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उत्तर प्रदेश UTTAR PRADESH



813145

20 MAY 2012



For Ansal Properties Infrastructure Ltd

AUTHORISED SIGNATORY

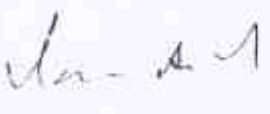



BRIEF DETAIL OF SALE DEED

1. Type of Property-Residential
2. Mohalla- Sushant Golf City, Sulanpur Road, Lucknow, (U.P.)

For Ansal Properties Infrastructure Ltd


 AUTHORIZED SIGNATORY





उत्तर प्रदेश UTTAR PRADESH

B 813146

20 MAR 2022

--2--

3. Group Housing Plot of Land measuring 1637.67 sq. meter, situated at Block No. A, B, E of the group housing Property of Celebrity Gardens at Sector B, Pocket-1 Group Housing Complex Plot No 2, Sushant Golf City, Sultanpur Road, Lucknow with a right of FSI

For: Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

[Handwritten signature]

भारतीय न्यायिक INDIA NON JUDICIAL

₹ 20000
पच्चीस हजार रुपये



Rs. 25000
TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

B 813147

20 MAR 2018

-- 3 --

for construction of building up to 1,60,673.48 sq. feet
(equivalent to 14,932.48 sq. meter) in according to
approved plan.

- 4. Measurement of Unit-Square meter.
- 5. Area of the property- 1637.67 sq. meter

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

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आदर्श कोनासा नगरपालिका ३१५

२०७०

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भारतीय गैर न्यायिक INDIA NON JUDICIAL

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पच्चीस हजार रुपये



Rs.
25000

TWENTY-FIVE THOUSAND RUPEES

त देश UTTAR PRADESH

B 813148

20 MAR 2017

-- 4 --

6. Situation from road (as per appendix)- As per appendix 'Ka' of rate list- More than 100 meters from Amar Shaheed Path.
7. Other description- Situated at 9 meter wide Road and no corner.

For Ansa Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

भारतीय गैर न्यायिक INDIA NON JUDICIAL

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Rs.
25000

TWENTY FIVE THOUSAND RUPEES

राज्य उत्तर प्रदेश

B 813007

20 MAR 20

-- 5 --

8. Total area of the property (in case of multistoried building)-

NA

9. Valuation of trees- NA

10. Boring/well/other- NA

11. Constructed area- NA

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

[Handwritten signatures]



उत्तर प्रदेश UTTAR PRADESH

B 8130

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12. Pertaining to the member of Housing Society- NA
13. Consideration- Rs. 4,05,99,577.50
14. Market Value- Rs. 4,05,84,496/-
15. Stamp paid- Rs. 28,42,100/-

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

[Handwritten Signature]
[Handwritten Signature]



उत्तर प्रदेश UTTAR PRADESH

B 813005

20 MAR

-7-

No. of First Party: 1

No. of Second Party: 2

Details of vendor	Details of Vendee
M/s Ansal Properties & Infrastructure Ltd., a company incorporated under the provisions of the Indian Companies Act 1956, having its Registered Office at 115, Ansal	R.R. Dwelling Pvt. Ltd. a company incorporated under the provisions of the Indian Companies Act 1956, having its registered address Ground Floor, Raja Ram Kumar Plaza, 75,

For Ansal Properties & Infrastructure *[Signature]*
 AUTHORIZED SIGNATORY *[Signature]*

भारतीय गैर न्यायिक INDIA NON JUDICIAL

₹ 25000

पच्चीस हजार रुपये



Rs. 25000

TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

B 813019

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Bhawan, 16, Kasturba Gandhi Marg, New Delhi 110001 and branch/local office at First Floor, YMCA Campus, 13, Rana Pratap Marg, Lucknow, through its authorized signatory Birendra Pratap Singh son of Late Ganga Pal Singh.

Hazaratganj, Lucknow through its director Mr. Pawan Agarwal and Mr. Rahul Agarwal

For Anand Infrastructure Ltd

SIGNATORY

Handwritten signatures of Birendra Pratap Singh and Pawan Agarwal.



