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13430/12

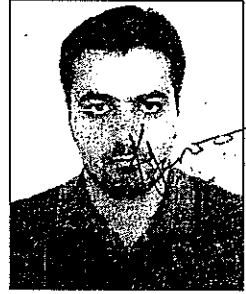
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उत्तर प्रदेश UTTAR PRADESH

B 954558

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238



DETAILS OF INSTRUMENT IN SHORT

Pargana/Ward	: Lucknow
Village	: Ghaila
Details of Property	: 1/4 th undivided share in Plot Khasra No. 124-Kha
Standard of measurement	: Hectare

इमलाका/सहकारी अग्रवाल रजिस्ट्रार लि० लखनऊ
31/11/2014

सचिव

S.A. INFRABUILD PVT. LTD.

DIRECTOR

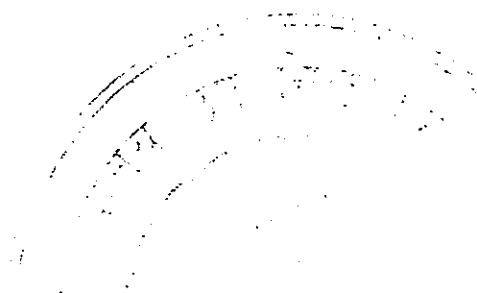


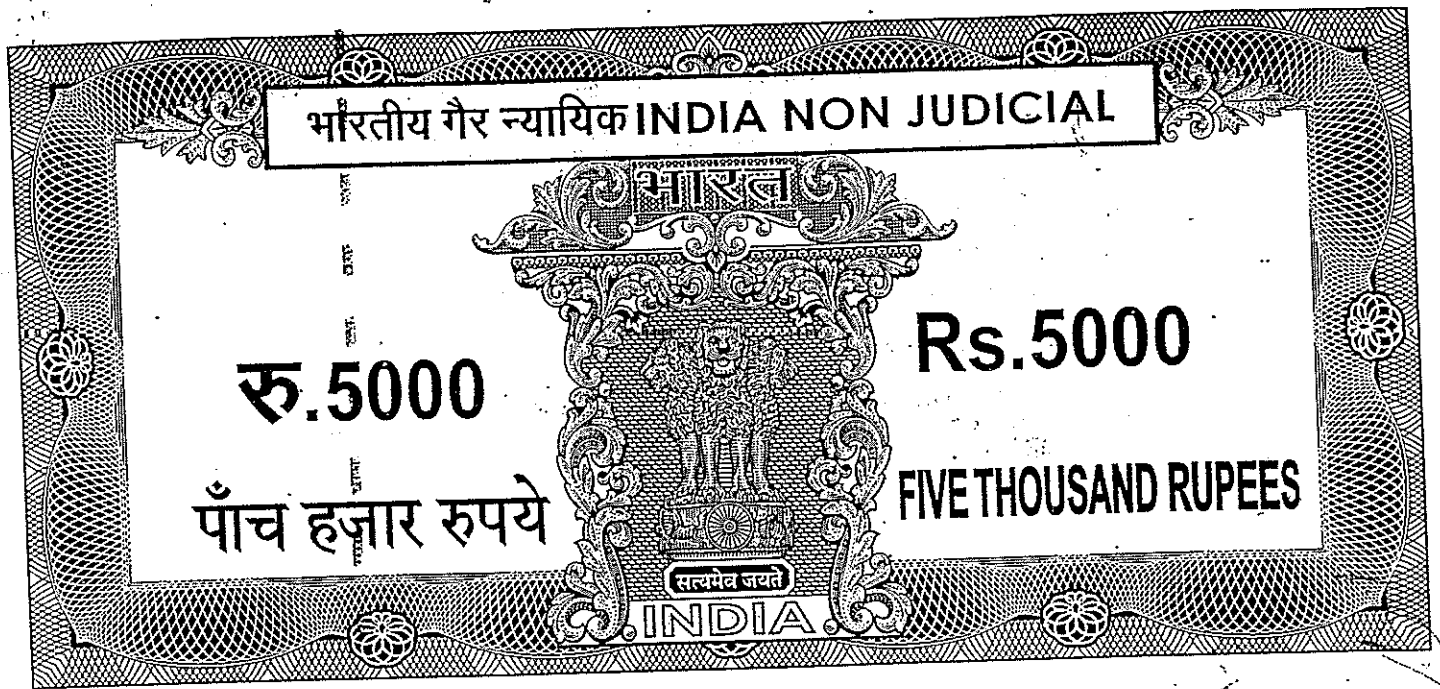
Date: 15.2.72

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राष्ट्रपति - श्री जवाहर लाल नेहरू

