

Annexure - "C"

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७८६२ / ६४ / १००  
२०१३

मालमती पत्रक



विभाग/भांडी	प्लॉट नंबर	तालुका/न.मु.पा.का	न.मु.अ.वित्तपाल	जिल्हा
राज.पु.सं.पं.	शिट नंबर	प्लॉट नंबर	सत्र	भांडगाव/धंद
क्रमांक/न.प्री.पं.			ची.प्री.	सामान्य/विशेष
२२८	२३८			
		ची.प्री.		
		[११०१.०]		
		[११०४.६]		
		[६६.४]		
		[११०५.६]		
		२१३०.५		
सुविधाधिकार				
हक्काचा मूळ धारक वर्ष	[शेती]			
घर				
इतर भाग				
इतर शर				

दिनांक	कार्यवाही	क्रमांक	जिल्हाधिका (धो) पट्टा (९) विद्या मार (पा)	साक्षात्कन
२३/०४/१९७१	बीनरोली आकार व मुदत सि.स.नं.२२३ प्रमाण			सही - १९०१-०४-०१ न.मु.अ. क्र.१२५६ म
२३/०४/१९७१	रेकॉर्ड ऑफ साईट प्रमाण		सिटी टाईट नट बोल्डर्स लिमिटेड	सही - १९७१-०४-२३ न.मु.अ. क्र.१२५६ म
३०/०४/१९७१	करारनामा २३/१५-१२-६६		(H) बोसस एक्सलुसिव्ह ट्रस्ट प्रा. लिमिटेड सि.प. १७५ बॉम्बे	सही - १९७१-०४-२९ न.मु.अ. क्र.१२५६ म
०२/०२/१९७३	ना.मु.अ.४ पोचा आदेशा क्रमांक मुळशांख २१५ दिनांक २२-११-७३ अन्वये ११०४.६ ची.प्री.अधिकारी कार्यालय सि.स.नं.२२५ मध्ये सांगितले दिनांक २३-०४-७३ रोजी बीनरोली आदेशाची नोंद व कॅन्सेल मेसर्स सिटी टाईट नट बोल्डर्स लिमिटेड यांनाची नोंद केली.			सही - १९७३-०२-०२ न.मु.अ. क्र.१२५६ म
०३/०३/१९७३	मे.बोरस एक्स ट्रस्ट कंपनीचा अर्ज दिनांक २०-४-७३ वर आरि एक्ससोम दिनांक २१-५-७३ ना.मु.अ.पोचा आदेश दिनांक २२-७-७३ करारनामा नोंद केली.	S.I.	(H) मेसर्स बोरस एक्सलुसिव्ह ट्रस्ट प्रा. लिमिटेड	सही - १९७३-०२-१७ न.मु.अ. क्र.१२५६ म



ब.नं - १७/  
 ७८६२/६५/१०५

मालमत्ता पत्रक

विक्रय/मालमत्ता - १०१३  
 नाम/प्राप्तन - सातमठर - नगर नंबर - ३२८  
 तालुका/न.भू.सा.क्रमांक - न.भू.अ.विलेपाल  
 जिल्हा - मुंबई उपनगर जिल्हा  
 सातमठर दि.२०/१२/७३ अन्वये न.भू.क्रमांक २०२ व २०८ ला.मी.सि. न.भू.२०० पैकी ६८३.४ चौ.मी. व न.भू.२१७ पैकी १८९४.० चौ.मी. क्षेत्र कमी करून न.भू.क्रमांक २२८ व २२९ सांगितले आहेत. एकूण क्षेत्र २७५.४ चौ.मी. साखल व दि.२-२-१९७३ ची नोंद केली.

दिनांक	व्यवहार	खंड क्रमांक	मूळिन धाक (धा) पट्टा (प) मूळ्या मार (मा)	साक्षिकांक
२१/०९/१९७३	मान.भू.अ.४ मुंबई उपनगर जिल्हा आदेश क्रमांक मुळ्याम व न.भू.क्रमांक २२८ व २२९ अन्वये न.भू.क्रमांक २०२ व २०८ ला.मी.सि. न.भू.२०० पैकी ६८३.४ चौ.मी. व न.भू.२१७ पैकी १८९४.० चौ.मी. क्षेत्र कमी करून न.भू.क्रमांक २२८ व २२९ सांगितले आहेत. एकूण क्षेत्र २७५.४ चौ.मी. साखल व दि.२-२-१९७३ ची नोंद केली.			सही - २१/०९-७३-३० न.भू.अ. क्र.२५५/७३
२१/०९/१९७३	मान.भू.अ.४ मुंबई उपनगर जिल्हा आदेश क्रमांक मुळ्याम व न.भू.क्रमांक २२८ व २२९ अन्वये दिनांक २१-९-७३ अन्वये दिनांक २१-९-७३ ची नोंद केली. कमी करून न.भू.क्रमांक २२८ ला.मी.सि. एकूण २०२ व २०८ चौ.मी. क्षेत्र साखल केली.			सही - २१/०९-७३-२९ न.भू.अ. क्र.२५५/७३
०२/०३/२०१०	मा.जिल्हाधिकारी, मुंबई उपनगर जिल्हा याचे कार्यालय आदेश No. C/Desk-III-C/LND/NAP/SR-२६२७ दि.४/७/२००७ व इ.कार्यालय अतितातडी बिनसती मोटन- १४७/२००७ याचे व न.भू.अ.विलेपाल यांचे दि.२३/२०१० चे आदेशान्वये न.भू.क्र. २२८ व २२९ व २३० चौ.मी. क्षेत्र न.भू.क्र. २८६२३/२३० ला.मी.सि. बिनसती सारा यांचे व न.भू.अ.विलेपाल यांचे महसूल वर्ष २००८-२००९ या काळावधीसाठी सुधारित विवरण सा.बा.ची नोंद घेतून पत्रक पत्रिका साखल केली.			न.भू.अ.विलेपाल मुंबई उपनगर जिल्हा क्र.२५५/२०१० न.भू.अ. विलेपाल

भूतसंपत्ती कल्पना - सही नक्का - न.भू.अ.विलेपाल  
 मुंबई उपनगर जिल्हा

मस.क्र.नं. ५९८६  
 अर्ज दाखल सारीखत २१/०९/७३ अन्वये प्रकाशित  
 नक्का संख्या २१/०९/७३ अन्वये न.भू.क्र. २२९  
 नक्का विवरण सारीखत २१/०९/७३ अन्वये  
 नक्का संख्या २१/०९/७३ अन्वये न.भू.क्र. २२९  
 नक्का संख्या २१/०९/७३ अन्वये न.भू.क्र. २२९

