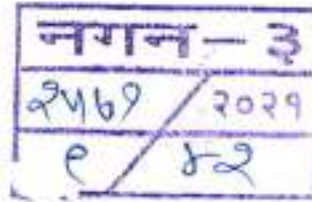


Manner of Payment

Sr. No.	Amount ₹	Cheque No.	Bank Name and Branch	Date	Drawn in favour of
I.	50,00,000/-	131791	Nirmal Urban Co-Operative Bank Ltd.	10/06/2021	Vendor
II.	50,00,000/-	131792	Nirmal Urban Co-Operative Bank Ltd.	20/06/2021	Vendor
III.	50,00,000/-	131793	Nirmal Urban Co-Operative Bank Ltd.	30/06/2021	Vendor
IV.	50,00,000/-	131794	Nirmal Urban Co-Operative Bank Ltd.	10/07/2021	Vendor
V.	50,00,000/-	131795	Nirmal Urban Co-Operative Bank Ltd.	20/07/2021	Vendor
VI.	50,00,000/-	131796	Nirmal Urban Co-Operative Bank Ltd.	30/07/2021	Vendor
VII.	50,00,000/-	131797	Nirmal Urban Co-Operative Bank Ltd.	10/08/2021	Vendor
VIII.	50,00,000/-	131798	Nirmal Urban Co-Operative Bank Ltd.	20/08/2021	Vendor

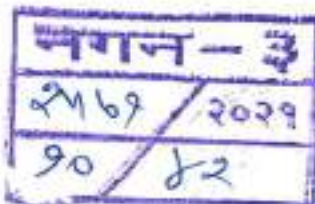
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(8)

IX.	50,00,000/-	131799	Nirmal Urban Co-Operative Bank Ltd.	30/08/2021	Vendor
X.	50,00,000/-	131800	Nirmal Urban Co-Operative Bank Ltd.	10/09/2021	Vendor
XI.	50,00,000/-	131801	Nirmal Urban Co-Operative Bank Ltd.	20/09/2021	Vendor
XII.	50,00,000/-	131802	Nirmal Urban Co-Operative Bank Ltd.	30/09/2021	Vendor
XIII.	50,00,000/-	131803	Nirmal Urban Co-Operative Bank Ltd.	10/10/2021	Vendor
XIV.	50,00,000/-	131804	Nirmal Urban Co-Operative Bank Ltd.	20/10/2021	Vendor
XV.	50,00,000/-	131805	Nirmal Urban Co-Operative Bank Ltd.	30/10/2021	Vendor
XVI.	50,00,000/-	131806	Nirmal Urban Co-Operative Bank Ltd.	10/11/2021	Vendor
XVII.	50,00,000/-	131807	Nirmal Urban Co-Operative Bank Ltd.	20/11/2021	Vendor
XVIII.	50,00,000/-	131808	Nirmal Urban Co-Operative Bank Ltd.	30/11/2021	Vendor

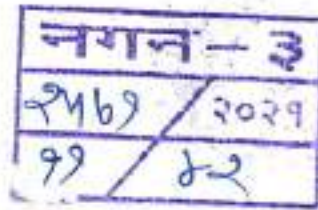
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(9)

XIX.	50,00,000/-	131809	Nirmal Urban Co-Operative Bank Ltd.	10/12/2021	Vendor
XX.	50,00,000/-	131810	Nirmal Urban Co-Operative Bank Ltd.	20/12/2021	Vendor
XXI.	50,00,000/-	131811	Nirmal Urban Co-Operative Bank Ltd.	30/12/2021	Vendor
XXII.	50,00,000/-	131812	Nirmal Urban Co-Operative Bank Ltd.	10/01/2022	Vendor
XXIII.	50,00,000/-	131813	Nirmal Urban Co-Operative Bank Ltd.	20/01/2022	Vendor
XXIV.	25,00,000/-	131814	Nirmal Urban Co-Operative Bank Ltd.	30/01/2022	Vendor
XXV.	50,00,000/-	131815	Nirmal Urban Co-Operative Bank Ltd.	10/02/2022	Vendor
XXVI.	50,00,000/-	131816	Nirmal Urban Co-Operative Bank Ltd.	20/02/2022	Vendor
XXVII.	25,00,000/-	131817	Nirmal Urban Co-Operative Bank Ltd.	28/02/2022	Vendor
XXVIII.	50,00,000/-	131818	Nirmal Urban Co-Operative Bank Ltd.	10/03/2022	Vendor
XXIX.	50,00,000/-	131819	Nirmal Urban Co-Operative Bank Ltd.	20/03/2022	Vendor
XXX.	25,00,000/-	131820	Nirmal Urban Co-Operative Bank Ltd.	30/03/2022	Vendor

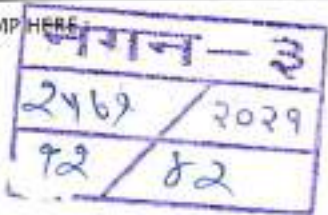
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(10)

XXXI.	50,00,000/-	131821	Nirmal Urban Co-Operative Bank Ltd.	10/04/2022	Vendor
XXXII.	50,00,000/-	131822	Nirmal Urban Co-Operative Bank Ltd.	20/04/2022	Vendor
XXXIII.	25,00,000/-	131823	Nirmal Urban Co-Operative Bank Ltd.	30/04/2022	Vendor
XXXIV.	50,00,000/-	131824	Nirmal Urban Co-Operative Bank Ltd.	10/05/2022	Vendor
XXXV.	36,50,000/-	131984	Nirmal Urban Co-Operative Bank Ltd.	20/05/2022	Vendor
XXXVI.	50,00,000/-	131826	Nirmal Urban Co-Operative Bank Ltd.	30/05/2022	Vendor
XXXVII.	50,00,000/-	131827	Nirmal Urban Co-Operative Bank Ltd.	10/06/2022	Vendor
XXXVIII.	50,00,000/-	131828	Nirmal Urban Co-Operative Bank Ltd.	20/06/2022	Vendor
XXXIX.	13,50,000/-	Towards TDS paid as per the relevant provisions of the Income-tax Act, 1960 vide Challan No. 07638 of ₹ 6,00,000/- & Challan No. 01026 of ₹ 7,50,000/- on 03/04/2021 drawn on Internet Banking through SBI.			
Total = ₹ 18,00,00,000/- (In Words Rupees Eighteen Crore Only)					

The Vendor is hereby acknowledged the receipt of the same.

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- 2) That, the Vendor does hereby covenant that the Vendor has good, valid and marketable title and absolute right and full authority to convey, assign and transfer the said property by way of sale to the Purchaser absolutely forever.
- 3) That, the property hereby sold shall be quietly entered into and upon and held and enjoyed the rents, profits received there from by the Purchaser without any interruption or disturbance by the Vendor or any other person claiming through under or in trust for it.
- 4) That, the interest hereby transferred to the Purchaser subsists and the Vendor has absolute right and full authority to transfer the same by way of sale to the Purchaser and absolutely forever.
- 5) That, the Vendor has paid all dues, taxes, charges, demands, arrears, electricity charges, water charges, outstanding bills, house tax, development charges, etc., if any, with respect to the said property and all other outgoings etc. levied on the property hereby sold and in the event, if it is discovered that there remain any arrears to be paid, the Vendor undertakes to pay the same to the Purchaser accruing payable only up to the date of these presents. However all future (from today) charges claimed by Corporation / Nazul or any other Govt. Authorities shall be solely borne by the Purchaser at its own cost and the Vendor shall not be responsible for the same in any or for any period.

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