Tuesday, February 24, 2009 4:43:40 PM

पावती

Original नोंदणी 39 म. Regn. 39 M

...

पावती क्र.: 1309

गावाचे नाव प्रिंसेस डॉक

दिनाक 24/02/2009

दस्तऐवजाचा अनुक्रमांक

वबड्1 - 01278 - 2009

दस्ता ऐवजाचा प्रकार

करारनामा

सादर करणाराचे नाव:हरीयाणा इंटरनंशनल प्रा लि चे संचालक राकेश रेनीवाल . .

नोंदणी फी

23230.00

नक्कल (अ. 11(1)), पृष्टांकनाची नक्कल (आ. 11(2)), रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (18) 360.00

एकुण रु.

23590.00

आपणास हा दस्त अंदाजे 4:58PM ह्या वेळेस मिळेल

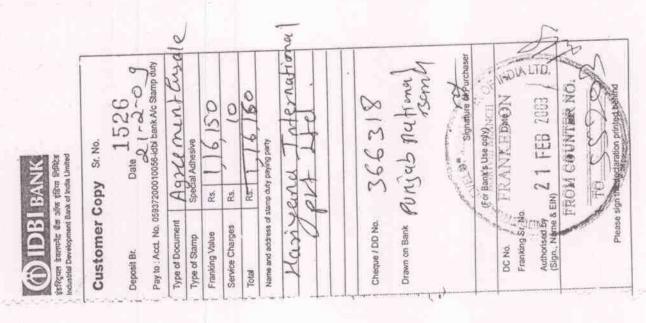
# DELIVERED

दुय्यम निबंधक मुंबई शहर 1 (फोर्ट)

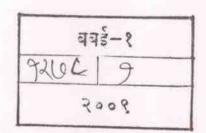
बाजार मुल्यः 2322065 रु. मोबदलाः 2200000रु. १३ **हुस्प**र निर्मानक भरलेले मुद्रांक शुल्कः 116150 रु.

देयकाचा प्रकार :डीडी/धनाकषोद्वारे; बेंकेचे नाव व पत्ता: पंजाब नॅशनल,

डीडी/धनाकर्ष क्रमांक: 366333; रक्कम: 23230 स.; दिनाक: 21/02/2009







### AGREEMENT FOR SALE

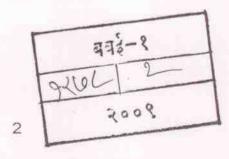
Authorised Sighatory Borivall Branch a a do. THIS AGREEMENT made at Mumbai, this 24+ Feb 2008 Between KUDUS ISPAT PVT. LTD. at present having address at 58 Whispering Palms, Shopping Center, Lokhandwala, Kandivali (E) hereinafter referred to as repugnant to the context or meaning thereof mean and include its/their heirs, executors, administrators Mandapeshwar Road, Bo its/their heirs, executors, administrators and assigns) of the ONE PART and HARIYANA INTERNATIONAL PVT. LTD. at present having address at 302 Sylverton, 102 Wode House Rd. Colaba, Mumbai-400005, hereinafter called and referred to as "THE TRANSFEREE" (which expression shall unless it be repugnant Mumbai-400005, hereinafter called and referred to as to the context or meaning thereof mean and include its/heirs executors, administrators and assigns) of the OTHER PART

\$153702 Rs 0116150/-PB5336 DE 300 300 DEZ STAMP DUTY MAHARASHTRA SAT AN RE

For idbi bank Itd.

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FEB 21 2009

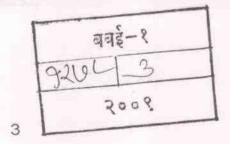


AND WHEREAS the Transferor is the member and owner and otherwise well and sufficiently entitled to the OFFICE PREMISES NO. 302 ON 3<sup>RD</sup> FLOOR, SITUATED AT ORION CHAMBERS PREMISES CO-OP. SOC. LTD. JOSHI CHAMBERS, 66/B, SANT TUKDOJI MAHARAJ STREET, (AHMEDABAD STREET), IRON MARKET, CARNAC BUNDER, MASJID (E), MUMBAI 400 009, (hereinafter called the "said office premises").