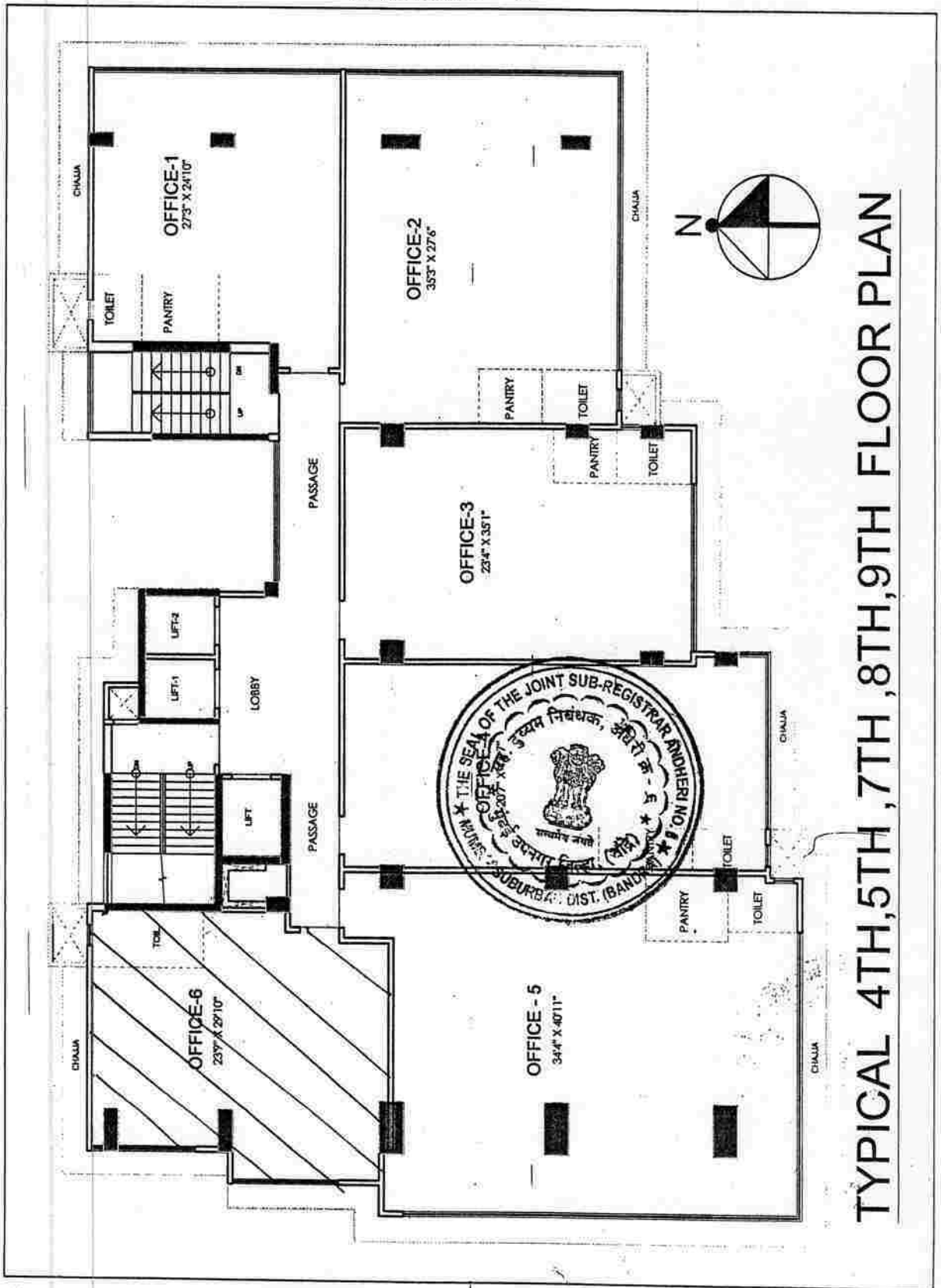
सत्य प्रतिक्रिया  
 न.भू.अ.विलेपाल



मालमत्ता पत्रक  
 दि. २३/०९/१०  
 न.भू.अ. विलेपाल  
 मुंबई उपनगर जिल्हा

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Annexure - "D"



TYPICAL 4TH, 5TH, 7TH, 8TH, 9TH FLOOR PLAN

For KANAKIA SPACES PVT. LTD.

Director

Unit No. 806  
 Floor - 8th  
 Carpet Area - 732 sq-ft

*(Signature)*  
 Bahli

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२०१३		

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Annexure - "E1"

बदर - १७/	
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**WADIA GHANDY & Co.**  
**ADVOCATES & SOLICITORS**

\* NOSHIR I. SETHA  
 \* HANIF A. MOOCHHALA  
 \* ANAND S. BHATT  
 \* ASHOK A. PARANJE  
 \* DIENA Z. SUNAYALA  
 \* MUKTOSU A. BERAWALA  
 \* ASHISH A. AHUJA  
 \* BINDE G. DAVE  
 \* SHOKA G. MALVI  
 \* ANKIT A. MAJUMDAR  
 \* SOZANN S. SUVARNA  
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\* NOTARY

1450/08

**TO WHOMSOEVER IT MAY CONCERN**

**CERTIFICATE OF TITLE**

- By and under an Indenture of Conveyance dated 21<sup>st</sup> March, 1964, duly registered in the office of the Sub-Registrar of Assurances at Bombay under Serial No. 1010 of 1964, made between the Jeebai Hormusji Dadabhai and 5 others in their capacity as the administrators of the estate of Ratan Hormusji Dadabhai, as the "Vendors" of the one part and the Voras Exclusive Tools Private Limited (hereinafter referred to as "Owner") as the "Purchaser" of the other part, the said Vendors conveyed to the Owner, all that pieces or parcels of land or ground situate lying and being at Mulgaon in the Registration Sub-District of Bandra, District Bombay Suburban and bearing Survey No. 15, Hissa No. 2 admeasuring 2965 Sq. yds. or thereabouts and more particularly described in the second schedule thereto and the First Schedule hereunder written, for such consideration and upon the terms and conditions contained therein.
- By and under a Deed of Exchange dated 17<sup>th</sup> May, 1971, duly registered in the office of the Sub-Registrar of Assurances at Bombay under Serial No. 908 of 1971, Fit Tight Nuts and Bolts Ltd transferred and conveyed unto the Owner all that piece or parcel of land situate lying and being at Village Mulgaon, Andher in Greater Bombay in Registration Sub-District of Bandra District, Bombay Suburban bearing Old Survey No. 15, Hissa No. 1 (part) and bearing new City Survey No. 228 admeasuring 173 Sq. yds. in consideration of the Owner conveying unto the Fit Tight Nuts and Bolts Ltd a portion of land admeasuring 173 sq. yds. from and out of the land bearing old Survey No. 15, Hissa No. 2 (part) and bearing new City Survey No. 227 admeasuring 2965 Sq. yds. or thereabouts and more particularly described in the second schedule to the aforesaid Indenture of Conveyance dated 21<sup>st</sup> March, 1964.
- By and under a Deed of Exchange dated 17<sup>th</sup> April, 1972, duly registered in the office of the Sub-Registrar of Assurances at Bombay under Serial No. 1814 of 1972, made between the Owner of the one part and Vazir

**ASSOCIATES :**

BANGALORE : WADIA GHANDY & CO. BANGALORE 9TH FLOOR, VANUDGUTH CHAMBERS, 15, 15A, G. ROAD, BANGALORE 560011. TEL: 91-08-41231127/28 FAX: 91-08-41231129

AHMEDABAD : WADIA GHANDY & CO. AHMEDABAD, 1ST FLOOR, CHANDAN HOUSE, NEAR MATONS BANGALOW, DAVE ROAD, AHMEDABAD 380001. TEL: 91-79-2656700/0000 FAX: 91-79-26567000

PUNE : WADIA GHANDY & CO. PUNE OFFICE No. 32, SACAR ARCADE, 616 PERUSKAR TOLLAGE ROAD, DECCAN CYNEMA, PUNE 411 004. TEL: 91-20-25539550 FAX: 25520575

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WADIA GHANDY & Co २०१३

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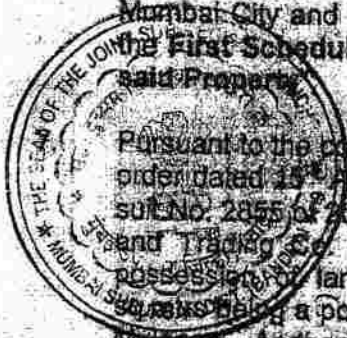
Glass Works Ltd of the other part, the Owner transferred a portion admeasuring 412 Sq. yds or thereabouts, out of the said piece or parcel of land bearing Survey No. 15, Hissa No.2 (part) more particularly described in the first schedule thereto, in favour of Vazir Glass Works, in consideration of the said Vazir Glass Works Ltd transferring in favour of the Owner all that piece or parcel of land lying and being at Village Mulgaon Andheri in Greater Bombay in the Registration Sub-District of Bandra District Suburban bearing Survey No. 15 Hissa No.1 (part) admeasuring 74 sq.yds and Survey No.16 Hissa No.16 (part) aggregating 912 sq.yds (together admeasuring 986 Sq. yds or approximately 824.42 sq.mtrs or thereabouts) more particularly described in the second schedule thereto and in the First Schedule hereunder written.

