



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Uttar Pradesh

e-Stamp

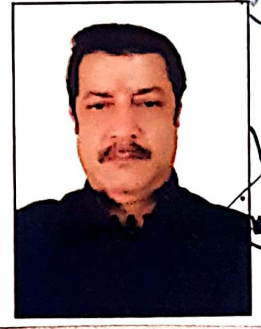


Certificate No. : IN-UP25971537582482T
 Certificate Issued Date : 08-Nov-2021 05:28 PM
 Account Reference : SHCIL (FI)/ upshcil01/ QAISERBAGH/ UP लखनऊ
 Unique Doc. Reference : SUBIN-UPUPSHCIL0141257794582100T लखनऊ
 Purchased by : A AND P LUCKNOW CONSTRUCTIONS
 Description of Document : Article 5 Agreement or Memorandum of an agreement
 Property Description : P.NO-FACILITY-2, SECTOR- RAJNI KHAND, SCHEME SHARDA NAGAR, LUCKNOW, TYPE-COMM./AGENCY/GODOWN
 Consideration Price (Rs.) :
 First Party : PRABHARI ADHIKARI SAMPATTI LDA LUCKNOW
 Second Party : A AND P LUCKNOW CONSTRUCTIONS
 Stamp Duty Paid By : A AND P LUCKNOW CONSTRUCTIONS
 Stamp Duty Amount(Rs.) : 23,35,000
 (Twenty Three Lakh Thirty Five Thousand only)

125



M/A P Lucknow Constructions



Constructions

Prabhar

Please write or type below line

M/A P Lucknow Constructions

Prabhar

Prabhar



QT 0004170928

Prabhar

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

Statutory

1. The authenticity of the stamping certificate should be verified at www.shalestamp.com or using e-Stamp Mobile App of Stock Holding
 Any discrepancy on this Certificate and as available on the website / Mobile App 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



सत्यमेव जयते

INDIA NON JUDICIAL Government of Uttar Pradesh e-Stamp



Certificate No.	: IN-UP30987112397303T
Certificate Issued Date	: 12-Nov-2021 03:35 PM
Account Reference	: SHCIL (FI)/ upshcil01/ QAISERBAGH/ UP-LKN
Unique Doc. Reference	: SUBIN-UPUPSHCIL0151641218707521T
Purchased by	: A AND P LUCKNOW CONSTRUCTIONS
Description of Document	: Article 5 Agreement or Memorandum of an agreement
Property Description	: P.NO-FACILITY-2, SECTOR-RAJNI KHAND, SCHEME SHARDA NAGAR, LUCKNOW, TYPE-COMM./AGENCY/GODOWN
Consideration Price (Rs.)	: PRABHARI ADHIKARI SAMPATTI LDA LUCKNOW
First Party	: A AND P LUCKNOW CONSTRUCTIONS
Second Party	: A AND P LUCKNOW CONSTRUCTIONS
Stamp Duty Paid By	: 5,97,000
Stamp Duty Amount(Rs.)	: (Five Lakh Ninety Seven Thousand only)



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

Ms A&P Lucknow Constructions

Amit Rastogi
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]

[Signature]

QT 0004170993

Statutory Alert:

1. The authenticity of this Stamp-certificate should be verified at www.shcilestamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App 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.

Ward : Sharda Nagar
V-Code : 0238
Consideration : Rs. 3,73,86,900/-
Freehold Charges : Rs. 44,86,428/-

Valuation for the : Rs. 4,18,73,328/-
Purposes of payment of
stamp duty
Advance paid : Rs. 3,33,29,669/-
Stamp Paid : Rs. 29,32,000/-

SUMMARY OF DEED

1. Type of Land : Commercial/Facilities
2. Ward : Sharda Nagar
3. Mohalla : Rajni Khand, Sharda Nagar
Scheme, Lucknow
4. Details of Property : Plot No. Facilities -2
5. Unit of Measurement in : Sq. meter
(Hect./Sq. meter)
6. Area of Property : 1913.18 Square meter
7. Details of Road : No any
(As per Schedule)
8. Other details : 12 meter wide road
(9 mtr. Road/corner etc.) & Corner
9. Type of Property : Commercial/ Agency/ Godown

BOUNDARIES :

North : School;
South : 12 meter wide road;
East : 9 meter wide road;
West: : 9 meter wide road;

Number of First Party (1)

Details of Seller

LUCKNOW DEVELOPMENT AUTHORITY, Lucknow through
Prabhari Adhikari (Sampatti), Sri Amit Rathore office situated at
Pradhikaran Bhawan, Vipin Khand, Gomti Nagar, Lucknow.