प्रदेश UTTAR PRADESH



-- 10 --

Indian Companies Act 1956, having its Registered Office at 115, Ansal Bhawan, 16, Kasturba Gandhi Marg, New Delhi-110001 and branch/local office at First Floor, YMCA Campus, 13, Rana Pratap Marg, Lucknow through its authorized signatory Birendra

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY



उत्तर प्रदेश UTTAR PRADESH

B 81301/

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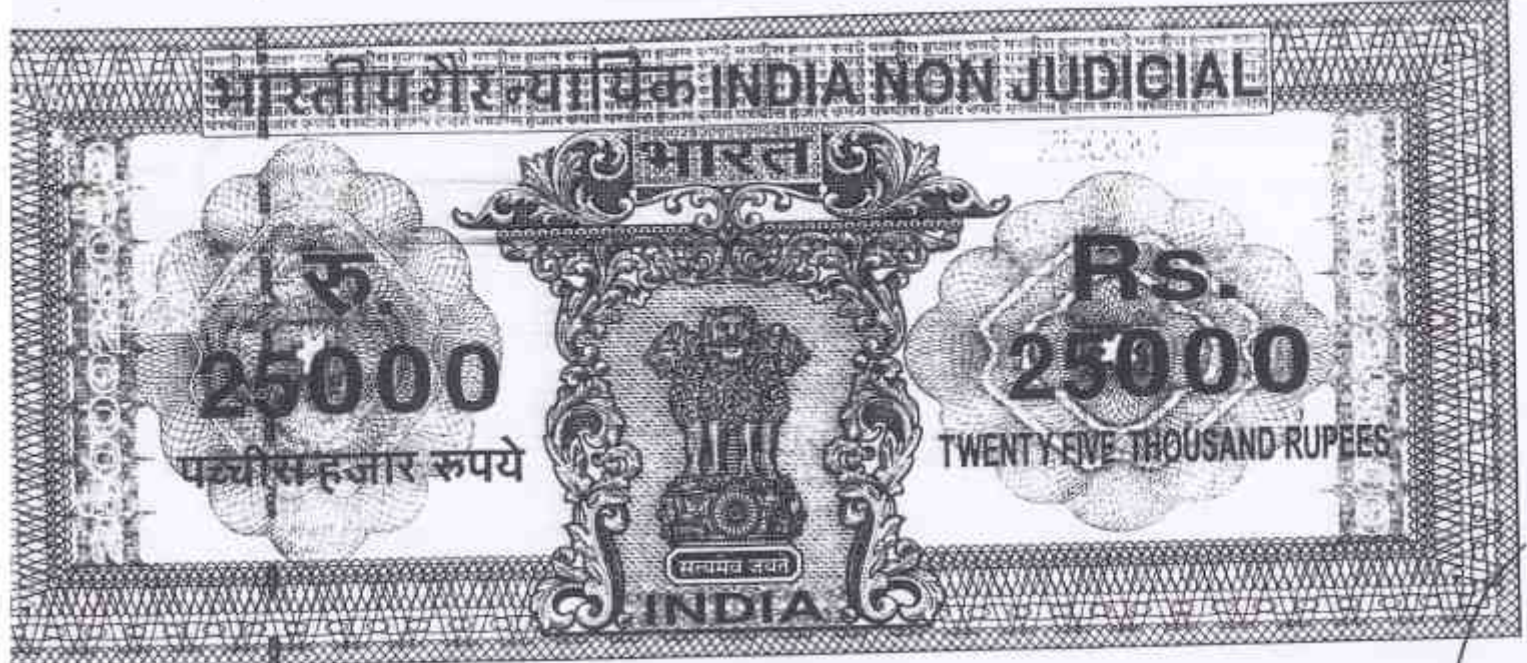
-- 11 --

Pratap Singh son of Late Ganga Pal Singh
(hereinafter referred to as the 'Vendor', which
expression shall include his/her/ their heirs,
executors, permitted assignees, administrators,

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

भारतीय गैरन्यायिक INDIA NON JUDICIAL



उत्तर प्रदेश UTTAR PRADESH

B 813016



-- 12 --

representatives etc. unless the subject or context requires otherwise) of the one part.

AND

R.R. Dwelling Pvt. Ltd. a company incorporated under the provisions of the Indian Companies Act

AUTHORIZED SIGNATORY *[Signature]*

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पच्चीस हजार रुपये



Rs.
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TWENTY FIVE THOUSAND RUPEES

INDIA

उत्तर प्रदेश UTTAR PRADESH



-- 13 --

1956, having its registered address Ground Floor, Raja Ram Kumar Plaza, 75, Hazaratganj, Lucknow through its director Mr. Pawan Agarwal and Mr. Rahul Agarwal (hereinafter referred to as the 'Vendee', which expression shall include his / her /

for Ansal Properties Infrastructure Ltd

AUTHENTICATORY



उत्तर प्रदेश UTTAR PRADESH

B 81301

-- 14 --

their heirs, executors, permitted assignees, administrators, representatives etc. unless the subject or context requires otherwise) of the other part.

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

भारतीय गैरन्यायिक INDIA NON JUDICIAL

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पच्चीस हजार रुपये



Rs.
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TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

B 813014

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-- 15 --

WHEREAS the Vendor and Vendee are company,
the expression he, him, she, her, himself, herself, it,
itself etc. in this sale deed shall be deemed as
modified and read suitably as the context requires.

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY



उत्तर प्रदेश UTTAR PRADESH

-- 16 --

WHEREAS the Housing & Urban Planning Department, Government of Uttar Pradesh keeping in view of the mandates of the National and State Housing Policy, announced a policy on 22.11.2003 more commonly known as Hi-Tech Township Policy

For Andar Properties Infrastructure Ltd

SIGNATORY

[Handwritten signature]
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उत्तर प्रदेश UTTAR PRADESH

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for the promotion and facilitation of private sector participation in the development of Hi-Tech Township with world class infrastructure, and in compliance of the aforesaid policy the Government invited

For Andar P... Infrastructure Ltd

AS... SIGNATORY



उत्तर प्रदेश UTTAR PRADESH

B 813001

20 MAR 20

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proposals for development of Hi-Tech Township in the State of U.P.

AND WHEREAS a High Power Committee was constituted in accordance with the guidelines and provisions of the Hi-Tech Township Policy and the

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY



उत्तर प्रदेश UTTAR PRADESH

B 813012

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said High Power committee selected M/s Ansal Properties & Infrastructure Ltd. for the development of Hi-Tech Township on Sultanpur Road, Lucknow and a Memorandum of Understanding to that effect was executed between M/s Ansal Properties &

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY 

भारतीय गैर न्यायिक INDIA NON JUDICIAL

₹. 25000

पच्चीस हजार रुपये



Rs. 25000

TWENTY FIVE THOUSAND RUPEES

राज्य उत्तर प्रदेश



-- 20 --

Infrastructure Ltd. and Lucknow Development Authority (LDA) which is a statutory body constituted under the provisions of the Uttar Pradesh Urban Planning and Development Act 1973.

For Ansal Properties Infrastructure Ltd

AUTHORIZED SIGNATORY

Handwritten signatures and initials of the authorized signatory.

Vertical text on the left margin: 1000, 2000, 3000, 4000, 5000, 6000, 7000, 8000, 9000, 10000, 11000, 12000, 13000, 14000, 15000, 16000, 17000, 18000, 19000, 20000, 21000, 22000, 23000, 24000, 25000, 26000, 27000, 28000, 29000, 30000, 31000, 32000, 33000, 34000, 35000, 36000, 37000, 38000, 39000, 40000, 41000, 42000, 43000, 44000, 45000, 46000, 47000, 48000, 49000, 50000, 51000, 52000, 53000, 54000, 55000, 56000, 57000, 58000, 59000, 60000, 61000, 62000, 63000, 64000, 65000, 66000, 67000, 68000, 69000, 70000, 71000, 72000, 73000, 74000, 75000, 76000, 77000, 78000, 79000, 80000, 81000, 82000, 83000, 84000, 85000, 86000, 87000, 88000, 89000, 90000, 91000, 92000, 93000, 94000, 95000, 96000, 97000, 98000, 99000, 100000



उत्तर प्रदेश UTTAR PRADESH

8 813095

B 813096

20 MAR

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Boundary of Block E

North - Green

South - 6.0mt wide road with parking

For Ansal Properties Infrastructure Ltd

[Signature]
AUTHORISED SIGNATORY

[Signature]

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Handwritten text in Odia script, possibly a name or address, written across the top of the page.

Printed labels in Odia script: "ନାମ" (Name) and "ଠାଉ" (Address).

Handwritten signature or initials.





उत्तर प्रदेश UTTAR PRADESH



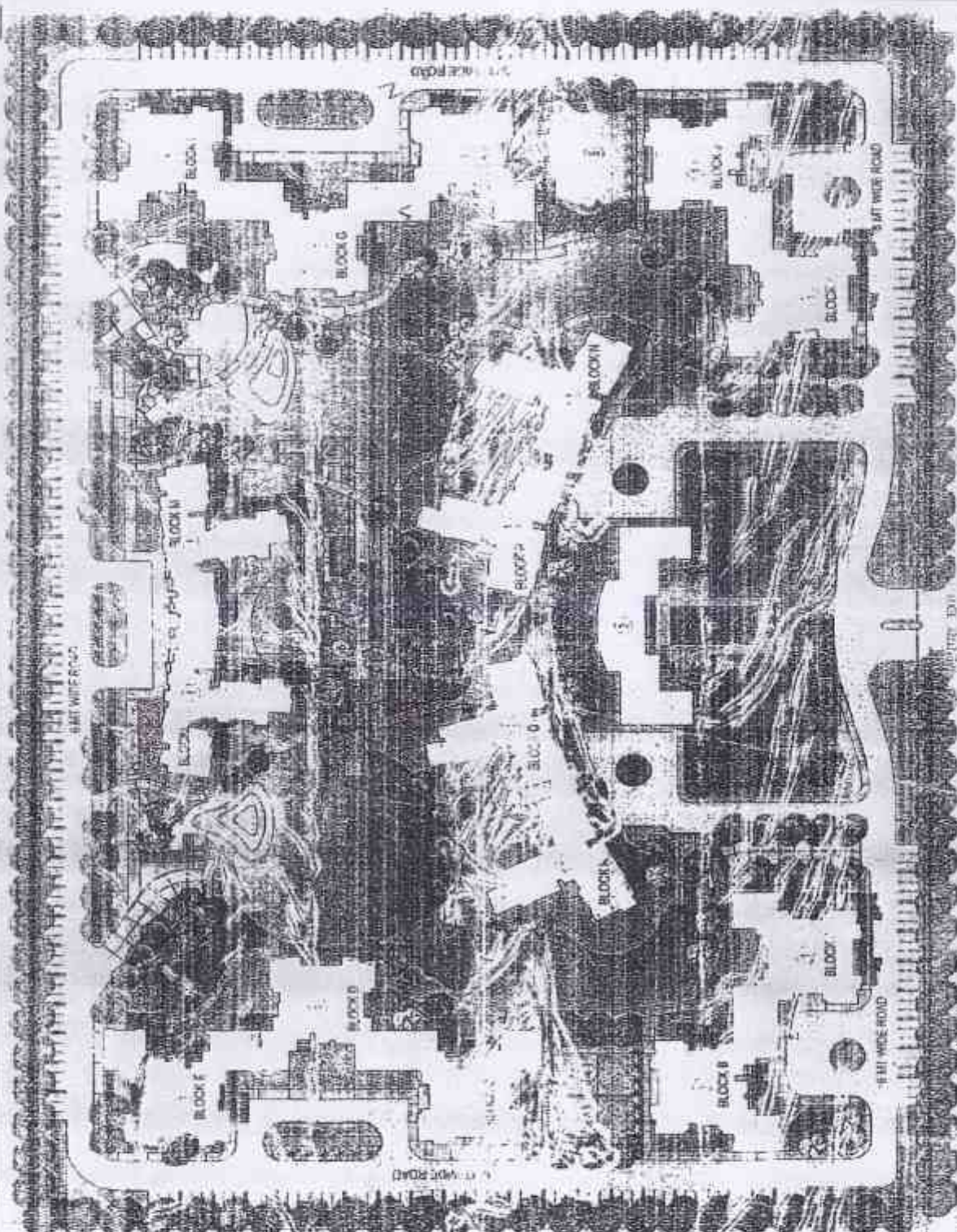
-- 114 --

East – Green & block D

West – 6.0 mt. wide road & parking

For Answer: *[Signature]*
Signature: *[Signature]*
SIGNATORY *[Signature]*

Site Plan for Celebrity Gardens, Luzon



LOCKMAN GROUP HOUSING

45 FT WIDE ROAD

5 FT WIDE ROAD

ADJOINING PLOT

MOUNTAINOUS TERRAIN

For Mr. [Signature] Structure 1'0

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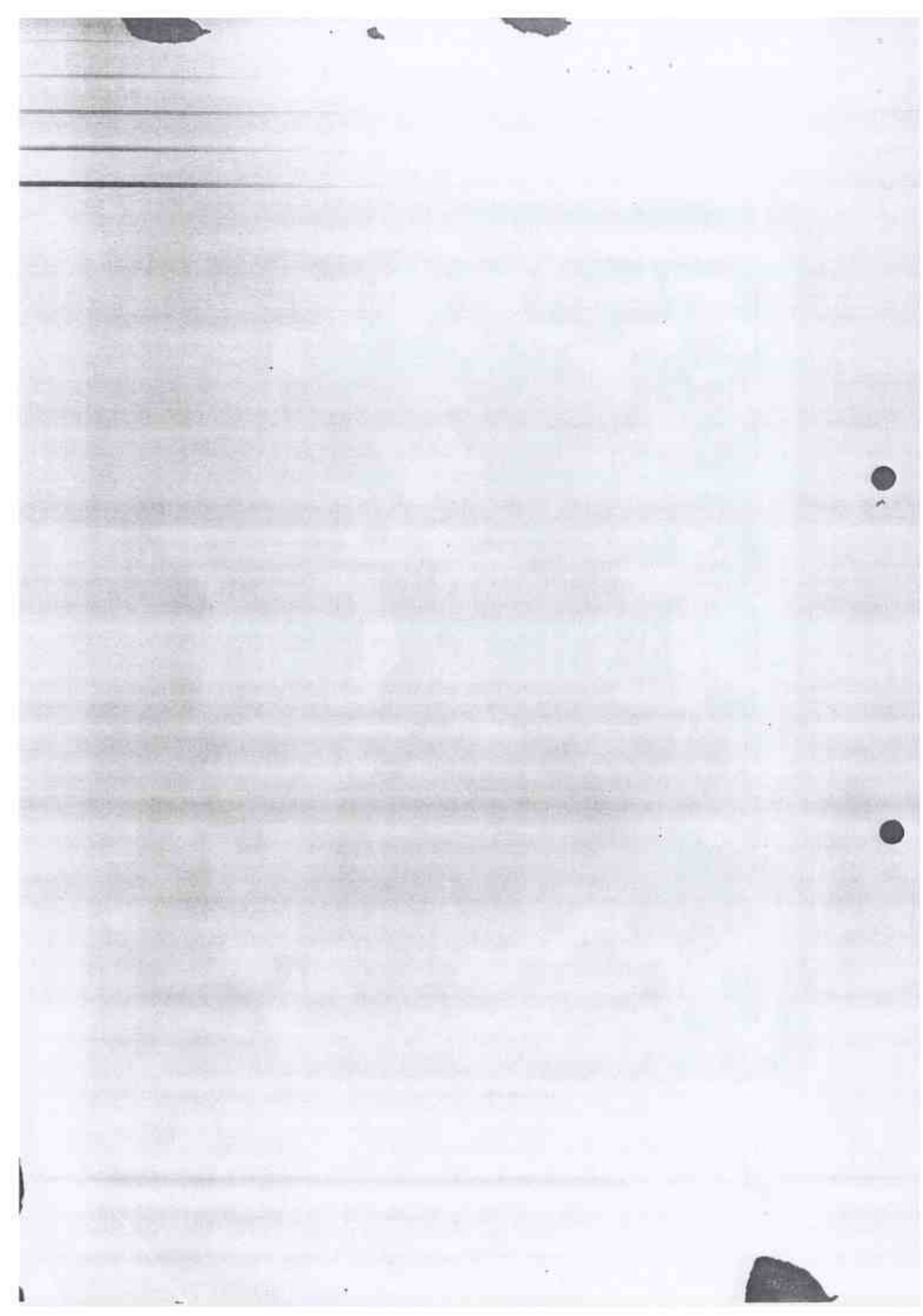
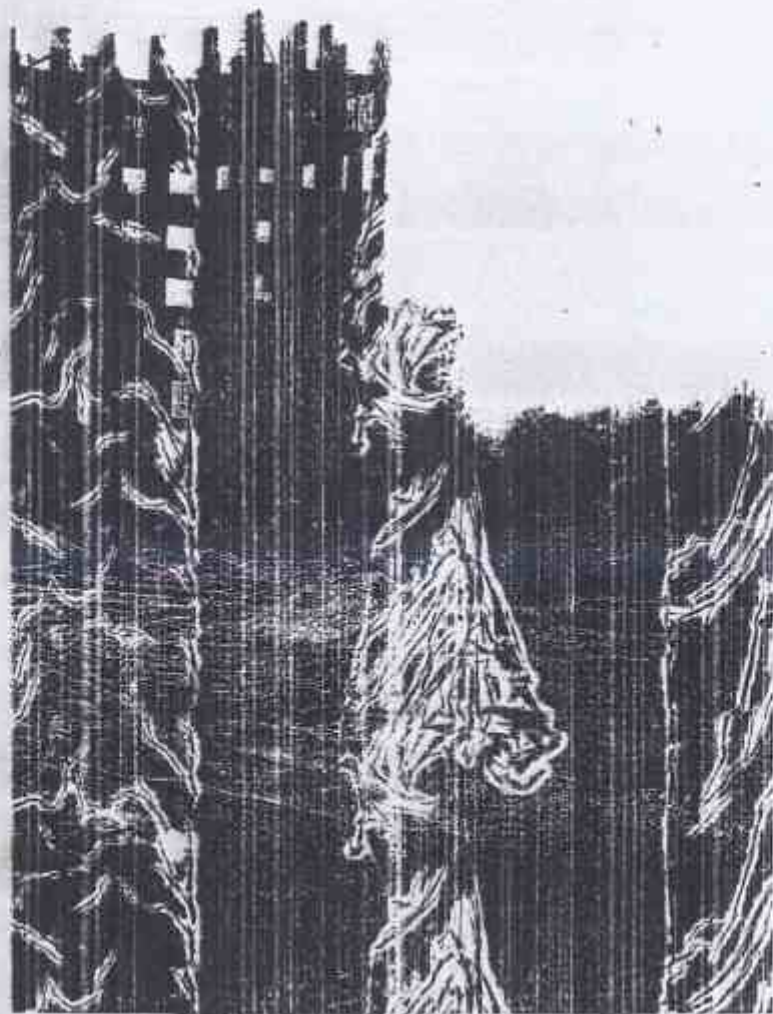


Photo of Block A, B, E, Celebrity Garden, Sushant
Golf City, Sulisapur Road, Lucknow