4. Consequent to the said Indenture of conveyance dated 21<sup>st</sup> March, 1964; Deed of Exchange 21<sup>st</sup> May, 1971 and Deed of Exchange dated 17<sup>th</sup> April, 1972, the Owner became seized and possessed of land admeasuring 3539 sq. yds or 2956 sq. mtrs as hereunder:

- (i) land admeasuring 179 sq. yds of Survey No. 15 Hissa No.1;
- (ii) land admeasuring 2380 sq. yds of Survey No. 15 Hissa No.2;
- (iii) land admeasuring 74 sq. yds of Survey No. 16 Hissa No.1 (part); and
- (iv) land admeasuring 912 sq. yds of Survey No. 16 Hissa No.16 (part).

5. The Town Planning authority, Bombay Suburban District has consolidated the land held by the Owner under the Indenture of Conveyance dated 21<sup>st</sup> March, 1964, Deed of Exchange dated 21<sup>st</sup> May, 1971 and Deed of Exchange dated 17<sup>th</sup> April, 1972 and has allotted composite City Survey No.228 to the entire plot. The property card issued by the City Survey Officer shows that Plot No. 228 admeasuring 2930.50 sq. mtrs stands in the name of Owner.

6. The Owner is hence absolutely seized and possessed of or otherwise well and sufficiently entitled to all the pieces or parcels of non-agricultural land together with building and other structures standing thereon and admeasuring 2,930.50 sq. mtrs bearing CTS No. 228 of Village Mulgaon situated at Cross Road "A", Chakala MIDC, Andheri (East), Mumbai 400 093, in the Registration Sub-District and District of Mumbai City and Mumbai Suburban and more particularly described in the First Schedule hereunder written and hereinafter referred to as "the said Property".



Pursuant to the consent terms dated 15th April, 2005 taken on record vide order dated 15<sup>th</sup> April, 2005 passed by the Hon'ble Bombay High Court in suit No. 2855 of 2004 filed by the Owner against one Chandler Investment and Trading Co. Pvt Ltd, the Owner in his capacity as licensee is in possession of land admeasuring 941.58 sq.yds equivalent to 787.28 sq.mtrs being a portion of larger property bearing CTS No.215A of Village Mulgaon, Andheri (East), Mumbai, admeasuring 16,168.30 sq.mtrs.

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thereabouts situate at Milgaon in the Bombay Suburban District and within the limits of Greater Bombay in the Registration Sub District of Bandra (hereinafter referred to as the "Licensed Property") and more particularly described in the Second Schedule hereunder written. Chandler Investment and Trading Co. Pvt Ltd is the owner of CTS No. 215A admeasuring 18,168.30 sq.mtrs and the Owner is in possession of a part of the said CTS No.215A admeasuring 941.58 sq.yds equivalent to 787.28 sq.mtrs as a licensee pursuant to the consent terms dated 15<sup>th</sup> April, 2005;

8. By and under Development Agreement dated 21<sup>st</sup> September, 2007 and registered with the Sub-Registrar of Assurances at Andheri under Serial No. BDR 1 - 8733 - 2007 (hereinafter referred to as "the said Development Agreement") made between the Owner of the One Part and our client Kanakia Construction Private Limited (now known as Kanakia Spaces Pvt Ltd), a company incorporated and registered under the Companies Act, 1956 and having its registered office at 349, Business Point, Western Express Highway, Andheri (West), Mumbai - 400 058, therein referred to as "the Developer" and hereinafter referred to as "the Developer" of the Other Part the Owner has granted development rights to the Developer and the Developer has acquired from the Owner (free from all encumbrances, claims, and demands of whatsoever nature, with clear and marketable title for the consideration and upon such terms and conditions as mentioned therein):-
- the development rights in respect of the said Property more particularly described in the First Schedule hereunder written;
  - the right to use the entire Floor Space of the said Property in the manner and to the extent as may be permitted by the relevant provisions of the relevant applicable statutes, for the time being in force;
  - benefit of all exemptions, approvals, orders and all other statutory approvals and permissions obtained in respect of the said Property;
  - right to use, as a residential plot, Transferable Development Rights (TDR) as per the Development Control Regulations for the time being in force, on the said Property as may be solely determined by the Developer;
  - right to appropriate the sale proceeds of the premises in the buildings to be constructed by the Developer on the said Property;
  - to use occupy and enjoy the Licensed Property owned by one Chandler Investment and Trading Co. Pvt Ltd subject to compliance with the conditions as set out in the consent terms



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dated 15<sup>th</sup> April, 2005 passed by the Hon'ble Bombay High Court in suit No. 2865 of 2004 filed by the Owner against Chandler Investment and Trading Co. Pvt Ltd. The Developer as the Licensee shall not entitled to put any construction on the Licensed Property which would effect the rights of Chandler Investment and Trading Co. Pvt Ltd or its successors or assigns to use FSI or any other rights in relation to or in connection thereto including the right to load TDR in respect thereof.

9. In accordance with the Development Agreement the total consideration payable by the Developer to the Owner was Rs. 22,50,00,000/- (Rupees Twenty Two Crores Fifty Lakhs only) out of which a sum of Rs. 17,50,00,000/- (Rupees Seventeen Crores and Fifty Lakhs only) was paid by the Developer to the Owner on or before the execution of the said Development Agreement. An amount of Rs. 5,00,00,000/- (Rupees Five Crores only) was to be deposited by the Developer in escrow with the Solicitors for the Owner and the Developer. However the Developer has by several cheques dated 18/12/2007 paid the said sum of Rs. 5,00,00,000/- (Rupees Five Crores only) directly to the Owner. The Developer has hence paid the entire payment of the entire consideration payable to the Owner under the Development Agreement and nothing is due and payable in respect thereof. The Owner has executed a Receipt dated 31/12/2007 whereunder the Owner has admitted and acknowledged having received the entire consideration in full and final settlement of all the amounts payable by the Developer to the Owner under the Development Agreement.
10. Pursuant to the Development Agreement, the Owner has executed in favour of the Developer and its nominees, an Irrevocable General Power of Attorney dated 31<sup>st</sup> December, 2007 ("the General Power of Attorney"), which has also been registered with the Sub-Registrar of Assurances at Andheri under Serial No. BDR-215-2008 jointly and severally authorizing the attorneys to do all such acts, deeds, matters or things in respect of the said Property to be Developed more particularly described in the First Schedule hereunder written and inter alia authorizing the Developer to carry out and complete development in respect of the same.
11. Pursuant to the Development Agreement:
  - (a) The Owner has put the Developer in quiet, vacant and peaceful possession of the said Property together with the authority to carry out construction/ development activities on the said Property described in the First Schedule hereunder written to be Developed. The Owner has executed the following:

Letter of Possession dated 31/12/2007 in respect of Property described in the First Schedule hereunder written.





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- (ii) Letter of Possession dated 31/12/2007 in respect of the Licensed Property described in the Second Schedule hereunder written.
- (b) The Developer is entitled to enter into agreements for sale of the premises in the buildings being constructed/ proposed to be constructed on the Property to be Developed, on a principal to principal basis, under the provisions of the Maharashtra Ownership Flats Act, 1963 ("MOFA") on such terms and conditions and for such consideration as Kanakia may think fit and proper.
12. The Property Register Card in respect of the Property described in First Schedule hereunder written is in the name of the Owner.
13. The Property Register Card in respect of the Licensed Property described in Second Schedule hereunder written is in the name of Chandler Investment and Trading Company Pvt Ltd.
14. Pursuant to the Development Agreement and the General Power of Attorney, the Developer has full right and authority to enter into and forthwith commence, carry out and complete construction of the buildings to be constructed on the said Property in accordance with the Layout Plan, the TOD, the CC subject however to the terms and conditions on which such approvals have been granted being complied with, as specified above and to enter into agreements for sale of premises, on a principal to principal basis, under the provisions of the Maharashtra Ownership Flats Act, 1963 (MOFA) on such terms and conditions and for such consideration as the Developer may think fit and proper.
15. On behalf of our client, the Developer viz Kanakia Spaces Pvt Ltd formerly known as Kanakia Construction Private Limited, we have investigated the title of the Owner to the said Property more particularly described in the First Schedule hereunder written by taking search in the office of the relevant Sub-Registrar of Assurances. We have also issued public advertisements inviting claims in respect of the said Property. We have also rendered Request for Sale to the Owner. In our opinion, the title of the Owner to the Property to be Developed more particularly described in the First Schedule hereunder written is clear, marketable and free from all encumbrances and our client has the authority to carry out and complete construction on the said Property.

