

बसवंत श्रीधर गाडगीळ टे. ४३० २५ २९

ब्रह्मल भुवन अश्रीकर मार्ग, वादर, मुंबई-२८

परधानाधारक मुद्रांक विनिता नं. १०० दिनांक

कमांक...१५५ श्री/श्रीमती...National Stock Exchange of India Ltd.

बांना न्यायकेतर मुद्रांक पेपर विकला

Ysgalpi

परवाना धारक मुद्रांक विकेता

17 JUN 1997

DEED OF RECTIFICATION

THIS DEED OF RECTIFICATION made at Mumbai this 19th day of June, 1997 BETWEEN M/S. SURAJ ESTATE DEVELOPERS PVT. LTD., a Company incorporated under the Companies Act 1956 (I) having its Registered Office at 901, Silver Cascade, Mount Mary Road, Bandra, Mumbai-400 050, hereinafter referred to as "SEDPL" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to include its successors-in-title and assigns) of the One Part AND M/S. NATIONAL STOCK EXCHANGE OF INDIA LTD., a Public Limited Company incorporated under the provisions of the Companies Act, 1956 and having its Registered Office at Mahindra Towers, 'A' Wing, First Floor, RBC, Worli, Mumbai-400 018, hereinafter referred to as "NSEIL" (which expression shall unless it be repugnant to the context or meaning thereof be deemed to include its successors-in-title and permitted assigns) of the Other Part;

WHEREAS:

- I. Under Memorandum of Understanding dated 31st day of August, 1994, SEDPL agreed to sell to NSEIL an aggregate area of 16,000 sq. ft. super built-up area (approximately, on the terms, conditions and considerations mentioned therein).
- II. The aggregate area was determined at 17,195.25 sq. ft. super built-up area to be sold to NSEIL for an aggregate consideration of Rs. 10,30,05,520/- (Ten Crores Thirty Lakhs Five Thousand Five Hundred Twenty only).
- III. In furtherance of the said Memorandum of Understanding, by an Agreement of Sale dated 21st day of September, 1995 lodged in the Office of Sub-Registrar of Assurances at Mumbai under Serial No. BBE 3172 of 95 on 22.9.1995 made between SEDPL and NSEIL, SEDPL agreed to sell Flat No. 701 measuring about 1,131 sq. ft. super built-up area on the 7th Floor hereinafter referred to as 'the said Flat' of the building under construction on the Property bearing F.P. No. 766 of TPS IV (Mahim Area), College Gully, Off. Gokhale Road (North), Dadar, Mumbai-400 028, particularly described in the Schedule hereunder written on the terms, conditions and considerations recorded therein hereinafter referred to as 'the Principal Agreement'.
- IV. The Parties simultaneously to the execution of the said Principal Agreement had also entered into several other Agreements for sale of the Flats including the Agreement for Sale of Flat No. 702 & 703 on the 7th Floor of the Building under construction on the said Property, which Agreements were lodged for registration in the Office of Sub-Registrar of Assurances at Mumbai.



[Handwritten Signature]
R.S.

V. On actual determination, the area of the said Flat comes to 1,421.00 sq. ft. super built-up area and not 1,131 sq. ft. super built-up area (an area of 290.00 sq. ft. super built-up was wrongly included and shown in the area of Flat No. 702, which mistake and error has been rectified vide Deed of Rectification dated 19th day of June, 1997 executed between the Parties and lodged for registration in the Office of Sub-Registrar of Assurances at Mumbai on 19th June, 1997 under Serial No. BBE/2205/97).

VI. The Parties have realised that the discrepancy and mistake regarding the area of the Flat needs to be rectified and corrected, which the Parties have agreed to rectify vide this Deed of Rectification.

NOW THESE PRESENTS WITNESSETH AND IT IS HEREBY AGREED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:

1. That the said Principal Agreement for Sale dated 21st day of September 1995 be read and construed as under -

"for the figure of 1,131 sq. ft. super built-up area, wherever the same is mentioned and occurs in the said Principal Agreement, the figure of 1,421.00 sq. ft. super built-up area is hereby substituted".

2. The Parties hereto confirm that the consideration payable under the said Principal Agreement dated 21.9.1995 is altered, changed and increased proportionately to the increment of the area of the Flat.

3. The Parties hereto confirm that save and except as rectification carried out in the area and the consideration of the said Flat vide this Deed of Rectification in the manner

mentioned and referred to in the foregoing para 1 hereina-
bove, the said Principal Agreement for Sale dated 21st day
of September 1995 remain unchanged in respect of all other
terms and conditions and stipulations mentioned therein and
the same are binding on the Parties hereto.

4. The Parties hereby confirm having executed a Deed of Rec-
tification dated 19th day of June, 1997 lodged in the Office
of Sub-Registrar of Assurances at Mumbai vide Serial No. *Perf*
_____ on 19th June, 1997 inter-alia rectifying the area
of Flat No. 702 from 1,177.05 sq. ft. super built up area to
887.05 sq. ft. super built up area prior to the execution of
this Deed of Rectification.

F.P. NO. 766, TPS IV Malim Division, C.S. NO. 103 of Malim Division

IN WITNESS WHEREOF the Parties hereto have hereunto set sub-
scribed their respective hands the day and year first hereinabove
written.

SIGNED, SEALED AND DELIVERED)
by the withinnamed M/s. SURAJ)
ESTATE DEVELOPERS PVT. LTD.,)
in the presence of

For Suraj Estate Developers Pvt. Ltd.

