

Non Judicial



Indian-Non Judicial Stamp Haryana Government



Date : 26/04/2018

Certificate No. G0Z2018D1044



GRN No. 34775808



Stamp Duty Paid : ₹ 53370000
(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

Seller / First Party Detail

Name: Pioneer Urban land and Infrastructure limited
H.No/Floor : A22/3rd Sector/Ward : Nil LandMark : Green park aurobindo marg
City/Village : New delhi District : New dehi State : New delhi
Phone: 7982877886



Buyer / Second Party Detail

Name : Signatureglobal Homes Private limited
H.No/Floor : 1309 Sector/Ward : Nil LandMark : Dr gopal dass bhawan
City/Village : New delhi District : New delhi State : New delhi
Phone : 7982877886

Purpose : Sale Deed

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrashry.nic.in>

SOHNA

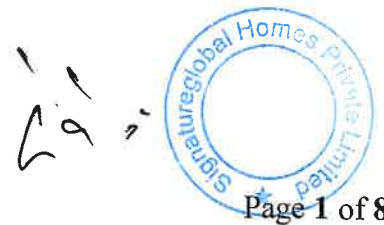
SALE DEED

433

01-05-2018

Village	:	VILLAGE DHUNELA
Tehsil & District	:	TEHSIL SOHNA, DISTRICT GURUGRAM
Area	:	26.11527 ACRES or 208 KANAL 19 MARLA
Value	:	Rs. 1,05,78,09,375/-
Stamp Duty	:	Rs. 5,33,70,000/-
e-Stamp No. & Dated	:	G0Z2018D1044 dt. 26.04.2018
Deficiency of Stamp	:	Rs. 2,06,91,000/-
e-Stamp No. & Dated	:	G0Z2018D1 dt. 29.04.2018
Issued By	:	Haryana Government

This Sale Deed is made and executed at Sohna on this 1st day of May 2018.

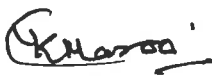


प्रलेख नं:433

दिनांक:01-05-2018

डीड संबंधी विवरण		
डीड का नाम SALE WITH IN MC AREA		
तहसील/सब-तहसील सोहना	गांव/शहर DhunelaDhunelaDhunelaDhunelaDhunela DhunelaDhunelaDhunelaDhunelaDhunela	स्थित Dhunela
भूमि का विवरण DhunelaDhunelaDhunelaDhunelaDhunela DhunelaDhunelaDhunelaDhunela		
भूमि का विवरण		
चाही	202 Kanal 139 Marla	
धन संबंधी विवरण		
राशि 1057809344 रुपये	कुल स्टाम्प ड्यूटी की राशि 74046656 रुपये	
स्टाम्प नं : g0z2018d1044	स्टाम्प की राशि 53370000 रुपये	
रजिस्ट्रेशन फीस की राशि 15000 रुपये	पेस्टिंग शुल्क 2 रुपये	
DeficiencyStampno: g0z2018d1	DeficiencGrmo: 34863884	DeficiencyAmt: 20691000
Drafted By: C P BATHEJA ADV	Service Charge:100	

यह प्रलेख आज दिनांक 01-05-2018 दिन मंगलवार समय 3:38:00 PM बजे श्री/श्रीमती/कुमारी MS PIONEER URBNA LAND AND INFRASTRUCTURE LTDthru M K MAROOOTHER निवास द्वारा पंजीकरण हेतु प्रस्तुत किया गया ।



हस्ताक्षर प्रस्तुतकर्ता
MS PIONEER URBNA LAND AND INFRASTRUCTURE LTD


उप/संयुक्त पंजीयन अधिकारी (सोहना)
सोहना

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामीण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अंतर्गत अधिसूचित है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनापति प्रमाण पत्र प्राप्त कर लिया गया है ।

या

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामीण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अंतर्गत अधिसूचित नहीं है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनापति प्रमाण पत्र की आवश्यकता नहीं है।