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उत्तर प्रदेश UTTAR PRADESH

AD 328718/8

10 JUL 2017

- 2 -

Area of Property	:	0.3040
Type of Property	:	Agricultural Land
Consideration	:	Rs. 4,50,000/-
Valuation	:	Rs. 4,75,000/-
Stamp Duty paid	:	Rs. 33,250/-
No.of persons in First Part(1) No.of persons in Second Part(1)		
Details of Seller	:	Details of Purchaser
IMLAQ SAHKARI		S.A. INFRABUILD PVT.
AVAS SAMITI LTD.,		LTD., A company

इमलाक/सहकारी आवास समिति लि० लखनऊ

समिति अध्यक्ष

सचिव

S.A. INFRABUILD PVT. LTD

[Signature]
DIRECTOR

आदर्श कौषागार, लखनऊ

दिनांक 19.7.12

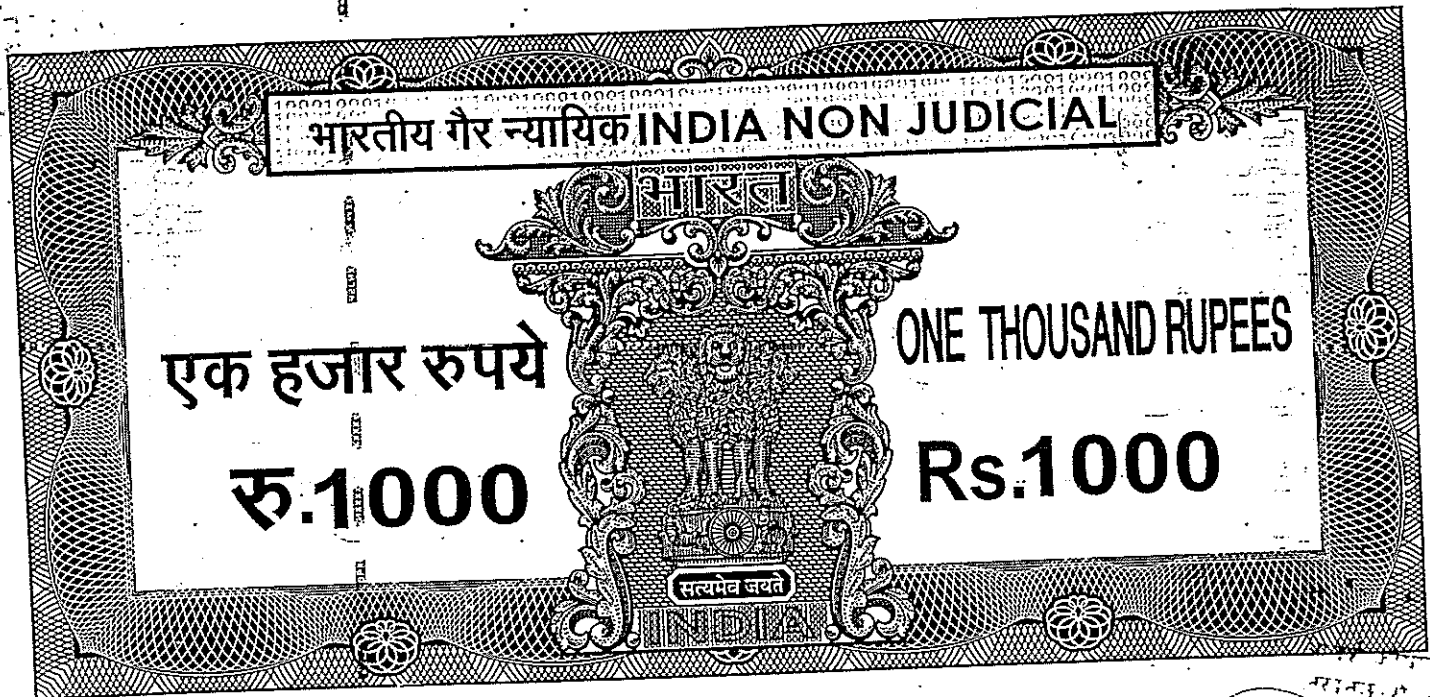
मूल्य जनरल स्टाम्प

नाम २५.२५ कि इ. प्रुबि. ० प्रि. मो. प्रुबि. प्रुबि.

