



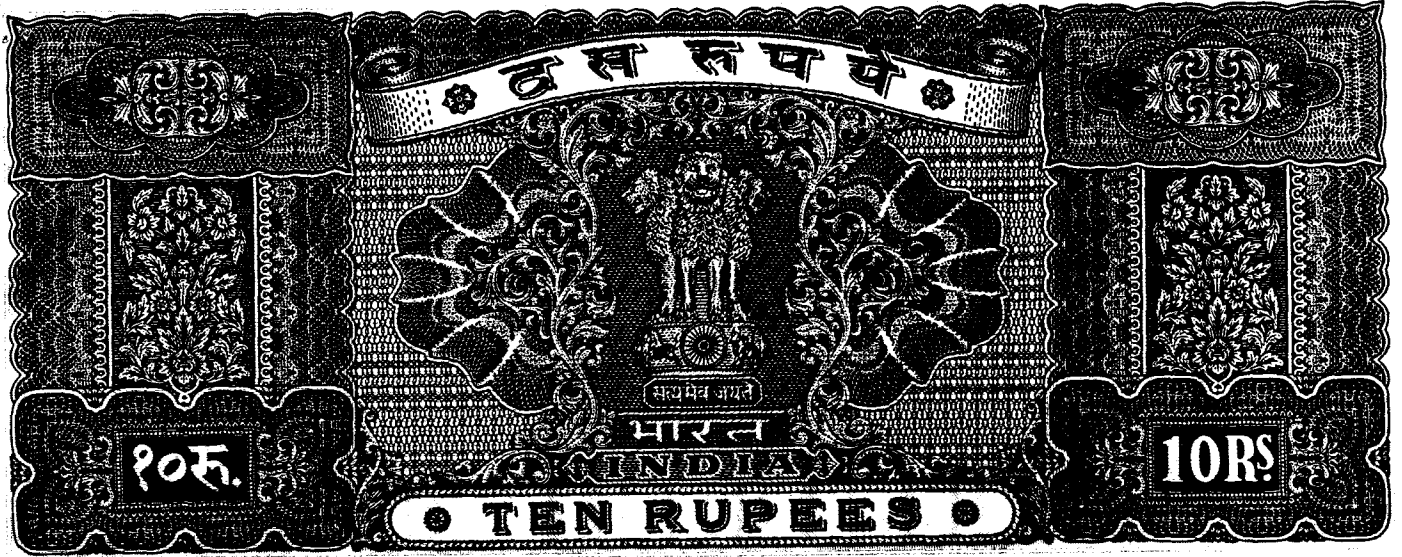
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 4 MAY 1992
 4 MAY 1992
 दिनांक
 एवं/श्री/श्रीमती
 का विशेष दस्तावेज वा विवरण
 श्री

TO ALL TO WHOM THESE PRESENTS SHALL COME : WE,
 Gurudev Siddha Peeth, a public charitable trust
 registered under the Bombay Public Trusts Act, SEND
 GREETINGS

W H E R E A S

(a) We are the owners of interalia various
 properties Situated at Hyderabad and Secunderabad in the
 State of Andhra Pradesh, and described in the Schedule
 hereunder written.

(b) We have agreed to sell to Shri Satish Modi the
 said properties under an agreement dated 29th June 1991
 (copy attached as Annexure 1) and have received the
 necessary permission from the Charity Commissioner as



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also from the Appropriate Authority.

(c) Pursuant thereto, we are, desirous of granting in favour of Shri Satish Modi, the Purchaser, a limited power of attorney in the manner set out hereinafter.

NOW KNOW YE ALL MEN BY THESE PRESENTS THAT WE Gurudev Siddha Peeth, a Public Charitable Trust registered under the Bombay Public Trust Act represented by its Managing Trustee do hereby constitute, nominate and appoint Shri Satish Manilal Modi, s/o Manilal C. Modi aged 48 years, resident of Hyderabad as our Special Power of Attorney holder to do all or any of the following acts, deeds and things :

- 1. To do all things authorised to be done under

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the said Agreement for Sale, copy whereof is annexed hereto as Annexure "1" to the end and intent that the said attorney shall perform and comply with all the terms and conditions mentioned in the said Agreement for Sale.

