

6568 for

AMIT KISHORE  
Designated  
Stock Holding Corporation of India Ltd

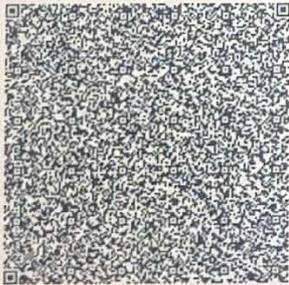


सत्यमेव जयते

# INDIA NON JUDICIAL Government of Uttar Pradesh

## e-Stamp

Certificate No. : IN-UP01537375878172N  
 Certificate Issued Date : 11-Dec-2015 06:27 PM  
 Account Reference : SHCIL (FI)/ upshcil01/ KANPUR/ UP-KNP  
 Unique Doc. Reference : SUBIN-UPUPSHCIL0101850228300290N  
 Purchased by : CHANDAK PROJECTS THROUGH KAMAL KISHORE CHANDAK  
 Description of Document : Article 23 Conveyance  
 Property Description : PLOT NO- 33 AND 38 PREMISES NO.16/105,M.G.ROAD,KANPUR-1  
 Consideration Price (Rs.) : 34,21,31,000  
 (Thirty Four Crore Twenty One Lakh Thirty One Thousand only)  
 First Party : STANDARD CHARTERED BANK THR AUTH SIGN VIPUL KAMANI  
 Second Party : CHANDAK PROJECTS THROUGH KAMAL KISHORE CHANDAK  
 Stamp Duty Paid By : CHANDAK PROJECTS THROUGH KAMAL KISHORE CHANDAK  
 Stamp Duty Amount(Rs.) : 2,39,50,000  
 (Two Crore Thirty Nine Lakh Fifty Thousand only)



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For Standard Chartered Bank

*Vipul Kamani*  
Authorized Signatory



**XM** 0002946104

### 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



For Standard Chartered Bank

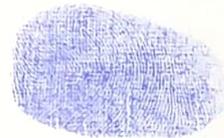
*Hanuman*  
Authorised Signatory



For Chandak Projects

*Chandak Projects*

Partner



Name of the office : Sub-Registrar,  
Zone No. I,  
Kanpur Nagar.

1. Date of Presentation : 14.12.2015  
2. Date of Execution : 14.12.2015  
3. Nature of Document : SALE DEED  
4. Sale consideration : Rs. 34,21,31,000/-  
5. Market value : Rs. 27,26,96,573/-  
6. Name and address of the Presentor/Vendor : **STANDARD CHARTERED BANK,**  
(PAN No AABCS4681D) a body corporate incorporated under Royal Charter, 1853, having its principal office at 1, Basinghall Avenue, London EC2V 5DD having its Branch Office in India at Crescenzo, C-38-39, Bandra Kurla Complex, Bandra (East), Mumbai 400 051 hereinafter referred to as the '**Vendor**', (which expression unless opposed or repugnant to the context thereof, includes its successors and permitted

For Standard Chartered Bank  
*W. Kaur*  
Authorised Signatory



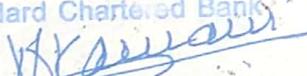
For Chandak Projects  
*C. Chandak*  
Partner



assignees)through its constituted attorney Mr. Vipul Kamani, who has been duly authorised to sell the properties and assets of the Bank and execute sale deed(s) documents in this regard vide Power of Attorney/Letter of Authority dated 14<sup>th</sup> October, 2015.

7. Name and address of the Vendee/Purchaser : **M/S CHANDAK PROJECTS,** (PAN No. AAKFC6849F) a registered partnership firm having its registered office at 603, City Centre, 63/2, The Mall, Kanpur - 208 001 through its partner Shri Kamal Kishore Chandak S/o Shri Hanuman Das Chandak R/o 56-P, Cantt, Kanpur - 208 004