द्वारा

सि. रु. डिया





उत्तर प्रदेश UTTAR PRADESH

AA 406427

11 Jul 2017

- 3 -

Lucknow, a Society registered under the Societies Registration Act, having Registration No. 137-Ka, through its Secretary IMTIYAZ AHMAD

registered under the Companies Act, having its registered office at 51/69, Dum Dum Road No. 3, Hari Kali Colony, Kolkata-700074 (West Bengal), through its Director Mohd. Kareem Farooqi

इमलाफ सहकारी आवाज समिति लि० लखनऊ

सचिव

सचिव

5.1.17

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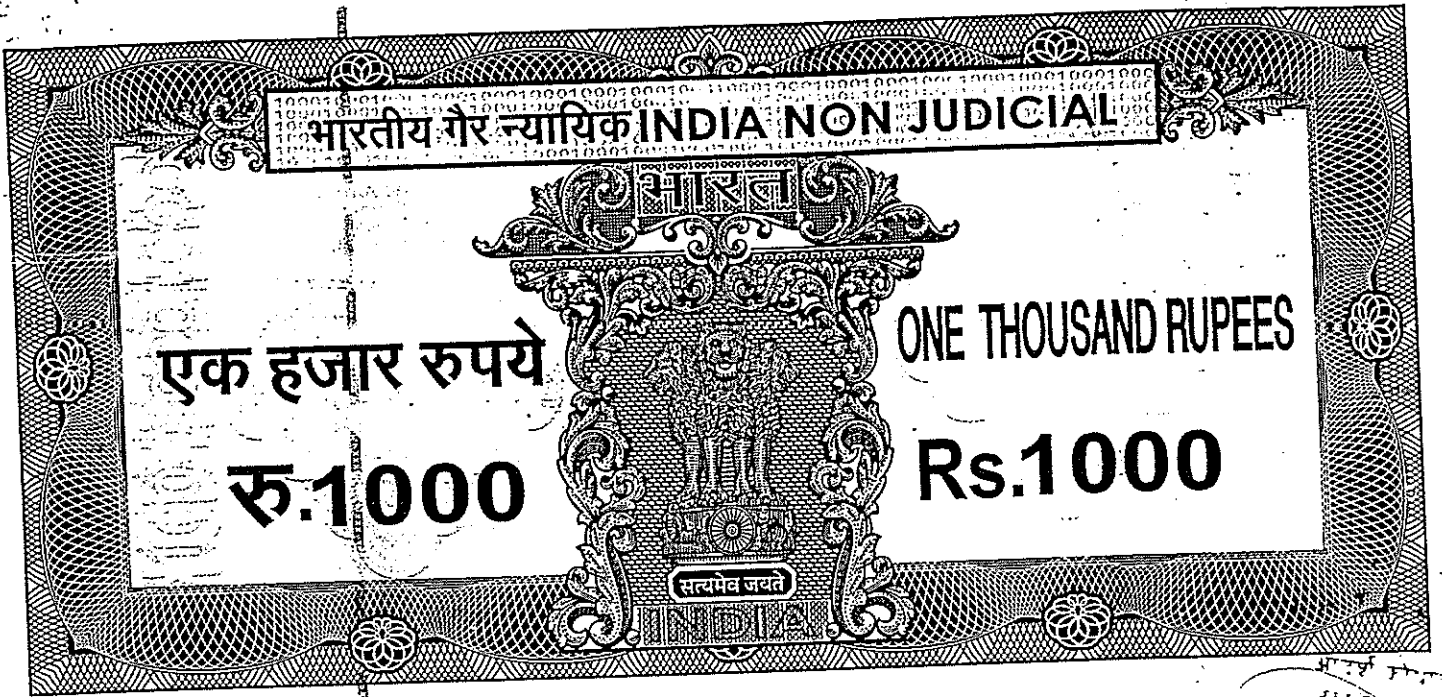
Date: 19.7.12

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22/11/2019

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उत्तर प्रदेश UTTAR PRADESH

MA 406428

- 4 -

SALE DEED

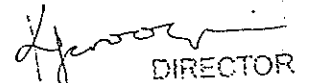
THIS SALE DEED MADE ON this 25th day of July, 2012 BY IMLAQ SAHKARI AVAS SAMITI LTD., Lucknow, a Society registered under the Societies Registration Act, having Registration No. 137-Ka; through its Secretary IMTIVAZ Ahmad (hereinafter referred to as SELLER) IN FAVOUR OF S.A. INFRABUILD PVT. LTD., A company registered

