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DIGITALLY VERIFIED RECORD

TP | 12477385 1/2022 9523/2022

भारतीय गैर न्यायिक

एक सौ रुपये Rs. 100

रु. 100 ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

CS 452875

1-7-2022 Hallmark Infrastructure Pvt Ltd,

M. KAIRUNISA
STAMP VENDOR
No: 18, Fanapet 2nd Street,
Nandanam, Chennai - 600 035.
L. No: 1347/B2/2021
Mobile : 9789906039

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT **M/S HALLMARK INFRASTRUCTURE PVT LTD** (PAN: AABCH5970J) a company incorporated under the Companies Act 1956,having its registered office at Suite- A,No..43,Old No.62/2 United Plaza, Usman Road, T.Nagar, Chennai-600 017 represented by its Managing Director **Mr. ANAND JAIN (ID: Aadhaar No. 5204 6626 4323)** aged about 54 years, Son of Mr. Chainraj, hereinafter referred to as the **"PRINCIPAL".**

DO HEREBY NOMINATE APPOINT AND CONSTITUTE

HALLMARK GOLDEN COUNTY LTD (PAN NO.AACCH0559G) a company incorporated under the Companies Act 1956,having its registered office at Suite- A,No..43,Old No.62/2 Usman Road, T.Nagar, Chennai-600 017 represented by its Chief Operating Officer **Mr.S.PADAM CHAND (AADHAR No.7806 9820 6119)** Son of Mr.R.S.Jain aged about 50 years and residing at No.20, Vengeeswarar Nagar, Vadapalani ,Chennai 600 026.

9523

Document No. ..... of ..... of Book
2022 Contains 16 Sheets 1 Sheet
Registering Officer

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.
Managing Director

To be our true and lawful General Power of Attorney for our self and in our name and on our behalf to do and execute all or any of the following acts, Deed and things in respect of the property, more fully described in the Schedule hereunder written.

WHERE AS the PRINCIPAL herein is the absolute owner of the piece and parcel of vacant land measuring an extent of (One) Acre 1.04 cents comprised in Survey Number.158/2E and vacant land measuring an extent of 0.20.0 Ares or Acre0.50 Cents comprised in Survey Number 158/2D2 totally measuring an extent of (One Acre and Fifty Four Cents) Acre1.54 Cents, Patta No.484 Situated at No.79, Gudalur village, Chengalpattu Taluk, Chengalpattu district the PRINCIPAL having purchased the same from (1) Mrs.MALLIGA Wife of Late Mr. Dhanapal (2) Mr.BALARAMAN Son of Late Mr. Dhanapal (3)Mr.MANOHARAN Son of Late Mr.Dhanapal (4) Mr.SHANKAR Son of Late Mr. Dhanapal (5) Mr.KARTHIBAN Son of Late Mr.Dhanapal (6) Mrs.SELVI Daughter of Dhanapal (7) Mr.ASHOK KUMAR Son of Late Mr.Dhanapal (8) Mrs. GEETHA Daughter of Late Mr. Dhanapal (9) Mrs.RANI Wife of Late Mr.Subramani (10) Mrs.SELVI Daughter of Late Mr.Subramani (11) Mrs.MANGAI Daughter of Late Mr. Subramani (12)Mrs.Ambika Daughter of Late Mr. Subramani (13)Mrs. LATHA Daughter of Late Mr. Subramani (14) Mrs. MALA Daughter of Late Mr.Subramani (15) VANITHA Daughter of Late Mr.Subramani (16) EZHILARASI Daughter of Late Mr.Subramani (17) Mr. SINGARAM Son of Late Mr Chinnakozhanthai (18) Mr. EGAMBARAM Son of Late Mr Chinnakozhanthai (19) Mr.MURUGESAN Son Late Mr Chinnakozhanthai (20) Mr.IRANIYAN Son Late Mr Chinnakozhanthai (21) Mrs YASODHA alais ESTHER Daughter of Late Mr.Chinnakozhanthai by a registered deed of sale dated 12.04.2007 and registered as document no. 5229 of 2007, in the office of the SRO , Chengalpattu and an another extent of land ad-measuring 0.20.0 Ares or Acre 0.50 Cents comprised in Survey Number 158/2D2 Situated at No.79, Gudalur village, Chengalpattu Taluk, Chengalpattu district the PRINCIPAL having purchased the same from 1.A.Durai and 2.A.Gopal both sons of Late Amavasai by a registered deed of sale dated 28.04.2007 and registered as document No. 5757 of 2007, in the office of the SRO , Chengalpattu Joint II. totally measuring an extent of 1(One) Acre and 0.54 Cents hereinafter referred to as the SCHEDULE MENTIONED PROPERTY

