

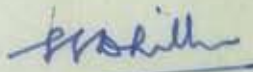
FORM LC- V
(See Rule 12)
HARYANA GOVERNMENT
TOWN AND COUNTRY PLANNING DEPARTMENT

Licence No. 74 of 2008.

1. This licence has been granted under the Haryana Development & Regulation of Urban Areas Act, 1975 & the Rules 1976 made there under to (i) M/s Rama Realcon Pvt. Ltd., M/s Madhuban Software Pvt. Ltd., M/s Neelanchal Realtors Pvt. Ltd., (ii) Sita Ram S/o Bhupan, M/s Hitashi Estate Ltd., (iii) M/s Mahesh Wood Products Pvt. Ltd., (iv) Smt. Sunita D/o Sh. Ram Kishan, (v) M/s East View Apartment Pvt. Ltd., (vi) M/s Everest Estate Ltd., M/s Navjyoti Overseas Pvt. Ltd., M/s Century Buildwell Pvt. Ltd., M/s Remarkable Construction Ltd., (vii) M/s Madhuban Software Pvt. Ltd., M/s Century Buildwell Pvt. Ltd., M/s Rama Realcon Pvt. Ltd., (viii) M/s Foresight Housing Construction Pvt. Ltd., M/s Rama Realcon Pvt. Ltd., (ix) M/s Rama Realcon Pvt. Ltd., M/s Shri Krishna Housing Complex Pvt. Ltd., (x) M/s Rama Realcon Pvt. Ltd., C/o M/s P.S. Realtors Pvt. Ltd., B-47, Cannaught Place, New Delhi, for setting up of residential group housing colony at village Nangal Kalan, District Sonapat.
2. The particulars of the land wherein the aforesaid colony is to be set up are given in the Schedule annexed hereto and duly signed by the Director, Town & Country Planning, Haryana.
3. The licence is granted subject to the following conditions:
 - a) That the residential Group Housing Colony is laid out to conform to the approved layout plan and development works are executed according to the designs and specifications shown in the approved plan.
 - b) That the conditions of the agreements already executed are duly fulfilled and the provisions of Haryana Development and Regulation of Urban Areas Act, 1975 and the Rules 1976 made thereunder are duly complied with.
 - c) That the demarcation plan of the colony area is submitted before starting the development works in the colony and for the approval of zoning plan.
4. That the licensee shall construct the portion of service road forming part of licenced area at his own cost and will transfer he same free of cost to the Government along with area falling in green belt.
5. That the portion of Sector/ Master plan road which shall form part of the licensed area shall be transferred free of cost to the Government in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Regulation of Urban Areas Act, 1975.
6. That you will have no objection to the regularization of the boundaries of the licence through give and take with the land that HUDA is finally able to acquire in the interest of planned development and integration of service. The decision of the competent authority shall be binding in this regard.
7. That you shall obtain approval/ NOC from competent authority to fulfill the requirement of Notification Dated 14.09.2006 of Ministry of Environment & Forest, Government of India before starting the development works of the colony.
8. That the licensee will use only CFL fitting for internal lighting as well as for campus lighting.
9. The licence is valid upto 25-3-2010.

Dated: Chandigarh

The 26-3-2008



(S.S. DHILLON)

Director,

Town and Country Planning,
Haryana, Chandigarh.

Endst. No.5DP-2008/ 967


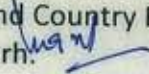
Dated: 31-3-08

A copy along with a copy of schedule of land is forwarded to the following for information and necessary action:

1. (i) M/s Rama Realcon Pvt. Ltd., M/s Madhuban Software Pvt. Ltd., M/s Neelanchal Realtors Pvt. Ltd., (ii) Sita Ram S/o Bhupan, M/s Hitashi Estate Ltd., (iii) M/s Mahesh Wood Products Pvt. Ltd., (iv) Smt. Sunita D/o Sh. Ram Kishan, (v) M/s East View Apartment Pvt. Ltd., (vi) M/s Everest Estate Ltd., M/s Navjyoti Overseas Pvt. Ltd., M/s Century Buildwell Pvt. Ltd., M/s Remarkable Construction Ltd., (vii) M/s Madhuban Software Pvt. Ltd., M/s Century Buildwell Pvt. Ltd., M/s Rama Realcon Pvt. Ltd., (viii) M/s Foresight Housing Construction

Pvt. Ltd., M/s Rama Realcon Pvt. Ltd., (ix) M/s Rama Realcon Pvt. Ltd., M/s Shri Krishna Housing Complex Pvt. Ltd., (x) M/s Rama Realcon Pvt. Ltd., C/o M/s P.S. Realtors Pvt. Ltd., B-47, Cannaught Place, New Delhi, alongwith a copy of agreement LC-IV and Bilateral agreement.