इमलाक सहकारी आवास समिति लि० लखनऊ

25/7/12

सचिव

S.A. INFRABUILD PVT. LTD


DIRECTOR

आदर्श कोषागार, लखनऊ

दिनांक

19.7.12

मूल्य

1/-

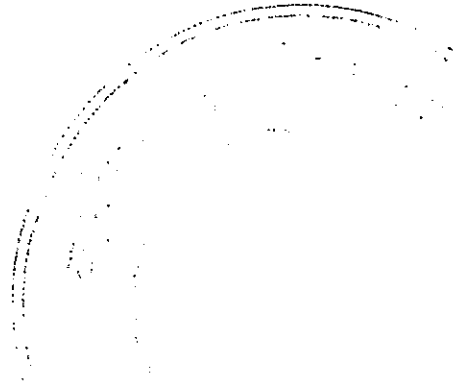
काल दिया

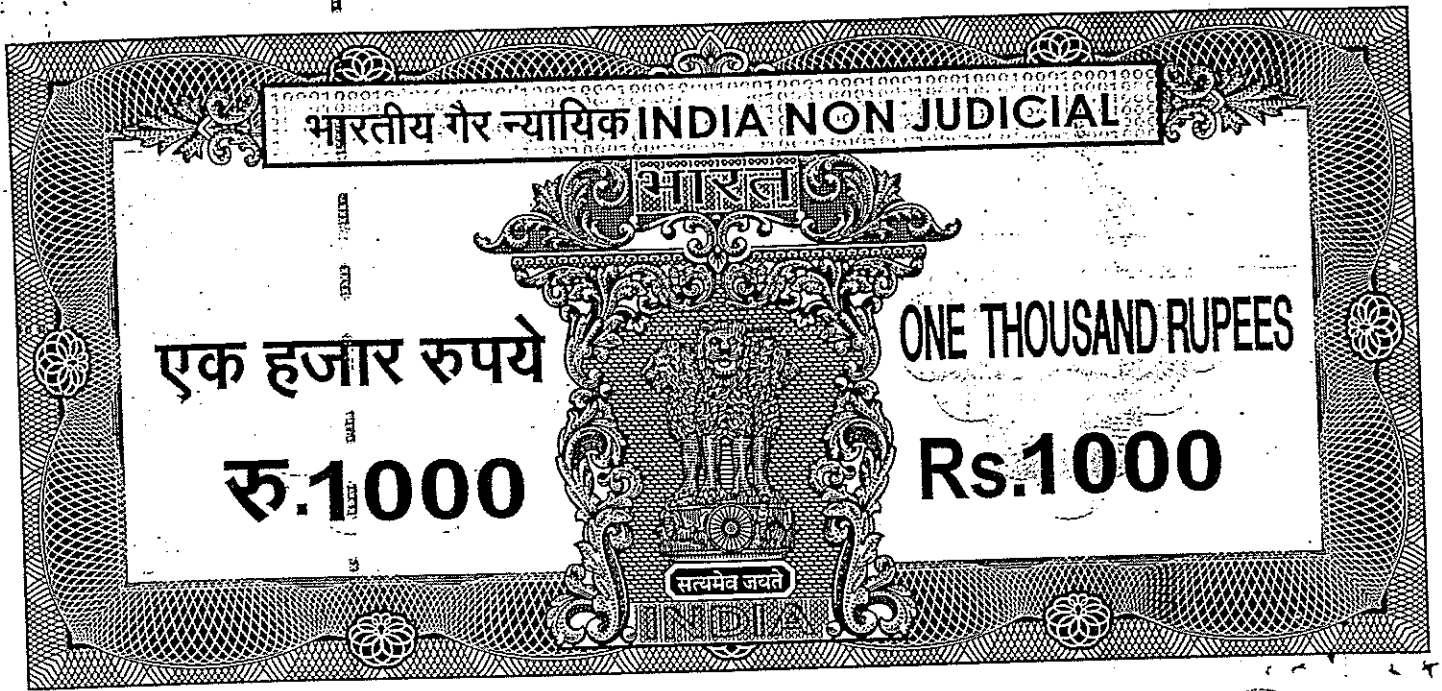
नाम

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द्वारा

सि. वि. वि.





उत्तर प्रदेश UTTAR PRADESH

AA 406431

17 JUL 20

- 5 -

under the Companies Act, having its registered office at 51/69, Dum Dum Road No. 3, Hari Kali Colony, Kolkata-700074 (West Bengal), through its Director Mohd. Kareem Farooqi (hereinafter referred to as PURCHASER).

