

प्रपत्राचे वर्णन (१)	प्रपत्रांची संख्या (२)	प्रत्येक प्रपत्रा-वरील मूल्य (३)	एकूण रक्कम (४)
		रु. पैसे	रु. पैसे
	1	37500	37500
			37500

Mr. Chromatopak A.  
Insd (7) 11/11/11

यदि कडून समाप्तात लिहिल्या प्रमाणे मुद्रांक शुल्काचे मूल्य म्हणून रक्कम मिळाली.

१९९ 30/11/75

लिपिक

रु. 37500/ मिळाले.

राखपाल

श्री. पु. का. पाटील

रीतसर मुद्रांकित केलेले दस्तऐवज मिळाले.

प्रापकाची सही.



भरण्याच्या रकमेचा तपशील

सूचना

	किंमत	संख्या	रक्कम रुपये
	५००=००	६०	३०,०००=००
नोटा	५०=००	१	५=००
नाणी			
		एकूण	३००५०=००

घनादेश			रक्कम रुपये
नादेशाचा क्रमांक	दिनांक	आदेशित बँक व तिची शाखा	
		एकूण	...

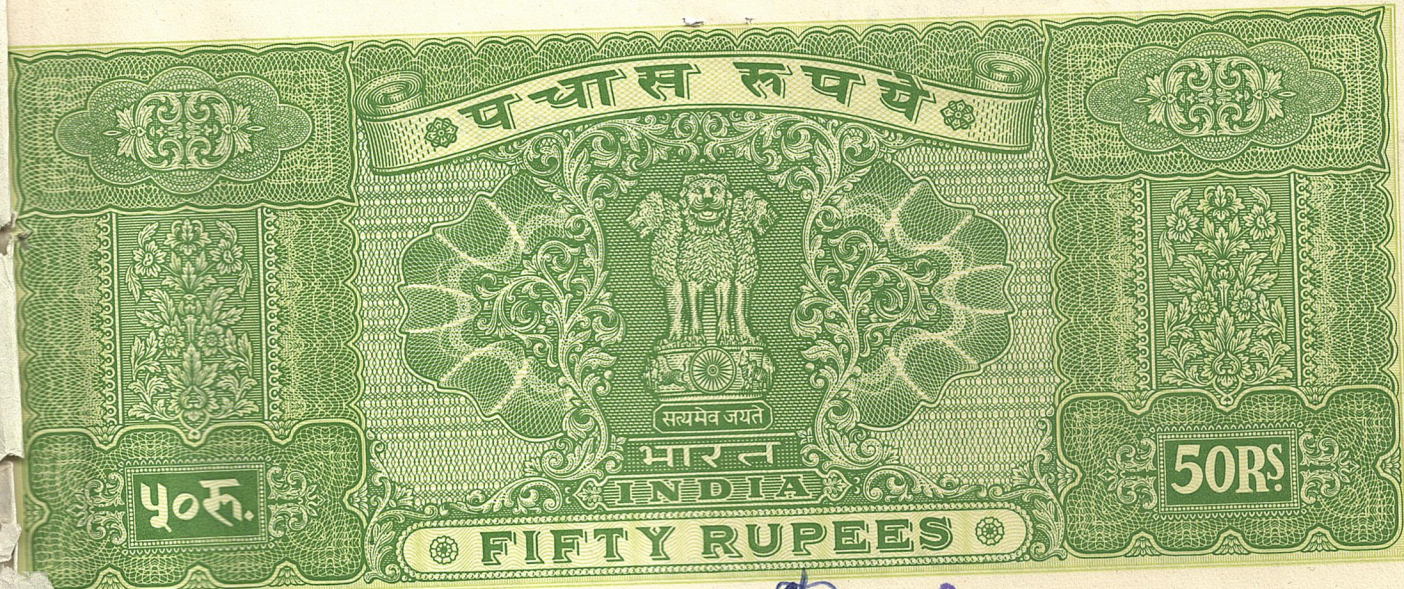
१. विभागाचे नाव भरतांना ज्याच्याकरिता रक्कम जमा करावयाची असेल त्या विभागाचे नाव लिहावे.
२. अर्थसंकल्पीय अंदाजातील लेख्याच्या वर्गीकरणाचे संदर्भात, लेख्यांचे प्रधानशीर्ष, उपप्रधानशीर्ष व गौण-शीर्ष या बाबतचा तपशील स्पष्टपणे, ठळकपणे व पूर्णपणे नमूद करावा. शक्यतोवर खरी शिक्का वापरावा.
३. भरण्याच्या रकमेच्या प्राधिकाराविषयीचा तपशील भरण्याच्या रकमेच्या उद्देशाविषयीच्या घर्णनावरोबरच स्पष्ट शब्दांत नमूद करावा.