2. Chief Administrator, HUDA, Panchkula.
3. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sec. - 6, Panchkula.
4. Addl. Director Urban Estates, Haryana, Panchkula.
5. Administrator, Haryana Urban Development Authority, Rohtak.
6. Engineer in Chief, HUDA, Panchkula.
7. Superintending Engineer, HUDA, Rohtak along with a copy of agreement.
8. Land Acquisition officer, Rohtak.
9. Senior Town Planner, Rohtak. He will ensure that the colonizer shall obtain approval/NOC as per condition No. 7 before starting the Development Works.
10. Senior Town Planner (Enforcement), Haryana, Chandigarh.
11. District Town Planner, Sonipat along with a copy of agreement.
12. Accounts Office, O/O Director, Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.


District Town Planner (Hq) ~~---~~
For Director, Town and Country Planning,
Haryana, Chandigarh. 

DA/As above

1. Details of Land Owned by M/s Rama Realcon Pvt. Ltd. (5/24 share), M/s Madhuban Software Pvt. Ltd. (1/2 share), M/s Neelanchal Realtors Pvt. Ltd. (7/24 share), District Sonipat.

Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	7	22	7 - 13
		27	0 - 8
	18	2	7 - 10

2. Details of Land Owned by Shri Sita Ram S/o Bhupan (2/3 share), M/s Hitashi Estate Limited (1/3 share), District Sonipat.

Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	7	21/1/2	0 - 16
		21/2	2 - 12
		21/3	4 - 8
			7 - 16 or 0.975 Acres.

3. Details of Land Owned by M/s Mahesh Wood Products Pvt. Ltd. District Sonipat.

Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	8	24/2	4 - 3
		25	6 - 8
	17	4	7 - 11

4. Details of Land Owned by Smt. Sunita D/o Ram Kishan District Sonipat.

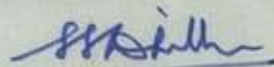
Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	8	24/1	2 - 19
			2 - 19 or 0.368 Acres.

5. Details of Land Owned by M/s East View Apartment Pvt. Ltd District Sonipat.

Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	17	5/1	6 - 4
			6 - 4 or 0.775 Acres.

6. Details of Land Owned by M/s Everest Estate Limited (53454/76464 share), M/s Navjyoti Overseas Pvt. Ltd. (65/1296 share), M/s Remarkable Construction Ltd. (65/324 share), M/s Century Buildwell Pvt. Ltd. (65/1296 share), District Sonipat.

Village	Rect No.	Killa No.	Area K - M
Nangal Kalan	18	3	5 - 6
			5 - 6 or 0.662 Acres.


D.T.C.P. Hr.

7. Details of Land Owned by M/s Madhuban Software Pvt. Ltd. (1/2 share), M/s Century Buildwell Pvt. Ltd. (1/4 share), M/s Rama Realcon Pvt. Ltd. (1/4 share), District Sonipat.

Village	Rect No.	Killa No.	Area
Nangal Kalan	7	18	K - M 7 - 12 7 - 12 or 0.95 Acres

8. Details of Land Owned by M/s Foresight Housing Construction Pvt. Ltd. (7/10 share), M/s Rama Realcon Pvt. Ltd. (3/10 share), District Sonipat.

Village	Rect No.	Killa No.	Area
Nangal Kalan	7	19	K - M 8 - 0 8 - 0 or 1.00 Acres

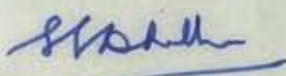
9. Details of Land Owned by M/s Rama Realcon Pvt. Ltd. (1638/1920 share), M/s Shri Krishna Housing Complex Pvt. Ltd. (3/20 share), District Sonipat.

Village	Rect No.	Killa No.	Area
Nangal Kalan	18	1	K - M 7 - 12 7 - 12 or 0.95 Acres

10. Details of Land Owned by M/s Rama Realcon Pvt. Ltd., District Sonipat.

Village	Rect No.	Killa No.	Area
Nangal Kalan	7	23	K - M 7 - 12 7 - 12 or 0.95 Acres.

GRAND TOTAL: 86 Kanal 14 Marla OR 10.8357 Acres.


Director
Town & Country Planning,
Haryana, Chandigarh
Satishwari

ORDER

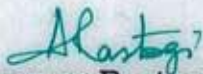
Whereas vide this office memo no. 5DP-2008/967 dated 31.3.2008 licence no 74 of 2008 dated 26.3.2008 has been granted in the name of Rama Realcon Pvt. Ltd., Madhuban Software Pvt. Ltd., Neelanchal Realtors Pvt. Ltd., Sita Ram S/o Bhupan, Hitashi Estate Ltd., Mahesh Wood Products Pvt. Ltd., Smt. Sunita D/o Sh. Ram Kishan, East View Apartment Pvt. Ltd., Everest Estate Ltd., Navjyoti Overseas Pvt. Ltd., Century Buildwell Pvt. Ltd., Remarkable Construction Ltd., Madhuban Software Pvt. Ltd., Foresight Housing Construction Pvt. Ltd., Shri Krishna Housing Complex Pvt. Ltd., C/o P.S. Realtors Pvt. Ltd., B-47 Cannaught Place, New Delhi for development of a group housing colony on the land measuring 10.836 acres falling in the revenue estate of village Nangal Kalan, District Sonapat.