WHEREAS the seller is the absolute owner and Bhumidhar of 1/4th undivided share i.e. 0.0760 Hectare in Plot Khasra No. 124-Kha measuring 0.3040 Hectare, situate at Village Ghaila, Pargana. Tehsil &

इमलाक सहकारी आवास समिति-लि० लखनऊ

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सचिव

S.A. 406431

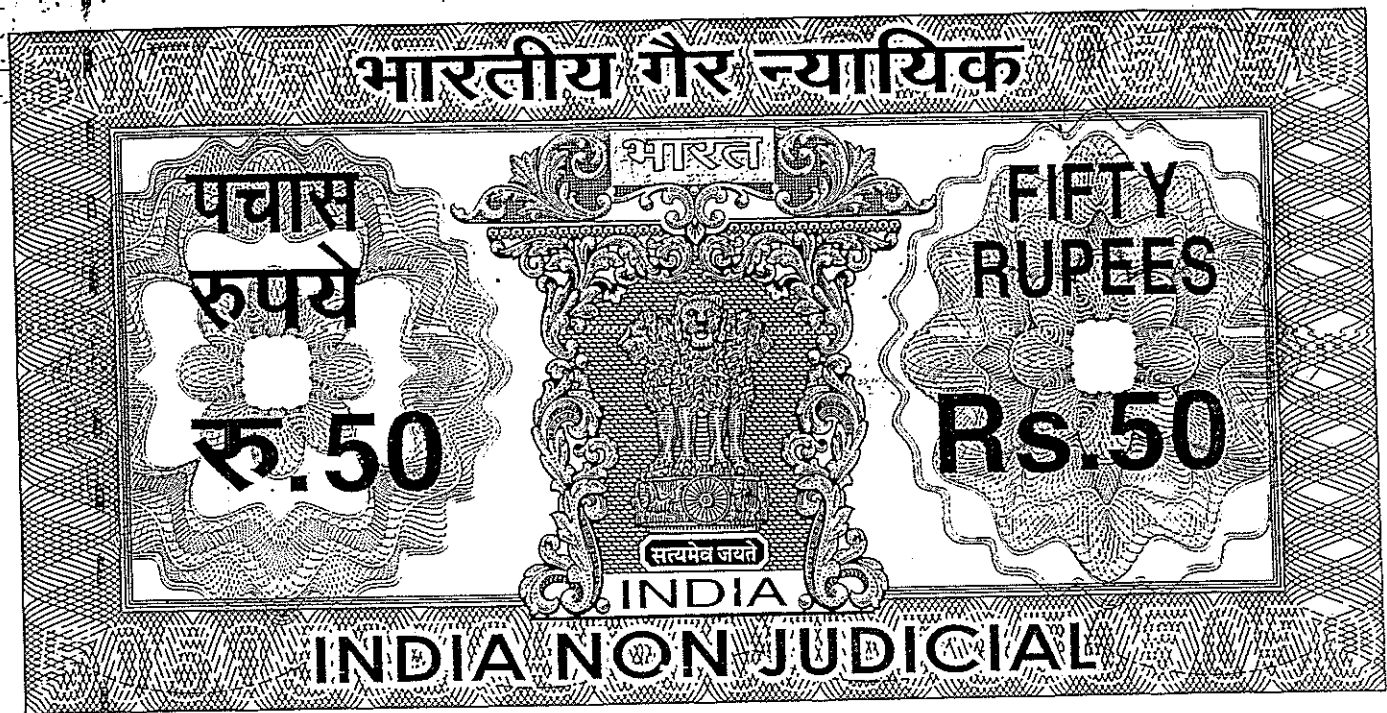
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ଆ.ସ. ଶ୍ରୀ ଜ୍ୟୋତ୍ସନା ଦେବୀ

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उत्तर प्रदेश UTTAR PRADESH

AK 228308

- 6 -

District Lucknow, more specifically detailed in Schedule of property given at the foot of this sale deed.

AND WHEREAS the name of the seller is duly recorded in the revenue records.

