

DR. B. B. HEGDE CHARITABLE TRUST

'SHANTHI SADAN'

West Block Road, KUNDAPUR - 576 201.

Date

ANNEXURE TO OUR RESOLUTION DATED 18 11 2009 :

On merger of our Trust, all assets and funds standing in the name of Trust automatically stands transferred to KUNDAPURA EDUCATION SOCIETY on the date of approval by the Society. The leased land also stands transferred to the Society subject to the conditions mentioned therein.

Other conditions to be fulfilled by the Society on merger are :

1. The land/ premises leased should be used only for promotion of Education.
2. The Educational Institute shall run under the name and style - DR. B B HEGDE
3. In the event, if any other institution is started other than in the name of DR. B B HEGDE the lease agreement automatically stands cancelled.
4. The premises and other assets of Dr. B B Hegde Charitable Trust should not be sub-let without the prior written consent of Smt. Vishalakshi B Hegde/her legal heir in the event of her death.
5. In the admission of students, if any Management quota is retained, proportionate quota should also be given to Smt. Vishalakshi B Hegde.

For Dr. B.B. Hegde Charitable Trust (R)

Vishalakshi B Hegde

Trstee

1 - 3160 / 09.10

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೭ 152 ಮುನ್ಸೀಫಿಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಗೆ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
This sheet can be used for any document

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs. 200/-



LEASE DEED

THIS DEED OF LEASE executed this 24th day of
March 2010, BETWEEN :

SMT. VISHALAKSHI B. HEGDE, 84 years,

W/o Late Dr. B. B. Hegde,

Proprietress : M/s Mookambika Industries,

N. H. No. -17, Kundapura Kasba Village

and Post, Kundapura Taluk, Udupi District.-

Represented by her General Power of Attorney :

Smt. Vinatha P. Rai, aged 56 years,

W/o Dr. N. Prathvi Rai, R/o Handadi-mane,

Vinatha P. Rai

2009.03.10...ನೀ ಇವರವರು ನಂಬಿ... 2010/03/24
ದಾಖಲೆ ಸಂಖ್ಯೆ... 6... ಹಾಳೆಗಳ ಸಂಖ್ಯೆ...
...ನೀ ಹಾಳೆ

ಲಲಿತ ನೋಂದಣಿ ಕಾರ್ಯದರ್ಶಿ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
 ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
 Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಆಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ 'ಮೆಮೋ ಕುಂದಾಪುರ ಎಜುಕೇಷನ್ ಸೊಸೈಟಿ' ಇವರ ಅಧ್ಯಕ್ಷರು ಬಿ.ಎಮ್. ಸುಕುಮಾರ ಶೆಟ್ಟಿ ದಿವ್ ೦// ಕೆ.ಎಲ್. ಮಂಜಯ್ಯ ಶೆಟ್ಟಿ . ಇವರು 200.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ವ್ಯಕ್ತಿ	ಮೊತ್ತ (ರೂ.)	ಪಾವತಿಸಿದ ದಿನಾಂಕ
ಇವರ ಟ್ರಾಂಕ್ ಪೇ ಆಫೀಸರ್	200.00	ಶ್ರೀ ಬಿ. ಎಚ್. ಆರ್. ವೆಂಕಟೇಶ್ ಕುಂದಾಪುರ ಶಾಖೆಯ ಟ್ರಾಂಕ್ ಪೇ ಆಫೀಸರ್, ಪಿ.ಒ. ೦487071 ದಿನಾಂಕ: 23.03.2010
ಒಟ್ಟು :	200.00	

ಸ್ಥಳ : ಕುಂದಾಪುರ
 ದಿನಾಂಕ : 24/03/2010

Kundapur
 ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ
 ಕುಂದಾಪುರ
 (ಕುಂದಾಪುರ)

Designed and Developed by C- DAC ACTS Pune.