And whereas upon the request of land owners, associate companies and the developer company i.e. P.S. Realtors Pvt. Ltd. an in principle decision for transfer of part licence in favour of Smt. Sunita D/o Ram Kishan and Kamal Ideal Infratech Pvt. Ltd. was allowed vide this office memo no. 44862 dated 4.7.2013 subject to compliance of certain terms and conditions:

And, whereas, upon the compliance of said terms & conditions, the change in ownership in licence no. 74 of 2008 dated 26.3.2008 is hereby allowed. The terms & conditions as stipulated in the above said license will remain the same and will be complied with by Smt. Sunita D/o Ram Kishan and Kamal Ideal Infratech Pvt. Ltd. and will also abide by the terms & conditions of the agreement LC-IV and Bilateral Agreement executed with the Director General, Town and Country Planning, Haryana, Chandigarh.

The approval of all the plans earlier accorded and issued to P.S. Realtors Pvt. Ltd. and others shall now be deemed to be approved and issued in favour of Smt. Sunita D/o Ram Kishan and Kamal Ideal Infratech Pvt. Ltd. alongwith revised land scheduled of licence no. 74 of 2008 is attached herewith.

These orders shall be read together with the license no. 74 of 2008 dated 31.3.2008 issued by this office.


(Anurag Rastogi, IAS)

Director General, Town & Country Planning,
Haryana, Chandigarh. 

Endst. No. LC-903-JE(BR)-2013/54164-178 Dated: 14/10/13

A copy is forwarded to the following for information and further necessary action:-

1. Rama Realcon Pvt. Ltd., Madhuban Software Pvt. Ltd., Neelanchal Realtors Pvt. Ltd., Sita Ram S/o Bhupan, Hitashi Estate Ltd., Mahesh Wood Products Pvt. Ltd., Smt. Sunita D/o Sh. Ram Kishan, East View Apartment Pvt. Ltd., Everest Estate Ltd., Navjyoti Overseas Pvt. Ltd., Century Buildwell Pvt. Ltd., Remarkable Construction Ltd., Madhuban Software Pvt. Ltd., Foresight Housing Construction Pvt. Ltd., Shri Krishna Housing

Complex Pvt. Ltd., C/o P.S. Realtors Pvt. Ltd., B-47 Cannaught Place, New Delhi.

2. Smt. Sunita D/o Ram Kishan and Kamal Ideal Infratech Pvt. Ltd. 116, NDM-1, Netaji Subhash Place, Pitampura, New Delhi-110034.
3. Chief Administrator, HUDA, Panchkula.
4. Chief Administrator, Housing Board, Panchkula along with copy of agreement.
5. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula.
6. Joint Director, Environment Haryana-Cum-Secretary, SEAC, SCO No. 1-3, Sector -17D Chandigarh.
7. Additional, Director Urban Estates, Haryana, Panchkula.
8. Administrator, HUDA, Rohtak.
9. Chief Engineer, HUDA, Panchkula.
10. Superintending Engineer, HUDA, Rohtak.
11. Senior Town Planner (Enforcement), Haryana, Chandigarh.
12. Senior Town Planner, Rohtak.
13. Chief Accounts Officer, O/o Director General, Town and Country Planning Haryana, Chandigarh along with a copy of agreement.
14. Land Acquisition Officer, Rohtak.
15. District Town Planner, Sonapat.

(S.K. Sehrawat)
District Town Planner (HQ),
For Director General, Town and Country Planning,
Haryana, Chandigarh.

Transfer of licence no. 74 of 2008 dated 26.03.2008

1. Land Owned by Smt. Sunita D/o Ram Kishan, District-Sonipat.

Village	Rect. No.	Killa No.	Area
Nangal Kalan	8	24/1	K—M 2—19 or 0.368 acre

2. Land Owned by Kamal Ideol Infratech Pvt. Ltd., District-Sonipat.

Village	Rect. No.	Killa No.	Area
Nangal Kalan	7	18	K—M 7—12
		19	8—0
		22	7—13
		23	7—12
		27	0—8
		21/1/2	0—16
		21/2	2—12
		21/3	4—8
	8	24/2	4—3
		25/2	6—8
	17	4	7—11
		5/1	6—4
	18	1	7—12
		2	7—10
		3	5—6
		Total	83-15 or 10.468 acre

Grand Total=86—14 or 10.836 acres


Director General
Town & Country Planning
Haryana, Chandigarh

Sohendra Prakash