B. AND WHEREAS I as the owner / assignee of rights of immovable property is required to execute various documents such as Supplementary Agreement, Power of Attorneys and any other documents, instruments, writings including all document related to purchase, transfer of the Land / Building/ Shops/ flats/units, etc.

C. AND WHEREAS I also execute various other documents such as Agreement to Sale, leave and license, lease deed/s, deed of rectification, deed of modification, Development Agreement, deed of cancellation, deed/s of adherence, deed of assignment declaration/s, agreement/s, Deed of Conveyance, Deed of Reconveyance, Trust Deed, Amendment to Trust Deed, Supplementary to Trust Deed, TDR Agreement, Share Purchase Agreement and any other documents, instruments and writings as the Director/Authorized Signatory/ Lawful Attorney concerning transaction/s relating to the sale, grant of leave and license or lease of any of the Flat/s, unit/s, office/s, premise/s, garage/s, store/s, hoarding site/s and car parking space/s, including all deeds and document related to purchase, transfer of the Land and Building, etc.

D. AND WHEREAS on account of pre-occupation with work, I am unable to appear before the Sub-Registrar for admitting executed deeds and documents for registration.

E. AND WHEREAS I, therefore, propose to appoint **(1) Mrs. Rashmi Jatin Shah (2) Mr. Shashank Zilu Parab** and **(3) Mr. Darshan Nitinbhai Doshi** from my office, to be my true and lawful attorneys with full authority and power to jointly and / or severally appear before the Office of Sub-Registrar at relevant places across India to admit the execution of all the documents duly signed by me for registration.

NOW KNOW YOU ALL AND THESE PRESENTS WITNESSES that **I Mr. Rasesh Babubhai Kanakia** hereby appoint and constitute the said **(1) Mrs. Rashmi Jatin Shah (2) Mr. Shashank Zilu Parab** and **(3) Mr. Darshan Nitinbhai Doshi** (herein after referred to as said "**Attorney**") to be my true and lawful attorneys with full authority and power to do jointly and / or severally the following acts, deeds and things mentioned below, for me and on my behalf and in my name viz.

1. To present and lodge for registration in the Office of the Sub-Registrar of Assurance across various places in India or any registering authority appointed under the Indian Registration Act for the time being in force having jurisdiction in relation to the registration of any deed/s, document/s, undertaking/s, Supplementary Agreement, Deed of Conveyance, Deed of Reconveyance, Trust Deed, Amendment to Trust Deed, Supplementary to Trust Deed, Power of Attorneys, Hypothecation deed, Mortgage Deed, Development Agreement, TDR Agreement, Share Purchase Agreement, agreement/s for sale, agreement/s of leave and license, deed of assignment, agreement/s to lease, lease deed/s, deed of rectification, deed of modification, deed of cancellation, deed/s of adherence, declaration/s, agreement/s and any type/other documents, instruments, writings including all document related to purchase, transfer, the Land / Building/

बदर - १५

३६२७ | ५ | २५

Shops/ flats/units (hereinafter referred to as "**the said documents**") and to admit the execution of all the documents duly signed by me for registration and to do all acts, deeds, matters and things necessary for effectively registering and receiving back any of the said documents.

2. **AND** to do perform and execute all acts, deeds, matters, documents and things relating to the registration of the Deeds and for that purpose aforesaid amply and effectually to all intents and purposes as we could do in our proper person if these presents had not been made.

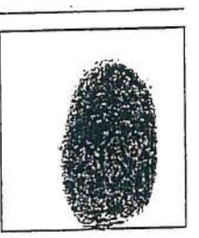
3. **THIS POWER OF ATTORNEY** is restricted to only admit the execution before the Sub-Registrar of Assurances within Mumbai Only. These are not for the execution of such documents and deeds.

I, Mr. Rasesh Babubhai Kanakia, hereby agree to ratify and confirm all acts and things lawfully done by the said Attorneys in exercise of the powers herein contained.

IN WITNESS WHEREOF, I, **Mr. Rasesh Babubhai Kanakia**, have hereunto set and subscribed my hands to this document, at Mumbai this 26th day of March, 2021.

