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INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

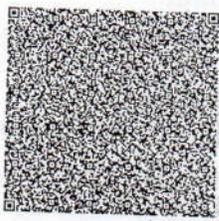


सत्यमेव जयते

Certificate No. : IN-DL222704370173300
 Certificate Issued Date : 02-Mar-2016 03:10 PM
 Account Reference : IMPACC (IV)/ dl737503/ DELHI/ DL-DLH
 Unique Doc. Reference : SUBIN-DL737503433068300596900
 Purchased by : NATIONAL INSTITUTE OF IMMUNOLOGY
 Description of Document : Article 23 Conveyance
 Property Description : Not Applicable
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : MUNICIPAL CORPORATION FARIDABAD
 Second Party : NATIONAL INSTITUTE OF IMMUNOLOGY
 Stamp Duty Paid By : NATIONAL INSTITUTE OF IMMUNOLOGY
 Stamp Duty Amount(Rs.) : 100
 (One Hundred only)

Handwritten signature

एच. वी. सैंतो / M. V. Santo
 प्रमुख / Head - Administration
 राष्ट्रीय स्वास्थ्य विज्ञान एवं प्रौद्योगिकी संस्थान
 (जैव प्रौद्योगिकी विभाग का एक स्वायत्त संस्थान)
 राष्ट्रीय प्रौद्योगिकी विभाग, भारत सरकार
 (An autonomous Institute of the Dept. of Biotechnology, Govt. of India)
 NCR Biotech Science Cluster, 3rd Milestone, Faridabad-Gurgaon Expressway
 PO Box No. 04, Faridabad-121001 Haryana, India



10:56
2



Please write or type below this line.

CONVEYANCE DEED FOR RS. 17.04 CRORES

Stamps: Exempted /Waive off

(As per clause No 2&3 of Memo No F. No. S. 33013/5/2012-SO (ST) dated 14th Sept.'2012 Ministry of Finance Govt. Of India)

THIS DEED OF CONVEYANCE is made on this 5th day of July '16. By:

ASST. ARCHITECT
 P.W. Commissioner
 Municipal Corporation
 Faridabad

Cont-----:2:
 N.S. Padmanabhan
 बरिष्ठ प्रबंधक / Senior Manager
 राष्ट्रीय प्रतिरक्षाविज्ञान संस्थान
 National Institute of Immunology
 (जैव प्रौद्योगिकी विभाग, भारत सरकार)
 (Department of Biotechnology, Govt. of India)
 110 007 / New Delhi - 110 067

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.gov.in" and as displayed in the details of this Certificate and as is in need-110 007 / New Delhi - 110 067
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

प्रलेख नः 4992

दिनांक 18/07/2016

| | |
|-------------------------|----------------------------|
| डीड संबंधी विवरण | |
| डीड का नाम | CONVEYANCE WITH IN MC AREA |
| तहसील/सब-तहसील | फरीदाबाद |
| गांव/शहर | भाकडी |
| धन संबंधी विवरण | |
| रजिस्ट्रेशन फीस की राशि | 0.00 रुपये |
| पेस्टिंग शुल्क | 6.00 रुपये |

Drafted By: self

Service Charge: 200.00 रुपये

यह प्रलेख आज दिनांक 18/07/2016 दिन सोमवार समय 1:59:00PM बजे श्री/श्रीमती/कुमारी M.CF पुत्र/पुत्री/पत्नी श्री/श्रीमती/कुमारी निवासी fbd द्वारा पंजीकरण हेतु प्रस्तुत किया गया।

हस्ताक्षर प्रस्तुतकर्ता

श्री M.CF

उप/सयुक्त पंजीयन अधिकारी
फरीदाबाद

उपरोक्त विब्रेता व श्री/श्रीमती/कुमारी National Institute of Immunology thru Harendra singh ब्रेता हाजिर है। प्रस्तुत प्रलेख के तथ्यों को दोनो पक्षो ने सुनकर तथा समझकर स्वीकार किया। दोनो पक्षो को पहचान श्री/श्रीमती/कुमारी K K Sharma पुत्र/पुत्री/पत्नी श्री adv निवासी fbd व श्री/श्रीमती/कुमारी Satbir singh पुत्र/पुत्री/पत्नी श्री/श्रीमती/कुमारी Ram chander निवासी fbd ने को। साक्षी नः 1 को हम नम्बरदार/अधिवक्ता के रूप में जानते है तथा वह साक्षी नः 2 की पहचान करता है।

दिनांक 18/07/2016

उप/सयुक्त पंजीयन अधिकारी
फरीदाबाद

यह प्रमाणित किया जाता है कि पंजीकृत वसीका को स्कैन प्रति jamabandi.nic.in पर डाल दी गई है।

उप / सयुक्त पंजीयन अधिकारी
फरीदाबाद

Revenue Department Haryana

एच.वी. सैंतो / M. V. Santio
प्रधान - प्रशासन / Head - Administration
प्रासलेसनल स्वास्थ्य विज्ञान एवं प्रौद्योगिकी संस्थान
(अनुसंधान के विभाग एवं प्रौद्योगिकी विकास के विभाग के अधीन)
HARIS-EX
Translational Health Science and Technology Institute
(An autonomous institute of the Dept. of Biotechnology, Govt. of India)
NCR Biotech Science Cluster, 3rd Milestone, Faridabad-Gurgaon Expressway,
PO Box No. 04, Faridabad-121001 Haryana, India

NIC-HSU

5 JUL 2016

Municipal Corporation Faridabad through its Commissioner (hereinafter called the "MCF", which expression shall mean and include its heirs, successors, legal representative, administrators, executors, nominees and assigns) on the one PART.

IN FAVOUR OF

Senior Manager, National Institute of Immunology, Aruna Asaf Ali Marg, New Delhi-110067 (hereinafter called "VENDEE", which expression shall mean and include its heirs, successors, legal representatives, administrators, executors, nominees and assigns) on the OTHER PART.

WHEREAS the MCF is the owner and is possession of the land measuring 136.92 bighas i.e. 85.20 acres comprising of khasra Nos. 1, 2, 3, 8min, 9, 10, 11, 12, 13min, 14min, 15min, 16min, 17 located in revenue estate of village Bhankri, Tehsil and district Faridabad, Haryana(hereinafter referred to as the "said land").

AND WHEREAS THE VENDEE has agreed to purchase and the MCF has agreed to sell absolutely the said land free from encumbrances, charges and demands whatsoever.

AND WHEREAS the proposal of the MCF to sell the aforesaid land to the VENDEE has been sanctioned by the Commissioner & Secretary, Local Bodies of Haryana Government vide Memo No. 13/16/2008-3C II dated 21/07/2008 and accordingly the land measuring 160 acres has been allotted to the vendee vide MCF Memo No. MCF/CTP/2008/66 dated 29-07-2008.

NOW THE DEED WITNESSES AS FOLLOWS:

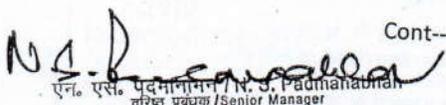
1. That in consideration of the payment of Rs 17.04 Crores (Rupees Seventeen Crores and four lacs only) already made by the VENDEE as described in detail hereunder, the receipt of which has been admitted and acknowledge by the MCF vide their Memo No. MCF/FC/09/125 dated for Rs 27/01/2009, the MCF transfers to the VENDEE the said land by way of sale to peaceably hold, use and enjoy the said land along with all rights related thereto, as absolute owners.

PAYMENT DETAILS

| S.No. | Date of Receiving | Cheque No. | Date of Cheque | Amount |
|-------|-------------------|------------|----------------|---------|
| 1- | 05/09/08 | 816432 | 03/09/08 | 8.00 Cr |
| 2- | 29/09/08 | 828990 | 10/09/08 | 4.00 Cr |

G-8 No. 
 एम.वी. सैंटो / M. V. Santo
 प्रबन्धन - प्रशासन / Head - Administration
 द्रामनेशनल स्वास्थ्य विज्ञान एवं प्रौद्योगिकी संस्थान
 (जोते सरकार के विज्ञान एवं प्रौद्योगिकी विभाग का एक स्वायत्त संस्थान)
 National Health Science and Technology Institute
 (An autonomous Institute of the Dept. of Biotechnology, Govt. of India)
 NCR Biotech Science Cluster, 3rd Milestone, Faridabad-Gurgaon Express
 PO Box No. 04, Faridabad-121001 Haryana, India


 ASSISTANT ARCHITECT
 For Commissioner
 Municipal Corporation
 Faridabad

Cont-----:3:

 एन. एस. पद्मनाभन / N. S. Padmanabhan
 वरिष्ठ प्रबंधक / Senior Manager
 राष्ट्रीय प्रतिस्वाविज्ञान संस्थान
 National Institute of Immunology
 (जोते प्रौद्योगिकी विभाग, भारत सरकार)
 (Department of Biotechnology, Govt. of India)
 अरुणा आसफ अली मार्ग / Aruna Asaf Ali Marg
 नई दिल्ली-110 067 / New Delhi - 110 067

| | | | | | |
|----|----------|--------|----------|---------|----------|
| 3- | 22/10/08 | 407369 | 07/10/08 | 8.00 Cr | 2146/083 |
| 4- | 22/10/08 | 826186 | 07/10/08 | 8.00 Cr | 2146/084 |
| 5- | 20/11/08 | 575113 | 27/10/08 | 4.00 Cr | 2146/089 |

Total-

Rs 32.00 Crores

(The Vendee has made total payment of Rs 32 Crores to vendor for allotment of 160 acres of land in revenue estate of village Badkhal & Bhankri. The vendor assures to the vendee that execution of the conveyance deed for land measuring 74.80 acres falling under revenue estate village Badkhal will be done after disposal of the write petition pending before the Hon'ble High Court Punjab & Haryana.)

No amount whatsoever is outstanding or payable by the VENDEE to the MCF in respect to the said land.

2-The MCF hereby assures the VENDEE and covenants that it has got a clear marketable title in respect of the said land and that the MCF is entitled to sell the same. The MCF has also assured the VENDEE that the said land is free from all type of encumbrance, mortgages, loans, charges taxes, cesses, litigation, prior sale, attachment and restraints orders. In case any encumbrance, charges etc., is found payable in respect of the said land then in that event the MCF shall be liable to and will clear/pay the same immediately on being called upon by the VENDEE to do so.

3- The MCF has put the VENDEE in actual physical possession of the said land and the MCF is not left with any right, interest or title in respect of the same.

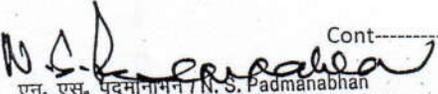
4- The stamp and registration expenses etc., of this sale deed have been paid and borne by the VENDEE (If Applicable).

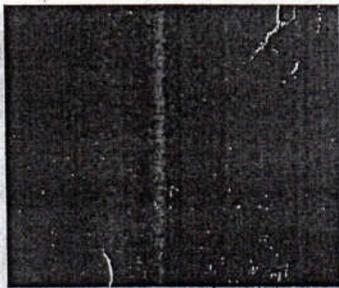
5-The VENDEE shall develop the said land and shall undertake construction activity as per the terms of the allotment letter and within the frame work of building by-laws of the MCF and the Punjab Scheduled roads and controlled area (restriction of Unregulated development Act, 1963) and the rule framed there under.

6-The MCF further undertakes that in case any deed or document is required to be executed or any Act is needed to be done including the sanctioning or mutation of the land in favour of the VENDEE, the MCF will do so upon being called upon to do so by the VENDEE at the expense of the VENDEE.


एन. वी. सैंटो / M. V. Santo
प्रधान - प्रशासन / Head - Administration
ट्रान्सलेगनल स्वास्थ्य विज्ञान एवं प्रौद्योगिकी संस्थान
(भारत सरकार के विज्ञान एवं प्रौद्योगिकी विभाग का एक स्वायत्त संस्थान)
Translational Health Science and Technology Institute
(An autonomous Institute of the Dept. of Biotechnology, Govt. of India)
NCR Biotech Science Cluster, 3rd Milestone, Faridabad-Gurgaon Expressway,
PO Box No. 04, Faridabad-121001 Haryana, India


ASSTT. ARCHITECT
For Commissioner
Municipal Corporation

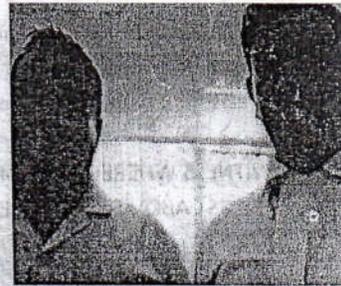

Cont-----:4:
एन. एस. पदमोनाभन / N. S. Padmanabhan
वरिष्ठ प्रबंधक / Senior Manager
राष्ट्रीय प्रतिरक्षाविज्ञान संस्थान
National Institute of Immunology
(जैव प्रौद्योगिकी विभाग, भारत सरकार)
(Department of Biotechnology, Govt. of India)
अरुणा आसफ अली मार्ग / Aruna Asaf Ali Marg
नई दिल्ली-110 067 / New Delhi - 110 067



विक्रेता



क्रेता



गवाह

| | | |
|----------|----------------------------|--|
| विक्रेता | M.CF | |
| क्रेता | National Insitute of Immun | |
| गवाह | K.K Sharma | |
| गवाह | Satbir singh | |