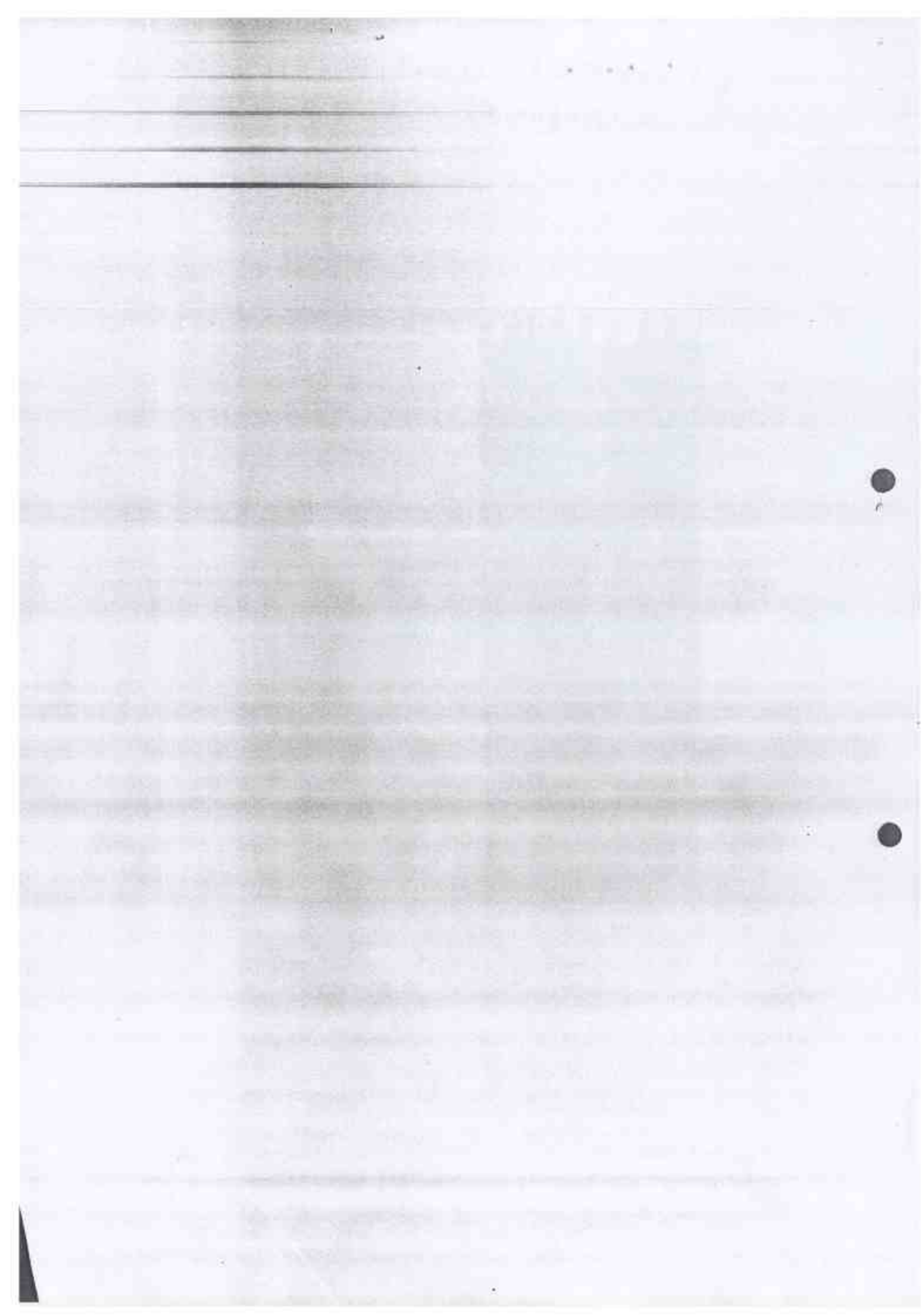
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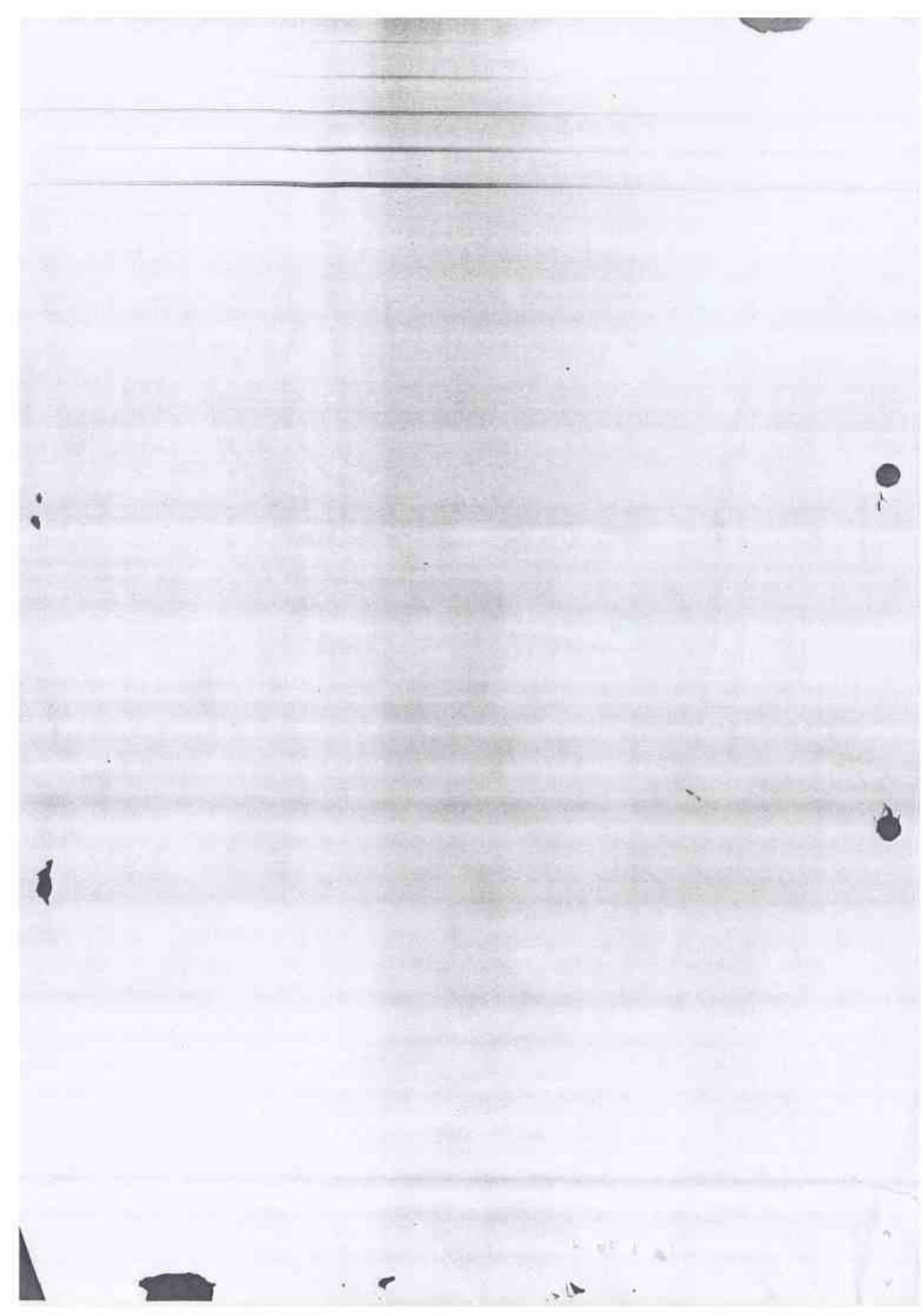
[Handwritten signature]

2014 01 28

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[Handwritten signature]
VENDRE, S







Handwritten notes and markings, including a signature and several lines of text, located below the circular stamp. The text is difficult to decipher but appears to include:

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