided to increase the amount of partner's capital and for this purpose, this Supplementary Agreement is being executed by all the partners.

For SATISH BUILDWELL PVT. LTD.

Director/Authorised Signatory

NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:

The registered capital contribution Clause No- 4 as mentioned in LLP Agreement dated 09th January, 2019 is hereby substituted and shall as under mentioned-

4. The registered contribution of the Advitya Residency LLP shall be Rs. 10,00,00,000/- (Rupees Ten Crores only), which shall be contributed by the partners in form of Cash, Bank, Immovable Property or in any other form as may be decided, in the following manner:
- (a) First Party - Rs 2,50,00,000/- (Rupees Two Crores Fifty Lakhs Only).
 - (b) Second Party - Rs 2,50,00,000/- (Rupees Two Crores Fifty Lakhs Only).
 - (c) Third Party - Rs 4,00,000/- (Rupees Four Lakhs Only).
 - (d) Fourth Party 30% i.e. Rs 4,96,00,000/- (Rupees Four Crores Ninety Six Lakhs Only).

It is agreed among the partners that the amount contributed by Partners may be accounted as partner's capital contribution or partner's current contribution or unsecured loan as mutually agreed between the partners.

It is further agreed between the partners that the above registered contribution shall be contributed by respective partners as detailed below-

Partner	Form of Contribution	Time of actual contribution
Ist Partner	Cash or Bank	On or before 30 th September, 2019 subject to terms of Joint Venture Agreement dated 09 th January, 2019.
IInd Partner	Cash or Bank	On or before 30 th September, 2019 subject to terms of Joint Venture Agreement dated 09 th January, 2019.
IVth Partner	Immovable Property	As and when decided among the Partners as per the terms of Joint Venture Agreement dated 09 th January, 2019.



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For SATISH BUILDERS PVT. LTD.

[Handwritten signature]
Director/Authorised Signatory

The further contribution if any required by the ARLLP shall be brought by the Partners as mutually agreed as per the terms of Joint Venture Agreement dated 9th January, 2019 as partner's capital or current contribution or unsecured loan.

This Agreement constitutes as a Supplementary Agreement to the LLP Agreement dated 09th January, 2019, while all other clauses of the said LLP agreement shall remain unchanged.

The Agreement shall remain in full force and effective till the validity of the said LLP Agreement.

IN WITNESS WHEREOF the Parties hereto have put their hands hereunto on the date, month and year first above written:

Signed & Delivered by the Partners:

IDENTIFIED THE DEPONENT
Executors His / Her Their
Signature / Thumbs / Impresion
Witness-

Ravi Arora

RAVI ARORA

E-19 UGF, Saraswati

Garden, New Delhi - 110030

For and on behalf of "Advitya Residency LLP"



[Signature]
(First Party & Second Party)

For SATISH BUILDWELL PVT. LTD.

[Signature]
(Third Party & Fourth Party)

Director/Authorised Signatory

ATTESTED AS IDENTIFIED

[Signature]
Notary Faridabad (Haryana)

[Signature]
18 JUN 2019