Handwritten signatures and text: M.K., K.K Sharma, सत्यबीर सिंह

भारत सरकार/Ministry of Health & Family Welfare
 भारत सरकार/Ministry of Health & Family Welfare
 YOOJOMMI OF IMMUNOLOGY
 11007 New Delhi-11007

प्रमाण-पत्र

प्रमाणित किया जाता है कि यह प्रलेख क्रमांक 4,992 आज दिनांक 18/07/2016 को बही नः 1 जिल्द नः 0 के पृष्ठ नः 83 पर पंजीकृत किया गया तथा इसको एक प्रति अतिरिक्त बही सख्या 1 जिल्द नः 11 के पृष्ठ सख्या 67 से 69 पर चिपकाई गयी। यह भी प्रमाणित किया जाता है कि इस दस्तावेज के प्रस्तुतकर्ता और गवाहों ने अपने हस्ताक्षर/निशान अंगुठा में सामने किये है।

दिनांक 18/07/2016

Handwritten signature

उप/संयुक्त पंजीयन अधिकारी
फरीदाबाद

ए. वी. सैंटो / M. V. Santo
 प्रमुख - प्रशासन / Head - Administration
 ट्रांसलेशनल स्वास्थ्य विज्ञान एवं प्रौद्योगिकी संस्थान
 (भारत सरकार के विज्ञान एवं प्रौद्योगिकी विभाग का एक स्वायत्त संस्थान)
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 PO Box No. 04, Faridabad-121001 Haryana, India

7- The MCF will at all times hereafter keep the VENDEE and its estate indemnified from and against all and any encumbrances , mortgages, loans, charges, taxes, cesses, litigation, prior sale , attachment and restraint orders. In the event of any part of the said land being lost to the VENDEE on account of any claim made hereto by any person, the MCF and its representatives, assigns etc., shall indemnify the VENDEE of such loss together with all litigation expenses and damages etc., that may be incurred by the VENDEE to prove its title in respect of the land.

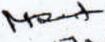
TN WITNESS WHEREOF THE MCF HAS EXECUTED THIS DEED OF SALE IN FAVOUR OF THE VENDEE ON THE DATE FIRST ABOVE MENTIONED.

ASSTT. ARCHITECT
For Commissioner
Municipal Corporation
Faridabad
MCF

Municipal Corporation Faridabad
Through its Commissioner

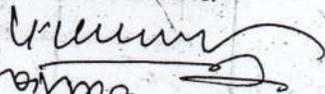
WITNESSES:

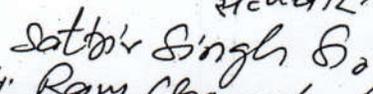
1- 
JITENDER SINGH
PLANNING ASSISTANT

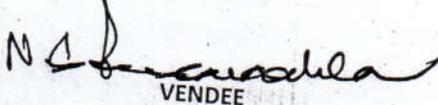
2- 
MAHIPAL SINGH
DEPUTY TOWN PLANNER

WITNESSES:

1- 
हरेन्द्र सिंह/Harendra Singh
कार्यपालक अभियंता/Executive Engineer
राष्ट्रीय प्रतिरक्षाविज्ञान संस्थान
NATIONAL INSTITUTE OF IMMUNOLOGY
अरुणा आसफ अली मार्ग/Aruna Asaf Ali Marg
नई दिल्ली-110067/New Delhi-110067

1. 
K.K. Sharma
Advocate
Court No. 72, Distt Court
Faridabad
सचिवीर सिंह

2. 
Satbir Singh &
Sh. Ram Chander &
1/297, Indira Colony
Distt. Faridabad


VENDEE
SENIOR MANAGER
NATIONAL INSTITUTE OF IMMUNOLOGY
Aruna Asaf Ali Marg, New Delhi -110067

एन. एस. पद्मानाभन / N. S. Padmanabhan
वरिष्ठ प्रबंधक / Senior Manager
राष्ट्रीय प्रतिरक्षाविज्ञान संस्थान
National Institute of Immunology
(जैव प्रौद्योगिकी विभाग, भारत सरकार)
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अरुणा आसफ अली मार्ग / Aruna Asaf Ali Marg
नई दिल्ली-110 067 / New Delhi - 110 067


एन वी सार्दा / M.V. Sarda
प्रधान - प्रधान / Head
प्रगत स्वास्थ्य विज्ञान संस्थान
(भारत सरकार के विज्ञान एवं प्रौद्योगिकी विभाग)
Translational Health Science
(An autonomous institute of the Dept. of Biotechnology)
NCR Biotech Science Cluster, 3rd Milestone, Faridabad
PO Box No. 04, Faridabad-121001