Number of Second Party (1) **Details of Purchasers**

M/s A&P Lucknow Constructions

Amit Rathore

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]
[Signature]
Partner

M/S A & P Lucknow Constructions represented through its present Partners

A. Mr. Arpit Yadav son of Mr. S.R. Yadav, Resident of 2/115 Vinay Khand Gomti Nagar Lucknow.

B. Mr. Harsh Kumar Gaur Son of Mr. R.C. Gaur Resident of 19-B Sunderbagh Lucknow.

AGREEMENT TO SELL WITH POSSESSION

THIS AGREEMENT TO SELL entered between **LUCKNOW DEVELOPMENT AUTHORITY** Lucknow through **Prabhari Adhikari (Sampatti) Sri Amit Rathore**, office situated at **Pradhikaran Bhawan, Vipin Khand, Gomti Nagar, Lucknow** (hereinafter referred as the "**SELLER/FIRST PARTY/L.D.A.**", which expression unless repugnant to the context shall always mean and include the seller itself, its executors, administrators, legal representatives and assigns) on the **ONE PART**.

AND

M/S A & P Lucknow Constructions represented through its present Partners **Mr. Arpit Yadav** son of Mr. S.R. Yadav, Resident of 2/115 Vinay Khand Gomti Nagar Lucknow and **Mr. Harsh Kumar Gaur** Son of Mr. R.C. Gaur Resident of 19-B Sunderbagh Lucknow. (hereinafter referred to as the "**PURCHASER/SECOND PARTY**" which expression unless repugnant to the context shall always mean and include the purchaser itself, its Partners, Directors executors, administrators, legal representatives and assigns) on the **OTHER PART**.

WHEREAS, the land was acquired in public interest by the Lucknow Development Authority under Rae Bareilly Road, Sharda Nagar Scheme, Lucknow under the provisions of Land Acquisition Act, 1894. And after acquisition of land the seller amongst others has developed the land popularly known as Rajni Khand, Rae Bareilly Road, Sharda Nagar Scheme, Lucknow and as such the seller possess the land which is free from all encumbrances.

AND WHEREAS, the tenders for disposal of Commercial Plot in Rajni Khand, Sharda Nagar Scheme, Lucknow, were invited by making publication in the Daily News Paper "Dainik Jagaran", dated 02.03.2019 Edition, and the tenders were submitted and the open auction was made in presence of the Auction Committee on 28.03.2019.

AND WHEREAS, vide letter No. 3753/J.S.-D/19, dated 16.04.2019 the purchaser was informed that bid pertaining to Plot No. Facilities -2, bearing an area of 1913.18 sq. meter, Rajni Khand, Sharda Nagar Scheme, Lucknow, has been approved by the Vice-Chairman, and since Rs.

M/S A & P Lucknow Constructions

Amit Rathore
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

Arpit
Harsh

37,00,000/- as token money was already deposited along with tender at the time of auction, as such the purchaser was required to further deposit a sum of Rs. 56,20,500/-, so as to make total deposit of 25% of the cost of the plot according to terms and conditions of auction, so that the allotment letter may be issued.

AND WHEREAS, the purchaser in compliance of the aforesaid letter has deposited Rs. 93,20,500/- within time. However, the allotment letter vide dispatch no. 405/J.S./19, dated 11.06.2019 was issued to the purchaser and through the said letter the estimated area of Plot No. Facilities -2, was shown as 1907.40 sq. meter and the estimated cost was shown as Rs. 3,72,73,857/-. And thereby the purchaser was required to make payment of rest 75% amount in 20 quarterly installment with interest @ Rs. 19,22,741/- each commencing from 01.08.2019.

