

11047/18



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Uttar Pradesh

e-Stamp

Certificate No. : IN-UP045690559494370
Certificate Issued Date : 22-May-2018 02:50 PM
Account Reference : SHCIL (FI)/ upshcil01/ QAISERBAGH/ UP-LKN
Unique Doc. Reference : SUBIN-UPUPSHCIL01054872538720400
Purchased by : VIVEK TEWARI AND ANSHU BAJPAI AND VIJAY SHUKLA
Description of Document : Article 23 Conveyance
Property Description : HOUSE NO.553/176, NEW NO.553/119 SITUATED AT PATEL
NAGAR, ALAMBAGH, LUCKNOW.
Consideration Price (Rs.) : 70,00,000
(Seventy Lakh only)
First Party : MOHD SHOEB KHAN AND OTHERS
Second Party : VIVEK TEWARI AND ANSHU BAJPAI AND VIJAY SHUKLA
Stamp Duty Paid By : VIVEK TEWARI AND ANSHU BAJPAI AND VIJAY SHUKLA
Stamp Duty Amount(Rs.) : 4,80,000
(Four Lakh Eighty Thousand only)



Please write or type below this line.



ANSHU BAJPAI

VIJAY SHUKLA A. Bajpai

Domains

Vivekanand

0000944556

Statutory Alert:

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



उत्तर प्रदेश UTTAR PRADESH



:: 2 ::

EE 445084

DESCRIPTION OF THE DOCUMENT

- | | |
|------------------------|--|
| 1. Type of land | : Residential |
| 2. Ward | : Patel Nagar Lucknow |
| 3. Mohalla | : Patel Nagar Lucknow |
| 4. Detail of the House | : House No. 553/176 New No. 553/119, admeasuring 4516 sq.ft. i.e. 419.702 sq.mts. situated at Patel Nagar, Alambagh, Ward-Patel Nagar, Lucknow |

Amreshwar

[Signature]

Atul Kumar

Lehukla A. Bajpai Vinod Kumar

Amish

भाग 1

प्रमाणपत्र अथवा ड्राफ्ट द्वारा रखा जाने वाला

उपविभाग: नगर स्वयं सहायक सम 2018027023140

अवेदन संख्या: 201800871057065

मेक का ड्राफ्ट या प्रमाण करने का तिथि: 2018-05-24 00:00:00

प्रमाणपत्र का ड्राफ्ट का नाम: विप्लव सुभा

मेक का प्रकार: विप्लव नगर

प्रमाण की अवधि: 7000000 / 0645500

1. रजिस्ट्रार सुभा 20000
2. अतिरिक्त सुभा 80
3. विप्लव का स्वयं सुभा
4. सुभा के अतिरिक्त का नाम विप्लव सुभा
5. अतिरिक्त सुभा
6. विप्लव
7. अतिरिक्त सुभा

1 से 10 तक का योग 20080

सुभा प्रमाण करने का तिथि: 2018-05-24 00:00:00

विप्लव का मेक अतिरिक्त का प्रकार

प्रमाण का प्रकार करने के लिए समय होवे 2018-05-24 00:00:00

रजिस्ट्रार अतिरिक्त के प्रकार

11047/10

1 of 1

5/24/2018 5:11 PM



Sellers

[Signature]

[Signature]

[Signature]

[Signature]

Purchasers

[Signature]

A. Bajpai

[Signature]

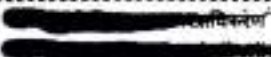
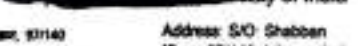



श्रीमान: शेख़ ख़ान
Mohammed Sheeb Khan


जन्म तिथि / DOB 08/04/1984
पुल / Male

6128 9486 6433

आधार - आम आदमी का अधिकार


भारत सरकार


पता: S/O शबान ख़ान, 97/140
कानपुर नगर, कानपुर, के. कानपुर जिला
कानपुर जिला 208001
Address: S/O Shabban
Khan, 97/140, Ilaq mahat,
Kanpur, Kanpur Nagar,
Kanpur, Uttar Pradesh,
208001

6128 9486 6433


1800 301 1947


feedback@uidai.gov.in

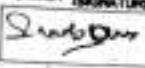

www.uidai.gov.in

समय क्षेत्र नंबर /PERMANENT ACCOUNT NUMBER
ABAPK7189R

नाम /NAME
MOHD SHOEB KHAN

पिता का नाम /FATHER'S NAME
MOHD SHOHAN KHAN

जन्म तिथि /DATE OF BIRTH
02-06-1985

हस्ताक्षर /SIGNATURE


आयकर अधिकारी, काठमांडू
 COMMISSIONER OF INCOME-TAX, KATHMANDU

इस कार्ड के साथ / साथ करने पर कृपया जारी करने
 वाले अधिकारी को सुचित / सारा का है
 आयकर अधिकारी,
 आयकर विभाग,
 16/99 विमान मार्ग,
 काठमांडू - 208 001.