Brahmavar Post, Udupi Taluk, - vide G. P. A. dated
08-02-2010 executed before Mr. Venkatesh Ganiga,
Notary and Advocate , Kundapura Town.
(HEREINAFTER CALLED THE "LESSOR")
of the **FIRST PART ;**

A N D

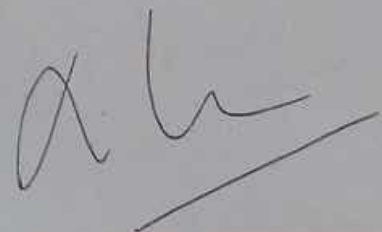
M/s. COONDAPURA EDUCATION SOCIETY
at Kundapura- represented by its President :
Mr.B. M. Sukumar Shetty, 55 years,
S/o Late K.L. Manjaya Shetty, R/o Nempu,
Vandse Village and Post, Kundapura Taluk,
Udupi Dist.,
(HEREINAFTER CALLED THE "LESSEE")
of the **SECOND PART;**

WITNESSETH AS FOLLOWS:

WHEREAS, the property fully described in the Schedule
hereunder belongs to the Lessor on absolute right by virtue
of the purchase thereof from M/s. Karnataka Industries,
Kundapura, under four separate registered sale deeds
registered as document Nos. 1052/1992-93, 1053/1992-93,
1057/1992-93 and 1058/1992-93 of the office of the Sub-
Registrar, Kundapura;

AND WHEREAS, the Lessor granted the lease of
certain premises and properties in favour of DR. B. B.
HEGDE CHARITABLE TRUST, KUNDAPURA, for a
term of 29 (**Twenty-nine**) years under the registered Lease

Vinatha. P. Rai



೨೦೧೨-೧೦-೦೩-೧೬/೨೦
ದಾಖಲೆನಂ. 6
..... ೨ .. ನೇ ಕಾಲ

ಗೌರವ ನೋಂದಣಿ ಕಛೇರಿ
ಕುಂದಾಪುರ



Print Date & Time : 24-03-2010 03:44:55 PM

ಹಸ್ತಾಪೇಕ್ಷಾ ಸಂಖ್ಯೆ : 3160

ಸೆಲ್ ರಜಿಸ್ಟ್ರಾರ್ ಕುಂದಾಪುರ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 24-03-2010 ರಂದು 03:28:17 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಕುಲುವೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ವೆ.
1	ಮೊಂದಣಿ ಕುಲುವು	100.00
2	ಸ್ಟ್ಯಾನಿಂಗ್ ಫೀ	270.00
3	ಪರಿವರ್ತನಾ ಕುಲುವು	35.00
4	ಇತರೆ	20.00
	ಒಟ್ಟು :	425.00

ಶ್ರೀ 'ಮೆಸಾರ್ಸ್ ಕುಂದಾಪುರ ಎಜುಕೇಷನ್ ಸೊಸೈಟಿ' ಇದರ ಅಧ್ಯಕ್ಷರು ಬಿ.ಎಮ್. ಸುಕುಮಾರ್ ಶೆಟ್ಟಿ ದಿನಾಂಕ 24// 3// 2010, ಮಂಜೂರು ಶೆಟ್ಟಿ ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
ಶ್ರೀ 'ಮೆಸಾರ್ಸ್ ಕುಂದಾಪುರ ಎಜುಕೇಷನ್ ಸೊಸೈಟಿ' ಇದರ ಅಧ್ಯಕ್ಷರು ಬಿ.ಎಮ್. ಸುಕುಮಾರ್ ಶೆಟ್ಟಿ ದಿನಾಂಕ 24// 3// 2010, ಮಂಜೂರು ಶೆಟ್ಟಿ			

ಶುಭ ನೋಂದಣಿಧಿಕಾರಿ
ಕುಂದಾಪುರ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
1	ಮೆಸಾರ್ಸ್. ಮೂಕಾಂಬಿಕಾ ಇಂಡಸ್ಟ್ರೀಸ್ ಇದರ ಪ್ರೊವೈಡೆನ್ಸ್ ವಿಶಾಲಾಕ್ಷಿ ಬಿ. ಹೆಚ್ಚಿನೋ. ದಿ// ಡಾ: ಬಿ.ಬಿ. ಹೆಚ್ಚಿನೋ ಇವರ ಬಗ್ಗೆ ಎಚ್ಚರಿಕೆಯಾಗಿ ವಿವರಿಸಿ. ರೈ (ಬರೆದುಕೊಡುವವರು)			