४. सार्वजनिक बांधकाम व वन विभागांच्या संबंधातील भरण्याच्या रकमांच्या बाबतीत ज्या विभागाच्या संबंधात तो भरणा असेल त्या विभागाचे नाव चलनाच्या शिरोभागी (ठळक) मोठ्या अक्षरांत लाल शाईन लिहावे. यासाठी शक्यतोवर खरी शिक्काच वापरावा.

म. कामठीपुत्र अना. इन्क (ई) प्रा. लि.  
 २९-३, पंचरत्ना अपार्टमेंट,  
 जवाहर नगर, गोरगाव (पुं)  
 मुंबई-४०००६२.

बदर-12

50 Rs.



कार्य : .....  
कार्य : .....  
कार्यमीलाल मटकान परवाना कार्या  
कार्य विवेका बोरिवली कोर्ट मुम्बई-४००  
कार्य श्री/श्रीमती/मैसर्स .....  
..... का ह. ....  
का देवर विवेका.

29 FEB 1996

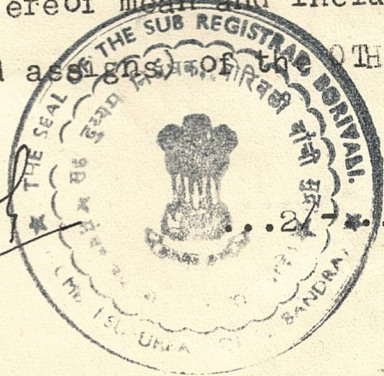
*Free Carve & Printing Cost*

बदर-12  
०६२ १ ९९  
१९९६

: DEED OF CONFIRMATION :

THIS DEED OF CONFIRMATION made at Bombay, this 5<sup>th</sup> day of March, 1996 BETWEEN SHRI RAMANLAL MANILAL SHAH Indian Inhabitant residing at flat no.3 Panchratna Bldg,Plot no.29-B Jawahar Nagar,2nd floor,Goregaon(W),Bombay.400 062 hereinafter called "the VENDOR " (which expression shall unless it be repugnant to the context meaning thereof mean and include his heirs,executors administrators) of the ONE PART A N D M/S.CHROMATOPAK ANALYTICAL INSTRUMENTATION (INDIA) PVT.LTD a company formed and registered under the companies Act,1956 having its registered office at 4 Panchratna Apartments,29/B Jawahar Nagar, Goregaon (W),Bombay.400 062 hereinafter called "the PURCHASERS" (which expression shall unless it be repugnant to the context or meaning thereof mean and include their heirs, executors administrators and assigns of the OTHER PART :

*Handwritten signatures of the parties involved in the deed.*



बदर-२	
८६२	२११
१९९६	

: 2 :

WHEREAS by and agreement for sale dated 30th day of January, 1995 made and entered into between the parties hereto the vendor agreed to sell to the purchasers and the purchasers agreed to purchase from the vendor for the consideration therein mentioned flat no.3 on 2nd floor, Panchratna Bldg, Plot no.29-B Jawahar Nagar, Goregaon (W), Bombay.400 062 .

AND WHEREAS the said agreement for sale was not registered as the same was not lodged for registration .

AND WHEREAS the parties hereto have agreed to execute these presents to confirm the said flat for no additional consideration .