**THE FIRST SCHEDULE ABOVE REFERRED TO**  
(Description of the said Property)

All THOSE pieces and parcels of freehold non-agricultural land admeasuring 2,930.50 sq.mtrs bearing CTS-No. 228 of Village Mulgaon situated at Cross Road "A", Chakala MIDC, Andheri (East), Mumbai 400 093 together with building

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WADIA GHANDY & Co.

6

and other structures thereon as in where is in the Registration Sub-District and District of Mumbai City and Mumbai Suburban and bounded as follows that is to say:

- On or towards the north: by CTS.No.227
- On or towards the south: by CTS.No. 215
- On or towards the east: by CTS.Nos. 200,203,205 (part) and 223
- On or towards the west: by CTS.No. 235

**THE SECOND SCHEDULE ABOVE REFERRED TO**  
(Description of the said Licensed Property)

Land admeasuring 941.58 sq.yds equivalent to 787.28 sq.mtrs being a portion of land i.e all those pieces and parcel of land bearing CTS No.215A of Village Mulgaon, Andheri (East), Mumbai, admeasuring 16,168.30 sq.mtrs. thereabouts situate at Mulgaon in the Bombay Suburban District and within the limits of Greater Bombay in the Registration Sub District of Bandra as shown on the Plan hereto annexed in red colour stripes and bounded as follows:

- On or towards East : Ajit Wire Industry and Vazir Glass Factory
- On or towards West : CTS No.215 B - Mulgaon
- On or towards North : CTS No.228, & Vazir Glass Factory
- On or towards South : CTS No.25B, Chakala, Bank of India & acme Plaza

Dated this 14<sup>th</sup> day of February, 2008

For Wadia Ghandy & Co.

*Sandip Malvi*  
Partner



Annexure - "E2"

**WADIA GHANDY & Co.**  
**ADVOCATES & SOLICITORS**

ESTD. 1888

- \* NOSHIR J. SETHNA
- HAMD A. MOOCHHALA
- DJENA B. SUNAVALA
- MARYLOU A. BILAWALA
- ASHISH A. AHUJA
- BINDI G. DAVE
- ANKIT A. MAHMUDAR
- FARID F. KARACHIWALA
- DHAWAL J. MEHTA
- RARIYAL Y. TAHSSEN
- SHAENUMA. KANJI
- KIRKES N. ANITA
- RAHUL J. DWARAKADAS
- VIJAY G. SUREKA
- AMIT B. MANUBARWALA
- KUNAL F. VAJANI

\*NOTARY

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N. M. WADIA BUILDINGS,  
123 MAHATMA GANDHI ROAD,  
MUMBAI 400 001, INDIA.

Telephone: (91-22) 2267 06 69

2271 56 00

Facsimile: (91-22) 2267 67 84

2267 02 26

General e-mail: [contact@wadiaghandy.com](mailto:contact@wadiaghandy.com)

Personal e-mails: [firstname.lastname@wadiaghandy.com](mailto:firstname.lastname@wadiaghandy.com)

**ADDENDUM TO THE TITLE CERTIFICATE**

NL/DJM/10532/ 8006/2011

Re: All that piece or parcel of land admeasuring 2930.50 square meters or thereabouts bearing CTS Nos. 228 of Village Mugaon, situate at Cross Road A, Chakala, MIDC, Andheri (East), Mumbai - 400 093. (the said "Land").

We have been requested by our client, Kanakia Spaces Pvt. Ltd ("Kanakia") to update the title certificate dated February 14, 2008 issued by us ("Title Certificate") wherein we have recorded our findings and have investigated the rights of Kanakia to develop the said Land.

This addendum to our Title Certificate ("Addendum") is to be read in consonance with the said Title Certificate. Terms capitalized herein but not defined shall have the meaning assigned to them in the Title Certificate.

A. **STEPS**

With respect to preparing this addendum to the Title Certificate, we have undertaken the following steps:

- (i) Caused to undertake searches at the office of Sub-Registrar of Assurances from February 14, 2008 till the date of issuance of this Addendum.
- (ii) Examined the property register card with respect of the said Land.
- (iii) Caused to undertake searches at the Registrar of Companies ("ROC") for Kanakia from February 14, 2008 till the date of issuance of this Addendum.



*BML*

BRANCHES :

- AHMEDABAD : WADIA GHANDY & CO. (AHMEDABAD) 1ST FLOOR, CHANDAN HOUSE, NEAR MAYOR'S BUNGLOW, LAW GARDEN, AHMEDABAD 380 004. TEL.: 91-79-26564700/4800 FAX: 91-79-26564300
- BANGALORE : WADIA GHANDY & CO. (SOUTH) 3TH FLOOR, VAYUDOOTI CHAMBERS, 13-16 M. G. ROAD, BENGALURU 560 001. TEL.: 91-80-41233127/28 FAX: 91-80-41233129
- CHENNAI : WADIA GHANDY & CO. (SOUTH) 82, SPRINGFIELD, OLD NO. 9, NEW NO. 22, JAGANATHAN ROAD, MUNGAMBAKKAM, CHENNAI 600 034. TEL.: 91-44-43596858/6868 FAX: 91-44-43596838
- PUNE : WADIA GHANDY & CO. (PUNE) OFFICE No. 12, SAGAR ARCADE, 616 FERROUSSON COLLEGE ROAD, DECCAN GYMKHANA, PUNE 411 004. TEL.: 91-20-25539950 FAX: 25520578

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(iv) With respect to the facts which cannot be ascertained from the examination of the public records, we have relied on the declaration of even date given by Kanakia to us.

**B. OBSERVATIONS**

1. Upon undertaking searches at the office of the Sub Registrar of Assurances and the Registrar of Companies, it seems that Kanakia had created a mortgage with respect to the said Land in favour of Kotak Mahindra Prime Limited for a sum of Rs.50,00,00,000/- (Rupees Fifty Crores only) borrowed by Kanakia from Kotak Mahindra Prime Limited. However, we have not been provided with the copy of the instrument whereby the mortgage as stated above was created. It seems that Kotak Mahindra Prime Limited has released its mortgage with respect to the facility amount of Rs. 50,00,00,000/- (Rupees Fifty Crores only) in or around 18<sup>th</sup> July 2011 and the same is recorded vide its letter dated 18<sup>th</sup> July 2011 addressed to Kanakia. The same is also recorded in Form No. 17 filed with the Registrar of Companies, a copy whereof was furnished to us by Kanakia. However, a registered reconveyance with regard to the same should be executed to reconvey and/or record redemption of the mortgage.
2. By and under Indenture of Mortgage dated 8<sup>th</sup> July 2009 registered with the office of the Sub - Registrar of Assurances at Serial No. 06246 of 2009 executed by and between Kanakia Spaces Private Limited (therein referred to as the "Mortgager 1/Borrower"), Voras Exclusive Tools Private Limited (therein referred to as the "Mortgager 2"), Vrutant Real Estate Developers Private Limited (therein referred to as the "Mortgager 3"), Mr. RakeshKumar Wadhawan (therein referred to as the "Mortgager 4"), Housing Development and Infrastructure Limited (therein referred to as the "Mortgager 5") and Kotak Mahindra Prime Limited (therein referred to as the "Mortgagee"), Kanakia Spaces Private Limited has created a mortgage over its development rights with respect to the said Land and the receivables arising therefrom and the Owner has created a mortgage over the said Land, in favour of Kotak Mahindra Prime Limited as security for a sum of Rs. 60,00,00,000/- (Rupees Sixty Crores only) together with interest as may be due and payable thereon, advanced by Kotak Mahindra Prime Limited to Kanakia Spaces Private Limited.