AND WHEREAS the Transferor has purchased the above mentioned office premises from M/s. KASTURI TRANSPORT vide Agreement dated 20th day of July 2006.

#### AND WHEREAS

- the ORION of is member Transferor (a) CHAMBERS PREMISES CO-OP. SOCIETY LTD hereinafter referred to as "the said Society", being Co-operative Society registered under Registration No. BOM/WB/GLL/C/335, having its address at SANT TUKDOJI JOSHI CHAMBERS, 66/B, MAHARAJ STREET, (AHMEDABAD STREET), IRON MARKET, CARNAR BUNDER, MASJID (E), MUMBAI 400 009, and holders of 10 (Ten) Shares No. 131 to 140 (both inclusive) of Rs.50/- (Fifty) each as per Share Certificate No.18.
- (b) The Transferor has absolute right to use and occupy the OFFICE PREMISES No.302 on the 3<sup>rd</sup> Floor, admeasuring 309 sq.ft. built-up area approx 28.71 mtrs in the building called Joshi Chambers of the said society, bearing CTS No. 66 of Princess Dock Division, free from all encumbrances with permanent heriditory and absolute right for use and occupation of the said premises; inter alia by virtue of the said membership of the said Society and holding of the said shares.



the said shares and the Transferor's beneficial right and title on the said office premises and the Transferee shall purchase and acquire the said OFFICE PREMISES at and for the purchase price of Rs. 22,00,000/- and upon other terms and condtions have particularly described hereinafter.

(d)

(f)

(g)

(h)

The Transferor has furnished to the Transferee a certificate from the said Society to the effect the said shares and the said premises stand in the name of the Transferor free from all encumbrances as per the Society's records and that all society dues up to the dates of these presents stand paid

(e) An Application was made by the Transferor and the Transferee to the said Society vide the prescribed Forms No. 20 (1) (Signed by the Transferor) and 20 (2) (signed by the Transferee) informing the said Society of the intention of the Transferor to transfer the said shares and the said premises to the Transferee and the said Society has conveyed its no objection for the proposed transfer.

The Transferee has paid to the Transferor the total agreed purchase consideration of Rs. 22,00,000/- on or before the execution of these presents.

Simultaneously with the execution of this Indenture, the Transferor has put the Transferee in vacant and peaceful possession of the said premises and the said shares and

The Transferee has now requested the Transferor to complete the transaction in respect of the said premises and the said shares alia by executing this Sale Agreement as hereinafter appearing.

बगर्ड-१ 9201 7 २००९

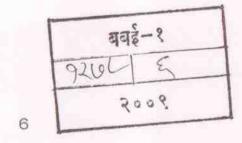
### NOW THIS INDENTURE WITNESSETH AS FOLLOWS:

1. The Transferor hereby agrees to sell, transfer and assign unto the Transferee and the Transferee hereby agrees to purchase, take over and acquire from the Transferor all beneficial right, title, interest, property claim, demand of the Transferor into and upon the said office premises admeasuring 309 sq.ft. built up area situated at No.302, 3<sup>rd</sup> Floor, Orion Chambers Premises Co-op. Soc. Ltd. Joshi Chambers, 66/B, Sant Tukdoji Maharaj Street, (Ahmedabad Street), Iron Market, Carnac Bunder, Masjid (E), Mumbai 400 009 at or for price of Rs. 22,00,000/-.