AND WHEREAS the seller as absolute owner of 1/4th undivided share in the said property, which is free from all encumbrances whatsoever agreed to sell, transfer and assign absolutely the said property to the

इमलाक सहकारी आवास समिति लि०-लखनऊ

[Signature]

सचिव

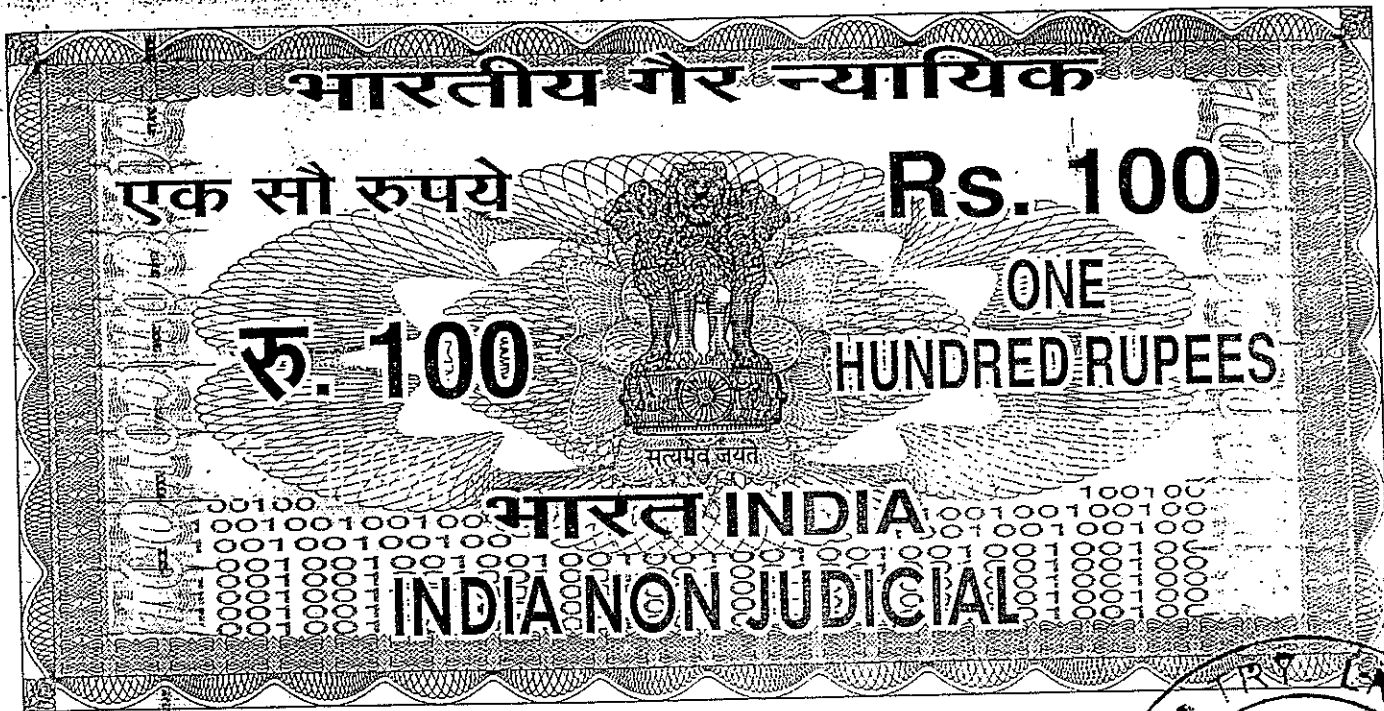
S.A. INFRABUILD PVT. LTD.

[Signature]
DIRECTOR

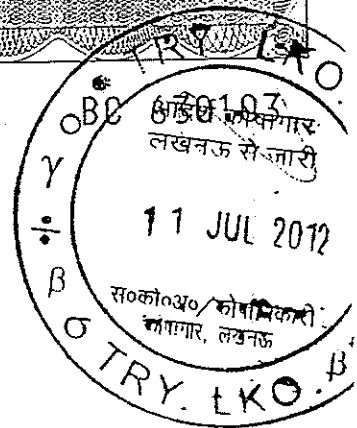
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उत्तर प्रदेश UTTAR PRADESH



- 7 -

purchaser for a consideration of Rs. 4,50,000/- only
(Rupees Four Lacs Fifty Thousand only).

AND WHEREAS the seller has already received
the said consideration amount from the purchaser by
cash before the execution of this sale deed, receipt
whereof is hereby acknowledged by the seller.