NOW THIS DEED OF CONFIRMATION WITNESSETH that the parties hereto do hereby admit the execution of the said agreement for sale dated 30-1-1995 by them and do hereby confirm the said agreement for sale in respect of flat no.3 on 2nd floor, in Panchratna Bldg, Plot no.29-B Jawahar Nagar, Goregaon (W), Bombay.400 062 on land more particularly described in the schedule hereunder written and which agreement for sale is annexed hereto and confirm that the said agreement for sale shall be binding on them and the same shall be of full force and effect .

THE SCHEDULE HEREINABOVE REFERRED TO :

Flat no.3 on 2nd floor, Panchratna Bldg, Plot no.29-B Jawahar Nagar, Goregaon(W), Bombay.400 062 on the plot of land bearing Plot no.29-B ,C.T.S.No. , Survey No.  
Hissa No.

*[Handwritten signatures]*

...3/-...

बदर-२		
६६२	३	११
१९९९		

: 3 :

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands the day and year first hereinabove written .

SIGNED AND DELIVERED )  
 by the withinnamed )  
 M/S.CHROMATOPAK ANALYTICAL )  
 INSTRUMENTATION (INDIA)PVT.LTD )  
 in the presence of .....)

*[Handwritten signatures]*



बदर-२ १६२१६

सू. क्रम बदर

दिनांक १९९६  
तारीख १२/३/९६  
सह. दुय्यम निबंधक, गौरी बाबा कार्यालय हजर

सालाना खाते को मिला  
मंजुरी  
शेरे  
नकल  
फोटो  
रजपत्र  
कार्यालय  
दफा

FOR CHROMATOGRAPHIC ANALYTICAL INSTRUMENTATION (I) PVT. LTD.

DIRECTOR

सह. दुय्यम निबंधक गोरिवली  
मुंबई उपनगर जिल्हा

सह. दुय्यम निबंधक गोरिवली  
मुंबई उपनगर जिल्हा

- ० श्री. किरण कुलकर्णी खांडोल्कर क. २० वें भाग
- ० श्री. अशोक शंभर कांबा क. २० वें भाग
- ० श्री. देवेंद्र शिंदे क्रांति फौज क. २२ वें भाग

० २०२० के लवाहू गंगु गोरगांव का १-६२



श्री. विवेक शिंदे, श्री. प्रो. वेंकटेश्वर अंगलिकाल इंस्ट्रुमेंटेशन  
श्री. शिरोधर डायरेक्टर

..... दस्तऐवज करून देणारा  
तथाकथित ..... दस्तऐवज  
करून दिल्याचे कबूल करतात.

० *[Signature]*

० *[Signature]*

० *[Signature]*

बदर-२  
१६२ ४ ९९  
१९९६

०.५ डी. अम. शाह  
८ सी. १५, अल्टी अपार्टमेंट,  
गौरीबाग नगर, गोरिवली (पश्चिम)  
मुंबई - ४०० ०९२

० श्री. ५० ५१ ५१६ ५० वें भाग

१ बोधे वरील दस्तऐवज करून  
सामान्यतः बोलखत घडल्याचे जाणवत  
२ त्याची बोलखत देऊन.

० Dmshah.

*[Signature]*

१/३/९६ सह. दुय्यम निबंधक गोरिवली  
मुंबई उपनगर जिल्हा

० १३/३/९६

१६२.२ / ६६२ / ६६

२  
१०५

६३-७३  
७३/०२

~~५६१/०१/०११९~~



२/९९

बाजार मुख्य ह. १३३२०००/-  
 कमी पडलेले २०१०/१०००/-  
 ह. १२००/-  
 मन्वये वसुळ करे आहे.

सह मुख्यम निबंधक बोरीवडी  
 मुंबई उपनगर जिल्हा

बदर-१२		
९६२	५	११
१९९६		

Annexure not registered



बदर-२/ ९६२/९९९  
 पुस्तक क्रमांक १ क्रमांक ९६२-७३  
 गोंदळा.  
 दिनांक १७/०४ वि. खं. क्र. ४३/०४  
 सह. मुख्यम निबंधक बोरीवडी  
 मुंबई उपनगर जिल्हा



*M*

Proper Officer  
 Extended Sales Counter, Bandra  
 General Stamp Office, Bombay.

