Government of Rajasthan
e-Registration Fee Receipt

SECOND COPY

SRO Unique ID	20210101500R	Receipt Date	26-MAR-2021 17:36
S R Location	JAIPUR-I		
Receipt No	**RJ1778240850942**		
Name Of Seller	MOHIT NATANI ADV		
Name Of Buyer	SOMYA BUILDCON LLP		
Type of Document	Others - Search		
ACC Reference	SHCIL/SHCIL RAJASTHAN/RAMBAGH		

Paid Fees

Particulars	**Amount (Rs.)**	**Particulars**	**Amount (Rs.)**
Registration Fees	₹ 0	CSI	₹ 0
Copy of Fees	₹ 0	Record Inspection Fees	₹ 500
Late Fees	₹ 0	Commission Fees	₹ 0
Other Charges	₹ 0		
Total Amount	**₹500**	**Service Charges**	**₹10**
Grand Total	**₹510**		

(Rupees Five Hundred Ten Only)

Statutory Alert : The authenticity of this receipt should be verified at www.shcilestamp.com . Any discrepancy in the details on this receipt and as available on the website renders it invalid.

Mohit Natani
Advocate
Rajasthan High Court, Jaipur

Shop No. 250/2, Brij Vihar
Opp. Gurudwara, Mahal Road
Jagatpura, Jaipur
(M) 9983333828

Ref. No. 138 /2021

Dated.26-03-2021

NON-ENCUMBRANCES CERTIFICATE/SEARCH REPORT

Plot Khasra No. 675, 676/943, 680/942 Vill. Shrikishanpura, Tehsil Sanganer, Jaipur measuring area 3425 Sq.Mtr. is presently owned by **SOMYA BUILDCON LLP Reg Office P.No. D-73A, Kusum Vihar, Ramnagariya Road, Jagatpura, Jaipur Thro Partners 1- Shri Pawan Kumar Sidana S/o Shri Arvind Kumar Sidana , 2- Shri Tarun Kumar Sidana S/o Shri Arvind Kumar Sidana, 3- Shri Ajay Trivedi S/o Shri Ashok Trivedi , 4- Shri Satyanarayan Goyal S/o Shri Ram sukh Goyal & 5- Smt. Sweta Trivedi W/o Shri Ajeet Trivedi.**

I, Mohit Natani, Advocate have caused necessary searches in the Sub-Registrar Office Jaipur Ist for the period of 2012-2021 and have inspected all relevant records and all other relevant documents in respect of the aforesaid property.My search report is as follows:

1- That the **Plot Khasra No. 675, 676/943, 680/942 Vill. Shrikishanpura, Tehsil Sanganer, Jaipur** regulized in JDA. Then After JDA issued a Patta No.17085 Dated 12-12-2012 for flat purpose in favour of **P.D.REAL ESTATE PVT.LTD. Reg Office 9/75, Palika Bazar, Malviya Nagar, Jaipur**.This Patta is registred in Sub-Registrar Jaipur-Vth on Dated 18.12.2012 Book No.1 Vol. No. 600 Page No. 156 On Sr. No. 2012397021767 and Add.Book No.1 Vol.No.2400 on Page No.56 to 65.

2- Then after JDA issued a Correction Lease Deed No. DC-9D-3277 Dated 01-10-2020 in favour **P.D.REAL ESTATE PVT.LTD. Reg Office 9/75, Palika Bazar, Malviya Nagar, Jaipur.** This Correction Lease Deed registered in Sub-Registrar Office Jaipur-Ist on Dated 05-10-2020 Book No.1, Vol. No.1170, Page No.28 On Sr. No.202003015106217 and Additional Book No.1, Vol. No.4674, PageNo.183 to 193.

Mohit Natani

P.T.O.

3- Then after **P.D.REAL ESTATE PVT.LTD. Reg Office 9/75, Palika Bazar, Malviya Nagar, Jaipur Thro. Its Partners 1- Shri Dharmichand Gudarmal Jain S/o Shri Gudarmal Jain, 2- Shri Rajesh Sethi S/o Shri Bhagchand Sethi, 3- Shri Praduman Kumar Jain S/o Shri Prem Chand Jain & 4- Shri Deen Dayal Jain S/o Shri Gulab Chand Jain** sold above said plot by registerd sale deed in favour of **SOMYA BUILDCON LLP Reg Office P.No. D-73A, Kusum Vihar, Ramnagariya Road, Jagatpura, Jaipur Thro Partners 1- Shri Pawan Kumar Sidana S/o Shri Arvind Kumar Sidana , 2- Shri Tarun Kumar Sidana S/o Shri Arvind Kumar Sidana, 3- Shri Ajay Trivedi S/o Shri Ashok Trivedi , 4- Shri Satyanarayan Goyal S/o Shri Ram sukh Goyal & 5- Smt. Sweta Trivedi W/o Shri Ajeet Trivedi.** This sale deed is registered in Sub-Registrar Office Jaipur- Ist on Dated 19.10.2020 Book No.1, Vol.No.1172, Page No.128 On Sr. No.202003015106717 and Additional Book No.1, Vol.No.4684 on Page No.164 to 178.

4- Then after JDA issued a Name Transfer Letter No. D-3772 Dated 10-11-2020 of above said plot in favour of **SOMYA BUILDCON LLP**.

That **SOMYA BUILDCON LLP Reg Office P.No. D-73A, Kusum Vihar, Ramnagariya Road, Jagatpura, Jaipur Thro Partners 1- Shri Pawan Kumar Sidana S/o Shri Arvind Kumar Sidana , 2- Shri Tarun Kumar Sidana S/o Shri Arvind Kumar Sidana, 3- Shri Ajay Trivedi S/o Shri Ashok Trivedi , 4- Shri Satyanarayan Goyal S/o Shri Ram sukh Goyal & 5- Smt. Sweta Trivedi W/o Shri Ajeet Trivedi** became the absolute owner of **Plot Khasra No. 675, 676/943, 680/942 Vill. Shrikishanpura, Tehsil Sanganer, Jaipur.**

I hereby certify that the above said **Plot Khasra No. 675, 676/943, 680/942 Vill. Shrikishanpura, Tehsil Sanganer, Jaipur** is free from all sorts of encumbrances, charge liabilities, liens and dispenses, attachment of any kind what so ever and the title of the said property is absolutely clear, free and marketable.

I hereby certify that the said property is not effected by Urban Land Ceiling Act and Tenancy Law Act etc. and no permission or any No Objection certificates for the propose sale is necessary.

It is also hereby certified that the above-mentioned plot is not hit by any restriction of Urban Land (Ceilings Regulations) Act 1976, and it is fit for equitable mortgage.

The receipt for the relevant search is enclosed here with.

Mohit Natani
Advocate

Stamps and Registration Department
OFFICE OF SUB REGISTRAR SR - V
JAIPUR
(Rule 75 & 131)
FEE RECEIPT

Fee Receipt No	2012397050084	Date		18/12/2012	
Presenter Name	PRAMOD DARDA	Document S. No		2012397047803	
Presenter/Property Address	9/75 PALIKA BAZAR MALVIYA NAGAR JAIPURAS DIR. P.D. REAL ESTATE PVT. LTD.null				
Document Type	Lease deed for local bodies (Patta)				
Claiment Name				Payment Mode	Cash
Face Value	3604744	Evaluated Value	0	Stamp Value	180240

Ord- registration fee	36050	commssion	0
csi_more_50000	300	custody	0
stamp(memorandom)	0	reg(memorandom)	0
Penalty	0	us_57	0
stamp duty	0	Surcharge	18024
us_25_34	0	others	0
us_64_67	0	Inspection_fee	0
		Total :	54374

Fifty Four Thousand Three Hundred Seventy Four Only

Cashier

Sub Registrar JAIPUR-V

For Somya Buildcon LLP
प्रमोद कुमार दरडा
Partner

2012

जयपुर विकास प्राधिकरण, जयपुर

राजस्थान नगरीय क्षेत्र (कृषि भूमि का गैर-कृषिक प्रयोजन के लिए उपयोग की अनुज्ञा और आवंटन) नियम, 2012 के नियम 22 के अन्तर्गत भूमि का पट्टा विलेख

यह विलेख आज वर्ष 2012 के माह दिस. के 12 वें दिन *जयपुर विकास प्राधिकरण/ 12085 (जिन्हे इसके बाद नगर निकाय कहकर संबोधित किया गया है) प्रथम पक्ष एवं श्री अशिमा पी.डी. रियल्टी प्रा० लि० अधि० निदेशक प्रमोद दरड़ा पुत्र श्री प्रेमचन्द दरड़ा जाति — व्यवसाय .... निवासी 9/75 पालडी काला जार मालवीय नगर (जिनको इसके बाद लीजधारक संबोधित किया गया है) द्वितीय पक्ष तथा इस इबारत में जहां कहीं प्रसंग से वैसा अर्थ निकले, उनके उत्तराधिकारी, निर्वाहक, प्रबंधक, प्रतिनिधि और मुन्तकिल अलैह भी सम्मिलित होंगे) के मध्य निषादित हुआ है।

यह विलेख साक्ष्यांकित करता है कि प्रीमियम तथा विकास शुल्क की रकम जो लीजधारक (पट्टाधारक) के द्वारा अदा कर दी गई है और जिसकी रसीद नगर निकाय के द्वारा स्वीकार कर ली गई है, और इसमें उल्लेखित शर्तो और करारों जो लीजधारक द्वारा निष्पादित तथा पालन किये जायेंगे, के एवज में नगर निकाय इनके द्वारा लीजधारक को जमीन का वह जनाम भूखण्ड (जिसे इसके बाद उक्त भूखण्ड कहकर संबोधित किया गया है) प्रदान और लीज करती है जो योजना निजी खातेदारी राजस्व ग्राम श्री किशनपुरा के खसरा संख्या 675,676/943, 680/942 क्षेत्रफल 34250 sq.m में स्थित है और जो अपनी सीमा और क्षेत्रफल के साथ इसके अन्तर्गत लिखे गये परिशिष्ट में अधिक पूर्णरूपेण वर्णित है तथा जिसका आकार विशेष रूप से इससे संलग्न नक्शे में लाल रंग में दिखाया गया है, और जिस पूर्ण स्वामित्व संबंधी स्वत्वों सहित किन्तु निम्नलिखित तमाम व प्रत्येक अपवादों, सरक्षणों, प्रतिबंधों, बंधनों, शर्तें और करारों के अधीन खरीददार अपने उपयोग, उपभोग और इस्तेमान के लिए अपने अधिकार में रखेगा, अर्थातः-

1. लीजधारक नगर निकाय के कार्यालय में या ऐसे स्थान पर जिसे नगर निकाय समय-समय पर इस हेतु नियत कर दें, प्रत्येक वर्ष अप्रैल के प्रथम दिन उक्त भूखण्ड के संबंध में उक्त नियमों के नियम 20 के उप-नियम (1) के अन्तर्गत निर्धारित किये गये नगरीय निर्धारण (शहरी जमाबन्दी या भूमि का किराया) के तौर पर रुपये लीज राशि (एकमुश्त जमा है) मात्र पेशगी अदा करेगा, परन्तु लीजधारक, यदि चाहे तो, एक बार्षिक नगरीय निर्धारिक (शहरी जमाबन्दी या भूमि का किराया) की राशि जमा करा सकेगा, जो उस वर्ष, जिसमें राशि जमा करायी जाती है, को सम्मिलित करते हुए, पूर्ण वार्षिक नगरीय निर्धारण की राशि के आठ गुणा के बराबर होगी और इस प्रकार जमा कराई गयी नगरीय निर्धारण की राशि के फलस्वरूप लीजधारक उक्त भूखण्ड पर नगरीय निर्धारण की राशि के संदाय के दायित्व से छूट प्राप्त करने का अधिकारी होगा।
2. एक बार नियत किया गया नगरीय निर्धारण या भूमि का किराया प्रत्येक 15 वर्ष के पश्चात् और विक्रय या दान या अन्यथा द्वारा ऐसे अन्तरण पर भी पुनरीक्षण का दायी होगा और ऐसी वृद्धि प्रत्येक अवसर पर ऐसे पुनरीक्षण या, यथास्थिति, अन्तरण के समय नगरीय निर्धारण या भूमि के किराये का 25 प्रतिशत होगी।
3. पट्टे की अवधि :- पट्टाधृति अधिकार 99 वर्ष के लिए होंगे।
4. उक्त भूखण्ड का उपयोग केवल आवासीय फ्लैट्स प्रयोजन, जिसके लिए नगर निकाय द्वारा उक्त नियमों के अन्तर्गत अनुमति दी गयी है, के लिए किया जाएगा और इसी प्रयोजन के उपयोग हेतु इस भूखण्ड पर भवन का निर्माण किया जायेगा।
5. इस पट्टा विलेख की तारीख से 7 वर्ष, या ऐसी अतिरिक्त अवधि के भीतर जो नियम-26 के अन्तर्गत बढा दी जावें, लीजधारक के द्वारा इस भूखण्ड पर भवन का निर्माण कराया जायेगा।
6. लीजधारक उक्त भूखण्ड को आगे और अन्तरित या उप-पट्टे पर दे सकेगा। उक्त नियमों में अन्तर्विष्ट निबंधन और शर्तें और अन्य उपबंध, यथावश्यक परिवर्तन सहित, अन्तरिती या उप-पट्टेदार पर इस प्रकार लागू होंगे मानो प्रश्नगत उक्त भूखण्ड नगर निकाय द्वारा दिया गया है या अन्तरित किया गया है। लीजधारक द्वारा उप-पट्टे की कालावधि स्वयं द्वारा अवधारित की जायेगी किन्तु किसी भी दशा में मूल पट्टे की कालावधि से अधिक नहीं होगी। उप-पट्टे उक्त नियमों में विहित समस्त अन्य निबंधनों और शर्तों या किन्हीं पृथक आदेशों द्वारा, जो राज्य सरकार द्वारा समय-समय पर इस निमित्त विनिर्दिष्ट मामलों में जारी किये जायें, शासित होंगे।
7. उक्त भूखण्ड के अन्तरण के मामले में, अन्तरिती के पक्ष में नाम में अन्तरण के लिए नगर निकायको आवेदन के साथ रजिस्ट्रीकृत विक्रय विलेख, दान विलेख, या वसीयत या अन्य सुसंगत दस्तावेज प्रस्तुत किये जायेंगे। प्रत्येक अन्तरण के लिए आवेदन के साथ दस रुपये प्रति वर्गमीटर की दर से अन्तरण फीस निक्षिप्त की जायेगी : परन्तु लीजधारक की मृत्यु के मामलों में इस नियम के अधीन कोई फीस प्रभारित नहीं की जायेगी।

सब रजिस्ट्रार जयपुर पंचम

8. उक्त नियमों के अधीन किसी व्यक्ति के प्रति परादेय प्रीमियम या नगरीय निर्धारण या ब्याज, आन्तरिक/बाह्य विकास प्रभारों का कोई बकाया राजस्थान भू-राजस्व अधिनियम, 1956 के अधीन भू-राजस्व की बकाया के रूप में लीजधारक से वसूलीय होगा।
9. यदि आबंटन या पट्टा विलेख के निष्पादन के पश्चात् यह पाया जाता है कि आबंटन या पट्टा विलेख विधि की दुरभिसंधि या उसके उल्लंघन में कपटपूर्ण दस्तावेज के आधार पर दुर्व्यपदेशन द्वारा अभिप्राप्त किया गया है या आबंटन या पट्टा विलेख के निबंधनों और शर्तों का अतिक्रमण किया गया है तो नगर निकाय उक्त भूखण्ड पर उसके किसी सन्निर्माण सहित उसे प्रतिसंहृत करेगा जो सभी प्रभारों से रहित नगर निकास में निहित समझे जायेंगे, और नगर निकाय किसी भी व्यक्ति को कारित किसी भी प्रकार की नुकसानी के लिए दायी नहीं होगा।
10. इस पट्टा विलेख के आधार पर उक्त भूखण्ड को सरकार/जीवन बीमा निगम/शिड्यूल्ड बैंक/सरकार ऋणदात्री संस्था/ एच.डी.एफ.सी अथवा नेशनल बैंक द्वारा अधिकृत ऋणदात्री संस्थाओं के पास ऋण के लिए बंधक रखा जा सकेगा।

For Somya Buildcon LLP

Partner

(कृ.प.उ.)

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* जो लागू नहीं हो उसे काट देवें।

परिशिष्ट

कस्बे का नामः —
राजस्व ग्रामः श्री किशनपुरा
खसरा नम्बरः 675, 676/943, 680/940
योजना का नामः निजी खातेदारी
विस्तृत नाप सहित क्षेत्रफल, वर्ग गज/मीटर 3425 व.मी.

पूर्व — पश्चिम — भूखण्ड की संख्या यदि कोई हो — सीमा उत्तर — दक्षिण —
मानचित्र संलग्न है।

प्रीमियम मूल्य - 3604749/-
स्टाम्प ड्यूटी - 180240+10
स्टाम्प सं. 1341

इसके साक्षी के रूप में इसके पक्षकारों ने इसके बाद प्रत्येक दशा में निर्दिष्ट स्थानों और तारीखों पर अपने अपने हस्ताक्षर कर दिये गये हैं।

जयपुर विकास प्राधिकरण की ओर से
आज सन् 20...... के माह .... के .... वें दिन
श्री केसर लाल मीणा
ने निम्न की उपस्थिति में (स्थान) में हस्ताक्षर किये–

उपायुक्त जोन-9 जयपुर

जयपुर विकास प्राधिकरण–प्रथम पक्ष
(सक्षम अधिकारी के हस्ताक्षर एवं मोहर)
उपायुक्त एवं प्राधिकृत अधिकारी
जोन-9
जयपुर विकास प्राधि. प्र., जयपुर

साक्षी :–

1. नाम शुभम चन्द S/o
पुत्र [illegible]
व्यवसाय प्राधिकरण सेवा
निवास स्थान जविप्रा, जयपुर

साक्षी

2. नाम श्री आशीष प्रताप शर्मा
पुत्र श्री निरंजन प्रताप शर्मा
व्यवसाय कनिष्ठ सहायक
[illegible]
निवास स्थान [illegible] जयपुर

साक्षी

आज .... सन् 20...... के माह ....
के .... वें दिन को निम्नलिखित की उपस्थिति में उक्त
श्री ....
लीजधारक द्वारा कार्यालय .... में हस्ताक्षर किये गये।

लीजधारक–द्वितीय पक्ष

उप रजिस्ट्रार, जयपुर पंचम

साक्षी :–

1. नाम मोहन लाल सैनी
पुत्र राम नारायण सैनी
व्यवसाय डी-34, श्रीराम नगर, झोटवाड़ा
निवास स्थान जयपुर

Mohan Lal
साक्षी

2. नाम जितेन्द्र कुमार बरडिया
पुत्र श्री रमेश चंद जी बरडिया
व्यवसाय व्यापार
निवास स्थान एल-58, हिम्मत नगर, टोंक रोड, जयपुर

साक्षी

For Somya Buildcon LLP

Partner

आज दिनांक 18 माह दिसम्बर सन् 2012 को 11:45 AM बजे
श्री/श्रीमती/सुश्री PRAMOD DARDA पुत्र/पुत्री/पत्नी श्री POONAM CHAND DARDA
उम्र 40 वर्ष, जाति HINDU व्यवसाय BUSINESS
निवासी 9/75 PALIKA BAZAR MALVIYA NAGAR JAIPUR AS DIR. P.D. REAL ESTATE PVT. LTD. null
ने मेरे सम्मुख दस्तावेज पंजीयन हेतु प्रस्तुत किया।

हस्ताक्षर प्रस्तुतकर्ता
(2012397047803)
(Lease deed for local bodies (Patta))

हस्ताक्षर उप पंजीयक,
JAIPUR-V
सब रजिस्ट्रार, जयपुर
पंचम

रसीद नं०	[2012397050084]
दिनांक	[18-12-2012]
पंजीयन शुल्क रू०	36050
प्रतिलिपि शुल्क रू०	0
पृष्ठांकन शुल्क रू०	300
अन्य शुल्क रू०	18024
कमी स्टाम्प शुल्क रू०	0
कुल योग रू०	54374

(2012397047803) उपपंजीयक,JAIPUR-V
((Lease deed for local bodies (Patta))
सब रजिस्ट्रार, जयपुर
पंचम

उक्त श्री/श्रीमती/सुश्री (Executant)

Signature Photo Thumb

1 -PRAMOD DARDA / POONAM CHAND DARDA
उम्र -40 वर्ष जाति - HINDU, व्यवसाय -BUSINESS
निवासी - 9/75 PALIKA BAZAR MALVIYA NAGAR JAIPUR AS DIR. P.D. REAL ESTATE PVT. LTD.

(And Claiment)

ने लेख्यपत्र Lease deed for local bodies (Patta) को पढ़ सुन व समझकर निष्पादन करना स्वीकार किया। प्रतिफल राशी रू० 3604744 /- पूर्व में/मेरेसमक्ष / मे सें रू० 3604744 /- पूर्व में --------- मेरे समक्ष प्राप्त करना स्वीकार किया।

उक्त निष्पादन कर्ता की पहचान

1- श्री/श्रीमती/सुश्री DHARMENDRA MEHTA
पुत्र /पुत्री /पत्नी श्री AMAR CHAND MEHTA
उम्र -38 वर्ष जाति-MEHTA व्यवसाय -BUSINESS
निवासी 25 KALYAN COLONY MALVIYA NAGAR JPR,,

ने की है जिनके समस्त हस्ताक्षर एंव अगूंठा के निशान मेरे समक्ष लिये गयें हैं।

(2012397047803)
Lease deed for local bodies (Patta)

उप पंजीयक JAIPUR-V
सब रजिस्ट्रार, जयपुर
पंचम

आज दिनांक 18/12/2012 को
पुस्तक संख्या 1 जिल्द संख्या 600
में पृष्ठ संख्या 156 क्रम संख्या 2012397021767पर
पंजिवद्ध किया गया तथा अतिरिक्त
पुस्तक संख्या 1 जिल्द संख्या 2400
के पृष्ठ संख्या 56 से 65
पर चस्पा किया गया।

(2012397047803)
Lease deed for local bodies (Patta).

उप पंजीयक JAIPUR-V
सब रजिस्ट्रार, जयपुर
पंचम

For Somya Buildcon LLP
Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 25000 पच्चीस हजार रुपये

Rs. 25000 TWENTY FIVE THOUSAND RUPEES

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

268920

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह सांगानेर .... गृह निर्माण सहकारी समिति
.... योजना में भूखण्ड संख्या
.... क्षेत्रफल 3425 व.मी. वर्गगज का लीजडीड
देय 1802404=00 रुपये इसके साथ संलग्न है।

उप आयुक्त एवं प्राधिकृत अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

सब रजिस्ट्रार, जयपुर
पंचम

For Somya Buildcon LLP
Partner

क्रमांक संख्या 6106 दिनांक 12/12/12

शब्दों में रकम 180240/-

पी.डी. रियल २-२२ डेवलपर्स ना [illegible]

For Somya Buildcon LLP

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 25000 Rs. 25000

पच्चीस हजार रुपये

TWENTY FIVE THOUSAND RUPEES

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

268921

निजी खातेदारी
खसरा नं० 675, 676/943, 680/942
ग्राम श्री किशनपुरा

तह सांगानेर .... गृह निर्माण सहकारी समिति
की .... योजना में भूखण्ड संख्या
.... क्षेत्रफल 3425 वर्गमी .... वर्गगज का लीजडीड
हेतु 1802407/- [illegible]

उपायुक्त एवं सक्षम अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

सब रजिस्ट्रार, जयपुर
पंचम

For Somya Buildcon LLP

Partner

6106 12/12/12

180240/-

पी.डी. रियलस्टेट डवलपर्स प्रा. लि.

For Somya Buildcon LLP

मदनकुमार जिंदानी

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 25000

पच्चीस हजार रुपये

Rs. 25000

TWENTY FIVE THOUSAND RUPEES

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

268922

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
.... गृह निर्माण सहकारी समिति
तहसील सांगानेर .... योजना में भूखण्ड संख्या
.... क्षेत्रफल 3425 वर्ग मी [illegible] की लीजडीड
हेतु 18024070 [illegible] है।

उपायुक्त एवं प्राधिकृत अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

For Somya Buildcon LLP
मदनकुमार
Partner

सब रजिस्ट्रार, जयपुर
पंचम

6106 12/12/12

180245

पी.डी. रियल स्टेट डवलपर्स प्रा. लि.

For Somya Buildcon LLP

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु.20000

बीस हजार रुपये

TWENTY THOUSAND RUPEES

Rs.20000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

292110

उपायुक्त जोन-9

जयपुर विकास प्राधिकरण

मिश्र/स्वाह कोर/-

खसरा नं० 675, 676/943, 680/942

ग्राम श्री किशनपुरा

तह सांगानेर

3425 वर्ग

हेतु 180240+10

For Somya Buildcon LLP

Partner

उप रजिस्ट्रार, जयपुर

6106 12/12/12

180245/-

पी.डी. रिफल २२ [illegible]

For Somya Buildcon LLP

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 20000

बीस हजार रुपये

TWENTY THOUSAND RUPEES

Rs.20000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

324785

मिश्र खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह सांगानेर .... गृह निर्माण सहकारी समिति
को .... योजना में भूखण्ड संख्या
.... क्षेत्रफल 3425 [illegible] के लीजडीड
हेतु 180240710 [illegible] सत्यापित है।

[illegible]

For Somya Buildcon LLP

Partner

सब रजिस्ट्रार, जयपुर

6106 12/12/12

180240

पी.डी. रिपल [illegible]

For Somya Buildcon LLP

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 20000

बीस हज़ार रुपये

TWENTY THOUSAND RUPEES

Rs.20000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

324786

मि. खातेदारी -
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह - सांगानेर ... गृह निर्माण सहकारी समिति

34259

हेतु 180240710

For Somya Buildcon LLP

भरत कुमार

Partner

सब रजिस्ट्रार, जयपुर
पंचम

क्रमांक 6106 दिनांक 12/12/12

रुपयों में मूल्य 180245/-

क्रेता का नाम पी.डी. रियल स्टेट डवलपर्स प्रा. लि.

पिता/पति का नाम

[illegible]

का मुद्रांकन

हस्ताक्षर खरीददार

स्टाम्प विक्रेता, 40/62, ए.डी.एम. कार्यालय, जयपुर

For Somya Buildcon LLP

भवन कुमार [illegible]

Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 20000

बीस हज़ार रुपये

TWENTY THOUSAND RUPEES

Rs.20000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

324787

उपायुक्त जोन-9

जयपुर विकास प्राधिकरण

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह. सांगानेर

3425.9 मी

180240710

सब रजिस्ट्रार, जयपुर
पंचम

For Somya Buildcon LLP
भवन कुमार
Partner

क्रमांक 6106 क्रय दिनांक 12/11/12
राशि जो मुद्रांक [illegible] 180240/-
क्रेता का नाम पी.डी. रियल स्टेट डवलपर्स प्रा. लि. जयपुर
पिता / पति का नाम [illegible]
मुद्रांक [illegible]
का मुद्रांकन

हस्ताक्षर [illegible]
लाईसेंस [illegible] विक्रेता
अनुज्ञा [illegible] 44/92, जे.डी.ए. [illegible], जयपुर

For Somya Buildcon LLP
मदन कुमार शेखावत
Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु. 15000

पन्द्रह हजार रुपये

FIFTEEN THOUSAND RUPEES

Rs. 15000

INDIA

राजस्थान RAJASTHAN

251591

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह. सांगानेर .... गृह निर्माण सहकारी समिति
की .... योजना में भूखण्ड संख्या
.... क्षेत्रफल 3425 व.मी. .... वर्गगज को लीजडीड
हेतु 18024070 .... मुद्रांक का संलग्न है।

उपायुक्त एवं अधिकृत अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

For Somya Buildcon LLP

Partner

उप रजिस्ट्रार, जयपुर
प्रथम

क्रमांक नं. 6106 विक्रय दिनांक 12/12/12
रुपयों के मूल्य 180245/-
क्रेता का नाम पी.डी. रियल स्टेट डवलपर्स प्रा. लि.
पिता/पति का नाम
मुद्रांक खरीदने का उद्देश्य
स्वा मुद्रांक

हस्ताक्षर खरीददार
अर्जुनलाल सिंह सैनी
लाइसेंस नम्बर. 44/02, जे.डी.ए. कॉम्पलेक्स, जयपुर

For Somya Buildcon LLP
पवन कुमार बिडासिया
Partner

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

दस हजार रुपये

रु. 10000

Rs. 10000

TEN THOUSAND RUPEES

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

189608

निजी खातेदारी

खसरा नं 675, 676/943, 680/942

ग्राम श्री किशनपुरा

तह सांगानेर गृह निर्माण सहकारी समिति

का .... की योजना संख्या

.... क्षेत्रफल 3425 व.मी. [illegible]

18024010 [illegible] है।

For Somya Buildcon LLP

भरत कुमार विजयवर्गीय

Partner

सब रजिस्ट्रार, जयपुर

क्रमांक संख्या 6166 विक्रय दिनांक 12/12/12
शब्दों में मुद्रांक का मूल्य 1802450
क्रेता का नाम
पिता/पति का नाम
मुद्रांक खरीदने का [illegible] पी.डी. रियल स्टेट डवलपर्स प्रा. लि० जयपुर
का प्रयोजन [illegible]

हस्ताक्षर खरीददार

[illegible]
स्टाम्प विक्रेता, 44/62, [illegible], जयपुर

For Somya Buildcon LLP
पवन कुमार [illegible]
Partner

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

T 425724

मिश्री खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा

3425 वर्गमी

180240+10

For Somya Buildcon LLP

Partner

सब रजिस्ट्रार, जयपुर
पंचम

[illegible] 6106 [illegible] 12/12/12

[illegible] 1802407

[illegible] पी.सी. रियल एस्टेट डेवलपर्स प्रा. लि. रांची

[illegible]

[illegible]

[illegible]

[illegible]

For Somya Buildcon LLP
मदनकुमार सोमानी
Partner

भारतीय गैर न्यायिक

एक सौ रुपये **Rs. 100**

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN T 425723

उपायुक्त जोन-9 जयपुर विकास प्राधिकरण

मिसल खातेदारी -
खसरा नं. 675, 676/943, 680/942 -
ग्राम श्री किशनपुरा
तह सांगानेर

निर्माण सहकारी समिति

3425 वर्गमी

हेतु 18024010

For Somya Buildcon LLP

Partner

सब रजिस्ट्रार, जयपुर
पंचम

[illegible] 6106 [illegible] 12/12/12

[illegible] 1802456

[illegible] पी.डी. रियलस्टेट डवलपर्स प्रा. लि.

[illegible]

[illegible]

[illegible]

For Somya Buildcon LLP

मदन कुमार मिश्रा

Partner

भारतीय गैर न्यायिक

बीस रुपये

रु.20

Rs.20

TWENTY RUPEES

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

03AA 626106

निजी खातेदारी

खसरा नं. 675, 676/943, 680/942

ग्राम श्री किशन पुरा

तह सांगानेर ...... गृह निर्माण सहकारी समिति

...... [illegible]

3425 वर्गमी

180240710

For Somya Buildcon LLP

प्रवीन कुमार [illegible]

Partner

उप रजिस्ट्रार, जयपुर
पंचम

[illegible] 6106 [illegible] 12/12/12

[illegible] 180245

[illegible] पी.डी. रियलस्टेट [illegible]

[illegible]

[illegible]

उप पंजीयक

[illegible] जयपुर

SUB REGISTRAR JAIPUR

For Somya Buildcon LLP

मदन कुमार (जसोरिया)

Partner

6106 [illegible] 12/12/12

180240/-

पी.डी. रियल्टर्स 22 39 [illegible]

For Somya Buildcon LLP

भवन कुमार (अग्रवाल)

Partner

भारतीय गैर न्यायिक

बीस रुपये

रु.20

Rs.20

TWENTY RUPEES

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

03AA 626107

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशनपुरा
तह. सांगानेर

3425 वाम

180240 +10

For Somya Buildcon LLP

Partner

राजिस्ट्रार, जयपुर
पंचम

[illegible] 6106 दिनांक 12/12/12

[illegible] 18024/-

[illegible] पी. डी. रियलस्टेट डवलपर्स प्रा. लिमिटेड

[illegible]

[illegible]

[illegible] अंकन

[illegible] पंजीयन अधिकारी

[illegible] जयपुर

For Somya Buildcon LLP

Partner

भारतीय गैर न्यायिक

भारत

दस रुपये

रु.10

TEN RUPEES

Rs.10

सत्यमेव जयते

INDIA

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

59AA 193759

SUB REGISTRAR, JAIPUR

निजी खातेदारी
खसरा नं. 675, 676/943, 680/942
ग्राम श्री किशन पुरा
तह सांगानेर
गृह निर्माण सहकारी समिति
की योजना में भूखण्ड संख्या
क्षेत्रफल 3485 वर्ग मी. वर्गगज की लीजडीड
180240+10 [illegible] है।

उप [illegible] एवं [illegible] अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

For Somya Buildcon LLP
भवन कुमार [illegible]
Partner

3
उप रजिस्ट्रार, जयपुर
[illegible]

[illegible] 6107 [illegible] 12/12/12
[illegible] 10/-
[illegible]
[illegible] पी.डी. रियल स्टेट डवलपर्स प्रा० लि० जयपुर
[illegible]
[illegible]

[illegible] जे.डी.ए. कॉम्प्लेक्स, जयपुर

For Somya Buildcon LLP
प्रवीण कुमार बासल
Partner

Government of Rajasthan
REGISTRATION & STAMPS DEPARTMENT, RAJASTHAN, AJMER
SUB-REGISTRAR : JAIPUR-I

Fee Receipt
Appendix I-Form No. 9 (Rule 75 & 131) Print Date : 05-10-2020 1:18 PM

Fee Receipt No	: 202002015007486	Receipt Date	: 05/10/2020
Name	: DEEN DAYAL JAIN AS AUTH DIR. P.D.REAL ESTATE PVT. LTD.,	Document S. No.	: 202001015006759

Address : B-51 ,SETHI COLONY ,JAIPUR ,JAIPUR
Document Type : Supplementary Deed/Correction Deed(Where original is Compulsary Registerable)

Face Value	: ₹ 0	Evaluated Value	: ₹ 0
Ord-Registration Fee	: ₹ 200	Fee for Memorandum Us_64_67	: ₹
CSI	: ₹ 200	Certified copying fees Us_57	: ₹ 0
Stamp (Memorandum)	: ₹	Stamp (memorandum)	: ₹
Surcharge	: ₹ 150	Stamp Duty	: ₹ 500
Penalty	: ₹ 0	Inspection fees	: ₹ 0
Us_25_34	: ₹ 0	Commission	: ₹ 0
Custody	: ₹	Others	: ₹ 0
		Cash Amount Received	: **₹ 0**
		Other than Cash	: **₹ 1050**
		Total Amount	: **₹ 1050**

Mode of Payment (#Mode Number Amount #)

Stamp N.A. ₹ 650 # e-Registration Receipt RJ1198862795515 ₹ 400

Signature of presenter or applicant for
copy or Search certificate

Signature of recipient
and date of return receipt

Cashier

SUB-REGISTRAR

For Somya Buildcon LLP
मनोज कुमार
Partner

Government of Rajasthan
e-Registration Fee Receipt

SECOND COPY

SRO Unique ID	2020101500R	Receipt Date	05-OCT-2020 11:43
S R Location	JAIPUR-I		
Receipt No	**RJ1198862795515**		
Name Of Seller	JDA		
Name Of Buyer	P D REAL ESTATE PVT LTD		
Type of Document	Correction Deed		
ACC Reference	SHCIL/SHCIL RAJASTHAN/RAMBAGH		

Paid Fees

Particulars	**Amount (Rs.)**	**Particulars**	**Amount (Rs.)**
Registration Fees	₹ 200	CSI	₹ 200
Copy of Fees	₹ 0	Record Inspection Fees	₹ 0
Late Fees	₹ 0	Commission Fees	₹ 0
Other Charges	₹ 0		
Total Amount	₹ 400	**Service Charges**	₹ 10
Grand Total **(Rupees Four Hundred Ten Only)**	₹ 410		

Statutory Alert : The authenticity of this receipt should be verified at www.shcilestamp.com . Any discrepancy in the details on this receipt and as available on the website renders it invalid.

For Somya Buildcon LLP

प्रवीन कुमार बड़जात्या

Partner

भारतीय गैर न्यायिक

भारत INDIA

रु. 500 FIVE HUNDRED RUPEES

पाँच सौ रुपये Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

M 838129

संशोधित लीजडीड

जयपुर विकास प्राधिकरण द्वारा ग्राम श्रीकिशनपुरा तहसील सांगानेर के एकल पट्टा खसरा नम्बर 675, 676/943, 680/942 कुल किता 3 रकबा 3425.00 वर्ग मीटर का पट्टा विलेख क्रमांक: 17085 दिनांक 12.12.2012 को पी.डी.रियल एस्टेट प्रा0लि0 को जारी किया गया था। उक्त भूखण्ड के जारी लीजडीड मे प्रार्थी/कम्पनी का नाम पी.डी.रियल एस्टेट प्रा0लि0 के स्थान पर अधिकृत पी.डी.रियल प्रा0लि0 सहवन से अंकित कर दिया गया था जो गलत है। प्रार्थी/कम्पनी का नाम जारी लीजडीड मे अधिकृत पी.डी.रियल प्रा0लि0 के स्थान पर पी.डी.रियल एस्टेट प्रा0लि0 करने हेतु निवेदन किया है। इस सम्बन्ध मे उक्त जारी एकल पट्टा खसरा नम्बर 675, 676/943, 680/942 क्षेत्रफल 3425.00 वर्ग मीटर मे प्रार्थी/कम्पनी का नाम **अधिकृत पी.डी.रियल प्रा0लि0 के स्थान पर पी.डी.रियल एस्टेट प्रा0लि0** पढा जावें।

DC-9 # 3272
01/10/2020

उक्त लीजडीड उप पंजीयक, जयपुर पंचम के यहां दिनांक 18.12.2012 को पुस्तक संख्या 1 जिल्द संख्या 600 में पृष्ठ संख्या 156 क्रम संख्या 2012397021767 पर पंजीबद्व किया गया अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 2400 के पृष्ठ संख्या 56 से 65 पर चस्पा किया गया। उक्त जारी लीजडीड पूर्व मे जारी लीजडीड का अभिन्न अंग रहेगी। शेष शर्तें यथावत रहेगी।

उप पंजीयक
जयपुर (प्रथम)

For Somya Buildcon LLP

Partner

(अबू सूफियान चौहान)
उपायुक्त जोन-9

क्रमांक सं. 897 दिनांक 01/10/2020

मुद्रांक का मूल्य 500/-

क्रेता का नाम पी.जी. सिमला स्टेट प्रो फिन प्राईवेट लिमिटेड [illegible]

पिता/पति का नाम

निवास स्थान पंजीकृत कार्यालय - 8/75, [illegible] मालवीय [illegible]

वास्ते [illegible] लीज डीड

सत्यवीर यादव
स्टाम्प विक्रेता ला. नं. 90/2011-12
जे.डि.ए. परिसर, जयपुर

उप पंजीयक

50/-
100/-
150/-

उप पंजीयक जयपुर-प्रथम

For Somya Buildcon LLP
Partner

Presentation Endorsement

आज दिनांक 05 माह 10 सन् 2020 को 11:58 AM बजे
श्री/श्रीमती/सुश्री DEEN DAYAL JAIN AS AUTH DIR. P.D.REAL ESTATE PVT. LTD. पुत्र/पुत्री/पत्नि श्री GULAB CHAND JAIN
उम्र 72 वर्ष, जाति JAIN , व्यवसाय Business
निवासी House No.:B-51, Colony: SETHI COLONY, Area: JAWAHAR NAGAR, City: JAIPUR, Pin code: 302004, District: JAIPUR, State: RAJASTHAN
ने मेरे सम्मुख दस्तावेज पंजीयन हेतु प्रस्तुत किया ।

हस्ताक्षर प्रस्तुतकर्ता

हस्ताक्षर उप पंजीयक, JAIPUR-I

उप पंजीयक जयपुर (प्रथम)

202001015006759

Supplementary Deed/Correction Deed(Where original is Compulsary Registerable)

Fees Receipt Endorsement

रसीद नं.	202002015007486
दिनांक	05-10-2020
पंजीयन शुल्क ₹	200
प्रतिलिपि शुल्क ₹	0
पृष्ठांकन शुल्क ₹	200
अन्य शुल्क ₹.	0
कमी स्टाम्प शुल्क ₹	500
कमी सरचार्ज शुल्क ₹	150
कुल योग	1050

202001015006759

उप पंजीयक, JAIPUR-I

उप पंजीयक जयपुर (प्रथम)

Supplementary Deed/Correction Deed(Where original is Compulsary Registerable)

For Somya Buildcon LLP

Partner

Registration Endorsement

आज दिनांक 05/10/2020 को
पुस्तक संख्या 1 जिल्द संख्या 1170 में
पृष्ठ संख्या 28 क्रम संख्या 202003015106217 पर पंजीबद्ध किया गया तथा
अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 4674 के
पृष्ठ संख्या 183 से 193 पर चस्पा किया गया।

202001015006759

उप पंजीयक JAIPUR

उप पंजीयक
जयपुर (प्रथम)

Supplementary Deed/Correction Deed(Where original is Compulsary Registerable)

For Somya Buildcon LLP

भवनकुमार

Partner

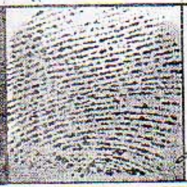
Endorsement of Execution

अनु क्र.	पक्षकारों का नाम व पता	छायाचित्र	अंगूठा	पक्षकारों का प्रकार
1	श्री/श्रीमती/सुश्री DEEN DAYAL JAIN AS AUTH DIR. P.D.REAL ESTATE PVT. LTD., पुत्र/पुत्री/पत्नि श्री GULAB CHAND JAIN, व्यवसाय Businessजाति JAIN House No.:B-51, Colony: SETHI COLONY, Area: JAWAHAR NAGAR, City: JAIPUR, Pin code: 302004, District: JAIPUR, State: RAJASTHAN			Executant Age : 72 Signature :
2	श्री/श्रीमती/सुश्री JDA, पुत्र/पुत्री/पत्नि श्री JAIPUR, व्यवसाय जाति Jaipur Development Authority			Claimant Age : 0 Signature :

ने लेख्यपत्र Supplementary Deed/Correction Deed(Where original is Compulsary Registerable) को पढ़ सुन व समझकर निष्पादन करना स्वीकार किया ।

प्रतिफल राशि रू 0/- पूर्व में / मेरे समक्ष / में से रू 0/- पूर्व में ------------- ये मेरे समक्ष प्राप्त करना स्वीकार किया ।

उक्त निष्पादन कर्ता की पहचान निम्न व्यक्तियों ने की है , जिनके हस्ताक्षर एवं अंगूठा निशान मेरे समक्ष लिए गए है।

अनु क्र.	गवाहों का नाम व पता	छायाचित्र	अंगूठा	हस्ताक्षर
1	Name: श्री/श्रीमती/सुश्री PRADUMAN KUMAR JAIN, पुत्र/पुत्री/पत्नि श्री PREM CHAND JAIN जाति JAIN Age: 53, Add: House No.:C-35, Colony: SETHI COLONY, Area: JAWAHAR NAGAR, City: JAIPUR, Pin code: 302004, District: JAIPUR, State: RAJASTHAN			Signature

202001015006759

उप पंजीयक, JAIPUR

उप पंजीयक
जयपुर (प्रथम)

Supplementary Deed/Correction Deed(Where original is Compulsary Registerable)

For Somya Buildcon LLP
प्रदमन कुमार जैन
Partner

Under 54 [illegible]

धारा 54 [illegible] इस लेख पत्र की मालियत रू 0 मानते हुए इस पर देय
कमी मुद्रांक [illegible] सरचार्ज राशि 150 कुल रू 850 रसीद संख्या
2020020150 [illegible] है।
अतः [illegible] जाता है।

20200101 [illegible]

उप पंजीयक, JAIPUR-I

उप पंजीयक जयपुर (प्रथम)

Supple[illegible] original is Compulsary Registerable)

Registra[illegible]

आज [illegible]
पुस्तक [illegible]
पृष्ठ सं[illegible] किया गया तथा
अतिरि[illegible]
पृष्ठ सं[illegible]

20200[illegible]

उप पंजीयक, JAIPUR-I

उप पंजीयक जयपुर (प्रथम)

Suppl[illegible] original is Compulsary Registerable)

For Somya Buildcon LLP

Partner

SITE PLAN OF KH. NO. 675, 676/943, 680/942

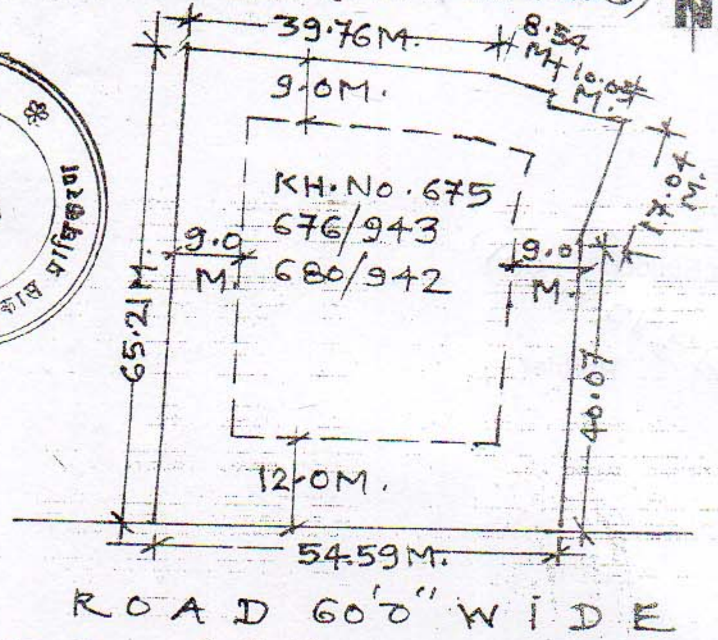
SCHEME IN REVENUE VILLAGE-SHREE KISHANPURA TEH. SANGANER.

AREA = 3425.00 SQ.MT.

PERCENTAGE OF CONSTRUCTION AREA AS PER RULES %

SCALE - 1 CM. = 10 MT.

PERAMETERS:-
MAX. COVERAGE AREA - 35%
MAX. HEIGHT - AS PER TABLE 8.11 BYE LAWS 2010
STD. F.A.R - 1.33
MAX. F.A.R - 2.25 (WITH CHARGES)



ROAD 60'0" WIDE

नोट:- पत्रावली के पैरा 60/N पर आयुक्त महो० द्वारा अनुमोदन किया गया है।

Kamlesh
30/10/2012
SITE ENGINEER

30/10/12
TOWN PLANNING
ASSISTANT/ATP

DY.C. CONVERSSION
उपायुक्त एवं प्राधिकृत अधिकारी
जोन-9
जयपुर विकास प्राधिकरण, जयपुर

JAIPUR DEVELOPMENT AUTHORITY

JAIPUR

For Somya Buildcon LLP

Partner

आज दिनांक 18/12/2012 को
पुस्तक संख्या 1 जिल्द संख्या 600
में पृष्ठ संख्या 156 क्रम संख्या 2012397021767पर
पंजिबद्ध किया गया तथा अतिरिक्त
पुस्तक संख्या 1 जिल्द संख्या 2400
के पृष्ठ संख्या 56 से 65
पर चस्पा किया गया।

(2012397047803) उप पंजीयक, JAIPUR-V
Lease deed for local bodies (Patta)

सब रजिस्ट्रार, जयपुर
पंचम

For Somya Buildcon LLP

Partner

Government of Rajasthan
REGISTRATION & STAMPS DEPARTMENT, RAJASTHAN, AJMER
SUB-REGISTRAR : JAIPUR-I

Fee Receipt
Appendix I-Form No. 9 (Rule 75 & 131) Print Date : 19-10-2020 2:44 PM

Fee Receipt No	: 202002015008092	Receipt Date	: 19/10/2020
Name	: PAWAN KUMAR SIDANA AS PARTNER M/S SOMYA BUILDCON LLP,	Document S. No.	: 202001015007275
Address	: D-73A ,KUSUM VIHAR RAMNAGARIYA ROAD ,JAIPUR ,JAIPUR		
Document Type	: Sale Deed		
Face Value	: ₹ 45000000	Evaluated Value	: ₹ 28499238
Doc Registration Fee	: ₹ 450000	Fee for Memorandum Us_64_67	: ₹
CSI	: ₹ 300	Certified copying fees Us_57	: ₹ 0
Stamp (Memorandum)	: ₹	Reg (memorandum)	: ₹
Surcharge	: ₹ 810000	Stamp Duty	: ₹ 2700000
Penalty	: ₹ 0	Inspection Fee	: ₹ 0
Us 25 34	: ₹ 0	Commission	: ₹ 0
Custody	: ₹	Others	: ₹ 0
		Cash Amount Received	: **₹ 0**
		Other than Cash	: **₹ 3960300**
		Total Amount	: **₹ 3960300**

Mode of Payment (#Mode Number Amount #)

c Registration Receipt RJ1677072908791 ₹ 450300 # eStamp IN-RJ38745300087295S ₹ 3510000

पवन कुमार सिडाना

Signature of presenter or applicant for copy or Search certificate

पवन कुमार सिडाना

Signature of recipient and date of return receipt

Cashier

SUB-REGISTRAR

For Somya Buildcon LLP

पवन कुमार सिडाना

Partner

Government of Rajasthan
e-Registration Fee Receipt

SECOND COPY

SRO Unique ID	2020101500R	Receipt Date	16-OCT-2020 16:58
S R Location	JAIPUR-I		
Receipt No	**RJ1677072908791**		
Name Of Seller	P D REAL ESTATE PVT LTD		
Name Of Buyer	SOMYA BUILDCON LLP		
Type of Document	Article 21(I) Sale Deed (Conveyance Deed)		
ACC Reference	SHCIL/SHCIL RAJASTHAN/RAMBAGH		

Paid Fees

Particulars	**Amount (Rs.)**	**Particulars**	**Amount (Rs.)**
Registration Fees	450000	CSI	₹ 300
Copy of Fees	₹ 0	Record Inspection Fees	₹ 0
Late Fees	₹ 0	Commission Fees	₹ 0
Other Charges	₹ 0		
Total Amount	₹450300	**Service Charges**	**₹ 40**
Grand Total	₹450340		

(Rupees Four Lakh Fifty Thousand Three Hundred Forty Only)

Statutory Alert : The authenticity of this receipt should be verified at www.shcilestamp.com . Any discrepancy in the details on this receipt and as available on the website renders it invalid.

For Somya Buildcon LLP

प्रवन कुमार

Partner

INDIA NON JUDICIAL

Government of Rajasthan

e-Stamp

सत्यमेव जयते

Certificate No. : IN-RJ38745300087295S
Certificate Issued Date : 16-Oct-2020 04:58 PM
Account Reference : SHCIL (FI)/ rjshcil01/ RAMBAGH/ RJ-JP
Unique Doc. Reference : SUBIN-RJRJSHCIL0168533850116555S
Purchased by : SOMYA BUILDCON LLP
Description of Document : Article 21(i) Sale Deed (Conveyance Deed)
Property Description : PLOT KHASRA NO 675, 676/943, 680/942 GRAM SHREEKISHANPURA TEHSIL SANGANER JAIPUR
Consideration Price (Rs.) : 4,50,00,000 (Four Crore Fifty Lakh only)
First Party : P D REAL ESTATE PVT LTD
Second Party : SOMYA BUILDCON LLP
Stamp Duty Paid By : SOMYA BUILDCON LLP
Stamp Duty Payable (Rs.) : 27,00,000 (Twenty Seven Lakh only)
Surcharge for Infrastructure Development (Rs.) : 2,70,000 (Two Lakh Seventy Thousand only)
Surcharge for Propagation and Conservation of Cow (Rs.) : 5,40,000 (Five Lakh Forty Thousand only)
Stamp Duty Amount(Rs.) : 35,10,000 (Thirty Five Lakh Ten Thousand only)

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sweta Trivedi

For P.D. REAL ESTATE PVT LTD
Director

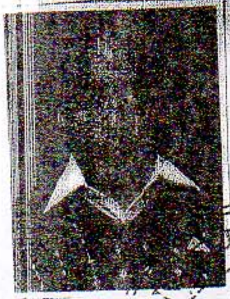
0011236296

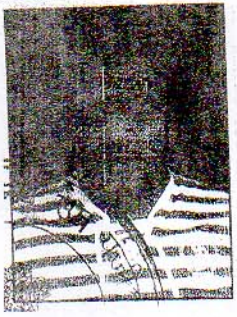
उप पंजीयक
जयपुर (प्रथम)

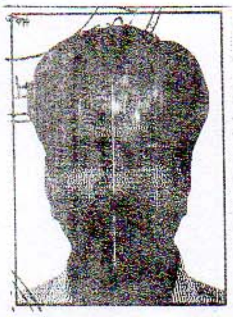
Statutory Alert:

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.

For Somya Buildcon LLP
Partner







:: श्री ::

—: विक्रय पत्र :—

यह विक्रय पत्र आज दिनांक 19.10.2020 ईस्वी को पी.डी. रियल एस्टेट प्रा.लि., पंजीकृत कार्यालय 9/75, पालिका बाजार, मालवीय नगर, जयपुर, राजस्थान राज्य जरिये अधिकृत निदेशकगण 1. श्री धरमीचंद गुदडमल जैन आयु लगभग 63 वर्ष पुत्र श्री गुदड मल जैन निवासी प्लाट नम्बर सी–61, सेठी कॉलोनी, जवाहर नगर, जयपुर, राजस्थान राज्य 2. श्री राजेश सेठी आयु लगभग 50 वर्ष पुत्र श्री भाग चन्द सेठी निवासी प्लाट नम्बर सी–53 सेठी कॉलोनी, जवाहर नगर, जयपुर, राजस्थान राज्य 3. श्री प्रदुमन कुमार जैन आयु लगभग 53 वर्ष पुत्र श्री प्रेम चन्द जैन निवासी प्लाट नम्बर सी–35 सेठी कॉलोनी, जवाहर नगर, जयपुर, राजस्थान राज्य एवं 4 श्री दीन दयाल जैन आयु लगभग 72 वर्ष पुत्र श्री गुलाब चन्द जैन निवासी प्लाट नम्बर बी–51, सेठी कॉलोनी, जवाहर नगर, जयपुर, राजस्थान राज्य के विक्रेतागण जिन्हे इस विक्रय पत्र में प्रथमपक्ष के नाम से जाना जावेगा की ओर से :

उप पंजीयक (प्रथम)
जयपुर

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sweta Trivedi.
Partner

For Somya Buildcon LLP
Partner

कार्यालय उप पंजीयक जयपुर-प्रथम ★ राजस्थान सरकार

राजस्थान सरकार कार्यालय उप पंजीयक जयपुर-प्रथम

बहक

M/S SOMYA BUILDCON LLP पंजीकृत कार्यालय प्लाट नम्बर डी–73ए, कुसुम विहार, रामनगरिया रोड, जगतपुरा, जयपुर, राजस्थान राज्य जरिये पार्टनर्स 1. श्री पवन कुमार सिडाना आयु लगभग 39 वर्ष पुत्र श्री अरविन्द कुमार सिडाना, निवासी फ्लैट नम्बर 503, रूहीन रॉयल्स, रामनगरिया, जगतपुरा, जयपुर, राजस्थान राज्य 2. श्री तरूण कुमार सिडाना आयु लगभग 35 वर्ष पुत्र श्री अरविन्द कुमार सिडाना, निवासी फ्लैट नम्बर 903, रूहीन रॉयल्स, रामनगरिया, जगतपुरा, जयपुर, राजस्थान राज्य 3. श्री अजय त्रिवेदी आयु लगभग 40 वर्ष पुत्र श्री अशोक त्रिवेदी निवासी फ्लेट नम्बर एफ–1, प्लाट नम्बर 186, मातेश्वरी एनक्लेव, मोती नगर, क्वीन्स रोड, वैशाली नगर, जयपुर, राजस्थान राज्य 4. श्री सत्य नारायण गोयल आयु लगभग 60 वर्ष पुत्र श्री राम सुख गोयल निवासी 32, बीकानेरिया का बास, पाली, राजस्थान राज्य 5. श्रीमती श्वेता त्रिवेदी आयु लगभग 39 वर्ष धर्मपत्नि श्री अजीत त्रिवेदी निवासिनी फ्लेट नम्बर एफ–1, प्लाट नम्बर 186, मातेश्वरी एनक्लेव, मोती नगर, क्वीन्स रोड, वैशाली नगर, जयपुर, राजस्थान राज्य क्रेता फर्म जिसे इस विक्रय पत्र में द्वितीयपक्ष के नाम से जाना जावेगा के हित में लिखा जा रहा है, जिसकी शर्तो से दोनो पक्ष व दोनो पक्षो के उत्तराधिकारी व सभी स्थानापन्न भी पाबन्द रहेंगे।

जो कि प्रथमपक्ष के स्वामित्व व अधिकार का आवासीय फ्लेट प्रयोजन के अन्तर्गत रूपान्तरित भूखण्ड खसरा नम्बर 675, 676/943, 680/942 ग्राम श्रीकिशनपुरा, तहसील सांगानेर, जिला जयपुर में स्थित है, जिसका कुल क्षेत्रफल 3425 वर्गमीटर है, जिसकी चारों सीमाओं में पूर्व की ओर अन्य की भूमि, पश्चिम की ओर अन्य की भूमि, उत्तर की ओर अन्य की भूमि व दक्षिण की ओर रोड 60 फीट चौडा आमद् रफत सरकारी स्थित है।

यह कि कार्यालय जयपुर विकास प्राधिकरण जयपुर द्वारा प्रथमपक्ष के हित में उपरोक्त वर्णित भूखण्ड का निजी खातेदारी योजना के तहत समूह आवासीय प्रयोजन के लिये रूपान्तरण किया गया, जिसकी नियमन शुल्क की समस्त

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
पवन कुमार सिडाना
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Ajay trivedi
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sweta Trivedi
Partner

For Somya Buildcon LLP
पवन कुमार सिडाना
Partner

For P.D. REAL ESTATE PVT LTD
Director

Presentation Endorsement

आज दिनांक 19 माह 10 सन् 2020 को 10:18 AM बजे
श्री/श्रीमती/सुश्री DHARMICHAND GUDARMAL JAIN AS DIR. P.D. REAL ESTATE PVT. LTD. पुत्र/पुत्री/पत्नि श्री GUDAR MAL JAIN
उम्र 63 वर्ष, जाति 0-JAIN , व्यवसाय Other
निवासी House No.:9/75, Colony: PALIKA BAZAR, Area: MALVIYA NAGAR, City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN
ने मेरे सम्मुख दस्तावेज पंजीयन हेतु प्रस्तुत किया।

हस्ताक्षर प्रस्तुतकर्ता

हस्ताक्षर उप पंजीयक JAIPUR

उप पंजीयक
जयपुर (प्रथम)

202001015007275

Sale Deed (Conveyance Deed)

Fees Receipt Endorsement

रसीद नं.	202002015008092
दिनांक	19-10-2020
पंजीयन शुल्क ₹	450000
प्रतिलिपि शुल्क ₹	0
पृष्ठांकन शुल्क ₹	300
अन्य शुल्क ₹	0
कमी स्टाम्प शुल्क ₹	2700000
कमी सरचार्ज शुल्क ₹	810000
कुल योग	3960300

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR

उप पंजीयक
जयपुर (प्रथम)

Endorsement of Execution

For Somya Buildcon LLP

Partner

राशि मय एक मुश्त शहरी जमाबन्दी के प्रथमपक्ष ने कार्यालय जयपुर विकास प्राधिकरण जयपुर में जमा करा दी, तत्पश्चात् कार्यालय जयपुर विकास प्राधिकरण जयपुर द्वारा निजी खातेदारी योजना के अन्तर्गत उपरोक्त वर्णित भूखण्ड का एकल पट्टा विलेख क्रमांक 17085 दिनांक 12.12.2012 ईस्वी को प्रथमपक्ष के हित में जारी किया गया, जो पट्टा उप पंजीयक जयपुर पंचम के यहां दिनांक 18.12.2012 को पुस्तक संख्या 1 जिल्द संख्या 600 के पेज संख्या 156 क्रम संख्या 2012397021767 पर पंजीबद्व किया गया तथा अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 2400 के पेज संख्या 56 से 65 पर चस्पा किया गया था, उपरोक्त वर्णित एकल पट्टा विलेख में पी.डी.रियल एस्टेट प्रा.लि. के स्थान पर त्रुटिवश पी.डी.रियल प्रा.लि. अंकित कर दिया गया था, जिसके संशोधन हेतु कार्यालय जयपुर विकास प्राधिकरण जयपुर द्वारा संशोधित लीज डीड क्रमांक डीसी–9 डी–3277 दिनांक 01.10.2020 ईस्वी को जारी की गई, जो संशोधित लीज डीड उप पंजीयक जयपुर प्रथम के यहां दिनांक 05.10.2020 को पुस्तक संख्या 1 जिल्द संख्या 1170 के पेज संख्या 28 क्रम संख्या 202003015106217 पर पंजीबद्व की गई तथा अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 4674 के पेज संख्या 183 से 193 पर चस्पा की गई थी।

इस प्रकार प्रथमपक्ष कम्पनी उपरोक्त वर्णित रूपान्तरित भूखण्ड खसरा नम्बर 675, 676/943, 680/942 ग्राम श्रीकिशनपुरा, तहसील सांगानेर, जिला जयपुर की बिना किसी अन्य व्यक्ति के सीर व सांझे के एक मात्र मालिक, स्वामी व अधिकारी हुई, जिसको प्रथमपक्ष ने आज तक किसी भी अन्य व्यक्ति को रहन, विक्रय, बख्शीश व हस्तान्तरित आदि नही किया है तथा ना ही किसी अन्य के हित में इकरारनामा एवं विक्रय अनुबन्ध इत्यादि निष्पादित कर रखा है तथा उक्त वर्णित भूखण्ड प्रत्येक प्रकार के झगडे, टण्टे, ऋण भार सरकारी, अर्द्वसरकारी, बैंक व जनसाधारण से मुक्त हैं तथा किसी कर्जा, कुर्की, डिकी व अनुबन्ध पत्र द्वारा भी बन्धित नही है तथा किसी भी प्रकार का कोई भी वाद अथवा किसी भी प्रकार की कोई भी न्यायिक कार्यवाही आज तक लंबित नही है एंव इसके विषय में प्रथमपक्ष को प्रत्येक प्रकार से अपने काम में लेने व रहन, विक्रय व हस्तान्तरित आदि करने के सम्पूर्ण स्वत्वाधिकार मालिकाना हक प्राप्त है।

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
भवनकुमार श्रीमाली
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
trivedi
Partner

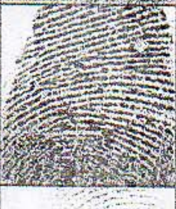
For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sweta trivedi.
Partner

For Somya Buildcon LLP
भवनकुमार श्रीमाली
Partner

For P.D. REAL ESTATE PVT LTD
Director

अनु क्र.	पक्षकारों का नाम व पता	छायाचित्र	अंगूठा	पक्षकारों का प्रकार
1	श्री/श्रीमती/सुश्री DHARMICHAND GUDARMAL JAIN AS DIR. P.D. REAL ESTATE PVT. LTD. , पुत्र/पुत्री/पत्नि श्री GUDAR MAL JAIN , व्यवसाय Otherजाति 0-JAIN House No.:9/75, Colony: PALIKA BAZAR, Area: MALVIYA NAGAR, City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Executant Age : 63 Signature :
2	श्री/श्रीमती/सुश्री DEEN DAYAL JAIN AS DIR. REAL ESTATE PVT. LTD. , पुत्र/पुत्री/पत्नि श्री GULAB CHAND JAIN, व्यवसाय Otherजाति 0-JAIN House No.:9/75, Colony: PALIKA BAZAR, Area: MALVIYA NAGAR, City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Executant Age : 72 Signature :
3	श्री/श्रीमती/सुश्री PRADUMAN KUMAR JAIN AS DIR. P.D. REAL ESTATE PVT. LTD., पुत्र/पुत्री/पत्नि श्री PPREM CHAND JAIN, व्यवसाय Otherजाति 0-JAIN House No.:9/75, Colony: PALIKA BAZAR, Area: MALVIYA NAGAR , City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Executant Age : 53 Signature :
4	श्री/श्रीमती/सुश्री RAJESH SETHI AS DIR. P.D. REAL ESTATE PVT. LTD. , पुत्र/पुत्री/पत्नि श्री BHAG CHAND SETHI, व्यवसाय Otherजाति 0-HINDU House No.:9/75, Colony: PALIKA BAZAR, Area: MALVIYA NAGAR, City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Executant Age : 50 Signature :
5	श्री/श्रीमती/सुश्री SWETA TRIVEDI AS PARTNER M/S SOMYA BUILDCON LLP, पुत्र/पुत्री/पत्नि श्री AJEET TRIVEDI, व्यवसाय Businessजाति 0-BRAHMIN House No.:D-73A, Colony: KUSUM VIHAR, Area: RAMNAGRIYA ROAD, JAGATPURA, City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Claimant Age : 39 Signature : Sweta Trivedi
6	श्री/श्रीमती/सुश्री PAWAN KUMAR SIDANA AS PARTNER M/S SOMYA BUILDCON LLP, पुत्र/पुत्री/पत्नि श्री ARVIND KUMAR SIDANA , व्यवसाय Businessजाति 0-PUNJABI House No.:D-73A , Colony: KUSUM VIHAR RAMNAGARIYA ROAD , Area: JAGATPURA , City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Claimant Age : 39 Signature : पवन कुमार सिडाना
7	श्री/श्रीमती/सुश्री TARUN KUMAR SIDANA AS PARTNER M/S SOMYA BUILDCON LLP, पुत्र/पुत्री/पत्नि श्री ARVIND KUMAR SIDANA, व्यवसाय Businessजाति 0-PUNJABI House No.:D-73A, Colony: KUSUM VIHAR RAMNAGARIYA ROAD , Area: JAGATPURA , City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Claimant Age : 35 Signature :

For Somya Buildcon LLP
पवन कुमार सिडाना
Partner

उप पंजीयक
जयपुर (प्रथम)

यह कि प्रथमपक्ष को अपनी आवश्यकताओ की पूर्ति व अन्य कार्यो हेतु रूपयों की आवश्यकता है, इसलिये प्रथमपक्ष ने उपरोक्त वर्णित रूपान्तरित भूखण्ड खसरा नम्बर 675, 676/943, 680/942 ग्राम श्रीकिशनपुरा, तहसील सांगानेर, जिला जयपुर क्षेत्रफल 3425 वर्गमीटर को उसके सम्पूर्ण स्वत्वों व अधिकारों मय मंजिल दर मंजिल निर्माण के अधिकारों सहित, बिना रखें इसमे किसी भी हक व अंश के मुबलिग 4,50,00,000/– रूपये अक्षरे चार करोड पचास लाख रूपये की एवज मे द्वितीयपक्ष **M/S SOMYA BUILDCON LLP** पंजीकृत कार्यालय प्लाट नम्बर डी–73ए, कुसुम विहार, रामनगरिया रोड, जगतपुरा, जयपुर, राजस्थान राज्य जरिये पार्टनर्स 1. श्री पवन कुमार सिडाना 2. श्री तरूण कुमार सिडाना 3. श्री अजय त्रिवेदी 4. श्री सत्य नारायण गोयल 5. श्रीमती श्वेता त्रिवेदी को कतई विक्रय कर दिया है।

यह कि खर्चा विक्रय पत्र का प्रत्येक प्रकार का विक्रय मूल्यधन के अतिरिक्त द्वितीयपक्ष ने अपने पास से वहन किया है तथा विक्रय मूलयधन की समस्त राशि प्रथमपक्ष ने द्वितीयपक्ष से निम्न प्रकार प्राप्त कर ली है:

राशि	चैक / RTGS UTR NO.	दिनांक	बैंक..
40,00,000/–	234721	23.08.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	234722	23.08.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293888392	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293891709	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293891588	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293892087	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293891898	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293892606	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293892172	19.10.2020	यूनियन बैंक ऑफ इण्डिया
40,00,000/–	UBINH20293892408	19.10.2020	यूनियन बैंक ऑफ इण्डिया
46,62,500/–	UBINH20293892227	19.10.2020	यूनियन बैंक ऑफ इण्डिया
3,37,500/–	टीडीएस		
4,50,00,000/–	रूपये		

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
पवनकुमार सिडाना
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sweta trivedi पवनकुमार सिडाना
Partner

For P.D. REAL ESTATE PVT LTD
Director

अनु क्र. पक्षकारों का नाम व पता	छायाचित्र	अंगूठा	पक्षकार का प्रकार
8 श्री/श्रीमती/सुश्री AJAY TRIVEDI AS PARTNER M/S SOMYA BUILDCON LLP, पुत्र/पुत्री/पत्नि श्री ASHOK TRIVEDI, व्यवसाय Otherजाति 0-BRAHMIN House No.:D-73A, Colony: KUSUM VIHAR RAMNAGARIYA ROAD , Area: JAGATPURA , City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Claimant Age : 40 Signature :
9 श्री/श्रीमती/सुश्री SATYA NARAYAN GOYAL AS PARTNER M/S SOMYA BUILDCON LLP, पुत्र/पुत्री/पत्नि श्री RAM SUKH GOYAL, व्यवसाय Businessजाति 0-GOYAL House No.:D-73A, Colony: KUSUM VIHAR RAMNAGARIYA ROAD , Area: JAGATPURA , City: JAIPUR, Pin code: 302017, District: JAIPUR, State: RAJASTHAN			Claimant Age : 60 Signature :

ने लेखपत्र Sale Deed (Conveyance Deed) को पढ़ सुन व समझकर निष्पादन करना स्वीकार किया।

प्रतिफल राशि रु 45000000/- पूर्व में / मेरे समक्ष / में से रु 45000000/- पूर्व में -------------- ये मेरे समक्ष प्राप्त करना स्वीकार किया।

उक्त निष्पादन कर्ता की पहचान निम्न व्यक्तियों ने की है , जिनके हस्ताक्षर एवं अंगूठा निशान मेरे समक्ष लिए गए है।

अनु क्र. गवाहों का नाम व पता	छायाचित्र	अंगूठा	हस्ताक्षर
1 Name: श्री/श्रीमती/सुश्री MAMTA JAIN, पुत्र/पुत्री/पत्नि श्री PRADUMAN KUMAR JAIN जाति JAIN Age: 54 Add: House No.:C-35, Colony: SETHI COLONY, Area: JAIPUR, City: JAIPUR, Pin code: 302004, District: JAIPUR, State: RAJASTHAN			Signature ममता जैन
2 Name: श्री/श्रीमती/सुश्री RAVI PATNI, पुत्र/पुत्री/पत्नि श्री DEEN DAYAL JAIN जाति JAIN Age: 47 Add: House No.:B-51, Colony: SETHI COLONY, Area: JAIPUR, City: JAIPUR, Pin code: 302004, District: JAIPUR, State: RAJASTHAN			Signature

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR-I

उप पंजीयक
जयपुर (प्रथम)

For Somya Buildcon LLP

Partner

प्रथमपक्ष ने द्वितीयपक्ष से विक्रय मूल्यधन की राशि में से 4,46,62,500/– रूपये अक्षरे चार करोड छियांलिस लाख बांसठ हजार पांच सौ रूपये प्राप्त कर लिये एंव 60,000/–रूपये अक्षरे साठ हजार रूपये आयकर विभाग में टीडीएस दिनांक 07.09.2020 को चालान नम्बर 29704 द्वारा यूनियन बैंक ऑफ इण्डिया में जमा करा दिये एवं 2,77,500/–रूपये अक्षरे दो लाख सत्तर हजार पांच सौ रूपये द्वितीयपक्ष द्वारा आयकर विभाग में टीडीएस जमा कराकर प्रथमपक्ष को चालान सम्भला दिया जायेगा।

इस प्रकार प्रथमपक्ष द्वितीयपक्ष से विक्रय मूल्यधन की समस्त राशि प्राप्त होना इस विक्रय पत्र में स्वीकार करते हैं।

यह कि अब विक्रय मूल्यधन की राशि मे से द्वितीयपक्ष से कुछ भी लेना बाकी नही रहा है तथा विक्रय की गई सम्पत्ति का आज ही मौके पर जाकर खाली शुदा का वास्तविक कब्जा द्वितीयपक्ष को करा दिया है । अब विक्रय की गई सम्पत्ति से प्रथमपक्ष एंव प्रथमपक्ष के अन्य निदेशकगणों, अंशधारियों, कर्मचारियों, उत्तराधिकारियों, स्थानापन्नों, वारिसानों, एजेन्टों, प्रतिनिधियों आदि का कोई हक व सम्बन्ध नही रहा है तथा ना ही भविष्य मे रहेगा । अब उक्त वर्णित सम्पत्ति को द्वितीयपक्ष अपने किसी भी काम में लेवे, मंजिल दर मंजिल निर्माण करावे, पानी व बिजली के कनैक्शन अपने नाम लगवावे, स्वंय उपयोग व उपभोग में लेवे, किराये पर देवे या किसी भी व्यक्ति को किसी भी प्रकार से रहन, विक्रय व हस्तान्तरित आदि कर फायदा उठावे, इसमे प्रथमपक्ष को व उसके उत्तराधिकारियो को किसी प्रकार की आपत्ति करने का अधिकार नही होगा।

यह कि विक्रय की गई सम्पत्ति के सम्बन्ध मे आज से पहले की कोई बकाया राशि, कोई झगडा, टण्टा, ऋण भार सरकारी, अर्द्ध सरकारी, बैंक व जनसाधारण इत्यादि का पाया गया अथवा इस बिचौती के विरूद्व कोई व्यक्ति बैंक, व संस्था किसी प्रकार की आपत्ति या आक्षेप करते हैं तो उन समस्त के निपटारे की जिम्मेदारी प्रथमपक्ष की होगी तथा आज के पश्चात् की समस्त जिम्मेदारी द्वितीयपक्ष की होगी एंव भविष्य मे लगने वाले समस्त टैक्सेज कर आदि की रकम द्वितीयपक्ष ही अपने पास से जमा करावेंगे।

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
पवन कुमार त्रिपाठी.
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
trivedi.
Partner

[illegible] Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For P.D. REAL ESTATE PVT LTD
Director

Sarita trivedi.

For Somya Buildcon LLP
पवन कुमार त्रिपाठी.
Partner

Under 54 Endorsement

धारा 54 के तहत प्रमाण-पत्र प्रमाणित किया जाता है कि इस लेख पत्र की मालियत रू 45000000 मानते हुए इस पर देय कमी मुद्रांक राशि रू 2700000 पर कमी पंजीयन शुल्क रू 450000, सरचार्ज राशि 810000 कुल रू 3960000 रसीद संख्या 202002015008092 दिनांक 19-10-2020 में जमा किये गये है।

अतः दस्तावेज को रू 2700000 के मुद्रांकों पर निष्पादित माना जाता है।

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR-I

उप पंजीयक
जयपुर (प्रथम)

Registration Endorsement

आज दिनांक 19/10/2020 को
पुस्तक संख्या 1 जिल्द संख्या 1172 में
पृष्ठ संख्या 128 क्रम संख्या 202003015106717 पर पंजीबद्व किया गया तथा
अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 4684 के
पृष्ठ संख्या 164 से 178 पर चस्पा किया गया।

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR-I

उप पंजीयक
जयपुर (प्रथम)

For Somya Buildcon LLP
Partner

यह कि प्रथमपक्ष के स्वामित्व व अधिकार की किसी भी त्रुटि के कारण विक्रय की गई सम्पत्ति सम्पूर्ण या इसका कोई अंश व भाग द्वितीयपक्ष के कब्जे व अधिकार से निकल जावे या द्वितीयपक्ष को इनकी ओर का कोई ऋण भार सरकारी, अर्द्धसरकारी, बैंक व जनसाधारण का वहन करना पडे तो ऐसी सम्पूर्ण हानि मय हर्जे व खर्चे के प्रथमपक्ष से व उनकी प्रत्येक प्रकार की चल व अचल सम्पति से एक मुश्त वसूल करने का अधिकार द्वितीयपक्ष को होगा, इसमे प्रथमपक्ष को व उनके उत्तराधिकारियो को किसी प्रकार की आपत्ति करने का अधिकार नही होगा।

यह कि की गई सम्पत्ति से सम्बन्धित समस्त असल कागजात प्रथमपक्ष ने द्वितीयपक्ष को सम्भला दिये है ।

यह कि विक्रय की गई सम्पत्ति के सम्बन्ध में अब द्वितीयपक्ष को अधिकार है कि वह इस विक्रय पत्र के आधार पर समस्त कार्यालयों में प्रथमपक्ष के नाम के स्थान पर अपना नाम अंकित करवा लेवे, जिसमें प्रथमपक्ष द्वारा द्वितीयपक्ष का पूर्ण लिखित व मौखिक सहयोग किया जावेगा।

यह कि विक्रय की गई सम्पत्ति को सलंग्न मानचित्र मे पीले रंग से दिखलाया गया है जो मानचित्र भी इस विक्रय पत्र का एक अभिन्न अंग है व रहेगा ।

यह कि विक्रय की गई सम्पत्ति ओपन लैण्ड है।

विक्रय की गई सम्पत्ति का पूर्ण विवरण

आवासीय फ्लेट प्रयोजन के अन्तर्गत रूपान्तरित भूखण्ड खसरा नम्बर 675, 676/943, 680/942 ग्राम श्रीकिशनपुरा, तहसील सांगानेर, जिला जयपुर में स्थित है, जिसका कुल क्षेत्रफल 3425 वर्गमीटर है इस विक्रय पत्र द्वारा द्वितीयपक्ष को विक्रय किया गया है।

विक्रय की गई सम्पत्ति की चारों सीमाओं में पूर्व की ओर अन्य की भूमि, पश्चिम की ओर अन्य की भूमि, उत्तर की ओर अन्य की भूमि व दक्षिण की ओर रोड 60 फीट चौडा आमद् रफत सरकारी स्थित है।

उप पंजीयक
जयपुर (प्रथम)

For P.D. REAL ESTATE PVT LTD
Director

For P.D. REAL ESTATE PVT LTD
Director

For P.D. REAL ESTATE PVT LTD
Director

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

Buildcon LLP
Partner

For Somya Buildcon LLP
Sweta Trivedi.
Partner

For Somya Buildcon LLP
Partner

कार्यालय उप पंजीयक जयपुर-प्रथम
राजस्थान सरकार

अतः यह विक्रय पत्र प्रथमपक्ष ने अपने स्वस्थ चित्त व स्थिर बुद्वि की अवस्था में सात किता पेपर पर लिखवाकर इसको भली प्रकार पढ सुन सोच व समझकर अपने हस्ताक्षर समक्ष निम्न गवाहान के कर दिये है कि प्रमाण रहे और समय पर काम आवे । इति दिनांक 19.10.2020 ईस्वी

हस्ताक्षर प्रथमपक्ष विक्रेतागण
PAN.AAGCP6931N

For P.D. REAL ESTATE PVT LTD
Director
(धरमीचंद गुदडमल जैन)

For P.D. REAL ESTATE PVT LTD
Director
(राजेश सेठी)

बहैसियत अधिकृत निदेशकगण पी.डी.रियल एस्टेट प्रा.लि.

For P.D. REAL ESTATE PVT LTD
Director
(प्रदुमन कुमार जैन)

For P.D. REAL ESTATE PVT LTD
Director
(दीन दयाल जैन)

बहैसियत अधिकृत निदेशकगण पी.डी.रियल एस्टेट प्रा.लि.

हस्ताक्षर द्वितीयपक्ष क्रेतागण
PAN. ADKFS4255J

For Somya Buildcon LLP
पवनकुमार सिडाना
Partner
(पवन कुमार सिडाना)

For Somya Buildcon LLP
Partner
(तरूण कुमार सिडाना)

For Somya Buildcon LLP
Ajay trivedi
Partner
(अजय त्रिवेदी)

बहैसियत पार्टनर्स M/S SOMYA BUILDCON LLP

For Somya Buildcon LLP
सत्यनारायण
Partner
(सत्यनारायण गोयल)

For Somya Buildcon LLP
Sweta trivedi
Partner
(श्वेता त्रिवेदी)

बहैसियत पार्टनर्स M/S SOMYA BUILDCON LLP

गवाह Ravi Patni
(रवि पाटनी S/o श्री [illegible] जैन
बी-51, सेठी कॉलोनी, जयपुर)

गवाह ममता जैन
ममता जैन प्रद्युम्न जैन
C35 सेठी कोलोनी जयपुर

उप पंजीयक
जयपुर (प्रथम)

गवाह
Jugal
Jugal Kishore S/o Tikamchand Setia
Sec-22 Partapnagar

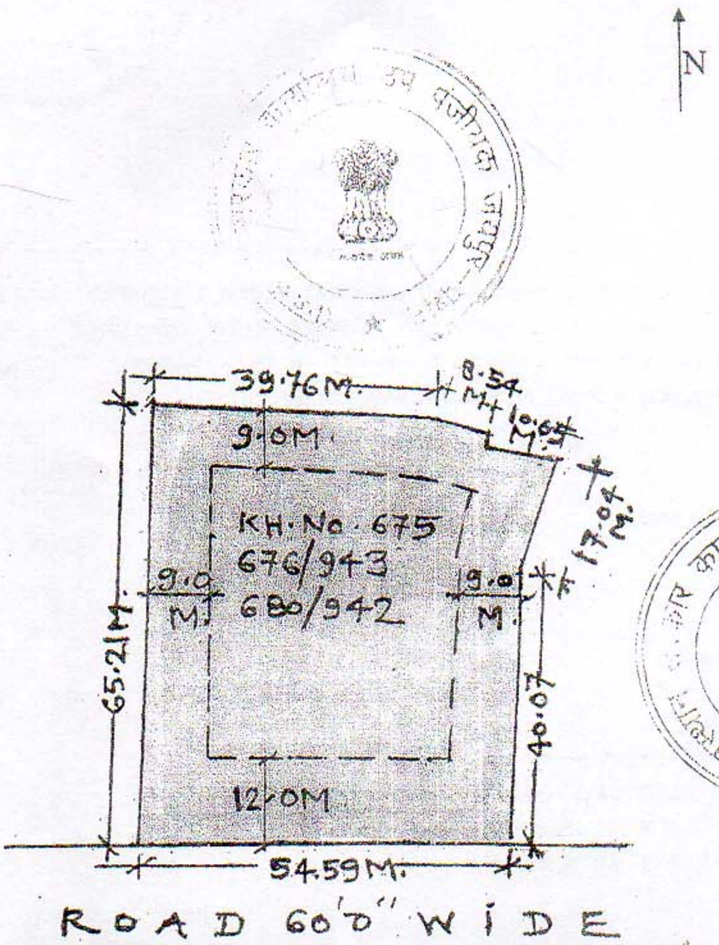
गवाह
अशोक शर्मा
अशोक शर्मा S/o स्व श्री विष्णु लाल शर्मा
यू ए 54 झालाना ग्राम कैलगिरी रोड
मालवीय नगर जयपुर

For Somya Buildcon LLP
पवनकुमार सिडाना
Partner

कार्यालय उप पंजीयक जयपुर-प्रथम ★ राजस्थान सरकार

SITE PLAN OF PLOT KHASRA NO. 675,676/943,680/942
VILL. SHREEKISHANPURA, TEH. SANGANER
JAIPUR

कार्यालय उप पंजीयक



For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

TOTAL AREA- 3425 SQ.MTS.

DEED COLOUR SHOWN THUS ▨

For Somya Buildcon LLP
Partner

For P.D. REAL ESTATE PVT LTD
Director

For Somya Buildcon LLP
Sueeta Trivedi.
Partner

Under 54 Endorsement

धारा 54 के तहत प्रमाण-पत्र प्रमाणित किया जाता है कि इस लेख पत्र की मालियत रू 45000000 मानते हुए इस पर देय कमी मुद्रांक राशि रू 2700000 पर कमी पंजीयन शुल्क रू 450000, सरचार्ज राशि 810000 कुल रू 3960000 रसीद संख्या 202002015008092 दिनांक 19-10-2020 में जमा किये गये है।

अतः दस्तावेज को रू 2700000 के मुद्रांकों पर निष्पादित माना जाता है।

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR-I

उप पंजीयक
जयपुर (प्रथम)

Registration Endorsement

आज दिनांक 19/10/2020 को
पुस्तक संख्या 1 जिल्द संख्या 1172 में
पृष्ठ संख्या 128 क्रम संख्या 202003015106717 पर पंजीबद्ध किया गया तथा
अतिरिक्त पुस्तक संख्या 1 जिल्द संख्या 4684 के
पृष्ठ संख्या 164 से 178 पर चस्पा किया गया।

202001015007275

Sale Deed (Conveyance Deed)

उप पंजीयक, JAIPUR-I

उप पंजीयक
जयपुर (प्रथम)

For Somya Buildcon LLP

Partner

जयपुर विकास प्राधिकरण, जयपुर
www.jda.urban.rajasthan.gov.in

क्रमांकः जविप्रा / जोन–9 / 2020 / डी– 3772 दिनांक– 10.11.2020

M/S SOMYA BUILDCON LLP
जरिये पार्टनर श्री पवन कुमार सिडाना एवं श्री तरूण कुमार सिडाना
पुत्रान श्री अरविन्द कुमार सिडाना
पंजीकृत कार्यालय डी–73ए, कुसुम विहार, रामनगरिया मोड़, जगतपुरा, जयपुर

विषय– ग्राम श्रीकिशनपुरा तहसील सांगानेर के खसरा नम्बर 675, 676 / 943, 680 / 942 का हस्तानान्तरण बाबत।

सन्दर्भ–ऑन लाईन नम्बर सीसीसी नं. 34981 दिनांक 03.11.2020

महोदय,

उपरोक्त विषयान्तर्गत लेख है कि आप द्वारा प्रस्तुत रजिस्टर्ड विक्रय पत्र के आधार पर ग्राम श्रीकिशनपुरा तहसील सांगानेर के खसरा नम्बर 675, 676 / 943, 680 / 942 का नाम हस्तानान्तरण अन्य के अधिकारों को प्रभावित किये बिना उन्ही नियमों एवं शर्तो पर आपके नाम स्वीकार किया जाता है, जिन नियमों एवं शर्तो पर उक्त भूखण्ड का आवंटन पी.डी. रियल एस्टेट प्रा. लि. जरिये अधिकृत निदेशक श्री प्रमोद दरडा पुत्र श्री पूनम चन्द दरडा को किया गया। उक्त भूखण्ड का क्षेत्रफल 3425.00 वर्ग मीटर है।

उपरोक्त हस्तानान्तरण केवल प्राधिकरण द्वारा मानचित्र अनुमोदित करने एवं ऋण इत्यादि प्राप्त करने के लिए प्राधिकरण के रिकॉर्ड में इन्द्राज किया जाता है। जयपुर विकास प्राधिकरण सक्षम नियमों के अन्तर्गत निर्मित भूखण्ड के सैटबैक इत्यादि में किये गये अनाधिकृत निर्माण के लिये नियमानुसार कार्यवाही करने के लिये पूर्ण रूप से स्वतन्त्र होगा, तथा नाम हस्तान्तरण की कार्यवाही से कोई वैधानिक अधिकार प्राप्त नही होगें जो नियमों के अन्यथा हो।

यदि ग्राम श्रीकिशनपुरा तहसील सांगानेर के खसरा नम्बर 675, 676 / 943, 680 / 942 प्रति भविष्य में कोई बकाया राशि निकलती है तो आप स्वंय जमा करायेगें।

(अबू सुफियान चौहान)
उपायुक्त जोन–9

उपायुक्त एवं प्राधिकृत अधिकारी
जयपुर विकास प्राधिकरण, जयपुर

रामकिशोर व्यास भवन, इन्दिरा सर्किल, जवाहर लाल नेहरु मार्ग, जयपुर-302004
दूरभाष-{+91-141-सम्बंधित कार्यालय} : ईपीबीएक्स - +91-141-2569696 एक्सटेंशन: {सम्बंधित कार्यालय}: फैक्स- +91-141-2574555
ई-मेल : abusufiyan.ras@gmail.com

E/NEERAJ MARU MACHINE DATA/D DRIVE/NEERAJ-2/ONLINE TR LETTER

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये ONE THOUSAND RUPEES

रु.1000 Rs.1000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

G 167128

LLP AGREEMENT

(As per Section 23(4) of LLP Act, 2008)

THIS Agreement of LLP is executed at Jaipur on this 10th day of August 2017.

AMONG

1. **Shri Pawan Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 37 Years, R/o A-505, Ashiyana Greenwood, Agra Road, Jagatpura, Jaipur, 302017, Rajasthan (DPIN 07870292) (PAN AWTPS9828D) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIRST PARTY.**

2. **Shri Tarun Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 33 Years, R/o A-505, Ashiyana Greenwood, Agra Road, Jagatpura, Jaipur, 302017, Rajasthan (DPIN 07870304) (PAN AZZPS5215K) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **SECOND PARTY.**

पवन कुमार सिडाना L. Diwan Tarun Kumar

ATTESTED

10 AUG 2017

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये ONE THOUSAND RUPEES

रु.1000 Rs.1000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

G 167127

3. **Shri Phalender Diwan** S/o Shri Suresh Kumar , Aged 37 Years, R/o D-73, Kusum Vihar, Jagatpura, Jaipur, 302025, Rajasthan (DPIN 07870823) (PAN AKLPD6990R) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **THIRD PARTY.**

AND

4. **Shri Prem Kumar Chugh** S/o Shri Diwan Chand Chugh, Aged 50 Years, R/o 196, New A 729, Siddharth Nagar, Near Jawahar Circle, Jagatpura Road, Jaipur, Rajasthan 302017 (DPIN 07870304) (PAN AAJPC9113B) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FOURTH PARTY.**

(HERE-IN-AFTER COLLECTIVELY REFERRED TO AS PARTIES AND INDIVIDUALLY AS PARTNER)

L. Diwan

ATTESTED

2017

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये ONE THOUSAND RUPEES

रु.1000 Rs.1000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

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WHEREAS,

(i) All the parties hereto i.e. party of the First, Second, Third and Fourth Part are interested in forming a Limited Liability Partnership (here-in-after referred to as **'LLP'**) under the Limited Liability Partnership Act, 2008 (here-in-after referred to as **'LLP Act'**) for carrying on the business as a LLP upon the following terms more particularly described hereunder and become 'Designated Partners' on its incorporation with a view to share profits/losses.

And whereas the parties hereto with a view to avoid any future disputes and dissentions are desirous to record the terms and conditions of the LLP mutually agreed between them in the said formation.

NOW THIS LIMITED LIABILITY PARTNERSHIP AGREEMENT WITNESSES AS FOLLOWS:

1. NAME OF LLP

The Limited Liability Partnership shall be carried on under the name and style of **M/S SOMYA BUILDCON LLP** hereinafter called as **LLP** and or under such other name and/or names as may be decided by the partners from time to time.

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये ONE THOUSAND RUPEES

रु.1000 Rs.1000

सत्यमेव जयते

INDIA

राजस्थान RAJASTHAN

G 167125

2. NATURE OF BUSINESS

The business of the LLP shall be:-

1. To carry on the business of construction of apartments, flats, shops, kothies, hotels, restaurants, pub, cinema halls, multiplex complexes, malls, hospitals and nursing home's buildings, canals, reservoirs, mills and offices, huts, tenements, warehouses, cold storage's buildings, industrial sheds, hydel projects, power houses, tunnels, culverts, channels sewage, roads, bridges and dams and to act as an agent for purchasing, selling and letting on hire, plot and houses, whether multistoried, commercial and/or residential buildings on commission basis.

2. To engage in construction, such as civil mechanical, electrical, and all other types erection commissioning projects, project trading as well as act as consultant for execution of projects on turnkey basis for equipments of industrial, industrial set up domestic and other purposes & marketing of allied materials and to carry on business as developers, promoters, builders, consultants, civil engineers, surveyors, designers, town planners, colonizers of

estates, farm land & residential building, estimators, interior and exterior decorators, general and government civil contractors of immovable properties, all types of structural and pilling engineering work.

3. To buy, purchase, or otherwise acquire an interest in any immovable property such as houses, building, market, shops, industrial sheds & plots, within or outside the limits of municipal corporation or such other local bodies and to provide roads, drains, water supply, electricity and light within these areas, to divide the same into suitable plots and rent or sell the plots to the people for building, houses, bungalows & colonies for workmen according to schemes approved by improvement trusts, development boards and municipal boards there on and to rent or sell the same to the public and realize cost in lump sum or otherwise to start any housing scheme in India or abroad.

4. To carry on the business of immovable property and its consultancy and to give on rent, sale and purchase, designing and construction of residential houses, commercial building flats and factory's sheds and building in or out side of India and to act as builders, colonizers and civil and constructional contractors and purchase, hire or otherwise sell and mortgage any estates, building, basements or such other interest in any immovable property and to develop and turn to account by laying out, plotting and preparing the same for building purposes, constructing building, multistoried building and altering, pulling down, decorating, maintaining, furnishing, fitting up and improving building and by paying, draining and letting building on lease and on rent.

5. To develop the plot for house by providing roads & other facilities such as water supply and sale the same and to erect and construct farm houses building or work civil and constructional of every description on any land of the company or upon any other such lands or immovable property and to pull down rebuild, enlarge, alter and improve such land into road, highway, streets, squares and such other convenience related thereto and deal with and improve the immovable property of the company or any other immovable property and to construct, maintain, erect and lay out roads, highway sewers, drains, electric line, cables and gas lines, in over and under the estate of any other company or person or body-corporate.

6. To acquire by purchase, lease, exchange, hire or otherwise hold, manage, work, develop the resources of land and turn to account any estates, land buildings, tenements and other property of every description, whether freehold or leasehold or other tenure and where so ever situate and any interests therein and rights connected therewith and in particular to acquire or take over certain estates situate in India or outside and all or any parts thereon and other assets used in therewith.

7. To purchase any land, plot(s) of land or immovable property or any right or interest therein either singly or jointly or in Partnership with any person(s) or Body corporate or partnership Firm and to develop and construct thereon residential, commercial complex or complex (es) either singly or jointly or in partnership as aforesaid, comprising offices for sale or self use or for earning rental income thereon by letting out individual units comprised in such building(s).

8. To purchase any movable or immovable property including industrial, commercial, residential, or farm lands, plots, buildings, houses, apartments, flats or areas within or outside the limits of Municipal Corporation or other local bodies, anywhere within the Domain of India, to divide the same into suitable plots, and to rent or sell the plots for building/constructing residential houses, bungalows, business premises, and colonies and rent or sell the same and realize cost in lump sum or easy installments or by hire purchase system and otherwise.

L. Diwan

Pawan Kumar

ATTESTED

9. To purchase, sell and otherwise to carry on the business such as builders, contractors, architects, engineers, estate agents, decorators and surveyors.

10. To purchase for resale and to trade in land and house and other immoveable property of any tenure and any interest therein, and to create, sell and deal in freehold and leasehold ground rents, and to deal in trade by way of sale, or otherwise with land and house property and any other immovable property whether real or personal.

11. To construct, execute, carryout, equip, support maintain, operate, improve, work, develop, administer, manage, control and superintend within or outside the country anywhere in the world all kinds of works, public or otherwise, buildings, houses and other constructions or conveniences of all kinds, which expression in this memorandum includes roads, railways, and tramways, docks, harbors, Piers, wharves, canals, serial runways and hangers, airports, reservoirs, embankments, irritations, reclamation, improvements, sewage, sanitary, water, gas, electronic light, power supply works, and hotels, cold storages, warehouses, cinema houses, markets, public and other buildings and all other works and conveniences of public or private utility, to apply for purchase or otherwise acquire any contracts, decrease, concessions, for or in relation to the construction, execution, carrying out equipment, improvement, administration, or control of all such works and conveniences as aforesaid and to undertake, execute, carry out, dispose of or otherwise turn to account the same.

12. For selling, purchasing, constructing, developing, letting, leasing, broking, underwriting, bargaining, dealing in Property, residential complexes/ flats/ apartments/ villas/ houses/ kothies/ hotels/ restaurants/ plots/ pub/ cinema/ multiplexes/ malls/ civil construction works/ motels/ interior/ Building material supply/ design work/ hospitals/ canals/ reservoirs/ mills/ huts/ tenements/ warehouses/ cold storage building/ industrial sheds/ hydel projects/ and/or commercial premises including business centers/ offices/ enclaves/ multistoried buildings, lands, factories, private/ Government/Semi Government industrial/ agricultural/ other land/plots and properties, town ships and other business allied services and/or such business to which parties hereto may agree upon from time to time.

13. And other such allied business activities and/or such business to which parties hereto may agree upon from time to time.

3. PLACE OF BUSINESS

The principal place of business shall be situated at **M/s. SOMYA BUILDCON LLP, D-73A, KUSUM VIHAR, JAGATPURA, JAIPUR, RAJASTHAN 302025** and/ or at other place or places, which shall be agreed to by the Parties.

4. COMMENCEMENT OF BUSINESS

The LLP shall be deemed to have commenced w.e.f. **14th July, 2017** vide **LLP Identification Number AAJ-9994** incorporated pursuant to Section 12(1) of the limited Liability Partnership Act, 2008.

5. TERM OF LLP

The Partnership hereby contemplated shall be deemed to have been commenced on the date of registration of the LLP, and shall continue to operate thereafter subject to the provisions of the LLP Act, 2008.

6. CAPITAL CONTRIBUTION

ATTESTED

AUG 2017

The Fixed Capital of LLP shall be Rs. 1,00,000/- (Rupees One Lakh Only) and the same shall be contributed by parties in proportion to their share as mentioned in below table. Further Capital shall be the contributed or arranged by the parties hereto in such manner as may be mutually agreed upon and shall be credited to the Partners Current Account/Loan Account.

The contribution of the **SOMYA BUILDCON LLP** shall be Rs. 1,00,000/- (Rupees One Lakh only) which shall be contributed by the partners in following proportions:

PARTY	Party Name	RATIO	AMOUNT	VALUE IN WORDS
FIRST	Shri Pawan Kumar Sidana	23%	23,000/-	Rupees Twenty Three Thousand
SECOND	Shri Tarun Kumar Sidana	22%	22,000/-	Rupees Twenty Two Thousand
THIRD	Shri Phalender Diwan	22%	22,000/-	Rupees Twenty Two Thousand
FOURTH	Shri Prem Kumar Chugh	33%	33,000/-	Rupees Thirty Three Thousand
		100%	1,00,000/-	Rupees One Lakh

The further Contribution if any required by the LLP shall be brought by the partners in their profit sharing ratio.

Subject to the approval of all the partners, LLP may call for bringing in additional amount of contribution from all the existing partners in ratio of initial contribution for meeting operational needs, working capital requirements and any other requirements.

Such increase in contribution shall be done by amending the LLP agreement to this effect with the approval of all the partners and necessary compliances with all the requirements under the LLP Act and rules.

7. **INTEREST ON PARTNERS CAPITAL**

   a) Interest at the rate of 12 per cent per annum or as may be prescribed under section 40 (b) (iv) of the Income tax Act, 1961 or any other applicable provision as may be in force in the income-tax assessment for the relevant accounting period shall be payable to the partners on the amount standing to the credit of the account of the partners.

   b) That where the book profit as determined in accordance with provisions of section 40(b) of the Income Tax Act, 1961 is lower or NIL or is in MINUS, the rate of interest shall be lower or NIL as the case may be.

8. After registration, the LLP may reimburse the Promoter-Partners the costs of promotion and registration, legal fees, cost of printing and stamp duties and all other direct costs at actual, on the basis of account duly approved by the Designated Partners.

9. The LLP shall have a Common Seal, which shall be affixed on the documents or contracts, which require affixing of common seal in the presence of and under the signature of any of the Designated Partners.

10. All the assets owned by or belonging to the LLP shall be the property of the LLP only and no partner shall be entitled to use the same for personal purposes.

11. **DRAWINGS BY PARTNERS**

    The partners shall be entitled to withdraw any amount during the year from the LLP towards their Interest, Salary/remuneration, and share of profit from time to time.

12. **REMUNERATION TO PARTNERS**

a) Remuneration includes any payment of salary, bonus, commission or remuneration to any partner.

b) All the designated partners have agreed to keep themselves actively engaged in conducting the affairs of the business of the LLP as working/ designated partners. It is hereby agreed that in consideration, the parties of FIRST part, SECOND part, THIRD part and FOURTH part working in the LLP shall be entitled to salary/ Remuneration.

ATTESTED

c) The total remuneration payable to all the working/ designated partners will be determined after the payment of interest on capital to partners and remuneration.

d) The aggregate amount of remuneration payable to the above said working partner shall be computed in the manner laid down in section 40(b)(v) read with Explanation 3 to section 40(b) of the Income Tax Act, 1961 or any other applicable provisions as may be in force in the Income Tax Assessment for the relevant accounting year. Such aggregate remuneration in no case will exceed the "Book Profit" as defined in Explanation 3 to section 40(b).

e) Above remuneration shall be calculated at the close of the accounting year and shall be credited to the accounts of the working/ designated partners. The working/ designated partners will be entitled to withdraw out of remuneration for their personal means from time to time.

f) That Partner shall be entitled to increase or reduce the above mention remuneration. The parties hereto may also agree to revise the mode calculating the above said remuneration as may be agreed to by and between the partners from time to time.

g) The remuneration payable to the partner shall be credited to their current capital account.

h) Remuneration so calculated above shall be distributed amongst the working designated partners in the ratio as mutually decided amongst the First, Second, Third and Fourth Part respectively.

13. MAINTENANCE OF ACCOUNTS

a) The maintenance of the requisite books of accounts and other papers relating the affairs of the LLP as prescribed under Rule 24 of LLP Rules & Forms, 2008 pursuant to section 34(1) of the LLP Act, 2008 shall be ensured by the Designated Partners for the time being.

b) The books of accounts shall be kept at the principal place of business of the LLP or at other place or places as mutually agreed upon by all the Partners and shall be regularly maintained in accordance with the prevailing and applicable accounting standards.

c) Each Partner shall have access and be entitled for taking a copy or an extract of any books of account or related papers of the LLP or folio thereof during the working hours on any working day of the week.

d) That the accounting year of the firm will commence from of 1st day of April each year and will end on the 31st day of March of the subsequent year or at any other date as the partners may decide mutually.

14. ADMISSION OF A NEW PARTNER

a) No new partner shall be introduced without the consent of all the existing partners. Further, such incoming partner shall give his or her prior written consent to act as Partner/ Designated Partner of the LLP.

b) The Contribution of the new partner may be tangible, intangible, moveable or immoveable property and/or cash as may be decided with the consent of all partners.

c) The Capital and Profit sharing ratio of the incoming partner will be decided by mutual consent of all partners.

d) Unless all partners agree otherwise, the profit sharing ratio of any new partner will be in proportion of his contribution of the LLP.

ATTESTED

e) Consequent to the admission of a new partner, the LLP Agreement shall be suitably modified with the consent of all partners.

15. **PROFIT SHARING RATIO**

Profits or loss of the firm (after deducting interest, salary and remuneration payable to the partner in accordance with the clauses of this LLP Agreement) shall be divided and distributed amongst the partners on the close of the accounting year in the following proportion:

Name of Partner	**Party**	**Ratio**
Shri Pawan Kumar Sidana	First Party	23%
Shri Tarun Kumar Sidana	Second Party	22%
Shri Phalender Diwan	Third Party	22%
Shri Prem Kumar Chugh	Fourth Party	33%
	Total	**100.00%**

16. **OPERATION OF BANK ACCOUNT**

Bank account or accounts shall be opened in the name of the LLP and shall be operated by the **FIRST PART (Mr. Pawan Kumar Sidana)** or **SECOND Part (Mr. Tarun Kumar Sidana)** jointly and severally.

17. **TRANSFER OF SHARE**

None of the partners hereto shall, without the consent of other partners, sell, assign, charge, pledge or otherwise transfer his share or interest in the LLP business to any outsider.

In case any of the Partners of the LLP desires to transfer or assign his interest or share in the LLP, he has to offer the same to the remaining partners by giving 15 days notice. In absence of any communication by the remaining partners, the concerned partner can transfer or assign his share in the market.

18. **INDEMNIFICATION**

The LLP shall indemnify each partner in respect of payments made and personal liabilities incurred by him:

a) in the ordinary and proper conduct of the business of the LLP; or
b) in or about anything necessarily done for the preservation of the business or property of the LLP.

The LLP business shall have nothing to do with the individual liabilities of the partners and they shall be personally responsible for meeting the same.

19. **PERPETUAL SUCCESSION**

The LLP shall have perpetual succession; death, retirement or insolvency of any partner shall not dissolve the LLP.

20. **RIGHTS OF PARTNER**

a) All the partners hereto shall have the rights, title and interest in all the assets and properties in the LLP in the proportion of their Contribution.
b) Every partner has a right to have access to and to inspect and copy any books of the LLP.

c) Each of the partners hereto shall be entitled to carry on their own, separate and independent business, as hitherto they might be doing or they may hereafter do as they deem fit and proper and other partners and the LLP shall have no objection thereto provided that the said partner has intimated the said fact to the LLP before the start of the independent business and which

पवन कुमार सिडाना   P. Diwan   Tarun Kumar

ATTESTED

should not be detrimental to the interests of LLP and moreover they shall not use the name of the LLP to carry on the said business.

21. RETIREMENT/ DEATH OF PARTNER

On retirement of a partner, the retiring partner shall be entitled to full payment in respect of all his rights, titles and interest in the partner as herein provided. However, on insolvency of a partner his rights, title and interest in the LLP shall come to an end.

On death of any of the partners herein any one of his heirs will be admitted as a partner of the LLP in place of the deceased partner. The heirs, executors and administrators of such deceased partner shall be entitled to and shall be entitled to and shall be paid in full payment in respect of the right, title and interest of such deceased partner.

On the death of any of the partner, if his heir opts not to become the partner, the surviving partners shall have the option to purchase the contribution of the deceased partner in the LLP.

22. ANNUAL STATEMENTS OF ACCOUNTS AND SOLVENCY

a) The first accounting year shall be from the date of incorporation of the LLP till 31st March of the subsequent year. Subsequently, the accounting year of the LLP shall be from 1st April to 31st March every year.

b) The Statements of Accounts and Solvency of the LLP shall be audited irrespective of the turnover or capital by a Chartered Accountant, appointed by the designated Partners jointly, in accordance with the rules prescribed under section 34(4) of the LLP Act, 2008, namely, Rule 24 of the LLP Rules & Forms, 2008. It shall be the responsibility of the Designated Partners of the LLP to comply with Rule 24 of the said Rules in every respect.

23. MANAGEMENT OF LLP

The entire business will be managed jointly by all the Partners. In particular, the following will require the concurrence of all the partners:

a) ratification of this LLP Partnership Agreement post-incorporation of the LLP;
b) any alteration to this LLP Agreement;
c) the admission of new Partners;
d) appointment of Designated Partners;
e) acceptance of Annual Accounts and Solvency and the Auditor's Report thereon;
f) assignment and transfer of partnership rights, by the Partners in any way;
g) expulsion of any Partner;
h) change of business;
i) any sale or merger or amalgamation of the LLP with another entity or the incidence of any extraordinary loss or jeopardy or 'waste' to the property of the LLP as defined in section 66 of the Transfer of Property Act, 1882, warranting the appointment of a Receiver; and
j) Winding up and dissolution of the LLP.

All these will require concurrence of all the Partners. The decisions so taken shall be recorded in the minutes within thirty days of the meeting and the same kept at the registered office of the LLP.

24. MEETINGS

a) All the matters related to the LLP shall be decided by resolutions passed by the majority in number of the partners and for this purpose; each partner shall have one vote.

b) The meeting of the Partners may be called by sending 15 days prior notice to all the partners at their residential address or by mail at the Email-ids provided by the individual Partners in writing to the LLP. In case any partner is out of India the meeting may be conducted by serving 15 days prior notice through email. However, the meeting can be called at shorter notice, if majority of the partners agree in writing for the same. In case of urgent meeting the same can be called by telephonic conversation but the notice requirement is to be ratified by all the Partners.

c) The meeting of Partners shall ordinarily be held at the registered office of the LLP or at any other place as per the convenience of partners.

J. Diwas Tarun Kumar.

ATTESTED

2017

d) All parties of LLP shall ensure that the decisions taken by it are recorded in the minutes within thirty days of taking such decisions and are kept and maintained at the registered office of the LLP.

e) With the written consent of all the partners, meeting of the partners can be conducted through Tele conferencing.

25. PARTNERS ATTENTION TO BUSINESS

The Partners shall

a) protect the property and assets of the LLP;

b) devote their attention to the said partnership business diligently and faithfully by employing themselves in it, and carry on the business for the greatest advantage of the partnership;

c) punctually pay their separate debts to the LLP, if any;

d) be responsible for doing of all acts, matters and things as are required to be done by the limited liability partnership in respect of compliance of provisions of this Act including filing of any document, returns, reports pursuant to the provisions of the Limited Liability Partnership Act, 2008.

26. DUTIES OF THE PARTNERS

a) Each Partner shall be just and faithful to the other partners in all transactions relating to the LLP.

b) Each partner shall render true accounts and full information of all things affecting the limited liability partnership to any partner or his/her legal representatives.

c) Every partner shall account to the limited liability partnership for any benefit derived by him/her without the consent of the LLP of any transaction concerning the limited liability partnership, or for any use by him/her of the property, name or any business in connection of the LLP.

d) Every partner shall indemnify the limited liability partnership and/or the other existing partner for any loss caused to it by his/her fraud in the conduct of the business of the limited liability partnership.

e) Each partner shall be responsible for doing of all acts, matters and things as are required to be done by the limited liability partnership in respect of compliance of the provisions of this Act including filing of any document, return, statement and the like report pursuant to the provisions of Limited Liability Partnership Act, 2008. The LLP shall indemnify and defend its partners and other officers from and against any and all liability in connection with claims, actions and proceedings (regardless of the outcome), judgment, loss or settlement thereof, whether civil or criminal, arising out of or resulting from their respective performances as partners and officers of the LLP, except for the gross negligence or willful misconduct of the partner or officer seeking indemnification.

f) Each partner shall punctually pay and discharge the separate duties and engagement and indemnify the other partners and the LLP assets against the same and all proceedings, costs, claims and demands in respect thereof.

g) The designated partners shall give time and attention as may be required for the fulfillment of the objectives of the LLP business and they both shall be the working partners.

27. DUTIES OF DESIGNATED PARTNERS

a) The First, Second, Third and Fourth Party shall act as **First Designated Partners** of the **SOMYA BUILDCON LLP** in terms of requirement of the LLP act, 2008.

b) The designated Partners shall be responsible for the doing of all acts, matters and things as are required to be done by the LLP in respect of compliances of provisions of this Act including filing of any documents, return, statement and the like report pursuant to the provisions of the LLP Act, 2008.

c) The Designated Partners shall be responsible for doing of all acts arising out of this agreement.

d) The Designated Partners shall be responsible for filing all returns, statements, documents, etc. as required by the LLP Act, 2008 and LLP Rules, 2009.

ATTESTED
RAJENDRA KUMAR SONI
NOTARY (GOVT. OF INDIA)
JAIPUR (RAJ.)

2017

e) The LLP shall indemnify and defend its partners and other officers from and against any and all liability in connection with claims, actions and proceedings (regardless of the outcome), judgments, loss or settlement, thereof, whether civil or criminal, arising out of or resulting from their respective performances as partners and officers of LLP, except for the gross negligence or willful misconduct of the partner of officer seeking indemnification.

28. CESSATION OF EXISTNG PARTNERS

a) A person may cease to be partner of the LLP by giving a notice in writing of 7 days to the other partners of his intention to resign as partner.

b) On retirement of a partner, the retiring partner shall be entitled to full payment in respect of all his rights, title and interest in the LLP as herein provided.

c) No majority of Partners can expel any partner except in the situation where any partner has been found guilty of carrying of activity/business of the LLP with fraudulent purpose.

d) A Partner may be expelled by giving a notice of thirty (30) days from the date of decision taken by the majority of Partners, after giving an opportunity to such partner, to be heard.

The LLP can be wounded up with the consent of all the partners subject to the provisions of Limited Liability Partnership Act, 2008.

29. ACTS FORBIDDEN

Without the consent given in writing of the other Partners, no Partner while he is a Partner for the time being of the LLP, shall –

a) transfer, assign, mortgage or otherwise encumber his share in the assets or profits of the LLP. In case he desires to transfer or assign his interest or shares in the LLP he has to offer the same to the remaining partners by giving at least 15 days clear notice;

b) engage or except for gross misconduct, dismiss any employee of partnership;
c) give any security or promise for payment of money on account of the limited liability partnership, except in the ordinary course of business;
d) do any act that may conflict his interest with the interest of the LLP;

e) employ any money, goods or effects of the partnership except in the ordinary course of business and upon the account or for the benefit of the LLP.

f) Lend money or give credit on behalf of the LLP or to have any dealings with any persons, company or firm whom the other partner previously in writing have forbidden it to trust or deal with. Any loss incurred through any breach of provisions shall be made good with the LLP by the partner incurring the same.

g) Enter into any bond or becomes surety or security with or for any person or do knowingly cause or suffer to be done anything whereby LLP property or any part thereof may be seized.

h) Compromise or compound or release, except upon the payment in full or discharge any debt due to the limited liability partnership.

Any partner committing breach of any of the foregoing stipulations shall indemnify other partners and the firm against all losses and expenses on account thereof.

30. EXTENT OF LIABILITY OF LLP

The LLP is not bound by anything done by a partner in dealing with a person if:

a) the partner in fact has no authority to act for the LLP in doing a particular act; and
b) the person knows that he has no authority or does not know or believe him to be a partner of the LLP.

31. EXTENT OF LIABLITY OF PARTNERS

The Partners shall be liable for the liabilities of the LLP to extent of unpaid amount of their agreed contribution and not beyond that except in case of fraud / conspiracy on his / their part.

ATTESTED

2017

32. PARTNERS AND LLP TO RATIFY THIS AGREEMENT TO BE BOUND

This agreement shall become valid to bind the LLP on its incorporation on its being ratified by all the partners and on behalf of the LLP in terms of section 23(3) of the LLP Act, 2008.

33. BORROWING POWERS

a) The LLP may, from time to time at its discretion, borrow funds from its Partners or public, banks or any financial institutions or any other individual/ body corporate, for meeting its working capital requirements, and any other administrative and strategic requirements, with the approval of all the partners of the LLP;

b) In respect of the funds borrowed, LLP may provide as a security, all or any part of the property of the LLP (both present and future) including its unpaid contribution for the time being, and other securities may be made assignable free from any equities between the LLP and the person to whom the same may be issued;

c) LLP shall maintain a register of all mortgages, hypothecation of the property of the LLP made by the LLP against the borrowings of the LLP;

d) Any borrowings made by the LLP may, at any time, be converted into contribution of LLP and the lender of such funds may be converted into a Partner of LLP, subject to approval of all partners of the LLP.

34. All the matters not provided for in this Agreement shall be decided mutually all the partners and shall be communicated to all the partners in writing.

35. MISCELLANEOUS

a) The LLP, may, in addition to the registered office address, declare any other address as its address for service of documents with consent of all designated partners for declaring any other address as the address for service of documents.

b) The limited liability partnership may change its registered office from one place to another with consent of all the partners of the LLP, provided that where the change in the place of the registered address is from one State to another State, LLP should take consent from secured creditors prior the change.

c) The name of the LLP can be change with the prior consent of all the partners of the LLP.

d) The consent of all the partners is required for appointment and removal of auditor from his office in LLP.

e) Notwithstanding anything said or provided herein, the Partners shall have full discretion to modify, alter, or vary the terms and conditions of this LLP Agreement, subject to the provisions of the Limited Liability Partnership Act, 2008, in any manner whatsoever as they may deem fit by mutual agreement which shall be reduced to writing and be signed by all the Partners and thereupon and the said writing shall become part of this LLP Agreement.

f) All the matters not expressed provided in this agreement shall be decided unanimously by all the partners in writing.

36. ARBITRATION

Any dispute arising out of or in connection with this agreement and among the partners or between the partners shall be settled through arbitration under the Arbitration & Conciliation Act, 1996. A party seeking to resolve a dispute through arbitration shall serve a written notice on the other Party requesting for arbitration and specifying the nature of the dispute and nominating one arbitrator. The Party receiving the request for arbitration shall within 30 days notify in writing the Requesting Party of the arbitrator appointed by him, failing which the requesting party may approach the Rajasthan High Court for appointment of an Arbitrator under the Arbitration & Conciliation Act, 1996. The two arbitrators shall appoint the Presiding Arbitrator within 30 days of their first meeting, failing which either of the Parties may approach the Rajasthan High Court for appointment of the Presiding Arbitrator.

ATTESTED

The arbitration fees shall be as prescribed by the Rajasthan High Court. The Parties agree that the award of all or a majority of the arbitrators shall be final and binding on them. The venue of arbitration shall be Jaipur.

37. No alteration to or amendment in this LLP Agreement shall be valid unless it is supplemented to this Agreement and duly signed by every partner of the LLP as on date of alteration or amendment.

IN WITNESS WHEREOF the parties have put their respective hands the day and year first hereinabove written.

WITNESS:

1.

Girish Khurana S/o
Sh. Satish Khurana
116/132, Shipra Path
Mansarovar, JPR.
302020.

2.

Nitin Gupta
S/o. SURESH GUPTA
1771, Jailal Munshi
Ka Rasta, Chandpole
Bazar Jaipur.

FOR AND ON BEHALF OF
SOMYA BUILDCON LLP

पवन कुमार सिडाना

1. Shri Pawan Kumar Sidana
(FIRST PARTY)

Tarun Kumar

2. Shri Tarun Kumar Sidana
(SECOND PARTY)

P. Diwan

3. Shri Phalender Diwan
(THIRD PARTY)

4. Shri Prem Kumar Chugh
(FOURTH PARTY)

Girish Khurana
8875078783 (M)

ATTESTED

2017

भारतीय गैर न्यायिक

भारत INDIA

रु. 500

FIVE HUNDRED RUPEES

पाँच सौ रुपये

सत्यमेव जयते

Rs. 500

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

G 163584

2 AUG 2018

1

SUPPLEMENTARY LLP AGREEMENT

THIS SUPPLEMENTARY Agreement of LLP is executed at Jaipur on this 08th day of August, 2018.

AMONG

1. **Shri Pawan Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 37 Years, R/o 503, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DPIN 07870292) (PAN AWTPS9828D) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIRST PARTY.**

2. **Shri Tarun Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 33 Years, R/o 903, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DPIN 07870304) (PAN AZZPS5215K) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **SECOND PARTY.**

For Somya Buildcon LLP

पवन कुमार सिडाना

For Somya Buildcon LLP

Tarun Kumar

For Somya Buildcon LLP

Partner

NOTARY
Satish C. Agrawal
Advocate
JAIPUR (Raj.)
Regd No. 769
Govt. of Rajasthan

For Somya Buildcon LLP

Diwan

ATTESTED
NOTARY
JAIPUR (RAJASTHAN)
8/8/18

3. **Shri Phalender Diwan** S/o Shri Suresh Kumar , Aged 37 Years, R/o D-73, Kusum Vihar, Jagatpura, Jaipur, 302017, Rajasthan (DPIN 07870823) (PAN AKLPD6990R) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **THIRD PARTY.**

AND

4. **Shri Prem Kumar Chugh** S/o Shri Diwan Chand Chugh, Aged 50 Years, R/o 196, New A 729, Siddharth Nagar, Near Jawahar Circle, Jagatpura Road, Jaipur, Rajasthan 302017 (DPIN 07870304) (PAN AAJPC9113B) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FOURTH PARTY.**

(HERE-IN-AFTER COLLECTIVELY REFERRED TO AS PARTIES AND INDIVIDUALLY AS PARTNER)

WHEREAS FIRST, SECOND, THIRD and FOURTH PARTY had incorporated a Limited Liability Partnership (here-in-after referred to as 'LLP') under the Limited Liability Partnership Act, 2008 (here-in-after referred to as 'LLP Act') in the name & style of M/s **SOMYA BUILDCON LLP** and registered with the Registrar, LLP, Ministry of Corporate Affairs on the **14th day of July, 2017** vide Limited Liability Identification Number- LLPIN: **AAJ-9994** at registered address **D-73A, Kusum Vihar, Ramnaragiya Road, Jagatpura, Jaipur 302017, Rajasthan.**

NOW WHEREAS all parties hereto i.e. party of the First, Second, Third and Fourth Part desire to change their profit and loss sharing ratio and Capital Contribution Ratio in the said LLP w.e.f. **08th August, 2018.**

AND WHEREAS the parties hereto with a view to avoid any future disputes and dissentions and also to record the above change by executing a supplementary LLP Agreement and all the parties have agreed to be bound by the terms and conditions of earlier/Initial LLP Agreement dated **10th August, 2017.**

NOW THIS LIMITED LIABILITY PARTNERSHIP AGREEMENT WITNESSES AS FOLLOWS:

1. This Supplementary LLP Agreement shall be effective from **08th August, 2018.**

2. **CAPITAL CONTRIBUTION**

The Fixed Capital of LLP shall be Rs. 1,00,000/- (Rupees One Lakh Only) and the same shall be contributed by parties in proportion to their share as mentioned in below table. Further Capital shall be the contributed or arranged by the parties hereto in such manner as may be mutually agreed upon and shall be credited to the Partners Current Account/Loan Account.

The contribution of the **SOMYA BUILDCON LLP** shall be Rs. 1,00,000/- (Rupees One Lakh only) which shall be contributed by the partners in following proportions:

PARTY	Party Name	RATIO	AMOUNT	VALUE IN WORDS
FIRST	Shri Pawan Kumar Sidana	25%	25,000/-	Rupees Twenty Five Thousand
SECOND	Shri Tarun Kumar Sidana	25%	25,000/-	Rupees Twenty Five Thousand
THIRD	Shri Phalender Diwan	25%	25,000/-	Rupees Twenty Five Thousand
FOURTH	Shri Prem Kumar Chugh	25%	25,000/-	Rupees Twenty Five Thousand
		100%	1,00,000/-	Rupees One Lakh

The further Contribution if any required by the LLP shall be brought by the partners in their profit sharing ratio.

Subject to the approval of all the partners, LLP may call for bringing in additional amount of contribution from all the existing partners in ratio of initial contribution for meeting operational needs, working capital requirements and any other requirements.

For Somya Buildcon LLP
पवन कुमार सिडाना
Partner

For Somya Buildcon LLP
Tarun Kumar

For Somya Buildcon LLP
P. Diwan

NOTARY
Satish C. Agrawal
Advocate
JAIPUR (Raj.)

ATTESTED
NOTARY
8/8/18

Such increase in contribution shall be done by amending the LLP agreement to this effect with the approval of all the partners and necessary compliances with all the requirements under the LLP Act and rules.

3. **PROFIT SHARING RATIO**

Profits or loss of the firm (after deducting interest, salary and remuneration payable to the partner in accordance with the clauses of this LLP Agreement) shall be divided and distributed amongst the partners on the close of the accounting year in the following proportion:

Name of Partner	Party	Ratio
Shri Pawan Kumar Sidana	First Party	25%
Shri Tarun Kumar Sidana	Second Party	25%
Shri Phalender Diwan	Third Party	25%
Shri Prem Kumar Chugh	Fourth Party	25%
	Total	**100.00%**

4. No alteration to or amendment in this LLP Agreement shall be valid unless it is supplemented to this Agreement and duly signed by every partner of the LLP as on date of alteration or amendment.

IN WITNESS WHEREOF the parties have put their respective hands the day and year first hereinabove written.

FOR AND ON BEHALF OF
SOMYA BUILDCON LLP

WITNESS: Gupta

1. NITIN GUPTA
S/o SH. SURESH GUPTA
R/o 1771, JAILAL MUNSHI
KA RASTA, CHANDPOLE BAZAR
JAIPUR - 302001
Gupta

For Somya Buildcon LLP
Partner

1. Shri Pawan Kumar Sidana
(FIRST PARTY)

For Somya Buildcon LLP
Tarun Kumar
Partner

2. Shri Tarun Kumar Sidana
(SECOND PARTY)

2.
VANSHIKA AGRAWAL
D/O BHAGWAN SAHAI TEMANI
R/o A-435 JDA COLONY, NARADPURA
AMER-KUNDA, JAIPUR
RAJASTHAN-302028

For Somya Buildcon LLP
P Diwan
Partner

3. Shri Phalender Diwan
(THIRD PARTY)

For Somya Buildcon LLP

4. Shri Prem Kumar Chugh
(FOURTH PARTY)

NOTARY
Satish C. Agrawal
Advocate
JAIPUR (Raj.)
Regd No. 769
Govt. of Rajasthan

ATTESTED
NOTARY
JAIPUR (RAJ.)
8/8/18

भारतीय गैर न्यायिक

भारत INDIA

रु. 500 FIVE HUNDRED RUPEES

पाँच सौ रुपये Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

E 570849

NOTARY
RAVI KUMAR
Advocate
Distt JAIPUR (Raj.)
Reg No 7806
GOVT. OF INDIA

17 SEP 2018

SUPPLEMENTARY LLP AGREEMENT

THIS SUPPLEMENTARY Agreement of LLP is executed at Jaipur on this 03rd day of November, 2018.

AMONG

1. **Shri Pawan Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 37 Years, R/o 503, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DPIN 07870292) (PAN AWTPS9828D) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIRST PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

2. **Shri Tarun Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 33 Years, R/o 903, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DPIN 07870304) (PAN AZZPS5215K) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **SECOND PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

ATTESTED
NOTARY PUBLIC
GOVT. OF INDIA
Distt JAIPUR (Raj.)

13 NOV 2018

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For Somya Buildcon LL
Partn

3. **Shri Phalender Diwan** S/o Shri Suresh Kumar , Aged 37 Years, R/o D-73, Kusum Vihar, Jagatpura, Jaipur, 302017, Rajasthan (DPIN 07870823) (PAN AKLPD6990R) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **THIRD PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

RAVI KUMAR

AND

4. **Shri Prem Kumar Chugh** S/o Shri Diwan Chand Chugh, Aged 50 Years, R/o 196, New A 729, Siddharth Nagar, Near Jawahar Circle, Jagatpura Road, Jaipur, Rajasthan 302017 (DPIN 07870304) (PAN AAJPC9113B) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FOURTH PARTY (HEREINAFTER REFERRED AS RETIRING PARTNER).**

(HERE-IN-AFTER COLLECTIVELY REFERRED TO AS PARTIES AND INDIVIDUALLY AS PARTNER)

WHEREAS FIRST, SECOND, THIRD and FOURTH PARTY had incorporated a Limited Liability Partnership (here-in-after referred to as 'LLP') under the Limited Liability Partnership Act, 2008 (here-in-after referred to as 'LLP Act') in the name & style of M/s **SOMYA BUILDCON LLP** and registered with the Registrar, LLP, Ministry of Corporate Affairs on the **14th day of July, 2017** vide Limited Liability Identification Number- LLPIN: **AAJ-9994** at registered address **D-73A, Kusum Vihar, Ramnaragiya Road, Jagatpura, Jaipur 302017, Rajasthan** and execute the LLP Agreement on **10th August, 2017.**

AND WHEREAS the First, Second, Third and Fourth Party changed their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **08th August, 2018.**

AND NOW WHEREAS the party of FOURTH PART Shri Prem Kumar Chugh has given notice in writing to the LLP of his desire to retire as Designated Partner from the said LLP w.e.f. **01st November, 2018.**

AND WHEREAS the Existing Partners i.e. FIRST Party, Second Party and THIRD Party have decided to change their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **01st November, 2018.**

AND WHEREAS the existing partners hereto with a view to avoid any future disputes and dissentions and also to record the above change by executing a supplementary LLP Agreement and all the parties have agreed to be bound by the terms and conditions of earlier/Initial LLP Agreement dated **10th August, 2017.**

NOW THIS LIMITED LIABILITY PARTNERSHIP AGREEMENT WITNESSES AS FOLLOWS:

1. This Supplementary LLP Agreement shall be effective from **01st November, 2018.**

2. **CAPITAL CONTRIBUTION**

The Fixed Capital of LLP shall be Rs. 1,00,000/- (Rupees One Lakh Only) and the same shall be contributed by parties in proportion to their share as mentioned in below table. Further Capital shall be the contributed or arranged by the parties hereto in such manner as may be mutually agreed upon and shall be credited to the Partners Current Account/Loan Account.

The contribution of the **SOMYA BUILDCON LLP** shall be Rs. 1,00,000/- (Rupees One Lakh only) which shall be contributed by the partners in following proportions:

PARTY	Party Name	RATIO	AMOUNT	VALUE IN WORDS
FIRST	Shri Pawan Kumar Sidana	33.34%	33,340/-	Rupees Thirty Three Thousand Three Hundred Forty
SECOND	Shri Tarun Kumar Sidana	33.33%	33,330/-	Rupees Thirty Three Thousand Three Hundred Thirty
THIRD	Shri Phalender Diwan	33.33%	33,330/-	Rupees Thirty Three Thousand Three Hundred Thirty
		100%	1,00,000/-	Rupees One Lakh

ATTESTED

NOTARY PUBLIC
GOVT. OF INDIA
Distt. JAIPUR (Raj.)

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

3 NOV 2018

The further Contribution if any required by the LLP shall be brought by the existing partners in the ratio as mutually agreed upon by the existing partners.

Subject to the approval of all the existing partners, LLP may call for bringing in additional amount of contribution from all the existing partners in ratio as mutually agreed upon by the existing partners for meeting operational needs, working capital requirements and any other requirements.

RAVI KUMAR

Such increase in contribution shall be done by amending the LLP agreement to this effect with the approval of all the existing partners and necessary compliances with all the requirements under the LLP Act and rules.

3. **PROFIT SHARING RATIO**

Profits or loss of the firm (after deducting interest, salary and remuneration payable to the partner in accordance with the clauses of this LLP Agreement) shall be divided and distributed amongst the partners on the close of the accounting year in the following proportion:

Name of Partner	Party	Ratio
Shri Pawan Kumar Sidana	First Party	33.34%
Shri Tarun Kumar Sidana	Second Party	33.33%
Shri Phalender Diwan	Third Party	33.33%
	Total	**100.00%**

4. No alteration to or amendment in this LLP Agreement shall be valid unless it is supplemented to this Agreement and duly signed by every partner of the LLP as on date of alteration or amendment.

IN WITNESS WHEREOF the parties have put their respective hands the day and year first hereinabove written.

Identified by me

WITNESS:

1\.

आशीष कुमार वर्मा S/o श्री कमल वर्मा
32-B, कुसुम विहार, जगतपुरा, जयपुर

2. Bardiya

Jitendra Kumar Bardiya
S/o Shri R.C. Bardiya
R/o L-58, Himmat Nagar,
Tonk Road, Jaipur

FOR AND ON BEHALF OF
SOMYA BUILDCON LLP

For Somya Buildcon LLP
Partner

1. Shri Pawan Kumar Sidana
(FIRST AND EXISTING PARTY)

For Somya Buildcon LLP
Partner

2. Shri Tarun Kumar Sidana
(SECOND AND EXISTING PARTY)

For Somya Buildcon LLP
J. Diwan
Partner

3. Shri Phalender Diwan
(THIRD AND EXISTING PARTY)

For Somya Buildcon LLP

4. Shri Prem Kumar Chugher
(FOURTH AND RETIRING PARTY)

ATTESTED

NOTARY PUBLIC
GOVT. OF INDIA
Distt. JAIPUR (Raj.)

3 NOV 2018

भारतीय गैर न्यायिक

भारत INDIA

रु. 500

FIVE HUNDRED RUPEES

पाँच सौ रुपये

Rs. 500

सत्यमेव जयते

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

L 937564

NOTARY
RAVI KUMAR
Advocate
Distt. JAIPUR (Raj.)
Reg. No. 7806
Expiry Date
15/Feb./2024
GOVT. OF INDIA

SUPPLEMENTARY LLP AGREEMENT

THIS SUPPLEMENTARY Agreement of LLP is executed at Jaipur on this 05th day of October, 2020.

AMONG

1. **Shri Pawan Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 39 Years, R/o 503, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DIN 07870292) (PAN AWTPS9828D) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIRST PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

2. **Shri Tarun Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 35 Years, R/o 903, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur 302017, Rajasthan (DIN 07870304) (PAN AZZPS5215K) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **SECOND PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

AND

For Somya Buildcon LLP

पवन कुमार सिडाना

Partner

For Somya Buildcon LLP

Partner

For Somya Buildcon LLP

Partner

ATTESTED
NOTARY PUBLIC
GOVT. OF INDIA
Distt. JAIPUR (Raj.)

5 OCT 2020

RAVI KUMAR
Advocate
Distt. JAIPUR (Raj.)
Reg. No. 7806
Expiry Date 15/Feb/2024

3. **Shri Phalender Diwan** S/o Shri Suresh Kumar , Aged 39 Years, R/o D-73, Kusum Vihar, Jagatpura, Jaipur, 302017, Rajasthan (DIN 07870823) (PAN AKLPD6990R) which expression shall unless it be repugnant to the subject or context thereof include their legal heirs successors, nominees and permitted assignees and here-in-after called the **THIRD PARTY (HEREINAFTER REFERRED AS RETIRING PARTNER).**

(HERE-IN-AFTER COLLECTIVELY REFERRED TO AS PARTIES AND INDIVIDUALLY AS PARTNER)

WHEREAS FIRST, SECOND, THIRD and Mr. Prem Kumar Chugh had incorporated a Limited Liability Partnership (here-in-after referred to as 'LLP') under the Limited Liability Partnership Act, 2008 (here-in-after referred to as 'LLP Act') in the name & style of M/s **SOMYA BUILDCON LLP** and registered with the Registrar, LLP, Ministry of Corporate Affairs on the **14th day of July, 2017** vide Limited Liability Identification Number- LLPIN: **AAJ-9994** at registered address **D-73A, Kusum Vihar, Ramnaragiya Road, Jagatpura, Jaipur 302017, Rajasthan** and execute the LLP Agreement on **10th August, 2017.**

AND WHEREAS the First, Second, Third and Shri Prem Kumar Chugh changed their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **08th August, 2018.**

AND WHEREAS Shri Prem Kumar Chugh retired as Designated Partner from the said LLP w.e.f. **01st November, 2018.**

AND NOW WHEREAS the party of THIRD PART Shri Phalender Diwan has given notice in writing to the LLP of his desire to retire as Designated Partner from the said LLP w.e.f. **01 October, 2020.**

NOW WHEREAS all the parties have discussed and mutually agreed for the retirement of the Party of THIRD PART and also records the change in the name of the LLP by executing a Supplementary LLP Agreement.

AND NOW WHEREAS the Existing Partners i.e. FIRST Party and Second Party have decided to change their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **01 October, 2020.**

AND WHEREAS the existing partners hereto with a view to avoid any future disputes and dissentions and also to record the above change by executing a supplementary LLP Agreement and all the parties have agreed to be bound by the terms and conditions of earlier/Initial LLP Agreement dated **10th August, 2017.**

NOW THIS LIMITED LIABILITY PARTNERSHIP AGREEMENT WITNESSES AS FOLLOWS:

1. This Supplementary LLP Agreement shall be effective from **01 October, 2020.**

2. **CAPITAL CONTRIBUTION**

The Fixed Capital of LLP shall be Rs. 1,00,000/- (Rupees One Lakh Only) and the same shall be contributed by parties in proportion to their share as mentioned in below table. Further Capital shall be the contributed or arranged by the parties hereto in such manner as may be mutually agreed upon and shall be credited to the Partners Current Account/Loan Account.

The contribution of the **SOMYA BUILDCON LLP** shall be Rs. 1,00,000/- (Rupees One Lakh only) which shall be contributed by the partners in following proportions:

PARTY	Party Name	RATIO	AMOUNT	VALUE IN WORDS
FIRST	Shri Pawan Kumar Sidana	50.00%	50,000/-	Rupees Fifty Thousand
SECOND	Shri Tarun Kumar Sidana	50.00%	50,000/-	Rupees Fifty Thousand
		100.00%	1,00,000/-	Rupees One Lakh

The further Contribution if any required by the LLP shall be brought by the existing partners in the ratio as mutually agreed upon by the existing partners.

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
Partner

For Somya Buildcon LLP
L. Diwan
Partner

ATTESTED
NOTARY PUBLIC
GOVT. OF INDIA
Distt. JAIPUR (Raj.)
5 OCT 2020

RAVI KUMAR
Advocate
15/Feb./2024

Subject to the approval of all the existing partners, LLP may call for bringing in additional amount of contribution from all the existing partners in ratio as mutually agreed upon by the existing partners for meeting operational needs, working capital requirements and any other requirements.

Such increase in contribution shall be done by amending the LLP agreement to this effect with the approval of all the existing partners and necessary compliances with all the requirements under the LLP Act and rules.

3. **PROFIT SHARING RATIO**

Profits or loss of the firm (after deducting interest, salary and remuneration payable to the partner in accordance with the clauses of this LLP Agreement) shall be divided and distributed amongst the partners on the close of the accounting year in the following proportion:

Name of Partner	Party	Ratio
Shri Pawan Kumar Sidana	FIRST	50.00%
Shri Tarun Kumar Sidana	SECOND	50.00%
	Total	**100.00%**

4. That the Existing Partners i.e. FIRST Party and Second Party shall act as Designated Partners of SOMYA BUILDCON LLP in terms of requirements of the LLP Act, 2008.

5. No alteration to or amendment in this LLP Agreement shall be valid unless it is supplemented to this Agreement and duly signed by every partner of the LLP as on date of alteration or amendment.

IN WITNESS WHEREOF the parties have put their respective hands the day and year first hereinabove written.

Identified by me

WITNESS:

1. Deshraj

Deshraj Hindoniya S/o Ramesh Chand
23 narsingh Watika Colony,
nayla road Kuthara Khurd Jaipur

2. मोनू पटवा

मोनू पटवा S/o देवीराम पटवा
Vijay Pura Mahaveer nagar
Jaipur

FOR AND ON BEHALF OF
SOMYA BUILDCON LLP

For Somya Buildcon LLP,
पवन कुमार सिडाना
Partner
1. Shri Pawan Kumar Sidana
(FIRST AND EXISTING PARTY)

For Somya Buildcon LLP
Partner
2. Shri Tarun Kumar Sidana
(SECOND AND EXISTING PARTY)

For Somya Buildcon LLP
L. Diwan
Partner
3. Shri Phalender Diwan
(THIRD AND RETIRING PARTY)

ATTESTED
NOTARY PUBLIC
GOVT. OF INDIA
Distt. JAIPUR (Raj.)

5 OCT 2020

भारतीय गैर न्यायिक

भारत INDIA

रु. 500

FIVE HUNDRED RUPEES

पाँच सौ रुपये

सत्यमेव जयते

Rs. 500

INDIA NON JUDICIAL

राजस्थान RAJASTHAN

L 937566

Jaipur Dist. Jaipur
Reg No 30
Comm Exp. on
04/10/202

SUPPLEMENTARY LLP AGREEMENT

THIS SUPPLEMENTARY Agreement of LLP is executed at Jaipur on this 08th day of October, 2020.

AMONG

1. **Shri Pawan Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 39 Years, R/o 503, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur - 302017, Rajasthan (DIN 07870292) (PAN AWTPS9828D) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIRST PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

2. **Shri Tarun Kumar Sidana** S/o Shri Arvind Kumar Sidana, Aged 35 Years, R/o 903, Ruheen Royals, Ramnagariya, Jagatpura, Jaipur - 302017, Rajasthan (DIN 07870304) (PAN AZZPS5215K) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **SECOND PARTY (HEREINAFTER REFERRED AS EXISTING PARTNER).**

पवन कुमार सिडाना।

ATTESTED
NOTARY PUBLIC
JAIPUR
8/10/2020

Ajay Trivedi

Sweta Trivedi.

Irfan Azeez
Advocate
Jaipur Dist Jaipur
Reg No. 301
Comm. Exp. on 04/10/2021

3. **Shri Ajay Trivedi** S/o Shri Ashok Trivedi, Aged 40 Years, R/o F-1, 186, Mateshwari Enclave, Moti Nagar, Queen Road, Vaishali Nagar, Jaipur, Rajasthan - 302021 (DIN 08904975) (PAN AEGPT9511B) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **THIRD PARTY (HEREINAFTER REFERRED AS NEWLY ADMITTED PARTNER).**

4. **Shri Satya Narayan Goyal** S/o Shri Ram Sukh Goyal, Aged 60 Years, R/o 32, Bikaneriya Ka Bas, Pali, Rajasthan - 306401 (DIN 08703001) (PAN AAYPG2334B) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FOURTH PARTY (HEREINAFTER REFERRED AS NEWLY ADMITTED PARTNER).**

AND

5. **Smt Sweta Trivedi** W/o Shri Ajit Trivedi, Aged 39 Years, R/o F-1, Plot No- 186, lane No- 6A, Mateshwari Enclave, Moti Nagar, Qweens Road, Jaipur, Rajasthan - 302021(DIN 08904305) (PAN AQCPT4580A) which expression shall, unless it be repugnant to the subject or context thereof include their legal heirs, successors, nominees and permitted assignees and here-in-after called the **FIFTH PARTY (HEREINAFTER REFERRED AS NEWLY ADMITTED PARTNER).**

(HERE-IN-AFTER COLLECTIVELY REFERRED TO AS PARTIES AND INDIVIDUALLY AS PARTNER)

WHEREAS FIRST PART and SECOND PART along with Shri Phalender Diwan and Shri Prem Kumar Chugh had incorporated a Limited Liability Partnership (here-in-after referred to as 'LLP') under the Limited Liability Partnership Act, 2008 (here-in-after referred to as 'LLP Act') in the name & style of M/s **SOMYA BUILDCON LLP** and registered with the Registrar, LLP, Ministry of Corporate Affairs on the **14th day of July, 2017** vide Limited Liability Identification Number- LLPIN: **AAJ-9994** at registered address **D-73A, Kusum Vihar, Ramnaragiya Road, Jagatpura, Jaipur 302017, Rajasthan** and execute the LLP Agreement on **10th August, 2017.**

AND WHEREAS the First, Second, Shri Phalender Diwan and Shri Prem Kumar Chugh changed their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **08th August, 2018.**

AND WHEREAS Shri Prem Kumar Chugh retired as Designated Partner from the said LLP w.e.f. **01st November, 2018.**

AND WHEREAS Shri Phalender Diwan retired as Designated Partner from the said LLP w.e.f **01st October, 2020.**

AND NOW WHEREAS the party of THIRD, FOURTH AND FIFTH Part has expressed their desire to join the LLP as Partner w.e.f. 08th October, 2020.

NOW WHEREAS all the parties have discussed and mutually agreed for admission of the party of THIRD, FOURTH AND FIFTH PART in the LLP and also records the change in the name of the LLP by executing a Supplementary LLP Agreement.

AND NOW WHEREAS the Existing Partners i.e. FIRST Party, SECOND Party AND THIRD, FOURTH and FIFTH Parties have decided to change their profit and loss sharing ratio and their Capital Contribution Ratio in the said LLP w.e.f. **08th October, 2020.**

AND WHEREAS the existing partners hereto with a view to avoid any future disputes and dissentions and also to record the above change by executing a supplementary LLP Agreement and all the parties have agreed to be bound by the terms and conditions of earlier/Initial LLP Agreement dated **10th August, 2017.**

Ajay trivedi

Sweta trivedi

ATTESTED
NOTARY PUBLIC
JAIPUR
8/10/2020

Irfan Azeem
Reg No 301
04/10/2021

NOW THIS LIMITED LIABILITY PARTNERSHIP AGREEMENT WITNESSES AS FOLLOWS:

1. This Supplementary LLP Agreement shall be effective from **08th October, 2020.**

2. **CAPITAL CONTRIBUTION**

The Fixed Capital of LLP shall be Rs. 1,00,000/- (Rupees One Lakh Only) and the same shall be contributed by parties in proportion to their share as mentioned in below table. Further Capital shall be the contributed or arranged by the parties hereto in such manner as may be mutually agreed upon and shall be credited to the Partners Current Account/Loan Account.

The contribution of the **SOMYA BUILDCON LLP** shall be Rs. 1,00,000/- (Rupees One Lakh only) which shall be contributed by the partners in following proportions:

PARTY	Party Name	RATIO	AMOUNT	VALUE IN WORDS
FIRST	Shri Pawan Kumar Sidana	30%	30,000/-	Rupees Thirty Thousands
SECOND	Shri Tarun Kumar Sidana	30%	30,000/-	Rupees Thirty Thousands
THIRD	Shri Ajay Trivedi	10%	10,000/-	Rupees Ten Thousands
FOURTH	Shri Satya Narayan Goyal	15%	15,000/-	Rupees Fifteen Thousands
FIFTH	Smt. Sweta Trivedi	15%	15,000/-	Rupees Fifteen Thousands
		100%	1,00,000/-	Rupees One Lakh

The further Contribution if any required by the LLP shall be brought by the existing partners in the ratio as mutually agreed upon by the existing partners.

Subject to the approval of all the existing partners, LLP may call for bringing in additional amount of contribution from all the existing partners in ratio as mutually agreed upon by the existing partners for meeting operational needs, working capital requirements and any other requirements.

Such increase in contribution shall be done by amending the LLP agreement to this effect with the approval of all the existing partners and necessary compliances with all the requirements under the LLP Act and rules.

3. **PROFIT SHARING RATIO**

Profits or loss of the firm (after deducting interest, salary and remuneration payable to the partner in accordance with the clauses of this LLP Agreement) shall be divided and distributed amongst the partners on the close of the accounting year in the following proportion:

Name of Partner	Party	Ratio
Shri Pawan Kumar Sidana	FIRST	30.00%
Shri Tarun Kumar Sidana	SECOND	30.00%
Shri Ajay Trivedi	THIRD	10.00%
Shri Satya Narayan Goyal	FOURTH	15.00%
Smt. Sweta Trivedi	FIFTH	15.00%
	Total	**100.00%**

4. That the Existing Partners i.e. FIRST Party (Mr. Pawan Kumar Sidana) and Second Party (Mr. Tarun Kumar Sidana) shall act as Designated Partners of SOMYA BUILDCON LLP in terms of requirements of the LLP Act, 2008.

5. The Bank account or accounts as be opened in the name of the LLP and shall be operated by the **FIRST PART (Mr. Pawan Kumar Sidana)** or **SECOND Part (Mr. Tarun Kumar Sidana)** jointly and severally.

ATTESTED
NOTARY PUBLIC
JAIPUR

पवनकुमार सिडाना

Ajay trivedi

Sweta Trivedi

Irfan Azeem
Advocate
Jaipur Dist. Jaipur
No 301
Exp on 04/10/2021

6. No alteration to or amendment in this LLP Agreement shall be valid unless it is supplemented to this Agreement and duly signed by every partner of the LLP as on date of alteration or amendment.

IN WITNESS WHEREOF the parties have put their respective hands the day and year first hereinabove written.

WITNESS: IDENTIFIED BY

1. Mvijay

Mukul Vijay
S/o Sh. Kailash Chand Vijay
6/4 Chandra Nagar
Gopalpura By Pass Jaipur

2. Ajeet Trivedi

AJEET TRIVEDI
S/o. L. Sh. ASHOK TRIVEDI
F-1, P. NO. - 186, Lane no.-6A
Moti Nagar, Qwees Road, Jaipur

FOR AND ON BEHALF OF
SOMYA BUILDCON LLP

पवन कुमार सिडाना

1. Shri Pawan Kumar Sidana
(FIRST AND EXISTING PARTY)

2. Shri Tarun Kumar Sidana
(SECOND AND EXISTING PARTY)

Ajay Trivedi

3. Shri Ajay Trivedi
(THIRD AND NEWLY ADMITTED PARTY)

4. Shri Satya Narayan Goyal
(FOURTH AND NEWLY ADMITTED PARTY)

Sweta Trivedi.

5. Smt. Sweta Trivedi
(FIFTH AND NEWLY ADMITTED PARTY)

ATTESTED
NOTARY PUBLIC
JAIPUR 8/10/2020

The contents were explane and read over to the executent and admitted them to be correct

Notary Public
JAIPUR 8/10/2020

Irfan Azeez

03 OCT 2020

क्रम संख्या 879 दिनांक

क्रेता का नाम Somya Buildcon LLP.

पिता का नाम P-73A, Kusum Vihar, Jagatpura

निवासी Jaipur

मूल्य 500/- Ammendment Agreement.

[illegible] लाल

[illegible] नं० 2/2001
जे० डी० ए० परिसर, जयपुर
[illegible] 1/540, मालवीय नगर, जयपुर

50/-

100/-

कुल योग 150/-

हस्ताक्षर स्टाम्प वेण्डर