

11 DEC 2023



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P.K. DALABEHERA
Notary, Bhubaneswar
Regd. No- QN-46/09

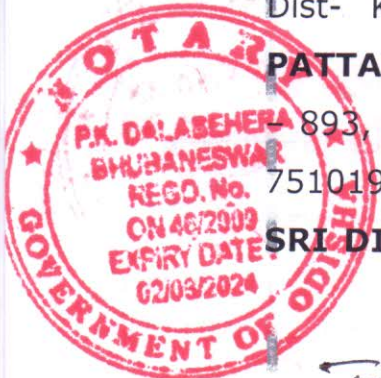
14AA 015971

AGREEMENT FOR ALLOCATION OF SHARE IN "KOKILA DREAM HOME"

THIS AGREEMENT is made on this 11th day of December 2023 (Two Thousand Twenty Three)

BETWEEN

- 1) **SRI SUDHIR CHANDRA PATTANAİK**, aged about 74 years, resident of Plot No. 12, Basera Manson, Padmabati Vihar, Saiashree Vihar, Chandrasekharpur, Bhubaneswar, Dist- Khurda, PIN - 751021 2) **SRI SURENDRANATH PATTANAYAK**, aged about 68 years, resident of Plot No. LIG 893, K4, Kalinga Vihar, Bhubaneswar, Dist- Khurda, PIN - 751019, both are sons of Late Achyutananda Pattnaik, 3) **SRI DINA KRUSHNA PATTANAYAK**, aged about 49 years,



Jonas B. Realcon Pvt. Ltd.

Managing Director

17 DEC 2023

Handwritten mark

TRIC
A. B. BAHADUR
28 SEP 2023
ADDL. TREASURY OFFICER

1528
4/10/23

S. B. Seal on

Handwritten signature

Sarat Chandra Khatei
Stamp Vender
Khandagiri Sub-Registrar Office
Bhubaneswar

Handwritten mark

P.K. DALABHERA
Khandagiri Sub-Registrar Office
Bhubaneswar

GOVERNMENT OF ODISHA
REGISTRY
KHANDAGIRI
Bhubaneswar
EX. DATE
28/09/2023

REGISTRY
KHANDAGIRI
Bhubaneswar

resident of Duplex No. 31, Kokila Cottage, Birabandha, Bhubaneswar, Dist- Khurda, PIN - 751002 **2) SRI CHANDRA SEKHARA PATTNAYAK**, aged about 47 years, resident of Plot No. LB-20, Housing Board Colony, Kapila Prasad, Ps - Airfield, Po - Kuha, Bhubaneswar, Dist- Khurda, PIN - 751002, both sons of Late Rabindranath Pattnaik, hereinafter referred to as "**THE LAND OWNER** / First Party (which expression unless repugnant by or represent to the subject or context shall deem to mean and include their heirs, legal representatives, administrators, executors and assignees) of the **ONE PART**.

AND

M/S. SB REALCONPVT LTD" a registered company registered under the Companies **Act. 1956**, bearing registration No - U70101OR2003PTC007050 dtd. 30.01.2003, having its administrative Office at Plot No-190/702, Kokila Residency, Ananta Vihar, Pokhariput, PS - Airport, Bhubaneswar-751020, Dist- Khurda, represented through its **Managing Director Sri Janaki Ballava Samantaray**, aged about 55 years, S/o- Sri Chakrapani Samantaray, resident of Plot No- 505, Kokila Vihar, Pokhariput, PS - Airport, Bhubaneswasr, Dist- Khurda, hereinafter referred as "**PROMOTER/DEVELOPERS/ SECOND PARTY** (which expression unless by or repugnant to the subject or context shall deem to mean and include their legal heirs, successors, partners, representatives, administrators, executers and assigns of the **OTHER PART**.

WHEREAS the 1st Party have entered into a development agreement with the second party on dated 31/10/2022 on sharing basis. As per the said agreement the First Party's share will be

or S.B.REALCON PVT.LTD

Janaki Ballava Samantaray
Managing Director



37.5%. The Second Party have allotted following house in favour of the 1st party's share in the building/lay-out approval in the name and style as "KOKILA DREAM HOME" at Padhanshi mouza over Khata No. 419, Plot No. 269 Bhubaneswar.

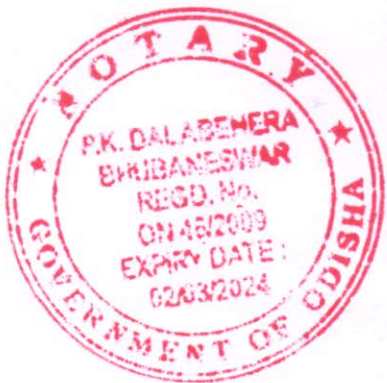
We hereby furnished the details of duplex house allotted below.

1. Sudhir Chandra Pattnaik: House No. 15, 16, 19, 20
2. Surendranath Pattnaik: House No. 2, 3, 11, 12
3. Dinakrushna Pattnaik &
4. Chandra Sekhar Pattnaik: House No. 13, 14, 17, 18

In the presence of witness where the parties hereto have signed this agreement and given their seal and signature on the date first written above i.e. 11th December 2023 at Bhubaneswar

Witnesses-

- | | |
|--|--|
| 1. Manojanjan Pattnaik
S/o - sudhir chandra pattnaik
Basera mansion Paglex No
12, Damana, C.S. Pat. | 1. Sudhir Chandra Pattnaik |
| 2. Sambijit Pattnaik
S/o Surendranath Pattnaik
44-893, K9, Kalinga Nihar, BBR,
751019, | 2. Surendranath Pattnaik
3. Dinakrushna Pattnaik
4. Chandra Sekhara Pattnaik |
- Signature of the First Party



For S.B. REALCON PVT. LTD.
Tansen Beuya Sanley
Managing Director
Signature of the Second Party

P.K. DALABEHERA
Notary, Bhubaneswar
Regd. No- ON-46/09

P.K. DALABEHERA
Notary, Bhubaneswar
Regd. No- ON-46/09

Certified that the executants of this deed are my clients and this deed has been typed according to my dictation and I explained the contents in Oriya to the executants who being satisfied put their signature in my presence as well as in the presence of the witnesses.

Bh
11.12.23
Advocate, Bhubaneswar

P.K. Dalabehera
11/12/23
P.K. DALABEHERA
Notary, Bhubaneswar
Regd. No- ON-46/09