In case this card is lost/ found, kindly inform/ return to
 the issuing authority :
 Commissioner of Income-tax,
 Ayaskar Bhawan,
 16/99, Civil Lines,
 Kathmandu - 208 001.

मां सन्निभः २३१५

Mohd Saleem Khan

जन्म तिथि/ DOB: 20/01/1973

पुरुष / MALE



641 6 4974 5554

मेरा आधाग

$$2_{\text{out}}(t) = 4(1 - \frac{1}{2} \cos \frac{2\pi}{T} t) + 2 \cos \frac{2\pi}{T} t = 4(1 - \frac{1}{4} \cos \frac{2\pi}{T} t)$$

491

प्राप्तकर्ता का पता भेजना,
61007 शांतिनगर का पूर्वी,
बालपुर नगर, बालपुर नगर,
दिल्ली-208001

Address:

S. K. Mishra, Assistant Prof., G. I. C.,
Hauz Khas Post, Hauz Khas, N. C.
Rampur Nagar,
Uttar Pradesh - 201 001

6466 4974 8584

MEERA RADHAKR, MEERI PEPACHAN

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

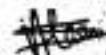
MOHD SALEEM KHAN

MOHD NASEEM KHAN

20/01/1973

Permanent Account Number

BARPK1067M


Signature



21030018



भारत सरकार
GOVERNMENT OF INDIA



नलिनी मैनी
Nalini Maini
DOB: 04-12-1967
Gender: Female



5202 2840 3193

- आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

W/O राजुल मैनी, के 1224,
आशियाना कॉलोनी, कानपुर रोड,
सेक्टर - के, एम डी ए कॉलोनी, एम डी ए
कॉलोनी, अन्धी का तलाब, लखनऊ,
उत्तर प्रदेश, 226012

Address:
W/o Rajul Maini, K 1224, Aashiana
Colony, Kanpur Road, Sector - K, L
D A Colony, L D A Colony, Bakshi
Ka Talab, Lucknow, Uttar Pradesh,
226012



1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,
Bangalore-560 001



भारत सरकार
GOVERNMENT OF INDIA



राजुल मैनी
Rajul Maini
DOB: 29-08-1964
Gender: Male



3211 6449 2699

- आम आदमी का अधिकार

Om

भारत सरकार, लोकसभा भवन, नई दिल्ली-110012
भारत सरकार, राज्यसभा भवन, नई दिल्ली-110012
भारत सरकार, प्रधानमंत्री कार्यालय, नई दिल्ली-110012

S/O राजुल मैनी, पिन - 226012, Aashiana, Kanpur road, I d a colony, I d a colony, Bakshi ka talab, Lucknow, Uttar pradesh, 226012



184
1430 200 1947

help@ukda.gov.in

www.ukda.gov.in

P.O. Box No. 1947,
Bangalore-560 901

भारत सरकार
GOVERNMENT OF INDIA



1344 2741 2883

— याम आदमी का अधिकार



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

मुख्यालय: नई दिल्ली, भारत
मुख्यालय: नई दिल्ली, भारत
मुख्यालय: नई दिल्ली, भारत



भारत निर्वाचन आयोग
ELECTION COMMISSION OF INDIA
IDENTITY CARD

AJC1564574



निर्वाचक का नाम	विवेक ठिवर
Elector's Name	Vivek Thivar
पिता का नाम	श्री. वी. के. ठिवर
Father's Name	Sri. V.K. Thivar
लिंग/ लिंग	पुरुष / Male
जन्म की तिथि	30/06/1960
Date of Birth	

Vivek Thivar

9554113635

AJC1564574

पिन : 11, पिन कोड, पिन

पिन - पिन

पिन - पिन (S O) 226000

Address : 11, Patel Nagar, Lucknow

Tel. - Lucknow

Dist. - Lucknow (UP) 226000

Date : 03/06/2010

175-पिन निर्वाचक क्षेत्र
अधिकांश निर्वाचक क्षेत्र
अधिकार क्षेत्र के अंतर्गत

परिचालक, निर्वाचक क्षेत्र
Electoral Registration Officer
for 175 Lucknow Const.

