

G 14619/17



# INDIA NON JUDICIAL Government of Uttar Pradesh



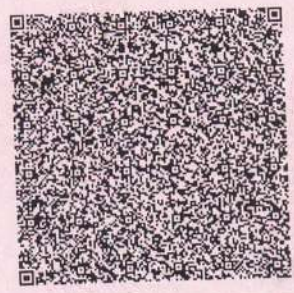
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सत्यमेव जयते

## e-Stamp

Certificate No.	: IN-UP03907234084214P
Certificate Issued Date	: 04-Dec-2017 05:19 PM
Account Reference	: SHCIL (FI)/ upshcil01/ BARABANKI/ UP-BNK
Unique Doc. Reference	: SUBIN-UPUPSHCIL0104704270589836P
Purchased by	: IMPERIAL GREEN INFRA ESTATES PVT LTD
Description of Document	: Article 23 Conveyance
Property Description	: LAND SITUATED AT-KEWADI, PAR-DEVA, TEH-NAWABGANJ, BARABANKI
Consideration Price (Rs.)	:
First Party	: IMPERIAL GREEN INFRA TECH PVT LTD
Second Party	: IMPERIAL GREEN INFRA ESTATES PVT LTD
Stamp Duty Paid By	: IMPERIAL GREEN INFRA ESTATES PVT LTD
Stamp Duty Amount (Rs.)	: 18,25,000 (Eighteen Lakh Twenty Five Thousand only)

4216



-----Please write or type below this line-----

For IMPERIAL GREEN INFRA  
*[Signature]*

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

*[Signature]*  
DIRECTOR

UP 0005150483

### Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

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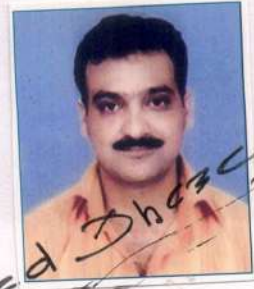
SHCIL



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*Naved Shere*

**SALE DEED**

**GENERAL VALUATION - Rs. 82,05,600/- (With 1% TDS)**

**SALE CONSIDRETION - Rs. 3,65,00,000/-**

**E-STAMPS - Rs. 18,25,000/-**

**DETAILS OF DEED**

- |                                       |                             |
|---------------------------------------|-----------------------------|
| 1. TYPE OF LAND                       | = AGRICULTURE               |
| 2. PARGANA                            | = DEWA                      |
| 3. VILLAGE                            | = KEWARI (V CODE 1097 P)    |
| 4. DESCRIPTION OF LAND                | = KH.NO. 554A,554B,555M,561 |
| 5. MEASUREMENT UNIT                   | = HECTARE                   |
| 6. AREA OF PROPERTY                   | = 1.3150 HECTARE            |
| 7. LOCATION ON ROAD                   | = NIL                       |
| 8. OTHER DETAILS                      | = RESIDENTIAL & INDUSTRIAL  |
| ACTIVITIES IN 100-200 METER OF RADIUS |                             |
| 9. USE OF LAND                        | = AGRICULTURE               |
| 10. BORING, WELL ETC.                 | = NIL                       |
| 11. VALUATION OF TREES                | = NIL                       |
| 12. GOVT. CIRCLE RATE                 | = Rs. 48,00,000/- PER       |
| HECTARE.                              |                             |
| 13. SALE CONSIDERATION                | = Rs. 3,65,00,000/-         |

For IMPERIAL GREEN INFRA TECH PVT. LTD.

*[Handwritten signature]*  


For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

*Naved Shere*  
  
DIRECTOR

SALE DEED

GENERAL VALUATION - Rs. 23,02,600/- (With 1% TDS)

SALE CONSIDERATION - Rs. 2,65,00,000/-

STAMPS - Rs. 18,35,000/-

DETAILS OF DEED

- 1. TYPE OF LAND - AGRICULTURE
- 2. PARGANA - DEWA
- 3. VILLAGE - KWARA (N CODE 19977)
- 4. DESCRIPTION OF LAND - KH NO-554A 544B 555M 581
- 5. MEASUREMENT UNIT - HECTARE
- 6. AREA OF PROPERTY - 1.3150 HECTARE
- 7. LOCATION ON ROAD - VII
- 8. OTHER DETAILS - RESIDENTIAL & INDUSTRIAL
- 9. USE OF LAND - ACTIVITIES IN 100-300 METERS OR RADII
- 10. BORING, WELL, ETC - FORN
- 11. VALUATION OF THE
- 12. GOVT CIRCLE RATE - HECTARE
- 13. SALE CONSIDERATION