For Standard Chartered Bank

  
Authorised Signatory



For Chandak Projects

  
Partner



## 8. DETAILS OF THE PROPERTY:

- 1) Place : Mahatma Gandhi Road, Kanpur Nagar.
- 2) Nagar Nigam No./ : Premises No. 16/105, M.G. Road  
Kanpur constructed at Plot No. 33 and  
38 Block No. 16 at Mall Road, Kanpur.
- 3) Total Land area. : 2777.4379 Sq.Mtr.
- 4) Constructed area : 1196.8 Sq.Mtr.
- 5) Residential/ Semi  
Residential/  
Commercial. : Commercial
- 6) Number of the Stories : Ground Floor, Mezzanine Floor and  
First Floor
- 7) Constructions/ R.C.C.  
/ R.B.C. : R.C.C.
- 8) Period of construction. : About 40 years
- 9) House/Plot/Agricultural: House
- 10) Width of the Road. : More than 60 Ft. wide Road

For Standard Chartered Bank

Authorised Signatory



For Chandak Project

Partner



- 11) Whether the property under Sale is situated on two side Roads or facing to park. : The sold property is neither situated on two side Roads nor facing to park.

Boundaries of the property under Sale i.e. Premises No. 16/105, M.G. Road, Kanpur constructed at Plot No. 33 and 38 Block No. 16 at Mall Road, Kanpur, admeasuring 2,777. 4379 Sq. Mtr.

North:	Plot No. 33
South:	M.G. Road
East:	Plot No. 33
West:	Part of Plot No. 33 and 38

9. DETAILS OF PAYMENT OF STAMP DUTY :

- 1) D.M.'s rate of the land : Rs. 60,500/- x 1.5 =  
90,750/- per Sq. Meters
- 2) Rate of commercial Construction at the Rate of rent per Sq. Mtrs. : Rs. 360/- per Sq. Meters

For Chandak Projects

*Chandak Projects*  
Partner

For Standard Chartered Bank

*K. K. K. K.*  
Authorized Signatory



- 3) Value of the land : 1580.63 x Rs. 90,750/-  
= Rs. 14,34,42,173/-
- 4) Value of the construction : 1196.8 x 360 x 300 =  
= Rs. 12,92,54,400/-
- 5) Depreciation value : N.A.
- 6) Construction value after: N.A.  
Depreciation
- 7) Total value of the land and : Rs. 27,26,96,573/-  
construction.
- 8) Stamp duty payable : Rs. 2,39,49,170/-  
according to the D.M.'s rate
- 9) Stamp duty paid at the time : N.A.  
of Agreement to sell.
- 10) Stamp duty payable after : NA.  
Adjustment.
- 11) Total stamp duty paid : Rs. 2,39,50,000/-

Note :- The stamp of Rs. 2,39,50,000/- has been paid through e-stamp dated 11th December, 2015 bearing certificate No. IN-UP01537375878172N and Unique Doc. Reference SUBIN-UPUPSHCIL0101850228300290N which is page No. 1 of this Sale Deed.

For Standard Chartered Bank

*Kanwar*  
Authorised Signatory



For Chandak Projects

*Chandak Projects*

Partner



The V Code of the Mall Road is 0006 in the circle rate issued by District Magistrate Kanpur. The land use of the premises No. 16/105, M.G. Road, (Earlier known as Mall Road) Kanpur is commercial and there is a building consisting of ground, mezzanine and first floor where on the chartered bank is situated. The land hereby sold is not Nazul land on lease, the property is also not situated in the Cantonment Board, Kanpur.

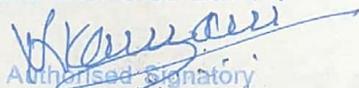
### SALE DEED

THIS **SALE DEED** is made at Kanpur on this 14<sup>th</sup> day of December 2015

by

**STANDARD CHARTERED BANK**, (PAN No AABCS4681D), a body corporate incorporated under Royal Charter, 1853, having its principal office at 1, Basinghall Avenue, London EC2V 5DD having its Branch Office in India at Crescenzo, C-38-39, Bandra Kurla Complex, Bandra (East), Mumbai 400 051 hereinafter referred to as the '**Vendor**', (which expression unless opposed or repugnant to the context thereof, includes its successors and permitted assignees) through its constituted attorney

For Standard Chartered Bank

  
Authorized signatory



For Chandak Projects

  
Partner



Mr. Vipul Kamani, who has been duly authorised to sell the properties and assets of the Bank and execute sale deed(s) documents in this regard vide Power of Attorney/Letter of Authority dated 14<sup>th</sup> October, 2015.

