

392402283

Rs. 400

Rs. 1100

h  
10/11

Registering Officer  
CUTTACK  
10/11

For CITICON ENGINEERS LTD.  
~~As + arey over BOB~~ 10-1-24  
CHAIRMAN-CUM-MANAGING DIRECTOR

Block Development Officer  
Barang

### GIFT - DEED

THIS DEED OF GIFT made on this the 10 day of January, 2024 (Two thousand twenty Three).

#### NAME AND ADDRESS OF THE DONOR:

M/S CITICON ENGINEERS LTD., CIN: U45202OR1999LC005702, at Plot No. 540, Sahid Nagar, PO/PS: Sahid Nagar, Bhubaneswar-751007, Dist: Khurda, represented through its Chairman cum Managing Director SRI ANTARYAMI BADU, aged about 50 years, Aadhaar: 7251-3966-9406, Phone: 9937165585 S/o: Late Baishnab Charan Badu, By Caste: Khandayat, By Profession: Business, resident of Plot No. 540, Sahid Nagar, PO/PS: Sahid Nagar, Bhubaneswar, Dist: Khurda, Odisha (hereinafter called the DONOR which expression shall mean and include his heirs, successors, assigns and representatives) of the ONE PART.

For RAINBOW DEVELOPERS

Managing Partner  
SRI E. KUMAR  
Govindaraju  
10/01/2024

Mr. Dorin...  
10-1-24  
D-purued khand



**Endorsement of the certificate of admissibility**

Admissible under rule 25: duly stamped under the Indian stamp (Orissa Amendment act 1 of 2008) Act 1899, Schedule 1-A No. 33 Fees Paid : - 0, User Charges - 0,  
Total - 0.  
Date **10-Jan-2024**

*[Signature]*  
Signature of Registering officer

**Endorsement under section 52**

Presented for registration in the office of the Sub-Registrar **District Sub-Registrar CUTTACK** between the hours of 10:00 AM and 1:30 PM on the Date **10/01/2024** by **MS CITICON ENGINEER LTD REPRESENTED BY ITS MD ANTARYAMI BADU**, son/daughter/wife of **LATE BAISHANAB CHARAN BADU** of **AT-PLOT NO.540, SAHID NAGAR, PO/PS-SAHID NAGAR, BHUBANESWAR, DIST-KHURDA**, by caste **General**, profession **BUSINESS** and finger prints affixed.

Signature of Presenter / Date: **10-Jan-2024**

*[Signature]*  
Signature of Registering officer.

**Endorsement under section 58**

Execution is admitted by :

NAME	PHOTO	THUMB IMPRESSION	SIGNATURE	DATE OF ADMISSION OF EXECUTION
MS CITICON ENGINEER LTD REPRESENTED BY ITS MD ANTARYAMI BADU		 317183471	<i>[Signature]</i>	-----
MS RAINBOW DEVELOPERS REPRESENTED BY ITS MP GOVINDARAJU SREEKUMAR		 4491881	<i>[Signature]</i>	-----
GOVT OF ODISHA THROUGH BLOCK DEVELOPMENT OFFICER BARANGA BLOCK(GOVT)	Execution By GOVT OF ODISHA THROUGH BLOCK DEVELOPMENT OFFICER BARANGA BLOCK(GOVT) Who is Exempt from personal Appearance in this office U/S 88 Act XVI of 1908 approved by	Execution By GOVT OF ODISHA THROUGH BLOCK DEVELOPMENT OFFICER BARANGA BLOCK(GOVT) Who is Exempt from personal Appearance in this office U/S 88 Act XVI of 1908 approved by	Execution By GOVT OF ODISHA THROUGH BLOCK DEVELOPMENT OFFICER BARANGA BLOCK(GOVT) Who is Exempt from personal Appearance in this office U/S 88 Act XVI of 1908 approved by	-----
Identified by <b>SOUMYA RANJAN DAS</b> Son/Wife of <b>BIJAYA KUMAR DAS</b> of <b>AT-ORISSA HIGH COURT, DIST-CUTTACK-753002</b> by profession <b>ADVOCATE</b>				
SOUMYA RANJAN DAS		 4312990	<i>[Signature]</i>	-----

Date: **10-Jan-2024**

*[Signature]*  
Signature of Registering officer

**Endorsement of certificate of registration under section 60**

Registered and true copy filed in : Office of the District Sub-Registrar , CUTTACK

Book Number : 1 || Volume Number : 12

Document Number : 10392400616

for the year : 2024

Seal :  
Date : 25/01/2024

*[Signature]*  
Signature of Registering officer

Charges - 0.



For RAINBOW DEVELOPERS

*Govindaraju Sreekumar*  
10/1/24  
Managing Partner  
GOVINDARAJU SREEKUMAR

*As far as 'Bodh'*



For CITICON ENGINEERS LTD  
*As far as 'Bodh'* 10-1-24  
CHAIRMAN-CUM-MANAGING DIRECTOR

**Block Development Officer**  
**Barang**

**NAME AND ADDRESS OF THE CONSENTER:**

M/S RAINBOW DEVELOPERS., a partnership firm having its PAN: AAYFR5989F and having its registered office at 74-1-2, 5<sup>th</sup> Floor, Liberty Hospital Building, Opp. Autonagar Bus Terminus, Krishna Nagar Bunder Road, Vijayawada - 520010 Andhrapradesh, represented through its Managing Partner SRI GOVINDARAJU SREEKUMAR, Aadhaar: 7806-3914-1141, PAN: AGLPG1599D, Phone: 9885183346 aged about 48 years, S/o: Late Mahadeve Sadasivasankar Govindaraju, resident of 67-8-13 NSM School Road, Patamata, Vijayawada (Urban) Krishna Andhrapradesh - 520010 (hereinafter called the **CONSENTER** which expression shall mean and include his heirs, successors, assigns and representatives) of the Caste - Brahmin,  
**ONE PART.**

For RAINBOW DEVELOPERS

*Govindaraju Sreekumar*  
Partner  
GOVINDARAJU SREEKUMAR

*Dr. D. Murad Khan*  
10-1-24

*D. Murad Khan*  
10-1-24





out of 900dec.. Khata No-592/685, Plot No-1702, Road Area 0.087dec out of 170dec.

Khata No-592/685, Plot No-1703, Road Area 0.110.5dec out of 200dec. Khata No-592/277, Plot No-1704/2015, Road Area 0.152dec out of 295dec.

Khata No-11, Plot No-1705, Road Area 0.032dec out of 153dec.

Khata No-592/685, Plot No-1708, Road Area 0.467dec Out of 1.900dec. Khata No-592/517, Plot No- 1709, Road Area 0.144dec Out of 450 dec.

Khata No. 592, Plot No-1267, Road Area 0.041dec Out of 354dec. Khata No-592/288, Plot No-1723, Road

Area 0.231.5dec Out of 1.100dec. Khata No-592/547, Plot No- 1725, Road Area 0.441.5dec Out of 1.760dec.

Khata No-11, Plot No- 1724, Road Area 0.212.5dec Out of 1.100 dec.

**Total Road Area- Ac3.061dec.**

Khata No-592/514, Plot No-1694, Civic Amenities Area 0.042dec Out of 1.580dec. Khata No-592/685, Plot No-1700, Civic Amenities Area 0.037dec Out of 1.210dec

Khata No-592/685, Plot No-1701, Civic Amenities Area .079dec Out of 900dec.

Khata No-592/277, Plot No-1704/2015, Civic Amenities Area 0.025dec Out of 295dec.

For CITICON ENGINEERS LTD.

*Are Farey ar' DOD 10.1.29*

CHAIRMAN-CUM-MANAGING DIRECTOR

*[Signature]*  
**Block Development Officer**  
**Barang**

For RAINBOW DEVELOPERS

*[Signature]*  
GOVINDARAJU SURESHVARAI

*W. Dandapani Ven*  
*10.1.29*  
*W. Muralidharan*  
*10-1-24*

Khata No-592/288, Plot No-1706, Civic Amenities Area 0.030dec Out of 100dec. Khata No-592/685, Plot No-1708, Civic Amenities Area 0.054dec Out of 1.900dec.

Khata No-592/517, Plot No-1709, Civic Amenities Area 0.080dec Out of 450dec

Khata No-592/556, Plot No-1710, Civic Amenities Area 0.040dec Out of 354dec. Khata No-592/547, Plot No-1725, Civic Amenities Area 0.186dec Out of 1.760dec.

**Total Civic Amenities Area- 0.573dec**

Khata No-592/514, Plot No-1694, Open Space Area 0.068.5dec Out of 1.580dec.

Khata No-592/531, Plot No-1695/2354, Open Space Area 0.004dec Out of 60dec. Khata No-592/685, Plot No-1701, Open Space Area 0.300.5dec Out of 900dec.

Khata No-592/685, Plot No-1703, Open Space Area 0.018.5dec Out of 200dec.

Khata No-592/277, Plot No-1704/2015, Open Space Area 0.075.5dec Out of 295dec.

Khata No-592/685, Plot No-1708, Open Space Area 0.104dec Out of 1.900dec.

**Total Open Space Area-0.571dec.**

We are developing this site for residential purpose. There are 30feet wide Road connecting to each other. We are providing this internal Road Area Ac3.061dec, Civic Amenities 0.573dec and Open Space 0.571dec as per CDA approval letter 76/2020, at 22.02.2023. Now we want to gift it Govt. Of Odisha under your concern.

For CITICON ENGINEERS LTD.  
A to tarey over Sach 10-1-24  
CHAIRMAN-CUM-MANAGING DIRECTOR

*[Signature]*  
**Block Development Officer  
Barang**

For RAINBOW DEVELOPERS

*[Signature]*  
MANAGING DIRECTOR  
RAINBOW DEVELOPERS

W. D. S. - Barangan Tal  
Barangan Tal  
W. D. S. - Barangan Tal  
10-1-24

IN WITNESS WHEREOF the Donor signed this the day, month and year first above written in presence of following witnesses.

WITNESSES ;

1. ~~B... ..~~

~~SA... ..  
10-1-24~~

For CITICON ENGINEERS LTD.

~~Asst + ... .. 10-1-24~~

CHAIRMAN-CUM-MANAGING DIRECTOR

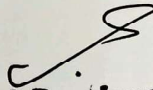
For RAINBOW DEVELOPERS

~~... .. 10/1/24~~

Managing Partner  
GOVINDARAJU ... ..

DONOR

2. ~~Murad Ichan,  
SI- ... ..  
Telengat Bazar,  
Atpo ... ..  
10-1-24~~



Block Development Officer  
Berang  
DONEE

Prepared by me.

~~Coymya Rangan Deshad  
Enrol 0-1160/1,  
At. W. 01. 24~~

ADVOCATE





*[Handwritten Signature]*  
Registering Officer  
CUTTACK

FORM NO – A

# DECLARATION

(Land property where there is on structure/ House)

We the Executers and Clamant/s do here by declare that there is no structure/ House on schedule property transacted in this document if existence of any structure/ House is defected at later stage the document would be treated as invalidated.

For CITICON ENGINEERS LTD.

*As + avey on Bodw*  
CHAIRMAN-CUM-MANAGING DIRECTOR

SIGNATURE OF EXECUTANT/S SELLOR

*[Signature]*  
**Block Development Officer**  
**Barang**

SIGNATURE OF CLAIMANT/S PURCHASER

MS  
of Documents  
for Action  
R Number  
R DETAILS  
NAME  
MS CITY



10-1-24



11-12

00405

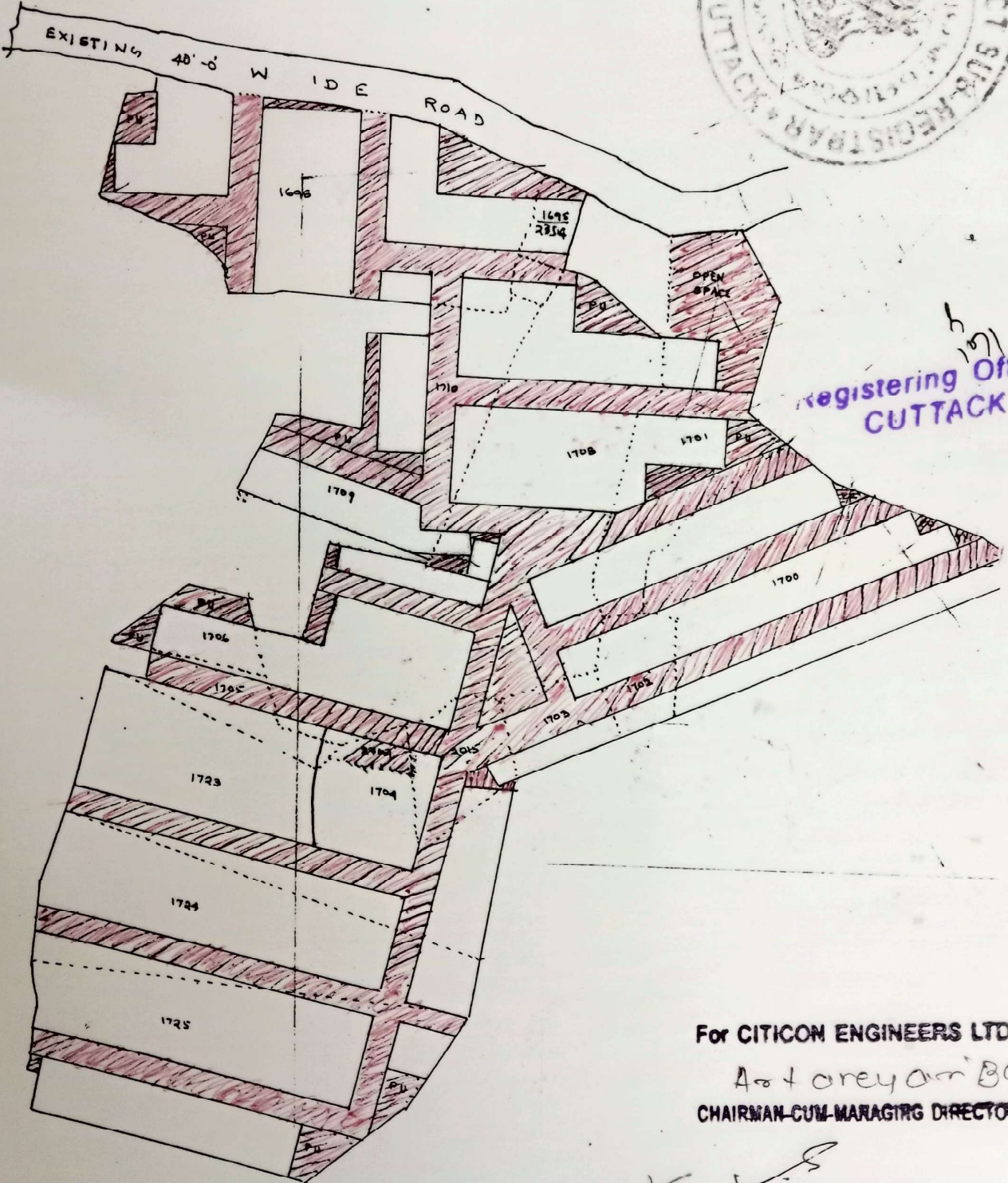
*h/m*  
Registering Officer  
CUTTACK



Block Development Officer  
Barang



MOUZA - CHAKRADHARPUR  
 P.6 - CUTTACK SADAR No.13  
 TAHASIL - CUTTACK SADAR No.198  
 SCALE 64" = 1 MILE



15/1  
 Registering Officer  
 CUTTACK

For RAINBOW DEVELOPERS

*Govind Kumar*  
 Managing Partner  
 Rainbow Developers



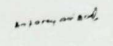
For CITICOM ENGINEERS LTD.  
*Asit Arora*  
 CHAIRMAN-CUM-MANAGING DIRECTOR

*Govind Kumar*  
 Block Development Officer  
 Barang




**TAILS**

Deed Document	: GIFT TO GOVT. (IMMOVABLE)	Volume Number	: 12
Execution	: 10-Jan-2024	Place of Execution	: CUTTACK
Document Number	: 10392400616	Registration Date	: 25-Jan-2024

**DONOR DETAILS**

NAME	PHOTO	Thumb Impression	Signature
MS CITICON ENGINEER LTD REPRESENTED BY ITS MD ANTARYAMI BADU			

**CONSENTER DETAILS**

NAME	PHOTO	Thumb Impression	Signature
MS RAINBOW DEVELOPERS REPRESENTED BY ITS MP GOVINDARAJU SREEKUMAR			

**DONEE DETAILS**

NAME	PHOTO	Thumb Impression	Signature
GOVT OF ODISHA THROUGH BLOCK DEVELOPMENT OFFICER BARANGA BLOCK(GOVT)			

