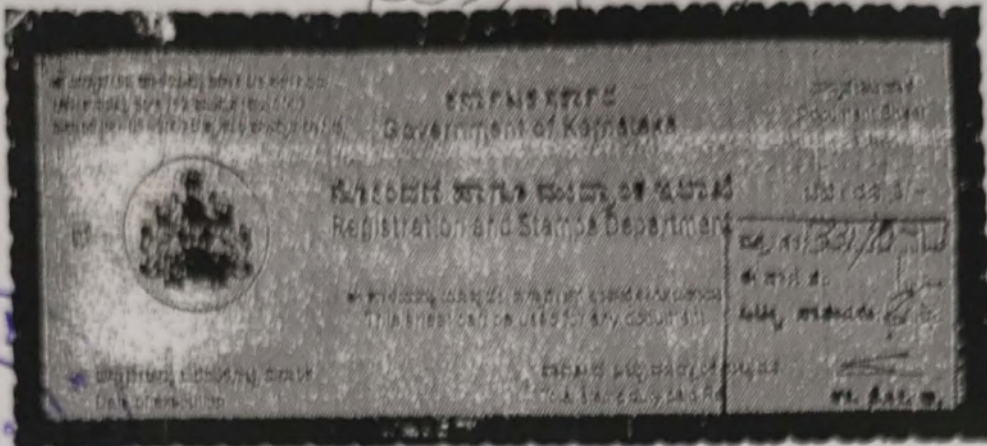


1331/10-11

48
4
53



::LEASE DEED::

THIS DEED OF LEASE is entered into on the 15th day of July of 2010.

BETWEEN

SHREE RENUKA SUGARS LTD.,

A public limited Company registered under the Companies Act, 1956 having its registered office at B.C.105 Havelock Road, Camp, Belgaum, Karnataka represented by its Director Shri Sidram S/O Maleppa Kaluti, hereinafter referred to as the Lessor (which expression shall unless excluded by or repugnant to the context be deemed to include its executors, administrators and representatives) of the ONE PART

AND

SHREE RENUKA SUGARS DEVELOPMENT FOUNDATION

A Trust having its office at B.C.105 Havelock Road camp Belgaum, Karnataka represented by its Chief Administrative Officer Shri. Gaupati S/o Narayan Shet, hereinafter referred to as the LESSEE (which expression shall unless excluded by or repugnant to the context be deemed to include its executors, administrators and representatives) of the OTHER PART

Whereas the Lessor is engaged in the production of sugar and other allied products and having one of its units at Havulga village of Afzalpur Taluka, Dist: Gulbarga. It is an integrated manufacturing company with strategic focus on Sugar and its allied products in Power and Ethanol.

Handwritten notes and signatures in a box on the right side of the document.

Handwritten Kannada text: "ರವಿಶಂಕರ್"

Handwritten signature

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Printed Kannada text: "ಶ್ರೀ ರವಿಶಂಕರ್" and "ಅಧ್ಯಕ್ಷರು"

REGISTRATION

Print Date & Time : 15-07-2010 05:06:01 PM

ರಾಜ್ಯದ ಸಂಖ್ಯೆ : 1331

ಈ ದಾಖಲೆ ಅರ್ಜಿ ಪರಿಶೀಲನೆಗಾಗಿ 15-07-2010 ರಂದು 04:56:51 PM ಗಳಿಗೆ ಈ ಪರಿಶೀಲನೆ ಸಂಪೂರ್ಣವಾಗಿದೆ

ಸಂಖ್ಯೆ 1331/10
2
ಅಧ್ಯಕ್ಷರು
ಅಧ್ಯಕ್ಷರು
ಅ. ಸಿ. ಆರ್. ಅ.

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಕ್ರ.
1	ಪಿಂಚಣಿ ಶುಲ್ಕ	8120.00
2	ಪಿಂಚಣಿ ಶುಲ್ಕ	240.00
3	ಪಿಂಚಣಿ ಶುಲ್ಕ	35.00
4	ಇತರೆ	35.00
	ಒಟ್ಟು	8430.00

ಈ ದಾಖಲೆ...
ಅಧ್ಯಕ್ಷರು...
ಅ. ಸಿ. ಆರ್. ಅ.