**IN FAVOUR OF**

**M/S CHANDAK PROJECTS** (PAN No. AAKFC6849F), a registered partnership firm having its registered office at 603, City Centre, 63/2, The Mall, Kanpur – 208 001 through its partner Shri Kamal Kishore Chandak S/o Shri Hanuman Das Chandak R/o 56-P, Cantt, Kanpur – 208 004 hereinafter called the '**Vendee**' (which expression unless opposed or repugnant to the context thereof, includes its Partners or Partner for the time being of the said firm and the heirs, executors and administrators of its last surviving Partner),

**WHEREAS**

- a) Vide registered Perpetual Lease deed dated 05.07.1947, Chartered Bank of India, Australia & China acquired the leasehold rights in the land being Plot No.-33 & 38; Premises No.16/105, in Block-16, total area measuring 2777.4379 sq.

For Standard Chartered Bank

*Vipul Kamani*  
Authorised Signatory



For Chandak Projects

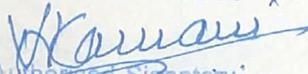
*Kamal Kishore Chandak*  
Partner



mtrs. (3321 sq. yards approx.), situated at M.G. Road (Earlier Known as Mall Road) Kanpur, Uttar Pradesh( hereinafter referred to as "**the Land**") executed by Governor of United Province in its favour.

- b) Thereafter Chartered Bank got constructed a building on Plot No.- 33 & 38; Premises No.16/105, in Block-16, total area measuring 2777.4379 sq. mtrs. (3321 sq. yards approx.),, situated at M.G. Road (Earlier Known as Mall Road) Kanpur, Uttar Pradesh after getting Building Sanction Plan approved from Nagar Mahapalika, on 30.05.1973.
- c) Thereafter Perpetual Lease deed dated 05.04.1947 was First renewed in the Year 1987 upon that the Governor of Uttar Pradesh through Collector Kanpur Nagar executed a First Renewal of Lease Deed dated 04.11.1987 in favour of Standard Chartered Bank earlier known as (Chartered Bank of India, Australia & China). The Said Deed is duly registered as Document No. 745, in Book No.-I, Volume No. 645, Page 132-137 on 01.12.1987 with the Sub Registrar, Kanpur Nagar-I, Uttar Pradesh.

For Standard Chartered Bank

  
Authorized Signatory



For Chandak Projects



Partner



- d) The building constructed on the Plot, having Ground Floor, Mezzanine Floor and First Floor, has a total builtup area of 12,882 square feet (approx.). more particularly described in the **Schedule "A"** attached hereto and is bounded as follows, (hereinafter referred to as "**the Property**"):

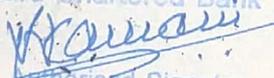
On East: Plot No. 33

On West: Plot No. 33-38 (balance portion)

On North: Plot No. 33

On South: M.G. Road

- e) Thereafter Standard Chartered Bank applied to Commissioner of Kanpur Mandal for freehold conversion of the Property from leasehold to Freehold, upon that Governor of Uttar Pradesh through Commissioner of Kanpur Mandal executed a registered Freehold Deed dated 03.11.1998 in favour of Standard Chartered

For Standard Chartered Bank  
  
Authorised Signatory



For Chandak Projects



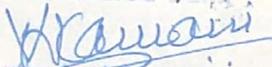
Partner



Bank registered as Document no. 1669 Book No. 1, Volume No. 692/272 on pages from 192 to 272 on 03.11.1998 with Sub Registrar, Kanpur Nagar, Uttar Pradesh.