159/798

यदि निर्वाचक का, या निर्वाचक का नाम या पता
अधिकार क्षेत्र के अंतर्गत आए तो वह अपने नाम
या पता के बारे में निर्वाचक क्षेत्र के अधिकारी को
जाना देगा

In case of change in address, mention the Card
No. in the relevant Form for including your name
in the roll at the changed address and to obtain
the card with the same number

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

VIJAY SHUKLA
RAM SAJWAN SHUKLA
15/06/1973
PAN: AXJPS2182F

Vijay Shukla





भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India

समांक / Enrolment No. 2017/1772360030

राष्ट्रीय आधार क्रमांक
राज्य / State: उत्तर प्रदेश
जिला / District: गाजीपुर
ब्लॉक / Block: गौरीगंज
ग्राम / Village: गौरीगंज
पिन कोड / PIN Code: 226003
मोबाइल नंबर / Mobile No.: 998405529
आधार क्रमांक / Aadhaar No.: ML316853282FT



आपका आधार क्रमांक / Your Aadhaar No. :

7890 2232 1999

आधार - आम आदमी का अधिकार



भारत सरकार

Government of India

राष्ट्रीय आधार क्रमांक

RADHEY MOHAN TIWARI

जन्म तिथि / DOB: 31/03/1975

पुरुष / Male



7890 2232 1999

आधार - आम आदमी का अधिकार

For M. Tiwari

998405529

भारत सरकार
GOVERNMENT OF INDIA

हेदर सदिक
Haider Sadiq
काम तिथि/DOB: 09/09/1976
पुरुष / MALE

6699 1191 6746

आम आदमी वन अधिकार

Handwritten signature

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता:
आलय: हेदर सदिक, 234,
हनुमान मन्दिर, विनिर्वाचन
कमिश्नर का कार्यालय, सोलापुर,
महाराष्ट्र, महाराष्ट्र,
पिन कोड - 426018

Address:
340 Haider Sadiq, 234, Hanuman
Mandir, Vinayak Nagar
Sulapur, Dist. Solapur, Maharashtra
Pin Code - 426018

6699 1191 6746

1847
1800 300 1847

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1847,
Sangli-445 001



उत्तर प्रदेश UTTAR PRADESH

BP 435953

:: 3 ::

- | | | |
|-----------------------|---|-----------------|
| 5. Sale Consideration | : | Rs. 70,00,000/- |
| 6. Market Value | : | Rs. 66,45,568/- |
| 7. Stamp duty paid | : | Rs. 4,80,100/- |

Atanu Mishra
Dhoni

KS Bula

Vinay Kumar
A. Prapari

No. of Sellers-04	:	No. of Purchasers-03
Detail of Sellers	:	Detail of Purchasers
(1) Mohd. shoeb Khan son of Sri Sabban Khan, resident of 97/140, Talaq Mahal, Kanpur Nagar-208001, (2) Mohd. Saleem Khan son of Sri Mohd. Naseem Khan resident of 91/62, Heeraman Ka Purwa, Kanpur Nagar-208001 (3) Smt. Nalini Maini wife of Sri Rajul Maini (4) Rajul Maini son of Sri Triloki Nath Maini both residents of Ashirwad-194, Om Nagar, Alambagh, Lucknow.		(1) Vijay Shukla son of Sri R.S.Shukla resident of 100, Patel Nagar, Alambagh, Lucknow, (2) Smt. Anshu Bajpai wife of Sri Alok Bajpai resident of 554/214/1 Bheem Nagar, Alambagh, Lucknow, (3) Vivek Tewari son Late V.K.Tewari, resident of 11, Patel Nagar, Terhi Pulia, Almbagh, Lucknow.