(Thomas Rajan)
Chairman & Managing Director

1. K.V. Desai *Desai*
2. D.M. Panchal. *Panchal*
SIGNED, SEALED AND DELIVERED)
by the withinnamed M/s. NATIONAL)
STOCK EXCHANGE OF INDIA LTD.,)
in the presence of

For National Stock Exchange of India Ltd.

Rohati
Managing Director.

1. V.M. KADAM - *Kadam*
2. D. SATISH KUMAR. *Satish K*
5/0 Acharya Ramiah
4/0 NSEIL MUMBAI

अनुसूचित जाति 2200
 वर्ष 1966 के 29...
 90...
 राजस्थान के राज्यपाल द्वारा
 इसी तारीख को जारी किया गया है।

& Atthoum

बाकी जिम्मेदारियों की बेंचली सी-
 र. पेंडे

गौदणी की	..	20-00
बोटो की (पाने)	..	30 -
पाल	..	50 -
एकूण	..	<u>900 -</u>

क
 राज्य निबंधक द्वारा

राज्य निबंधक, पंजाब

श्री के. वि. देसाई
 वस 28 वीं मार्च 2014 गगनानंदस
 द्वे कर्मो काजपाडा कारीवली (पु) (वि) ए. ए.
 श्री श्रीमल राजा के स. सुरज देसाई के. पा. वि. च.
 सं. 2100...
 20/10/14
 आदेशित
 राज्य निबंधक द्वारा



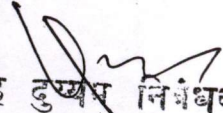
& Atthoum

श्री विजय शंकर कलम वर्ष 1972 संख्या 50-5-1-1
 गौरीपुर 98
 श्री सतीश कुमार सितावली वर्ष 1972 संख्या 904
 सं. 2100...
 राज्य निबंधक द्वारा
 आदेशित
 राज्य निबंधक द्वारा

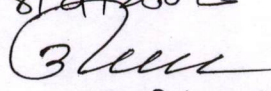
क
 राज्य निबंधक, पंजाब
 D. Satish K.
 (D. SATISH KUMAR)

सहर हस्ताक्षर मिळकत ही जमीन
 या विभागात अलून सहर वकालत
 पाठविल्या २१० ची क. कुत्राफाचे मज्याने
 ही अलना क १४२१०००/- वकालत
 उकालत आठ अलून त्रासनाचे मज्याने
 क ६२४३०/- देउ क २५०/-
 वकालत ३० १३१ ही २५/१२०१२
 अन्वये पळवत हेने व मी मी वकालत
 मवई ३३०३१५ अन्वये वळवत उकालत अलून

३१/१/२००२


 सह दुय्यम निबंधक
 मुंबई शहर



वकालत क्रमांक १
 दिनांक २२/०१/०२
 वकालत
 दिनांक ३१/१/२००२

 दुय्यम निबंधक, मुंबई
 अफिलीची सुनावणी करण्याखेरीज
 निबंधकाचे सर्व अधिकार संपुष्टात

श्री आर. एच. पश्येक
 वय पुणे, मराठी रीतिरिवाज,
 पुणे, (पुणे ४००००५) येथे, मंगळील २२/०१/२०१८
 पुणे येथील श्री. आर. एच. पश्येक

(संपूर्ण कर्तव्य देवात,
 शुद्धाचाराने
 कर्तव्य निरवाणे करून घ्यावे.

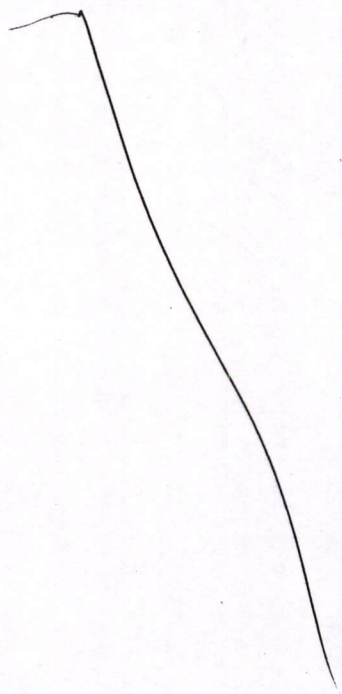
५. २०१८

- ① श्री. विष्णू लाल मराठी रीतिरिवाज १२ संकाय ५७७ रीतिरिवाज
 मंगळील दि. १६
- ② श्री. अण्णा मराठी मराठी रीतिरिवाज १२ संकाय ५७७ रीतिरिवाज
 मंगळील दि. १६

१. याच बरोबर वस्तुस्थिती कळवून
 देवाच्या बरोबर कर्तव्याचे निरवाणे
 व मराठी रीतिरिवाज देवात.

१) २०१८

२०१८/१६/०१/२०१८
 B.U. Mishy



DATED THIS 19th DAY OF JUNE 1997

[Signature] 2209/10

BETWEEN

Mahin Dw.

Rectification

S.D. 50 L

M/S.SURAJ ESTATE DEVELOPERS PVT.LTD.

AND

M/S.NATIONAL STOCK EXCHANGE OF INDIA LTD.

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[Handwritten scribble]

DEED OF RECTIFICATION

See previous
deeds Ref^d

GIN/9-

4600 + 300

= 4900

200

mv - 1421000

92430

P 300

11100

2209