AND WHEREAS, at the time of sending the allotment letter, the calculation was made regarding expected area of land as 1907.40 sq. meters, but at the time of preparation of lease plan, the land area of the said plot was found as 1913.18 (One Thousand Nine Hundred Thirteen point One Eight) sq. meters only, as such according to costing of land pertaining to 1913.18 (One Thousand Nine Hundred Thirteen point One Eight) sq. meters land, the cost of land has arrived upon Rs. 5,03,05,549.50 or say Rs. 3,73,86,900/-, out of which the purchaser has already deposited a sum of Rs. 3,33,29,669/- and the remaining to be paid by the purchaser with interest in installments @ Rs. 19,22,741/- each.

AND WHEREAS, in addition to the payment of aforesaid cost of land amounting to Rs. 3,73,86,900/-, the purchaser is further required to pay the freehold charges @ 12% of the cost of land which comes to Rs. 44,86,428/-. The purchaser is also required to pay a sum of Rs.5,500/- as water sewer charges.

AND WHEREAS, in this manner pertaining to Plot No. Facilities -2, bearing an area of 1913.18 (One Thousand Nine Hundred Thirteen point One Eight) sq. meters, the deposits made by the purchaser from time to time till date. As such total deposit till date comes to Rs. 3,33,35,669/- out of which Rs. 5,500/- deposited towards water, sewer and processing charges is not included in consideration amount. As such the actual deposit as advance money in the aforesaid manner comes to Rs.3,33,29,669/-.

AND WHEREAS, the purchaser has since deposited above 25% cost of land and has also deposited the freehold charges, as such he has requested to take the rest amount in installments under the rules, and has requested for execution of the agreement as provided under the terms and conditions of tender notice, so that after taking possession, he may be able to raise construction upon the said land in accordance with the sanctioned Map Plan.

M/s A&P Lucknow Constructions

Anant Rathore

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]
Partner

AND WHEREAS, at the time of the Auction and Allotment the Purchaser Firm M/S A & P Lucknow Construction was represented through its partners Mr. Abhishek Yadav S/O Mr. Kamta Prasad Yadav R/o 5/50, Vinay Khand-5, Gomti Nagar Lucknow and Mr. Piyush Rai S/O Mr. Brijesh Rai R/o Post Mataulipur, Village Mataulipur, Azamgarh U.P.. Mr. Piyush Rai tendered his resignation from the M/S A & P Lucknow Construction on 18th December 2020 and name of Mr. Harsh Kumar Gaur S/o Shri R.C. Gaur was added as New partner in M/S A & P Lucknow Construction. Subsequently Mr. Abhishek Yadav also tendered his resignation from M/S A & P Lucknow Construction on 21st January 2021 and Mr. Arpit Yadav S/o Mr. Sant Ram Yadav was added as new partner in the firm. The names of both new partners are being changed in documents related with firm including the Bank Accounts from which all the money transactions related with the present Plot No. Facility - 2 Rajni Khand Sharda Nagar Lucknow are being done. Both the partners have also furnished an affidavit on that behalf along with all relevant documents. Since a Firm is Legal entity which can be represented through different partners as per law, so there is no legal lacuna in executing agreement with the present partners hence the necessity for execution of the present agreement to sell.

HENCE THIS AGREEMENT TO SELL WITNESSETH AS UNDER

1. That in consideration amounting to the premium amount of Rs. 3,73,86,900/- (Rupees Three Crore Seventy Three Lakh Eighty Six Thousand Nine Hundred Only) alongwith 12% freehold charges amounting to Rs. Rs. 44,86,428/- (Rupees Forty Four Lakh Eighty Six Thousand Four Hundred Twenty Eight Only) payable upon the said amount, the seller/L.D.A. has agreed to sell the Plot No. Facility-2 (Facility - Two), bearing an area of 1913.18 (One Thousand Nine Hundred Thirteen point One Eight) sq. meters, situated at Rajni Khand, Sharda Nagar Scheme, Lucknow in favour of the purchaser, morefully described in "Schedule of Property" given at the foot of this Deed and marked with Italic lines in the annexed plan which forms part of this deed.
2. That the total freehold charges amounting to Rs. 44,86,428/- have been deposited by the purchaser. The purchaser has already paid a sum of Rs.3,33,29,669/- which more than 25% of the total premium amount of Rs. 3,73,86,900/-. And the rest amount has been agreed to be paid which is payable with interest by the purchaser in quarterly installments.
3. That it shall be compulsory for the purchaser to make payment of each installment strictly on due date and if the purchaser may fail to deposit the installment on due date then the penal interest shall be charged @ 18% which shall be yearly compounded.