SALE - DEED

THIS DEED OF SALE MADE BETWEEN (1) Mohd. shoeb Khan son of Sri Sabban Khan, resident of 97/140, Talaq Mahal, Kanpur Nagar-208001, (2) Mohd. Saleem Khan son of Sri Mohd. Naseem Khan resident of 91/62, Heeraman Ka Purwa, Kanpur Nagar-208001 (3) Smt. Nalini Maini wife of Sri Rajul Maini (4) Rajul Maini son of Sri Triloki Nath Maini both residents of Ashirwad-194, Om Nagar,

[Signatures]
[Signature]
[Signature]
[Signature]
[Signature]

Alambagh, Lucknow (hereinafter referred to as the **"VENDORS/SELLERS"**) OF THE ONE PART; IN FAVOUR OF
(1) Vijay Shukla son of Sri R.S.Shukla resident of 100, Patel Nagar, Alambagh, Lucknow, (2) Smt. Anshu Bajpai wife of Sri Alok Bajpai resident of 554/214/1 Bheem Nagar, Alambagh, Lucknow, (3) Vivek Tewari son Late V.K.Tewari, resident of 11, Patel Nagar, Terhi Pulia, Almbagh, Lucknow (hereinafter referred to as the **"VENDEES/ PURCHASERS"**)
OF THE OTHER PART.

WHEREAS, sellers are the absolute owners and in possession of House No. 553/176 New No. 553/119, admeasuring 4516 sq.ft. i.e. 419.702 sq.mts. situated at Patel Nagar, Alambagh, Ward-Patel Nagar, Lucknow.

AND WHEREAS, previously said house measuring 3715 sq.ft was purchased by seller No.1 and 2 from its previous owners M/s Arora Poultry Products Ltd. having its registered office at 266, P.E. Wadi, Mohd. Ismaeel Compound, opposite Abyudaya Bank, Dharavi, Mumbai-400017, through its Managing Director Shri R.Danial Pillai son of Shri Rattinam Pillai, by way of registered sale deed dated 06.03.2012 which is registered in the office of Sub-Registrar-I, Lucknow in Bahi

1. Shankar
 2. Chukla
 3. A. Rajan
 4. Omair
 5. Vincent

No.I, Jild No. 13893 on pages 297 to 338 at serial No. 4012 on 06.03.2012.

AND part of house measuring 800 sq.ft was purchased by seller No. 2 Mohd. Saleem from its previous owners M/s Arora Poultry Products Ltd. having its registered office at 266, P.E. Wadi, Mohd. Ismaeel Compound, opposite Abyudaya Bank, Dharavi, Mumbai-400017, through its Managing Director Shri R.Danial Pillai son of Shri Rattinam Pillai, by way of registered sale deed dated 19.09.2011 which is registered in the office of Sub-Registrar-I, Lucknow in Bahi No.I, Jild No. 13199 on pages 127 to 148 at serial No. 13322 on 19.09.2011.

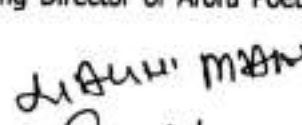
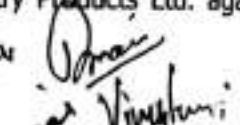
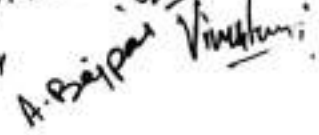
And Whereas said seller No. 2 Mohd. Saleem had sold said part of house measuring 801 sq.ft (which he has purchased through registered sale deed dated 19.09.2011) to seller No.3 and 4 (Smt. Nalini Maini and Sri Rajul Maini) by way of registered sale deed dated 29.09.2011 which is registered in the office of Sub-Registrar-I, Lucknow in Bahi No.I, Jild No. 13224 on pages 205 to 226 at serial No. 13695 on 29.09.2011.

As such sellers became the absolute joint owners of total measuring $3715 + 801 = 4516$ sq.ft. i.e. 419.702 sq.mts.

It is important to mention here that a suit was filed by

the Managing Director of Arora Poetry Products Ltd. against




Nalini Maini

Rajul Maini

A. Rajul Maini

the seller No.1 and 2, which was registered as R.S. No. 2022/2016 which is being decided by the Civil Judge (Malihabad), Lucknow on the basis of compromises in favour seller No.1 and 2 said order was passed on.19.04.2018, now property is free from said litigation and said property is free from all sorts of encumbrances, liens, charges, litigation, mortgage, court attachments etc.

The sellers are legally entitled to sell/transfer the aforesaid property in favour of any person or persons as per their choice.

