

Now this MOU cum Term sheet is understood and witnessed as follows:

Name of the Party : **M/S.PRIDE BUILDHOME (P) LTD.**
Proposed Product : Tower B (G+10) at Sushant City, Delhi Dehradun Highway, Meerut
F.S.I. Area : 8176.99 Sqmt.
: 88008.94 Sqft. (Appox.)

Location map of the tower in the proposed ground housing as mentioned herein above is annexed with this MOU cum term Sheet and forms an integral part of this MOU cum Term Sheet.

Basic Rate = As per table below

SL.	TOWER	FSI AREA (409 sq. ft.)	Total Value (in Rs.)
1	Tower-B	88008.94 Sq Ft	Rs.35996556/-
	TOTAL	88008.94 Sq Ft	Rs.35996556/-

Explanation – The FSI area shall depend on the actual maximum FSI approval from MDA and the execution of the project and may marginally vary. In such case the rate will be applicable as per actual maximum FSI achievable. This FSI area may further increase or decrease and in that case the area as approved by the Controlling Authority will be acceptable for the payments at the rate shown in this chart.

In case addition FAR by any mode is made available then the Second Party will utilize on such terms as may be decided subsequently by the First Party.

NB – The construction shall be completed by the Second Party within 36 months with an extension of 6 months from the date of release of sanction map of this tower. In case of his failure, the work will be completed by the Company, ANSAL LANDMARK TOWNSHIPS (P) LTD. and cost at the rate as above will be recovered from the Second Party on or before handing over the possession to the Second party.

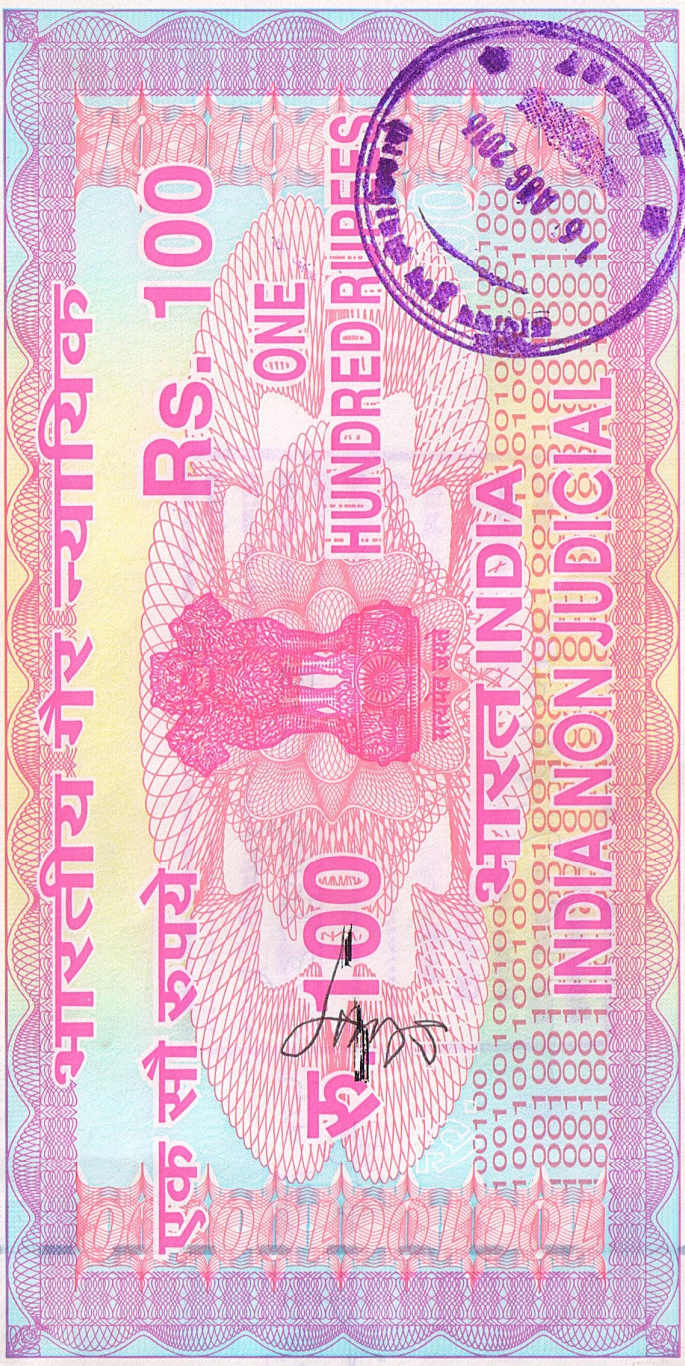
For Ansal Landmark Townships Pvt. Ltd.

[Signature]
Authorised Signatory

For Pride Buildhome Pvt. Ltd.

[Signature]
Auth. Sign.

REVISED



उत्तर प्रदेश UTTAR PRADESH

DC 985264

Memorandum of Understanding cum Term Sheet

THIS Memorandum of Understanding (MOU) cum Term Sheet is made on 30th day of August'2016 at Meerut by and between

M/s. Ansal Landmark Townships (P) Ltd. a Company registered under the Companies Act, 1956 having its office at 112, Ansal Bhawan, 16, Kasturba Gandhi Marg, New Delhi-110001 through its authorized signatory Mr. Arvind Anand and Mr. S.K. Akhtar authorized vide Board Resolution dated 23/6/2016 and hereinafter referred to as the FIRST PARTY/ANSAL LANDMARK TOWNSHIPS (P) LTD. of the One Part

AND

M/s. PRIDE BUILDHOME (P) LTD. a Company registered under the Companies Act, 1956 (No.1 of 1956) having its office at C-1/64, New Ashok Nagar, New Delhi-110096 through its authorized signatory Mr. Ramanpreet Singh Malik S/o Lt. Sh. G.S. Malik R/o 48, B.I. Lines, Meerut Cantt. Vide Board Resolution dated 2nd March, 2013 hereinafter referred to as the SECOND PARTY/of the other Part.

For Ansal Landmark Townships Pvt. Ltd.

Arvind
Authorized Signatory

For Pride Buildhome Pvt. Ltd.

Auth. Sign.