M/S A & P Lucknow Constructions

Anil Rathore
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]
Partner

4. That according to policy laid down by the Government of Uttar Pradesh vide G.O. dated 10th May, 1995, the provision for converting the properties into freehold has been provided by charging 12% freehold charges. And as such the freehold charges amounting to Rs. 44,86,428/- have been deposited by the purchaser prior to execution of the present agreement to sell, as such upon completion of payment of total installments due alongwith any other dues, if any, found payable in this regard according to law, the land hereby agreed to be sold in favour of the purchaser shall be transferred and sold as freehold by Lucknow Development Authority in favour of the purchaser.
5. That in case of default in making payment of installments as given in Para-2 above as well as in violation of terms and conditions as contained in the present document, the dues whatsoever may be found payable, the seller shall have right to recover the same with interest from the purchaser as arrears of land revenue. In the same sequence it is submitted that if the purchaser may fail to deposit four consecutive installments then the Vice-Chairman shall have power to pass any suitable order against the purchaser under the Rules of L.D.A.
6. That the terms and conditions of the allotment as well as the terms contained in the tender notice shall also be equally applicable upon the purchaser.
7. That the land has been allotted on the principle of as it is where it is basis and only external development like approach road, S.W. Drain, Trunk Sewer and source of electricity shall be provided. The seller shall not be responsible for any water system or source and purchaser shall have to develop its own plot out of its own cost and expenses.
8. That possession of land has been delivered to the purchaser at the time of execution of the present deed.
9. That the second party shall raise constructions according to plan duly approved in this regard from the Competent Authority L.D.A. Lucknow for Commercial Facilities purposes preferably within a period of 5 years or within such a period as the rules may permit.
10. That the second party shall be free to make the building plan on the above land according to its design & Architecture as per rules and submit them before L.D.A. for approval and LDA after due deliberation will approve the building plan according to rules. The second party shall be free to make constructions as per the approved plan and float the scheme for the general public.

M/s A&P Lucknow Constructions

Anil Rathore
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]
Partner

11. That No-objection certificate as may be required for sanction of map from Concerned Departments as the case may be shall be obtained by the purchaser/second party at his/their own cost and expenses
12. That the second party covenants with the first party to abide by all the rules, regulation passed by L.D.A./State Government from time to time and the same shall be binding and applicable upon the purchaser.
13. That the ground coverage shall be permissible maximum 40% of the land area and the FAR shall be 1.50.
14. That the set-backs shall be applicable in accordance with मवन निर्माण एवं विकास उपविधि 2008 or according to rules as may be applicable at the relevant time.
15. That height of the building shall be in accordance with the provision as may be permissible according to no-objection given by the Air-Port Authority.
16. That the parking shall be provided by the second party according to law on the following principle as "पार्किंग - प्रति 100 वर्गमीटर तल क्षेत्रफल समान कार स्थल 1.5" or as the rules of the relevant period may permit.
17. That the purchaser shall also be bound to raise construction with a provision of anti earth quack system including the provision for rain water harvesting and making provision according to rules of Fire fighting.
18. That after raising full constructions and complete development of the property over the land in question the purchaser shall have to obtain the Completion Certificate from the Competent Authority as provided under the provisions of U.P. Urban Planning and Development Act, 1973.
19. That the purchaser shall either before or after execution of sale deed pertaining to Plot No. Facility-2 as mentioned in "Schedule of Property" shall have no right to make transfer of land by making sub-division of the plot by metes and bounds allotted to him, the purchaser shall also have no right to make land use other than the purposes it is meant for as described above. It is hereby provided that in case of violation of the said term the Vice Chairman, L.D.A. shall have power to take any action as may be deemed fit and proper.
20. That the purchaser shall have no right to mortgage the property without obtaining written permission in this regard from the Seller/L.D.A. And in this sequence it is hereby clarified that even if the permission to mortgage the property is granted by Lucknow Development Authority, but ownership rights shall always continue with the Seller/L.D.A. And