AND WHEREAS the Sellers require money as such they want to sell **House No. 553/176 New No. 553/119, admeasuring 4516 sq.ft. i.e. 419.702 sq.mts. situated at Patel Nagar, Alambagh, Ward-Patel Nagar, Lucknow** (hereinafter referred to as "**THE SAID HOUSE**"), and the Purchasers want to purchase a house for their use as such the Purchasers contacted the Sellers and asked the price of the said house. The Sellers told that the cost of the said house is Rs. 70,00,000/- (Rupees Seventy Lacs Only). The Purchasers have accepted the same and agreed to purchase the said house for a total sale consideration of Rs. 70,00,000/- (Rupees Seventy Lacs Only). In this way the Sellers has accepted and agreed to sell and the Purchasers have agreed to purchase the said House on a total sale consideration of Rs.

[Handwritten signatures and names]
A. Raju Vinod Kumar

..6..

70,00,000/- (Rupees Seventy Lacs Only) by way of this sale deed.

NOW THIS DEED OF SALE WITNESSETH AS UNDER:-

- (1) That the Sellers have transferred **House No. 553/176 New No. 553/119, admeasuring 4516 sq.ft. i.e. 419.702 sq.mts. situated at Patel Nagar, Alambagh, Ward-Patel Nagar, Lucknow,** completely described at the foot of this deed, to the Purchasers for a sum of Rs. 70,00,000/- (Rupees Seventy Lacs Only) and the entire amount of sale consideration has been paid by the Purchasers to the Sellers as per "**SCHEDULE "A"** given at the foot of this deed, being the full and final payment and nothing is balance against this sale deed, the receipt of which the VENDORS hereby acknowledges and the VENDORS transfers all that rights, privileges, easements, comforts etc. to the Vendees which were previously enjoyed by the VENDORS.
- (2) That the absolute right, title and interest with all easements, in respect of the said house, shall vest and belong to the Purchasers and no other person or persons or successors of the Sellers shall has any right to use or enjoy the same in any manner whatsoever.

[Signature]
[Signature]

[Signature] *[Signature]*
Shukla A. Bapal Vindal

- (3) That this sale deed is made on this representation by the Sellers, that the house, hereby transferred, is the absolute property of the Sellers and the same is exclusively owned and possessed by them and the Sellers are legally entitle to transfer the same in the manner hereby done and the same is free from all sorts of encumbrances, liens, attachments, mortgages, charges etc. and no litigation or dispute in respect of the title of the Sellers are pending in any court of law or with any authority and the VENDORS have absolute power to transfer the same.
- (4) That all type of taxes/charges/dues, if any, prior to execution of this sale deed shall be paid by the Sellers and after the execution of this sale deed all type of taxes/ charges shall be paid by the Purchasers.
- (5) That the Vendees may get their names mutated in the relevant records of Lucknow Nagar Nigam, Lucknow, Jal Sansthan Lucknow, Electricity Department Lucknow or before any other authority or authorities on the basis of this sale deed and VENDORS will sign necessary papers, if required or necessary, for further or more perfectly assuring the said property to the Purchasers. This document have been prepared on the direction of Sellers and Purchasers. The Sellers and Purchasers

[Signature]
[Signature]

[Signature] *[Signature]*
[Signature] *[Signature]*
[Signature] *[Signature]*

..D..

know each other very well and witness also know Sellers and Purchasers.

- (6) That the entire expenses regarding the execution and registration of this sale deed such as typing charges, stamp duty, registration fee, counsel's fee and other Misc. Expenses has been paid by the Purchasers and for which Sellers shall not be responsible in any manner whatsoever.
- (7) That the Sellers has delivered the vacant and physical possession of the house, hereby transferred, to the Purchasers today i.e., at the time of execution of this Sale Deed.
- (8) That the total land area of the House, hereby transferred, is 419.702 sq.mtr. and the its value, as fixed by collector Lucknow for South City locality, calculated @ Rs. 12,000/- per Sq.Mtr. (12 mtr. to 18 mtr. wide road) and since the said property is situated on 2 roads and also in front of park as such 20% enhancement in circle rate comes to Rs. 14,400/- per sq.mts. by which value of the plot of said property area 419.702 sq.mts. comes to Rs. 60,43,709/- and the said house demolished and now a single room is constructed over the said property is of 600 sq.ft. i.e. 55.762 sq.ft. which is of 2nd class old construction of

[Signature]

[Signature]

Shukla

Attest M. A. S.

A. B. Saini Vinod Kumar

[Signature]

RBC roof, and its value calculated @ Rs. 9,000/- per Sq.Mtr. comes to Rs. 501,859/-. The cost of boundary wall and one iron gate may not be more than Rs. 1,00,000/- In this way net value of the house comes to Rs. 66,45,568/-. The sale consideration is Rs. 70,00,000/- which is more than the net value of the house, hereby sold. All the purchasers will be equal shareholder of the said property, as such Rs. 23,33,333/- is the share of purchaser No.1, Rs. 23,33,333/- is the share of purchaser No.2 and Rs. 23,33,334/- is the share of purchaser No.3. Since the purchaser No.2 is a lady therefore, as per the Government Order No. S.V.K.NI -2756/11-2008-500(165) / 2007 dated 30.06.2008, the stamp duty is calculated @ 6% on Rs.10,00,000/- of her share, which comes to Rs. 60,000/- and on the remaining amount of her Rs. 13,33,333/- stamp duty calculated @ 7% which comes to Rs. 93,380/- and other two purchasers' consideration value is Rs. 46,66,667/- on which stamp duty calculated @ 7% which comes to Rs. 3,26,690/- is payable, thus the total stamp duty of Rs. 4,80,070/- is payable, as such Rs. 4,80,100/- is being paid through this deed in which Rs.4,80,000/- through e-Stamp Certificate No.IN-UP04569855949437Q 22.05.2018 and General Stamp of Rs. 100/-.

Certificate No. IN-07-013036999-1917Q-22003200 and
General Stamp of Rs. 100/-.

[Signature]
[Stamp]

Lchukla A. Rajpal Vindhan;

:: 10 ::

SCHEDULE "A"
MODE OF THE PAYMENT MADE BY THE VENDEES TO
THE VENDORS

1. Paid Rs. 1,00,000/- (Rupees One Lac Only) in cash.
2. Paid Rs. 5,00,000/- (Rupees Five Lacs Only) through RTGS.
3. Paid Rs. 14,00,000/- (Rupees Fourteen Lacs Only) through RTGS on 19.07.2016.
4. Paid Rs. 23,33,000/- (Rupees Twenty Three Lacs Thirty Three Thousand Only) through Cheque No.090946 dated 22.05.2018 of Vijaya Bank, Patel Nagar, Lucknow.
5. Paid Rs. 11,33,000/- (Rupees Eleven Lacs Thirty Three Thousand Only) through Cheque No.494507 dated 22.05.2018 of Vijaya Bank, Patel Nagar, Lucknow.
6. Paid Rs. 3,34,000/- (Rupees Three Lacs Thirty Four Thousand Only) through Cheque No.494508 dated 22.05.2018 of Vijaya Bank, Patel Nagar, Lucknow.
7. Paid Rs.6,00,000/- (Rupees six Lacs Only) through Cheque No.494504 dated 18.05.2018 of Vijaya Bank, Patel Nagar, Lucknow.
8. Paid Rs.6,00,000/- (Rupees six Lacs Only) through Cheque No.494505 dated 18.05.2018 of Vijaya Bank, Patel Nagar, Lucknow.

[Signature]
[Signature]

[Signature] *[Signature]* *[Signature]*
[Signature] *[Signature]* *[Signature]*

.. 13 ..

Thus total amount of Rs. 70,00,000/- (Rupees Seventy Lacs Only) has been paid by the Purchasers to the Sellers as per details given above, the receipt of which the Sellers hereby acknowledge. Rs.70,000/- (Rupees Seventy Thousand Only) 1% TDS deposited.

DESCRIPTION OF THE HOUSE HEREBY TRANSFERRED

House No. 553/176 New No. 553/119, admeasuring 4516 sq.ft. i.e. 419.702 sq.mts. situated at Patel Nagar, Alambagh, Ward-Patel Nagar, Lucknow.

PRESENT BOUNDARY

EAST	: House of purchaser
WEST	: 20 feet wide Road
NORTH	: 18 mtr. wide road thereafter park
SOUTH	: Service Lane

PROVIDED always and its is hereby further agreed that whenever such an interpretation would be requisite to give the fullest possible scope and effect to any contract or covenant, herein before used, shall always mean and include their respective heirs, legal representatives, successors and assignees etc.

IN WITNESSES WHEREOF THE SELLERS AND THE PURCHASERS, have signed this deed and put their thumb impressions in their sound position of mind, without any

[Signature]
[Signature]

[Signature] *[Signature]* *[Signature]*
[Signature] *[Signature]* *[Signature]*
[Signature] *[Signature]* *[Signature]*

.. 16 ..

pressure or compulsion from any body who-so-ever on this the 24/05/2018 at Lucknow in presence of the following two witnesses.

