

ಕರ್ನಾಟಕ ವಿಧಾನ ಪರಿಷತ್ತು

ಚೆಕ್ಕೆ ಗುರುತಿನ ಪ್ರಶ್ನೆ ಸಂಖ್ಯೆ : 21 (198)
 ಮಾನ್ಯ ಸದಸ್ಯರ ಹೆಸರು : ಶ್ರೀ ಮೇ.ಎಂ.ಸತೀಶ್
 (ಸ್ಕೋರ್ಟ್ ಸಂಸ್ಕೃಗಳ ಕ್ಷೇತ್ರ)
 ಉತ್ತರಿಸುವ ದಿನಾಂಕ : 09.12.2025
 ಉತ್ತರಿಸುವ ಸಚಿವರು : ಮಾನ್ಯ ಬೃಹತ್ ಮತ್ತು ಮಧ್ಯಮ ಕ್ಷೋರಿಕೆ ಹಾಗೂ
 ಮೂಲಸೂಲಭ್ಯ ಅಭಿವೃದ್ಧಿ ಸಚಿವರು

ಕ್ರ. ಸಂ.	ಪ್ರಶ್ನೆ	ಉತ್ತರ
ಅ.	<p>ಬಳ್ಳಾರಿ ಜಿಲ್ಲೆ, ಬಳ್ಳಾರಿ ತಾಲ್ಲೂಕು, ಕುಡುತ್ತಿನಿ ಮತ್ತು ಅದರ ಸುತ್ತಲಿನ ಒಟ್ಟು 7-8 ಗಾಂಗಳ ವಾಸ್ತುಯಲ್ಲಿ ಕ.ಎ.ಡಿ.ಬಿ ವರ್ತಿಯಿಂದ ಭೂಸ್ವಾಧೀನ ಪದಿಸಿಕೊಳ್ಳಿದ್ದೀರೆ: ಇದ್ದಲ್ಲಿ ಯಾವಾಗ, ಯಾವ ಕಂಪನಿಗಾಗಿ ಎಷ್ಟು ಭೂಸ್ವಾಧೀನ ಮಾಡಲಾಗಿದೆ: ಒಟ್ಟು ವಿಸ್ತೀರ್ಣ. ಇವುಗಳಿಗೆ ನೀಡಲಾದ ಪರಿಹಾರ ಪ್ರತಿ ಎಕರೆಗೆ ಎಷ್ಟು: ಯಾವ ರೀತಿಯಲ್ಲಿ ಭೂಮಿಯನ್ನು ವಿಂಗಡಣ ಮಾಡಲಾಗಿದೆ: ಇದರಲ್ಲಿ ಅಗತ್ಯಕ್ಕಿಂತ ಎರಡೆಷ್ಟು ಹೆಚ್ಚಳವಾಗಿ ಭೂಸ್ವಾಧೀನಪದಿಸಿಕೊಂಡಿರುವುದಾಗಿ ಆರೋಪಗಳಿದ್ದು. ಇದಕ್ಕೆ ಸರ್ಕಾರದ ಸ್ಪಷ್ಟೀಕರಣಗಳೇನು: (ವಿವರಗಳೊಂದಿಗೆ ಸಂಪೂರ್ಣ ಮಾಹಿತಿ ಒದಗಿಸುವುದು):</p>	<p>ಕರ್ನಾಟಕ ಕ್ಷೋರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯು ಬಳ್ಳಾರಿ ಜಿಲ್ಲೆ, ಬಳ್ಳಾರಿ ತಾಲ್ಲೂಕು, ಕುಡುತ್ತಿನಿ ಮತ್ತು ಇತರೆ ಗಾಂಗಳಲ್ಲಿ ಏಕ ಘಟಕ ಸಂಸೀರ್ಣ ಯೋಜನೆಯಡಿ ವಿವಿಧ ಕಂಪನಿಗಳಿಗೆ ಜಮೀನು ಭೂಸ್ವಾಧೀನಪದಿಸಿರುವ ವಿವರಗಳು ಈ ಕಳಿಕಂಡಂತಿರುತ್ತದೆ:</p> <ol style="list-style-type: none"> ಮೇ: ಆಸ್ರೇಲರ್ ಮಿತ್ತಲ್ ಇಂಡಿಯಲ್ಲಿ, ಇವರ ಯೋಜನೆಗಾಗಿ ಹರಗಿನಡೋಣಿ, ಕುಡುತ್ತಿನಿ ಮತ್ತು ವೇಣೆವೀರಾಪುರ ಗಾಂಗಳಲ್ಲಿ ದಿ:04.05.2010 ಮತ್ತು 28.06.2012 ರಂದು ಒಟ್ಟು 5368-83 ಎಕರೆ ಜಮೀನಿಗೆ ಕಲಂ 28(4) ರಾಧಿ ಅಂತಿಮ ಅಧಿಸೂಚನೆ ಹೂರಡಿಸಿ ಸ್ವಾಧೀನಪದಿಸಿಕೊಳ್ಳಲಾಗಿದೆ. <p>ಅಂತಿಮ ಅಧಿಸೂಚನೆಯಲ್ಲಿ ಒಳಗೊಂಡಿರುವ ಕುಡುತ್ತಿನಿ ಗಾಂಗದ ಕ್ಷಣಿ ಜಮೀನಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ 8.00 ಲಕ್ಷ, ಹರಗಿನಡೋಣಿ ಗಾಂಗದ ಕ್ಷಣಿ ಜಮೀನಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ.8.00 ಲಕ್ಷ ರಾಷ್ಟ್ರೀಯ ಹೆದ್ದಾರಿ 500 ಮೀಟರ್ ಒಳಗೆ ಬರುವ ಪ್ರದೇಶಕ್ಕೆ ಎಕರೆ 1 ಕ್ಕೆ 12.00 ಲಕ್ಷ, ಕ್ಷಣಿಯೇತರ ಉದ್ದೇಶಕ್ಕೆ ಭೂಪರಿವರ್ತನೆಯಾದ ಪ್ರದೇಶಕ್ಕೆ ಎಕರೆ 1 ಕ್ಕೆ ರೂ.16.00 ಲಕ್ಷ ಭೂಪರಿಹಾರದ ಮೊತ್ತವನ್ನು ಪಾವತಿಸಲು ನೀರಾಯಾಗಿರುತ್ತದೆ.</p> <p>ಇದುವರೆವಿಗೂ 4914-18 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿಸಿದ್ದು, 61-00 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿಸಲು ಬಾಕಿ ಇರುತ್ತದೆ.</p> <p>ಮುಂದುವರೆದು, ಮೇ:ಆಸ್ರೇಲರ್ ಮಿತ್ತಲ್ ಇಂಡಿಯಲ್ಲಿ, ರವರಿಗೆ 2643.25 ಎಕರೆ ಜಮೀನವನ್ನು ಹಂಚಿಕೆ ಮಾಡಿದ್ದು, ಭೂಸ್ವಾಧೀನಪದಿಸಿದ ಉಳಿದ 2572 ಎಕರೆ ಜಮೀನಿನಲ್ಲಿ ಕುಡುತ್ತಿನಿ ಕ್ಷೋರಿಕಾ ಪ್ರದೇಶವನ್ನು ಕೆಳವಡಿಬಿ ಯಿಂದ ಅಭಿವೃದ್ಧಿಪದಿಸಲಾಗಿದೆ.</p>

2. ಮೆ: ಉತ್ತಮ್ ಗಾಲ್ಯಾ ಫೇರೋಸ್ ಲಿ., ಇವರ ಯೋಜನೆಗಾಗಿ ಕುಡುತ್ತಿನಿ, ವೇಣಿವೀರಾಪುರ, ಕೊಳಗಳ್ಲು ಮತ್ತು ಯರಂಗಳಿಗೆ ಗಾಮಗಳಲ್ಲಿ 2010-12 ರಲ್ಲಿ ಒಟ್ಟು 4950-61 ಎಕರೆ ಜಮೀನಿಗೆ ಕಲಂ 28(4) ರದೆ ಅಂತಿಮ ಅಧಿಸೂಚನೆ ಹೂರಡಿಸಿ ಸಾಫ್ಟ್‌ನೇವೆಡಿಸಿಕೊಳ್ಳಲಾಗಿದೆ.