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

Document No. 9523 of I of Book
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Registering Officer

THE SEAL OF THE JOINT SUB REGISTRAR II CHENGALPATTU

And **WHEREAS** the PRINCIPAL is the sole and absolute owner and is in peaceful possession and absolute enjoyment of the property described in the Schedule hereunder written, by paying taxes and all other public charges pertaining to the schedule mentioned property.

Whereas the PRINCIPAL due to its pre occupations is not in a position to attend to its affairs relating to the above said property, more fully described in the Schedule hereunder written.

Whereas the PRINCIPAL DO HEREBY APPOINT the above said HALLMARK GOLDEN COUNTY LTD represented by its Chief Operating Officer Mr.S.PADAM CHAND as our true and Lawful General Power of Attorney agent to carry out the following acts, deeds and things for us in our name and on our behalf pertaining to the Schedule mentioned property viz.,

1. To Negotiate sale of Schedule mentioned property either in whole or in parts/plots/flats /villas and enter into Agreements of Sale, with such person or persons, for such sale price or consideration, as our Attorney may think it fit and proper.
2. To enter into contracts, Agreements or Memorandum of Understanding with intending purchasers of the schedule mentioned property and to receive advance or full sale price in the name of the **ATTORNEY** with regard to the sale of the property described in the schedule hereunder written either in whole or in parts from the intending purchaser or purchasers and to give proper and expedient receipts thereof.
3. On our behalf To sign, execute and Register any sale deed, Ratification Deed and Rectification deed if required and / or other deeds or transfer/assigns in favour of any person (s), in respect of any right, title or interest including any right or way or enjoyment of common amenities relating to the schedule mentioned property as agreed in or over the same, on such terms and conditions as our attorney shall think fit, and to receive any moneys / advances so received on such transfers, or assignment, and to cancel any such deed(s) and or resell or transfer any such rights, title or interest relating to the Schedule mentioned Property.
4. To sign and execute all Affidavits, Undertakings, Patta Transfer Application, Encumbrance Certificate Applications and any other connected Documents relating to the Schedule mentioned Property.

For HALLMARK GOLDEN COUNTY LIMITED

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Registering Officer

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

5. To execute and present in our name and on our behalf before any Registration of assurances or any other office, having jurisdiction to Register the said documents or for Registering any documents relating to the Schedule mentioned Property and admit execution in respect of any such document before the Registrar for the Purpose of Registration.
6. To deliver legal possession of the Schedule mentioned property sold to the Purchaser/(s) as the case may be either in whole or parts/plots/ villas/flats or by way of undivided shares as the case may be.
7. To sign, prepare and submit all papers like plans, affidavits, application, letters, indemnities, authorizations, Patta Transfer forms, application for transfer of all revenue records and corrections before the competent authorities of the respective Departments or bodies of the government like land acquisition Officers, Tahsildar Office, Director of Town and Country Planning, Forest Department, Public Works Department, Fire Service Department and Agricultural Department of the Government of Tamil Nadu, Town Panchayat, Village Panchayat and Municipal Authorities or any such delegated authorities, Tamilnadu Electricity Boards, Sewerage Board, Collector of Chennai/Chengalpattu, as the case may be for the purpose of obtaining the necessary sanctions, permits, licenses, etc, connected with the Schedule Property in respect of any or all of the following matters:

a) Amalgamation and Consolidation of the Schedule Property.

