

(भाग-१)

नवी प्रार्थी द्वारा रखा जाने वाला ।

कम संख्या

1-जन्म या प्रायनाम प्रस्तुत करने का दिनांक 1
2-स्तुतकर्ता या प्रार्थी का नाम 1/1/2408
3-कथ का प्रकार चंद्रशेखरगोह
4-निष्ठा की धनराशि
5-शिक्षण शुल्क
6-प्रतिलिपिकरण शुल्क 2/2/2008
7-निरीक्षण या तलाश शुल्क
8-मुक्तार नामा के अधिप्रमाणिकरण के लिए शुल्क
9-अपील शुल्क 5/10/2008
10-विविध 6/1/2008
11-यात्रिक भत्ता 5/10/2008
12-शुल्क बटुल करने का दिनांक 1/1/2408
13-दिनांक जब जेस्य प्रतिलिपि या तलाश प्रमाण-पत्र
वापस करने के लिये तैयार होगा
14-अधिप्रमाणिकरण अधिकारी के हस्ताक्षर

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उत्तर प्रदेश UTTAR PRADESH

847216



1- Nature of land:-

Residential

2- Ward/Pargana:-

Dashaswamedh/Dahat Amanat.

For Moti Lal Bhagwanti Mal Dabira Dharmada Trust

Brij Mohan Dabira
Trustees



For Moti Lal Bhagwanti Mal Dabira Dharmada Trust

Shri Hari Dabira
Trustees



For Moti Lal Bhagwanti Mal Dabira Dharmada Trust

Rajendra Dabira
Trustees



M/s Ansh Nirman (P) Ltd.

Shri Ansh Nirman
Director



For Moti Lal Bhagwanti Mal Dabira Dharmada Trust

Munish Kumar
Trustees



भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.
25000
पच्चीस हजार रुपये



Rs.
25000
TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

847217



2



3- Mohalla/Village -

Mauza Tulsipur, Paragana Dehal Amanat,
Dist. Varanasi

4- Details of Property -

SM Plot no 199/2, situate at Mauza
Tulsipur, Paragana Dehal Amanat, Dist.

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

Brij Mohan Dalmia
Trustees

M/s Ansh Nirman (P) Ltd.

[Signature]
Director

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

[Signature]
Trustees

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

[Signature]
Trustees

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

[Signature]
Trustee



उत्तर प्रदेश UTTAR PRADESH

203840

3

Varanasi out of premise no D 63/9,

Mahmoorganj Varanasi.

- 5- Unit of Measurement :- Sq. meter
- 6- Area of property:- 41508.80 sq ft equivalent to
3857.79 sq meters
- 7- Nature of way:- No way.
- 8- More details : N.A.
- 9- Nature of property:- Open Land.
- 10- Total area of property (In the position of

For Moti Lal Bhagwati Mal Dharma Dharmada Trust

Brig Mohan Lal
Trustees



M/s Ansh Nirman (P) Ltd.

By [Signature]
Director



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

R. Lal
Trustees



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

Shree H. S. Dharma
Trustees



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

[Signature]
Trustees



भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु. 1000

ONE THOUSAND RUPEES

Rs. 1000

उत्तर प्रदेश UTTAR PRADESH

C 332862

4

Mull (Stoned building) - N.A.

11- Total covered area of property- N.A.

12- Position- Finished/Semi-finished/Other&Finished- N.A.

13- Valuation of trees- N.A.

14- Boring/Well/Cisterns- N.A.

15- Covered area N.A.

16- Year of Construction - N.A.

17- In the case of membership of society:- N.A.

18- Amount of Sale Consideration :- Rs. 2,32,00,000/-

For Moti Lal Bhagwati Mal Dabira Dharmada Trust

For Moti Lal Bhagwati Mal Dabira Dharmada Trust

M/s Ansh Nirman (P) Ltd.

For Moti Lal Bhagwati Mal Dabira Dharmada Trust

For Moti Lal Bhagwati Mal Dabira Dharmada Trust

For Moti Lal Bhagwati Mal Dabira Dharmada Trust

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For Moti Lal Bhagwati Mal Dabira Dharmada Trust



भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु. 1000

ONE THOUSAND RUPEES

Rs. 1000

उत्तर प्रदेश UTTAR PRADESH

C 332863

Boundary-

Towards North: House of others.
Towards South: Property of Vendor.
Towards East: Land & House of Gopal Lal Khattri & others.
Towards West: Property of Mr. Kumar Agrawal & others.