**PROPERTY DETAILS**

District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	Market Value	Sabak Khata No.	Sabak Plot No.
CUTTACK	CHAKRADHARPUR-13	592/685	1708	0.104 Acre (104 Decimal1000D=1Acre)	N A	1716000	Not Available	Not Available
				Property Transaction Details				
East	West	North	South					
NA	NA	NA	NA					
CUTTACK	CHAKRADHARPUR-13	592/277	1704/2015	0.0755 Acre (075.5 Decimal1000D=1Acre)	N A	1226732	Not Available	Not Available
				Property Transaction Details				
East	West	North	South					
NA	NA	NA	NA					
CUTTACK	CHAKRADHARPUR-13	592/685	1703	0.0185 Acre (018.5 Decimal1000D=1Acre)	N A	305250	Not Available	Not Available
				Property Transaction Details				
East	West	North	South					
NA	NA	NA	NA					
CUTTACK	CHAKRADHARPUR-	592/685	1701	0.3005 Acre (300.5	N A	4958250	Not	Not

13			Decimal1000D=1Acre)		Available	Available
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	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/531	1695/2354	0.04 Acre (004 Decimal1000D=1Acre)	N A	6600000	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/514	1694	0.0685 Acre (068.5 Decimal1000D=1Acre)	N A	527450	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/547	1725	0.186 Acre (186 Decimal1000D=1Acre)	N A	1432200	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/556	1710	0.04 Acre (040 Decimal1000D=1Acre)	N A	660000	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/517	1709	0.08 Acre (080 Decimal1000D=1Acre)	N A	616000	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/685	1708	0.054 Acre (054 Decimal1000D=1Acre)	N A	891000	Not Available	Not Available
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East	West	North	South	Property Transaction Details
NA	NA	NA	NA	

CUTTACK	CHAKRADHARPUR-13	592/288	1706	0.03 Acre (030 Decimal1000D=1Acre)	N A	231000	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/277	1704/2015	0.025 Acre (025 Decimal1000D=1Acre)	N A	406203	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1701	0.079 Acre (079 Decimal1000D=1Acre)	N A	1303500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1700	0.037 Acre (037 Decimal1000D=1Acre)	N A	610500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/514	1694	0.042 Acre (042 Decimal1000D=1Acre)	N A	323400	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	11	1724	0.2125 Acre (212.5 Decimal1000D=1Acre)	N A	1636250	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/547	1725	0.4415 Acre (441.5 Decimal1000D=1Acre)	N A	3399550	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/288	1723	0.2315 Acre (231.5 Decimal1000D=1Acre)	N A	1782550	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592	1267	0.041 Acre (041 Decimal1000D=1Acre)	N A	270600	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1708	0.467 Acre (467 Decimal1000D=1Acre)	N A	7705500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	11	1705	0.032 Acre (032 Decimal1000D=1Acre)	N A	246400	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1702	0.087 Acre (087 Decimal1000D=1Acre)	N A	1435500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/277	1704/2015	0.152 Acre (152 Decimal1000D=1Acre)	N A	2469711	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1703	0.1105 Acre (110.5 Decimal1000D=1Acre)	N A	1823250	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/514	1694	0.482 Acre (482 Decimal1000D=1Acre)	N A	3711400	Not Available	Not Available
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st	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/517	1709	0.144 Acre (144 Decimal1000D=1Acre)	N A	1108800	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/685	1701	0.201 Acre (201 Decimal1000D=1Acre)	N A	3316500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					




CUTTACK	CHAKRADHARPUR-13	592/685	1700	0.457 Acre (457 Decimal1000D=1Acre)	N A	7540500	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

CUTTACK	CHAKRADHARPUR-13	592/531	1695/2354	0.002 Acre (002 Decimal1000D=1Acre)	N A	330000	Not Available	Not Available
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East	West	North	South	Property Transaction Details				
NA	NA	NA	NA					

**IDENTIFIER DETAILS**

NAME	PHOTO	Thumb Impression	Signature
SOUMYA RANJAN DAS			

**DECLARATION**

- I / we the vendor (s) of the said property do /so not belong to scheduled caste or scheduled tribe communities.
  - I / We the vendee (s) do/ do not belong to scheduled caste or scheduled tribe communities
- The land is not publicly endowed
- The land is not a lease hold one within ten years
- The land is covered under consolidation operation.
- The land is vacant land / land with structures
- I / We the vendee (s) do hereby declare that I / We have reasonably enquired and verified the documents relating to the right, title and interest of the vendor and have purchased the property on payment of full / part consideration. I / We further declare that we will be held entirely responsible if we committed and mis-representation, suppression or distortion of facts or have deceived / defrauded the seller (s) in any manner.
- We the vendor (s) and Vendee (s) hereby declare that we have executed the sale deed with our clear volition without any duress inducement, allurement or any kind of promise or extraneous influence on either or both part to sell and purchase the property.