SIGNED AND **DELIVERED** by the)
Within named)
Mr. Rasesh Babubhai Kanakia)





in the presence of)
1. (AMIT PANDEY)
2. (Charles Rumo)

We Accept:
1. Mrs. Rashmi Jatin Shah)

Rashmi





नगन - ४
EE७८ / २०२१
५०/६४

2. Mr. Shashank Zilu Parab)

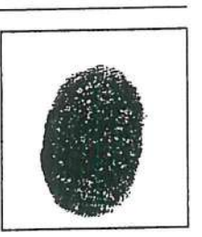




बदर - १५
३६८७ | ८ | ५५
२०२१

3. Mr. Darshan Nitinbhai Doshi)





in the presence of ...)
1. (AMIT PANDEY)
2. (Charles Rumao)

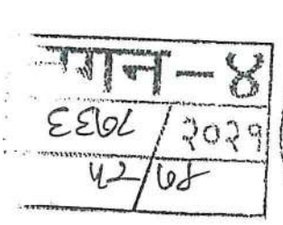
नमुना - ४
६६८८ / २०२१
५१/६८

बदर - १५


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
RASESH BABUBHAI KANAKIA
BABUBHAI MADHAVJI KANAKIA
14/09/1961
Permanent Account Number
AABPK3454F
Signature


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
CDOPS5489L
नाम / Name
RASHMI JATIN SHAH
पिता का नाम / Father's Name
RAKESH SATYANARAYAN SINGHAL
जन्म की तारीख / Date of Birth
28/05/1987


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
DOSHI DARSHAN NITINBHAI
NITINBHAI LALITCHANDRA DOSHI


नग-४
६६८/२०२१
५२/७४


JOINT SUB-REGISTRAR, CLASS-2, NAGPUR CITY NO.4

बदर - ४५

२०२१



नमुना - ४

६६७/२०२१

४३/७८





भारत सरकार

बदर - १५

३६७	९०	५५
२०२१		

रसेश बाबुभाई कनकिया

Rasesh Babubhai Kanakia

जन्म तारीख/DOB: 14/09/1961

पुरुष / MALE

7784 7081 6342

आधार - माझे आधार, माझी ओळख

भारतीय विशिष्ट पहचान प्राधिकरण

UNIQUE IDENTIFICATION AUTHORITY OF INDIA

आधार

पत्ता:

बाबूभाई कनकिया, रायल मेनर सीटीएस. नं. 753, एन.एस. रोड न.9 जेवीपीडी स्कीम, लक्ष्मीकांत चौक, जुहू, मुंबई, मुंबई, महाराष्ट्र - 400056

7784 7081 6342

Address:

S/O: Babubhai Kanakia, Royal Manor CTS. No. 753, N.S. Road No.9 JVPD Scheme, Laxmikant Chowk, Juhu, Mumbai, Mumbai, Maharashtra - 400056

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947, Bangaluru-560 001



पान-४
६६७/२०२१
५४/६४

भारत सरकार

आधार

भारतीय विशिष्ट ओळख प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India

नोंदणीयाचा क्रमांक / Enrollment No 1104/20301/35252

बदर - १५

३६०८ | ११ | १५

२०२१

To,
राकेशकुमार नंदू सिंह
Rakeshkumar Nandu Singh
S/O Nandu Singh
Kisan Nagar No.1, Near Panch Parmeshwar Mandir Room
No.36, 4th Floor, Patil Niwas Building
Thane
Wagle I.E. Thane
Maharashtra 400604
9821788367

31/03/2012

Ref. 19 / 02E / 36279 / 37905 / P

UE398496430IN

आपला आधार क्र. Your Aadhaar No. :

9155 3651 1760

आधार – सामान्य माणसाचा अधिकार

भारत सरकार
GOVERNMENT OF INDIA

राकेशकुमार नंदू सिंह
Rakeshkumar Nandu Singh
जन्म वर्ष / Year of Birth : 1981
पुरुष / Male



9155 3651 1760

आधार – सामान्य माणसाचा अधिकार

नगर - ४
६६८/२०२१
५५/७८

भारत सरकार
GOVERNMENT OF INDIA



सचिन तम्मा कुसाळकर
Sachin Tamma Kusalkar
जन्म तारीख / DOB: 19/11/1989
पुरुष / MALE
Mobile No.: 9769497987

8651 2066 9454

माझे आधार, माझी ओळख

बदर - १५

३६२८	२२	१५

२०२१



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पत्ता:
अपना बाजार, ए/703, दत्तगुरु सोसाइटी, वडारवाडा,
जे.एन.रोड, मुंबई, मुंबई,
महाराष्ट्र - 400080