M/s A&P Lucknow Constructions

Anil Rathore
 प्रभारी अधिकारी (सम्पत्ति)
 लखनऊ विकास प्राधिकरण
 लखनऊ

[Signature]
[Signature]

the L.D.A. shall have first lien/charge over the property in comparison to anybody including mortgagor and as such it is clarified that till the full and complete sale consideration amount with interest and all other dues like lease rent and freehold charges including any kind of other dues which-so-ever may be found payable by the purchaser to the Seller/L.D.A. are recovered and paid, the first right to recover the same shall always be vested in L.D.A.

21. That apart from the payment of consideration amount with interest as mentioned in the present deed, the purchaser shall also be responsible to make such other payments as may be demanded by L.D.A. in this regard due to reason that if in future the seller may be directed to make payment towards compensation to the farmers on higher rate under the judgment and order passed by court of law, then the seller shall be entitled to make demand pertaining to increased amount of compensation payable to the farmers in proportionate manner and upon such demand in future, the purchaser shall be liable to make payment of the aforesaid amount lawfully demanded by L.D.A. for making payment to farmers towards increased amount of compensation. And the purchaser covenant to abide by the same.
22. That in case at any time it may be found that the second party have obtained the allotment by fraud or mis-representation, undue influence etc. then the allotment will be cancelled and if a sale deed is executed on the basis of such allotment obtained by fraud, undue influence etc. then the sale deed will also be cancelled and 50% of the sale price will be forfeited.
23. That it is to clarify and the second party/purchaser has undertaken and covenant with the seller, that in case of any omission or misinterpretation, if any, rule or directions or miscalculation, the premium/consideration amount may be found as less charged by L.D.A. in all such circumstances the purchaser shall be bound to remove such deficiency and shall make the payment good as may be actually admissible according to law and demanded by the seller.
24. That in case of any dispute arising out of these presents pertaining to the property in question, then the matter shall be referred for arbitration to the Arbitrator duly nominated and appointed by the Vice Chairman L.D.A. The decision given by the Arbitrator shall be final and binding upon both the parties.
25. That as already mentioned above the purchaser shall have to raise construction upon the allotted land for Commercial Facilities purposes/ for construction of Commercial Shops in accordance with the Map plan duly sanctioned from the Competent Authority. Although the purchaser can make allotment of constructed units to prospective buyers, but he shall have no right to execute the sale deed in favour of the prospective

M/s A&P Lucknow Construction

Anand Raghav
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

[Signature]
[Signature]

buyer till the sale deed pertaining to land in question is executed by Lucknow Development Authority in favour of the purchaser after making full and final payment and it is duly registered under the law.

26. That no legal proceedings of any kind may be commenced beyond the territorial limits of Lucknow Jurisdiction.

27. That the expenses for execution and registration of this deed shall be borne by the purchaser.

28. That although the present document is agreement to sell upon which 2% stamp duty is payable upon the consideration amount. But since the possession is agreed to be delivered to the purchaser after execution of present agreement to sell, hence full stamp duty @ 7% upon the total consideration amount becomes payable. As such the valuation for the purposes of payment of stamp duty, the land in question has been allotted in consideration to the premium amount of Rs. 3,73,86,900/- and 12% free hold charges payable upon the said amount comes to Rs. 44,86,428/-. In this manner the total consideration payable by the purchaser to the seller including freehold charges comes to Rs. 4,18,73,328/-, upon which stamp duty worth Rs. 29,31,132.96/- becomes payable, hence the stamp duty amounting to Rs. 29,32,000/- has been paid herewith by the purchaser, through e-stamp certificate No. IN-UP25971537582482T, dated 08 November, 2021 And e-stamp certificate No. IN-UP30987112397303T dated 12-November-2021. In such manner it is clarified that full stamp duty as payable upon the sale deed in respect of the aforesaid land stands paid by the purchaser/second party at the time of present agreement to sell. As such upon completion of payment of installments, the formal sale deed shall be executed by the seller in favour of the purchaser.