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WADIA GHANDY & Co.

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3. On seeking inspection of the original title deeds we have been informed that the original Development Agreement is in the custody of Kotak Mahindra Prime Limited.

C. CONCLUSION

Subject to what is stated hereinabove, we are of the view that the title of Kanakia to develop the said Land is clear and marketable and Kanakia is entitled to develop the same in accordance with the terms and conditions of the Development Agreement and upon obtainment of all the statutory permissions and approvals from the statutory and planning authorities as may be required.

DATED THIS 27<sup>th</sup> DAY OF SEPTEMBER 2011

For Wadia Ghandy & Co.



J. Mehta  
Partner



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उक्त मुद्रांक प्रमाणित करदा व्हायलेट लेव्ज खाली तपासले व एत.एम.एस./संबंधित  
प्रमाणित करदा व्हायलेट लेव्ज खाली तपासले व एत.एम.एस./संबंधित

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सह दुब्यम निबंधक  
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**POWER OF ATTORNEY**

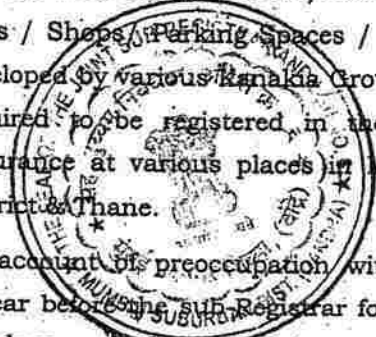


TO ALL TO WHOM THESE PRESENTS SHALL COME WE (1) Mr. H. Shah and (2) Mr. Bhadresh L. Joshi an Indian Inhabitant of Mumbai having office addressed at 215, Atrium, 10<sup>th</sup> Floor, Next to Coutyard by Marriott Hotel, Opp. Divine Child High School, Andheri - Kurla Road, Andheri (East), Mumbai 400 059, **SEND GREETINGS ;**

**WHEREAS :-**

बंदर -
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- a) That the various Kanakia group companies are the owner developer of property mainly being situated in and around Mumbai, Mumbai Suburban District & Thane and such properties as partners of various firms and Director of various holding various properties.
- b) We are in the capacity of Director/Authorized signatories are executing various Agreement for sale, other agreements, supplementary agreements, Deeds and Documents (hereinafter referred to as the said Deeds) relating to the Land & Building / Flats / Shops / Parking Spaces / Theatres developed or to be developed by various Kanakia Group companies and which are required to be registered in the office of sub-registrar of Assurances at various places in Mumbai, Mumbai Suburban District & Thane.
- c) On account of preoccupation with work, we are unable to appear before the sub-Registrar for admitting executing deeds and documents for registration



FOR IDBI BANK LTD.  
 Industrial Development Bank of India Ltd.  
 Registered Office: Plot No. A-34,  
 Cross Road, M.C. Road, Andheri (E),  
 Mumbai-400 052.  
 शाखा: इंदौर/अथर्व/Authorized Signatory  
 अथर्व (पूर्व) शाखा/ANDHERI (E) BR (SQ-008)  
 D-SSTP/PC/R/067/01/05/17/96-100009  
 शहर 21845  
 108901  
 Special  
 NOV 17 2011  
 R.00005001-P85120  
 14:04  
 STAMP DUTY MAHARASHTRA

Act

Handwritten signature



जदर - २७/  
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दस्तावा प्रकार (Nature of Document)	POWER OF ATTORNEY
दस्ता नोंदणीचा तपशिल (Registration Details) If Registrable Name of S.R.O.	ANDHERI II
दस्ताचा युनिक नंबर (Franking Unique No.)	21845
मिळकतीचे थोडक्यात वर्णन (Property Description in brief)	
नोंदवला रक्कम (Consideration Amount)	
मुद्रांक खरेदीदाराचे नाव पसकार-१ नांव (Stamp Purchaser's Name)	KANAKIA GROUP
दस्तातील दुसऱ्या पसकाराचे नाव (Name of the other Party)	SUNIL S. PANT
हस्त असल्यास नाव व पत्ता (If through Name & Address)	
मुद्रांक शुल्काची रक्कम (Stamp Duty Amt.) अक्षरी (In words)	500/-
प्रधिकृत अधिकारवाची पूर्ण स्वाक्षरी व शिक्का (Authorized Person's full Signature & Seal)	Ashish

दस्ता - ६  
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IDBI BANK LTD. ANDHERI II FRANKED ON	
KANAKIA GROUP OFFICE	
THE SEAL OF THE JOINT SUB REGISTRAR ANDHERI II मुद्रांक उपनगर जिल्हा (बंदरा) MUMBAI SUBURBAN DIST. (BANDRA)	THE SEAL OF THE JOINT SUB REGISTRAR ANDHERI II मुद्रांक उपनगर जिल्हा (बंदरा) MUMBAI SUBURBAN DIST. (BANDRA)
THIS IS A CUSTOMER COPY Andheri (E) MIDC Branch Accd. No.: 0332720010006 Register No. 21845 Stamp Duty Paid Rs. 500/- Rs. 10/- Rs. 510/-	Date: 17-11-13 P.O.A. 2612

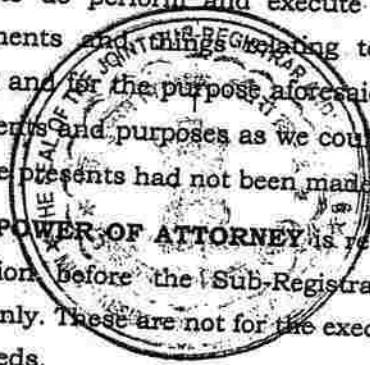
IDBI BANK  
 MS42186

d) We therefore desirous of appointing **1. Mr. Sunil S. Pant**  
**2. Mr. Rajnish Jadli** and **3. Mr. Vivek Tambe**, as our true  
and lawful attorneys hereinafter collectively called "the said  
attorneys" as our constituted attorneys jointly and / or  
severally to attend the office of the sub-registrar at the relevant  
place across India.

662-29/904

**NOW KNOW YE AND THESE PRESENTS WITNESSETH** that we,  
Mrs. Asha H. Shah and Mr. Bhadresh L. Joshi, do hereby appoint  
**1. Mr. Sunil S. Pant** **2. Mr. Rajnish Jadli** and **3. Mr. Vivek Tambe** as  
our true and lawful attorneys for me to do the following acts, deeds,  
matters and things that is to say:

1. To present and lodge for registration in the office of the Sub-Registrar of Assurances Mumbai, Mumbai Suburban District & Thane for the time being in force having the jurisdiction in relation to the registration of Agreement for sale, Mortgage Deeds, Agreements, Supplementary Agreements, Hypothecation, Rectification, Confirmation, Deed of Cancellation as well as for the registration of documents relating to the Land & Building / Flats / Shops / Parking Spaces / Theatres developed by various Kanakia group companies.
2. AND to do perform and execute all acts, deeds, matters, documents and things relating to the registration of the Deeds and for the purpose aforesaid amply and effectually to all intents and purposes as we could do in our proper person if these presents had not been made.
3. **THIS POWER OF ATTORNEY** is restricted to only admit the execution before the Sub-Registrar of Assurances within India only. These are not for the execution of such documents and deeds.



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Asst.

Mr.

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AND WE DO HEREBY agree to ratify and confirm for myself, all that the said Attorneys shall lawfully do or cause to be done as Attorneys to the matters as specified hereinabove.

IN WITNESS WHEREOF we have subscribed our hands to this document on this 17TH day of NOV. 2011.