ಕುಡುತ್ತಿನಿ ಗಾಮದ ಕುರುಗೋಡು ರಸ್ತೆಗೆ ಹೊಂದಿಕೊಂಡು 500 ಮೀ ಒಳಗಡೆ ಬರುವ ಜಮೀನಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ 6.00 ಲಕ್ಷ್, ಉಳಿದ ಜಮೀನುಗಳಿಗೆ 5.00 ಲಕ್ಷ್, ಕೊಳಗಳ್ಲು ಗಾಮದಲ್ಲಿ ರೈಲ್ವೋ ಟ್ರಾಕ್ ಮತ್ತು ರಾಷ್ಟ್ರೀಯ ಹೆದ್ದಾರಿ-63ರ ಮಧ್ಯ ಬರುವ ಜಮೀನುಗಳಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ.8.00 ಲಕ್ಷ್ ಉಳಿದ ಜಮೀನುಗಳಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ.5.00 ಲಕ್ಷ್. ವೇಣಿವೀರಾಪುರ ಮತ್ತು ಯರಂಗಳಿಗೆ ಗಾಮಗಳಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ.5.00 ಲಕ್ಷ್‌ಗಳಿಂತ ಪರಿಹಾರ ಪಾವತಿಸಲು ನಿರ್ಣಯಿಸಲಾಗಿದೆ.

ಇದುವರೆವಿಗೂ 4723-05 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿಸಲಾಗಿದೆ. 135-15 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿ ಕಾರ್ಯ ಪ್ರಗತಿಯಲ್ಲಿರುತ್ತದೆ.

3. ಮೆ: ಕೆನಾರ್ಟೆಕ್ ವಿಜಯನಗರ ಸ್ವೀಲ್ ಲಿ., (NMDC) ಜಾನುಕುಂಟೆ ಮತ್ತು ವೇಣಿವೀರಾಪುರ ಗಾಮದಲ್ಲಿ 2014-15 ರಲ್ಲಿ 2850-26 ಎಕರೆ ಜಮೀನಿಗೆ ಕಲಂ 28(4) ರದೆ ಅಂತಿಮ ಅಧಿಸೂಚನೆ ಹೂರಡಿಸಲಾಗಿದೆ.

ವೇಣಿವೀರಾಪುರ ಗಾಮದ ಕೃಷಿ ಜಮೀನಿಗೆ ಪ್ರತಿ ಎಕರೆ 23.00 ಲಕ್ಷ್, ಜಾನುಕುಂಟೆ ಗಾಮದ ಕೃಷಿ ಜಮೀನಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ.12.00 ಲಕ್ಷ್. ವೇಣಿವೀರಾಪುರ ಗಾಮದಲ್ಲಿನ ಕೃಷಿಯೇತರ ಜಮೀನುಗಳಿಗೆ ಪ್ರತಿ ಎಕರೆಗೆ ರೂ. 45.00 ಲಕ್ಷ್. ವೇಣಿವೀರಾಪುರ ಗಾಮದಲ್ಲಿನ ಭೂಪರಿವರ್ತನೆಯಾಗಿರುವ ಅನುಷೋದಿತ ನಿರ್ವೇಶನಗಳಿಗೆ ಚದರ ಅಡಿ ಒಂದಕ್ಕೆ ರೂ.350 ಗಳಿಂತ ಪರಿಹಾರ ಪಾವತಿಸಲು ನಿರ್ಣಯಿಸಲಾಗಿದೆ.

ಇದುವರೆವಿಗೂ 2567-54 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿಸಲಾಗಿದೆ. 282-35 ಎಕರೆ ಜಮೀನಿಗೆ ಪರಿಹಾರ ಪಾವತಿ ಕಾರ್ಯ ಪ್ರಗತಿಯಲ್ಲಿದೆ.