- f) The Vendor for its bonafide needs and requirements has agreed to sell and the Vendee has agreed to purchase, the Property i.e. the entire land and the constructions standing thereon except the fitting and fixtures detailed in schedule 'B', for a total Sale Consideration of Rs. 34,21,31,000/ - (Rupees Thirty Four Crores Twenty One Lacs Thirty One Thousand Only).
- g) The Vendor has represented to the Vendee that Deputy Commissioner of Income Tax (IT)-4(2)(2), Mumbai vide Order dated 16 February 2015 passed under Section 195(3) of the Income Tax Act 1961 has authorized to receive the Vendor interest and any other sum not being interest or dividends, without deduction of tax at source.
- h) After complying with all the agreed terms and conditions the Vendor is executing this Sale Deed in favour of the Vendee for the sale of the Property.

For Standard Chartered Bank

  
Authorized Signatory



For Chandak Projects



Partner



**NOW THIS SALE DEED WITNESSTH AS UNDER**

1. That the Vendor hereby sells, transfers and conveys the Property being land and building at Plot No.-33 & 38; Premises No.16/105, in Block-16, total area measuring 2777.4379 sq. mtrs. (3321 sq. yards approx.), situated at M.G. Road (Earlier Known as Mall Road) Kanpur, Uttar Pradesh along with constructions standing thereon, and all the easement appurtenant attached to the Property to the Vendee for a total Sale Consideration of Rs. 34,21,31,000/- (Rupees Thirty Four Crores Twenty One Lacs Thirty One Thousand Only) ("**Sale Consideration**").
  
2. That the Sale Consideration has been paid by, or on behalf of, the Vendee to the Vendor as per below details:
  - a. Pay Order no. 087185 dated 12th June, 2015 for a sum of Rs. 10,00,000/- (Rupees Ten Lac Only) drawn on Standard Chartered Bank, M.G. Road, Kanpur in the name of Standard Chartered Bank.

For Standard Chartered Bank ,

  
Authorized Signatory

For Chandak Projects



Partner



- b. Pay Order no. 680950 dated 29th July, 2015 for a sum of Rs. 3,32,13,100/- (Rupees Three Crore Thirty Two Lac Thirteen Thousand and One Hundred Only) drawn on Standard Chartered Bank, M.G. Road, Kanpur, in the name of Standard Chartered Bank.
- c. Pay Order no. 066462 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.
- d. Pay Order no. 066463 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.
- e. Pay Order no. 066464 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.

For Standard Chartered Bank

*Kanwar*  
Authorized Signatory



For Chandak Projects

*Chandak Projects*  
Partner



- f. Pay Order no. 066465 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.
- g. Pay Order no. 066466 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.
- h. Pay Order no. 066467 dated 14th December, 2015 for a sum of Rs. 4,75,00,000/- (Rupees Four Crore Seventy Five Lacs only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.
- i. Pay Order no. 066468 dated 14th December, 2015 for a sum of Rs. 2,29,17,900/- (Rupees Two Crore Twenty Nine Lac Seventeen Thousand Nine Hundred only) drawn on HDFC BANK, Civil Lines, Kanpur in the name of Standard Chartered Bank.

For Standard Chartered Bank

*K. K. Kaurani*  
Authorized Signatory



For Chandak Projects

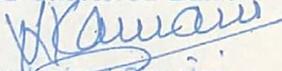
*Chandak Projects*

Partner



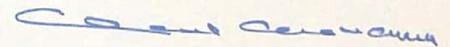
3. That the Vendor, STANDARD CHARTERED BANK India have been issued a certificate by the "Office of the Deputy Commissioner of Income Tax(IT)-4(2)(2), Mumbai" bearing no. Mum/DCIT(IT)-4(2)(2)/195(3)/2014-2015 dated 16th February, 2015 under Section 195(3) of the Income Tax Act, 1961 stating that no TDS is deductible by the vendee on the Sale Consideration and hence no TDS has been deducted.
4. The Vendor hereby accept and acknowledge the receipt of the entire Sale Consideration and state nothing is left to be paid to the Vendor by the Vendee at the time of registration of this Sale Deed before the Sub-Registrar.
5. That upon execution of this Sale Deed the Vendor has handed over the peaceful, vacant and physical possession of the area of the Property under its actual possession to Vendee.
6. The Vendor represents that the Property is free from all encumbrances, charges, mortgages, liens, third party

For Standard Chartered Bank

  
Authorised Signatory



For Chandak Projects



Partner



interest/claims, lis-pendences, prior agreements, gift, Will etc, and the Vendor has absolute authority and power to sign and execute the sale deed and receive the Sale Consideration in its own name.