b) Application, submission and obtaining sanctions in respect of the Proposed construction of the building or buildings; from Director of Town and Country Planning, Forest Department, Public Works Department, Fire Service Department and Agricultural Department and The Office of the District Collectorate for wetland convertion.,

c) Application for additions, revisions and alterations to the buildings that may be constructed thereof and for demolition of the existing Building/superstructures and obtain sanction thereof.

d) Transfer of or obtain fresh services in respect of water supply, drainage, sewerage and electricity.

e) To make representations if required to TNHB Forest Department, Fire Service, PWD, Agriculture Departments and the District Collectrate in order to obtain any No Objection Certificate or related clearance with regard to the Schedule mentioned property.,

f) To file appeals, references, revisions and to appear and present before the Competent Authorities pertaining to the Schedule mentioned property.,

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

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Registering Officer

g) To regularize the unauthorized sub-divisions if any in the Schedule property and sign such other papers, plans, documents in order to obtain the sub-division regularization and reconstitution of the Schedule property in order to obtain the necessary building plan sanction in respect of the development contemplated on the Schedule mentioned property.,

h) To divide the Schedule mentioned property into house sites and for the purpose of forming a layout submit all the plans and relevant documents to the authorities Like Village Panchayat, Municipality, DTCP,etc;

i) For the purpose of proposed layout/housing site, to form public road, and surrender the same to the authorities concerned in respect of schedule mentioned property;

8. To pay deposit or withdraw or obtain refund or compensation of any deposit or money from Chennai Corporation or any office or acquisition, State or Central Government Authority and for the said purpose to sign any vouchers, receipts or challans on my behalf. Similarly to make payments relating to Development Charges, DTCP security deposit for, Electricity Board, Metro water, local body, village panchayat and sanitary connections and obtain refund of Security deposit as and when the same matures for repayment, and sign acknowledgements thereof.

9. To give on lease/rent/leave and licence in respect of the schedule mentioned property to any person/s as the Attorney may deem fit and also enter into necessary lease deeds/ rental agreements thereof and to sign on our behalf.

10. To raise loans with or without the security of the Schedule mentioned Property from any Bank, Financial Institution or Private Parties and to execute and register any Deed, Guarantee, Mortgage pertaining to it without making us personally liable/responsible for the repayment of the same.

11. To appoint any other person/s empowered by Authorisation letter for carrying out all or any of the objects of this Power and to delegate, nominate and constitute any other person/s and to execute and register such necessary Deed/s of Power of Attorney to carry-out the objects of these presents.

12. To engage Advocates, Auditors or Counsels and sign Vakalathnamas on our behalf and to act on our behalf in respect of any possible dispute concerning the Schedule property.

For HALLMARK GOLDEN COUNTY LIMITED

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Registering Officer

FOR HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

13. To represent, appear and act in all Courts, Civil, Revenue or Criminal whether Original or Appellate or before any Registering Officer or Municipal authority, Central or State Government District Board or any other authority in respect of the Schedule mentioned Property and to make representations regarding the same orally or in writing.

14. To file or defend suits, Petitions and all Court proceedings, to engage Advocates, sign Vakalat, plaints, written statements, courter, evidence deposit and withdraw amounts from and out of all statutory authorities including civil courts, quasi judicial authorities to compromise and settle any dispute and to deal with all or any of the matters connected with the dispute if any that arises with reference to the Schedule mentioned property.

15. To render true and faithful account of all monies collected and expenses incurred by furnishing periodical income and expenditure accounts as may be required from time to time.

16. To do all acts, deeds and things as may be necessary and reasonably required for completing the aforesaid matters as fully and effectively in all respects, as the PRINCIPAL would have done had the PRINCIPAL been personally present.

17. The PRINCIPAL confirm that the above mentioned acts, deeds and things done by our Attorney in regard to the Schedule mentioned property will be binding on the PRINCIPAL and the PRINCIPAL do hereby agree and undertake to ratify and confirm the said acts, deeds and things whatsoever that our lawful Attorney may do or cause to be done by virtue of these presents.

And generally to do all such other acts, deeds and things that may be necessary for effectively protecting our interests.