*[Handwritten signature]*

14.BOUNDARIES

KHASRA NO.	EAST	WEST	NORTH	SOUTH
554A & 554B	KH. NO. 557	PART OF KH.NO. 548 to 553	KH.NO.555	KH. NO. 564 (NALI)
555	PART OF KH. NO. 555	KH. NO. 548	Nali & Chak Road	KH. NO. 554
561	KH. NO. 562	KH. NO. 557	KH. NO. 558 & KH. NO. 560	NALI & CHAK ROAD

NO. OF FIRST PARTY - 1

SELLER

NO. OF SECOND PARTY - 1

PURCHASER

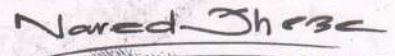
1) **Imperial Green Infratech Pvt. Ltd.**, a Company incorporated under the Companies Act 1956, having its registered office at 3, Quinton Road, Lalbagh, Lucknow, through its Authorized Signatory/Director **Mr. Mohammad Naieem Ahmed S/o Late Abu Tayyab Ahmad Miyan R/o 14, Farangi Mahal, Victoria Street, Chowk, Lucknow (U.P.)226003.**  
CIN NO.- U45400UP2012PTC050399, PAN NO.- AACCI9406K  
Passport- Z3792013

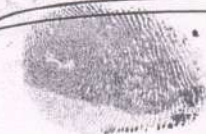
1) **Imperial Green Infra Estates Pvt. Ltd.**, a Company incorporated under the Companies Act 1956, having its registered office at 3, Quinton Road, Lalbagh, Lucknow, through its Authorized Signatory/Director **Mr. Syed Naved Shere S/o Late Syed Monawar Shere R/o 3, Quinton Road, Lalbagh, Lucknow (U.P.)226001, CIN NO.- U70102UP2012PTC052627, PAN NO.- AADCI0396R**  
Passport- G 8704820

For IMPERIAL GREEN INFRA TECH PVT. LTD.


For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

  
DIRECTOR



KHARWA NO.	EAST	WEST	NORTH	SOUTH
554A & 554B	W.R. NO. 547	PART OF R.R. NO. 548 to 553	K.H. NO. 555	K.H. NO. 554 (P.L.A.)
555	PART OF K.H. NO. 555	K.H. NO. 548	K.H. & Char. Road	K.H. NO. 554
501	K.H. NO. 545	K.H. NO. 557	K.H. NO. 558 & L.H. NO. 500	WALL & CHAR ROAD

NO. OF SECOND PARTY - 1

NO. OF FIRST PARTY - 1

PURCHASER

SELLER

I, [Name], [Address], [City], [State], [Pin Code], do hereby certify that the above mentioned land is situated in the village of [Name], [District], [State], and is bounded as follows: [Details of boundaries].

I, [Name], [Address], [City], [State], [Pin Code], do hereby certify that the above mentioned land is situated in the village of [Name], [District], [State], and is bounded as follows: [Details of boundaries].



[Handwritten signature and official stamp]

THIS DEED OF SALE is executed into on 5<sup>th</sup> day of December  
in the Year 2017

BY

1) **Imperial Green Infratech Pvt. Ltd.**, a Company incorporated under the Companies Act 1956, having its registered office at 3, Quinton Road, Lalbagh, Lucknow, through its Authorized Signatory/Director Mr. Mohammad Naieem Ahmed S/o Late Abu Tayyab Ahmad Miyan R/o 14, Farangi Mahal, Victoria Street, Chowk, Lucknow (U.P.)226003 (hereinafter referred to as the "**SELLER / FIRST PARTY**" which expression unless repugnant to the contents shall mean and include his heirs, legal representatives, successors, administrators, executors, assigns or any one claiming through or under him).

**IN FAVOUR OF:**

1) **Imperial Green Infra Estates Pvt. Ltd.**, a Company incorporated under the Companies Act 1956, having its registered office at 3, Quinton Road, Lalbagh, Lucknow, through its Authorized Signatory/Director Mr. Syed Naved Shere S/o Syed Monawar Shere R/o. **3, Quinton Road, Lalbagh, Lucknow (U.P.)226001** (hereinafter called the "**PURCHASER/ SECOND PARTY**" which expression unless repugnant to the context shall mean and include its successors, administrators, legal representatives and assigns).