- The Transferee has inspected all the necessary documents and papers regarding the said office premises and has satisfied themselves regarding the title of the Transferor in the said OFFICE PREMISES.
- 3. The Transferee has paid to the Transferor the said sum of Rs. 22,00,000/- being the full and final purchase price of the said office premises and the Transferor hereby admits and acknowledges the receipt of the aforesaid amount in full and final settlement of the agreed price and doth hereby release and forever discharge the Purchaser in respect thereof.
- OFFICE PREMISES agreed to be hereby sold is free from all encumbrances of every nature whatsoever and that the Transferor has full and absolute power to transfer and/or sell the said OFFICE PREMISES and the shares held by them to the Transferee and the said OFFICE PREMISES is not subject to or subject matter of any litigation, adverse claim, tenancy, license or attachment before or after judgment.
- 5. On securing the full consideration, the Transferor doth HEREBY, TRANSFER, ASSIGN and convey to the TRANSFERE, the TRANSFEROR'S right, title and interest in respect of the said OFFICE PREMISES No. 302, on the 3<sup>rd</sup> floor,

admeasuring 309 sq.ft. built up area in the building known as Joshi Chambers situated at 66/B, Sant Tukdoji Maharaj Street, (Ahmedabad Street), Iron Market, Carnac Bunder, Masjid (E), Mumbai 400 009 and bearing C.T.S. No. 66 of Princess Dock Division more particularly described in the Schedule of Property appearing hereinafter, the said shares being 10 fully paid equity shares bearing distinctive No. 131 to 140 (both inclusive) of Rs. 50/- each evidenced by Share Certificate No. 18 and the funds and properties of the said Society, including all the benefits and interest in the said premises, the said shares and said fund free from all encumbrances, claims, demands and liabilities.

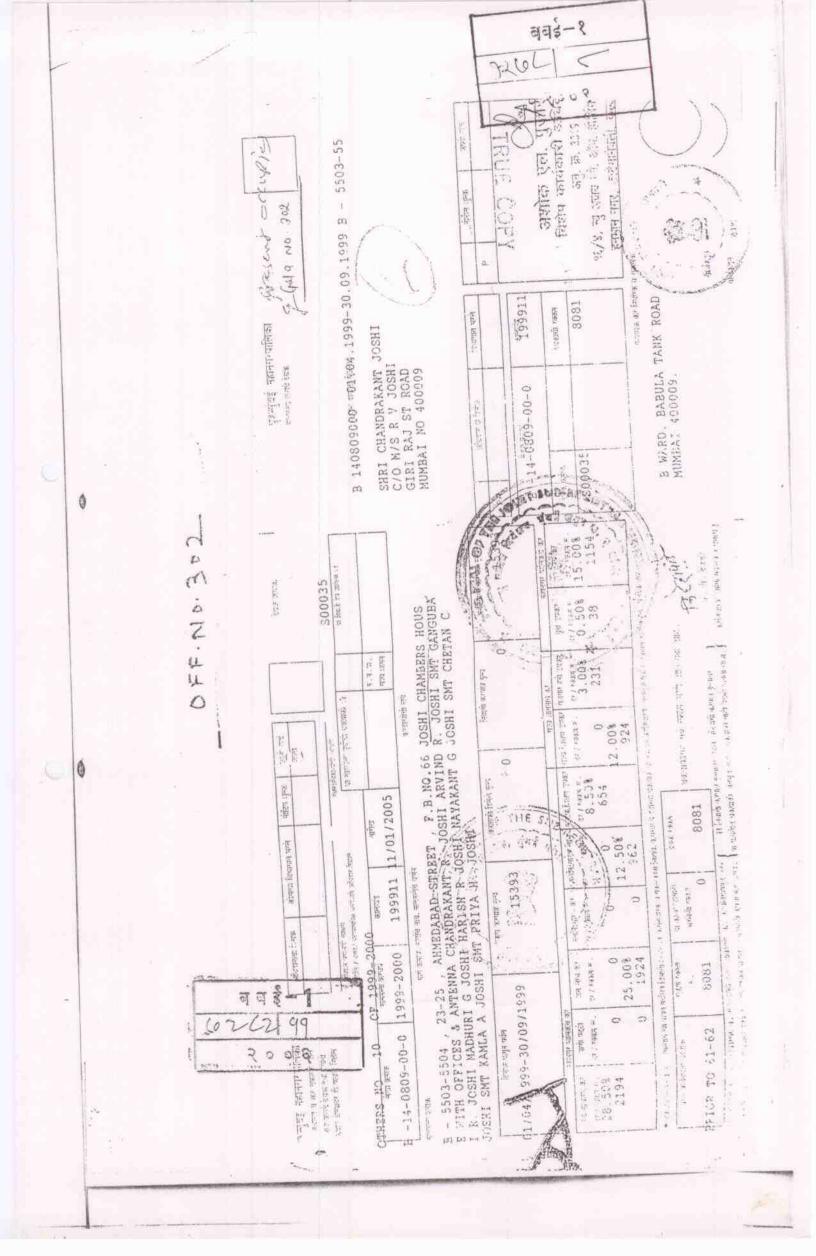
- Transferee shall and will at all times hereafter, peacefully and quietly use, possess, occupy and enjoy the said premises and every part thereof without any suit, interruption, claim or demand whatsoever on from and by the Transferor or any person or persons lawfully or equitably claiming by, from, under or instructions for the Transferor or for any reason or ground whatsoever subject to the observance and performance of such provisions, rules and bye-laws by the Transferee as may be applicable.
- The Transferor hereby declares that no one excepts the Transferor has any right, title, interest, claim of charge on the said OFFICE PREMISES. The said premises and the said shares are not subject to any charge, encumbrance, liability, litigation, adverse claim or lis pendens, nor are any such proceedings pending or threatened. The Transferor has not taken any loan/s from any financial institution/s or person/s against the said Office Premises and further he/she has not kept the said Office Premises /Shares as security of additional security in respect of any sort of loan/finance. The Transferor further undertakes to keep fully indemnified and harmless the Transferee against all contingent claims, demands, proceedings, charges, cost and expenses.

