8. To manage all present and future properties (immovable), all affairs and to exercise all rights privileges and perform all our duties in that regards.

9. To operate, open, close etc. any bank account/accounts and to do all banking activity including to pay or deposit with any Bank or Banks all moneys which shall come to the hands of our said attorneys and withdraw any moneys being at our credit from time to time and for that purpose for us and in our name to draw sign and endorse any cheque or cheques or withdrawal forms or receipts on any Bank or Bankers and to remit / transfer money abroad or receive money from abroad and to do all such acts, deeds or formalities in these regards.

10. To invest any of our moneys in immovable as well as movable properties i.e. securities, stocks, shares, debentures or other securities and including making applicants in new issue of shares, securities etc. and to generally invest in any form of securities, government bond etc.

करार - ५

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To ask demand sue for recovery and all money due to us including of rent, compensation, etc., and receive of and from all persons companies and bodies politic or corporate in India or elsewhere liable to pay transfer and deliver the same respectively all sums of monthly compensation, license fee, money stocks shares funds interest dividends debts dues goods effects and things now or hereafter to be owing or payable belonging to us by virtue of any deeds and documents including Re-Development Agreements, Leave and License agreement, etc., security or upon any balance of account or otherwise howsoever and to pass receipt or receipts and sign dividend warrants or interest warrants and other discharges on payment of such claims and demands or any part thereof.

12. To pay and discharge all or any debts sum or sums now due or hereafter to become due or owing by us to any person or persons whomsoever.

13. To commence and prosecute any action suits or other civil or criminal proceedings at law against any persons or person in respect of any of the matter or thing relating to our affairs and to appear to defend and give evidence in any actions suits or other

civil or criminal proceedings commenced or to be commenced against us or whereunto We shall be a party and to compromise refer to arbitration submit to judgment discontinue or become non-suited in any such actions suit or proceedings as aforesaid.

14. To appear in Court or Courts and to petition for a receiving order or orders in bankruptcy against any debtor or debts and to prove any debt or debts due to us and to vote in the choice of assignor trustees and committees and to oppose or consent to the provisional or final discharge of any such bankrupt debtor or debtors to receive any dividend or dividends and to assist at meetings of creditors for approval of composition schemes or on other questions arising in their insolvencies and also to act in any other matters, connected with the bankruptcy estate or affairs or such debtor or debtors and to take or receive any dividend money from the official assignee or any such officer or Receiver.

15. To engage, employ and dismiss any agents, clerks, servants or any other persons in or about the performance of the duties and powers and authorities of this Deed as the said Attorney may think fit and to employ other or others in her place.

करल - ५

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16. To carry into effect and perform all agreements and covenants and obligations entered into by me.

17. To appear on our behalf and represent our interest before any competent authorities / departments in India including Income Tax Officer, Appellate Commissioner of Income Tax, Commissioner of Income Tax, Collector of Land Revenue and Assessor of Municipal Rates and Taxes, Commissioner of Police and Municipal Officer, Passport Officer and all other Officers or Authorities or Bodies, Municipal or Revenue or judicial and before any Public office or Authority whomsoever and sign and file any applications statements claims, income tax returns etc.

18. To declare and affirm all Plaints, Written Statements, Applications, Petitions, Affidavits any other necessary documents, including Consent Terms, in our name and on our behalf and to appear, give evidence before any Judge, Magistrate or other Officer empowered by law to hear any suit or civil or criminal proceedings or any other enquiry relating to any of the matters relating to us or in which We may be interest.

करल - ५
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a. To adjust, settle, compromise or submit to arbitration any accounts claims and demands whatsoever which now are hereafter may be pending between us and any person or persons whomsoever or in such manner and in all respect as our said attorney shall think fit.

b. To examine, adjust and settle all accounts and reckonings between us and any person or persons whomsoever and to pay or receive (as the case may be) the balance if any which shall appear to be due on the settlement of such accounts and reckonings and to compound for any debts due to or owing by me.

c. To compound and accept part in lieu of and in satisfaction for the whole or to compromise debt or debts or sum of money now or hereafter owing or payable to us or any other claim or demand which We have or may have against any person or persons and upon payment of money to give sign or pass receipt, release and discharge for the same.

d. And we hereby agree to rectify and confirm all and what so ever the said Attorney shall lawfully do or purport to be done by virtue of these presents.

e. To substitute and appoint from time to time one or more attorney or attorneys under our said attorney with the same or limited powers and such substitute or substitutes at pleasure to remove and another or others to appoint.

f. To sign execute register or otherwise perfect or cause to be signed executed registered and perfected any deeds and documents including Re-development Agreements, Leave and License Agreement, etc., and other assurances.

g. GENERALLY TO perform every acts, deeds, matters or things for the due execution, registration and indexing of all deeds and documents including Re-Development Agreements, Leave and License Agreement, etc., as well as to look after effectively and manage our affair.

h. And for more effectually removing any doubt which may arise as to the true meaning of these presents or as to the

करल - ५

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construction or application of the powers hereby granted shall not in any case be deemed to revoke any power or authorities heretofore given by us to the said attorneys or be deemed to be limited to such transactions and matters as are herein expressly mentioned but the same are intended to extend and shall in cases extend but to only such matters or transactions herein referred to or connected with which the attorneys be deemed to be requisite or expedient to be done or performed.

INDIA

THE SUB REGISTRAR KURLA-5 MUMBAI SUBURBAN DIST. (BANDRA)

i. AND we hereby for our self, our heirs, executors and administrators agree to ratify and confirm all and whatsoever the said attorney or any substitute or substitutes action under her shall or purport to do or cause to be done by virtue of these presents.

SIGNED AND DELIVERED BY)

the within named Mrs. Shilpa)

Desai)

PAN NO. AKMPD8514E)

In the presence of)

Malini Desai)



Mrs. Shilpa Desai

Naini Desai

SIGNED AND DELIVERED BY)

the within named Mrs. Swati)

Desai)

PAN NO. AQQPD7722C)

In the presence of)

_____)



Mrs. Swati Desai

Before me,

No responsibility is accepted by this Consulate General for the contents of this document

भारत का प्रधान कौंसलावास, शिकागो (यू.एस.ए)
CONSULATE GENERAL OF INDIA, CHICAGO (U.S.A.)
सं. दिनांक
No. CHIC/ 3668 / Date

भारत के प्रधान कौंसलावास शिकागो में देखा गया।
Seen in the Consulate General of India, Chicago

SEP 17 2022

Manendra Kumar
Assistant Consular Officer
Consulate General of India
Chicago, Illinois, U.S.A

करल - ५

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I, Mr. Niranjan Sura, do hereby accept this Power of Attorney.



Photograph

Mr. Niranjan Sura

BEFORE ME

IQBAL U. R. QURESHI
NOTARY
Government Of India
Greater Mumbai Maharashtra

13 OCT 2022

NOTED & REGISTERED
Sr. No. 237 Page No. 20
Date 13 OCT 2022 Reg. No. V12

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