The PRINCIPAL hereby agree to confirm and ratify all such acts; deeds and things done by the said attorney, as if all were done by The PRINCIPAL in person.

The PRINCIPAL has not received any consideration to execute this deed. The Power agent has to maintain proper accounts for all amounts received/paid by it by virtue of these presents and handover such amounts and accounts to The PRINCIPAL .

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

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Registering Officer

SCHEDULE OF PROPERTY

All that piece and parcel of Vacant land measuring an extent of One Acre and four cents (1.04) Acre comprised in Survey Number.158/2E and vacant land measuring an extent of 0.20.0 Ares or Acre0.50 Cents comprised in Survey Number 158/2D2 totally measuring an extent of (One Acre and Fifty Four Cents) Acre1.54 Cents, Patta No.484 Situated at No.79, Gudalur village, Chengalpattu Taluk, Chengalpattu district, and

bounded on the:

North By : Land in S.No.152
South By : Land in S.No.151
East By : Land in S.No.158/2F1 and S.No.158/2F3
West By : Land in S.No.158/2D1

Within the Registration District of Chengalpattu and Sub - registration District of Chengalpattu Joint II

IN WITNESS WHEREOF THE PRINCIPAL AND POWER AGENT ABOVE NAMED HERETO HAVE AFFIXED THEIR SIGNATURE AND SEAL TO THIS DEED OF POWER OF ATTORNEY ON THIS THE 1st DAY OF JULY 2022, IN THE PRESENCE OF FOLLOWING WITNESSES:.

For HALLMARK GOLDEN COUNTY LIMITED

POWER AGENT

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

PRINCIPAL

Witnesses

1. S. RAJENDRAN
No 3 Ganga amman koil St
Cuddalore

2. A. Aarthi
AARTHI. A
NO. 2/8, 2ND CROSS STREET,
SYLVAN LODGE COLONY
KILPAUK
CHENNAI - 600 010



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2022 Contains.....16.....Sheets.....7.....Sheet

Registering Officer

Drafted by

M. NAZIR AHAMED, B.Sc.,B.L.
ADVOCATE
No:4/4, West Road,
West C I T Nagar, CHENNAI-600 035.
Mob: 9840141315 & 9381018087

Enrl. No: 603/82

HALLMARK
INFRASTRUCTURE
Constructing Confidence

EXTRACTS FROM THE MINUTES OF BOARD MEETING OF HALLMARK INFRASTRCUTURE PRIVATE LIMITED, HELD ON MONDAY, 4TH OF JULY, 2022, AT 11.00 A.M., AT THE REGISTERED OFFICE OF THE COMPANY, AT NO-43, UNITED PLAZA, USMAN ROAD, T. NAGAR, CHENNAI 600 017.

"RESOLVED THAT the Company represented by Mr.Anand Jain, Managing Director be and is hereby authorized to execute, on behalf of the company, a power of attorney in favour of Hallmark Golden County Limited represented by Padam Chand S, Chief Operating Officer (COO) granting full power and authorities on behalf of the company to execute and sign all agreements, deeds and documents and as mentioned in the power of attorney in relation to the below mentioned survey nos

Property as below:

158/2E

Survey Numbers and extent : 158/2D2 admeasuring 1.04 acres and 2E admeasuring 0.50 acres.

Location: Koodalur Village, Chengalpattu District.

Property in the name of : Hallmark Infrastructure Private Limited

RESOLVED FURTHER THAT Mr.Anand Jain, Managing Director, be and is hereby authorized to execute power of attorney in favour of Hallmark golden County Ltd represented by Mrs.Padam Chand S (the Attorney) , COO for and on behalf of the company".

RESOLVED FURTHER THAT the power so granted to the Attorney under the foregoing resolution may be revoked for cause or without cause , by a resolution of the Board or by a written order by Mr.Anand Jain, Managing Directir at any time in the future.