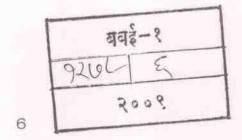


- 8. The Transferor has obtained the necessary NO OBJECTION CERTIFICATE from the said ORION CHAMBERS PREMISES CO-OP. SOCIETY LIMITED for the sale and transfer of the said OFFICE PREMISES in favour of the Transferee, and the said Certificate has been duly signed by the Chairman / Hon. Secretary of the said Society.
- The Transferor hereby declares that they have paid all the dues to the said Society in respect of the said OFFICE PREMISES and nothing is due and payable by them to the said Society and undertakes to keep fully indemnify the Transferee in that respect.
- 10. That the Transferee shall become a member of the said Orion Chambers Premises Co-op. Soc I to and observe and perform and abide by all the relevant rules and regulations and bye-laws of the said Society which may from time to time in force and also undertakes to pay the proportionate share of Society outgoings in respect of the said OFFICE PREMISES every month regularly without fail and keep the Transferor indemnified in that respect.
- 11. The Transferor and the Transferee have agreed to pay the necessary transfer charges in equal proportion (50% each). Stamp duty and registration charges, if any payable on this deed shall also be borne and paid by the Transferee.
- 12. This indenture supersedes all earlier deeds, documents, agreements oral or written, to the extent that they are inconsistent with this indenture.

### SCHEDULE OF PROPERTY

OFFICE PREMISES No.302, 3<sup>rd</sup> Floor, admeasuring 309 sq.ft. Built-up area, ORION CHAMBERS PREMISES CO-OP. SOC. LTD., JOSHI CHAMBERS, 66/B, SANT TUKDOJI MAHARAJ STREET, (AHMEDABAD STREET), DIV. PRINCESS DOCK, G.S. NO/F.P. NO. 66, The Building comprises 5<sup>th</sup> floor with lift and constructed in the year 1992.





