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வாய்மையே வெல்லும்

படிவம் - இ

[விதி 9 (அ) காண்க]

தொழிற் கூட்டுப் பதிவு அறிவிப்பு

மத்திய சென்னை, தொழில் நிறுவனப் பதிவாளர், 1932 ஆம் ஆண்டு இந்தியக் கூட்டு வாணிபச் சட்டம், 58(1) பிரிவில் குறிப்பிட்டிருக்கும் அறிக்கை வரப்பெற்றுக் கொண்டதை இதனால் அறிவித்துக் கொள்கிறார். அந்த அறிக்கை கோப்பில் சேர்க்கப்பட்டு தொழில் நிறுவனத்தின் பெயரான

"CITY GARDEN PROMOTERS"

என்பது தொழில் நிறுவனப் பதிவேட்டில் 2014ம் ஆண்டு 975 எண்ணாகப் பதிவாயிருக்கிறது.

தொழிற் கூட்டுப் பதிவாளருக்காக

26/9/14

THE SEAL OF THE REGISTRAR OF FIRMS CHENNAI-CENTRAL

பதிய சென்னை

2014ஆம் ஆண்டு செப்டம்பர் திங்கள் 26ம் நாள்.

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

தமிழ்நாடு तमिलनाडु TAMILNADU

AT 418053

CITY GARDEN PROMOTERS

24219

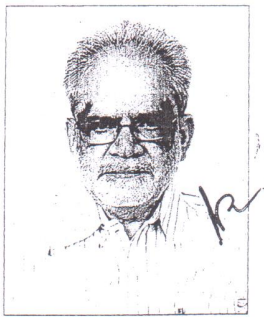
17/9/2014

G. MANOHARAN
STAMP VENDOR
28, Lakshmi Talkies Road,
Chennai-600030, Tamil Nadu
License No.C3/2851/80

PARTNERSHIP DEED
OF
M/S CITY GARDEN PROMOTERS
NO.1227, 18Th MAIN ROAD,
ANNA NAGAR WEST,
CHENNAI - 600 040

PREAMBLE:

THIS DEED OF PARTNERSHIP Executed at Chennai, this 17th Day of September, TWO THOUSAND FOURTEEN BETWEEN



(1) Mr. **N. NALLAPAN**, S/o. MR. NACHIAPPAN aged about 69 years, Residing at NO,1201, ANNA NAGAR WEST END COLONY, MOGAPPAIR, CHENNAI – 600 050 hereinafter called as the PARTY OF THE FIRST PART, whose photograph is affixed herewith

[PAN _____]

Signature of Thiru. N. Nallapan

for CITY GARDEN PROMOTERS

Partners

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

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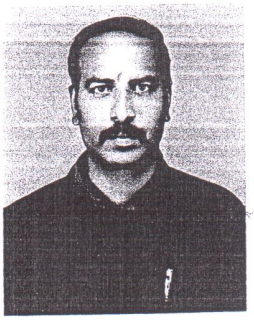
28220
17/9/2014

CITY GARDEN PROMOTERS

AT 418054

G. MANOHARAN
STAMP VENDOR
29, Lakshmi Talkies Road,
Chennai-600030, Tamil Nadu
License No.C3/2851/80

And



(2) Mr. **K. RAVI KUMAR**, S/O. Mr. T. KANNIAPPAN, aged about 41 years, residing at NO. 01A/22, AGATHIYER NAGAR, VILLIVAKKAM, CHENNAI – 600 049, hereinafter called as the PARTY OF THE SECOND PART, whose photograph is affixed herewith

[PAN _____]

Signature of Thiru. K. Ravi Kumar

For CITY GARDEN PROMOTERS

Partners

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE HUNDRED RUPEES

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தமிழ்நாடு तमिलनाडु TAMILNADU

28221 CITY GARDEN PROMOTERS

17/9/2014

AT 418055

S. MANOHARAN

STAMP VENDOR

28, Lakshmi Talkies Road,

Chennai-600030, Tamil Nadu

License No.CS/2851/88

WHEREAS Parties of the First and Second Parts have decided to carry on business under the name and style of **M/s. CITY GARDEN PROMOTERS** with effect from 17/09/2014, at No. 1227, 18th Main Road, Anna Nagar West, Chennai 600 040, consideration of Sharing the Profits and Losses to become and remain partners in the business on & from 17/09/2014.

AND WHEREAS the said partners are desirous of reducing the terms and conditions of their agreement into writing by executing a formal deed of partnership.

For CITY GARDEN PROMOTERS

Partners

NOW THIS INDENTURE WITNESSETH AS FOLLOWS :

NAME OF THE FIRM:

1. The Parties of the First and Second parts have agreed that hereto they shall become and remain partners in the business to be carried on under the name and style of M/s. **CITY GARDEN PROMOTERS.**

COMMENCEMENT & DURATION:

2. The Partners of the First and Second parts have agreed to carry on business in partnership and have commenced the partnership from 17/09/2014

3. The duration of the Partnership shall be at WILL.

PLACE OF BUSINESS:

4. The place of the business of partnership shall be at No. 1227, 18th Main Road, Anna Nagar West, Chennai - 600 040 and at such other place or places as the partners may mutually determine from time to time.

OBJECTS OF THE FIRM

5. The business of the partnership shall be to carry on the business of

   a) Construction, Development, Promoting Housing Construction, Sales etc.,
   b) Promote, deal in, Trade, By, Sell Residential / Commercial Plots
   c) Construction Contracts
   d) Flats / House / Building Construction, Purchase and Sales
   e) And Other Allied Activities
   f) to carry on any other business which the partners may agree amongst themselves and which are conducive to the interest of the firm.
   g) To also carry on any business from time to time as the partners may mutually Consider to deem fit.

CAPITAL

6. The partners hereto will subscribe to such capital as may be agreed upon from time to time.

7. Any additional capital required shall be contributed as per mutual agreement.

8. Drawings will be made as per mutual agreement.

For CITY GARDEN PROMOTERS

Partners

BOOKS OF ACCOUNTS AND ITS ACCESS

9. The accounts of the Partnership shall be closed on the 31st day of March every year. The first account shall be taken as on 31.03.2015.

10. All necessary and proper books of accounts shall be kept and maintained and such accounts shall always be open for inspection by all the partners during the office hours.

PROFIT & LOSS SHARING RATIO:

11. The profit and loss of the firm shall be consolidated at the year end and shall be divided and borne by the partners in the following proportions:

1. SRI. N. NALLAPAN	**50%**
2. SRI. K. RAVI KUMAR	**50%**

EXPENSES AND OUTGOINGS

12. All expenses and outgoings incidental to or relating to the partnership business such as rent, interest, salaries, rates and taxes etc., shall be met out of the revenue of the firm before ascertaining the amount of profit and loss for the purpose of division between the partners.

SALARY TO PARTNERS

13. Salary shall be paid to the working partners of the firm at the rate of Rs/-30000/- (Rupees Thirty Thousand Only) per month from the first year of its operation and on such terms and conditions as may be mutually agreed upon by all the partners, provided that such remuneration shall not exceed the following maximum allowable amount prescribed by Section 40(b) of the Income Tax Act :-

First 3,00,000/- of Book Profits: Or Loss		Rs.1,50,000/- or 90% whichever Is higher.
Remaining Book Profits	:	60%

INTEREST ON CAPITAL

14. Interest shall be paid at the rate of 12% per annum on the Capital of the partners or as may be prescribed under section 40(b)(iv) of the Income-tax Act, 1961 or any other applicable provisions as may be in force in the income-tax assessment of the partnership firm for the relevant accounting period or at a lower rate as may be agreed to by and between the parties from time to time shall be paid to the partners or credited to the partners on the amount standing to the credit of the account of the partners. Such interest shall be considered as an expenditure of the firm and shall be debited to the Profit & Loss Account of the firm before arriving at the divisible profit or loss. The interest to persons other than partners shall be

For CITY GARDEN PROMOTERS

Partners

paid or credited to their accounts at the rate or rates as may be agreed to by and between the partners and such persons from time to time.

BANK OPERATION

15. The Partners may open bank account/accounts with any bank/banks and the same shall be operated either jointly or individually by the parties of the First and Second Parts, as agreed between them from time to time.

AUTHORITY OF PARTNERS

16. In the event of the partnership business being in need of funds, the partners may raise loans from outsiders under the joint signatures of all the partners and on such terms and conditions as the parties hereto may deem expedient.

17. All the partners and their authorised agents if any, are hereby authorised jointly and severally to represent the firm before any civil or criminal courts, courts of insolvency, income-tax authorities and sales-tax authorities, port and custom authorities and registrar of assurances, official assignees, officers of the Government of India or State Government. Each partner is further authorised to conduct the partnership business jointly and severally and swear necessary affidavits and to sign and verify all written statements and petitions and do defend suits brought against the firm, to withdraw money from court or to get refund from Income-tax department or Sales tax department and other Government Departments.

18. No partner shall without the consent of the other partner:

    a) Compound, release or discharge any debt or claim which shall be due or owing to the partnership without receiving the full amount thereof.
    b) Become bail, surety or security of any person or Corporation or do anything whereby the property of the partnership shall be attached or taken into execution.
    c) Assign or mortgage or transfer his share of interest in the partnership.
    d) Lend money or give credit or have dealings on behalf of the firm with any person or employee to whom the partners have forbidden him to trust or deal with.

ARBITRATION

19. If during the continuance of the partnership or any time afterwards any dispute or difference or question shall arise between the said partners or any of their representatives regarding the partnership accounts or transactions thereof for the dissolution's, winding up thereof, the construction, meaning or right and liabilities of the partnerships or their representatives under this deed, then every such dispute, difference or question shall be referred to arbitration under the Indian Arbitration act, 1940 or any statutory modifications thereof for the time being in force and its award shall be binding on the partners and/or their representatives.

For CITY GARDEN PROMOTERS

Partners

20. Any of the above clauses may be varied, altered, amended, substituted or added by mutual consent of the partners such consents being expressed whether in writing or orally or implied from conduct.

21. The partners are herewith empowered to represent and bind the firm for all contracts entered into by them with the Government, all agencies firms and any other body and they can jointly enter into contract and sign necessary documents and such contracts and agreements shall be binding on the firm, and shall be deemed as entered into by this firm.

22. The partners by mutual consent can take in any number of partners as permissible under the laws in force from time to time.

23. In all other matters the partnership shall be governed by the Indian Partnership Act, 1932 or any statutory modifications thereof for the time being in force.

WITNESS WHEREOF THE PARTIES HAVE HERETO SUBSCRIBED THEIR HANDS HEREIN THIS TWELFTH SEPTEMBER TWO THOUSAND FOURTEEN IN THE PRESENCE OF THE WITNESS.

for CITY GARDEN PROMOTERS

WITNESS:

(PARTY OF THE FIRST PART)

Partners

(PARTY OF THE SECOND PART)

(B. S. SRIDHAR)
S/o R. N. Sathyamoorthy,
132/17, Annai Flats,
Annanagar West,
Chennai 600 040.



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Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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