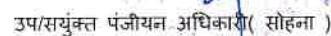


दिनांक 01-05-2018
MS PIONEER URBNA LAND AND INFRASTRUCTURE LTD


उप/संयुक्त पंजीयन अधिकारी (सोहना)

उपरोक्त क्रेताव श्री/श्रीमती/कुमारी SIGNATURE GOLABL HOMES PVT LTD thru DEVENDER AGGARWALOTHER हाजिर है । प्रस्तुत प्रलेख के तथ्यों को दोनों पक्षों ने सुनकर तथा समझकर स्वीकार किया । प्रलेख के अनुसार 1057809344 रुपये की राशि विक्रेताने मेरे समक्ष विक्रेता को अदा की तथा प्रलेख मे वर्णित अग्रिम अदा की गई राशि के लेन देन को स्वीकार किया ।दोनों पक्षों की पहचान श्री/श्रीमती/कुमारी SHRI CHAND LAMBERDAR पिता --- निवासी ALIPUR SOHNA व श्री/श्रीमती/कुमारी Braham Parkash Lamberdar पिता --- निवासी Raisina Teh Sohna ने की । साक्षी नं:1 को हम नम्बरदार/अधिवक्ता के रूप मे जानते हैं तथा वह साक्षी नं:2 की पहचान करता है ।

दिनांक 01-05-2018


उप/संयुक्त पंजीयन अधिकारी (सोहना)

Non Judicial



**Indian-Non Judicial Stamp
Haryana Government**



Date : 29/04/2018

Certificate No. G0292018D1



GRN No. 34863884



Stamp Duty Paid : ₹ 20691000
(Rs. Only)

Penalty : ₹ 0

(Rs. Zero Only)

Seller / First Party Detail

Name: Pioneer Urban land and Infrastructure limited

H.No/Floor : A22/3rd

Sector/Ward : Nil

LandMark : Green park aurobindo marg

City/Village : New delhi

District : New delhi

State : New delhi

Phone: 7982877886



Buyer / Second Party Detail

Name : Signatureglobal Homes Private limited

H.No/Floor : 1309

Sector/Ward : Nil

LandMark : Dr gopal dass bhawan

City/Village : New delhi

District : New delhi

State : New delhi

Phone : 7982877886

Purpose : Stamp Duty for Deficiency

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrashry.nic.in>

BY

M/S PIONEER URBAN LAND & INFRASTRUCTURE LIMITED (Having CIN: U65910DL1985PLC019985) & (PAN No. AACCP8576B) a company incorporated under the Companies Act, 1956, having its registered office at A-22, GREEN PARK, 3RD FLOOR AUROBINDO MARG, NEW DELHI- 110016 represented by its authorized signatory Mr. M. K. Maroo (Aadhaar No. 311755405802) duly authorized in this regard vide Board Resolution dated 10-04-2018 hereinafter called the **"VENDOR/SELLER"**, which expression shall mean and include their heirs and legal representatives of the **First Part**.

IN FAVOR OF

M/S SIGNATUREGLOBAL HOMES PRIVATE LIMITED (Having CIN: U70100DL2008PTC176641) & (PAN No. AABCJ9888R) a company incorporated under the Companies Act, 1956, having its registered office at 1309, 13TH Floor, Dr. Gopal Dass Bhawan, 28, Barakhamba Road, New Delhi, represented by Mr. Devender Aggarwal, (Aadhaar No. 534343700054) authorized in this behalf vide Board Resolution dated 07-04-2018, hereinafter referred to as **"VENDEE/PURCHASER"** which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include its successors and permitted assigns of the **Second Part**.



Reg. No.

Reg. Year

Book No.