SIGNED AND DELIVERED

By the within named Executant

KANAKIA GROUP COMPANIES  
 ITS DIRECTOR

1] MRS. ASHA H. SHAH



*Asha H. Shah*



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 २०११



2] MR. BHADRESH L. JOSHI

*Bhadresh L. Joshi*



ACCEPTED BY US

1. MR. SUNIL S. PANT



*Sunil S. Pant*



2. MR. RAJNISH JADLI



*Rajnish Jadli*



3. MR. VIVEK TAMBE

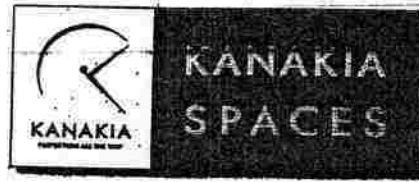
*Vivek Tambe*



*Handwritten signatures and initials*

मह. मुख्य निबंधक अहमदाबाद, गुजरात

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Certified true copy of resolution passed in the meeting of the Board of Directors of Kanakia Spaces Private Limited held at the Registered Office at 215 Atrium, 10<sup>th</sup> Floor, Opp. Divine School, I.B. Nagar, Andheri Kurla Road, Andheri- East, Mumbai-400059 on 16<sup>th</sup> November, 2011.

"RESOLVED THAT Mrs. Asha Shah and / or Mr. Bhadresh Joshi, being the directors of the Company be and is hereby authorized to execute and sign all documents, agreements, agreements for lease, sub lease, power of attorneys, sale agreements, deed and all such necessary papers in respect of sale, lease, sub lease the premises of the various projects of the company on behalf of the Company and to do all such acts, deeds, matters and things as may be required to give effect to above said resolution."

FURTHER RESOLVED THAT the Company Secretary of the Company, be and is hereby authorized on behalf of the board to furnish certified true copy of the forgoing resolution as and when required.

Certified True Copy

For Kanakia Spaces Private Limited

*Rashmi*

Rashmi Singhal  
Company Secretary



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**RELIANCE**

Your City Electricity Bill

21773

RI-894426

215A11177

Account No.: 18128083 Cycle No: 31  
 Name: KANAKIA SPACES PVT.LTD. Bill Date: 08-03-11  
 Address: 10TH FLR 215 ATRUM SUB PLOT 'A', CTS-215-A,E  
 VLG.MULGAON,M.V.RD,ANDHERI EAST  
 NPLACME PLAZA,OPP.BANGAM CINEMA,  
 MUMBAI 400069  
 BILL Distribution No.: SOUTH CENTRAL/SC23-MDC/31/802  
 Tariff: HT II  
 Type of Supply: HT-11 KV Bill No.: 100005858827  
 Category: COMMERCIAL

Your current month bill amount (₹) **	461221.84
Net other charges (₹) **	00803.08Cr
Net previous balance (₹) **	6.38
Total (₹)	394425.23
Units consumed including peak hour units Feb-11	48640

\*Please pay this bill by Cheque or Demand Draft.  
 \*\*The 10% Security Deposit (SD) should be paid, along with interest @ 24% p.a. and TDS applicable if any, at the time of bill.

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1800-200-3030 toll free no. for power outage (24 hours).  
 3030 3030 for all other queries (24 hours) www.rifis.com  
 Your nearest Customer Care Centre/Internal Grievance Redressal Cell (IGRC):  
 Reliance Infrastructure Limited, Opp. Adlon Hotel, Hospital, ITC,  
 MIDC, Bandra (East), Mumbai-400051. Tel. No. 1 20094070.  
 Only for grievances, sponsored by IIGC reach Consumer Grievance Redressal Forum at: E-4, MIDC, Andheri (E),  
 Mumbai 400 053. Tel: 3009 4247. E-mail: consumerforum@rfltds.org.in. Website: rfltds.org.in  
 Calculated stamp duty paid by order no. MUMRAN/A.M.E. 2011/CJ.R.88-1, DATED: 18-01-2011.

**CHANGE for MUMBAI** Good for you. Great for Mumbai.  
 Please switch to Osram's T5 energy-saving tubelights.

**RELIANCE Energy**

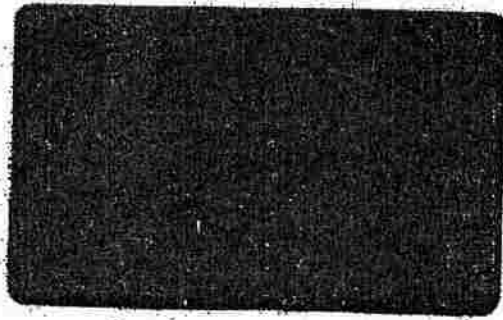
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 Abb: in receipt: 'C' for cheque, 'C' for cash.



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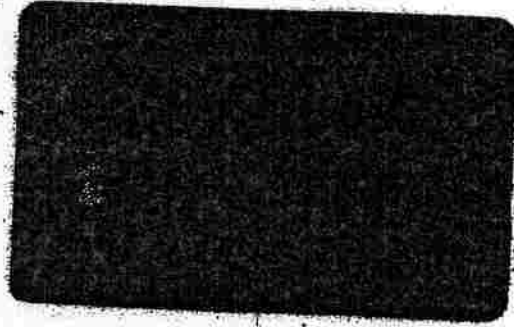
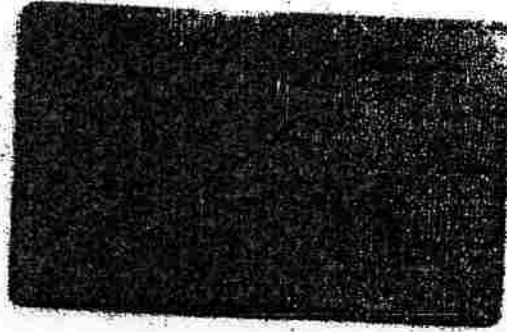


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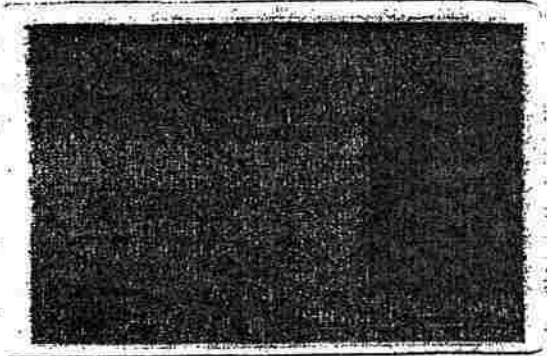
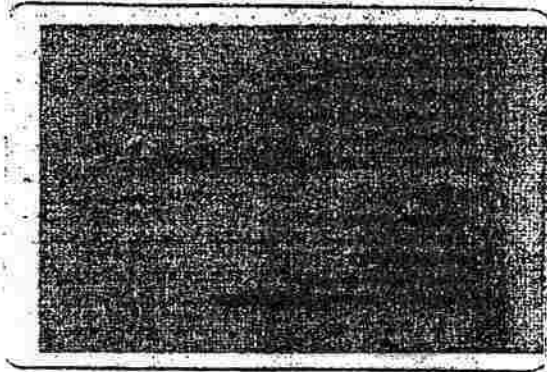
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THE UNION OF INDIA  
**MAHARASHTRA STATE MOTOR DRIVING LICENCE**  
 VSRD Till: 23-08-2010 (NT) DOV: 24-04-1998  
 AUTHORIZATION TO DRIVE FOLLOWING CLASS OF VEHICLES THROUGHOUT INDIA  
 COV DCV  
 UNV 27-08-2010  
 MCWG 24-06-1998

Name: **SUNIL PANT**  
 S/O: **DR. SATYA PRASAD PANT**  
 Add: **DNS, DATTAN PARK**  
**OPP. SAIDHAM TEMPLE, W.E. HIGHWAY**  
**RANDIVALI - EAST, MUMBAI**  
 PIN: 400101  
 Issuing Authority: **MH02 2010211**

DOB: 03-10-1977 BG

Signature/Thumb Impression of Holder

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**आयकर विभाग**  
**INCOME TAX DEPARTMENT**  
**VIVEK V TAMBE**  
**VITTHAL ZULA TAMBE**  
 08/09/1983  
 Permanent Account Number  
**AEUP73485J**  
 Signatures

**भारत सरकार**  
**GOVT. OF INDIA**



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**आयकर विभाग**  
**INCOME TAX DEPARTMENT**  
**RAJNEESH JAGDISH JADLI**  
**JAGDISH SHRURAM JADLI**  
 28/01/1982  
 Permanent Account Number  
**AIZP75431F**  
 Signatures

**भारत सरकार**  
**GOVT. OF INDIA**



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राजस्व विभाग  
 INCOME TAX DEPARTMENT  
 RASHIK PATEL  
 RASHIK PATEL  
 भारत सरकार  
 GOVERNMENT OF INDIA



भारत निर्वाचन आयोग  
 ELECTION COMMISSION OF INDIA  
 IDENTITY CARD  
 ROL3884142

मतदाताचे नांव	: किरण धोंदू गुरव
Elector's Name	: Kiran Dhondu Gurav
पति/पत्नीचे नांव	: धोंदू गुरव
Father's Name	: Dhondu Gurav
लिंग / Sex	: पुरुष / MALE
जन्म तारीख / Date of Birth	: XX/XX/1981

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## घोषणापत्र

मी राजनीव जवली  
~~सुहेला~~ ~~सुहेला~~ ~~सुहेला~~

याद्वारे घोषित करतो की, दुय्यम

निबंधक डोबरी-६ यांच्या कार्यालयात कायदा या शिर्षकाचा दस्त

नोंदणीसाठी सादर करण्यात आला आहे. बोध जवली व इ. यांनी

दि. 17 NOV 2011 रोजी मला दिलेल्या मला दिलेल्या कुलमुखत्यारपत्राच्या आधारे मी, सादर दस्त

नोंदणीस सादर केला आहे/निष्पादीत करून कबुलीजवाब दिला आहे. सादर कुलमुखत्यारपत्र लिहून देणार यांनी

कुलमुखत्यारपत्र रद्द केलेले नाही किंवा कुलमुखत्यारपत्र लिहून देणार व्यक्तीपैकी कोणीही मयत झालेले नाही किंवा

अन्य कोणत्याही कारणामुळे कुलमुखत्यारपत्र रद्दबातल ठरलेले नाही. सादरचे कुलमुखत्यारपत्र पूर्णपणे वैध असून

उपरोक्त कृती करण्यास मी पूर्णतः सक्षम आहे. सादरचे कथन चुकीचे आढळून अल्यास नोंदणी अधिनियम १९०८ चे

कलम ८२ अन्वये शिष्टेस मी पात्र राहिल्याची मला जाणीव आहे.

बदर - १७/		
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२०१३		

*[Signature]*

दिनांक : २०-१२-२०१३

कुलमुखत्यारपत्रधारकाच नाव  
व सही



आयकर विभाग

INCOME TAX DEPARTMENT

KANAKIA SPACES PRIVATE  
LIMITED

05/11/1992

REVENUE DEPARTMENT

AAAC/K/20295

आयकर विभाग

GOVT OF INDIA



2003018

बदर-१७/		
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२०१३		

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CHEMCOAT INDIA ENTERPRISE PVT. LTD. : D-202, Oberoi Splendor, Opp Majas Bus Depot, J.V.L.I  
Andheri (East) Mumbai 400 060 India. • Tel/Fax : +91 22 28477788 • E-mail : info@chemcoatindia.com.

बदर - १७/		
७६६२	६४	१०५
२०१३		

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF THE BOARD OF DIRECTORS OF M/S CHEMCOAT INDIA ENTERPRISE PVT. LTD., HELD AT THE REGISTERED OFFICE OF THE COMPANY AT D-202, 2<sup>ND</sup> FLOOR, OBEROI SPLENDOR, OPP. MAJAS DEPOT, OFF. J-V LINK ROAD, ANDHERI EAST, MUMBAI - 400060 ON 16.12.2013 AT 11.30 A.M.

The company has decided to purchase the office premises at Office No. 806, 8<sup>th</sup> floor, Kanakia Atrium-2. Andheri-Kurla Road, Chakala, Andheri East, Mumbai - 400059 & to execute the documents with the builder & with the government authorities following resolution is passed.

"RESOLVED FURTHER THAT Company do purchase the office premises (commercial Property) situated at Office No. 806, 8<sup>th</sup> floor, Kanakia Atrium-2. Andheri-Kurla Road, Chakala, Andheri East, Mumbai - 400059 & company has agreed to sign documents with the builder M/S. Kanakia Spaces Pvt. Ltd. & company further authorised to Mrs. Babita Seli & Mr. Sundeep Hazari, directors of company to sign & seal and complete the formalities as necessary with the builders. The Directors are further authorised to sign execute necessary documents with the appropriate government authorities at the time of registration & they are further authorised to affix the common seal of the company as required."

"Certified true copy of the Board Resolution for Directors of M/s. Chemcoat India Enterprise Pvt. Ltd."

for Chemcoat India Enterprise Pvt. Ltd.

  
Directors  
Date: \_\_\_\_\_



बंदर-१७१		
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आयकर विभाग  
 INCOME TAX DEPARTMENT  
 NARAYAN SURESH PARAB  
 SURESH PARAB  
 19/09/1988  
 Permanent Account Number  
 BASPH 154B  
 भारत सरकार  
 GOVERNMENT OF INDIA  


बंदर - १७/
 

७६६२	९७	१०७
२०१३		

योगेश साधव  
 SURESH RAMCHANDRA TADHAV  
 19/09/1988  
 Permanent Account Number  
 APLFJ6194G  
 साधव  
 Signature  




बदर-१७/  
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		2083

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बदर-१७/  
२०१३



दस्तावेज : (GoshwaraBag-1)

शुक्रवार 20 डिसेंबर 2013 8:03 म.नं.

दस्त गोपवारा भाग-1

बदर 17

दस्त क्रमांक: 7862/2013

दस्त क्रमांक: बदर 17 /7862/2013

बाजार मूल्य: रु. 74,33,916/- मोवदला: रु. 1,70,06,000/-

भरलेले मुद्रांक शुल्क: रु.8,50,300/-

बदर - १७/  
6662 909 904  
२०१३

दु. नि. सह. दु. नि. बदर 17 यांचे कार्यालयात

पावती: 9067

पावती दिनांक: 20/12/2013

अ. क्र. 7862 वर दि. 20-12-2013

सादरकरणाचे नाव: केमकोट इंडिया इंटरप्राइस प्रा. लिमिटेड  
चे संचालिका बविता - सेली

रोजी 8:02 म.नं. वा. हजर केला.

नोंदणी फी रु. 30000.00

दस्त हाताळणी फी रु. 2100.00

पृष्ठांची संख्या: 105

दस्त हजर करणाऱ्याची सही:

एकूण: 32100.00

सह. दु. नि. का. अंधेरी 6  
मह. दु. नि. निबंधक, अंधेरी क्र. 8  
पंचवडे उपनगर जिल्हा, वांदा  
दस्ताचा प्रकार: करारनामा

सह. दु. नि. का. अंधेरी 6  
मह. दु. नि. निबंधक, अंधेरी क्र. 8  
पंचवडे उपनगर जिल्हा, वांदा

मुद्रांक शुल्क: (एक) कोणत्याही महानगरपालिकेच्या हद्दीत किंवा स्थालगत असलेल्या कोणत्याही कटक क्षेत्राच्या हद्दीत किंवा उप-खंड (दोन) मध्ये नमूद न केलेल्या कोणत्याही नागरी क्षेत्रात

शिक्षा क्र. 1 20 / 12 / 2013 07 : 58 : 20 PM ची वेळ: (सादरीकरण)

शिक्षा क्र. 2 20 / 12 / 2013 07 : 59 : 00 PM ची वेळ: (फी)

### प्रतिज्ञापत्र

सदर दस्तऐवज हा नोंदणी कायदा १९०८ अंतर्गत असलेल्या तरतुदीनुसारच नोंदणीस दाखल केलेला आहे. दस्तातील मजकूर, निष्पादक व्यक्ती, साक्षीदार व मोबल जोडलेल्या कागदपत्रांचा मत्यता तपासला आहे. दस्ताची मत्यता, वैधता कायदेशीर बाबींसाठी दस्त निष्पादक व कवुलीधारक जे संपूर्णपणे जबाबदार राहतील