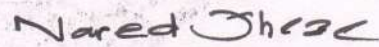
AND WHEREAS the "**SELLER / FIRST PARTY**" is the legal and absolute owners and in possession of Khasra No. 554A,554B,555 & 561 through Registered Sale Deeds. The area

For IMPERIAL GREEN INFRA TECH PVT. LTD.



DIRECTOR

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.



DIRECTOR



THIS DEED OF SALE is executed this 3rd day of December  
in the Year 2017

BY

I, Imperial Green Industries Pvt. Ltd. a Company  
incorporated under the Companies Act 1956, having its  
registered office at 3, Ginton Road, Lalbagh, Lucknow, through  
its Authorized Signatory/Director, Mr. Mohammad Naeem  
Ahmed B/o Late Abu Fayyaz Ahmad Mann B/o Late  
Mansur Victoria Street, Lucknow (U.P.) 226002  
(hereinafter referred to as the "SELLER / FIRST PARTY" which  
expression unless repugnant to the context shall mean and  
include his heirs, legal representatives, successors,  
administrators, executors, assigns or any one claiming through  
or under him.

IN FAVOUR OF

I, Imperial Green Infra Estates Pvt. Ltd. a Company  
incorporated under the Companies Act 1956, having its  
registered office at 3, Ginton Road, Lalbagh, Lucknow, through  
its Authorized Signatory/Director, Mr. Syed Naveed Syed B/o  
Syed Mansoor Syed B/o 3, Ginton Road, Lalbagh,  
Lucknow (U.P.) 226001 (hereinafter called the "PURCHASER /  
SECOND PARTY" which expression unless repugnant to the  
context shall mean and include his heirs, legal representatives,  
administrators, executors, assigns or any one claiming through  
or under him.



Handwritten signatures and names are present at the bottom of the page, including 'Syed Naveed Syed' and 'Syed Mansoor Syed'.

of the above mentioned Khasra No. is 1.3150 hectare, situated in Village Kewari, Pargana- Dewa, Tehsil - Nawabganj, District - Barabanki, state of Uttar Pradesh (hereinafter referred to as 'the Schedule Property' and detailed and described here in below).

AND WHEREAS the aforesaid Schedule Property is freehold and the "SELLER / FIRST PARTY" is the absolute owner and in possession of the aforesaid Schedule Property and the Schedule Property is free from all sorts of encumbrances, mortgages, Hiba, or other dues of any kind or nature either payable to the Government, or local authority, or to any bank or other financial institution, and is free from each and every defect in title, and the name of the "SELLER/ FIRST PARTY" is entered in the revenue records through Registered Sale Deed No. 21270 dated 01/12/2015, Sale Deed No. 21272 dated 01/12/2015, Sale Deed No. 21264 dated 01/12/2015 & Sale Deed No. 16965 dated 03/10/2013 with transferable rights and other than the "SELLER / FIRST PARTY" no other person is the owner of the Schedule Property and there exists no litigation in respect of the Schedule Property in any court of law.

AND WHEREAS the "SELLER / FIRST PARTY" is desirous of selling the same with all rights, title and interest etc. without any undue influence and coercion and without any mediator and the "PURCHASER / SECOND PARTY" is desirous of purchasing the aforesaid Schedule Property, for the sale consideration of Rs. 3,65,00,000/- (Rupees Three Crore Sixty Five Lac Only), the half of which amounts to Rs. 1,82,50,000/- (Rupees One Crore Eighty Two Lac Fifty Thousand Only, on the terms and conditions below mentioned:

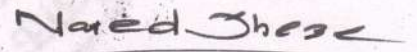
For IMPERIAL GREEN INFRA TECH PVT. LTD.



DIRECTOR



For IMPERIAL GREEN INFRA ESTATES PVT. LTD.