For Moti Lal Bhagirath Mal Dharma Dharmada Trust

Brij Mohan Balam
Trustees



M/s Ansh Nirman (P) Ltd.

Director



For Moti Lal Bhagirath Mal Dharma Dharmada Trust

R. S. Balam
Trustees



For Moti Lal Bhagirath Mal Dharma Dharmada Trust

Shree Hari Balam
Trustees



For Moti Lal Bhagirath Mal Dharma Dharmada Trust

Shree Hari Balam
Trustees



भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु. 1000

ONE THOUSAND RUPEES

Rs. 1000

उत्तर प्रदेश UTTAR PRADESH

C 332864

Number of Vendor (4)

First Party/ Vendors

Moti Lal Bhagirath Mal Dalmia
Dharmada Trust, 73/15, Collectorsganj,
Kanpur through its Trustees 1) Mr. Brij
Mohan Dalmia son of late Gajaniand
Dalmia, resident of 3/90, Parv Apartment,
Vishnupuri, Kanpur, 2) Mr. Rishi Ratan

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Brij Mohan Dalmia
Trustees



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Rishi Ratan
Trustees



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Shree Han Dalmia
Trustees



Number of Purchaser (1)

Second Party / Purchaser

M/S. Ansh Nirman (P) Ltd, a
company incorporated under the
Companies Act, having its
registered office at 44A, Lane no
5, Ravindrapuri, Varanasi,
through one of its Directors

M/s Ansh Nirman (P) Ltd.

Director



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Trustees



भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये
रु. 1000

ONE THOUSAND RUPEES
Rs. 1000

उत्तर प्रदेश UTTAR PRADESH

C 332865

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Dalmia son of late Shiv Mohan Dalmia,
resident of 59/132'A Old Dalmandi,
Birhana Road, Kanpur. 3) Mr. Sheo Hari
Dalmia 4) Mr. Umesh Krishna Dalmia
both sons of late Jal Dayal Dalmia,
residents of 73/15, Collectorganj, Kanpur

Mr Anuj Kumar Didwania son of
late Om Prakash Didwania, 44A,
Lane no 5, Ravindrapuri,
Varanasi

For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Shri. Mohan Dalmia
Trustees



M/s Ansh Nirman (P) Ltd.

for Ansh Nirman
Director



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Ram Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Sheo Hari Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Umesh Krishna Dalmia
Trustees





उत्तर प्रदेश UTTAR PRADESH

847205

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This Deed of Sale is executed this the 11th day of December

2008 by Moti Lal Bhagirath Mal Dalmia Dharmada Trust, 73/15,

Collectoraganj, Kanpur (through its Trustees: 1) Mr. Brij Mohan Dalmia

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Brij Mohan Dalmia
Trustees

M/s Ansh Nirman (P) Ltd.

H. Ansh Nirman
Director



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

R. Dalmia
Trustees



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Shree H. Ansh Nirman
Trustees



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

H. Ansh Nirman
Trustees



भारतीय नैऋत्यार्थिक INDIA NON JUDICIAL

रु.
25000
पच्चीस हजार रुपये

Rs.
25000
TWENTY FIVE THOUSAND RUPEES



उत्तर प्रदेश UTTAR PRADESH

847206



son of late Gajenand Dalmia, resident of 3/90, Park Apartment,

Vishnupuri, Kanpur. 2) Mr. Rishi Ratan Dalmia son of late Shiv Mohan

Dalmia, resident of 50/132 'A' Old Dalmia, Birhana Road, Kanpur.

For Moti Lal Bhagrat Mal Dalmia Dharma Trust

Brig. Mohan Dalmia
Trustees



M/s Arish Nirman (P) Ltd.

By Karam Dalmia
Director



For Moti Lal Bhagrat Mal Dalmia Dharma Trust

Rishi Ratan Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharma Trust

Shree Harn Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharma Trust

Shree Harn Dalmia
Trustee



भारतीय नैऋत्यार्थिक INDIA NON JUDICIAL

रु.
25000

पच्चीस हजार रुपये

Rs.
25000

TWENTY FIVE THOUSAND RUPEES

INDIA

उत्तर प्रदेश UTTAR PRADESH

847207

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3) Mr. Sheo Hari Dalmia 4) Mr. Umesh Krishna Dalmia both sons of

(late Jai Daya) Dalmia, residents of 73/15, Collectorganj, Kanpur,

hereinafter referred to as the Vendor, which term unless otherwise

For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

By *Mohan Salunke*
Trustees



M/s Ansh Nirman (P) Ltd.