2. To negotiate and enter into agreements in the name of the said attorney alone (and not in the name of the Trust) in respect of the said properties described in the Schedule hereunder written in consonance with the terms and conditions of the said Agreement for Sale a copy whereof is annexed here to as Annexure "1".

3. To pay necessary taxes and all other outgoings including fees, rates and cesses in respect of the said properties and obtain receipts from the concerned authorities in that behalf.

4. To make applications under the provision of Urban Land (Ceiling & Regulation) Act, Housing and Urban Development Act and all other allied Acts for the purpose of obtaining necessary permission for development of the said properties in consonance with the terms and conditions of the said Agreement for Sale.

5. And generally to do all other acts, deeds matters and things in respect of the said properties as have been agreed upon under the said Agreement for Sale a copy whereof is annexed hereto as Annexure "1", to the end and intent that the said attorney shall hand over the possession of any property to any third party only against payment to the trust of all amounts due under the terms and conditions of the Agreement for Sale and not prior thereto Subject further that the said attorney shall be liable for all acts, deeds matters and things

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done made or executed pursuant to the powers given hereunder and that the trust or trustees shall not be liable in whatsoever manner in respect of such acts, deeds, matters or things And it is further provided that the said attorney shall only be authorised to do all things provided for in the said Agreement for sale and no further.

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals the day and year first hereinabove written.

THE SCHEDULE ABOVE REFERRED TO

(a1) Property bearing MCH No. 5-4-187/3 and 4/8 2331 sq. yds. equivalent 1949 sq. mts.

and

(a2) Property bearing MCH No. 5-4-187/3 and ~~3/4~~ ^{2/4} *D* Road, and admeasuring 1055 sq. yards. equivalent to 880.3 sq. mtrs. and known as Soham Mansion both situate at Karbala Maidan, Secundrabad.

(b1) Property bearing MCH No. 141 (old) and 1-8-179 (New) forming part of land known as Lakhpat Building admeasuring ²²⁷⁵ ~~2059~~ sq. yards equivalent to ¹⁹⁰¹⁼¹¹ ~~1807~~ sq. mtrs. *D*

and

(b2) Property bearing MCH No. 141 (old) and 1-8-179 (new) open land with structures forming part of Lakhpat Building admeasuring ⁹⁰⁴ ~~920~~ sq. yrds. equivalent to ⁷⁵⁷ ~~757~~ sq. mtrs both situate at Sarojini Devi Road, (Paradise Cross Road), Secunderabad, A.P. *D*

(c) Property bearing S. No. 37 and Part of S.

No.38 admeasuring 7848.55 sq. yds. equivalent to 6561.38 sq. mtrs. situated adjacent to Chikot Garden, Begumpet, Secunderabad, A.P.

and

(d) Property bearing MCH No.6-3-344 (Part) known as Muktashram admeasuring 2840 sq. yds. equivalent to 2376 sq. mtrs. situated at Banjara Hills, Near Road No.1, Hyderabad, A.P.

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Signed Sealed and Delivered by)
Gurudev Siddha Peeth by the hand)
of its ^{authorized} Managing Trustee)
Shri Thomas Korula)
in presence of. S.S. Tolvi)
Advocate

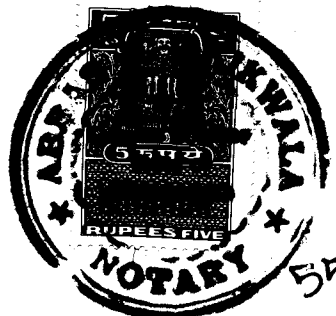
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Before me,
Handwritten signature
(ABBAS E. AKIKWALA,
NOTARY, GREATER BOMBAY,
STATE OF MAHARASHTRA,
15-5-92

Identified by me
M. Shalt
Advocate
Harrani & Co.

In



Handwritten date 5/5/92

NOTARY REGISTRATION
NO. 294, EXPIRES ON
17TH JANUARY 1995

DATED THIS 15th DAY OF MAY, 1992

GURUDEV SIDDHA PEETH

TO

SATISH MODI

POWER OF ATTORNEY

M/S. HARIANI & CO.
ADVOCATES & SOLICITORS,
LENTIN CHAMBERS,
DALAL STREET, FORT,
BOMBAY 400 023.

B