DIRECTOR





The "**SELLER / FIRST PARTY**" had taken a Loan of Rs. 3,65,00,000/- ( Rupees Three Crore Sixty Five Lac Only ) from the "**PURCHASER/ SECOND PARTY**" over a period of time with an understanding to repay the Amount by Selling the Assets of the Company. However due to recent downfall in Real Estate Market. The "**SELLER / FIRST PARTY**" could not sell the Assets and had decided to transfer the part of land Khasra No. 554A- 0.5060 Hec, Khasra No. 554B- 0.0380 Hec, Khasra No. 555- 0.4790 Hec. & Khasra No. 551 0.2920 Hec. Total measuring Land Area 1.3150 Hec. Situated at Village- Kevari, Pargana- Deva, Tahsil- Nawabganj, District- Barabanki, to the Purchaser in consideration of loan taken. From the seller more spiritually described in schdule Rs, 1,10,00,000/- Dated 14/01/2015, Rs. 40,00,000/- Dated 26/02/2015, Rs. 19,40,000/- Dated 27/03/2015 Rs. 1,50,00,000/- Dated 09/10/2017, Rs. 55,00,000/- Dated 10/10/2017 & Rs. 20,000 Dated 03/12/2017, Total amount Paid by Imperial Green Infra Estates Pvt Ltd was Rs. 3,74,60,000/- (Rupees Three Crore Seventy Four Lac Sixty Thousand Only) and Imperial Green Infratech Pvt Ltd has Refunded a amount of Rs. 13,25,000/- (Rupees Thirteen Lac Twenty five Thousand Only) to Imperial Green Infra Estates Pvt. Ltd; so the total paid amount is Rs 3,61,35,000/- (Rupees Three Crore Sixty One Lac Thirty Five Thousand Only. TDS of 1% i.e. 3,65,000/-only will be Paid by "**PURCHASER/ SECOND PARTY**" Total Sale Consideration is Rs. 3,65,00,000/- ( Rupees Three crore Sixty Five Thousand only)

**NOW THIS DEED OF SALE WITNESSETH and it is hereby covenanted by the parties hereto as follows:**

For IMPERIAL GREEN INFRATECH PVT. LTD.

  
  
DIRECTOR

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

  
  
DIRECTOR

The SELLER / FIRST PARTY had taken a loan of Rs. 3,65,00,000/- (Rupees Three Crore Sixty Five Lacs Only) from the "PURCHASER / SECOND PARTY" over a period of time with an understanding to repay the Amount by selling the Assets of the Company. However due to recent downfall in Real Estate Market, the SELLER / FIRST PARTY could not sell the Assets and had decided to transfer the part of land Khasra No. 854A-0.3000 Hec. (Khasra No. 834E-0.0380 Hec. Khasra No. 555-0.4700 Hec. & Khasra No. 551) 0.3020 Hec. Total measuring Land Area 1.3100 Hec. Situated at Village- Kheran, District- Tehsil- Nawabshah, District- Bahawalpur, to the Purchaser in consideration of loan taken from the seller more amply described as schedule No. 1, 10.00.2017. Dated 14/01/2017, Rs. 40,00,000/- Dated 28/03/2017, Rs. 19,40,000/- Dated 27/03/2017, Rs. 1,50,00,000/- Dated 09/10/2017, Rs. 23,00,000/- Dated 10/10/2017 & Rs. 20,00,000/- Dated 03/12/2017. Total amount paid to the Seller from the Seller for 1st lot was Rs. 1,34,00,000/- (Rupees Thirteen Crores Four Lacs Only) and the balance amount of Rs. 13,35,000/- (Rupees Thirteen Lacs Thirty Five Thousand Only) to be paid by the Seller to the Seller for 2nd lot as the loan account is Rs. 3,61,75,000/- (Rupees Three Crores Sixty One Lacs Thirty Five Thousand Only) of Rs. 1,34,00,000/- will be paid by the PURCHASER / SECOND PARTY and the balance amount of Rs. 2,27,75,000/- (Rupees Two Crores Twenty Seven Lacs Seventy Five Thousand Only) will be paid by the PURCHASER / SECOND PARTY.





