

## SUPPLEMENTARY AGREEMENT FOR **ALLOCATION OF SHARE**

This peed of Supplementary Agreement for Allocation of Share is made and executed on this 28<sup>th</sup> December 2018 at Bhubaneswar.

## **BETWEEN**

(1) Bijayalaxmi Routray aged about 73 yrs, W/o- Late Budhi Rout,(2) DULLAV KUMAR ROUTRAY, aged about 51 years, S/o. Late Budhi Rout, (3) ULLASH ROUTRAY, aged about 36 years S/o. Late Budhi Rout, (4) PRABINA PRADHAN, aged about 46 years D/o. Late Budhi Rout, (5) PRATIMA ROUTRAY, aged about 43 years D/o. Late Budhi Rout, (6) BEBINA JENA, laged about 35 years D/o. Late Budhi Rout, (7) PRAMILA ROUTRAY, aged about 45 years, W/q. Late

For ODISHA UDYOG INFRAPROJECT. Ballav Kumar Routray and daughter-in-law of Late Budhi Routray, (8) SASMITA ROUTRAY, aged about 31 years D/o. Late Ballav Kumar Routray and Grand Daughter of Budhi Rout, (9) RASMITA ROUTRAY, aged about 27 years D/o. Late Ballav Kumar Routray 📮 and and Grand Daughter of Budhi Rout (10) BIBHU PRASAD ROUTRAY, aged about 22 years S/o. Late Ballav Kumar Routray and and Grand Son of Budh Rout (11) KALPANA ROUTRAY, aged about 26 years D/o. Late Ballav Kumar Routray and Grand Daughter of Budhi Rout (12)Ashamani Routray aged about 83 yrs w/o- Siddha Rout (13)MINAKSHI PRADHAN, aged about 45 years D/o. Late Sidha Rout, (14) Shibabrat Rout @ Routray, aged about 25 years, Adopted son of Late Sidha Rout, all are by caste - Khandayat, resident of At. Ranasinghpur, P.O. - Sarakantara, P.S. - Tamando, District - Khurda (Odisha) (here-in-after called the "Land Owner" which expression unless by or repugnant to the subject or context shall deem to and include his heirs, successors, legal representatives and assigns etc.) the parties of the First Part

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AND

N.K. SAHOO` HUBANESWAR

Managing Partner Sri Sidharth Sekhar Mohapatra aged about 33yrs, s/o- Sri Umesh Chandra Mohapatra, Caste- Brahmin, profession-business of N3/448,IRC village, PS- Nayapalli, dist- Khurda, Odisha hereinafter called the 'DEVELOPER', which expression unless by or repugnant to the subject or context shall deem to mean and include its successors in office, administrators, legal representatives, assigns, the SECOND PART.

W, Deviaj Behena

For ODISHA UDYOG INFRAPROJECT

Seahon Mahapatra

Wiz Saturghna peadhan

WHEREAS, the Land Owner had entered with an agreement for development of the schedule land and to construct residential apartment on it, with the Developer on dtd. 05/12/2014 on sharing basis i.e. 46% towards owner's share and 54% towards Developer's share and after execution of agreement, the Developer applied for approval of apartment over the said land to the B.D.A. Bhubaneswar, and the Developer has got approved building plan from B.D.A., Bhubaneswar, vide Letter No.- 32003 , Bhubaneswar, dated 06/12/2018. The Developer/Builder shall construct the building as per approved building plan of the B.D.A. in the name and style of "9 GRAND AVENUE" and for better use and enjoyment the both parties entered into this Supplementary Agreement for Allocation of Share to get their share, hence the parties execute this

NARENDRA KIGARA SAHOO NOTARY, DITERANGE MAR GOVT. DITERANGE MAR Regd. No- 040/2003

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AND WHEREAS the Land Owner towards the consideration amount of the schedule land shall get against his share which means and includes that the Land Owners shall be entitled to get the following finished flats along with 37 nos. of car parking/Garage in basement floor.

Supplementary Agreement.

For ODISHA UDYOG INFRAPROJECT Szelhautka Sealan Malap

W, Devraj Bekena

Wz Salenghra pradhan.

	SL.NO	FLOOR NO	FLAT NO	TYPE	AREA(S.B.A.)	GARAGE ALLOTED
	1	GROUND	G01	2BHK	1184	G01
	2	GROUND	G02	ЗВНК	1535	G02
	3	GROUND	G05	2BHK	1184	G05
	4	GROUND	G06	ЗВНК	1535	G06
	5	1ST	103	ЗВНК	1535	103
	6	1ST	104	2BHK	1189	104
	7	1ST	108	2BHK	1189	108
	8	1ST	107	ЗВНК	1608	107
	9	2nd	201	2BHK	1184	201
	10	2nd	202	ЗВНК	1535	202
	11	2nd	205	2BHK	1184	205
	12	2nd	206	ЗВНК	1608	206
	13	3rd	303	ЗВНК	1535	303
	14	3rd	304	2ВНК	1189	304
	15	3rd	308	2BHK	1189	308
	16	3rd	307	3ВНК	1608	307
	17	4th	401	2BHK	1184	401
	18	4th	402	ЗВНК	1535	402
	19	4th	405	2BHK	1184	405
The state of the s	20	4th	406	ЗВНК	1608	406
OT.	1 21	5th	503	ЗВНК	1535	503
The state of the s	22 /	5th	504	2BHK	1189	504
V.K. S/	HOZB	5th	508	2ВНК	1189	508
	24	5th	507	ЗВНК	1608	507
040/2 EXPYRY	25/5	6th	601	2BHK	1184	601
05/11/2	02326	/ 6th	602	ЗВНК	1535	602
OF	27//	6th	605	2BHK	1184	605
	28	6th	606	ЗВНК	1608	606
	29	7th	703	ЗВНК	1535	703
	30	7th	704	2BHK	1189	704
	31	7th	708	2BHK	1189	708
	32	7th	707	ЗВНК	1608	707
	33	8th	801	2BHK	1184	801
	34	8th	802	ЗВНК	1535	802
	35	9th	904	2BHK	1189	904
	36	9th	908	2BHK	1189	908
	37	9th	907	ЗВНК	1608	907

37 Nos. Total. 50760 sq.ft.

Managing Partner

Sidnate Realon Mahapatus

For ODISHA UDYOG INFRAPROJECTS

GOVT. OF OF Regd. No- 940/2003

AND WHEREAS the Developer/ Builder who is making the entire construction at it's own cost and expenditure shall be entitled the 80 nos. flats out of which 43 numbers flats towards the other part of the land owner. Be it specifically mentioned here that, the Builder/Developer is at liberty to sale, keep or otherwise dispose off/transfer, allotment, enter in to an agreement to sale or can adopt any procedure to convey undivided imparitable the in the balance flats to any (proportionate interest person/intending purchaser.

Developer's Share of Residential, (43nos, Flat)

	SL.NO	FLOOR NO	FLAT NO	TYPE OF FLAT	AREA(S.B.A)	GARAGE ALLOTED
	1	GROUND	G03	3ВНК	1535	G03
	2	GROUND	G04	2BHK	1189	G04
	3	GROUND	G07	ЗВНК	1535	G07
	4	GROUND	G08	2BHK	1189	G08
	5	1ST	101	2BHK	1184	101
	6	1ST	102	ЗВНК	1535	102
	LA A	1ST	105	2BHK	1184	105
S. S	8	/_/\LST	106	ЗВНК	1608	106
No.	SAPOR	2nd	203	3BHK	1535	203
34	NE <b>10</b> VA	A 2nd	204	2BHK	1189	204
cii 4£	7, 11,	2nd	207	ЗВНК	1608	207
ing:	12 E	/ 2nd	208	2BHK	1189	208
/1	1/2133	(6) /3rd	301	2BHK	1184	301
Jones !	= 140	3rd	302	ЗВНК	1535	302
1	15	3rd	305	2BHK	1184	305
	16	3rd	306	3BHK	1608	306
	17	4th	403	ЗВНК	1535	403
	18	4th	404	2BHK	1189	404
	19	4th	407	ЗВНК	1608	407
	20	4th	408	2BHK	1189	408
	21	5th	501	2BHK	1184	501
	22	5th	502	3BHK	1535	502
	23	5th	505	2BHK	1184	505
	24	5th	506	3BHK	1608	506
	25	6th	603	3BHK	1535	603
	26	6th	604	2BHK	1189	604
	27	6th	607	3BHK	1608	607