7. That the Vendor hereby confirms that the Sale Consideration for sale of the Property includes all cost and expenses for the plot of land, building easement, appurtenant in the Property including borewell water and electric connection. The Vendee under no circumstances whatsoever will be liable to pay any other cost, charges or expenses, to the Vendor over and above the Sale Consideration in any manner and form.
8. That electric and water connection for the exclusive use of the Property have been provided by the Vendor to the Vendee.
9. That all the electric and water charges and other bills accruing on the Property upto the date of handing over possession to the Vendee shall be paid by the Vendor and thereafter by the Vendee. The Vendee shall have the right to get the electricity and water connections in respect of the Property transferred in

For Standard Chartered Bank

*Kamran*  
Authorized Signatory



For Chandak Projects

*Chandak Projects*

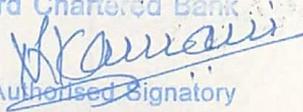
Partner



his/her/its name and/ or to get the fresh connection, if he/she/it so desires.

10. That the Vendee will be entitled to get the Property mutated in the records of the concerned authorities including the Municipal Authority, Electricity Authority or any other local Authority or Authorities on the basis of this Sale Deed or its certified true copy without any further recourse to the Vendor.
11. The Vendor shall at all times execute, register or cause to be done, all such acts and deeds for perfecting the title to the Vendee in the property hereby sold and conveyed.
12. That no error or mis-description in the numbers or other details in the schedules hereto shall vitiate the sale or be the subject matter for any claim or affect the identity of the property as otherwise generally described in the schedule/s hereunder.
13. That all the rates, taxes, charges, levies, and other assessments levied or leviable on the Property by any authority including House Tax/Property Tax payable to

For Standard Chartered Bank

  
Authorised Signatory



For Chandak Projects



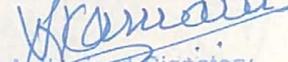
Partner



concerned Authorities shall be paid by the Vendee from the date of execution of Sale Deed. All taxes upto the date of execution of this sale deed has been paid by the vendor. However, for any arrears of taxes upto the date of sale for which a demand is raised on a date subsequent to the date of this Sale Deed, it will be the absolute liability of the Vendor to make such payment and the Vendor shall keep the Vendee indemnified against all such demands.

14. That the Vendor has already given the original of all relevant available title deeds and the copies of other papers etc., as enlisted in **Schedule "C"** attached hereto, to the Vendee before the execution and registration of this sale deed.
15. That all the expenses for the execution and registration of the Sale Deed viz. Stamp duty, transfer duty, registration fee, etc. has been borne and paid by the Vendee.
16. That upon execution of this sale deed the Vendee has been granted, sold, transferred, conveyed and assigned, absolutely and forever the Property and the Vendor will have no right,

For Standard Chartered Bank

  
Authorised Signatory



For Chandak Projects

  
Partner



title, claim, lien, share, interest or concern of any nature whatsoever left in the Property.

17. That this transaction has taken place in Kanpur and as such the Courts at Kanpur, Uttar Pradesh shall have exclusive jurisdiction to entertain any disputes arising between the parties in future.