SCHEDULE OF PROPERTY AGREED TO BE SOLD

All that piece and parcel of Plot No. Facility -2, bearing an area of 1913.18 (One Thousand Nine Hundred Thirteen point One Eight) sq. meters only, situated at Rajni Khand, Sharda Nagar Scheme, Ward-Sharda Nagar, Lucknow, delineated and marked with Italic Lines in the annexed map plan which forms part of this deed. The boundaries of the allotted land are as under :-

North	:	School;
South	:	12 meter wide road;
East	:	9 meter wide road;
West:	:	9 meter wide road;

IN WITNESS WHEREOF, Sri Amit Rathore as Prabhari Adhikari
(Sampatti Lucknow Development Authority, Lucknow for and on behalf of the seller/first party and Mr. Arpit Yadav and Mr. Harsh Kumar Gaur,

M/s A&P Lucknow Constructions

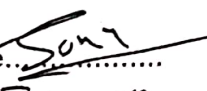
Amit Rathore
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

Arpit Yadav
Partner

both as Partners M/S A & P Lucknow Constructions the purchaser in person, have appended their hands to these presents in presence of the witnesses at Pradhikaran Bhawan, Vipin Khand, Gomti Nagar Scheme, Lucknow on the day, month and year mentioned below.

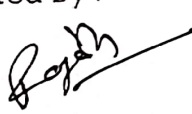
Lucknow/Dated : .2021

Witnesses :-

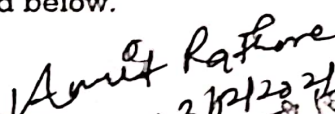
1. Signature... 
.....
L.D.A., Lucknow
2. Signature... 
.....
Sri. Madan Lal Swamikan.
Kanaushi Monak. Nojan.
Alambagh LKO



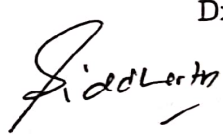
Prepared By :-


(RAJESH KUMAR GOND)
Dealing Clerk



- 
03/12/21
For and on behalf of
Seller/L.D.A./First Party
लखनऊ विकास प्राधिकरण
1. 
Mr. Arpit Yadav
M/S A & P Lucknow Constructions
 2. 
Mr. Harsh Kumar Gaur
(Purchasers/Second Party)

Drafted By :-


(Siddharth Vikram Asthana)
Advocate
Counsel For L.D.A.
Mob. No. 9889844757


L.D.A.

बही स०: 1

रजिस्ट्रेशन स०: 38821

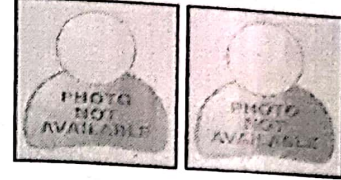
वर्ष: 2021

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

इस बात से संतुष्ट हो जाने पर कि इस लेखपत्र का
निष्पादन

श्री लखनऊ विकास प्राधिकरण द्वारा प्रभारी अधिकारी श्री
अमित राठौर, प्राधिकरण भवन

ने अपने पद के अधिकार से किया है इसलिए उनकी
उपस्थिति और हस्ताक्षरों की आवश्यकता नहीं है और
लेखपत्र रजिस्ट्रीकरण के लिए स्वीकार किया गया।



क्रेता: 1

श्री ए एण्ड पी लखनऊ कंस्ट्रक्शन्स के द्वारा अर्पित यादव,
पुत्र श्री सन्तराम यादव

निवासी: 2/115 विनय खण्ड गोमती नगर लखनऊ

व्यवसाय: व्यापार

क्रेता: 2



श्री ए एण्ड पी लखनऊ कंस्ट्रक्शन्स के द्वारा हर्ष कुमार
गौड़, पुत्र श्री आर सी गौर