433

2018-2019

1



विक्रेता



क्रेता



गवाह

उप/सयुंक्त पंजीयन अधिकारी

विक्रेता :- thru M K MAROOOTHER MS PIONEER URBNA LAND AND
INFRASTRUCTURE LTD. [Signature]

क्रेता :- thru DEVENDER AGGARWAL OTHERS SIGNATURE GOLABL HOMES PVT
LTD. [Signature]

गवाह 1 :- SHRI CHAND LAMBERDAR [Signature]

गवाह 2 :- Braham Parkash Lamberdar [Signature]



प्रमाण पत्र

प्रमाणित किया जाता है कि यह प्रलेख क्रमांक 433 आज दिनांक 01-05-2018 को बही नं 1 जिल्द नं 2113 के पृष्ठ नं 162 पर किया गया तथा इसकी एक प्रति अतिरिक्त बही संख्या 1 जिल्द नं 1257 के पृष्ठ संख्या 35 से 36 पर चिपकाई गयी। यह भी प्रमाणित किया जाता है कि इस दस्तावेज के प्रस्तुतकर्ता और गवाहों ने अपने हस्ताक्षर/निशान अंगूठा मेरे सामने किये हैं।

सब रजिस्ट्रार
सोहना

दिनांक 01-05-2018

उप/सयुंक्त पंजीयन अधिकारी(सोहना)

WHEREAS the Vendor is the absolute owner of and in possession of land comprised in **Khewat No. 70**, Khata No. 70, Rect. No. 21, Killa No. 19/1/1(4-6) total field 1 and land measuring 4 Kanal 6 Marla Salam, **Khewat No. 72**, Khata No. 72, Rect. No. 21, Killa No. 13(8-0) total field 1 and land measuring 8 Kanal 0 Marla Salam, **Khewat No. 73**, Khata No. 73, Rect. No. 21, Killa No. 18/1(2-0) total field 1 and land measuring 2 Kanal 0 Marla Salam **Khewat No. 102**, Khata No. 102, Rect. No. 21, Killa No. 20(7-11), 21/1(3-2), total fields 2 and land measuring 10 Kanal 13 Marla, Salam, **Khewat No. 201**, Khata No. 202, Rect. No. 21, Killa No. 22/1(1-18), Rect. No. 22, Killa No. 16(0-5), 25(2-10), total field 3, total measuring 4 Kanal 13 Marla, Salam **Khewat No. 108**, Khata No. 108, Rect. No. 21, Killa No. 21/2 (4-18), total field 1, total measuring 4 Kanal 18 Marla, Salam, **Khewat No. 210**, Khata No. 212, Rect. No. 20, Killa No. 9/2(4-18), 10/1(7-3), 11/1(3-17), Rect. No. 21, Killa No. 15(8-0), 16/1(4-0), total fields 5 and land measuring 27 Kanal 18 Marla, Salam, **Khewat No. 248**, Khata No. 251, Rect. No. 21, Killa No. 17(8-0), 24(8-0), total fields 2 total measuring 16 Kanal 0 Marla Salam, **Khewat No. 357**, Khata No. 362, Rect. No. 21, Killa No. 6(8-0), 7(8-0), 8(8-0), 9/2(4-4), 10/2 (2-12), 11(5-4), 12(8-0), 14(8-0), total fields 8 and land measuring 52 Kanal 0 Marla, Salam, **Khewat No. 374**, Khata No. 379, Rect. No. 21, Killa No. 16/2(4-0), total field 1 land measuring 4 Kanal 0 Marla, Salam **Khewat No. 383**, Khata No. 388, Rect. No. 23, Killa No. 5(1-2), Rect. No. 24, Killa No. 1(5-16), total field 2 and land measuring 6 Kanal 18 Marla, Salam, **Khewat No. 360**, Khata No. 365, Rect. No. 9, Killa No. 17(8-0), 23(8-0), 24(8-0), Rect. No. 21, Killa No. 2/2(5-2), 3(8-0), 4(8-0), total fields 6 and land measuring 45 Kanal 2 Marla, Salam, **Khewat No. 257**, Khata No. 260 Rect. No. 24, Killa No. 3/1/2(1-19), total field 1 and land measuring 1 Kanal 19 Marla Salam, **Khewat No. 341**, Khata No. 346, Rect. No. 24, Killa No. 3/2/2(3-6), total fields 1 and land measuring 3 Kanal 6 Marla Salam, **Khewat No. 249**, Khata No. 252, Rect. No. 24 Killa No. 4/1(1-0) total field 1 and land measuring 1 Kanal 0 Marla Salam, **Khewat No. 342**, Khata No. 347 Rect. No. 24, Killa No. 3/1/1(0-10), Killa 3/2/1(1-5), Rect. No. 21, Killa No. 18/2 (6-0) total field 3 and land measuring 7 Kanal 15 Marla Salam, **Khewat No. 263**, Khata No. 266, Rect. No. 9, Killa No. 16(8-0), 25(8-0), Rect. No. 21, Killa No. 5(8-0), total fields 3 land measuring 24 Kanal 0 Marla to the extent of 1/3 share which comes to 8 Kanal 0 Marla, **Khewat No. 364**, Khata No. 369, Rect. No. 9, Killa No. 19/1(0-8), 22/2(0-8), total field 2 and land measuring 0 Kanal 16 Marla to the extent of 1/7 share which comes to 0 Kanal 2 Marla 3 Sarsai, **Khewat No. 267**, Khata No. 270, Rect. No. 7, Killa No. 18/2 (0-2), 19/2(0-5), 22/2(0-9), Rect. No. 10, Killa No. 16/2(0-1), Rect. No. 9, Killa No.