ಶ್ರೀ ಗಣಪತಿ ಸಂಸಾರಾಧಿಕಾರಿಗಳಿಂದ ದೇವರಬ್ಬಂದಿ

ಹೆಸರು	ಚಿತ್ರ	ಹೆಚ್ಚಿನ ಗುರುತು	ಹ.
ಶ್ರೀ ಗಣಪತಿ ಸಂಸಾರಾಧಿಕಾರಿ			

ಪ. ಸ. ಕ. ಸಂಸಾರಾಧಿಕಾರಿ
ಅಧ್ಯಕ್ಷರು
15 JUL 2010

ಅಧ್ಯಕ್ಷರುಗಳಿಂದ ದೇವರಬ್ಬಂದಿ

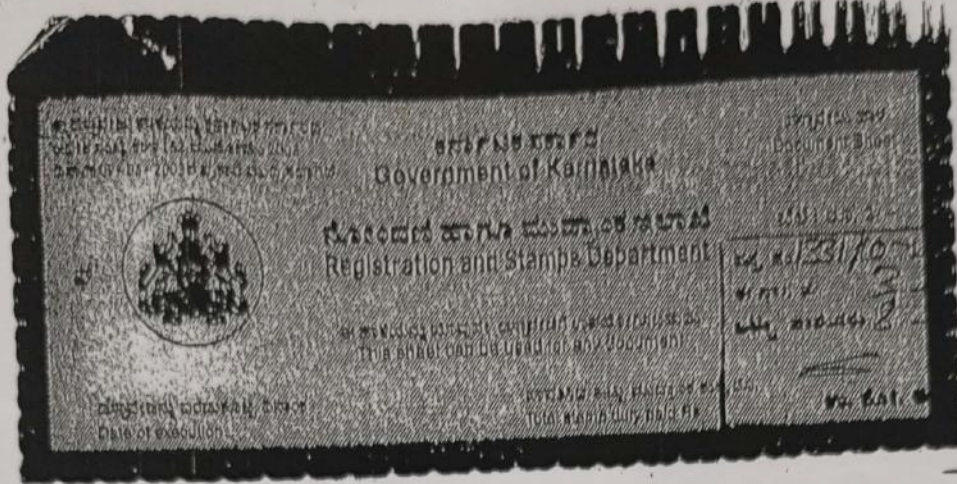
ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಚಿತ್ರ	ಹೆಚ್ಚಿನ ಗುರುತು	ಹ.
1	ಅಧ್ಯಕ್ಷರುಗಳಿಂದ ದೇವರಬ್ಬಂದಿ (ಅಧ್ಯಕ್ಷರುಗಳಿಂದ ದೇವರಬ್ಬಂದಿ)			

ಪ. ಸ. ಕ. ಸಂಸಾರಾಧಿಕಾರಿ
ಅಧ್ಯಕ್ಷರು
15 JUL 2010

ಸಂಸಾರಾಧಿಕಾರಿ

ಅಧ್ಯಕ್ಷರುಗಳಿಂದ ದೇವರಬ್ಬಂದಿ
ಅಧ್ಯಕ್ಷರುಗಳಿಂದ ದೇವರಬ್ಬಂದಿ

NOTARY
R. S. RAO
GOVT



Whereas the Lessee is a Trust established for the purpose of promoting education, healthcare, rural development activities and for various other public charitable works for the benefit and welfare of people deprived of basic amenities and also for promoting the needy groups.

AND pursuant to the establishment of the objects of the trust, the Lessee is in need of land for construction of a School, hostel and related buildings for the children of employees, harvesters, farmers and also for the children in the vicinity of village Havälga, Taluka Afzalpur and having come to know that the Lessor has got the land required for the construction of the same, have approached and requested the Lessor to lease out the said land as described in the Schedule.

AND WHEREAS the Lessor is the sole and absolute owner and seized, possessed and absolutely entitled to the piece of land as described in Schedule and has agreed to grant lease of the schedule property, as the land shall be utilised for the purpose of the objects of the Lessee, for use and occupation of the same for a period of 90 (Ninety) Years commencing from the date of signing this agreement.

AND WHEREAS the Lessor Company in its Board of Directors meeting held on 12.04.2010 unanimously resolved and agreed to provide land on lease basis for a period of 90 years, admeasuring 7.10 acres for the establishment of a school aimed to benefit the children of families of Shree Renuka Sugars, cane growers and people belonging to economically backward classes. The said land is converted in

for non-Agricultural by the Commissionary Gulbarga dt. 8.7.10.
NOW THIS AGREEMENT WITNESSETH and the Parties hereto agree as follows:

(Handwritten signature)
No. 231/10
M. S. S. S.
(Handwritten signature)
M. S. S. S.