- The Transferor has obtained the necessary NO OBJECTION CERTIFICATE from the said ORION CHAMBERS PREMISES CO-OP. SOCIETY LIMITED for the sale and transfer of the said OFFICE PREMISES in favour of the Transferee, and the said Certificate has been duly signed by the Chairman / Hon. Secretary of the said Society.
- The Transferor hereby declares that they have paid all the dues to the said Society in respect of the said OFFICE PREMISES and nothing is due and payable by them to the said Society and undertakes to keep fully indemnify the Transferee in that respect.
- 10. That the Transferee shall become a member of the said Orion Chambers Premises Co-op. Soc Ltd. and observe and perform and abide by all the relevant rules and regulations and bye-laws of the said Society which may from time to time in force and also undertakes to pay the proportionate share of Society outgoings in respect of the said OFFICE PREMISES every month regularly without fail and keep the Transferor indemnified in that respect.
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IN WITNESS WHEREOF, the parties hereto have set and subscribed their respective hands on the day and the year first hereinabove written.

SIGNED AND DELIVERED by

the withinnamed The Transferor

Kudus Ispat Pvt. Ltd.

Through its Director PURSHOTAM CHAUDHRY

1 L. S. TRIVER GROWN

2, R.C. GANDHI RCY

SIGNED AND DELIVERED by

the withinnamed The Transferee

Hariyana International Pvt. Ltd.

Through its Director RAKESH TRENIWAL

In the presence of

1. L.S. TREVESZ WELLIN

; ploting

) (Transferor)

) (Transferee)

2. R. C. GAHDHI TOG



WEST RIVER AND STEERMANENT ACCOUNT NUMBER AADPG0121D RAJESHKUMAR GANDHI CHHOTALAL GANDHI DAME OF STACK BURGE 01-07-1960 Bledage आयवंद निरंशक (पद्धति) DIRECTLY OF INCOME TAX (SYSTEMS) HIT HIS HIS /PERMANENT ACCOUNT NUMBER AAAPT4103B LABHSHANKAR SANKLESWAR TRIVEDI from the single at ATHERS NAME. SANKLESWAR TRIVED orm fath iDATE OF BIRTH 05-12-1938 U पंजाब नेशनल बेंगा प्रत्य क्रिक्न पाईट, पुष्ट् punjob national bont Raheja Chambers, National Point, MUMBATER N. 1232 9 ी वी जनमें आरंश पर OR ORDER 8 FOR VALUE RECEIVED

JOINT SUB REGISTRAR MUMBA! CITY -1 रुपये RUPEES \*\*Twenty Three Thousand Two Hundred Thirty only\*\* 見だ

TNW 366333

TO DENO. PETER Punch work has

COPC MUMBA! FINACLE

मांने जाने पर ON DEMAND PAY

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0453/2009

Rs. Draft is signed singly as it is for amount upto Fs. C1,000/- . (MOT DYER Rs. 23720/-)

- FINACLE -

\*\*23,000.00\*\*

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926-1 0FF-NO-202 7009



Chara Carliffeets Mr.

\_\_\_\_ Member's Regn. No.

No. of Shares 10



# Share Certificate

UNIT NO.302

OFION CHAMBERS PREMISES	CO-OPERATIVE HOUSING SOCIETY LTD.
GGB, TOSKI CHAMBER FASHTRASANT	TUKDUTE MAHARAT ROAD CARNAC BUMBER, MUMBAE-M
( Registered under the Maha	arashtra Co-operative Societies Act, 1960)
	Divided into 10 Shares of Rs. 50-00 each
	S. SKASTURI TRANSPORT PUT LTD.
of Rs. FIFTY each numbered from131	is the Registered Holder of <u>TEM</u> fully paid up shares to <u>140</u> both inclusive, in
Subject to the Bye-laws of the said Society	CO-OPERATIVE PSC. SOCIETY LTD., MUNISON
Given under the Common Seal of the	said Society at
this day of # bruny 2004	atte
purcent - free feet.	
Authorised	Manchite
M.C. Membe	Chairman
Rel	P.T.O.