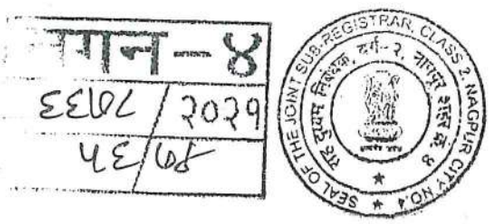
Address:
Apana Bazar, A/703, Dattaguru society,
Vadarvada, J.N.Road, Mumbai, Mumbai,
Maharashtra - 400080

8651 2066 9454

Generation Date: 30/04/2013

P.O. Box No: 1947
Bengaluru-560 001

Scanned by CamScanner



Pre-Registration summary(नोंदणी पूर्व गोषवारा)

401/3627
रविवार,28 मार्च 2021 3:11 म.नं.

दस्त गोषवारा भाग-1

वदर15
दस्त क्रमांक: 3627/2021

दस्त क्रमांक: वदर15 /3627/2021

बाजार मुल्य: रु. 00/- मोबदला: रु. 00/-

भरलेले मुद्रांक शुल्क: रु.500/-

दु. नि. सह. दु. नि. वदर15 यांचे कार्यालयात

अ. क्रं. 3627 वर दि.28-03-2021

रोजी 3:09 म.नं. वा. हजर केला.

पावती:3963 पावती दिनांक: 28/03/2021

सादरकरणाराचे नाव: रसेश बी. कनाकिया

नोंदणी फी	रु. 100.00
दस्त हाताळणी फी	रु. 300.00
पृष्टांची संख्या: 15	
एकुण:	400.00

दस्त हजर करणाऱ्याची सही:

सह.दु.नि.अंधेरी-4

सह.दु.नि.अंधेरी-4

दस्ताचा प्रकार: स्पेशल पॉवर ऑफ अॅटर्नी

मुद्रांक शुल्क: (48-ह) (अ) ते (ग) खेरीज@ इतर कोणत्याही प्रकरणात

शिक्षा क्रं. 1 28 / 03 / 2021 03 : 09 : 13 PM ची वेळ: (सादरीकरण)

शिक्षा क्रं. 2 28 / 03 / 2021 03 : 10 : 47 PM ची वेळ: (फी)

बदर - १५
३६२७ | २३ | ५५
२७२२

प्रतिज्ञापत्र

* सदर दस्तऐवज हा नोंदणी [illegible] या तरतुदीनुसार नोंदणीस दाखल [illegible] साक्षीदार व सोबत जोडले [illegible] असलेली सत्यता, वैधता फायदेशीर [illegible] जबाबदार राहतील.

लिहून देणारे :

लिहून घेणारे :