Annexure not registered

१६१-१२	
६६२	६७७
१११६	



AGREEMENT

*U.S.*  
*Shah*  
*Shah*  
*Shah*

ARTICLES OF AGREEMENT made and entered into at Bombay this 30th day of January in the Christian Year One Thousand Nine Hundred Ninety Five BETWEEN SHRI RAMANLAL MANILAL SHAH, Indian Inhabitant presently residing at flat No.3, Panchratna Building, Plot No. 29/B, Jawahar Nagar, 2nd Floor, Goregaon (West), Bombay-400 062, hereinafter referred to as "The Vendor" (which expression shall unless it be repugnant to the context or meaning thereof mean and include his heirs, executors, administrators and assigns) of the ONE PART ; AND M/S. CHROMATOPAK ANALYTICAL INSTRUMENTATION (INDIA) PVT.LTD., a company formed and registered under the companies Act, 1956, having its registered office at 4, Panchratna Appt. 29/B, Jawahar Nagar, Goregaon (West), Bombay-400062, hereinafter referred to as "The Purchaser" (which expression shall unless it be repugnant to the context or meaning thereof include its administrators, successors and assignees) of the OTHER PART;

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1986		

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1974 OCT 29

--2--

**WHEREAS :**

*Rias*

*Prakash*  
*Shankar*  
*Amey*

1. By an agreement for sale dated 1st day of October, 1974 made between M/S.SHREEPAL SERVICES CENTRE a registered Partnership firm therein referred to as the Vendor of the one part and the Vendor herein, therein referred to as the Purchaser of the other part, the vendor agreed to sell and the Purchaser agreed to purchase flat No.3, on the 2nd floor of the building namely Panchratna admeasuring 600 sq ft.carpet area situated on plot No.29/B,Jawahar Nagar, Goregaon (West), Bombay - 400 062 hereinafter referred to as "the said flat" for the consideration and on the terms and conditions therein contained.
2. The Vendor along with the other flats/shops purchasers in the said building could not form a co-operative housing society as the total number of members were below the minimum number of persons who could form a registered co-operative housing society. However the Vendor along with the other Purchasers of flats and shops in the said building have formed an association and opened a bank

-Contd.-

account with Vijaya Bank, Goregaon (west) Branch, in the joint names of Shri M.K.Jain and J.R.Shah for the purpose of collection of maintenance charges from the members and payment of the municipal taxes, water charges, salaries to sweeper, security/<sup>persons</sup>etc. and other outgoings of the said building.

207/A  
E 2 C 99  
1995

3. The Vendor is absolutely seized and possessed of and otherwise well and sufficiently entitled to the said flat and has full right to sell the said flat.

4. The Vendor hereby confirm and affirm that having a subsisting right and authority to do so, he has agreed to sell/transfer/assign all and singular his legal and beneficial rights, title, interest and benefits entirely unencumbered in the ownership, possession and occupation of the said flat in favour of the said purchaser free from all liens charges and claims of any kind whatsoever for a total sale consideration of Rs.8,76,000/- (Rupees. Eight Lakhs Seventy Six Thousand Only) on the terms and conditions hereinafter contained.



NOW THIS AGREEMENT WITNESSETH AND IT IS HEREBY AGREED, DECLARED, RECORDED AND CONFIRMED BY AND BETWEEN THE PARTIES HERETO AS UNDER:

*Russ*  
*Shah*  
*Shree*

1. The Vendor hereby sells to the Purchaser and the Purchaser hereby purchases from the Vendor flat No.3, on the 2nd floor of the building namely Panchratna situated on plot No.29/B, Jawahar Nagar, Goregaon (West), Bombay - 400 062, free from all the encumbrances for a total consideration of Rs.8,76,000/- (Rupees. Eight Lakhs Seventy Six Thousand Only) to be paid by the Purchaser to the Vendor in the following manner :

- (i) Rs.1,00,000/- to be paid on or before the execution of these presents, the payment and receipt thereof the Vendor hereinafter admit and acknowledges :
- (ii) Rs.7,76,000/- to be paid at the time of the Vendor giving vacant and peaceful possession of the said flat to the purchaser.

02 The Vendor shall give vacant and peaceful possession of the said flat to the Purchaser on or before 28th day of February 1995.

03 The Society of the flats/shops owners have not been formed and therefore the builders M/s.Shreepal Services centre continue to be the legal owner of the said building and hence any transfer fees if payable to the said builders for the transfer of the said flat in the name of

the Purchaser shall be paid by the Vendor alone. The Vendor shall sign and execute all the necessary papers as and when required for the effectual transfer of the said flat in the name of the Purchaser and/or their assignees. The Vendor shall obtain and give No Objection Certificate from M/s. Shreepal Services Centre to the Purchaser if required.

04, The vendor declares that :-

- (a) The title of the said flat hereby agreed to be sold is marketable and free from all encumbrances or charges.
- (b) The Vendor has paid all his dues till date pertaining to the said flat in respect of the taxes, outgoing and maintenance charges and further undertake to pay any dues of the said flat for the period upto the date of giving possession of the said flat and any dues pertaining to the period after the date of giving possession of the said flat shall be paid by the Purchaser.
- (c) The Vendor has not at any time done or knowingly suffered or been party or privy to any act deed, matter or thing whereby the vendor can be prevented from selling the said flat.
- (d) The Vendor has not sold or agreed to sell the said flat to any other person or persons other than the purchaser hereof nor he has received any earnest money deposit from any person or persons except the purchaser hereof.
- (e) That there is no litigation and or any adjudication by any competent court of law nor there is any order from any public body or authority prohibiting the Vendor from selling the said flat.
- (f) That he is solely and absolutely entitled to the said flat and no other person or persons has any right, title, interest and or benefit of any nature in the said flat or any part thereof. The Vendor shall keep the Purchaser indemnified from and against all acts, suits, claims demands, penaltion and other liabilities of any nature whatsoever made or suffered or incurred by the Purchaser in respect of the said flat.

5. The Vendor shall on the execution of these presents handover to the purchaser all the original documents pertaining, to the said flat.

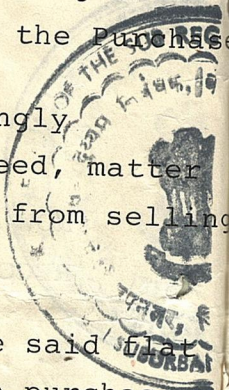
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*Rms*

*[Handwritten signature]*

*[Handwritten signature]*



6. That the Vendor doth hereby undertake to sign and execute all legally necessary papers in favour of the said purchaser or their assignees for enjoying peaceful and uninterrupted possession and occupation and undisputed use of the title to the said flat. It shall be the utmost endeavour of the Vendor to get the said flat transferred in the name of the purchaser.
7. The Purchaser shall pay any stamp-duty and the registration charges in respect of the said flat.
8. The Purchaser alone shall be liable to pay and bear all charges/fees to be paid to the association/proposed society of the residents of the said building namely Panchratna , upon transfer of the said flat from the Vendor to the Purchaser.

09 The Vendor doth hereby confirm and covenant that any nomination in regard to the said flat if any made prior to this date in favour of any person or persons shall hereinafter be deemed to be null, void and inoperative and hereby cancelled.

10 That with a view to enable the said Purchaser to do all the acts, deeds necessary for getting the said flat transferred in their name and/or to the name of their assignees, the said Vendor doth hereby irrevocably nominate, constitute and appoint the Directors of the said purchaser company as to be his true and lawful Attorneys to act for and on his behalf to do all acts deeds and things of any nature whatsoever as herein contemplated or otherwise for the purpose of getting the said flat transferred in favour of and to the name of the said Purchaser or their assignees as fully and effectually as the said Vendor could do in his own proper person and the said Vendor doth hereby agree and undertake to ratify and confirm all whatsoever the said attorney may lawfully do or cause to be done by virtue of these presents.

IN WITNESS THEREOF THE PARTIES hereto have hereunto set and subscribed their respective hands on the day and year first hereinabove mentioned.

बदर-१२	
८६२	१०/११
१९९६	

-Contd.-

*Handwritten signatures:*  
Purchaser  
Seller  
Hommy

SIGNED AND DELIVERED by the  
within named SHRI RAMANLAL MANILAL SHAH  
the Vendor the party of the One part in  
the presence of :

Rushabh

J R Shah  
JIGNESH R. SHAH  
22B, Jawahar Nagar, 2<sup>nd</sup> floor,  
Goregaon (West),  
Bombay-400 062

SIGNED, SEALED AND DELIVERED BY

- (1) SHRI ASHOK N. KABRA
- (2) SHRI KIRAN K. KHADILKAR
- (3) SHRI REMACIO F. FERNANDES

Ashok  
Kiran  
Remacio

Directors of CHROMATOPAK ANALYTICAL  
INSTRUMENTATION (INDIA) PVT. LIMITED.

The Purchaser, the party of the other  
part in terms of the resolution of the  
meeting of the Board of Directors on  
23-1-95, in the presence of

बदर-12	
९६२	११११
१९९६	

श्री श्रीगणेशाय नमः  
१/१० श्रीगणेशाय नमः  
श्रीगणेशाय नमः

श्री श्रीगणेशाय नमः

RECEIPT

RECEIVED a sum of Rs.1,00,000/- (Rupees One Lakh Only) as per  
details given below from Chromatopak Analytical Instrumentation  
(India) Pvt.Ltd., towards the same consideration as mentioned  
hereinabove.

<u>DATE</u>	<u>Cheque NO,</u>	<u>BANK</u>	<u>AMOUNT</u>
25/01/95	662446	State Bank of India Goregaon (West) Branch BOMBAY.	1,00,000=00

WITNESS :

J R Shah  
JIGNESH R. SHAH  
22B, Jawahar Nagar,  
2<sup>nd</sup> floor,  
Goregaon (West),  
Bombay 400 062.

I SAY RECEIVED



RAMANLAL MANILAL SHAH

193700  
21/2

बदर-२/६

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11

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ताहता :- कोरिबली,  
पिस्त :- पूर्व उपकार.

६६२/६६

मिन्

continuation to  
agreement sale  
Rs. 876000/-

RF 876000

Indexed

RF 60000

7  
1/2

RF 10000

888000

~~पहिले २१/२/२१११~~

११-२-११

30050/-



Share Certificate No. 8 Member's Regn. No. 8 No. of Shares 10

# Share Certificate

Panchratna Premises CO-OPERATIVE HOUSING SOCIETY LTD.

(Registered under the Maharashtra Co-operative Societies Act, 1960)

Authorised Share Capital Rs. 1,00,000/- Divided into 2000 Shares of Rs. 50/- each

Registration No. MUM/WP/GNL/O/15976/2020-21 Date 01/12/2020

This is to certify that Shri/Smt./M/s. Chromatopak Analytical Instrumentation India Pvt. Ltd is the Registered Holder of 10 fully paid up shares of Rs. FIFTY each numbered from 071 to 080 both inclusive, in

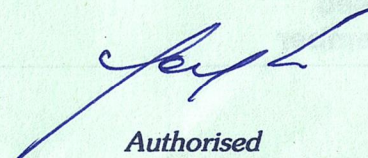
Panchratna Premises CO-OPERATIVE HSG. SOCIETY LTD.,

Subject to the Bye-laws of the said Society

Give Under the Common Seal of the said Society at Mumbai

this 26<sup>th</sup> day of Sept 2022



  
Authorised  
M.C. Member

  
Secretary

  
Chairman

P.T.O

## MEMORANDUM OF TRANSFERS OF THE WITHIN MENTIONED SHARES

Date of Transfer	Transfer No.	Regn. No. of Transferor	To Whom Transferred	Regn. No. of Transferee
			Authorised M. C. Member <span style="float: right;">Chairman</span>	Secretary
			Authorised M. C. Member <span style="float: right;">Chairman</span>	Secretary
			Authorised M. C. Member <span style="float: right;">Chairman</span>	Secretary
			Authorised M. C. Member <span style="float: right;">Chairman</span>	Secretary
			Authorised M. C. Member <span style="float: right;">Chairman</span>	Secretary