HOW THIS DEED  
governed by the

Witnessed and signed by the  
[Signature]

1. That, by this Deed of sale, the **"SELLER / FIRST PARTY"** hereby transfer to the **"PURCHASER/ SECOND PARTY"** all his rights, title and interest in respect of the aforesaid Schedule Property without any undue influence and coercion.
2. That the **"PURCHASER/ SECOND PARTY"** have made the payment of Rs.3,65,00,000/- (Rupees Three Crore Sixty Five Lac Only), **through RTGS & CHEQUES** which the **"SELLER / FIRST PARTY"** acknowledge having received before the Sub Registrar, Barabanki before the time of Registration of this deed.
3. That the **"SELLER / FIRST PARTY"** hereby assures that the title in respect of the Schedule Property being hereby conveyed to the **"PURCHASER/ SECOND PARTY"** specifically is freehold and free all encumbrances and, further, that the **"SELLER / FIRST PARTY"** have not entered into any agreement of sale, mortgage, lease, license etc. either oral or in writing, registered or unregistered with any person or persons for the transfer of or for creating any right of lease, license or easement in or upon the Schedule Property.
4. That the, **"SELLER / FIRST PARTY"** has handed over the vacant possession of the said property mentioned above to the **"PURCHASER/ SECOND PARTY"** with all its rights and privileges so far held and enjoyed by the **"SELLER / FIRST PARTY"** forever free from all encumbrances whatsoever.
5. That the **"SELLER / FIRST PARTY"** hereby declares that the demised Schedule Property is not subject to any litigation and

For IMPERIAL GREEN INFRA TECH PVT. LTD.

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

  
  
DIRECTOR

1. That by this Deed of sale, the "SELLER / FIRST PARTY" hereby transfers the "PURCHASER / SECOND PARTY" all the rights title and interest in respect of the above Schedule Property without any undue influence and coercion.

2. That the "PURCHASER / SECOND PARTY" have made the payment of Rs. 2,00,00,000/- Rupees Three Lacs Sixty Five Lac Only through RTGS & CHEQUES which the "SELLER / FIRST PARTY" acknowledge having received before the 30th August, 2018 before the date of registration of this deed.

3. That the "SELLER / FIRST PARTY" hereby assure that the title in respect of the Schedule Property being hereby conveyed to the "PURCHASER / SECOND PARTY" shall be free from all encumbrances and further that the "SELLER / FIRST PARTY" have not entered into any agreement of sale, mortgage, lease, license or other oral or in writing registered or unregistered with any person or persons for the transfer of or for creation any right of lease, license or easement in or over the Schedule Property.

4. That the "SELLER / FIRST PARTY" has agreed over the



5. That the "SELLER / FIRST PARTY" have agreed to

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no suit or proceeding in respect thereof is pending before any court, tribunal or other authority.

6. That by virtue of the sale deed the "SELLER / FIRST PARTY" has sold all his rights, title and interest of the aforesaid Schedule Property which the "PURCHASER/ SECOND PARTY" should be interested to own and possess as absolute owner.
7. That the "PURCHASER/ SECOND PARTY" shall have the right to get its name mutated over the Schedule property hereby sold in the Government Records.
8. That the Schedule Property is the property of "SELLER / FIRST PARTY" without any Construction, Tube Well, Boring, etc.
9. That, in the event of the title of the "SELLER / FIRST PARTY" over the Schedule Property being found defective or the Schedule Property being found encumbered as described hereinbefore the "SELLER / FIRST PARTY" shall return the entire sale consideration of Rs. 3,65,00,000/- (Rupees Three Crore Sixty Five Lac Only) to the "PURCHASER/ SECOND PARTY" immediately on demand without demur and the "SELLER / FIRST PARTY" hereby indemnify and shall always keep the "PURCHASER/ SECOND PARTY" indemnified against any such eventuality.
10. That the "SELLER / FIRST PARTY" does not belong to Schedule caste/ Schedule Tribe and the "PURCHASER/ SECOND PARTY" does not belong to Schedule caste/ Schedule Tribe.

For IMPERIAL GREEN INFRATECH PVT. LTD.



For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

Nared Shaze  
DIRECTOR



no suit or proceeding in respect thereof is pending before any court, tribunal or other authority.

6. That by virtue of the sale deed the SELLER / FIRST PARTY has sold off his rights, title and interest of the aforesaid Schedule Property which the PURCHASER / SECOND PARTY should be interested to own and possess as absolute owner.

7. That the PURCHASER / SECOND PARTY shall have the right to get his name entered over the Schedule property hereby sold in the Government Records.