For ODISHA UDYOG INFRAPROJECTS

Managing-Partner

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SL NO				TO THE PROPERTY OF THE PROPERT	GARAGENO
	FLOOR	FLAT NO	TYPE	AREA(S.B.A.)	ALLOTED
28	6th	608	2BHK	1189	608
29	7th	701	2BHK	1184	701
30	7th	702	3BHK	1535	702
31	7th	705	2BHK	1184	705
32	7th	706	ЗВНК	1608	706
33	8th	803	3BHK	1535	803
34	8th	804	2BHK	1189	804
35	8th	805	2BHK	1184	805
36	8th	806	3ВНК	1608	806
37	8th	807	3ВНК	1608	807
38	8th	808	2BHK	1189	808
39	9th	901	2BHK	1184	901
40	9th	902	ЗВНК	1535	902
41	9th	903	ЗВНК	1535	903
42	9th	905	2BHK	1184	905
43	9th	906	ЗВНК	1608	906

Total: 43 Nos. Total.59414 sq.ft.

## WITNESSETH AS UNDER: -

That, the Land Owner shall not claim any extra Area cather than the stipulated Area as per this document road with the agreement dtd. 05/12/2014 executed between both the parties and the said agreement need be treated as part of this document.

02. That, the Developer shall hand over the possession of the land owners allocation of finished flats Within 3 yrs from the date of BDA Approval i.e. 06/12/2018

That, the flats shall be constructed as per the 03. specifications mentioned in the principal agreement dated 05/12/2018.

That, the Land owner is at liberty to supervise the 04. construction at the site and can intimate the Developer for correction or reformation if any error arises at the part of the construction. But after construction or in between completion of construction and handing over of possession to the land owners/or their legal heirs the land owner shall be stopped to raise any complain against construction.

OF ODISHA UDYOG INFRAPROJECT

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Regd. No- G40/2003

- 05. That neither party shall have right to raise any objection or obstruction to each other party in the free use and enjoyment of his/their share.
- O6. That both the parties shall use and enjoy their respective share and may sell the same to any other third party for which the other party shall not raise any objection or obstruction for the same.
- 07. That this supplementary agreement shall be treated as part and parcel of the Notarized Principal Agreement vide dated 03/11/2014.
- O8. That the Land Owners have executed a Regd. General Power of Attorney bearing I.D. No. 1131407843 and Document No.- 41131407238 dtd. O5/12/2018 registered in the office of Sub-Registrar, Khandagiri, Bhubaneswar in favour of the Developer for construction of the Residential Apartment and sale his share, to which the Land Owners/First Party shall not cancel the same in any manner whatsoever at any point of time.
- 09. That if any dispute arises the matter shall be settled as per the provisions enumerated in the agreement dtd.05/12/2014 executed between the parties.

## **SCHEDULE OF PROPERTY**

Dist.- Khurda , P.S.- Khandagiri , P.S. No.- 07, Tahasil- Bhubaneswar , under the Jurisdiction of Sub-Registrar, Khandagiri, Bhubaneswar, Mouza-Ransinghpur.

Khata No. 147, Plot No. 133/1259, Area-AC.0.756(decs)

N.K. SAHOO BHUBANESWAR REGO. NO-040/2003 EXPRY DATE 05/11/2023

W, David Behero

W2 Satrughna Preadhom.

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IN WITNESS WHERE OF THE Both Parties hereto have signed this Deed of Supplementary Agreement for Allocation of Share on this 28th day of December 2018 at Bhubaneswar.

IN WITNESSES:

OI. Order 2: Perroy Beleva Brank Louf Tray

By 1: Bidyodhou Beleva Brankanta Roufina Poutoval

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For ODISHA UDYOG INFRAPROJECTS

Sidhartha Senhar Mahapatral

Signature of the Developer / 2the Party

Signature of the land owner/1<sup>ST</sup> PARTY

STANK SAHOO NO STANK

Ordanos: Kankia

NARENDRA CENTAR SALOP NOTARY, BHUB DE SVAR 2 \ 8 GOVT. OF ODISHA Regd. No- 940/2003