ಶುಭ ನೋಂದಣಿಧಿಕಾರಿ
ಕುಂದಾಪುರ

I - 3160 / 09 - 10

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೧೦೧ 152-ಮುಂದೇನು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಗೆ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಿನದ ದಿನಾಂಕ
Date of execution

ಒಟ್ಟು ಮುದ್ರಾಂಕ ಕಟ್ಟಿದ ರೂ.
Total stamp duty paid Rs. 200/-



LEASE DEED

THIS DEED OF LEASE executed this 24th day of
March 2010, BETWEEN :

SMT. VISHALAKSHI B. HEGDE, 84 years,
W/o Late Dr. B. B. Hegde,
Proprietress : M/s Mookambika Industries,
N. H. No. -17, Kundapura Kasba Village
and Post, Kundapura Taluk, Udupi District.-
Represented by her General Power of Attorney :
Smt. Vinatha P. Rai, aged 56 years,
W/o Dr. N. Prathvi Rai, R/o Handadi-mane,

2009-10...ನೇ ಇವಳು ನಂ. 21160/10
ದಾಖಲೆ... 6 ...ಹಾಳೆಗಳನ್ನೊಳಗೊಂಡ
..... 1 ... ನೇ ಹಾಳೆ

ಉಪ ನೋಂದಣಿ ಅಧಿಕಾರಿ

Vinatha P. Rai



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
 ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
 Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ 'ಮೆಸರ್ಸ್ ಕುಂದಾಪುರ ಎಜುಕೇಷನ್ ಸೊಲ್ಯೂಷನ್ಸ್' ಇದರ ಅಧ್ಯಕ್ಷರು ಬಿ.ಎಮ್. ಸುಕುಮಾರ್ ಶೆಟ್ಟಿ ಬಿಸ್ ದಿ//ಕೆ.ಎಲ್. ಮಂಜಯ್ಯ ಶೆಟ್ಟಿ . ಇವರು 200.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಪೇ ಆರ್ಡರ್	200.00	ಸ್ಟೇಟ್ ಬ್ಯಾಂಕ್ ಆಫ್ ಮೈಸೂರು ಕುಂದಾಪುರ ಶಾಖೆಯ ಬ್ಯಾಂಕಿಂಗ್ ಟೆಕ್ ನಂಬ್ರ:0487071 ದಿನಾಂಕ: 23.03.2010
ಒಟ್ಟು:	200.00	

ಸ್ಥಳ : ಕುಂದಾಪುರ
 ದಿನಾಂಕ : 24/03/2010

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ
 ಕುಂದಾಪುರ
 (ಕುಂದಾಪುರ)

Designed and Developed by C- DAC ,ACTS Pune.



deed dated 17-01-2003 for running educational institutions, on the concessional rate of rent ; AND WHEREAS, the said charitable trust stood merged with the second party named above – M/s Coondapura Education Society, as per the resolution dated 27.11.2009 ; AND WHEREAS, in view of the said resolution, the Second party M/s Coondapura Education Society also became entitled to the continuance of the aforesaid lease granted by the first party Lessor ;

IT IS THUS MUTAULLY AGREED AS UNDER :

(1) That the lessor has granted the lease of the Schedule premises to the lessee for a term of 10 years (Ten) for the purpose of running and conducting only educational institutions of any kind under the following terms and conditions mutually agreed upon between the parties to this lease deed.

(2) The Lessor hereby delivers and delivered vacant possession of the schedule premises to the Lessee; and the lessee hereby acknowledges and acknowledged having taken possession of the same from the Lessor.