8. That the Schedule Property is the property of SELLER / FIRST PARTY without any Construction, Tube Well, Boring etc.

9. That in the event of the title of the SELLER / FIRST PARTY over the Schedule Property being found defective or the Schedule Property being found encumbered as described hereunder, the SELLER / FIRST PARTY shall return the entire sale consideration of Rs. 5,00,000/- (Rupees Five Crores Only) to the PURCHASER / SECOND PARTY immediately on demand without interest and the SELLER / FIRST PARTY shall indemnify and shall always keep the PURCHASER / SECOND PARTY indemnified against any such claims.



*[Handwritten signature]*

11. That the Schedule Property is being purchased for Agricultural utilization.

12. That the Total Area of the Schedule Property is 1.3150 hectare. The Government circle rate of Khasra No. 554A & 554B = 0.554 hectare is Rs.48,00,000/- Per Hectare. with 30% additional charge. & Khasra No. 555 = 0.479 hectare is Rs.48,00,000/- Per Hectare. with 30% additional charge. & Khasra No. 561 = 0.292 hectare is Rs.48,00,000/- Per Hectare. with 30% additional charge. In this way the Final Valuation of the Schedule Property according to the Government Circle rate comes out to Rs. 82,05,600/- (Rupees Eighty Two Lac Five Thousand Six Hundred only). As the sale consideration is Higher than the Government valuation so the Stamp Duty as per the Government Ordinance No. S/V/K/N 5-6328/ 11-2008-500 (165) 2007, Lucknow dated January 2, 2009, @ 5% on the amount of Rs. 3,65,00,000/- is amounting to Rs. 18,25,000/- is now being paid on this Sale Deed which is sufficient.

13. That the Stamp Duty and expenses on the Registration of this Deed of Sale are borne by the "PURCHASER / SECOND PARTY".

14. A Revenue Map which is a part of this Sale Deed is attached herewith, in which the Schedule Property to the "PURCHASER/ SECOND PARTY" is mentioned clearly.

15. This document is prepared as per the revenue records and the facts given by both "SELLER / FIRST PARTY" and "PURCHASER/ SECOND PARTY". The information related to land records and stamps is specified correctly in this Sale Deed and no facts affecting the stamp duty has been hidden.

For IMPERIAL GREEN INFRA TECH PVT. LTD.

  
  
DIRECTOR

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

  
  
DIRECTOR

11. That the Schedule Property is being purchased for Agricultural utilisation.

12. That the Total Area of the Schedule Property is 1.3150 hectares. The Government circle rate of Khata No. 551A & 551B = 0.554 hectares is Rs.48,00,000/- Per Hectare with 30% additional charge Khata No. 552 = 0.479 hectares is Rs.48,00,000/- Per Hectare with 30% additional charge of Khata No. 561 = 0.292 hectares is Rs.48,00,000/- Per Hectare with 30% additional charge. In this way the Final Valuation of the Schedule Property according to the Government Circle rate comes out to Rs. 82,08,000/- (Rupees Eighty Two Lacs Five Thousand Six Hundred only). As the sale consideration is higher than the Government valuation so the Stamp Duty as per the Government Ordinance No. 21(V/K/N-5-5328) 11-2008 (2007/15) 2007, Lucknow dated January 2, 2009, @ 5% on the amount of Rs. 3,65,00,000/- is amounting to Rs. 18,25,000/- now being paid on this Sale Deed which is sufficient.

13. That the Stamp Duty and expenses on the Registration of the Deed of Sale are borne by the PURCHASER / BUYER PARTY.

14. A Reserve Vap which is a part of this Sale Deed is attached herewith in which the Schedule Property as the PURCHASER / BUYER PARTY is mentioned.



15. This document is the property of the PURCHASER / BUYER PARTY and the PURCHASER / BUYER PARTY is responsible for the land records and to pay the stamp duty and to pay the registration fee and to pay the amount of Rs. 18,25,000/-

16. This document is the property of the PURCHASER / BUYER PARTY and the PURCHASER / BUYER PARTY is responsible for the land records and to pay the stamp duty and to pay the registration fee and to pay the amount of Rs. 18,25,000/-

16. As per income Tax Act 1961. TDS 1% will be Paid by Purchaser

THE DESCRIPTION OF SCHEDULE PROPERTY

Free hold Agricultural Land bearing Khasra No. 554A,554B,555M & 561 = 1.3150 hectare, situated in Village Kewari, Pargana- Dewa, Tehsil - Nawabganj, District - Barabanki, State of Uttar Pradesh.