RESOLVED FURTHER THAT Mr.Anand Jain, Managng Director Mrs.Poonam A, Director of the company be and are hereby severally authorised to do all such acts, deeds and things as may be necessary to give effect to the foregoing resolutions"

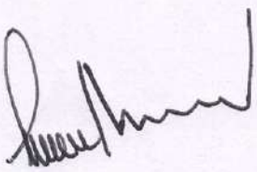
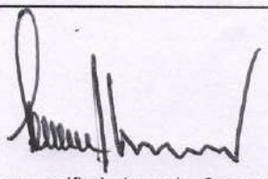
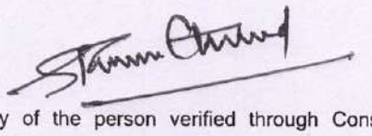
CERTIFIED TO BE A TRUE COPY

DIRECTOR

9523
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Registering Officer

R/Chengleput Joint II/Book-1/9523/2022

Presented in the office of the Sub Registrar of Chengleput Joint II and fee of ₹ 10,290/- paid at 05:49 PM on the 04/07/2022 by

Left Thumb  	 Additions as per recitals of document	
Execution admitted by Left Thumb  	 Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:2671911e6ec08f471b49a7914cf7759fc19fd7 **(Details from UIDAI : Anand Jain S/O: Chain Raj, 28-07-1967, xxxxxxxx4323)**	
Claim admitted by Left Thumb  	9551081999  Identity of the person verified through Consent based AADHAAR Authentication using Thumb Impression with UIDAI reference No. : UKC:1105620b55795eadcb4cd4b45876e94a8fa8df **(Details from UIDAI : S Padam Chand S/O R Shanthi Lal Jain, 03-03-1972, xxxxxxxx6119)**	

4th day of July 2022

BANUMATHI V
Sub Registrar
Chengleput Joint II

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Registering Officer

Registered as Number **R/Chengleput Joint II/Book-1/9523/2022**.

Date: 04/07/2022
Chengleput Joint II

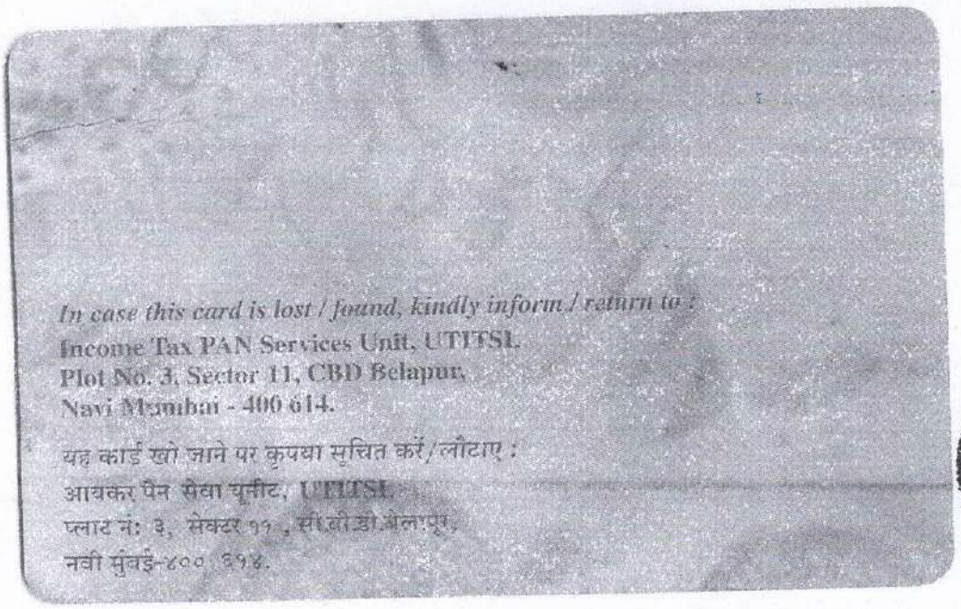
BANUMATHI V
Sub Registrar

Life Certificate of the Principal should be produced for any document presented for registration on the basis of this power of attorney

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Registering Officer


आयकर विभाग
INCOME TAX DEPARTMENT
भारत सरकार
GOVT. OF INDIA
HALLMARK INFRASTUCTURE
PVT.LTD.
29/08/2005
Permanent Account Number
AABCH5970J
Signature


In case this card is lost / found, kindly inform / return to :
Income Tax PAN Services Unit, UTITSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.
यह कार्ड खो जाने पर कृपया सूचित करें/लौटाए :
आयकर पैन सेवा यूनीट, UTITSL
प्लाट नं: ३, सेक्टर ११, सी.बी.डी.बेलापूर,
नवी मुंबई-४०० ६१४.