लिहून देणारे (दिनांकासहीत स्वाक्षरी)



लिहून घेणारे (दिनांकासहीत स्वाक्षरी)



1870

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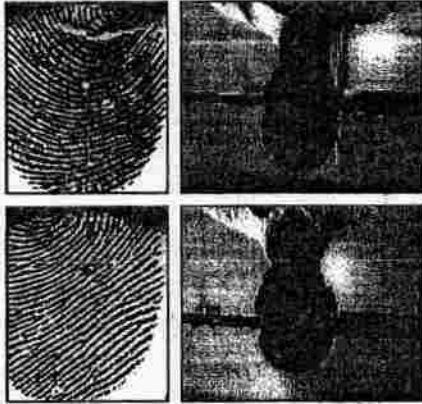
1880



AAACK2629J

अनु क्र. पंशकाराचे नाव व पत्ता  
कनाकिया स्प्रेस या ती संघानक अक्षेत्र जोशी तर्फे मुखत्यार रजनीश - जदली  
प्लॉट नं: 215, माळा नं: 10, इमारतीचे नाव: एडोयस, ब्लॉक नं: अंशेरी पूर्व, रोड नं: अंशेरी कुर्ना रोड,  
महाराष्ट्र, मुंबई.

खालील पंशकाराची कवली उपलब्ध नाही.



अंशेरी कुर्ना  
खालील पंशकाराचे नाव व पत्ता

खालील पंशकाराचे नाव व पत्ता

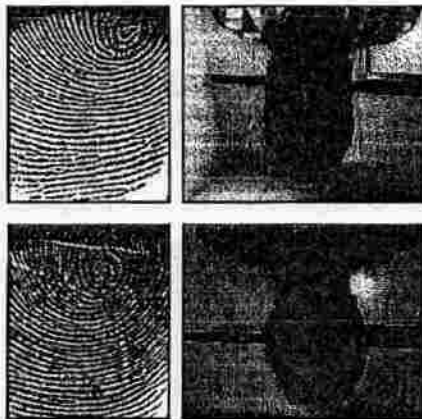
अनु क्र. 2  
पंशकाराचे नाव व पत्ता  
पता: डी ९९ बरानीपार्क कोवंबरी पूर्व मुंबई  
बय: 27  
पिन कोड: 400101



खालील पंशकाराचे नाव व पत्ता

शोध:-  
खालील प्रसंग असे निवेदन करतात की ते दस्तऐवज करून देणा-यांना व्यक्तीशः ओळखतात, व त्यांची ओळख परतवितात

बरीज दस्तऐवज करून देणार वयाकधीत करारनामा वा दस्त ऐवज करून दिव्याचे कवुल करतात.



अंशेरी कुर्ना  
खालील पंशकाराचे नाव व पत्ता

पंशकाराचे नाव व पत्ता

अनु क्र. 1  
पंशकाराचे नाव व पत्ता  
नाव: कमकोट इंडिया इंटरग्राइस प्रा. लिमिटेड व  
संघालिका बरिवा - सेर्ना  
बय: 40  
पता: प्लॉट नं: डी-२०२, माळा नं: - इमारतीचे नाव:  
खालील पंशकाराचे नाव व पत्ता

अनु क्र. 2  
पंशकाराचे नाव व पत्ता  
नाव: कमकोट इंडिया इंटरग्राइस प्रा. लिमिटेड व  
संघालक संदीप - इजारे  
बय: 45  
पता: प्लॉट नं: डी-२०२, माळा नं: - इमारतीचे नाव:  
खालील पंशकाराचे नाव व पत्ता

अनु क्र. 3  
पंशकाराचे नाव व पत्ता  
नाव: कमकोट इंडिया इंटरग्राइस प्रा. लिमिटेड व  
संघालिका बरिवा - सेर्ना  
बय: 40  
पता: प्लॉट नं: डी-२०२, माळा नं: - इमारतीचे नाव:  
खालील पंशकाराचे नाव व पत्ता

दस्तावा पंशकार - करारनामा

दस्त क्रमांक: बरर17/7862/2013

20/12/2013 8 04:40 PM



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दस्त क्रमांक: 7862/2013		दस्त क्रमांक: 7862/2013	
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दस्त क्रमांक: 7862/2013		दस्त क्रमांक: 7862/2013	

*Isarita* न.नि.का.अंधेरी6

7862 /2013

मह. दुय्यम निबंधक, अधेरी क्र. ६  
उपनगर जिल्हा, वार्डा

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बदर-१७/		
७६६२	१०३	१०५
२०१३		



~~सह नि. का अंधेरी ६~~

सह मुख्य निबंधक, अंधेरी क्र. ६  
पुंजई उपनगर जिल्हा, वांद्रा

7862 /2013

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प्रमाणित करणेत येते की, या  
दस्तामध्ये एवूण... १०५ पाने आहेत.

५०  
सह मुख्य निबंधक, अंधेरी क्र. ६  
पुंजई उपनगर जिल्हा

बदर-१७/		
७८६२	१०५	१०५
२०१३		

बदर-१७/७८६२ /२०१३  
पुंजई उपनगर १ क्रमांक (७८६२) बदर  
जिल्हा

दिनांक २७ मार्च २०१३

~~सह नि. का अंधेरी ६~~

सह मुख्य निबंधक, अंधेरी-६  
पुंजई उपनगर जिल्हा








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दस्त क्रमांक : बदर 17/7862/2013

दस्ताचा प्रकार :- करारनामा

दस्त गोषवारा भाग-2	बदर 17	
बदर - १७/	दस्त क्रमांक: 7862/2013	
७८६२	१०४	१०५
२०१३		

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव: कनाकिया स्पेसेस प्रा ली चे संचालक भद्रेश जोशी तर्फे मुखत्यार रजनीश - जदली पत्ता: प्लॉट नं: 215, माळा नं: 10, इमारतीचे नाव: एट्रीयम, ब्लॉक नं: अंधेरी पूर्व, रोड नं: अंधेरी कुर्ला रोड, महाराष्ट्र, मुंबई. पॅन नंबर: AAACK2629J	लिहून देणार वय :- 31 स्वाक्षरी:- 		

वरील दस्तऐवज करून देणार तथाकथित करारनामा चा दस्त ऐवज करून दिल्याचे कबुल करतात.  
शिक्षा क्र.3 ची वेळ: 21 / 12 / 2013 04 : 45 : 38 PM

ओळख:-

खालील इसम असे निवेदीत करतात की ते दस्तऐवज करून देणा-यानां व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव: विशाल . यादव वय: 32 पत्ता: सहजीवन चाळ, संजय नगर, जोगेश्वरी पिन कोड: 400060	स्वाक्षरी 		
2	नाव: योगेश - जाधव वय: 27 पत्ता: डी ६९ दत्तानीपार्क कॉम्प्लेक्स, अंधेरी पूर्व, मुंबई पिन कोड: 400101	स्वाक्षरी 		

खालील पक्षकाराची कबुली उपलब्ध आहे .

अनु क्र.	पक्षकाराचे नाव व पत्ता
1	केमकोट इंडिया इंटरप्राइस प्रा.लिमिटेड चे संचालक संदीप - :हजारे प्लॉट नं: डी-२०२, माळा नं: -, इमारतीचे नाव: ओबेरॉय स्प्लेंडर, ब्लॉक नं: अंधेरी पूर्व मुंबई, रोड नं: जोगेश्वरी विक्रोळी लिंक रोड, ... AAECC7052K
2	केमकोट इंडिया इंटरप्राइस प्रा.लिमिटेड चे संचालिका बबिता - :सेली प्लॉट नं: डी-२०२, माळा नं: -, इमारतीचे नाव: ओबेरॉय स्प्लेंडर, ब्लॉक नं: अंधेरी पूर्व मुंबई, रोड नं: जोगेश्वरी विक्रोळी लिंक रोड, ... AAECC7052K

शिक्षा क्र.4 ची वेळ: 21 / 12 / 2013 04 : 46 : 21 PM