<b>KHASRA NO.</b>	<b>AREA IN HECTARE</b>	<b>GOVT. RATE/HECTARE</b>	<b>CIRCLE</b>	<b>VALUATION</b>
554A & 554B	0.5440	Rs. 48,00,000/-+ 30% Additional		Rs. 33,94,560/-
555	0.4790	Rs. 48,00,000/-+ 30% Additional		Rs. 29,88,960/-
561	0.292	Rs. 48,00,000/-+ 30% Additional		Rs. 18,22,080/-
		<b>G. Total</b>		<b>Rs. 82,05,600/-</b>

BOUNDARIES


<b>KHASRA NO.</b>	<b>EAST</b>	<b>WEST</b>	<b>NORTH</b>	<b>SOUTH</b>
554A & 554B	KH. NO. 557	PART OF KH.NO. 548 to 553	KH.NO.555	KH. NO. 564 (NALI)
555	PART OF KH. NO. 555	KH. NO. 548	Nali & Chak Road	KH. NO. 554
561	KH. NO. 562	KH. NO. 557	KH. NO. 558 & KH. NO. 560	NALI & CHAK ROAD

For IMPERIAL GREEN INFRA TECH PVT. LTD.

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.


DIRECTOR

Naved Jhese  
  
DIRECTOR

विक्रय पत्र

प्रतिफल - 36500000	स्टाम्प शुल्क- 1825000	बाजारी मूल्य - 8206000
पंजीकरण शुल्क - 20000	प्रतिलिपिकरण शुल्क - 80	योग : 20080

श्री इम्पीरियल ग्रीन इन्फ्रा इस्टेट प्रा0लि0 द्वारा डायरेक्टर सैय्यद नावेद शेर

पुत्र श्री स्व0 सैय्यद मुनव्वर शेर

व्यवसाय : व्यापार

निवासी: 3 क्रीटन रोड लालबाग जिला लखनऊ



*Naved Sher*

ने यह लेखपत्र इस कार्यालय में दिनांक 05/12/2017 एवं 12:43:19 PM बजे निबंधन हेतु पेश किया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

(प्र०) राकेश कुमार श्रीवास्तव  
उप निबंधक : सदर  
बाराबंकी



For IMPERIAL GREEN INFRA TECH PVT. LTD.

DIRECTOR

SELLER (FIRST PARTY)  
MOHAMMAD NAIEM AHMAD  
(AUHTORISED SIGNATORY)  
IMPERIAL GREEN INFRA TECH PVT. LTD



For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

Naved Shere

DIRECTOR

PURCHASER (SECOND PARTY)  
SYED NAVED SHERE  
(AUHTORISED SIGNATORY)  
IMPERIAL GREEN INFRA ESTATES PVT LTD



WITNESSES:

1. Mohd. Waseem Ansari S/o Mr. Salauddin Ansari  
R/O Lalbagh Lucknow  
Voter I.D.- XGF 1932342

Waseem



2. Syed. Feridoon shere S/O Late. S. Monawar shere  
R/O Lalbagh Lucknow

Passport- J6922792

Feridoon Shere



Sanjeev Kumar Srivastava  
SANJEEV KUMAR SRIVASTAVA  
Advocate

Reg. No. 9100/2011

9005700700

निष्पादन लेखपत्र वाद सुनने व समझने मजमुन व प्राप्त धनराशि रु प्रलेखानुसार उक्त  
विक्रेता:1

श्री इम्पीरियल ग्रीन इन्फ्राटेक प्रा0लि0 द्वारा डायरेक्टर मो0 नईम अहमद

पुत्र श्री स्व0 अबू तैय्यब अहमद मियां

व्यवसाय : व्यापार

निवासी : 14 फरंगी महल विक्टोरिया स्ट्रीट चौक जिला लखनऊ



क्रेता:1

श्री इम्पीरियल ग्रीन इन्फ्रा इस्टेट प्रा0लि0 द्वारा डायरेक्टर सैय्यद नावेद शेर

पुत्र श्री स्व0 सैय्यद मुनव्वर शेर

व्यवसाय व्यापार

निवासी : 3 क्वींटन रोड लालबाग जिला लखनऊ



ने निष्पादन स्वीकार किया। जिनकी पहचान

पहचानकर्ता: 1

श्री मोहम्मद वसीम अंसारी

पुत्र श्री सलाउददीन अंसारी

व्यवसाय : व्यापार

निवासी : लालबाग जिला लखनऊ

पहचानकर्ता: 2

श्री सैय्यद फरीदून शेर

पुत्र श्री स्व0 सैय्यद मुनव्वर शेर

व्यवसाय : व्यापार

निवासी : लालबाग जिला लखनऊ

ने की। प्रत्यक्षतः भद्र साक्षियों के निशान अंगूठे नियमानुसार लिए गए हैं।

टिप्पणी:



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

(प्र०) राकेश कुमार श्रीवास्तव  
उप निबंधक: सदर  
बाराबंकी

## नजरी - नक्शा

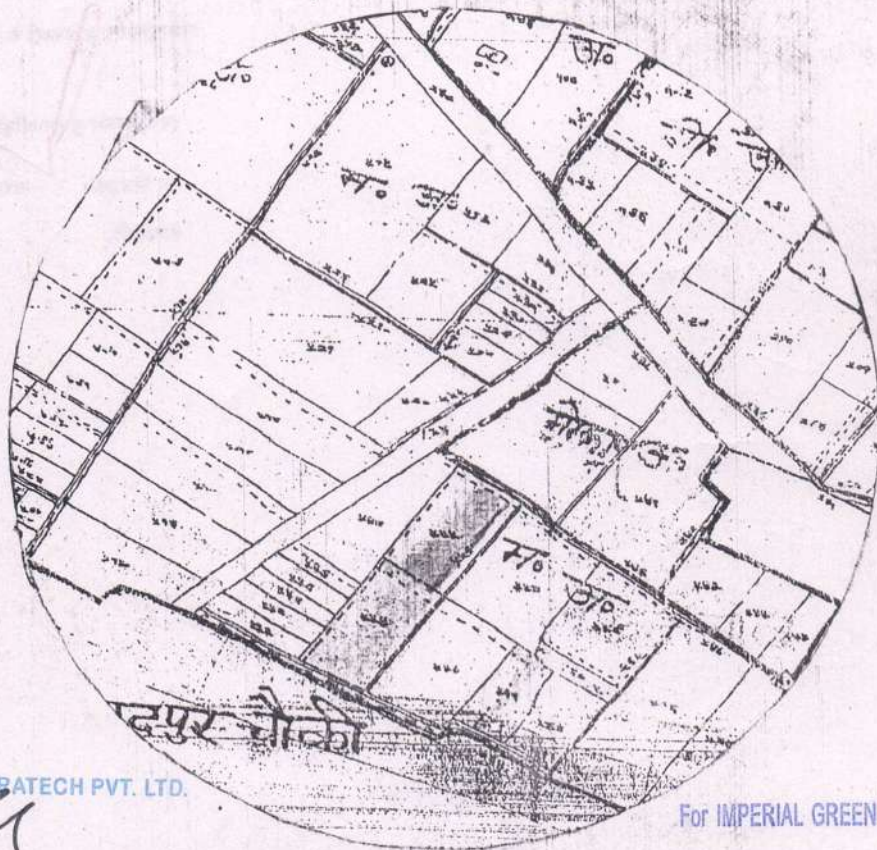
भूमि स्थित ग्राम :- Kewadi Par Deva Teh. Mawalgaon Barbar

बिक्रीत खसरा नं० :-

विक्रेता :- Imperial Green Infotech Pvt. Ltd.

क्रेता :- Imperial Green Infra Estates Pvt. Ltd.

पीटर त्रिज्या के अन्तर्गत स्थित समस्त परिसम्पत्तियों का विवरण -----



For IMPERIAL GREEN INFOTECH PVT. LTD.

DIRECTOR

विक्रेता

For IMPERIAL GREEN INFRA ESTATES PVT. LTD.

Naved Jhese

DIRECTOR

क्रेता

पञ्जाब - जिल्हा

पुणे जिल्हा - कृषि विभाग - माह सती गाव  
जिल्हा कार्यालय - पुणे  
पुणे जिल्हा - कृषि विभाग - माह सती गाव  
जिल्हा कार्यालय - पुणे

आज दिनांक 05/12/2017 को बही संख्या 1  
एवं जिल्हा संख्या 10979 पृष्ठ संख्या 207 से  
228 पर क्रमांक 14619 रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

(प्र०) राकेश कुमार श्रीवास्तव

उप निबंधक : सदर

बाराबंकी