**IN WITNESS WHEREOF the Vendor and Vendee hereto have put their respective signatures on this Sale Deed, on the day month and year first mentioned in the presence of the following witnesses:-**

**For Standard Chartered Bank**



**Mr. Vipul Kamani**

**Authorised Signatory**

**VENDOR**

For Standard Chartered Bank



Authorised Signatory



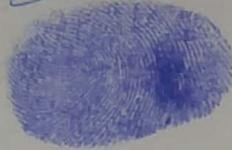
For Chandak Projects



Partner



Signature Bank  
*[Handwritten Signature]*  
Authorized Signatory



M/s Chandak Projects  
For Chandak Projects

*[Handwritten Signature]*

Partner  
Mr. Kamal Kishore Chandak

Partner  
(VENDEES)

**WITNESSES:**

1. Anand Chandak  
Late. Om Prakash Chandak  
56, P Cantt  
Kempur  
Mob No :- 9565505555



*[Handwritten Signature]*

2. ~~RP~~  
Rajendra Prasad  
810 R.R. Smith  
63/2 City Centre  
The Mall, Bangalore



*[Handwritten Signature]*

Drafted by me and typed in  
my office  
*[Handwritten Signature]*  
ACh.

**SCHEDULE A****Total Plot area - 2777.44 sq. mtrs.#**

<b>S. No.</b>	<b>Floor Description</b>	<b>Built up area* (sq.mtrs)</b>	<b>Built up area* (sq.ft.)</b>
1	Ground Floor	985.60	10,609.10
2	Mezzanine Floor	162.70	1,751.30
3	First Floor	48.50	521.80
<b>Total Built up Area</b>		<b>1196.80</b>	<b>12882.2</b>

# As per Freehold Deed dated 03.11.1998 executed by Governor of Uttar Pradesh in favour of Bank

\*As per measurements by the architect of the Bank

For Standard Chartered Bank

*W. Karan*  
Authorised Signatory



For Chandak Projects

*Chandak Projects*

Partner



**SCHEDULE B**  
**LIST OF FURNITURE AND FIXTURES**

Sr. No.	Particulars	Qty
1	Access Control Panel	1
2	Access control Reader	3
3	ATM	1
4	ECDB	2
5	Manual cheque drop box	1
6	Smoke Detectors	58
7	Guard Monitoring system	1
8	CCTV DVR with Monitor	2
9	Security Camera Unity Group	39
10	Security Camera Modern	16
11	5kg - ABC type - Fire Extinguisher	15
12	6kg - ABC type - Fire Extinguisher	1
13	2kg - ABC type - Fire Extinguisher	23
14	4.5kg - CO2 type - Fire Extinguisher	10
15	Auto Dialer	1
16	Microwave-M.Richard	1
17	Refrigrator	1
18	Emergency Light	10
19	Note Sorting Machine	3
20	Note Counting Machine	6
21	Passbook Printer	5
22	UV Scanning machine	6

For Standard Chartered Bank

*W. K. K. K.*  
Authorized Signatory



For Chandak Projects

*C. Chandak*

Partner



विक्रय पत्र

342,131,000.00 / 272,697,000.00 20,000.00 70 20,070.00 3,500

प्रतिफल मालियत फीस रजिस्ट्री नकल व प्रति शुल्क योग शब्द लगभग

स्टैण्डर्ड चार्टर्ड बैंक द्वारा अधि० हस्ता० विपुल कमानी

पुत्र श्री नवीन चन्द्रा

व्यवसाय

निवासी स्थायी सी-38-39 बान्द्रा कुर्ले काम्पलेक्स बांद्रा ईस्ट मुम्बई  
अस्थायी पता

ने यह लेखपत्र इस कार्यालय में दिनांक 14/12/2015 समय 4:47PM

बजे निबन्धन हेतु पेश किया।



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

श्रीमती कमलेश पाठक  
उप निबन्धक (प्रथम)

कानपुर नगर

14/12/2015

निष्पादन लेखपत्र वाद सुनने व समझने मजमून व प्राप्त धनराशि रु प्रलेखानुसार उक्त  
विक्रेता क्रेता