ಆ.	<p>ಕೆ.ಬಿ.ಎ.ಡಿ.ಬಿ</p> <p>ಸ್ವಾಧೀನಪಡಿಸಿಕೊಂಡು</p> <p>ಕಂಪನಿಗಳಿಗೆ ನೀಡಿದ ಮೇಲೆ</p> <p>ವಿಧಿಸಿದ್ದು</p> <p>ಘರತ್ತುಗಳು</p> <p>.ಅನುಸರಿಸಬೇಕಾದ ನಿಯಮಗಳು</p> <p>ಕಾನೂನುಗಳು</p> <p>ಯಾವುವು:</p> <p>ಆದೇಶಗಳು</p> <p>ಪ್ರತಿಗಳನ್ನು</p> <p>ಒದಗಿಸುವುದು ಇವುಗಳನ್ನು ಈ</p> <p>ಕಂಪನಿಗಳು ಅನುಸರಿಸುತ್ತಿವೆಯೇ</p> <p>ಎಂಬುದನ್ನು</p> <p>ಪರಿಶೀಲಿಸಲಾಗಿದೆಯೇ:</p> <p>(ವಿವರಗಳೊಂದಿಗೆ</p> <p>ಮಾಹಿತಿ</p> <p>ಒದಗಿಸುವುದು):</p>	ಭೂ	<p>1. ಮೇ: ಅಸೇಲರ್ ಮಿತ್ತಲ್ ಇಂಡಿಯಲ್ ಲ್.</p> <p>ಕಂಪನಿಗೆ ಒಟ್ಟು 2643.25 ಎಕರೆ ವಿಸ್ತೀರ್ಣದ ಜಮೀನನ್ನು "6 Million TPA Integrated Steel Plant & 750 MW Power Generation Plant" ಯೋಜನೆಗಾಗಿ ಹಂಚಿಕೆ ಮಾಡಲಾಗಿದ್ದು, ದಿನಾಂಕ: 05.12.2011 ಮತ್ತು 19.10.2012 ರಂದು ಸ್ವಾಧೀನ ಪತ್ರ ನೀಡಲಾಗಿರುತ್ತದೆ.</p> <p>ಸದರಿ ಕಂಪನಿಯು ನಿಗದಿತ ವೇಳೆಯಲ್ಲಿ ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪತ್ರವನ್ನು ನೆರವೇರಿಸಿಕೊಂಡು ಯೋಜನೆ ಅನುಷ್ಠಾನಗೊಳಿಸಿದ ಕಾರಣ, ದಿನಾಂಕ: 25-01-2017 ರಂದು ಕೆಬಿಲಡಿ ಕಾಯ್ದು ಕಲಂ 34-ಬಿ ರದ್ದಿ ನೋಟೇಸ್ ನೀಡಲಾಗಿತ್ತು. ಅದಕ್ಕೆ ಕಂಪನಿಯು ಅವಶ್ಯಕವಾದ ಕಚ್ಚಾ ವಸ್ತುವಾದ ಕಬ್ಬಿಣಿದ ಅದಿರು ಪೂರ್ವಕ ಸಾಧ್ಯವಾಗಿದ ಕಾರಣ, ಹಾಗೂ ಇನ್ನಿತರೆ ಕಾರಣಗಳಿಂದ ಯೋಜನೆ ಅನುಷ್ಠಾನಗೊಳಿಸಲು ಸಾಧ್ಯವಾಗಿರುವುದಿಲ್ಲವೆಂದು ತಿಳಿಸಿರುತ್ತಾರೆ. ಸದರಿ ಕಂಪನಿಯ ಕೋರಿಕೆಯ ಮೇರೆಗೆ ದಿನಾಂಕ: 31-07-2017 ರಂದು ಯೋಜನೆ ಅನುಷ್ಠಾನಗೊಳಿಸಲು ರಾಜ್ಯ ಉನ್ನತ ಮಟ್ಟದ ಒಬ್ಬೆಗೆ ಸಮಿತಿ ಸಭೆಯು ಮೂರು ವರ್ಷ ಹೆಚ್ಚುವರಿ ಕಾಲಾವಕಾಶ ನೀಡಿರುತ್ತದೆ.</p> <p>ತದನಂತರ, ಒಟ್ಟು 2643.25 ಎಕರೆ ವಿಸ್ತೀರ್ಣದ ಜಮೀನಿಗೆ ದಿನಾಂಕ: 14-11-2018 ರಂದು 10 ವರ್ಷಗಳ ಗುತ್ತಿಗೆ ಅವಧಿಗೆ ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪತ್ರ ನೆರವೇರಿಸಲಾಗಿದೆ. ಸದರಿ ಪತ್ರದ ಪರತ್ತಿನನ್ನು 5 ವರ್ಷದೊಳಗಾಗಿ ಯೋಜನೆಯನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಬೇಕಾಗಿರುತ್ತದೆ. ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪ್ರತಿಯನ್ನು ಅನುಬಂಧ-1 ರಲ್ಲಿ ಒದಗಿಸಿದೆ.</p> <p>ಕಂಪನಿಗೆ ಹಂಚಿಕೆ ಮಾಡಲಾದ ಜಮೀನಿಗೆ ಸಂಬಂಧಿಸಿದಂತೆ, ಭೂ ಮಾಲೀಕರು ಹೆಚ್ಚುವರಿ ಭೂ ಪರಿಹಾರ ಕೋರಿ ವಿವಿಧ ನಾಯಕಾಲಯಗಳಲ್ಲಿ ದಾವೆ/ತಕರಾರುಗಳು ಇದ್ದು ಹಿನ್ನಲೆಯಲ್ಲಿ, ಕಂಪನಿಯು ನಿಗದಿತ ಅವಧಿಯೊಳಗಾಗಿ ಯೋಜನೆಯನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಿರುವುದಿಲ್ಲ.</p> <p>2. ಮೇ: ಉತ್ತಮ ಗಾಲಾ ಫೇರೋಸ್ ಲ್.</p> <p>ಮಂಡಳಿಯು ಒಟ್ಟು 4877.81 ಎಕರೆ ವಿಸ್ತೀರ್ಣದ ಜಮೀನನ್ನು "Integrated Steel Plant & Captive Power Plant" ಯೋಜನೆಗಾಗಿ ಹಂಚಿಕೆ ಮಾಡಲಾಗಿದ್ದು, 2013-15 ರಲ್ಲಿ ಸ್ವಾಧೀನ ಪತ್ರ ನೀಡಲಾಗಿರುತ್ತದೆ.</p>
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ದಿನಾಂಕ: 02.03.2017 ರಂದು ಒಟ್ಟು 4877.81 ಎಕರೆ ವಿಸ್ತೀರ್ಣದ ಜಮೀನಿಗೆ 10 ವರ್ಷಗಳ ಅವಧಿಗೆ ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪತ್ರ ನೆರವೇರಿಸಲಾಗಿರುತ್ತದೆ. ಸದರಿ ಪತ್ರದ ಪರತ್ತಿನನ್ನು ಯ 2 ವರ್ಷದೊಳಗಾಗಿ ಯೋಜನೆಯನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಬೇಕಾಗಿರುತ್ತದೆ. ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪ್ರತಿಯನ್ನು ಅನುಬಂಧ-2 ರಲ್ಲಿ ಒದಗಿಸಿದೆ.

ಸದರಿ ಜಮೀನಿನ ಪ್ರೇಕ್ಷಣೆ, ಕೆಲವು ಭೂಮಾಲೀಕರು ಹೆಚ್ಚುವರಿ ಪರಿಹಾರ ಕೋರಿ, ವಿವಿಧ ನ್ಯಾಯಾಲಯಗಳಲ್ಲಿ ದಾವೆಗಳನ್ನು ಹೂಡಿದ್ದು, MOEF ಸಂಸ್ಥೆಯಿಂದ ನೀರಾಕ್ಷೇಪಣ ಪತ್ರ ದೂರಪುರಲ್ಲಿ ವಿಳಂಬ, ಸರ್ಕಾರಿ ಜಮೀನು ವರ್ಗಾವಳಿ ಮಾಡುವಲ್ಲಿ ವಿಳಂಬ COVID-19 ಮತ್ತು ಇತ್ತಾದಿ ಕಾರಣಗಳಿಂದಾಗಿ ಕಂಪನಿಯು ನಿಗದಿತ ಅವಧಿಯೋಳಗಾಗಿ ಯೋಜನೆಯನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಲು ಸಾಧ್ಯವಾಗಿರುವುದಿಲ್ಲ.

62ನೇ SHLCC ಸಭೆಯಲ್ಲಿ M/s.Uttam Galva Ferrous Ltd., ಇವರಿಗೆ ಪ್ರಸತ್ತಾವಿತ ಫೆಟಕದ ಯೋಜನೆ ಅನುಷ್ಠಾನಕ್ಕಾಗಿ 3 ವರ್ಷಗಳ ಹೆಚ್ಚುವರಿ ಕಾಲಾವಕಾಶವನ್ನು ವಿಸ್ತರಿಸಲು ಅನುಮೋದನೆಯಾಗಿದ್ದು, ಸರ್ಕಾರವು ದಿನಾಂಕ:12.01.2024 ರಂದು ಆದೇಶ ಹೂರಡಿಸಿರುತ್ತದೆ. ವಿಸ್ತರಿಸಲಾದ ಕಾಲಾವಕಾಶವು ದಿನಾಂಕ:11.01.2027 ರಂದು ಮುಕ್ತಾಯಗೊಳಿಸಲಿರುತ್ತದೆ.

3.ಮೇಕನಾರ್ಟಿಕ ವಿಜಯನಗರ ಸ್ಟೀಲ್ ಲಿ. (NMDC)

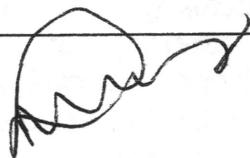
ಮಂಡಳಿಯು ಬಳಾವಿ ಜಿಲ್ಲೆ, ಬಳಾವಿ ತಾಲ್ಲೂಕು, ಜಾನೆಕುಂಟೆ ಮತ್ತು ವೇಣಿವೀರಾಪುರ ಗ್ರಾಮದ ವ್ಯಾಪ್ತಿಯಲ್ಲಿ ಬರುವ ವಿವಿಧ ಸರ್ವೆ ನಂಬರಗಳಲ್ಲಿ 2843.985 ಎಕರೆ ವಿಸ್ತೀರ್ಣದ ಜಮೀನನ್ನು "5 Million TPA Integrated Steel Plant" ಯೋಜನೆಗಾಗಿ ದಿನಾಂಕ:13.07.2017 ರಂದು ಹಂಚಿಕೆ ಮಾಡಲಾಗಿದ್ದು, ದಿನಾಂಕ:01.08.2018 ರಂದು ಸಾಫ್ಟ್‌ಡಿನೆ ಪತ್ರ ನೀಡಲಾಗಿರುತ್ತದೆ.

ಮಂಡಳಿಯು M/s.Karnataka Vijayanagara Steel Ltd., (NMDC) ಇವರಿಗೆ ದಿನಾಂಕ:10.05.2019 ರಂದು ಕರಡು ಗುತ್ತಿಗೆ ಕರಾರನ್ನು ರವಾನಿಸಲಾಗಿದ್ದು, ಕಂಪನಿಯು ಕರಾರಿನ ಕೆಲವು ನಿಯಮಾವಳಿಗಳ ಬಗ್ಗೆ ಸ್ಪಷ್ಟೀಕರಣವನ್ನು ಕೋರಿದ್ದು, ಸದರಿ ಪ್ರಶ್ನಾವಳಿಗಳಿಗೆ ಸಂಬಂಧಿಸಿದಂತೆ, ಮಂಡಳಿಯ ದಿನಾಂಕ:28.10.2019, 20.11.2020 ಮತ್ತು 30.06.2021 ರಂದು ಸ್ಪಷ್ಟೀಕರಣಗಳನ್ನು ನೀಡಿರುತ್ತದೆ.

		ಉದ್ದಿಮೆದಾರರು ಮಂಡಳಿಯೋಂದಿಗೆ ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಕರಾರು ಪತ್ರವನ್ನು ನೆರವೇರಿಸಿಕೊಂಡು ಯೋಜನೆಯನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಬೇಕಿರುತ್ತದೆ. ಈ ಯೋಜನೆಯು ಕೇಂದ್ರ ಸರ್ಕಾರದ ಯೋಜನೆಯಾಗಿರುತ್ತದೆ.
ಇ.	ಇದೀಗ ಕೆ.ಎ.ಆರ್.ಬಿ ಭೂ ಸ್ವಾಧೀನಪಡಿಸಿಕೊಂಡು ನೀಡಿದ ಭೂಮಿಯನ್ನು ಸದರಿ ಕಂಪನಿಗಳು ಕೆಲಸ ಪ್ರಾರಂಭ ಮಾಡಿದೇ ಬೇರೆ ಕಂಪನಿಗಳಿಗೆ ನೀಡುತ್ತಿರುವುದನ್ನು ಸರ್ಕಾರ ಗಮನಿಸುತ್ತಿಲ್ಲವೇಕೆ: ಈ ರೀತಿ ನೀಡಲು ಅವಕಾಶವಿದೆಯೇ? ಇದಲ್ಲಿ ಆದೇಶ ಪ್ರತಿಗಳನ್ನು ಒದಗಿಸುವುದು.	ದಿನಾಂಕ: 29-03-2010ರ ರಾಜ್ಯ ಉನ್ನತ ಮಟ್ಟದ ಒಪ್ಪಿಗೆ ಸಮಿತಿ ಸಭೆಯಲ್ಲಿ ಮೆ: Brahmini Industries Ltd., ರವರಿಗೆ Integrated Steel Plant ಯೋಜನೆಗೆ 4000 ಎಕರೆ ಜಮೀನನ್ನು VADA ವಾತ್ತಿಯಲ್ಲಿ ಕೆಳವಡಿಬಿ ಯೀಂದ ಭೂಸ್ವಾಧೀನಪಡಿಸಿ ಹಂಚಿಕೆ ಮಾಡಲು ಯೋಜನೆ ಅನುಮೋದನೆಗೊಂಡಿರುತ್ತದೆ.
		ನಂತರ, ದಿನಾಂಕ: 14-07-2011ರ ರಾಜ್ಯ ಉನ್ನತ ಮಟ್ಟದ ಒಪ್ಪಿಗೆ ಸಮಿತಿ ಸಭೆಯಲ್ಲಿ ಮೆ: Brahmini Industries Ltd., ಯೀಂದ M/s. Uttam Galva Ferrous Ltd., ರವರಿಗೆ ಸದರಿ ಯೋಜನೆ ವರ್ಗಾವಣೆಗೆ ಅನುಮೋದನೆ ನೀಡಿರುತ್ತದೆ. ಸರ್ಕಾರದ ಆದೇಶವನ್ನು ಅನುಭಂಧ-3 ರಲ್ಲಿ ಒದಗಿಸಿದೆ.
ಈ	ಈ ಭೂಸ್ವಾಧೀನದಲ್ಲಿ ಸರಿಯಾದ ಪರಿಹಾರ ನೀಡಿಲ್ಲ ಎಂದು ಅಲ್ಲಿನ ರ್ಯಾತರು ಸುಮಾರು ನಾಲ್ಕು ವರ್ಷಗಳಿಂದ ಧರಣಿ ನಡೆಸುತ್ತಿದ್ದು ಇದಕ್ಕೆ ಸರ್ಕಾರದ ಸಮಂಜಸ ಪರಿಹಾರಗಳೇನು: ಇವರುಗಳ ಬೇಡಿಕೆಗಳನ್ನು ಸರ್ಕಾರ ಯಾವ ರೀತಿಯಲ್ಲಿ ಪರಿಹರಿಸುತ್ತದೆ: (ವಿವರಗಳೋಂದಿಗೆ ಮಾಹಿತಿ ಒದಗಿಸುವುದು)	ಬಳ್ಳಾರಿ ಜಿಲ್ಲೆ, ಬಳ್ಳಾರಿ ತಾಲ್ಲೂಕು, ಕುಡುತ್ತಿನಿ ಮತ್ತು ಇತರೆ ಗ್ರಾಮಗಳಲ್ಲಿ ಎಕರೆಟಕ ಸಂಕೀರ್ಣ ಯೋಜನೆಯಿಡಿ ಭೂಸ್ವಾಧೀನಪಡಿಸಿರುವ ಜಮೀನುಗಳಿಗೆ ಭೂದರ ಸಲಹಾ ಸಮಿತಿ ಸಭೆಯ ನಿರ್ಣಯದನ್ವಯ ಭೂಪರಿಹಾರ ಮೊತ್ತ ನಿಗದಿಪಡಿಸಿ ಪಾವತಿಸಲಾಗಿರುತ್ತದೆ.
		ಮಾನ್ಯ ಸರ್ವೋಚ್ಚ ನಾಯಾಲಯದಲ್ಲಿ ದಾಖಲಾದ 343 ಎಕರೆ ಜಮೀನುಗಳ ಪ್ರಕರಣಗಳಲ್ಲಿ ಮೆ:ಆಸ್‌ಲರ್ ಮೀತ್ತಲ್ ಕಂಪನಿಯವರು ಪ್ರತಿ ಎಕರೆ ಜಮೀನಿಗೆ ರೂ.1.30 ಕೋಟಿಯವರೆಗೆ ಪಾವತಿಸಲು ಆದೇಶಿಸಲಾಗಿದ್ದು ಆದರಂತೆ ಕಂಪನಿಯ ಹಣವನ್ನು ಪಾವತಿ ಮಾಡಿರುತ್ತದೆ. ಬಾಕಿ 657 ಎಕರೆ ಜಮೀನುಗಳ ಪ್ರಕರಣಗಳು ವಿವಿಧ ನಾಯಾಲಯಗಳಲ್ಲಿ ಬಾಕಿ ಇದ್ದು ಸದರಿ ಜಮೀನುಗಳಿಗೂ ಸಹ ಮೆ:ಆಸ್‌ಲರ್ ಮೀತ್ತಲ್ ಕಂಪನಿಯವರು ಮಾನ್ಯ ನಾಯಾಲಯದ ಆದೇಶದನ್ವಯ ಭೂಪರಿಹಾರವನ್ನು ನೀಡಬೇಕಾಗುತ್ತದೆ.
		ಮೆ: ಉತ್ತಮ್ ಗಾಲ್ಕ್ ಫೆರ್ಲೋಸ್ ಲಿ. ಕಂಪನಿಗೆ ಸಂಬಂಧಪಟ್ಟಂತೆ ಸುಮಾರು 441 ಎಕರೆ ಜಮೀನಿಗೆ ಸಾಮಾನ್ಯ ಬತ್ತಿಪ್ರ್ರ ರಚಿಸಲಾಗಿದ್ದು, ಈ ಪ್ರಕಾರ 298 ಎಕರೆ ಜಮೀನಿನ ಮಾಲೀಕರು ಹೆಚ್ಚಿನ ಭೂಪರಿಹಾರ ಕೋರಿ ಮಾನ್ಯ ನಾಯಾಲಯಗಳಲ್ಲಿ ಪ್ರಕರಣಗಳನ್ನು ದಾಖಲಿಸಿದ್ದು, ನವೆಂಬರ್-2024 ರಲ್ಲಿ ಮಾನ್ಯ ಉಚ್ಚ ನಾಯಾಲಯದ ಆದೇಶದನ್ವಯ ಸದರಿ ಕಂಪನಿಯ ಪತಿಯೀಂದ ರೂ.17.00 ಕೋಟಿಯನ್ನು ಲೇಪಣಿ ಮಾಡಲಾಗಿರುತ್ತದೆ.

		ಮುಂದುವರೆದು, ಸದರಿ ಭೂಮಾಲೀಕರು ಮಾನ್ಯ ಸ್ವೋಚ್ಚಣೆ ನಾಯಾಲಯದಲ್ಲಿ ಪ್ರಕರಣವನ್ನು ದಾಖಲಿಸಿರುತ್ತಾರೆ.
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ಸಂಖ್ಯೆ: ಸಿಬ 594 ಐಎಫ್ 2025



(ಎಂ.ಬಿ. ಪಾಟೀಲ)

ಬೃಹತ್ ಮತ್ತು ಮಧ್ಯಮ ಕ್ಷೇತ್ರಾರ್ಥಕ ಹಾಗೂ
ಮೂಲಸೌಲಭ್ಯ ಅಭಿವೃದ್ಧಿ ಸಚಿವರು



सत्यमेव जयते

INDIA NON JUDICIAL

ಅನುಭಂಗ -

690-205-1

Rs. 100

Certificate No.	IN-KA43936086450785Q
Certificate Issued Date	12-Sep-2018 11:25 AM
Account Reference	NONACC (FI) kaksfcl08/ BELLARY2/KA-RY
Unique Doc. Reference	SUBIN-KAKAKSFCL0826630176243835Q
Purchased by	ARCELOR MITTAL INDIA PVT LTD
Description of Document	Article 12 Bond
Description	LEASE AGREEMENT
Consideration Price (Rs.)	0 (Zero)
First Party	KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD
Second Party	ARCELOR MITTAL INDIA PVT LTD
Stamp Duty Paid By	ARCELOR MITTAL INDIA PVT LTD
Stamp Duty Amount(Rs.)	1,000 (One Thousand only)

SHRI BEERESHWAR CO-OP. CREDIT SOCIETY LTD.,
EXAMBIA (MURSHIDABAD) - 633 101,
BR. BALLARI, DIST. BALLARI

ARCF-1000 MITTAL INDIA LTD.
IN KARSHI 350035 EAN 97891850
RS 1,000
13 SEP 2018 * 125446

Please write or type below this line.

LEASE-CUM-SALE AGREEMENT

Agreement made at Ballari the 14th day of November month Two Thousand Eighteen between the Karnataka Industrial Areas Development Board(PAN No. AAATK1305J), having its Zonal Office, at Plot No. CA-1, Mundargi Industrial Area 1st Stage, Bangalore Road, Ballari-583102.

For ArcelorMittal India Pvt. Ltd. For ArcelorMittal India Pvt. Ltd.

Deputy Development Officer &
Assistant Executive Engineer
KIADB, BALLARI.

Ramelshuk

Authorized Signator
[Signature]

Authorized Signer:
Ruthann E. Hart

See..... 2 3518
18-4
ರಂಗುವಳಿ 2

ಉತ್ತರದಾಖಲೆ
2012

represented by **Sri T.S.LAKSHMEESHA, Deputy Development Officer**, hereinafter called the 'LESSOR' (which terms shall wherever the context so permits, means and include its successors in interest) of the one part AND M/s. **ArcelorMittal India Pvt Ltd., Corporate Office: 6th Floor, Uppal's M6 Plaza, Jasola District Centre, New Delhi-110025 (PAN:AAECM63061)** Represented by **Sri. Kalyan Ghosh, CFO (PAN: ACUPG2409B)** and **Sri Ramesh Krishnamurthy, Head- Administration, Karnataka Project, (PAN:AKKPR9420R)** hereinafter called the 'LESSEE' (which term shall wherever the context so permits, mean and include his/her/its heirs, executors, administrators, assignee and legal representatives) of the other part.

Whereas the LESSEE has applied to the LESSOR for allotment of land for setting up of an Industrial Project, and in pursuance thereof, the LESSOR on allotment has agreed to lease the plot of land herein described, upon terms and conditions herein contained.

NOW IT IS HEREBY AGREED BETWEEN THE PARTIES AS FOLLOWS :

1(a) The LESSEE has paid to the LESSOR a sum of **Rs.220,89,76,000/- (Rupees Two Hundred and Twenty Crores Eighty Nine Lakhs and Seventy Six Thousand only)** towards the allotment consideration, fixed tentatively, the receipt of which is hereby confirmed by the LESSOR.

1(b) In consideration of the above sum and of the rent hereby reserved and performance of covenants and conditions on the part of the LESSEE hereinafter contained, the LESSOR hereby conveys to the LESSEE by way of lease a Plot of land known as Survey Nos. **Kuditini & Veniveerapura Villages.**

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಮೊಂದಿ ಕಾರ್ಡ್ ಮುದ್ರಾಂತ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ජානාධික මුදාවෙන් තෙවැනි කළම 10 න් පැවතියේදී ප්‍රමාණ පෙන්

ಶ್ರೀ M/s ArcelorMittal India Pvt Ltd , represented by Head Administration ,Karnataka
Project Kalyan Ghosh ,CFO , ಇವರು 110463050.00 ರೂಪಾಯಿಗೆನ್ನು ನಿಗದಿತ ಮುದ್ರೆಗೆ ತಿಳ್ಳುವಾಗಿ
ಹಾವಿಸಿರುವದನ್ನು ದೃಢಿಕರಿಸಲಾಗಿದೆ

ವ್ಯಕ್ತಿ	ಫೋನ್ (ರೋ.)	ಹಣದೆ ಪಾವತಿಯ ವರ್ವೆ
ಮುದ್ದುಂಡ ಕಾಗದ	1000.00	IN-KA43936086450785Q
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	110462050.00	DD No.573620 , DT:26/12/2018, Axis Bank Ltd,Ballari
ಒಟ್ಟು:	110463050.00	

ನ್ನೇ : ಬಾಳಿ

ದಿನಾಂಕ: 26/12/2018

ఎం. కందుకాంత
శ్రీ వీరామాయణ మాన్య ప్రాణి
పాపార్తి

Designed and Developed by C-DAC ACTS Division

ಎಂ..... I ತುಸ್ತಿಕಾ. 13578
 ದಾಸ್ತಾವಚನ. 3 ದಾಸ್ತಾ 8-19
 ಅಂತ ಸ್ವಾಯಂ ಪ್ರಾಣಾಯ
 ಲಿಂಗಾಂ

3578
19
ದೇವಾಲ್ಯಾ ಕುರುಗುಡಿ ಬಾಳಿಕಾಲ
ಬಿಂದು

I. Details of Land Measuring 2561.41 Acres-(A)

Name of the Village: Kuditini Hobli: Kurugodu Taluk: Ballari

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
1.	373/A	0.20	42.	386/E	8.88
2.	373/B	0.20	43.	387/2	1.20
3.	373/C	0.20	44.	387/3	3.71
4.	373/D	0.20	45.	388/B	5.70
5.	373/E	0.20	46.	388/C	3.70
6.	374/A	2.21	47.	388/D	5.50
7.	374/B	2.42	48.	573/A	3.82
8.	374/C	2.70	49.	573/B	1.17
9.	374/D	2.65	50.	574/A	4.22
10.	374/E	2.62	51.	574/B	6.42
11.	375/1a	6.11	52.	576/A1	3.90
12.	375/1b	5.90	53.	576/A2/A	3.48
13.	375/1C	6.60	54.	576/A2/b1	1.33
14.	375/1d	3.83	55.	576/A2/b2	2.09
15.	375/2	9.50	56.	576/A2/c1	0.41
16.	376	30.21	57.	576/A2/c2/a	2.00
17.	377	18.22	58.	576/A2/c2/b	1.00
18.	378	19.77	59.	576/B1	4.43
19.	379/1	5.67	60.	576/B2	4.43
20.	379/2	5.67	61.	577/A	28.25
21.	380/A1	0.86	62.	577/B1	16.89
22.	380/A2	0.82	63.	577/B2	5.64
23.	380/B	1.47	64.	577/C1	4.99
24.	381/A1	0.70	65.	577/C2	4.80
25.	381/A2	0.73	66.	577/D	10.07
26.	381/B	1.29	67.	577/E	10.32
27.	382/A1	3.06	68.	577/F	9.20
28.	382/A2	3.00	69.	579/A	6.60
29.	382/A3	1.38	70.	579/B	5.84
30.	382/A4	1.15	71.	579/C	9.85
31.	382/B	7.53	72.	580(P)	4.00
32.	383/1	1.12	73.	581/A	4.99
33.	383/2	1.13	74.	581/B	6.05
34.	384/A	7.00	75.	583/A	3.39
35.	384/B1	1.91	76.	583/B	4.80
36.	384/B2	1.91	77.	584/A	1.31
37.	385	5.35	78.	584/B	1.31
38.	386/A	0.72	79.	584/C	3.54
39.	386/B	1.34	80.	585/A1	12.43
40.	386/C	12.47	81.	585/A2	5.04
41.	386/D	0.38	82.	585/B1	2.00

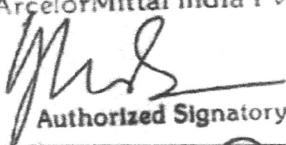
J. S. Lakshmi

ದಾಖಲೆ ನಂಜೆ: P-13777 13578/18.19

ಸಬ್ಬ ರಜಿಸ್ಟ್ರಾರ್ ಬಳ್ಳಾರಿ ರವರ ಕೆಳೆರಿಯಲ್ಲಿ ದಿನಾಂಕ 26-12-2018 ರಂದು 11:25:04 AM ಗಂಟೆಗೆ ಈ ಕಿಂಗ್ ವಿವರಗಳನ್ನು ತಿಳಿದುಂದಿಗೆ

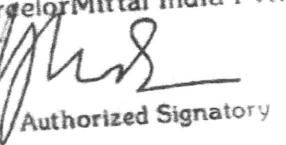
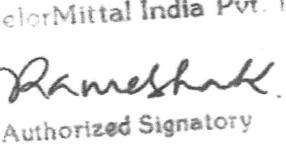
ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರಂ. ಸ್ಟೇ
1	ನೋಟೆ ತಳ್ಳು	22092410.00
2	ಸ್ಟ್ರೀಲ್ ಟೈ	3500.00
3	ನ್ಯೂ ಪ್ರೈಸ್ ತಳ್ಳು	200.00
4	ಸ್ಟೀಲ್ ಟೈಲಿಂಗ್ ತಳ್ಳು	200.00
5	ಕರಿಂಗ್ ನಾ ತಳ್ಳು	140.00
6	ವರ್ಕೆಂಫೆಸ್ ಮತ್ತು ವರ್ಕೆಂಟ್	30.00
	ಒಟ್ಟು:	22096480.00

ಕಾರ್ಡ್... 13578
ದಾಖಲೆ ನಂಜೆ: 18.19ಅಂತ ನೀರಾವಾಯಾದಾರ
ಬಾಬುಈ M/s ArcelorMittal India Pvt Ltd . represented by Head Administration ,Karnataka Project Kalyan Ghosh ,CFO ಇವರಿಂದ
ಹಾಡರೆ ಮಾಡಲ್ಪಟ್ಟದೆ

ಹೆಸರು	ವ್ಯಾಖ್ಯಾ	ಹಿಫೆಂಟ್ ಗ್ರಾಹಕ	ಸಹಿ
ಈ M/s ArcelorMittal India Pvt Ltd . represented by Head Administration ,Karnataka Project Kalyan Ghosh ,CFO			For ArcelorMittal India Pvt. Ltd.  Authorized Signatory

ಒರೆಯೆಂಬೆಂದ್ರಾಗಿ(ಮತ್ತು ಪೂರ್ವ/ಭಾಗಕ್ಕೆ ಪ್ರತಿಫಲ ರೂ... (ರೂಪಾಯಿ)

ರಾಜು
ಎಂ. ಜಂದ್ರೆಕಾಂತ
ಭಾದ್ರ ನೀಂದಂದಣಾಧಿಕಾರಿ
ಮಾಧ್ಯಾತ್ಮಕ ಸುಧಾರಣೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ವ್ಯಾಖ್ಯಾ	ಹಿಫೆಂಟ್ ಗ್ರಾಹಕ	ಸಹಿ
1	M/s ArcelorMittal India Pvt Ltd . represented by Head Administration ,Karnataka Project Kalyan Ghosh ,CFO . (ಒರೆಹೆಂಬೆಂದ್ರ)			For ArcelorMittal India Pvt. Ltd..  Authorized Signatory
2	M/s ArcelorMittal India Pvt Ltd . represented by Head Administration ,Karnataka Project Ramesh Krishnamurthy (ಒರೆಹೆಂಬೆಂದ್ರ)			For ArcelorMittal India Pvt. Ltd..  Authorized Signatory

ಅಮ..... 2..... ರುಪ್ಯಾರ್. 150 150
ರಸ್ತುವೈಜನ..... 6..... T 8-19

శాస స్మారకమాధ్యకాల
పత్రాల

-4-

Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
83	585/B2	2.00		122	624/B1	4.00
84	585/B3	0.62		123	624/B2	3.43
85	585/B4/a	0.50		124	625/A1	6.96
86	585/B/4b	0.50		125	625/A2	3.74
87	585/B/4c	1.00		126	625/A3	3.92
88	585/B5	2.30		127	625/B/B1/2	4.79
89	585/B6	2.00		128	627/A	5.32
90	585/B7	2.00		129	627/B	6.14
91	585/B8	2.00		130	628/A1	2.00
92	585/B9	0.86		131	628/A2	2.00
93	585/B10	0.61		132	628/A3	2.30
94	588	12.48		133	628/B	9.36
95	589/1A	1.42		134	629/A1	2.00
96	589/2	2.41		135	629/A2	1.35
97	589/2b	1.00		136	629/BC1	1.10
98	589/3	7.25		137	629/BC2	5.69
99	590/1	0.35		138	630/A	4.11
100	590/2	0.34		139	630/BCD1	2.41
101	590/3	1.03		140	630/BCD2	5.05
102	591	1.80		141	631/A	5.61
103	592	15.82		142	631/B1	2.64
104	593/A	2.40		143	631/B2	2.53
105	593/B	14.45		144	631/B2	0.05
106	611/A1	5.26		145	632/A1	2.28
107	611/A2	5.25		146	632/A2	6.25
108	611/B1	6.04		147	632/B1	3.75
109	611/B2	2.00		148	632/B2	3.75
110	611/C	7.42		149	633/1	3.24
111	612	19.91		150	633/2	6.95
112	613/A	4.13		151	634/1	2.96
113	613/B	4.18		152	634/2	3.00
114	614/A	1.00		153	635/1	1.42
115	614/B	1.22		154	635/2	2.64
116	615	4.47		155	636/1	2.20
117	616	2.07		156	638	5.90
118	617	7.28		157	639	7.01
119	624/a1	2.40		158	640	2.05
120	624/A2	2.13		159	641	7.21
121	624/A3	2.00		160	642	6.51

For Acceleration and Beyond

J. Scholten

ರಜ್ಯೋಳೆ ಅಂತ್ಯ ಕ್ಷಣ 88(I) ಪ್ರಕರ ಕಾರಣಗಳ ವನಾಯ್ಯಿಯರು Deputy Development officer & Assistant Executive Engineer (I) - 1988
Ballari ಇಂಜಿನಿಯರ್ ಪದವಿಯನ್ನು ಬರೆಯಿಕೊಂಡುಹೊಂದು ನಾನು ಒಂದು ರೂಪ್ಯತ್ವವನ್ನು

ಎಂ. ಕಂದ್ರಕಾಂತ
ಉತ್ಸವಾಂದರಾಜಾರ್
ಬಳ್ಳಾರಿ.

ದಿನಾಂಕ

ಅಧಿಕಾರಿ 13578
ವರ್ಷ 19
ದಾತ್ಯವಿಷಯ 7

ಉತ್ಸವಾಂದರಾಜಾರ್
ಬಳ್ಳಾರಿ

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
161	643/A	5.35	200	871/E1	10.27
162	643/B	5.75	201	871/E2	1.99
163	644	8.00	202	871/F1	9.17
164	645	9.94	203	871/F2	2.79
165	646/A	3.40	204	872/B	0.72
166	646/B	6.10	205	873	7.42
167	647/A	1.45	206	874/1	4.26
168	647/B1	4.46	207	874/2	2.13
169	647/B2	4.54	208	874/3	2.14
170	648/A1	4.42	209	879/A	4.04
171	648/A2	4.42	210	879/B	3.50
172	648/B1	2.25	211	879/C	3.50
173	648/B2	0.60	212	880/A1	1.46
174	648/B3	0.45	213	880/A2	1.40
175	648/B4	5.71	214	880/B1	5.10
176	650	6.12	215	880/B2a	2.00
177	651/1	6.52	216	880/B2b	2.00
178	651/2	6.47	217	880/B2c	1.87
179	652/A	1.68	218	880/C	1.98
180	653	5.65	219	880/D	2.31
181	654	19.19	220	880/E	4.37
182	655	10.69	221	880/F	4.33
183	656	8.71	222	880/G	12.77
184	657/A	5.30	223	882/A1	9.62
185	658/B	5.46	224	882/A2	1.45
186	658/A1	2.53	225	882/A3	3.88
187	658/A2	2.72	226	882/A4	1.60
188	658/B	4.77	227	882/A5	8.67
189	659	8.05	228	882/B1	7.64
190	660/A	5.30	229	882/B2	2.18
191	660/B	2.50	230	882/B3	2.00
192	660/C	2.70	231	882/B4	2.10
193	661/A	1.47	232	882/B5	9.38
194	661/B	4.23	233	883	10.84
195	661/C	6.05	234	884/A	9.91
196	871/A	7.70	235	884/B	5.00
197	871/B	8.49	236	886	2.30
198	871/C	6.00	237	887/A	6.10
199	871/D	11.36	238	887/B1	3.88

ಕ್ರಮ ನಂಂತಿ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಂಖ್ಯೆ
1	Badrinath Jos S/o Krishna Murthy J Nehru Colony, 3rd Cross, Ballari	<i>M.Joshi</i>
2	Sudarshan S/o Vishwanath reddy Havambhavi, Siruguppa road, Ballari	<i>P.S.Reddy</i>

ಎಂ. ಜಂದ್ರೆಕಾಂತ್‌ ರಂಗುತ್ತಿಸುವ
ಉತ್ತರ ಸ್ವೀಕಾರಕ ಕಾರ್ಯಾಲಯ
ಬಿಳ್ಳಿಲಿ.

GSC No IG0135000105945, ಈ ದಾಖಲೆಯು ಎರಡು ಪ್ರತಿಯಿಲ್ಲಿ ಹಾಜರಿಸುತ್ತಿದ್ದು, ಮೂಲ ಪ್ರತಿಗೊಂಡಿ ಪ್ರತಿಗೊಂಡಿ ಯಾವುದೇ ವ್ಯತ್ಯಾಸವಿರುವದಿಲ್ಲ. ಮೂಲ ಪ್ರತಿಗೊಂಡಿ ಕ್ರಮಾಂಕ ಕ್ರಿ. 110462050/- ಗಳು ವಾವಿಕೆಲಾಗಿದೆ. 'Due to More Survey Numbers for Data Entry Document is Kept Pending'

Designed and Developed by C-DAC ACTS Pune

ಎಂ. ಜಂದ್ರೆಕಾಂತ್‌
ಉತ್ತರ ಸ್ವೀಕಾರಕ ಕಾರ್ಯಾಲಯ
ಬಿಳ್ಳಿಲಿ.

ಇಂದ್ರಾ ರಂಗುತ್ತಿಸುವ
ದಾಖಲೆ ನಂ. 13578/18/19
ದಾಖಲೆ ನಂ. 13578/18/19

ಉತ್ತರ ಸ್ವೀಕಾರಕ ಕಾರ್ಯಾಲಯ
ಬಿಳ್ಳಿಲಿ

30/8
ದೇಶದ್ವಿಜನ... (D) *[Signature]*

ಉತ್ತರ ಸರ್ವಾಧಿಕಾರಿ ಕಾರ್ಯಾಲಯ

-6-

Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
239	887/B2/a	1.86		278	912/A	2.85
240	887/B2/b	0.50		279	912/B	4.05
241	887/B2/C	0.50		280	913/A1	1.50
242	887/B2/d	0.50		281	913/A2	0.72
243	887/B2/e	0.75		282	913/B	15.97
244	887/B2/f	0.64		283	913/C1	5.96
245	887/C1	4.38		284	913/C2	5.62
246	887/C2	2.93		285	913/D1	5.35
247	887/C3	7.13		286	913/D2	5.35
248	888/A	15.91		287	913/E	5.56
249	888/B1	5.00		288	914/A	3.10
250	888/B2	5.31		289	914/B	3.17
251	888/C	9.93		290	915	7.97
252	890/A	11.6		291	918/A	4.00
253	890/B1/a	4.80		292	918/B	8.23
254	890/B1/b	3.04		293	921	17.42
255	890/B2	7.95		294	922	15.28
256	890/C	8.96		295	923	23.31
257	891	4.26		296	924/A	5.14
258	892/A	9.05		297	924/B	4.76
259	892/B	7.07		298	925	6.93
260	893/A	4.79		299	926/A1	44.45
261	893/B	3.06		300	926/A2	4.77
262	894/A	11.32		301	926/A3	4.77
263	894/B	11.89		302	926/A4	9.50
264	895	42.97		303	926/B1	1.90
265	897	27.90		304	926/B2	0.23
266	902/A	6.75		305	926/B3	0.23
267	902/B	6.86		306	926/B4	0.50
268	903/A	0.12		307	927	6.92
269	905	19.12		308	928/A1	1.19
270	906/A	14.75		309	928/A2	2.36
271	906/B	8.10		310	928/B	3.49
272	907/A	6.10		311	929	4.36
273	907/B	6.38		312	930	11.70
274	908	3.14		313	931/A	3.00
275	909	7.52		314	931/A1	3.25
276	911/A	7.92		315	931/A2	1.22
277	911/B	5.33		316	931/B	9.33

[Signature]

ಅಂಕಿ..... 13578
ದಾತ್ರೋಧಿ..... 19
ರಾಜ್ಯೋಖಸ್... 11..... ಹಳ್ಳಿ

ಉದ್ದ ಸ್ವಾಂದಿರಜಾಧಿಕಾರ
ಹಳ್ಳಿ

ಎಂ. ಚಂದ್ರಕಾಂತ
ಉದ್ದ ಸ್ವಾಂದಿರಜಾಧಿಕಾರ
ಹಳ್ಳಿ.