# Hariyana

# INTERNATIONAL PVT. LTD.

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF BOARD OF DIRECTORS OF HARIYANA INTERNATIONAL PVT.LTD AT THE REGISTERED OFFICE OF THE COMPANY HELD ON 20TH Feb 2009

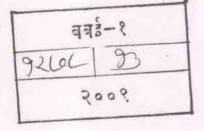
The Board of Directors informed the Board about the Registration & stamp duty paid for Office No 301 & 302 Joshi Chambers, S.P.Road, Carnac Bunder, Mumbai -400 009 .

RESOLVED THAT Mr Rakesh Reniwal Director of the company is hereby authorize to sign necessary documents for Registration & Stamp Duty against office No 301 & 302 Joshi Chambers, S P Road, Carnac Bunder, Mumbai – 400 009 on behalf of the company.

For Hariyana International Pvt Ltd

Shanti Sarup Reniwal

Director





Corporate Office 

⇒ 302 - Sylverton Bldg., Ground Floor, 102-Wodehouse Road, Colaba, Mumbai - 5.

1.- 022 - 22182569 Fax - 22182524 E-mail: hsbl@vsnl.com 



ववर्ष	- 9
9266	98
२०	909

# CERTIFIED TRUE COPY OF THE RESOLUTION

RESOLUTION PASSED IN THE MEETING OF THE BOARD OF DIRECTORS OF KUDUS ISPAT PRIVATE LIMITED HELD AT THE REGISTERED OFFICE OF THE COMPANY AT MUMBAI ON 12<sup>TH</sup> SEPTEMBER,2008 AT 12.00 NOON.

" RESOLVED THAT the our Office No. 301 and 302 Orion Chamber, Carnac Bunder Mumbai – 400 009 sale to Haryana International Pvt. Ltd.

FURTHER RESOLVED THAT Mr. Purushottam Choudhary Director of the Company be and are hereby authorised to sign the said Sale Agreement, Registry and its necessary formalities and on behalf of Company

FOR & ON BEHALF OF THE BOARD

DIRECTOR

PLACE: MUMBAl DATE: 12.09.2008



616, Autmn Grove, Lokhandwala, Kandivlali (E), Mumbai 400 101. phone: 32423753, tele-fax: 29661175

वबई-१ 9204 १५ २००९

स्थाई शेका संख्या /PERMANENT ACCOUNT NUMBER
AAACH3760P

PITE INJ.M€

HARIYANA INTERNATIONAL PRIVATE LIMITED

निगमन काने की तिथि /DATE OF INCORPORATION/FORMATION 07-12-1993

Redings.

সায়ক বিবৈশক (প্রার্থি) DIRECTOR OF INCOME TAX (SYSTEMS)



PERMANENT ACCOUNT NUMBER



RAKESH SHANTISARUP RENIWAL

SHANTISARUP RAMKUMAR RENIWAL

Join Sime JOANE OF BIRTH

20-07-1974

SHIP MINE VISIONS

Redigt

MINER PREMI (42(8))

स्थाई लेखा संख्या /PERMANENT ACCOUNT NUMBER

AABPC2612D



PURUSHOTAM NANDLAL . CHOUDHARY

RM WI THE FATHER'S NAME NANDLAL CHOUDHARY

शम्म तिथि /DATE OF BIRTH 08-08-1959

हरताबार /SIGNATURE

Ph. A.

Relingt

आयकर निवेशक (पद्धति) DIRECTOR OF INCOME TAX (SYSTEMS)



ख्याई लेखा संख्या /PERMANENT ACCOUNT NUMBER

AABCK5001D

SMANN PTF

KUDUS ISPAT PVT LTD

निगमन/अनने की तिथि /DATE OF INCORPORATION/FORMATION

01-10-1999

allingt

आयकर निर्देशक (पद्धति) D.RECTOR OF INCOME TAX (SYSTEMS)

दस्त गोषवारा भाग-1

ववइ1

दस्त क्र 1278/2009

900

24/02/2009

दुय्यम निबंधकः

.4:47:27 pm

मुंबई शहर 1 (फोर्ट)