निवासी: 19 बी सुन्दर बाग अमीनाबाद लखनऊ

व्यवसाय: व्यापार

ने निष्पादन स्वीकार किया। जिनकी पहचान

पहचानकर्ता: 1

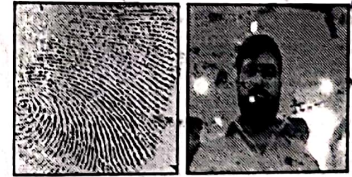


श्री सोनू स्वर्णकार, पुत्र श्री मदनलाल स्वर्णकार

निवासी: 555 क/707 कनौसी मानक नगर आलमबाग
लखनऊ

व्यवसाय: व्यापार

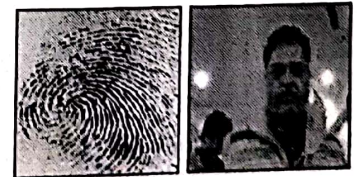
पहचानकर्ता: 2



श्री प्रदीप कुमार केसरवानी, पुत्र श्री स्व राम चन्द्र वैश

निवासी: लखनऊ विकास प्राधिकरण

व्यवसाय: नौकरी



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

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

मस्तराम गुप्ता (प्रभारी)
उप निबंधक: सरोजनीनगर

लखनऊ

ओम प्रदीप सिंह
निबंधक लिपिक

LUCKNOW DEVELOPMENT AUTHORITY



APPROVED TO SRI/SMT. : श्री ए.एस.सी. लखनऊ कंस्ट्रक्शंस

HOUSE NO.

FACILITIES-2

(28.80+29.00)/2MT X 66.20 MT

1913.18 SQ.MT.

BOUNDARY:

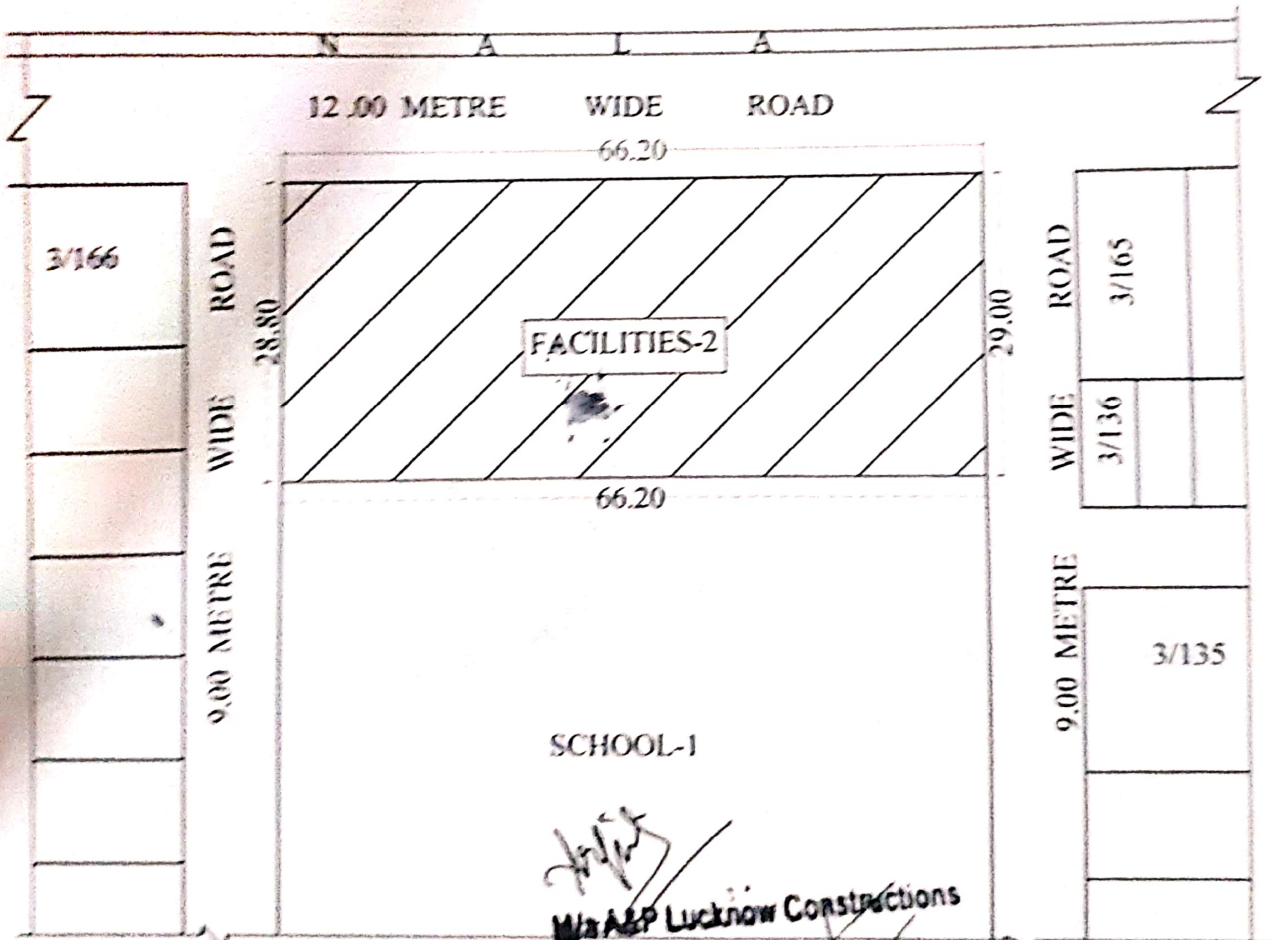
NORTH : SCHOOL

SOUTH : 12.00 MT. WIDE ROAD

EAST : 9.00 MT WD RD

WEST : 9.00 MT. WIDE ROAD

RAJANI KHAND, RAIBARELLY ROAD, LUCKNOW.



Amrit Rathore

M/A A.P. Lucknow Constructions

[Signature]

REF. FILE NO.

IC.T.P. INDEX 20

DATE : 23.10.2020

प्रमाणित अधिकारी (सिम्पल्टि)
सहस्रक विकास प्राधिकरण

THIS SITE PLAN IS PREPARED ON THE BASIS OF APPROVED LAYOUT PLAN OF RAJANI KHAND, SHARDA NAGAR SCHEME LUCKNOW.

THIS PLAN IS PREPARED AS PER REPORT GIVEN BY L.E.A. ON 11/10/2020.

THIS SITE PLAN ISSUED AS PER C.T.P. ORDER GIVEN ON FILE NO. E-30 RAIBARELLY KHAND DT. 11/09/19 BY A.P.A. LEVEL.

MURARI LAL

D./MAN 31/10/2020

VIKRAM SINGH

आवेदन सं०: 202101041050167

बही संख्या 1 जिल्द संख्या 7596 के पृष्ठ 319 से 342 तक क्रमांक
38821 पर दिनांक 04/12/2021 को रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

मस्तराम गुप्ता (प्रभारी)

उप निबंधक : सरोजनीनगर

लखनऊ

04/12/2021



Uttar Pradesh Government

लखनऊ

प्रस्तुतकर्ता अथवा प्रार्थी द्वारा रखा जाने वाला

उपनिबन्धक सरोजनीनगर लखनऊ क्रम 2021367052554

आवेदन संख्या : 202101041050167

लेख या प्रार्थना पत्र प्रस्तुत करने का दिनांक 2021-12-04 00:00:00

प्रस्तुतकर्ता या प्रार्थी का नाम अर्पित यादव

लेख का प्रकार विक्रय अनुबंध विलेख

प्रतिफल की धनराशि 37386900 / 4187400.00

1. रजिस्ट्रीकरण शुल्क 418740

2. प्रतिलिपिकरण शुल्क 80

3. निरीक्षण या तलाश शुल्क

4. मुख्तार के अधिप्रमाणीकरण लिए शुल्क

5. कमीशन शुल्क

6. विविध

7. यात्रिक भ्रमा

1 से 6 तक का योग 418820

शुल्क समूल करने का दिनांक 2021-12-04 00:00:00

दिनांक जब लेख प्रतिलिपि सा तलाश

प्रमाण पत्र वापस करने के लिए तैयार होगा 2021-12-04 00:00:00

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर