

03<sup>rd</sup> November 2004

To,  
M/s. Pelican Services,  
5-4-187/3 & 4,  
Soham Mansion,  
M.G.Road,  
SECUNDERABAD.

Dear Sir,

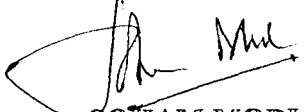

Sub: Increase in Rent with effect from July-2004 – Reg.  
Ref: Lease Agreement dated 1<sup>st</sup> July 2001.

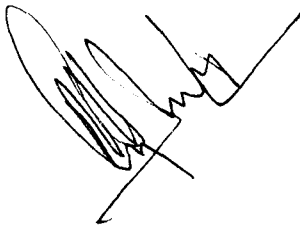
With reference to above subject, as per our agreement rent & amenities charges is to be increased by 20% at the end of three years.

The next increase was due on 1<sup>st</sup> July 2004. Please pay the enhanced rent of Rs. 1728/- (An increase of 1440 \*20%=1728/-) from 1<sup>st</sup> July 2004.

Thanking you.

Yours faithfully

  
SOHAM MODI.  




# FYRFO PRIVATE LIMITED

MANUFACTURERS OF FIRE FIGHTING APPLIANCES AND ACCESSORIES  
WORKS : 'HILL VIEW', MAHUL ROAD, CHEMBUR, BOMBAY-400 074.

## BY COURIER

Ref. No. : Ac/GSP/04.

M/s.M.C.Modi Educational Trust,  
5-4-187/3&4, 2<sup>nd</sup> Floor,  
M.G.Road,  
Secunderabad-500 003.

Date : 22.5.2002.

**Sub: Space leased to us at No.5-4-187/3&4 at Soham Mansion, 2<sup>nd</sup> Floor, M.G.Road, Secunderabad-500 003, occupied by M/s.Pelican Service.**

**Ref: 1. Lease Agreement dated 28.11.1997, between our Company and your Trust.  
2. Our letter No.Ac/GSP/03 dated 16.5.2002.**

Dear Sirs,

We have not yet heard from you in response to our letter under reference. As already informed, M/s.Pelican Service being the actual occupier of the subject premise, we do not wish to have the lessor-lessee relation with your Trust, nor do we wish to be burdened with any related liability or responsibility --- financial or otherwise. You may, therefore, please inform us as to the current status of the lease and liabilities, if any.

We had written to M/s.Pelican Service, a month back, in this regard. Regrettably, we have not heard anything in response from them. In any case, you may consider that our right over the premise has been surrendered to you. We have no objection to your proceeding against M/s.Pelican Service for recovery of arrears, if any, and for eviction from the premise, if necessary.

..2

As we earnestly wish to close the matter without any further delay, please favour us with an immediate reply. If we do not hear from you within seven days of receipt of this letter, we would consider that you have absolved us of all the past, present and future liabilities and / or responsibilities ----- financial or otherwise ----- related to the lease of the subject premise.

Thanking you,

Yours faithfully,  
For FYRFO PRIVATE LTD.

  
V.V.VIJAYAN.

Copy to: M/s.Pelican Service,  
Secunderabad-500 003.

For information.

To

M/s Fyrfo Private Limited,  
'Dhannur', 3<sup>rd</sup> Floor,  
Sir P.M. Road, Fort,  
**MUMBAI – 400 001.**

**NO DUE CERTIFICATE**

This is to certify that **M/s Pelican Services** has paid the rent upto the month of May 2002 for the premises occupied by them bearing No. 5-4-187/3 & 4, Soham Mansion, II Floor, M.G. Road, Secunderabad. We certify that there are no dues of rent and maintenance charges as on this date.

Thank you,

Place : Secunderabad  
Date: 21.05.2002

Yours sincerely,  
For **M.C. MODI EDUCATIONAL TRUST**

**SOHAM MODI**

# FYRFO PRIVATE LIMITED

MANUFACTURERS OF FIRE FIGHTING APPLIANCES AND ACCESSORIES  
WORKS : 'HILL VIEW', MAHUL ROAD, CHEMBUR, BOMBAY-400 074.

Ref. No. : Ac/GSP/03.

BY COURIER

Date : 16.5.2002.

M/s.M.C.Modi Educational Trust,  
5-4-187/3&4, 2nd Floor,  
M.G.Road,  
Secunderabad-500 003.

Sub: Space leased to us at No.5-4-187/3&4 at  
Soham Mansion, 2nd Floor, M.G.Road,  
Secunderabad-500 003, occupied by M/s.Pelican  
Service.

Ref: Lease Agreement dated 28.11.1997, between  
our Company and your Trust.

Dear Sirs,

As you are aware, M/s.Pelican Service has been the de facto occupier of the subject premise, while we have been the de jure lessee. We have been informed that M/s.Pelican Service has been paying the rent for the premise to you.

As we do not have any business relation with M/s.Pelican Service, and since they have been carrying on business from the subject premise, we do not wish to be burdened with any liability or responsibility — financial or otherwise, related to the premise. We would, therefore, like to be absolved by you of all such liabilities. A draft letter in this regard is enclosed, which you may please address to us on your letterhead.

Thanking you,

Yours faithfully,  
For FYRFO PRIVATE LTD.

  
V.V.VIJAYAN.

vvv/mss.

D R A F T

M/s.Fyrfo Pvt.Ltd.,  
'Dhannur', 3rd Floor,  
Sir P.M.Road, Fort,  
Mumbai-400 001.

Sub: Space leased to you at No.5-4-187/3&4 at Soham  
Mansion, 2nd Floor, M.G.Road, Secunderabad-  
500 003, occupied by M/s.Pelican Service.

Ref: Lease Agreement dated 28th November, 1997,  
between our Trust and your Company.

Dear Sirs,

This is to state and confirm as follows:

1. M/s.Pelican Service have been occupying the subject premise — more specifically described in the lease agreement under reference — and have been carrying on their business from the said premise, with our knowledge and consent.
2. M/s.Pelican Service have been paying the lease rent for the subject premise, and have agreed to continue to pay the rent, including arrears, if any.
3. M/s.Pelican Service alone shall be held responsible as regards the fulfilment of the terms and conditions of, and liabilities in respect of, the lease agreement under reference. Your Company shall, in no way, be held responsible therefor.
4. M/s.Pelican Service being the actual occupier of the subject premise, we absolve your Company and its Directors of all the past, present and future liabilities -- financial or otherwise -- in respect of the subject premise.

Yours faithfully,  
For M.C.MODI EDUCATIONAL TRUST

SOHAM MODI  
(Trustee)

04-03-2002.

To,

Mr. V.V. Vijayan,  
M/s Fyfro Private Limited,  
Dhannur', Third Floor,  
Sir P.M. Road, Fort,  
**M U M B A I - 4 0 0 0 0 1.**

Dear Sir,

We have received your letter dated 22-05-2002 and 16-05-2002 regarding the space leased by your company at 5-4-187/3 & 4, II floor, Soham Mansion, M.G. Road, Secunderabad 500 003, as per lease agreement dated 28-11-1997. In this regard please note that we have entered into a fresh lease with M/s Pelican Services for the same premises, a copy of which is enclosed herein.

Hereafter, the liability to pay the rent will be of M/s Pelican Services. Also note that M/s Pelican Services are regularly paying rent and there are no arrears in rents or maintenance charges either from you or from your former agents M/s Pelican Services.

Thank you.

Yours sincerely,  
For M.C. **MODI EDUCATIONAL TRUST,**

  
**[SOHAM MODI]**  
Trustee



Phone : 834058  
833658

## Shri Manilal Chhaganlal Modi Educational Trust

July 8, 1998

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

Date .....

To  
M/s. Pryfo Pvt Ltd  
5-4-187/3 & 4,  
M.G Road  
Secunderabad - 500 003.

Dear Sir,

**Sub: Increase of rent.**

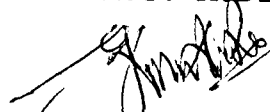
**Ref: Lease Agreement dated 28<sup>th</sup> November 1997.**

As per **Clause 4 in page 3** of the above referred Lease Agreement, there is an increase of rent @ 20% on the existing rent.

From 1<sup>st</sup> July 1998 onwards the monthly rent is **Rs. 1,200/-** (Rupees One Thousand Two Hundred Only). Please pay a monthly rent of Rs. 1,200/- from July 1998.

Thank You

Yours faithfully  
for M.C. MODI EDUCATIONAL TRUST

  
SOHAM MODI.





Phone : 834058  
833658

## Shri Manilal Chhaganlal Modi Educational Trust

6<sup>th</sup> April, 1998

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

To,  
Mr, K.S.Manian,  
Fryfro Private Limited  
Khivraj Complex II,  
480, Anna Salai Nandanam  
**CHENNAI -600 035.**

Date .....

**Sub:- Payment of arrears of rent for the months of  
September, October, November & December 97.**

Sir,

We have received a sum of Rs.20,000/.from you towards arrears of rent for your branch office at Secunderabad for the months of January 1996 to August 1997.

Rents for the month of September' 97 to December'97 are still due (@ Rs.1,000./ P.M = Rs.4,000/.) Please pay the same at the earliest in favour of "**M.C. Modi Educational Trust**".

Thank You.

Yours Sincerely.  
**for M.C.MODI EDUCATIONAL TRUST.**

**SHOAM MODI.**

C.C: Mr.Philip.

Phone : 834058  
833658



## Shri Manilal Chhaganlal Modi Educational Trust

6<sup>th</sup> April, 1998

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

To,  
Mr, K.S.Manian,  
Fryfro Private Limited  
Khivraj Complex II,  
480, Anna Salai Nandanam  
CHENNAI -600 035.

Date .....

**Sub:- Payment of arrears of rent for the months of  
September, October, November & December 97.**

Sir,

We have received a sum of Rs.20,000/. from you towards  
arrears of rent for your branch office at Secunderabad for  
the months of January 1996 to August 1997.

Rents for the month of September' 97 to December'97 are  
still due (@ Rs.1,000./ P.M = Rs.4,000/.) Please pay the  
same at the earliest in favour of "M.C. Modi Educational  
Trust".

Thank You.

Yours Sincerely,  
for M.C.MODI EDUCATIONAL TRUST.

*Shoam Modi*

SHOAM MODI.

C.C: Mr.Philip.

**NAPC****'We build to last'****NATIONAL ASPHALT PRODUCTS AND CONSTRUCTION COMPANY**

Khivraj Complex II  
480, Anna Salai  
Nandanam  
Madras - 600 035.

Tel: 4330585/4330063  
Telex : 041-23002 NAPC IN  
Fax : 044-4342160  
Grams : 'FOGNOZZLE'

NAPC/ 1128 /1998

31/03/1998

Shri Manilal Chhaganlal  
Modi Educational Trust  
5/4/187/3 and 4, 2nd Floor  
M G Road, Secunderabad 500 003.

Kind Attn: Mr. Shoam Modi

Dear Sir,

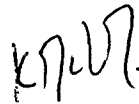
This has reference to your letter dated 19/01/98 regarding arrears of rent for our branch office at Secunderabad.

In this connection, please find enclosed a Cheque No: 482173 dated 13/02/98 for Rs. 4,000/- on Bank of India in favour of M C Modi Educational Trust towards payment of arrears of rent for the months of September, 1997 to December, 1997 (@ Rs. 1,000/- per month).

We regret for the delay caused and would request you to kindly acknowledge the same and send us your official receipt.

Thanking you,

Yours sincerely,



for NATIONAL ASPHALT PRODUCTS & CONSTN. CO.

CC: Mr. Philip..... for information.

**Regd. Office:**  
DHANNUR, Sir P.M. Road,  
Bombay 400 001.

**Offices:**  
Hill View, Mahul Road, Chembur  
Bombay 400 074.  
Tels : 5564324/5564325

112, 1st Floor, Commerce House,  
9/1, Cunningham Road,  
Banglore 560 052.  
Tel : 2255750

**Contracts undertaken are all contingent on strikes, accidents or other circumstances beyond our control..**



Phone : 834058  
833658

## Shri Manilal Chhaganlal Modi Educational Trust

19 January, 1998

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

To,  
Mr, K.S.Manian,  
Fryfro Private Limited  
Khivraj Complex II,  
480, Anna Salai Nandanam  
**CHENNAI -600 035.**

Date .....

**Sub:- Payment of arrears of rent for the months of  
September, October, November & December 97.**

Sir,

We have received a sum of Rs.20,000/.from you towards arrears of rent for your branch office at Secunderabad for the months of January 1996 to August 1997.

Rents for the month of September' 97 to December'97 are still due (@ Rs.1,000./ P.M = Rs.4,000/.) Please pay the same at the earliest in favour of "**M.C. Modi Educational Trust**".

Thank You.

Yours Sincerely.  
**for M.C.MODI EDUCATIONAL TRUST.**

**SHOAM MODI.**

C.C: Mr.Philip.



Phone : 834058  
833658

## Shri Manilal Chhaganlal Modi Educational Trust

December 17, 1997

To,  
Mr. K. S. Manian,  
Fryfo Private Limited  
Khivraj Complex II,  
480, Anna Salai Nandanam  
**CHENNAI - 600 035.**

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

Date .....

**Sub: Payment of arrears of rent for the months of  
September, October, November & December 97.**

Sir,

We have received a sum of Rs.20,000/- from you towards arrears of rent for your branch office at Secunderabad for the months of January 1996 to August 1997.

Rents for the month of September '97 to December'97 are still due (@ Rs. 1,000/- P. M = Rs. 4,000/-). Please pay the same at the earliest in favour of "**M.C.Modi Educational Trust**".

Also find enclosed a copy of the Lease Deed for your record.

Thank You.

Yours sincerely.

**for M.C. MODI EDUCATIONAL TRUST.**

**SOHAM MODI.**

C.C: Mr. Philip.

*in copy  
on 15/12/97  
ep*

# NAPC

'We build to last'

## NATIONAL ASPHALT PRODUCTS AND CONSTRUCTION COMPANY

Khivraj Complex II  
480, Anna Salai  
Nandanam  
Madras - 600 035.

Tel: 4330585/4330063  
Telex : 041-23002 NAPC IN  
Fax : 044-4342160  
Grams : 'FOGNOZZLE'

NAPC/ 4321/97

09/12/97

Shri M.C. Modi Educational Trust

5-4-187/3 & 4

2nd floor, M.G. Road

Secunderabad - 500 003.

Dear Sir,

Sub: Payment of Rent arrears of the premises bearing No.5-4-187/3 &4 IInd Floor  
Soham Mansion, M.G. Road, Secunderabad - 500 003.

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Please find enclosed herewith a cheque bearing No. 473491 dated 03.12.97 for  
Rs. 20,000/- on Bank of India in your favour towards rent from January '96 to  
August '97 for the above mentioned premises.

Thanking you,

Yours faithfully;

for NATIONAL ASPHALT PRODUCTS & CONSTN.,CO.

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Regd. Office:  
DHANNUR, Sir P.M. Road,  
Bombay 400 001.

Offices:  
Hill View, Mahul Road, Chembur  
Bombay 400 074.  
Tels : 5564324/5564325

112, 1st Floor, Commerce House,  
9/1, Cunningham Road,  
Banglore 560 052.  
Tel : 2255750

*Contracts undertaken are all contingent on strikes, accidents or other circumstances beyond our control..*



Phone : 834058  
833658

## Shri Manilal Chhaganlal Modi Educational Trust

5-4-187/3&4,  
2nd Floor, M.G. Road,  
Secunderabad - 500 003.

November 26, 1997

Date .....

To,

Mr. K.S. Manian,  
Fryfo Private Limited  
Khivraj Complex II,  
480, Anna Salai Nandanam  
**CHENNAI - 600 035.**

**Sub: Payment of arrears of rent.**

Sir,

Please note that we have not received rent for your branch office at IInd Floor, Soham Mansion, M.G. Road, Hyderabad for 23 (Twenty Three) months.

The details of rent are as follows:

Rent from January 1996 to November 1997 i.e. 23 months @ Rs. 1,000/- per month = **Rs. 23,000/-.**

Please pay the same at the earliest in favour of "**M. C. Modi Educational Trust**".

Also, find enclosed a copy of the lease deed. We have reduced the increase in rent from 25% to 20% every (3) three years. Please sign the same and forward it to your branch office.

Thank You.

Yours Sincerely,  
**For M.C. MODI EDUCATIONAL TRUST.**

**SOHAM MODI.**

C.C.: Mr. Philip.

Dear Sir,

**Sub: Rent arrears of the Premises bearing No.5-4-187/3  
& 4 Second Floor, Soham Mansion, M.G. Road,  
Secunderabad.**

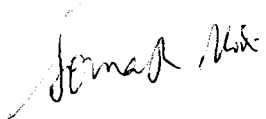
We would like to remind you that, you have not paid rent from **January 1996** to **August 1997** amounting to **Rs. 20,000/-** (Rupees Twenty Thousand Only).

Since the property belongs to an educational trust, "**M.C. Modi Educational trust**", we cannot justify such long delays in rents to the trustees.

We request you to clear the rent arrears immediately and ensure that the rent is paid every month, there after.

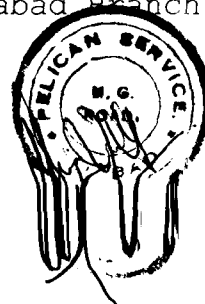
Thank You.

**for M. C. Modi Educational Trust.**



**SOURABH MODI.**

CC: Mr, Philip, M/s Fyrfo Pvt Ltd, Secunderabad Branch.





17th January 1996

To  
Mrs Parlo Private Limited,  
Kilving Complex II,  
180, Anna Salai, Madanapalle,  
MADRAS - 600 055

Dear Sir,

Subject: Rent of the premises bearing No. 5, 6, 7 & 8, Anna Salai, Madanapalle,  
Madras, M.C. Road. *second/india*

Re: Your letter dated 23/01/1996.

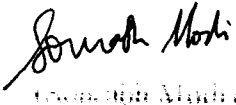
We thank you for the prompt clearing of the rent arrears. Please note that the premises which is occupied by you belongs to M.C. Modi Educational Trust (sole agreement copy enclosed) and thus in future please send the payment in the name of M.C. Modi Educational Trust.

You must be aware that we have agreed to a rent below the market rate considering the long relation we have had with your company. Moreover, 15% discount may be given to you as per usual.

Please note that you have cleared old rent arrears upto May 1995 only. Rent for June 1995 @ Rs. 100/- is still due. Please send the cheque for the same at the earliest and also ensure that the rent is paid every month.

Trusting you,

Yours faithfully,  
M.C. Modi Builders.

  
Suresh Modi

(Sd/-) Suresh Modi

Sent by  
Post  
9/25/96

FYRFO PRIVATE LIMITED  
Khivraj Complex II, 480, Anna Salai  
Nandanam, Madras 600 035.

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Date: 23/01/1996

M/s Modi Builders  
5-4-187/3 & 4, 2nd Floor  
M G Road  
Secunderabad 500 003.

Kind Attn: Mr. Sourabh Modi

Dear Sir,

This is further to your letter No: NIL dated 29/12/95 and our letter NAPC/223/1996 dated 19/01/1996.

Enclosed please find a cheque bearing No: 343764 dated 23/1/96 in favour of Modi Builders for Rs. 6,000/- towards rent from July 1st 1995 to January 1st 1996.

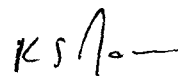
With regard to the lease agreement we would request you to kindly revise it to a 25% increase in rent every five years.

We are sure that you would find the same reasonable. Your early reply would be appreciated.

With compliments of the season.

Thanking you,

Yours sincerely,



for FYRFO PRIVATE LIMITED

Encl: as above.

CC: MR. V.V. VIJAYAN, NAPC- BOMBAY.  
CC: Mr. Phillip, Fyrfo Pvt. Ltd., Secunderabad

# NAPC

'We build to last'

## NATIONAL ASPHALT PRODUCTS AND CONSTRUCTION COMPANY

Khivraj Complex II  
Nandanam, 480 Anna Salai  
Madras 600 035

Tel : 452585/452963  
Telex : 041-23002 NAPC IN  
Fax : 044-4342160  
Gams : 'FOGNOZZLE'

NAPC/ 223 /1996

19/01/1996

M/s Modi Builders  
5-4-187/3 & 4, 2nd Floor  
M G Road, Secunderabad 500 003

Dear Sirs,

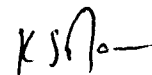
We acknowledge receipt of your letter dated 29/12/1995 and apologize for the delay in replying.

We are sending the same to <sup>our</sup> Bombay office today for scrutiny.

We should be in a position to reply to it in a week's time.

Thanking you,

Yours sincerely,



(K S MANIAN)

CC: Mr. V V Vijayan  
NAPC, Bombay

*P.S. - Due payment is being sent.*

Regd. Office:  
DHANNUR, Sir P.M. Road,  
Bombay 400 001.

Offices:  
Hill View, Mahul Road, Chembur  
Bombay 400 074.  
Tels : 5564324/5564325

112, 1st Floor, Commerce House,  
9/1, Cunningham Road,  
Bangalore 560 052.  
Tel : 255750

Contracts undertaken are all contingent on strikes, accidents or other circumstances beyond our control..

29th December, 1995.

To  
Mr. K.S. Manian  
Director  
Fryfo Private Limited  
2, Venus Road  
Alwarpet  
MADRAS - 600 018.

- Sub:- 1) Rent for your new premises at Soham Mansion, M.G.Road  
Secunderabad, from 1st July, 1995.  
2) Lease Agreement for the above mentioned premises.

Sir,

We have not received any rent from your company since March 1995. The new Lease was to start from July 1st 1995. Hence the rent due is Rs.6,000/- (from July 1st 1995 to January 1st 1996). You were earlier paying rent annually in advance. Hence you can either pay us rent annually or monthly in advance.

Mr. Philip has given us a copy of the draft lease agreement that has come back from your company (copy enclosed). In that agreement, clause-5 is cancelled and a new clause is introduced in its place. This clause makes the lease agreement perpetual which we cannot agree to. We can at best have an nine years lease with a 25% increase in rent every three years.

I hope you can appreciate our concern over signing our perpetual lease agreement. I request you to clear the rent arrears and request you to approve the earlier draft lease agreement sent to you.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

Sourabh Modi.

*Phillip,*  
CC: To Mr. Fryfo Private Ltd, Sec'bad.

19 June, 1995

To,  
Mr. K. S. Manian  
Director  
Fyrfo Private Limited  
2, Venus Road  
Alwarpet  
Madras - 600 018.

**Sub:- Lease deed for the new premises.**

**Ref.:- Our telephonic conversation on 17/6/95.**

As per the discussion we had on Saturday I am sending you a draft lease agreement. Upon receiving your approval for the same a regular lease agreement shall be executed.

In the mean time, I request you to shift your office to the new premises immediately. Your local representative Mr. Philip has expressed his inability to shift the office unless some communication is received from your office. It would be of great help if you could do the same immediately.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
(Soham Modi)

# NAPC

'We build to last'

## NATIONAL ASPHALT PRODUCTS AND CONSTRUCTION COMPANY

Khivraj Complex II  
Nandanam, 480 Anna Salai  
Madras 600 035

Tel : 452585/452963  
Telex : 041-23002 NAPC IN  
Fax : 044-4342160  
Grams : 'FOGNOZZLE'

Ref: NAPC/1067/1995

June 6, 1995

M/s. Modi Builders,  
5-4-187/3 & 4 2nd Floor ,  
M.G. Road,  
Secunderabad 500003

Kind Attention : Mr. Soham Modi

Dear Sir,

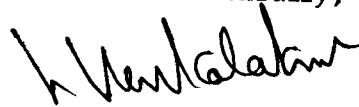
We are in receipt of your fax dated 17/5/1995.

As desired by you we enclose herewith a Cheque bearing no. 320820 of yesterday for Rs. 35,600/- towards rent for 89 months (Jan. 88 to May 1995) at Rs. 400/- per month for the premises occupied by our sister concern M/s. Fyrfo Private Limited at Secunderabad.

Kindly acknowledge receipt.

Thanking you,

Yours faithfully,



For NATIONAL ASPHALT PRODUCTS & CONSTN. COMPANY

Regd. Office :  
DHANNUR, Sir P.M. Road,  
Bombay 400 001.

Offices:  
Hill View, Mahul Road, Chembur  
Bombay 400 074.  
Tels : 5564324/5564325

112, 1st Floor, Commerce House,  
9/1, Cunningham Road,  
Bangalore 560 052.  
Tel : 225 1750

# MB

# MODI BUILDERS

5-4-187/3&4, 2nd FLOOR, M.G.ROAD,  
SECUNDERABAD - 500 003  
FAX 91-040-833658. ☎ : 833658, 834058  
17th May, 1995.

To,  
Mr. K.S. Manian  
Director  
Fyrfo Private Limited  
2, Venus Road  
Alwarpet  
Madras - 600 018.

Sub:- Payment of Rent Arrears.  
Ref:- Your letter dated 01/02/1991.

As per the discussion we had this morning I am sending you the particulars of the rent due:

Period	Months	Rent	Amount
Jan. '88 to May, '95	89	4,000/- per month	35,600/-

Please make the Cheque/Demand Draft in the name of "Gurudev Siddha Peeth", Secunderabad.

I hope you find the above in order.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
(Soham Modi)

Encl:- Copy of your letter dated 01/02/1991.



Date: 17/02/1995.

To  
Mr. K.N. Rameshndran,  
Fyrko Private Limited,  
'Mill View',  
Mumbai Road, Chembur,  
BOMBAY - 400 074.

Dear Sir,

Subj:- Lease Agreement for New Premises.

Ref:- Your letter dated 11/02/1995.

\* \* \*

We are very glad to know that you have accepted our offer dated 10/12/1994.


Please find enclosed a draft Lease Agreement. Upon receiving your approval for the same a regular Lease Agreement shall be executed.

The new premises is ready for occupation. We would appreciate your moving into the new premises as soon as possible. The rent shall be payable from the 1st of March, 1995.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
( Rohan Modi )

  
17.2.95

C.C. to: 1) Mr. M. Philip, Secunderabad.  
2) Mr. K.S. Manian, Madras.



5564324 & 23  
TELEPHONE: 52-2778

**FYRFO PRIVATE LIMITED**  
MANUFACTURERS OF FIRE FIGHTING APPLIANCES AND ACCESSORIES  
WORKS: 'HILL VIEW', MAHUL ROAD, CHEMBUR, BOMBAY 400074.

13.2.95.

M/s.Modi Builders,  
Karbala Maidan,  
IInd Floor,  
M.G.Road,  
Secunderabad - 500 003.

Sub: Office Accommodation.

Dear Sirs,

We refer to your letter dated 31.1.95 regarding the shifting of our office in your building.

We place on record that we are shifting to the new office in response to your request and we stipulate that we are not asked to shift our office in your building in future.

It may also be confirmed that we shall be corresponding with your office in future and that the Shree Gurudev Siddha Peeth will not be in the picture.

We accept the terms and conditions regarding our tenancy as mentioned in your letter dated 10.12.1994. However, you will have to waive your condition of a deposit of six months rent with you.

We are also arranging to send you a remittance for Rs.30,000/- for the arrears of rent payable to you. You will agree that there would not have been any arrears payable had the Ashram people accepted our offer of revised rent of Rs.400/- p.m.

Thanking you,

Yours faithfully,  
For FYRFO PRIVATE LIMITED

*(Signature)*  
(K.N.RAMACHANDRAN)

*Done  
16/2/95*

Date: 31/01/1996.

To

Mr. K.M. Ramachandran,  
National Asphalt Products Ltd.,  
Mill View, Mahul Road,  
Chambur,  
BOMBAY - 400 074.

Dear Sir,

Subj:- Arrears of Rent and shifting of  
existing premises.

Ref:- letter dated 10/12/1994.

\* \* \*

We have given a proposal regarding shifting of your  
Secunderabad office via letter dated 10/12/1994 (a  
copy of it is enclosed). The premises is ready for  
occupation.

The arrears of rent for the existing premises have not been  
cleared.

We have not received any communication on both these  
matter from your side.

We request you to clear these matters as soon as possible.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
( Sohan Modi )

Copy to: 1) Mr. M. Philip, Secunderabad,  
2) Mr. K.S. Manian, Madras.

Date: 10/12/1994.

To

M/s. Fyrfo Private Limited,  
5-4-187/3 & 4,  
M.G. Road,  
Karbala Maidan,  
SECUNDERABAD - 500 003.

Dear Sir,

Sub:- Office accomodation on the 2nd floor of  
Soham Mansion, M.G. Road, Secunderabad -  
500 003.

Ref:- Our earlier discussion and our meetings  
with Mr. Philip.

\* \* \*

The above premises shown to you, will be ready for occupation  
by December 15th, 1994. The total area will be ;

- \* About 200 Sft., Office accomodation.
- \* About 50 Sft., Bathroom in the Terrace.
- \* About 30 Sft., of Godown Space.

For the total area of about 280 Sft., we will charge you a  
rent of Rs. 1000/- (Rupees One thousand only). This rent  
is inclusive of Maintenance and Property Tax. The rent  
works out to Rs. 3.60 per Sft., (Market rate for occupants  
of the same floor is over Rs. 5/-) (Rupees five only).  
Property tax is normally 3 1/2 months rent. A deposit  
equal to six months rent will be charged. There will be  
an increase in rent and deposit of 25% every 3 years. We  
have had a long association with your company and hope  
that our offer will be acceptable.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
( SOURABH MODI )

*Repd. Sells*  
*Y. S. L.*  
*12.12.94*

# MB

# MODI BUILDERS

1-10-72/2/3, BEGUMPET, HYDERABAD - 500 016.  
PHONES: OFF 845180, 847510

Date: 26/11/1994.

To

M/s. Fyrfo Private Limited,  
5-4-187/3 & 4,  
M.G. Road,  
Karbala Maidan,  
SECUNDERABAD - 500 003.

Dear Sir,

Sub:- Office accomadation of 200 Sft., on  
the 2nd floor of Soham Mansion, M.G.  
Road, Secunderabad - 500 003.

Ref:- Our earlier discussion and a last  
meeting on 23rd November, 1994 with  
Mr. Philip.

\* \* \*

The above premises shown to you, will be ready for occu-  
pation by December 15th, 1994. Rent for the place will  
be Rs. 1,250/- (Rupees One thousand two hundred and fifty  
only) per month, deposit equally in to six (6) months  
rent will be charged. There will be an increase in rent  
and deposit of 25% every 3 years. We have had a long  
association with your company and hope that our offer  
will be acceptable.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

*Sourabh Modi*  
( SOURABH MODI )



Date: 26/11/1994.

To

M/s. Fyrfo Private Limited,  
5-4-187/3 & 4,  
M.G. Road,  
Karbala Maidan,  
SECUNDERABAD - 500 003.

Dear Sir,

Sub:- Office accomadation of 200 Sft., on  
the 2nd floor of Soham Mansion, M.G.  
Road, Secunderabad - 500 003.

Ref:- Our earlier discussion and a last  
meeting on 23rd November, 1994 with  
Mr. Philip.

\* \* \*

The above premises shown to you, will be ready for occupation  
by December 15th, 1994. Rent for the place will be Rs. 1,250/-  
(Rupees One thousand two hundred and fifty only) per month,  
deposit equally in to six months rent will be charged. There  
will be an increase in rent and deposit of 25% every 3 years.  
We have had a long association with your company and hope  
that our offer will be acceptable.

Thank You.

Yours faithfully,  
for MODI BUILDERS.

  
( SOURABH MODI )

Date: 27/07/1994.

Dear Sirish Bhai,

We need information about the rental arrears of Fyrfo Private Limited, Soham Mansion, M.G. Road, Secunderabad. They are our tenants on the ground floor of Soham Mansion. The last correspondence we have is of 10th February, 1975. A copy of it has been enclosed. Apparently they haven't paid their rents for 8 to 10 years. The date of their last paid rent would be very <sup>u</sup>useful to us.

Thank You.

Yours faithfully,

*sm*

( SOHAM MODI )

To  
Shri. K. N. Sankaranarayanan  
N/A-2000 Private Limited,  
Mumbai Road,  
P.O. B. B. S. S.

Dear Sir,

Sub: Office printing charges of 1988  
Re: Your letter no. 2000/1988 dated 10/10/88.

I am very glad to receive your letter regarding the printing charges of the spiritual literature and my organization. In the absence of the spiritual literature and my organization, the printing charges of the spiritual literature and my organization are about Rs. 7,000/- (Seven thousand rupees) per year. In addition to this, I had also spent some amount for the printing and contribution to the Bureau of a spiritual literature for the past few years. Your local manager Mr. Phillip is aware of the printing charges which he was sending by way of bank draft. I request you to make the contribution for the printing charges of the spiritual literature.

I am sure you will continue to support the spiritual literature's dedication to the cause and mission.

Thanking you,

Sincerely,  
*[Signature]*

C.C. to Shri. Sankaranarayanan

P.S : The current amount of Rs. 7,000/- (Seven thousand rupees) of your printing charges for 1988.

# FYRFO PRIVATE LIMITED

MANUFACTURERS OF FIRE FIGHTING APPLIANCES AND ACCESSORIES  
WORKS : 'HILL VIEW', MAHUL ROAD, CHEMBUR, BOMBAY 400074.

A/c - GSP/303

01.02.1991

Shri Satish Chandra Modi,  
Modi Builders,  
Begumpet Road,  
Hyderabad-500 016.

Dear Sir,

I introduce myself as the brother-in-law of Late B S Manian and one of the Directors of Fyrfo Private Limited.

As you are aware we had originally rented the place at Karbala Maidan for our office and Shri B S Manian had negotiated the rent with you.

We were paying a rent of Rs.200/- p.m. and we continued paying the rent to Gurudev Ashram to whom you have donated the building.

We were approached by Mr.Murlidhar Dhoot for a revision in the rent amount sometime in September 1988. We had offered them an enhanced rent of Rs.400/- p.m. with the proviso of increasing the rent of 20% every five years. We have received no reply from them and our cheque for Rs.2,400/- being the annual rent for the year 1988 has been returned by them.

I shall be grateful if you could kindly use your good offices with the Ashram Authorities and make them agree to the revised rent of Rs.400/- p.m.

Thanking you and with regards,

Yours faithfully,  
For FYRFO PRIVATE LTD,

  
(K.N. RAMACHANDRAN)