Kumar



2/2



Receipt Book (A)

Cash Receipt (First Party Copy)

Sub Registrar Office सोहना

Registration No. 433 Registration Date 01-05-2018
Name of Executor MS PIONEER URBNA LAND AND
INFRASTRUCTURE LTD
Date of Execution 30-04-2018
Date of Presentation 30-04-2018
Type of Deed SALE
Transacation Value 1057809344
Duty Paid thru Stamp 74046656

Registry Fees 15000
Pasting Fees 2
Total Fees 15002

Sub Registrar सोहना

The applicant will receive the final document on 01-05-2018 during the office hours

Receipt Book (A)

Cash Receipt (Second Party Copy)

Sub Registrar Office सोहना

Registration No. 433 Registration Date 01-05-2018
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Receipt Book (A)

Cash Receipt (Office Copy)

Sub Registrar Office सोहना

Registration No. 433 Registration Date 01-05-2018
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Pasting Fees 2
Total Fees 15002

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10/2(0-8), 11/1(0-8), 11/3(0-6), 12/2(0-9), 2/1(0-9), total fields 9 and land measuring 2 Kanal 17 Marla to the extent of 1/7 share which comes to 0 Kanal 8 Marla 1 Sarsai, **(Total admeasuring 208 Kanal 18 Marla 4 Sarsai or 26.11527 ACRES) situated at Revenue Village Dhunela Tehsil Sohna, District Gurgaon, Haryana (now Sector 36, Urban Estate Sohna)** vide Fard jamabandi for the year 2014-15 and Mutations No. 1933 (02-01-2016), 1938 (12-04-2016), 1939 (12-04-2016) accepted. **(hereinafter referred to as "Land")**.

AND WHEREAS the Vendor has further unequivocally represented and confirmed to the Vendee that:

- (i) notwithstanding anything stated to the contrary in this deed or any other document, the said Land consists of a piece of land which is in impartible share;
- (ii) it has all the necessary corporate power and authority and is duly authorized to enter into, execute and deliver this Deed and perform its obligations under this Deed;
- (iii) that neither the execution nor the performance of this Deed contravenes any provision of any applicable Laws and any contract, agreement or document by which the Parties may be bound;
- (iv) it is in lawful, peaceful and physical possession of the subject Land and every part thereof;
- (v) there is no impediment or restriction of any nature on their part to sell the said Land.
- (vi) it has the requisite right, title, power and authority to transfer and sell the said Land;
- (vii) no one else except the Vendor has any share, title concern or right on it in any manner and said property is free from all encumbrances including sale, gift, lease, agreement/arrangement, mortgage, attachment, lien, securities, disputes or litigation in any manner and the Vendor is quite legally competent to sell, transfer and assign said property to the Vendee;
- (viii) that there is no impediment or restriction of any nature on their part to sell the subject Land.
- (ix) that there is no demand/ claim from revenue, taxation or other authority and in case any demand in respect of any transactions relating to the period prior to execution of this Deed
- (x) that there is no stay, status quo or any other interim order passed or operating as on the date of execution of this Deed, which affects the said Land.
- (xi) that no notification or acquisition under the Land Acquisition Act or any similar legislation/rule/statute/notification has ever been issued or effected with respect to the said Land and that no award under the said Land Acquisition Act/any other statute has ever been made in respect of the said land;
- (xii) that land has not vested in Gram Sabha or any other official authorities;
- (xiii) that all the required permissions and sanctions with respect to sale of the said Land in favour of the Vendee have been obtained/applied by the Vendor;





- (xiv) that no violation of any provision of the applicable law have ever been committed with respect to the said Land by the Vendor or any other person and that no action or proceedings under the applicable law(s) have been initiated or contemplated with respect to the said Land,
- (xv) that execution this Sale Deed does not contravene the provisions of any Act/ statute/ notification restricting transfer of land.

AND WHEREAS the Vendee has further unequivocally represented and confirmed to the Vendor that it maintains good financial health and shall always be in the position to honour its post dated cheques and further confirms, assures and undertakes to Vendor that none of its Director are willful defaulter(s)

AND WHEREAS the Vendor is agreeable to sell and the Vendee is agreeable to purchase the said land admeasuring on the terms and conditions mentioned hereinafter.

THEREFORE IT IS HEREBY AGREED, DECLARED, COVENANTED AND RECORDED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:

1. That the Vendor doth hereby sells and transfers all his rights, title and interest in respect of the said Land together with all rights in trees, shrubs, passages, pathways, super structures, if any, and all rights of easements and other rights appurtenant to the said Land and to the Vendee herein absolutely and forever.
2. That the consideration for the sale of the said land has been fixed at Rs. 105,78,09,375/- (Rupees One Hundred Five Crores Seventy Eight Lacs Nine Thousand Three Hundred Seventy Five only) which is subject to deduction of TDS of Rs. 1,05,78,095/-, as per applicable laws, which will be further deposited by Vendee to tax authorities and the said net payable amount of Rs. 1,04,72,31,280/- is being paid by the Vendee to the Vendor as under:

S. No.	Demand Draft/ RTGS/ Cheque No. and Date	Net Amount Payable (In Rs.)	Drawn on the Bank and Branch	Favouring
1	000009 dated 26-04-2018	83100000	HDFC BANK LTD., 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
2	000010 dated 26-04-2018	83100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
3	000011 dated 26-04-2018	83100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
4	000012 dated 26-04-2018	83100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.

[Handwritten Signature]



[Handwritten Signature]



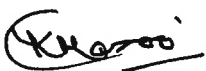


5	000013 dated 26-04-2018	83400000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
6	000014 dated 25-07-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
7	000015 dated 25-07-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
8	000016 dated 25-07-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
9	000017 dated 25-07-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
10	000018 dated 25-07-2018	63315640	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
11	000019 dated 24-08-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
12	000020 dated 24-08-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
13	000021 dated 24-08-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
14	000022 dated 24-08-2018	63100000	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.
15	000023 dated 24-08-2018	63315640	HDFC BANK LTD, 214, Kailash Building, KG Marg, New Delhi-110001	PIONEER URBAN LAND & INFRASTRUCTURE LTD.

3. That in the aforesaid mode and manner the Vendor hereby expressly admit and acknowledge the receipt of the total agreed consideration towards the Sale Deed for the subject land and confirm that no further or other amounts are payable to it by the Vendee.