(Handwritten signature)

ಬಾಡವಳೆ

(Handwritten signature)

ಎಂ. ಸಿ. ಸಿ. ಸಿ. ಸಿ.
ಎಂ. ಸಿ. ಸಿ. ಸಿ. ಸಿ.



ದಾಖಲೆ ಸಂಖ್ಯೆ 331/10-11
 ಈ ಸಂದರ್ಭದಲ್ಲಿ ಹೆಚ್.ಎಂ.
 ಸಹಾಯಕ ನಿರ್ದೇಶಕರು
 ಎಂ. ಸಿ.ಆರ್. ಅ.

ಗುರುತಿಸಿದ

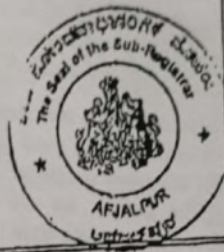
ಕ್ರ. ಸಂಖ್ಯೆ	ವಿವರಣೆ	ಹೆಸರು
1	ಸಾರ್ವಜನಿಕ ಸಂಸ್ಥೆಯ ಸದಸ್ಯರು	ಶ್ರೀಮತಿ
2	ಸಾರ್ವಜನಿಕ ಸಂಸ್ಥೆಯ ಸದಸ್ಯರು	ಶ್ರೀ

ಪ. ಕ. ದ. ಸ. ರೀಡ್. ಇಂಜಿನಿಯರ್
 ಉಪ ನಿರ್ದೇಶಕರು (ಆರೋಗ್ಯ)
 ಅಧಿಕಾರವಹಾರ

15 JUL 2010

ದಾಖಲೆ ಸಂಖ್ಯೆ 331/10-11
 ಈ ಸಂದರ್ಭದಲ್ಲಿ ಹೆಚ್.ಎಂ.
 ಸಹಾಯಕ ನಿರ್ದೇಶಕರು
 ಎಂ. ಸಿ.ಆರ್. ಅ.

1 ನೇ ವ್ಯಕ್ತಿಯ ಬಾಹ್ಯಾಂಗ
 ಸಂಖ್ಯೆ AZP-1-01331-2010-11 ಆಗಿ
 ಹಿ.ಸಿ. ಸಂಖ್ಯೆ AZPD37 ನೇ ದೃಢೀಕರಣ
 ದಿನಾಂಕ 15-07-2010 ರಂದು ನೀಡಲಾಗಿದೆ
 ಪ. ಕ. ದ. ಸ. ರೀಡ್. ಇಂಜಿನಿಯರ್
 ಉಪ ನಿರ್ದೇಶಕರು (ಆರೋಗ್ಯ)
 ಅಧಿಕಾರವಹಾರ



15 JUL 2010

Designed and Developed by C-DAC, ACTS, Pune

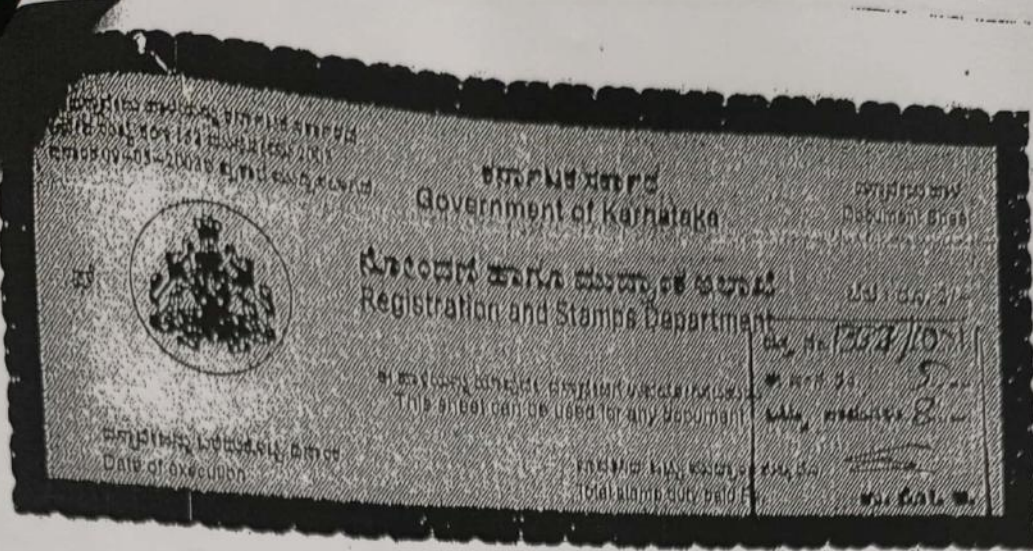
ದೃಢೀಕರಣ

(Signature)

ಉಪ ನಿರ್ದೇಶಕರು
 ಆರೋಗ್ಯ

Sub-Registrar
 Afjalpur





1. The Lessor agrees to grant to the Lessee the right to occupy and use the schedule property as mentioned hereto, for the term of 90 (Ninety) Years commencing from the date of this agreement of Lease.
2. The Lessee shall, during the period of occupation and use of the schedule property pay to the Lessor a annual rent of Rs.1/- (Rupees One only) per acre of land and that the Lessee has on this day paid the total lease rent of Rs.640/- (Rupees Six Hundred Forty Only) for the total duration of lease in advance and further the Lessor acknowledges the receipt of the same.
3. The Lessor shall be liable for regular and punctual payment of all present or future taxes, cess, charges, duties, assessments, impositions, and outgoings of whatsoever nature assessed, charged, imposed, claimed, levied or payable in respect of Schedule Premises including Land Revenue, Tax, Village Panchayat taxes or any other taxes as payable according to the governing laws.
4. The Lessor shall indemnify and hold harmless the lessees from and against all or any damages, losses, claims, injuries, compensation, disputes, suits, demands, payments due (including revenue or tax authorities), proceedings, costs, charges and expenses which the Lessee or it's successors or it's assigns may suffer, sustain or incur in respect of Schedule Property.
5. The Lessee and the Lessor shall abide by the laws of the land and any local enactment in respect of Schedule land.
6. That the Lessee shall use and utilise the schedule property for the purpose of constructing the building and such other building related to be utilised for the purpose of class rooms as afore mentioned and shall not in any manner convey the same for any other purposes.
7. That during such period of Lease the Lessor or any one claiming through

ದಾಖಲೆ ಸಂ... 243/10
 ಈ ಒಪ್ಪಂದ ಸಂ...
 ಅಧಿ, ಪಾಠ್ಯ...
 ಉ. ಅ. ಅ.

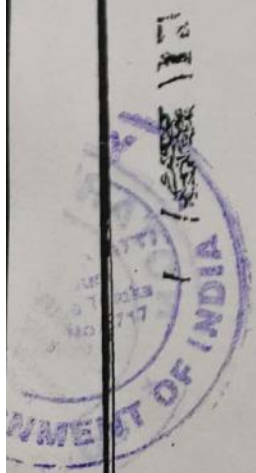
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3

ರೂಪಾಯಿಗಳು

[Handwritten signature]

ಉಪ ನಿರ್ದೇಶಕರು
 ರಜಿಸ್ಟ್ರಾರ್ ಮತ್ತು ಸ್ಟಾಂಪ್ಸ್ ವಿಭಾಗ



ದತ್ತ ಸಂಖ್ಯೆ 338/10...
 ಈ ಪಾತ್ರಕ್ಕೆ 6...
 8.

ಶಾ. ಸಿ.ಆರ್. & ರಿ.ಜಿ.ಎಸ್
 ಸೀಂಟರ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
 Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ ಗಣಪತಿ ತಂಪಾರಾಯಣ ಇವರು 55194.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಯಾದುದನ್ನು
 ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಸ್ಟೆಂಪ್ ಬ್ಯಾಂಕ್ ಆಫ್ ಕರ್ನಾಟಕ	55194.00	ರ ಸಂ: 079791 ಎಸ್ ದಿ ಎಸ್ ಆಫೀಸುಗಳಲ್ಲಿ ದಿ: 15/07/2010
ಒಟ್ಟು:	55194.00	

ಜನ್ಮ ಸಂಖ್ಯೆ...
 ಈ ಪಾತ್ರ ಸಂ...
 ಸಿ.ಸಿ.ಪಿ. ಸಾಧನಗಳು...
 ಶಾ. ಸಿ.ಆರ್. & ರಿ.ಜಿ.ಎಸ್

ಶುಲ್ಕ : ಅಪೇಕ್ಷಾ ಪೂರ್ವಕ
 ದಿನಾಂಕ : 15/07/2010

ಶುಭಕರ ಸಿ.ಆರ್. & ರಿ.ಜಿ.ಎಸ್
 ಉಪ-ಸಿ.ಆರ್. & ರಿ.ಜಿ.ಎಸ್
 ಉಪ-ನೋಂದಣಿ ಅಧಿಕಾರಿಗಳು
 ಅಧಿಕಾರ ಪೂರ್ವಕ
 15 JUL 2010

Designed and Developed by C-DAC ACIS Pune.

