

# HARAT DIAMOND BOURSE



OBJECT OFFICE

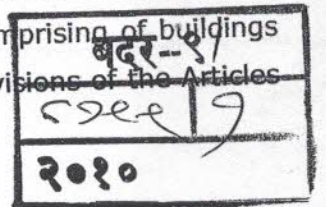
Date 5 AUG 2010

**DHANERA DIAMONDS**  
115, SHREEJI CHAMBERS,  
OPERA HOUSE,  
MUMBAI - 400 004.



Re: **Allotment of Equity Shares and Grant of Occupancy Rights**

1. We refer to your Application No. **2298/4398** for allotment of office premises and in pursuance thereof provisional allotment made by us.
2. You are aware that the Company had by two Agreements to Lease dated 1<sup>st</sup> day of March, 1993 and 18<sup>th</sup> day of May, 1993 with Mumbai Metropolitan Region Development Authority (MMRDA) agreed to acquire lease of two pieces of the land which were duly amalgamated into Plot No. C-28 at G -Block Bandra Kurla Complex, situated and lying in CTS No. 4207, village Kolkalyan, Taluka Andheri, Registration District of Mumbai Suburban (hereinafter referred to as "**the said Plot**").
3. You are further aware that the Company being registered under provisions of Section 25 of the Companies Act, 1956 has been incorporated with the main object of establishing a Bourse for the promotion of exports of Gem & Jewellery from India and to provide for this purpose infrastructure and other facilities in India for Indian and overseas buyers and sellers of Gem & Jewellery. The Company has in pursuance of its Memorandum and Articles of Association acquired the said Plot for the construction of the Bourse comprising of buildings thereon to be used and occupied in accordance with the provisions of the Articles of Association of the Company.



The Company has, in accordance with the Intimation of Disapproval ("IOD") and Commencement Certificate ("CC") granted by the concerned authority constructed a commercial office complex comprising of eight towers known as "**Bharat Diamond Bourse Complex**" on the said Plot, having several offices and

premises therein to be occupied and used in terms of the objects, articles, rules and regulations of the Company, MMRDA and MCGM from time to time and has obtained Occupancy Certificate ("OC"). Copies of the OC are annexed hereto and marked as Annexure "A".

5. You are aware that the entire lease premium paid by the Company to MMRDA for the acquisition of the said Plot and other related matters, and the entire cost of construction of the Bharat Diamond Bourse Complex, has been borne and paid by the Company from and out of the funds contributed by the proposed allottees of the office premises and other tenements in the Bharat Diamond Bourse Complex including yourself.
6. You are hereby informed that Bharat Diamond Bourse has executed and registered the Lease Deed dated 31<sup>st</sup> March, 2010, with MMRDA in respect of the said Plot, under Registration No. BDR9-03277-2010 dated 31<sup>st</sup> March, 2010. Copy of Index II is attached herewith as Annexure "B". You have been shown as one of the proposed allottee at Sr. No. 1808 in the above referred lease deed, in respect of Premises Bearing No. GW5021 admeasuring 208 square feet carpet area as certified by M/s United Engineers equivalent to 297 sq. ft. saleable/built up area in G Tower, West Wing, 5<sup>th</sup> Floor and 0 numbers of car parking space in the compound of the building bearing No. as per schedule B, of the "Bharat Diamond Bourse Complex" and which is more particularly described hereunder and demarcated on the Plan thereof hereto annexed and marked as Annexure "C" (hereinafter referred to as "**the Stipulated Premises**").

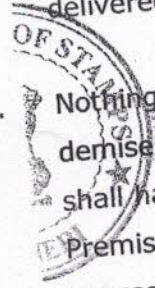
7. Pursuant to the resolution passed by the Managing Committee at its meeting held on 9/4/10 the Managing Committee has:

- (a) Allotted Block of Shares comprising of the 297 Equity Shares bearing Distinctive Nos. 1156169 to 1156465 (both inclusive) held under Share Certificate No. G/1789 in respect of the premises allotted to you and allotted Block of Shares comprising of the 0 Equity Shares as per schedule B, under Share Certificate No. as per Schedule B in respect of 0 ( Nil ) Car Parking Spaces allotted to you and which is more particularly described hereunder, (hereinafter collectively referred to as "**the Block of Shares**") on the terms and conditions set out in the said Resolution and on the terms and conditions set out in the Articles of Association of the Company.



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- (b) Passed necessary resolution in terms of the Articles of Association of the Company, so that by virtue of your holding the aforesaid Block of Shares, you are entitled to occupancy rights in respect of the Stipulated Premises, subject however to the compliance by you of the terms and conditions set out in the Articles of Association of the Company.
  
- 8. We hereby deliver and hand over to you vacant, quiet and peaceful possession of the Stipulated Premises which now onwards you are entitled to peaceably possess, occupy, use and enjoy as a rightful allottee thereof, but subject however to the provisions of the Articles of Association of the Company and as per the Terms and conditions of the Lease Deed dated 31<sup>st</sup> March, 2010.
  
- 9. Commencing from the notified date, you will be liable to pay all outgoings (including maintenance charges), taxes, cess, etc. levied by the Company and/or the concerned authorities in respect of the Stipulated Premises from time to time. You will also be liable to deposit with the Company and/or various utility providers amounts as may be decided by the Managing Committee in respect of the Stipulated Premises and will be liable to pay the same on such date/s as may be decided by the Managing Committee.
  
- 10. The share certificates representing the aforesaid Block of Shares shall be delivered to you in due course of time.
  
- 11. Nothing contained herein is intended to be nor shall be construed as a grant, demise or assignment in law of the said Plot or any part thereof. The Allottees shall have no claim save and except occupancy rights in respect of the Stipulated Premises hereby granted to him/her/them and all rights of ownership in all open spaces, lobbies, lifts, staircases, common terraces and land etc, will remain and vest with the Company.



**Description of the Stipulated Premises**

All that Premises Bearing No. **GW5021** admeasuring **208** square equivalent to **297** sq. ft. saleable/built up area in **G** Tower, **West** Wing, **5<sup>th</sup>** Floor and **0** numbers of car parking space in the compound of the building bearing No. as per schedule B, of the "Bharat Diamond Bourse Complex" constructed in the year **2009** on all that piece and parcel of Land bearing Plot No. C-28 at G -Block **Bandra Kurla Complex**,

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situated and lying in CTS No. 4207, village Kolkalyan, Taluka Andheri, Registration District of Mumbai Suburban.

**Schedule B**  
**Description of the Block of Shares**

Sr. No.	No. of Equity Shares	Face Value of Shares	Distinctive Nos.	Share Certificate No.	Allotted Office No.	Allotted Car Parking No.
1.	297	1000	1156169 To 1156465	G/1789	GW5021	-

By Order of the Managing Committee,  
For BHARAT DAIMOND BOURSE.

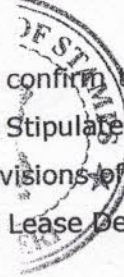
*Pradip K. Shah*

( \_\_\_\_\_ ) Director.

Authorized Signatory



We confirm the contents of this letter and the vacant, quiet and peaceful possession of the Stipulated Premises and undertake to always abide by the contents of this Letter and provisions of the Articles of Association of the Company and the Terms and conditions of the Lease Deed dated 31<sup>st</sup> March,2010.



*Shah Venod J.*

PLACE : MUMBAI  
DATED : 5 AUG 2010



*Shah Venod*  
PARTNER.



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Witness

*K.J. Kulkarni*

27 *Amichur*