MUMBAI SUB-REGISTRAR ANDHERI-4, MUMBAI SUBURBAN DISTRICT

नगन - ४
६६७८ / २०२१
५७ / ७८

दस्त गोषवारा भाग-2

बदर15
दस्त क्रमांक:3627/2021

28/03/2021 3 44:24 PM

दस्त क्रमांक :बदर15/3627/2021
दस्ताचा प्रकार :-स्पेशल पॉवर ऑफ अॅटर्नी

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा ठसा
1	नाव:रश्मि जतीन शाह पत्ता:प्लॉट नं: ऑफिस नं.215, माळा नं: 10 वा मजला, इमारतीचे नाव: एट्रियम, ब्लॉक नं: कोर्टयार्ड मारीयोट होटेल च्या पुढे ,डिवाइन चाइल्ड हाई स्कुल च्या समोर, रोड नं: अंधेरी कुर्ला रोड अंधेरी पूर्व मुंबई, महाराष्ट्र, MUMBAI. पॅन नंबर:CDOPS5489L	पॉवर ऑफ़ अटॉर्नी होल्डर वय :-33 स्वाक्षरी:-		
2	नाव:शशांक जिलू परब पत्ता:प्लॉट नं: ऑफिस नं.215, माळा नं: 10 वा मजला, इमारतीचे नाव: एट्रियम, ब्लॉक नं: कोर्टयार्ड मारीयोट होटेल च्या पुढे ,डिवाइन चाइल्ड हाई स्कुल च्या समोर, रोड नं: अंधेरी कुर्ला रोड अंधेरी पूर्व मुंबई, महाराष्ट्र, MUMBAI. पॅन नंबर:ANEPP4107E	पॉवर ऑफ़ अटॉर्नी होल्डर वय :-41 स्वाक्षरी:-		
3	नाव:दर्शन निनिनभाई दोशी पत्ता:प्लॉट नं: ऑफिस नं.215, माळा नं: 10 वा मजला, इमारतीचे नाव: एट्रियम, ब्लॉक नं: कोर्टयार्ड मारीयोट होटेल च्या पुढे ,डिवाइन चाइल्ड हाई स्कुल च्या समोर, रोड नं: अंधेरी कुर्ला रोड अंधेरी पूर्व मुंबई, महाराष्ट्र, MUMBAI. पॅन नंबर:AOHPD5514R	पॉवर ऑफ़ अटॉर्नी होल्डर वय :-34 स्वाक्षरी:-		
4	नाव:रसेश वी. बलाकिया पत्ता:फ्लाट नं.34, -, निवती रेसिडन्सी, जेवीपीडी स्कीम जुहू विले पार्ले पश्चिम मुंबई, एन.एम.रोड नं.9, जुहू, MAHARASHTRA, MUMBAI, Non-Government. पॅन नंबर:AABPK3454F	बुलमुखत्यार देणार वय :-59 स्वाक्षरी:-		

वरील दस्तऐवज करुन देणार तथाकथीत स्पेशल पॉवर ऑफ अॅटर्नी चा दस्त ऐवज करुन दिल्याचे कबुल करतात.
शिक्का क्र.3 ची वेळ:28 / 03 / 2021 03 : 43 : 29 PM

बदर - १५
३६५ | २४ | २५
छायाचित्र २०२१ अंगठ्याचा ठसा

ओळख:-
खालील इसम असे निवेदीत करतात की ते दस्तऐवज करुन देणा-यानां व्यक्तीशः ओळखतात, व त्यांची ओळख पटवितात.

अनु क्र.	पक्षकाराचे नाव व पत्ता			
1	नाव:सचिन तम्मा कुमाळकर वय:29 पत्ता:अपनाबझार ए/703 दत्त गुरू सोसायटी,बादारबाडा जे.एन.रोड मुलुंड पश्चिम मुंबई पिन कोड:400080	स्वाक्षरी		
2	नाव:राकेशकुमार एन सिंह वय:39 पत्ता:रूम नं.36 पाटील निवास बिलडींग किसन नगर नं.1 वागले स्टेट ठाणे वेस्ट पिन कोड:400604	स्वाक्षरी		

शिक्का क्र.4 ची वेळ:28 / 03 / 2021 03 : 43 : 51 PM

शिक्का क्र.5 ची वेळ:28 / 03 / 2021 03 : 44 : 03 PM नोंदणी पुस्तक 4 मध्ये

सह.दु.नि.अंधेरी-4

प्रमाणित करणेत येते की, या दस्तामध्ये एकूण ५५ पाने आहेत.
बदर-१५/ ३६५७ ३६५७ सन २०२१
पुस्तक क्र. १, क्रमांक ३६५७ वर
नोंदला : 29/03/2019
दिनांक:

सह. दुय्यम निबंधक, अंधेरी क्र. ४०
मुंबई उपनगर जिल्हा.

THE JOINT SUB-REGISTRAR ANDHERI-4, MUMBAI SUBURBAN DISTRICT
सह. दुय्यम निबंधक, अंधेरी क्र. ४
मुंबई उपनगर जिल्हा

नगन - ४
६६७८ / २०२१
५८ / ७४

THE JOINT SUB-REGISTRAR, CLASS-2 NAGPUR CITY NO.4
सह दुय्यम निबंधक, वर्ग-२, नागपूर शहर क्र. ४
SEAL OF THE

Payment Details.

sr.	Purchaser	Type	Verification no/Vendor	GRN/Licence	Amount	Used At	Deface Number	Deface Date
1	MR RASESH BABUBHAI KANAKIA	eChallan	10000502021032605187	MH014130236202021P	500.00	SD	0006619404202021	28/03/2021
2		POS		462045210328	300	RF	D462045210328	28/03/2021
3	MR RASESH BABUBHAI KANAKIA	eChallan		MH014130236202021P	100	RF	0006619404202021	28/03/2021

[SD:Stamp Duty] [RF:Registration Fee] [DHC: Document Handling Charges]

3627 /2021

Know Your Rights as Registrants

1. Verify Scanned Document for correctness through thumbnail (4 pages on a side) printout after scanning.
2. Get print immediately after registration.