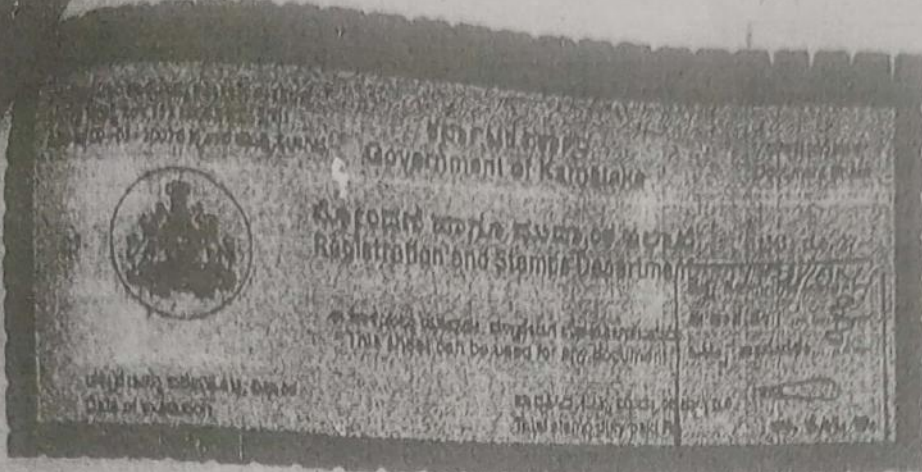
“ಯಥಾವೇಲೆ”

(Signature)

ಉಪ-ನೋಂದಣಿ ಅಧಿಕಾರಿಗಳು
 ಅಧಿಕಾರ ಪೂರ್ವಕ

4FJ

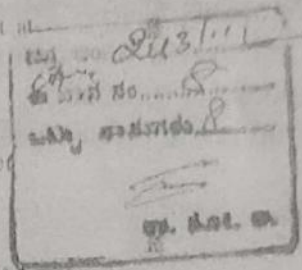
NOTARY
 GOVERNMENT



IN WITNESS WHEREOF the Parties hereto have signed this agreement at
BEI GAUM the day and year first hereinafore written.

[Signature]
Sriram Maleppa Kalluri
LESSOR

[Signature]
Ganapathi Narayan Shee
LESSEE



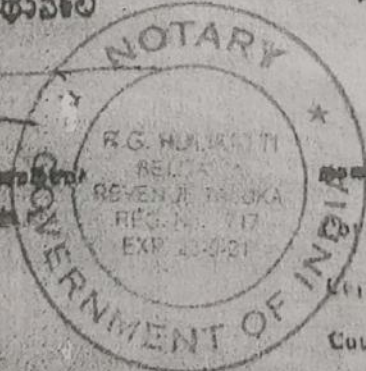
WITNESSES:

1. *[Signature]* Mr. Mahadev s/o Pandit Rao s/o Srinivas
s/o Hanumanth
2. *[Signature]* Mr. Ramanna s/o Srinivas s/o Hanumanth

[Signature]

CERTIFIED THAT THE
Stamp Duty of Rs. 100/-
Has been paid by *[Signature]*
Vide Receipt No. *[Signature]*
Date *[Signature]*

Sub-Registrar
AFZALPUR



Name of the Applicant *[Signature]*
Age applied on *[Signature]*
Age prepared on *[Signature]*
Age delivered as *[Signature]*



TRUE COPY

[Signature]
R G HULIKATTI
B.Sc., LL.B. (Spl.)
ADVOCATE & NOTARY BEI GAUM

[Signature]
General Manager
Shree Renuka Sugars
Development Foundation
BC105, Havelock Road, Camp, Belagavi

[Signature]
Principal
Shri Renuka Foundation
CBSE School, Havalga
Tq. Afzalpur - Dist. Kalabur