S.A. INFRABUILD PVT. LTD

शुभलाक सहकारी आवास समिति लि० लखनऊ

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DIRECTOR

1973

19.7.12

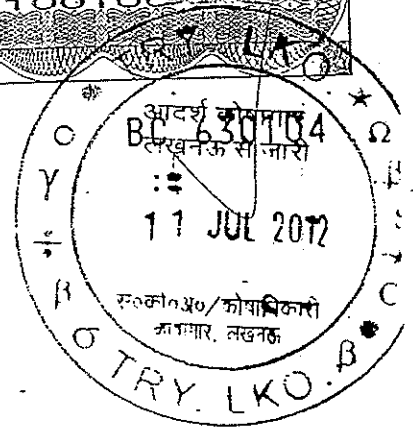
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श.प. (श.प. 5-11) दिनांक 12 जुलै, 1973

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1973



उत्तर प्रदेश UTTAR PRADESH



- 8 -

NOW THIS SALE DEED WITNESSETH AS UNDER:-

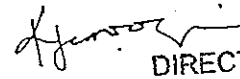
1. That having received the said consideration amount in the manner detailed above, the seller doth hereby sells, conveys and assigns absolutely to the purchaser the said plot mentioned above and all that it has including all rights of easement and appurtenances attached thereto; TO HOLD and possess the same unto and use and enjoy the same as absolute owner thereof.

हमलाक सहकारी आवास समिति लि० लखनऊ

5/8/2012 3/5/12

सचिव

S. A. INFRABUILD PVT. LTD.


DIRECTOR

2. That the seller has handed over the vacant possession of the plot mentioned above to the purchaser with all its rights and privileges so far held and enjoyed by the seller to HOLD and enjoy the same for ever free from all encumbrances whatsoever.
3. That if any person claims through the seller any right or privileges in respect of the said plot mentioned above, it shall be rendered illegal and void by virtue of the present sale deed, and if the purchaser is deprived of the said plot or any portion of the plot mentioned above or any proprietary right therein, by reason of any defect in the title, the seller undertakes to indemnify the purchaser to the extent of such loss or losses as the case may be from his other moveable or immoveable properties wherever found in existence at that time.
4. That the land hereby transferred is agricultural land situate beyond the Municipal limits of Lucknow. It is not situate on any High way/ Janpadiya Marg and is away from Road side. It is situated in Semi Urban Circle as "Ati Vishisht Gram". The total area of land is 0.3040 Hectare, valuation whereof as per rates fixed by the Collector for the purposes of Stamp duty @ Rs. 50,00,000/- only per Hectare comes to Rs. 15,20,000/- only, added with 25% as

इसलिये, मैं, निम्नलिखित निम्नलिखित

१५/७/२०१७

S.A. INFRABUILD PVT. LTD.


DIRECTOR

विक्रय पत्र

9580120-9520

450,000.00 / 475,000.00

~~10,000.00~~ 20 10,020.00 1,000

फीस रजिस्ट्री नकल व प्रति शुल्क योग शब्द लगभग

प्रतिफल

मालियत

इमलाक सह0आ0समि0लि0द्वारा सचिव इम्तियाज अहमद

पुत्र श्री

अहमद रजा

व्यवसाय व्यापार

निवासी स्थायी नादान महल रोड लखनऊ

अस्थायी पता

ने यह लेखपत्र इस कार्यालय में दिनांक 25/7/2012 समय 4:15PM

वजे निबन्धन हेतु पेश किया।

इमलाक सह0आ0समि0लि0द्वारा सचिव इम्तियाज अहमद



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

एच.के.पाण्डेय
उप-निबन्धक (द्वितीय)

लखनऊ

25/7/2012

निष्पादन लेखपत्र बाद मुनने व समझने मजमून व प्राप्त धनराशि रु. प्रलेखानुसार उक्त

क्रेता

विक्रेता

इमलाक सह0आ0समि0लि0द्वारा सचिव इम्तियाज अहमद

पुत्र श्री अहमद रजा

पेशा व्यापार

निवासी नादान महल रोड लखनऊ

एस0ए0इन्फाबिल्ड प्रा0लि0द्वारा निदे. मो0करीम

फारुकी

पुत्र श्री डब्लू एम फारुकी

पेशा व्यापार

निवासी दम दम रोड कोलकता

ने निष्पादन स्वीकार किया।

जिनकी पहचान श्री रजनीश कुमार शर्मा

पुत्र श्री वी0एन0शर्मा

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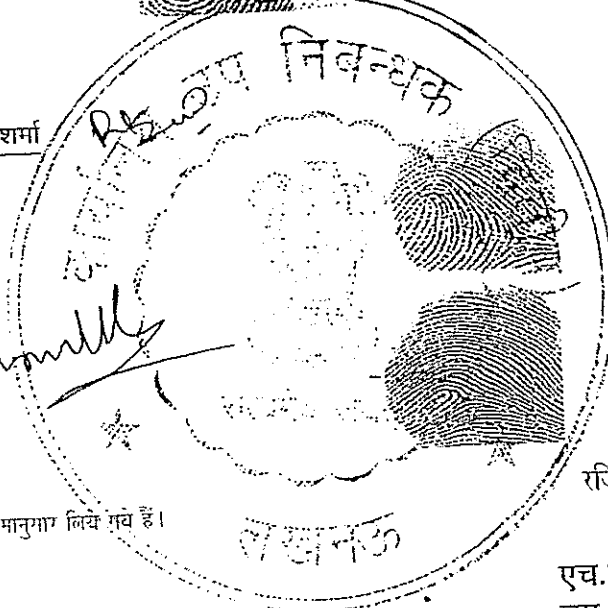
पुत्र श्री नुसरत उल्लाह

