



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Uttar Pradesh

Signature: *Shubham Gupta* Lic. No.: 92/21
ACC Name: Shubham Gupta
ACC Code: UP14698504
ACC Address: Judges Court
Mobile No: 8699689361
Teh. & Dist: Sadar, Shahjahanpur

e-Stamp

₹750

Certificate No.	: IN-UP39075430311301U
Certificate Issued Date	: 09-Mar-2022 12:10 PM
Account Reference	: NEWIMPACC (SV)/ up14698504/ SHAHJAHANPUR SADAR/ UP-SJH
Unique Doc. Reference	: SUBIN-UPUP1469850468996052402359U
Purchased by	: KRISHANA VERMA SO PRAMOD KUMAR VERMA
Description of Document	: Article 46 Partnership
Property Description	: Not Applicable
Consideration Price (Rs.)	:
First Party	: SHANTANU VERMA SO PRAMOD KUMAR VERMA
Second Party	: KRISHANA VERMA SO PRAMOD KUMAR VERMA
Stamp Duty Paid By	: KRISHANA VERMA SO PRAMOD KUMAR VERMA
Stamp Duty Amount(Rs.)	: 750 (Seven Hundred And Fifty only)

750 750 750 750 750



type below this line
12/03/22 12/03/22 12/03/22

PARTNERSHIP DEED

THIS DEED OF PARTNERSHIP is executed on this 9th day of March, 2022 by and among :-
(1) Smt Neelam Verma W/O Late Shri Pramod Kumar Verma R/O Ram Laxman & Sons, Sadar Bazar, Shahjahanpur(U.P.)242 001 hereinafter to be known as the executant of first part, (First Party),

Continued on page 2

① *Neelam*

② *Shantanu Verma*

③ *Krishna*

0008576919

Notary
Name: *Aravind Kumar Mishra*
Address: *...*
Signature: *Aravind Kumar Mishra*

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.

KRISHANA VERMA SO PRAMOD KUMAR VERMA KRISHANA VERMA SO PRAMOD KUMAR VERMA

(2)

(2) Shantanu Verma S/O Late Shri Pramod Kumar Verma R/O Ram Laxman & Sons Jewellers, Sadar Bazar, Shahjahanpur(U.P.)242 001 hereinafter to be known as the executant of second part, (**Second Party**);

AND

(3) Krishna Verma S/O Late Shri Pramod Kumar Verma R/O Ram Laxman & Sons Jewellers, Sadar Bazar, Shahjahanpur(U.P.)- 242 001 hereinafter to be known as the executant of third part, (**Third Party**).

WHEREAS all the abovementioned parties mutually decided to carry on the business in partnership under the name and style of **M/S R. L. INFRA DEVELOPERS**.

AND WHEREAS the parties hereto deemed it expedient and advisable to reduce the terms in writing to avoid any dispute/ misunderstanding in regard to partnership activities in future.

NOW, THEREFORE, THIS DEED WITNESSETH AS FOLLOWS :-

(1) That the partnership firm shall carry on the business to purchase, sell, develop for sale any real or personal estate including lands, buildings, houses etc and/or construction of residential units like flats, houses, buildings etc. and to carry on the activities as Infrastructure developers, builders, civil contractors, colonizers with all allied and incidental activities and also may carry on agriculture on the plots of land till their final use in its business in the name and style of **M/S R. L. INFRA DEVELOPERS** with office at R. L. Complex, Sadar Bazar, Shahjahanpur(U.P.)-242001.

(2) That the parties shall be at liberty by mutual consent to change the name or place of partnership firm, open its branch/es , handle or undertake some other activities in addition to or in substitution of the activities earlier mentioned , which shall also be governed by this Deed of Partnership.

(3) That all the terms and conditions provided in this Deed of Partnership shall be applicable with effect from 09-03-2022 and partnership shall continue at will until determined.

Continued on page 3

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Virender Kumar
40, Ocate/P...
NO. 4250/...

②

Shantanu Verma

③

Krishna

12/03/22

(3)

(4) That all the parties hereto may contribute capital in cash or by way of plots of land to be used by the firm as stock in trade in its business. The partnership firm shall develop the land so purchased and/or contributed as Stock in trade by the partners and will sell the same either by plotting or by developing the colony etc. on the said land. The firm may also purchase other plot/s of land and property/ies for its business purposes. Initially the parties are contributing plots of land as their capital contribution in the firm. These plots of land are under joint ownership of all the three parties hereto as detailed here under :
Khasra No. 208 measuring 0.120 hectare & Khasra No. 209 measuring 2.157 hectare aggregating to 2.277 hectare situated at Village : Lalpur, Pargana : Jamour, Tehsil : Sadar, Distt : Shahjahanpur. Both plots are bounded as

under:
East
West
North
South

Plot of land(Khasra No. 233) of M/S Kunj Bihari Infra
Plot of land(Khasra No. 185) of Smt Neelam Verma & Others
Plot of land(Khasra No. 206) of M/S Kunj Bihari Infra
Plot of land(Khasra No. 217) of Bhola Ram & Others

(5) Each party shall be entitled to get interest at the rate of 12% per annum (Twelve percent per annum) on his capital contribution, however in case of inadequate profits or loss or otherwise also the rate of interest can be Nil or lower than 12% (twelve percent) as may be mutually agreed upon among the parties from time to time . The firm shall not charge interest from partners on their debit balance/s, if any, in the respective capital accounts.

(6) That in case if extra funds are required by the partnership firm, the same may be raised by all the parties hereto from market ,banking concern or financial institution or individual/s and the interest at the prevailing market rate shall be paid on the funds so raised by the partnership firm.

(7) (i) That the Second and Third Party hereto have agreed to keep themselves actively engaged into the affairs of the partnership firm and they shall be deemed to be acting for himself and as an agent for the remaining Parties. In consideration to the active devotion of time and attention towards the affairs of the partnership firm they shall be deemed as Working Partners and it has been mutually agreed upon among the Parties hereto that they shall be entitled a Remuneration.

(ii) That the total Remuneration payable to working Partner/s shall be worked out at the close of accounting period/ year as a percentage of Book Profit as under :

Amount of Profit	Remuneration Payble
(a) In case of loss.	(a) Nil.
(b) In case of profit up to Rs. 1,50,000/-	(b) The amount of such profit.
(c) In case of profit exceeding Rs. 1,50,000/- but not exceeding Rs. 3,00,000/-.	(c) Rs. 1,50,000/- or 90% of such profit whichever is higher.
(d) In case of profit exceeding Rs.3,00,000/-.	(d) Rs. 2,70,000/- plus 60% of the excess over Rs. 3,00,000/-.

Continued on page 4

① Neelam

②

Shantanu Verma

③

Krishna

Vijendra Kumar Mishra
Advocate/Public Notary
No. 425007 Shahjahanpur

(4)

(iii) That the Book Profit will have the same meaning as defined under Explanation 3 to section 40 (b) (v) of the Income Tax Act, 1961.

(8) That the parties shall be entitled to modify the above terms relating to remuneration payable to partner/s by executing a supplementary/rectification deed and the same, when executed, shall form part of this Deed of Partnership.

(9) That all the necessary and proper books of account shall be kept at the office of partnership firm and shall be open to inspection by the parties hereto at all reasonable times.

(10) That the accounting period of partnership firm shall be financial year i.e. from 1st day of April to 31st day of March each year and the account books so maintained by the firm will be closed on the 31st day of March each year after drawing up a Profit and Loss Account and the Balance Sheet. The net profit/loss of the partnership business after deduction of interest and remuneration payable to partners in accordance with the clauses of this Deed of Partnership shall be divided and distributed among the parties on the close of accounting period/year in following proportions:

Smt Neelam Verma(First Party)	34%
Shantanu Verma(Second Party)	33%
Krishna Verma(Third Party)	33%
TOTAL	100%

(11) That the bank account/s of the partnership firm shall be operated jointly or severally as may be mutually decided by all the Parties hereto.

(12) That Partnership Firm may also purchase/acquire plots of land for carrying out its activities in the name of any partner on behalf of the partnership firm.

(13) That any partner of firm may execute the conveyance deed for sale of any property owned by the firm on behalf of the firm.

(14) That any party may withdraw from the firm at any time during the accounting period /year either by mutual consent or by giving one month's notice in writing to the other remaining parties about his intention to retire. The terms of retirement shall be determined between the parties with mutual consent. On the so withdrawal of any party the partnership firm will not be dissolved but will continue with or without the induction of new partner/s as decided by the remaining Party/ies.

Continued on page 5

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Virendra Prasad Mishra
Public Notary
NO 4250/22
12/03/22

②

Shantanu Verma

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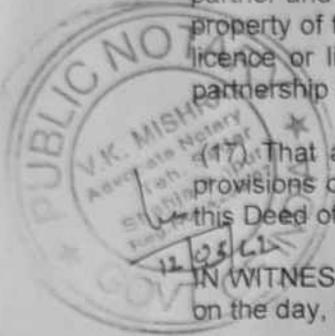
Krishna

(15) That the death, insolvency or any other legal disability of any party will also not result in the dissolution of the partnership firm but which on the subrogation of the heir or legal representative of the party so deceased or legally disabled or otherwise with the induction of new partner as decided by the surviving party/ies, will continue working as in the past.

(16) That all the property/ies purchased in the firm's name through any partner and all licences/permissions obtained or to be obtained will remain the property of the Partnership Firm and the activities will be carried under the old licence or licences even if any partner dies, withdraws or retires from the partnership firm on any account or any new partner joins the partnership firm.

(17) That all matters relating to partnership firm shall be governed by the provisions of the Indian Partnership Act, 1932 unless otherwise stipulated in this Deed of Partnership.

IN WITNESS WHEREOF the parties named above do hereby set their hands on the day, month and the year above mentioned.



WITNESSES

SIGNATURES OF PARTIES

1. Mohit

Mohit Mishra, Sri
Shiv Kumar Mishra
Vill+Post- Rouda Pur Kalam
Khutar. Shahjahanpur.

1. Neelam
(SMT NEELAM VERMA)

2. Shantanu Verma
(SHANTANU VERMA)

2. Vijay

Vijay Kumar Singh
Sri Lal Bahadur Singh
Vill- Sakuliya. Post- aayda.
Teh. Powayan. Shahjahanpur.

Krishna
3.(KRISHNA VERMA)

(Faint notary text)
the Notary Act 1952
being at Saharanpur (S.P. 1952)
that this Partner Shuj
presented to me on 12/03
2022

Smt Neelam Verma and Shantanu Verma
and Krishna Verma

V.K. Mishra
Associate Notary
12/03/22
No. 4250/C