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

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Registering Officer

भारत सरकार

आधार

இந்திய அரசாங்கம்

Unique Identification Authority of India

Government of India

பதிவு அடையாளம் / Enrollment No.: 2017/49432/23547

To
ஆனந்த் ஜெயின்
Anand Jain
S/O: Chain Raj
2/8 2ND STREET SYLVAN LODGE COLONY
Kilpauk
Kilpauk
Chennai Chennai
Tamil Nadu 600010
9840379222

22/01/2016

327447133

MA274471339FT

உங்கள் ஆதார் எண் / Your Aadhaar No. :

5204 6626 4323

ஆதார் - சாதாரண மனிதனின் அதிகாரம்



இந்திய அரசாங்கம்

Government of India

ஆனந்த் ஜெயின்
Anand Jain
பிறந்த நாள் / DOB : 28/07/1987
ஆண்பால் / Male

5204 6626 4323

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

Government of India

AADHAAR

தகவல்

- ஆதார் அடையாளத்திற்கான சான்று குடியுரிமைக்கு அல்ல .
- அடையாள சான்றை இணையதளம் மூலம் உறுதிப்படுத்திக் கொள்ளவும் .

INFORMATION

- Aadhaar is proof of identity, not of citizenship .
- To establish identity, authenticate online .

- ஆதார் நாடு முழுவதிலும் செல்லுபடியாகும் .
- வருங்காலத்தில் அரசு மற்றும் அரசு சாரா சேவைகளை பயன்படுத்திக் கொள்ள ஆதார் உதவிகரமாக இருக்கும் .
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .

இந்திய தனித்துவ அடையாள ஆணைய அமைப்பு

Unique Identification Authority of India

ஆதார்
முகவரி:
தந்தை / தாய் பெயர்: ஜெயின் ராஜ், 2/8, 2 வது தெரு சில்வன் லாட்ஜ் காலனி, கிழ்பாக்கம், சென்னை, கிழ்பாக்கம், தமிழ் நாடு, 600010

Address:
S/O: Chain Raj, 2/8, 2ND STREET SYLVAN LODGE COLONY, Kilpauk, Chennai, Kilpauk, Tamil Nadu, 600010

5204 6626 4323

1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

For HALLMARK GOLDEN COUNTY LIMITED

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

9523

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Registering Officer

THE SEAL OF THE JOINT SUB REGISTRAR

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

HALLMARK GOLDEN COUNTY LIMITED

22/02/2008
Permanent Account Number

AACCH0559G

30062008

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटाएं :
आयकर पैन सेवा इकाई, एन एस डी एल
पहली मंजिल, टाईम्स टॉवर, कमला मिल्स कम्पाउंड,
एस. बी. मार्ग, लोअर परेल, मुम्बई - 400 013.

If this card is lost / someone's lost card is found, please inform / return to :
Income Tax PAN Services Unit, NSDL
1st Floor, Times Tower,
Kamala Mills Compound,
S. B. Marg, Lower Parel, Mumbai - 400 013.

Tel: 91-22-2499 4650, Fax: 91-22-2495 0664,
e-mail: tininfo@nsdl.co.in

For HALLMARK GOLDEN COUNTY LIMITED

Signature

For HALLMARK [illegible] PVT. LTD.

Managing Director

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Registering Officer

இந்திய அரசாங்கம்

Unique Identification Authority of India
Government of India

பதிவேட்டு எண் /Enrolment No.: 1218/22005/40882

To: S Padam Chand
(சா பதம் சந்த்)
S/O R Shanthi Lal Jain
old no 22/3 new no 20
vengeeswarar nagar 1st main road
opp canara bank
Vadapalani S.O
Chennai
Tamil Nadu - 600026

EY 09220227 5 IN Ref. No : 14032011-01464

உங்கள் ஆதார் எண்:/ Your Aadhaar No. :

7806 9820 6119

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

இந்திய அரசாங்கம்
GOVERNMENT OF INDIA



சா பதம் சந்த்
S Padam Chand

பிறந்தவருடம் / Year of Birth : 1972
ஆண்பால் / Male

7806 9820 6119

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

For HALLMARK GOLDEN COUNTY LIMITED

Government of India

வழிமுறைகள்

- ஆதார் அடையாளத்திற்கான சான்று, குடியுரிமைக்கு அல்ல
- அடையாள உறுதிப்படுத்துதல் சான்றை கணினி வழியாக நேரடியாகவே பெறலாம்
- எந்த ஒரு உதவிக்கும்:

1800-180-1947 என்ற தொலைபேசி எண்ணைத் தொடர்பு கொள்ளவும் அல்லது த. பெ. எண் 1947, பெங்களூரு-560 001 என்ற முகவரிக்கு கடிதம் எழுதவும் அல்லது help@uidai.gov.in என்ற முகவரிக்கு மின் அஞ்சல் செய்யவும்.

INSTRUCTIONS

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.
- In case any help is required :-

Call **1800 180 1947** or;

Write to **P.O. Box No. 1947, Bengaluru - 560 001** or;

Email at **help@uidai.gov.in**

இந்திய தனிப்பட்ட அடையாள ஆணையமைப்பு
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

முகவரி:
S/O ர சாந்தி லால் ஜெயின்
பழைய எண் 22/3 புதிய எண் 20,
கனரா பேங்க் எதிரில்
வடபழனி
சென்னை, தமிழ்நாடு, 600026

Address :
S/O R Shanthi Lal Jain
old no 22/3 new no 20, vengeeswarar n
opp canara bank
Vadapalani S.O
Chennai, Tamil Nadu, 600026

Aadhaar - Saadhaarana Manidhanin Adhikaaram

for HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

9523
Document No.....of.....I...of Book
20.22 Contains...16..Sheets.....14.....Sheet

Registering Officer

For HALLMARK GOLDEN COUNTY LIMITED

Authorised Signatory

9523

Document No.....of.....Book
20.2.22 Contains 16 Sheets 15 Sheet

Registering Officer

For HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

இந்திய தனிப்பட்ட அடையாள ஆணைய அமைப்பு

இந்திய அரசாங்கம்

Unique Identification Authority of India

Government of India

பதிவு அடையாளம் / Enrollment No 2017/49498/15487

To,
ஆர்த்தி ஆ
Aarthi A
D/O: Anand Jain
2/8
2ND CROSS STREET SYLVAN LODGE COLONY
Kilpauk
Kilpauk Chennai Chennai
Tamil Nadu 600010
9171756678

26/01/2016

Ref: 651 / 28M / 107215 / 107351 / P

SE021061040FT

உங்கள் ஆதார் எண் / Your Aadhaar No. :

7770 9498 7544

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

இந்திய அரசாங்கம்
Government of India



ஆர்த்தி ஆ
Aarthi A
பிறந்த நாள் / DOB : 09/10/1990
பெண்பால் / Female

7770 9498 7544

ஆதார் - சாதாரண மனிதனின் அதிகாரம்

W2 .

A. Aarthi

FOR HALLMARK INFRASTRUCTURE PVT. LTD.

Managing Director

For HALLMARK GOLDEN COUNTY LIMITED

9523

Document No .....of.....Tof Book
20 22 Contains 16 Sheets 16 Sheet

Registering Officer

THE SEAL OF THE JOINT SUB REGISTRAR II KELAMBAKKAM

Government of India

AADHAAR

தகவல்

- ஆதார் அடையாளத்திற்கான சான்று குடியுரிமைக்கு அல்ல .
- அடையாள சான்றை இணையதளம் மூலம் உறுதிப்படுத்திக் கொள்ளவும் .