(3) The rent payable by the Lessee to the Lessor is mutually agreed between the parties at the concessional rate of Rs. 100-00 (Rupees One Hundred) per annum, payable at the end of each year.

(4) The term of the lease shall commence on the date of registration of this lease deed, i.e. from 24-03-2010 and the initial term of the said lease shall be 10 (Ten) years. However, before the expiry of the said fixed tern, the parties by

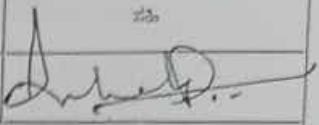



ಶೃಂಗೇರಿ-10ನೇ ಅನುಬಂಧ ನಂ.ಬಿ.ಡಿ.160/2010
ದಾಖಲೆನಂ. 6 ..ಕಾಣಿಕೆಗಟ್ಟಿಸ್ವಾಧೀನಗೊಂಡ
..... 3 ನೇ ಕಾಣಿಕೆ

ಶೃಂಗೇರಿ-10ನೇ ಅನುಬಂಧ ನಂ.ಬಿ.ಡಿ.160/2010
ದಾಖಲೆನಂ. 6 ..ಕಾಣಿಕೆಗಟ್ಟಿಸ್ವಾಧೀನಗೊಂಡ
..... 3 ನೇ ಕಾಣಿಕೆ

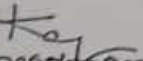
Vinatha P. Rai

ಗುರುತಿಸುವವರು


ಕ್ರಮ ಸಂಖ್ಯೆ	ನೋಂದಿಸುವವರ ಹೆಸರು	ಹಿರಿ
1	ಆತ್ಮಾರಿ ಸುಧಾಕರ ಕೆಟ್ಟ ದಿಂಗೆ ದಿ// ಮಂಜುನಿ ಕೆಟ್ಟ ಮಂಜು ಕ್ರಾಂತಿ ಸುಧಾಕರ	
2	ಡಾ. ಎಚ್. ವೈದ್ಯ ಸುಧಾಕರ ಕೆಟ್ಟ ದಿಂಗೆ ಡಾ. ಎಚ್. ರಾಮಕೃಷ್ಣ ಕೆಟ್ಟ ನಂದಾರಿ ಮನೆ, ಬ್ರಹ್ಮಾವರ ಉರುತಿ	Dr. Prathu Kumar Rai


ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಕುಂದಾಪುರ

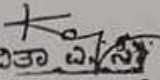
ಮೋದನೆ ಪುಸ್ತಕ ರೂ: 100/-ಕ್ಕೆ ಪೋಸ್ಟಲ್ ಆಫ್ ಮೈಸೂರು ಕುಂದಾಪುರ ಕಾರಿಯು ಬ್ಯಾಂಕಿಂಗ್ ಬೆಂಕ್,
ವೆಂಪು 0487072 ದಿನಾಂಕ: 23.03.2010ನ್ನು ಹಾಜರುಪಡಿಸುತ್ತಾರೆ.


ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಕುಂದಾಪುರ





1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು
ನಂಬರ KUN-1-03160-2009-10 ಆಗಿ
ಸಿ.ಡಿ. ನಂಬರ KUND39 ನೇ ಧರಲ್ಲಿ
ದಿನಾಂಕ 24-03-2010 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ


ಕಬಿತಾ ಎ.ಎಸ್
ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಕುಂದಾಪುರ

Designed and Developed by C-DAC, ACTS, Pune



mutual agreement may extend the term of the lease for such other further term on such other terms and conditions as may be agreed upon.

5) The purpose of the lease shall be for running educational institutions, but all such institutions or allied courses or branches shall be carried on only under the name and style of "Dr. B. B. HEGDE , KUNDAPUR" – the husband of the Lessor .For such purposes, the lessee is entitled to carryout necessary alterations in the said leasehold building. How-ever , the Lessee shall not be entitled to claim any compensation from the Lessor in respect of the said alterations on the termination or determination of this lease.