4. That the Vendor has assured the Vendee that all the representations made in the Recitals to the present deed are true and correct and in case any of the said representation is discovered to be incorrect, then the Vendor shall be liable to make good all the losses, damages and cost of the Vendee and shall keep it fully indemnified in this regard.
5. That the Vendor has assured the Vendee that the said Land hereby sold to the Vendee is free from all encumbrances and all defects of title and is not the subject matter of any mortgage, lien, charges and attachment by any authority and in case any of the said assurances is discovered to be incorrect, then the Vendor shall be liable to make good all the losses, damages and cost of the Vendee and shall keep it fully indemnified in this regard.
6. That the Vendor declares that there is no demand/ claim from revenue, taxation or other authority and in case any demand in respect of any transactions relating to the period prior to execution of this Deed, the same shall be met by the Vendor and it shall keep the Vendee fully indemnified in this regard and thereafter the Vendee will be responsible for the same.
7. That the actual, vacant physical possession of the said Land has been handed over at the spot by the Vendor to the Vendee at the time of execution of this sale deed. It is specifically recorded that the standing crops of the Vendor have been removed by the Vendor from the said Land prior to handing over the possession of the above to the Vendee
8. That all the original title documents have been handed over by the Vendor to the Vendee at the time of execution of this Sale Deed.
9. That the Vendee has now become the exclusive owner of the said Land and the Vendor is not left with any rights, title or interest in the same.
10. That the Vendor shall be left with no right, title, claim or interest in the said Land and affirms that there are no tenants or occupants authorized or unauthorized, no third-party rights have been created on the said Land by Vendor.
11. That the Vendee shall be fully entitled to transfer, sell, assign its rights in the subject land without any reference to the Vendor after realisation of total sale consideration. That the Vendee shall also be entitled to raise finance/ loan by way of mortgage/ charge or otherwise over the subject land in favour of bank/ financial institution or any other person/ entity.
12. That the Vendor undertakes to perform every act, deed, matters and things necessary for transferring the title in the name of Third Party in the relevant records as the absolute owner. That in case the Vendee requires any other documents to be executed by the Vendor to further perfect the title of the Vendee or for any other purposes, the Vendor shall execute and/ or register the same at the cost of the Vendee. That the Vendee shall be entitled to have the said Land mutated in the revenue and the other governmental records in its name on the strength of this sale deed or its certified copy and no further no objection certificate of any kind shall be required from the Vendor nor it will be necessary





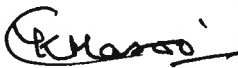
for the Vendor to be present in the office of the concerned authorities and the said mutation can be obtained in the absence of the Vendor.

13. That a part of agreed consideration is being paid by way of post-dated cheques and the Vendee undertakes to get the said cheques honoured on presentation or make payment in lieu thereof on or before the agreed date to the Vendor. Notwithstanding anything stated to the contrary in this deed or any document, the Vendee hereby admits and acknowledges that every covenant of this Sale Deed is subject to realisation of total sale consideration by the Vendor failing which the Vendor will be free to take appropriate legal remedies against Vendee as may be advised to it including for cancellation of the sale deed.
14. That the Parties have executed this Sale Deed after fully going through and understanding the same and accepting the same to be correct.
15. That all costs of stamping and registration of this sale deed have been borne by the Vendee.
16. That the Original Sale Deed shall be kept with the Vendee and the Vendor shall be entitled to keep a copy of the executed and registered Sale Deed.

In Witness of the above, the parties hereto have set their hands to this sale deed on the day, month and year first above written in the presence of the witnesses.

Drafted by

C.P. Batheja Adv.
Gurugram

VENDOR	VENDEE
M/S PIONEER URBAN LAND & INFRASTRUCTURE LIMITED	M/S SIGNATUREGLOBAL HOMES PRIVATE LIMITED
 AUTHORISED SIGNATORY	 AUTHORISED SIGNATORY

WITNESSES:
1. Shrichand Lamberdar Alipur

WITNESS
2. Braham Parkash Lamberdar Raisina