INFORMATION

- Aadhaar is proof of identity, not of citizenship .
- To establish identity, authenticate online .

- ஆதார் நாடு முழுவதிலும் செல்லுபடியாகும் .
- வருங்காலத்தில் அரசு மற்றும் அரசு சாரா சேவைகளை பயன்படுத்திக் கொள்ள ஆதார் உதவிகரமாக இருக்கும் .
- Aadhaar is valid throughout the country .
- Aadhaar will be helpful in availing Government and Non-Government services in future .

26M/ 107215

இந்திய தனித்துவ அடையாள ஆணைய அமைப்பு

ஆதார்

Unique Identification Authority of India

முகவரி: தந்தை / தாய் பெயர்:
ஆனந்த் ஜெயின், 2/8, 2 வது குறுக்கு தெரு சிவன் லாட்ஜ் காலனி, கிழபாக்கம், சென்னை, கிழபாக்கம், தமிழ் நாடு, 600010

Address: D/O: Anand Jain, 2/8, 2ND CROSS STREET SYLVAN LODGE COLONY, Kilpauk, Chennai, Kilpauk, Tamil Nadu, 600010

7770 9498 7544

1947
1800 300 1947

help@uidai.gov.in

www
www.uidai.gov.in



தமிழ்நாடு तमिलनाडु TAMILNADU

A 506500

Hallmark Infrastructure Pvt. Ltd. Chennai-17

H 2339 20/4/07

D. MANI BAZAAR-S.V. L.No. 1761-81-07 CHENGALPATTU (TK)

SALE DEED FOR RS. 6,50,000/-

THIS DEED OF ABSOLUTE SALE executed at Chengalpattu on this 20th day of April 2007 by (1) **Thiru. A. DURAI,** S/o Late Thiru. Amavasai aged about 44 years, (2) **Thiru. A. GOPAL,** S/o Late Thiru. Amavasai aged about 41 years, both are residing at No. 10, Gangaiyamman koil Street, No. 79, Gudalure Village, Chengalpattu Taluk, Kancheepuram District, hereinafter called the "VENDORS" which term shall mean and include wherever the context so requires or permits their heirs, legal representatives, executors, administrators and assigns of the ONE PART ;

TO AND IN FAVOUR OF

HALL MARK INFRASTRUCTURE Pvt Ltd, having its officer Suite A, No-43, United Plaza, Usman Road, T.Nagar, Chennai-600 017.herein represented its Manager-Operation Thiru. **J. KUSHAL BAFNA,** aged about

For HALLMARK INFRASTRUCTURE PVT. LTD.,

J. Kushal Bafna

Manager - Operations

5757/2007

A Duraj

A. Gopal



தமிழ்நாடு तमिलनाडु TAMIL NADU 11AA 028920

5358
1.3.2007

Hallmark Infrastructure Pvt Ltd

S. KRISHNAN
STAMP VENDOR
Chennai Collector's Office Campus
CHENNAI-600 001.
Licence No : A2/35488/73

SALE DEED

THIS DEED OF ABSOLUTE SALE executed at Chennai on this 12th day of April 2007 by, **(1) Mrs.MALLIGA** Wife of **DHANAPAL aged about 57 years, (2) Mr.BALARAMAN** Son of **DHANAPAL** aged about 38 **years, (3) Mr.MANOHARAN** Son of **DHANAPAL** aged about 35 years, **(4) Mr.SHANKAR**

1. LTI of [illegible]
2. D Balaraman
3. D. [illegible]
4. D. Shankar
5. [illegible]
6. P. [illegible]
7. D. [illegible]
8. D. Geetha.
9. [illegible]
10. LTI of [illegible]
11. E. mangai
12. [illegible]
13. M. Latha
14. S. [illegible]
15. [illegible]
16. S. Elilarasi
17. LTI of [illegible]
18. LTI. [illegible]
19. [illegible]
20. [illegible]
21.

For HALLMARK INFRASTRUCTURE PVT. LTD.,

CHAIRMAN PURCHASER

(VENDORS)

5229/2007

THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.