6) In the event of the violation of the said condition and terms contained in the clause (5) above, and the educational institutions or branches thereof are carried on or conducted in any other name except the name of "DR. B. B. HEGDE, KUNDAPURA" by the Lessee, this entire lease shall stands determined and the Lessee shall forfeit all rights under this Lease Deed, and the Lessee shall forthwith quit and deliver back the schedule premises and properties in the then existing condition , to the Lessor free of all objections or claims of any kind , including the claims for any damages or improvements.

7) The Lessee shall not use or permit the user of the schedule premises or property for any other purpose or purposes except the purpose stipulated under this lease deed. It is once again reiterated that the Lessee or their agents shall not carryon or conduct the aforementioned educational

Vinatha. P. Rai



೨೦೦೩.೧೦.೨೬ರಲ್ಲಿ ಸಹಿ ಮಾಡಿದ ಸಂಖ್ಯೆ ೩೬೬೦/೨೦
ದಾಖಲೆ ಸಂಖ್ಯೆ ೬೬೬೦/೨೦
..... ಸಹಿ ಮಾಡಿ

ಅಂತಃ ಸರ್ಕಾರಿ ದಾಖಲೆ

institutions or its branches or sections in any other name except under the name of "DR. B. B. HEGDE, KUNDAPURA" at all the times of the lease -hold term.

8) The lessee shall not sub-lease the leasehold premises; or in any other manner part with the possession of the said leasehold premises without the written consent of the lessor.

9) The parties aforesaid shall mean and include their respective agents , successors or representatives.

SCHEDULE

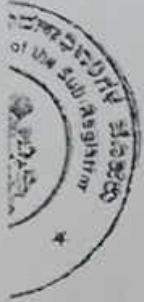
DESCRIPTION OF THE LEASE -HOLD PREMISES

Premises situate in S.No. 20 - 5B1P1 of KUNDAPURA KASABA VILLAGE, Kundapura Taluk, Within Ward No. III of Town Municipality, Kundapura.

Building bearing Door No. 6/J & K of Ward No. III of Kundapura Town Municipality with upstairs with the measurement of 41.60 Meters length from north to south and 5.20 meters in width from east to west and bounded as under:

- East : Vacant land of Lessor.
- South : Land containing Petrol Bunk
- West : N. H. 17 road margin.
- North : Vacant land of Lessor.

Vinatha - P. Rai



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ದಾಖಲೆ...6...ಹಾಕಿಗಟ್ಟಿಸಿದ್ದು...ನೋಡ
.....ನೇ ಹಾಕಿ

ಕುಪ್ಪೆ ನೋಡಿಸಿದ್ದು

IN WITNESS WHEREOF, the parties aforesaid have signed this deed at Kundapura, on the date and year aforesaid mentioned.

Vinatha P. Rai

LESSOR

[Handwritten signature]

LESSEE

B. M. Suresh Kumar (S/o)

S/o Dr. N. Ramakrishna
Haudadi Mans.
Brahmaran.

WITNESSES :-

1) Dr. N. Prathivi Kumar Rai

2) *[Handwritten signature]* A. Sudhakar Shetty

S/o M. Hanumanthappa
Vandbe village & Post
Kundapura. *[Handwritten signature]*

DRAFTED BY ME :- *[Handwritten signature]*

[Handwritten signature]

B. Sudhakar Shetty
DOCUMENT WRITER

Kundapura,
D. L. No. : 19



ದೂ. 9-19...
... 3169...
... 6 ...
... 6 ...

[Vertical handwritten text]

Certified that a sum of Rs. 200/-
has been remitted to Govt., through the
Receipt/Challan No. D:11 dated 8/2/16
by Sri. E. D. Hegde: W: S. S. J.
towards stamp duty. The amount of stamp
duty certified hereby is as per the desire of
the applicant.