For feedback, please write to us at feedback.isarita@gmail.com

बदर - १५

३६८७ | १५ | १५

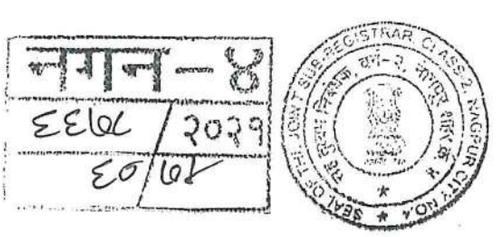
JOINT SUB-REGISTRAR ANDHERI-4, MAUMBAI SUBURBAN DISTRICT
सह. दुय्यम निबंधक, अंधेरी क्र. ४
MUMBAI SUBURBAN DIST., MUMBAI

नगन - ४

६६८८ / २०२१

५८/८४

SEAL OF THE JOINT SUB-REGISTRAR CLASS-I REGISTRATION DISTRICT MUMBAI


नमान - ४
EE७८ / २०२१
EO / ७८

KANAKIA
PERFECTION ALL THE WAY

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED IN THE MEETING OF THE BOARD OF DIRECTORS OF JAGDAMBA INFRASTRUCTURE PRIVATE LIMITED HELD AT THE REGISTERED OFFICE OF THE COMPANY AT KANAKIA FUTURE CITY, RESIDENTIAL BUILDING NO. 2, CTS NO. 101, VILLAGE TIRANDAZ, POWAI, MUMBAI – 400076, ON 15TH JULY, 2021.

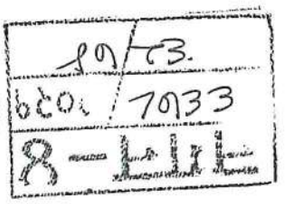
"**RESOLVED THAT** Mr. Rasesh Kanakia, the Director of the Company be and is hereby severally authorized and empowered to negotiate, finalise, enter into and execute sale deed, powers of attorney, such other documents / agreements / letters / writings as may be required in this regard ("**the said Documents**") for sale of Plot No. 38 containing by admeasurement 3125.90 Sq. Mtrs. being a portion of the entire land bearing Kh. Nos. 310/1, 310/2, 310/3, 310/4, 310/5/1 and 310/5/2 of Mouza – CHICHBHUVAN, P. S. K. 43, including all easementary rights appurtenant and belonging thereto, bearing Corporation House No. 1836/38, City Survey No. 486 and Sheet No. 783 of Mouza - CHINCHBHUWAN, situated at Chinchbhuvan, Nagpur, within the limits of the Nagpur Municipal Corporation Ward No. 75 in Tahsil and District – NAGPUR.

RESOLVED FURTHER THAT Mr. Rasesh Kanakia, Director of the Company be and is hereby severally authorized to sign and execute the said Documents and/or lodge the same with the offices of the concerned Sub-Registrar of Assurances for registration, for and on behalf of the Company and to admit execution thereof and complete all the formalities for registration of the documents as may be required and to do all such acts, deeds and things as may be required for the aforesaid.

RESOLVED FURTHER THAT Mr. Rasesh Kanakia, being the Director of the Company, shall appear before the offices of the concerned Sub-Registrar of Assurances at Nagpur, personally or through its registered Power of Attorney for registration of the said Documents on behalf of the Company and shall do all such acts, deeds, matters and things as may be required"

JAGDAMBA INFRASTRUCTURE PVT. LTD. Kanakia Future City, Residential Building No. 2, CTS No. 101, Village Tirandaz, Powai, Mumbai – 400076. Tel: 91-22-35023666 / 35023777 | Email: investor@kanakia.com | Corporate Identity Number (CIN): U45200MH2004PTC147362 | www.kanakia.com


SEAL OF THE JOINT STOCK


10-03.
7033

KANAKIA

PERFECTION ALL THE WAY

RESOLVED FURTHER THAT any of the Directors of the Company be and are hereby severally authorized to issue certified true copies of the foregoing to the concerned Government and other offices whenever needed."

CERTIFIED TRUE COPY

For JAGDAMBA INFRASTRUCTURE PRIVATE LIMITED

HIMANSHU KANAKIA

DIRECTOR

DIN: 00015908