पेशा नौकरी

निवासी न्यू बेरी रोड लखनऊ

ने की।

प्रत्यक्षतः भद्र ग्राहियों के निशान अंगुठे नियमानुसार लिये गये हैं।



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

एच.के.पाण्डेय
उप-निबन्धक (द्वितीय)
लखनऊ

the property situated on Link Road, it comes to Rs. 19,00,000/- only. Since only 1/4th undivided share i.e. 0.0760 Hectare in the said land is subject matter of this deed, valuation whereof comes to Rs. 4,75,000/- only. It has no construction & no trees, no tube well. It is situated at more than 100 Meters away from Ring Road.

5. That both the seller and purchaser are not the members of Schedule caste as such there is no impediment for the transfer of the above land.
6. That the land is not subject matter of any acquisition under any of the Scheme notified by Lucknow Development or Housing Board or any other authority.
7. That the expressions "Seller" and the "Purchaser" hereinbefore used unless repugnant to the context mean and shall always mean and include their respective heirs, successors, legal representatives and assigns.

IN WITNESS WHEREOF WE the above named parties hereto have put our respective hands and finger prints to these presents on the date, month and year mentioned first above.

S. A. INFRABUILD PVT. LTD.

इमलाक सहकारी आवास समिति लि० लखनऊ

सचिव

सचिव


DIRECTOR

विक्रेता

Registration No.: 13430

Year : 2,012

Book No. : 1

0101 इमलाक सह0आ0समि0लि0द्वारा सचिव इम्तियाज अहमद

अहमद रजा

नादान महल रोड लखनऊ

व्यापार



SCHEDULE OF PROPERTY

1/4th undivided share in Khasra No. 124-Kha measuring 0.0760 Hectare, situate at Village Ghaila, Pargana, Tehsil & District Lucknow and bounded as below :-

EAST : Plot Khasra Nos. 125

WEST : Plot Khasra Nos. 122 & 123

NORTH : Road 6 Meter wide

SOUTH : Plot Khasra No. 121

WITNESSES :-

1. *Rajkish Kr. Sharma*
V. N. Sharma
Choupadian, Lko.

सहकारी आवास समिति लि० लखनऊ

SELLER

2. *Nasrullah*
S/O N. Ullah
24 New Beor Road
Lko

PURCHASER
S.A. INFRABUILD PVT. LT

DIRECTOR

DRAFTED BY:-

Ranjan
Advocate
Civil Court, Lucknow.

TYPED By:-

Ajeet Kumar
(AJEET KUMAR)
Civil Court, Lucknow.

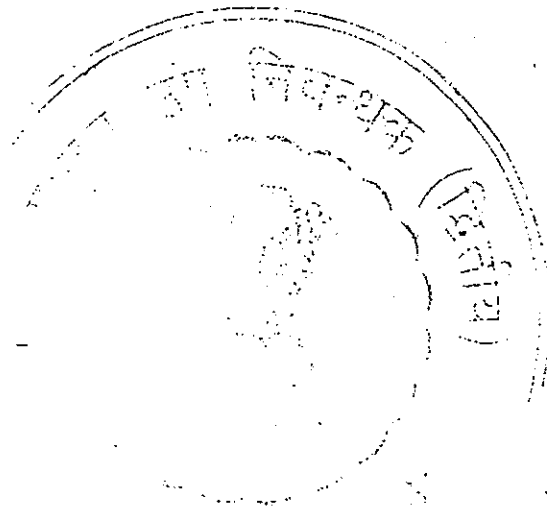
क्रेता

Registration No. : 13430

Year : 2,012

Book No. : 1

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डब्लू एम फारुकी
दम दम रोड कोलकता
व्यापार





100-443887-100

आज दिनांक 25/07/2012 को

वही सं. 1 जिल्द सं. 12847

पृष्ठ सं. 395 से 418 पर क्रमांक 13430

रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

एच.के.पाण्डेय

उप-निबन्धक (द्वितीय)

लखनऊ

25/7/2012