Place: Kundapura
Date: 8/2/16

Proper Officer Under KSAct
& Sub-Registrar Kundapura

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, That I,
Smt. Vishalakshi B. Hegde, 84 yrs, w/o Late Dr. B. B. Hegde, R/o Shanthi
Sadan, West Block Road, Kundapura Kasba village, 576201,
Kundapura Taluk, do hereby appoint, nominate and constitute my niece
Smt. Vinatha P. Rai, 56 Yrs, w/o Dr. N. Prathvi Rai, R/o Handadi-mane,
Brahmavara. 576213, udupi Taluk, as my lawful attorney and agent, in
my name and on my behalf, to do and execute any or all of the follow-
ing acts, deeds and things; viz:

- (1) To enter into and to execute the deed of lease or any other
document for that purpose, in my name or on behalf of M/s
Mookambika Industries; N.H.17, Kundapura represented by me,
in favour of M/s Coondapura Education Society @ Kundapura
or its agents or representatives, granting lease of the portion of



Vishalakshi B. Hegde

NO. OF CORRECTION.....N.T.....ONLY

the property belonging to me or M/s Mookambika Industries, N.H. 17, Kundapura, including the portions of the properties and buildings in survey numbers 11/4B3, 11/1, 11/2, 21/1A or such other properties, situate in Kundapura Kasba Village and within Ward III of Kundapura Town Municipality to grant such lease for a term of 29 (twenty-nine) years or such other further term, on the annual rent of Rs.1/- (one) or such other rate of rent, for the purpose of running Educational Institutions of such type or for such other purposes as may be instructed by me; to deliver the said property leased to the said lessee- M/s Coondapura Education Society @ Kundapura, with such restrictions as may be determined by my said attorney.

- (2) To sign and execute all other deeds, instruments and assurances which, my said attorney shall consider necessary; and to enter-into or agree to such covenants and conditions, as may be required for fully and effectually complete the said lease transaction as I could do myself, if personally present.
- (3) To present the said lease deed or such other deeds, instruments or conveyances, for registration when executed by my attorney and the lessee; to admit executive thereof and receipt of any moneys or considerations, before the Sub-registrar, Kundapura or Registrar having authority for and to have them registered according to law; and to do all other acts, deeds and things, which my said lease transaction as fully and effectually in all respects as I could do the same myself.



Vishalakshi B Hegde

NO. OF CORRECTION..... ONLY

AND I DO AND AGREE to ratify and confirm all and whatever other act or acts my said attorney shall lawfully do, execute or perform or cause to be done, executed or performed in connection with the execution and registration of the said lease deed or other documents,

IN WITNESS WHEREOF, I, the aforesaid Smt. Vishalakshi B. Hegde have hereto set and subscribed my hand this 8th day of February 2010 at Kundapura.

IDENTIFIED BY ME

[Signature]
K. RASHAVENDRA UDUPA
S/o. K. Bhaskar Udupa,
Accountant,
Mastambika Industries
A.H-17, Kundapura.

Vishalakshi B. Hegde

EXECUTANT

NO. OF CORRECTION.....*Nil*..... ONLY

Solemnly affirmed and the Contents of this affidavit having been read over to the deponent and admitted by him to be true and correct and signed before me.

This *8th* day of *Feb* 2010 at Kundapura.



NOTARIAL REGISTER
St. No. *200* Dt. *8-2-2010*

Executed before me
on this *8th* day of *Feb* 2010 at Kundapura.

[Signature]
8/2/2010
**NOTARY
KUNDAPURA**

ಶಿಕ್ಷಣ: ಎ.ಬಿ.ಎಸ್
 ಶಾಖೆ: ಸಂವಿಧಾನ

ಸಹಿ ನಂಬರು $\frac{11}{1,2,48}$; $\frac{20}{3}$; $\frac{21}{1}$

ಮಾ. ಸಂಖ್ಯೆ 8



ಸಹಿ ನಂಬರು	ಶಿ.ಖ. ಎಂ.ಎ.	ಹೆಚ್.ಎ.
11/48 ರೂ.		1.07
1		0.17
2		0.23
20/3 ರೂ.		0.05
21/1 ರೂ.		0.60