स्टैण्डर्ड चार्टर्ड बैंक द्वारा अधि० हस्ता० विपुल  
कमानी

पुत्र श्री नवीन चन्द्रा

पेशा

निवासी सी-38-39 बान्द्रा कुर्ले काम्पलेक्स बांद्रा  
ईस्ट मुम्बई

मै० चाण्डक प्राजेक्टस द्वारा पार्टनर कमल किशोर

चाण्डक

पुत्र श्री लक्ष्मण दास चाण्डक

निवासी 56-पी कैण्ट कानपुर नगर

ने निष्पादन स्वीकार किया।

जिनकी पहचान आनन्द चाण्डक

स्व० ओम प्रकाश चाण्डक

पेशा

निवासी 56-पी कैण्ट कानपुर नगर

व

राजेन्द्र प्रसाद  
आर० आर० सिंह

पेशा

निवासी 63/2 सिटी सेन्टर दि माल कानपुर नगर

ने की।

प्रत्यक्षतः मद्र साक्षियों के निशान अंगूठे नियमानुसार लिये गये हैं।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

श्रीमती कमलेश पाठक  
उप निबन्धक (प्रथम)

कानपुर नगर

14/12/2015

23	Split AC Units - 1.50TR	3
24	Split AC Units - 2 TR	5
25	Ph Banking Instrument	1
26	Ph Banking Stand	1
27	UPS - 20 KVA DB Power with Battery bank of 48 batteries (12v 42 AH)	1
28	Haworth Chair	62
29	Almirah	16
30	Sofa Single Seater	4
31	Fire Marshal kit	1
32	Shreading Machine	2
33	LCD TV	3
34	Aluminium Ladder	2
35	Wheel Chair	1
36	Xerox Machine	2
37	Cheque encoding Machine	1
38	Lockers Cabinet- CHUB	9
39	Weapon rack	1
40	Weight Machine	1
41	Main chest Vault (1 @ 6 mini lockers at chest area total 8@6=48)	8
42	Note Bundling Machine	1
43	Note Raping Machine	1
44	Mini Key Vault	1
45	Set of Crockery Cups-60, Spoons -60, Borocil Glass-60, Water Bottle - 60, Dinner plate- 33, QTR Plate 39, Bowl 33, Hot Plate -	1

For Standard Chartered Bank

*[Signature]*  
Authorized Signatory



For Chandak Projects

*[Signature]*

Partner



विक्रेता

Registration No.: 6568

Year : 2,015

Book No. : 1

0101 स्टैण्डर्ड चार्टर्ड बँक द्वारा अधि० हस्ता० विपुल कमानी  
नवीन चन्द्रा  
सी-38-39 बान्द्रा कुर्ले काम्पलेक्स बांद्रा ईस्ट मुम्बई



	1, White Board -1)	
46	CPU Trolley	9
47	Cash Trolley	1
48	Cash Vault- CHUB	1
49	Iron box	1
50	Art and Artfacts	6
51	FRFC	2
52	Iron box	4
53	Vaccum cleaner Small	1
54	Big mirror	3
55	Bed	2
56	Server Rack	6
57	Dish Antenna	2
58	Dish TV set Top Box	2

For Standard Chartered Bank

*Kamran*  
Authorized Signatory



For Chandak Projects

*Chandak Projects*

Partner



क्रेता

Registration No. : 6568

Year : 2,015

Book No. : 1

0201 मै0 चाण्डक प्राजेक्टस द्वारा पार्टनर कमल किशोर चाण्डक  
हनुमान दास चाण्डक  
56-पी कैण्ट कानपुर नगर



**SCHEDULE C**

- a) Original Registered Lease Deed dated 05.07.1947 executed by Governor of United Province in favour of Chartered Bank of India, Australia & China in respect of the Property.
- b) Original Registered First Renewal of Lease Deed dated 04.11.1987 executed by Governor of Uttar Pradesh through Collector Kanpur Nagar in favour of Standard Chartered Bank in respect of the Property.
- c) Original Registered Freehold Deed dated 03.11.1998 executed by Governor of Uttar Pradesh in favour of Standard Chartered Bank in respect of the Property.
- d) Original Building Sanction Plan approved by Nagar Mahapalika on 30.05.1973 in respect of the Property.

+++++

For Standard Chartered Bank  
*[Signature]*  
Authorized Signatory



For Chandak Projects

*[Signature]*  
Partner



गवाह

Registration No.: 6568

Year: 2015

Book No.: 1

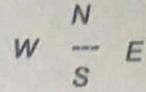
W1 आनन्द चाण्डक  
स्व0 ओम प्रकाश चाण्डक  
56-पी कैण्ट कानपुर नगर



W2 राजेन्द्र प्रसाद  
आर0 आर0 सिंह  
63/2 सिटी सेन्टर दि माल कानपुर नगर



Premises No. 16/105, M. G. Road, (Mall Road)  
Kanpur.



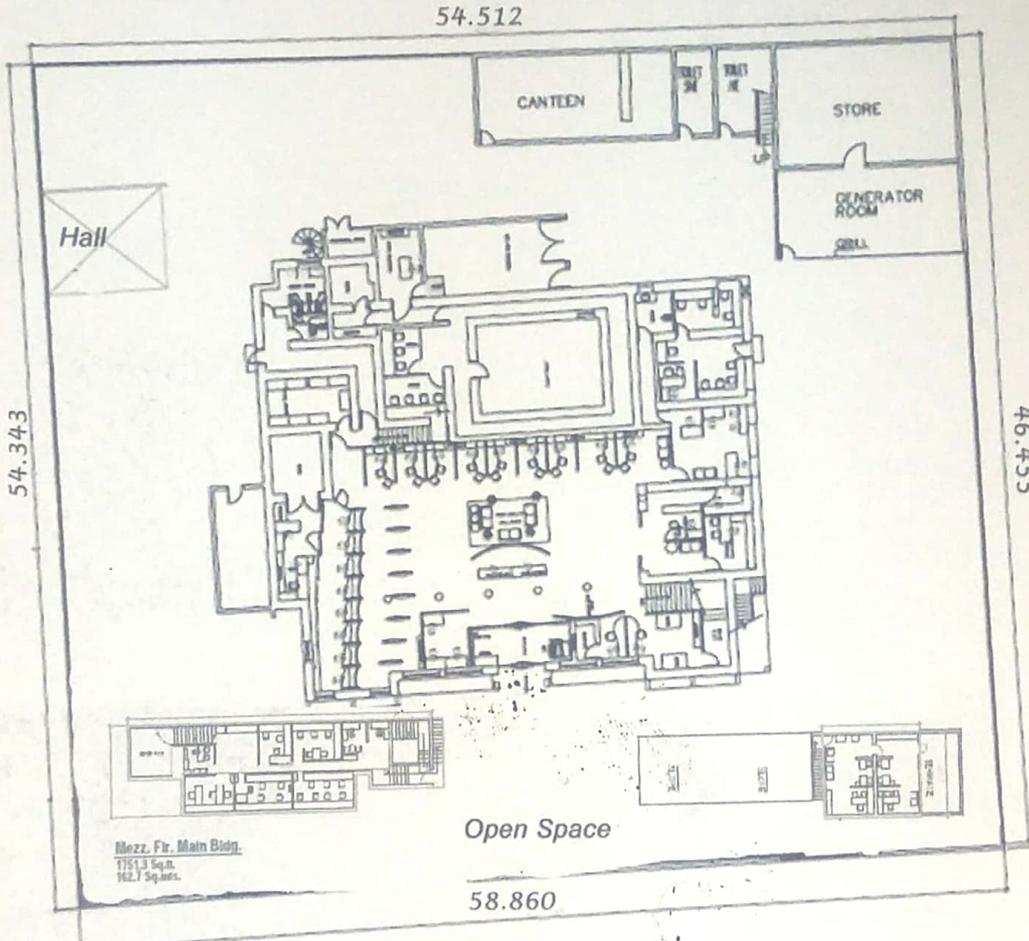
Land Area: 2777.4379 Sq. Mt.

Ground Floor: 985.6 Sq. Mt

Mezz. Floor: 162.7 Sq. Mt.

First Floor: 48.5 Sq. Mt.

Total Const. Area: 1196.80 Sq. Mt.



For Standard Chartered Bank  
*[Signature]*  
Authorised Signatory

For Chandak Projects  
*[Signature]*  
Partner