By *Ansh Nirman*
Director



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Moti Lal Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Sheo Hari Dalmia
Trustees



For Moti Lal Bhagrat Mal Dalmia Dharmada Trust

Umesh Krishna Dalmia
Trustees





उत्तर प्रदेश UTTAR PRADESH

847208

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repugnant to the context includes its successors, executors,

administrators and assigns of the One Part in favour of M/S. Ansh

Nirman (P) Ltd. a company incorporated under the Companies Act,

For Moti Lal Bhagwath Mal Dalmia Dharmade Trust

Brij Mohan Dalmia
Trustees



M/S Ansh Nirman (P) Ltd.

By Kamesh Dalmia
Director



For Moti Lal Bhagwath Mal Dalmia Dharmade Trust

Raj Dalmia
Trustees



For Moti Lal Bhagwath Mal Dalmia Dharmade Trust

Shree Han Dalmia
Trustees



For Moti Lal Bhagwath Mal Dalmia Dharmade Trust

Devendra Dalmia
Trustees





उत्तर प्रदेश UTTAR PRADESH

847261

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Notes:- The cost of the land value 3857.79 sq.mtr. X Rs. 6000/- per sq.

mtr. comes to Rs. 2,31,46,740/- and Rs. 50,000/- for boundary

wall on one side making total of Rs. 2,31,96,740/- and accordingly

For Most Lal Bhagwan Mal Dabala Dharmade Trust

By: Mohan Balua
Trustees

For Ansa Miran (P) Ltd.

By: Ansa Miran
Director



For Most Lal Bhagwan Mal Dabala Dharmade Trust

By: Ansa Miran
Trustees



For Most Lal Bhagwan Mal Dabala Dharmade Trust

By: Ansa Miran
Trustees



For Most Lal Bhagwan Mal Dabala Dharmade Trust

By: Ansa Miran
Trustees





उत्तर प्रदेश UTTAR PRADESH

847262

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stamp duty of Rs. 16,24,000/- is being paid. Property is not

situated at the side of any specific road and is residential property.

No Agreement has been executed and the parties are Indian

Citizen.

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

1/5 Anand Prasad (P) Ltd.

Bagi Mohan Dalmia
Trustees

1/5 Anand Prasad
Director



For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

For Moti Lal Bhagwanth Mal Dalmia Dharmada Trust

R. Dalmia
Trustees

Shree. Hari Dalmia
Trustees

Shree. Hari Dalmia
Trustees





उत्तर प्रदेश UTTAR PRADESH

64

IN WITNESS WHEREOF, we, Mr. Brij Mohan Dalmia, Mr. Rishi Ratan Dalmia, Mr. Sheo Hari Dalmia, Mr. Umesh Krishna Dalmia the trustees of Vendor and M/S. Ansh Nirman (P) Ltd through one of its Directors Mr

For Mool Lal Bhagwati Mal Dalmia Charitable Trust

Brij Mohan Dalmia
Trustees



For Ansh Nirman (P) Ltd.

K. K. K. K.
Director



For Mool Lal Bhagwati Mal Dalmia Charitable Trust

R. J. Dalmia
Trustees



For Mool Lal Bhagwati Mal Dalmia Charitable Trust

Sheo Hari Dalmia
Trustees



For Mool Lal Bhagwati Mal Dalmia Charitable Trust

Umesh Krishna Dalmia
Trustees





उत्तर प्रदेश UTTAR PRADESH

847264

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Anuj Kumar Didwania, the Purchaser have executed this Deed of Sale

this the day and month of the year above written of our free will and

accord

For Moti Lal Bhagwati Mal Dabala Dharamda Trust

Prof. Mohan Prasad
Trustees



For Anuj Kumar Didwania (P) Ltd.

For Anuj Kumar Didwania
Director



For Moti Lal Bhagwati Mal Dabala Dharamda Trust

Prof. Mohan Prasad
Trustees



For Moti Lal Bhagwati Mal Dabala Dharamda Trust

Prof. Mohan Prasad
Trustees



For Moti Lal Bhagwati Mal Dabala Dharamda Trust

Prof. Mohan Prasad
Trustees





उत्तर प्रदेश UTTAR PRADESH



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Witnesses:-

1-

Name: VINET DALMA

Father's Name: GRIJ MOHAN DALMA

Full Address: 3/70, Vishnupuri, Kanpur.

Signature: Vinet Dalma

For Most Lal Bhagrat Mal Dalmia Charitable Trust

Prag Mohan Dalma
Trustee



For Most Lal Bhagrat Mal Dalmia Charitable Trust

Prag Mohan Dalma
Trustee



For Most Lal Bhagrat Mal Dalmia Charitable Trust

Prag Mohan Dalma
Trustee



For Most Lal Bhagrat Mal Dalmia Charitable Trust

Prag Mohan Dalma
Trustee



For Most Lal Bhagrat Mal Dalmia Charitable Trust

Prag Mohan Dalma
Trustee





उत्तर प्रदेश UTTAR PRADESH

847266



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2-

Name:- *Mamraj Kumar Rawal*

Father's Name:- *Late R. P. Rawal*

Full Address:- *Flat No-5, N-18/24
Kashi - Enclave
Kashipur, Varanasi*

Signature:- *[Signature]*

For Moti Lal Bhagwati Mal Dharma Dharmada Trust

[Signature]
Trustees



1/5 Andhi Mirza (G) Ltd.

[Signature]
Director



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

[Signature]
Trustees



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

[Signature]
Trustees



For Moti Lal Bhagwati Mal Dharma Dharmada Trust

[Signature]
Trustees





उत्तर प्रदेश UTTAR PRADESH

847267

68

Drafted By:-

[Signature]

ANIL KUMAR BAJAJ

Advocate,

Civil Court, Varanasi.

For Moti Lal Bhagwati Mal Dabala Dharmada Trust

[Signature]
Trustees

M/s. Anand Bhargava (P) Ltd.

[Signature]
Director



For Moti Lal Bhagwati Mal Dabala Dharmada Trust

[Signature]
Trustees



For Moti Lal Bhagwati Mal Dabala Dharmada Trust

[Signature]
Trustees



For Moti Lal Bhagwati Mal Dabala Dharmada Trust

[Signature]
Trustees





उत्तर प्रदेश UTTAR PRADESH

847268

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Typed By:-

Collectorate Court, Varanasi

For Moti Lal Bhagwati Mai Dehata Dharmade Trust

Prof. Mohan Lal
Trustees

For Anand Prasad (P) Ltd.

For Anand Prasad
Director



For Moti Lal Bhagwati Mai Dehata Dharmade Trust

For Moti Lal Bhagwati
Trustees



For Moti Lal Bhagwati Mai Dehata Dharmade Trust

Shree Hari Lal
Trustees



For Moti Lal Bhagwati Mai Dehata Dharmade Trust

For Moti Lal Bhagwati
Trustees



- | | | |
|-----------------------|---|-------------|
| 1. Nature of Land | : | Residential |
| 2. Nature of Property | : | Open Land |
| 3. Nature of Way | : | No way |
| 4. Position | : | N.A. |



- | | | |
|------------------------|---|---|
| 5. Vendor | : | Moti Lal Bhagirath Mal Dalmia
Dharmada Trust. |
| 6. Purchaser | : | M/s Ansh Nirman Pvt. Ltd. |
| 7. Govt. Value | : | Rs. 6000/- per mtr. |
| 8. Details of Property | : | SM Plot No. 199/2 Situate at
Mauza Tulsipur, Pargana Dehat
Amanat, Dist. Varanasi |

Boundary :

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Moti Lal Bhagirath Mal Dalmia
Trustees



9. Stamp Duty

- | | |
|---------|--|
| North - | House of Other |
| South - | Property of Vendor |
| East - | Land & House of Gopal Lal
Khalri & others |
| West - | Property of Mr. Kumar Agrawal
& others |
| | Rs. 16,24,000/- |

Signature of Vendor

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Moti Lal Bhagirath Mal Dalmia
Trustees



Signature of Purchaser M/s Ansh Nirman (P) Ltd.

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Moti Lal Bhagirath Mal Dalmia
Trustees



Moti Lal Bhagirath Mal Dalmia
Trustees



Director





उत्तर प्रदेश UTTAR PRADESH

15AA 159248

SITE PLAN OF PREMISES NO. ID 63/9 MAHMOOD GANJ. OVER S.M. PLOT NO. 199/2 MAUZA TULSI PUR PARGANA DEHAT AMANAT VARANASI.
 VENDOR:- MOTI LAL BHAGIRATH MAL DALMIA DHARMADA TRUST.
 PURCHASER:- ANSH NIRMAN PVT. LTD.
 SCALE:- 1 CM = 40 FEET.
 LAND AREA 41509-83 FT. 3 857-28.54 MTR.

For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Prag Mohan Babu
Trustees



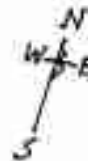
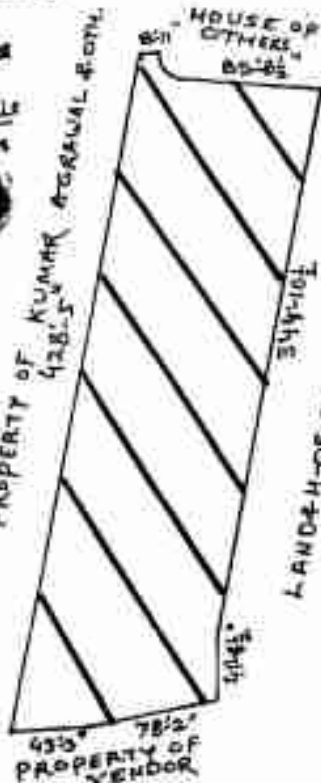
For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

R. Dalmia
Trustees



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Shree Hari Dalmia
Trustees



M/s Ansh Nirman (P) Ltd.

Prag Mohan Babu
Director



For Moti Lal Bhagirath Mal Dalmia Dharmada Trust

Shree Hari Dalmia
Trustees



TR. BY
[Signature]

भारतीय रजिस्ट्रीकरण अधिनियम की धारा 32(1) के अन्तर्गत
निष्पादनकर्ताओं की अंगुलियों के सुस्पष्ट चिन्ह

नाम निष्पादनकर्ता / विक्रेता / क्रेता Mr. Brij Mohan Dalmia.

बाहिरे हाथ का



अंगुष्ठा



तर्जनी



मध्यमा



अनामिका



कनिष्ठा

बाये हाथ का



अंगुष्ठा



तर्जनी



मध्यमा



अनामिका



कनिष्ठा

Brij Mohan Dalmia
हस्ताक्षर

नाम निष्पादनकर्ता / विक्रेता / क्रेता Mr. Rishi Ratan Dalmia.

बाहिरे हाथ का



अंगुष्ठा



तर्जनी



मध्यमा



अनामिका



कनिष्ठा

बाये हाथ का



अंगुष्ठा



तर्जनी



मध्यमा



अनामिका



कनिष्ठा

Rishi Ratan Dalmia
हस्ताक्षर

भारतीय रजिस्ट्रीकरण अधिनियम की धारा 32(1) के अन्तर्गत
निष्पादनकर्ताओं की अंगुलियों के सुस्पष्ट चिन्ह

नाम निष्पादनकर्ता / विक्रेता / क्रेता Mr. Sheo Hari Dalmia.
जोड़ने वाले का



अंगुष्ठिका

बायें हाथ का



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

Sheo Hari Dalmia
हस्ताक्षर

नाम निष्पादनकर्ता / विक्रेता / क्रेता Mr. Umesh Krishna Dalmia.
जोड़ने वाले का



अंगुष्ठिका

बायें हाथ का



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

Umesh Krishna Dalmia
हस्ताक्षर

भारतीय रजिस्ट्रीकरण अधिनियम की धारा 32(1) के अन्तर्गत
निष्पादनकर्ताओं की अंगुलियों के सुस्पष्ट चिन्ह

निष्पादनकर्ता / विक्रेता / क्रेता Mr. Anuj Kumar Didwania.

हिमं हाथ का



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

दायं हाथ का



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

हस्ताक्षर

नान निष्पादनकर्ता / विक्रेता / क्रेता

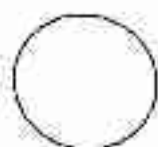
हिमं हाथ का



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

दायं हाथ का



अंगुष्ठिका



तर्जनी



मध्यमा



अनामिका



कनिष्ठिका

हस्ताक्षर