WITNESSES :-

1-



(1) Mohd. Shoeb Khan
PAN-ABAPK7185R
MOB.8707613336

R. Mohan
(Radhey Mohan Tiwari)
S/o Late Rajpati Tiwari
R/o Plot No.10, Vinay Nagar
Krishna Nagar, Lucknow.

(2) Mohd. Saleem Khan
PAN-BARPK1067M
MOB.9839456955

Smt. Nalini Maini
(3) Smt. Nalini Maini
PAN-AIWPM3449F
MOB.9026404900

(4) Rajul Maini
PAN-AAQPM7040Q
MOB.9026404900
Sellers



1- (Vijay Shukla)
PAN-AXJPS2182F
Mob-9918039000

Haider Sadiq
(Haider Sadiq)
S/o Hasan Sadiq
R/o 234, Golaganj,
Lucknow.

A. Bajpai
2. (Smt. Anshu Bajpai.)
PAN-AIHPB2302D
Mob-9415700009

Vivek Tewari
3. (Vivek Tewari)
PAN-ACFPT7459P
Mob-9554113635
Vendees/Purchasers

Typed By:

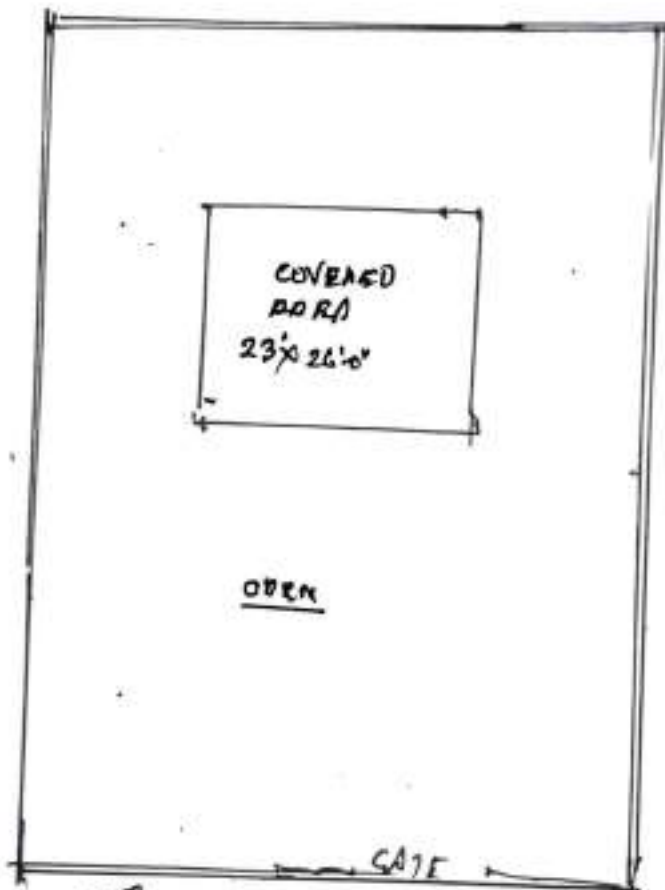
(Shivam Mishra)
(Shivam Mishra)
Civil Court, Lucknow

Drafted By:

(Somnath Pandey)
(Somnath Pandey)
Advocate
Civil Court, Lucknow
Mob. 9415471493

EXT. PLAN OF HOUSE NO.	30 MTR.	
553/176, BERNHA	TOTAL LAND AREA 419.762	
553/119 MEWA	COVRD. ON G.F. 55.762	
AT PMELHACHM. 1W		
LUCKNOW		

EAST — HOUSE NO. OTHER
 WEST — 20'-0" WIDE ROAD
 NORTH — 18'-00" M WIDE ROAD
 SOUTH — SERVICE LANE



Signature
Signature
 SELLER'S SIGN.

PURCHASER'S SIGN.

Signature
 B. N. Verma
 Architect
 643 5/92 A-Sanshi Nagar
 Lucknow, Rego. NO. - 41/B
 ARCHITECT

बपि संख्या 1 जिल्द संख्या 24061 के पृष्ठ 151 से 180 तक
क्रमांक 11047 पर दिनांक 24/05/2018 को रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

एस. पी. सिंह

उप निबंधक, सदर प्रथम

लखनऊ