दस्त क्रमांक :

1278/2009

दस्ताचा प्रकार: करारनामा

अनु क्र. पक्षकाराचे नाव व पत्ता

पक्षकाराचा प्रकार

लिहून घेणार

छायाचित्र

अंगठ्याचा उसा

नातः हरीयाणा इंटरनेशनल प्राः ति चे संचालक राकेश <sup>1</sup>] रेनीवाल

पत्ता: घर/फ्लेंट नं: 302 सिल्बर ट्रान गल्ली/रस्ताः 102 वुडहाऊस राेड

ईमारतीचे नायः -ईमारत ने: -पेट/यसाहतः -

वय

35 सही

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शहर/गावः कुलाबा म नायः कुडुस इस्पात प्रा लि तफें संचालक पुरुषोत्तम

2 चौधरी -पत्ताः घर/फ्लेंट नं: 58 किस्पेरींग पाम शॉपींग सेंटर गल्ली/रस्ताः लोखंडवाला

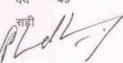
ईगारतीचे नावः -ईमारत नः -

पेठ/वसाहतः कांदिवली पू

शह

लिहून देणार

49









### दस्त गोषवारा भाग - 2

वबड़1

दस्त क्रमांक (1278/2009)

76

दस्त क्र. [बबड्1-1278-2009] चा गोषवारा बाजार मुल्य :2322065 मोबदला 2200000 भरलेले मुद्रांक शुल्क : 116150

दस्त हजर केल्याचा दिनांक :24/02/2009 04:41 PM

निष्पादनाचा दिनांग : 24/02/2009

दस्त हजर करणा-याची सही

दस्ताचा प्रकार :25) करारनामा

शिक्का क्र. 1 ची वेळ : (सादरीकरण) 24/02/2009 04:41 PM शिक्का क्र. 2 ची वेळ ; (फ़ी) 24/02/2009 04:43 PM णिक्का क. 3 ची वेळ : (कपुली) 24/02/2009 04:44 PM शिक्का क्र. 4 ची वेळ : (ओळख) 24/02/2009 04:47 PM

दस्त गाँद केल्याचा दिनांक : 24/02/2009 04:47 PM

दिनाक:24/02/2009 पावली क्र.:1309 पावलीचे वर्णन नांवः हरीयाणा इटरनॅशनल प्रा लि चे संचालक राकेश रेनीवाल -

23230 :नोंदणी फी

:नक्कल (अ. 11(1)), पृष्टांकनाची नक्कल 360

(3月, 11(2)),

रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी

23590: एकुण

दु. निवंधकाची सही. मुंबई शहर १ (फोर्ट)

खालील इसम असे निवेदीत करतात की, ते वस्तर्श्यज करून देणा-यांना व्यक्तीशः ओळखतात,

व त्यांची ओळख पटवितात.

1) राजेश सी गांधी- , घर/फलॅट नं: यी / 7 उपहार

गल्ली/रस्ताः एस वी रेख

ईमारतीचे नावा -

ईमारत नः -

पेठ/बसाहतः -शहर/गाव: मुं

तालुकाः -

पिन: 92

2) एल एस त्रियेदी- , धर/पुलॅट न: 32/38 गुप्ता भवन

गर्ला/रस्ताः अहमदाबाद स्ट्रिट

ईमारतीचे नावः -

डेमारत नं: -

पेठ/यसाहतः -

शहर/गाव: मु

तालुकाः -

पिन: 9





दु. निवंचकाची सही न्बई शहर ६ (फोर्ट)



प्रमाणित करणेड येते की या दस्तामध्ये एकूण . .). ८....पाने शाहेत पुस्तक क्रमांक १, यबर्च २/१२/८८. नोदला. 24 FEB 2000 दिनांक:-

> सह दुय्यम निकंच मुंबई शहर १ अपीलवी सुनावशी करण्या खेरीज निवंधकाचे सर्व अधिवगर असलेला