ರಾಜ್ಯೋಖಸ್ ನೋಂದಿರಿಗೆ ಅಂಗಕರಿಸಲಾಗಿದೆ



ಎನ್. ಪ್ರಸಂಗದ ರಾಜ್ಯೋಖ

ನಂಬರ್ BLY-1-13578-2018-19 ಆಗಿ

ಸ.ಡ. ನಂಬರ್ BLYD423 ನೇ ದ್ವರಲ್ಲಿ

ದಿನಾಂಕ 04-01-2019 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ

ನಂಬರ್ ರಿಜಿಸ್ಟ್ರೇಶನ್ (ಹಳ್ಳಿ)
ಎಂ. ಚಂದ್ರಕಾಂತ

4.1.19



Designed and Developed by C-DAC ACTS, PUJ

ಉದ್ದ ಸ್ವಾಂದಿರಜಾಧಿಕಾರ

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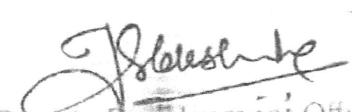
ಉತ್ತರ ಸರ್ಕಾರಿ ಕಾರ್ಡಿನಾಲ
ಬಳ್ಳಾರಿ

-7-

Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
317	932/A1	8.06		356	1081/B3	0.33
318	932/A2	1.00		357	1081/B4	1.17
319	932/B	2.14		358	1081/B5	1.17
320	933	14.2		359	1081/B6	1.18
321	934/1	2.69		360	1081/B7	1.83
322	934/2	3.25		361	1081/B8	4.00
323	934/3	5.00		362	1081/B9	0.70
324	934/4	10.00		363	1081/B10	1.41
325	934/5	5.23		364	1081/B11	1.41
326	934/6	2.61		365	1082/A1	1.00
327	934/7	2.62		366	1082/A2	1.00
328	936/A	3.02		367	1082/A3	4.31
329	936/B1	3.20		368	1082/A4	6.32
330	936/B2	3.20		369	1082/B	9.09
331	936/C	6.60		370	1082/C	0.70
332	936/D	6.63		371	1083/A	0.11
333	937/A	6.54		372	1083/B	0.15
334	937/B	2.95		373	1083/C	9.67
335	938/A	5.28		374	1083/D1	1.55
336	938/B	5.32		375	1083/D2	1.55
337	939/A	2.06		376	1083/D3	1.55
338	939/B	2.06		377	1083/D4	1.55
339	939/C1	1.00		378	1083/D5	1.55
340	939/C2	1.50		379	1083/D6	1.57
341	939/C3	1.00		380	1084	8.22
342	939/C4	1.00		381	1085/A	5.29
343	939/C5	4.50		382	1085/B1	0.91
344	940	7.70		383	1085/B2	4.00
345	941/A	1.03		384	1085/B3	0.91
346	942/A	15.95		385	1085/C	5.84
347	942/B	6.52		386	1086/A	2.29
348	950/B(p)	0.65		387	1086/B	1.82
349	951(p)	2.78		388	1086/C	6.28
350	954/B1(p)	1.14		389	1087/1	1.71
351	1076/A	8.83		390	1087/2	2.00
352	1076/B	10.92		391	1087/3	3.39
353	1081/A	3.04		392	1087/4	3.50
354	1081/B1	0.34		393	1089/1	3.00
355	1081/B2	0.33		394	1089/2	3.00

For ArcelorMittal India Pvt. Ltd.

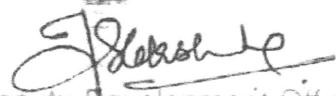
For ArcelorMittal India Pvt. Ltd.


Deputy Development Officer &
Assistant Engineer

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ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಬೆಳ್ಳಾರಿ

ಉತ್ತರ ಸರ್ಕಾರಾಧಿಕಾರಿ
ಬೆಳ್ಳಾರಿ

Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
395	1089/3	7.00		434	1102/C2	4.33
396	1090/A	16.76		435	1102/D	4.06
397	1090/B1	1.62		436	1103/A	4.23
398	1090/B2	1.63		437	1103/B	3.85
399	1090/B3	3.60		438	1104/A	8.14
400	1090/C	6.73		439	1104/B	8.41
401	1090/D	3.28		440	1105	11.71
402	1090/E1	2.90		441	1106	5.12
403	1090/E2	3.04		442	1107	2.30
404	1090/F1	2.41		443	1108	10.77
405	1090/F2	2.00		444	1109/A1	2.89
406	1091	16.62		445	1109/A2	2.89
407	1092/1	12.33		446	1109/B	0.69
408	1092/2	7.00		447	1110/A	3.82
409	1092/3	7.00		448	1110/B1	5.17
410	1093/A	5.61		449	1110/B2	5.16
411	1093/B	2.98		450	1110/C	1.41
412	1093/C	2.46		451	1111/A1	5.69
413	1094/A	0.11		452	1111/A2	1.69
414	1094/B	3.92		453	1111/B	1.62
415	1094/B	0.03		454	1112	9.34
416	1094/C	1.41		455	1113/A1	4.43
417	1094/D	3.13		456	1113/A2	1.43
418	1095	5.09		457	1113/B	7.89
419	1096/A	3.71		458	1114/A	4.07
420	1096/B	3.70		459	1114/B1	4.48
421	1097/A	4.85		460	1114/B2	5.95
422	1097/B	8.70		461	1116/A	0.80
423	1097/C	4.15		462	1116/B	2.66
424	1098/A	20.09		463	1117	3.81
425	1098/B	18.98		464	1118/A	1.96
426	1099	7.81		465	1118/B	6.34
427	1100	8.57		466	1119	3.26
428	1101/A	3.51		467	1120	5.43
429	1101/B	8.50		468	1121/A	5.76
430	1101/C	3.89		469	1121/B	1.44
431	1102/A	0.53		470	1122/A	4.56
432	1102/B	1.48		471	1122/B	0.96
433	1102/C1	1.10		472	1123/A	4.87



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-9-

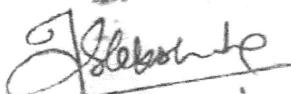
Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
473	1123/B	5.03	512	1159(p)	4.26
474	1124/A	8.53	513	1160/A1	2.59
475	1124/B	0.20	514	1160/A2	2.58
476	1125	2.65	515	1160/B	4.82
477	1126/A	9.80	516	1161	16.00
478	1126/B	5.50		Total (A)	2561.41
479	1127/A	4.27			
480	1127/B	4.15			
481	1128/A	9.17		Veniveerapura Village	
482	1128/B1	2.96	1	186	3.95
483	1128/B2	3.50	2	187	8.59
484	1129/1	1.00	3	188	16.06
485	1129/2	2.00	4	189/1A	4.00
486	1129/3	2.00	5	189/1B	10.11
487	1129/4	2.04	6	189/2	14.11
488	1129/5	4.00	7	190/A	12.51
489	1130	11.41	8	190/B1	2.00
490	1132/A	2.58	9	190/B2	4.00
491	1132/B	2.97	10	190/B3	6.51
492	1132/C	3.13		Total (B)	81.84
493	1132/D	3.25			
494	1132/E1	7.55			
495	1132/E2	5.45			
496	1133/A	6.30		Total Extent (A)	2561.41
497	1133/B	6.82		Total Extent (B)	81.84
498	1134/A	9.31		Grand Total	2643.25
499	1134/B1	4.63			
500	1134/B2	6.00			
501	1136/1	12.96			
502	1136/2	2.24			
503	1152/A	2.27			
504	1152/B	0.65			
505	1154/A	6.09			
506	1154/B1	1.15			
507	1154/B2	3.76			
508	1155/A	2.43			
509	1155/B	6.04			
510	1158	4.32			
511	1159	1.84			

For ArcelorMittal India Pvt. Ltd.,

For ArcelorMittal India Pvt. Ltd.

Deputy Development Officer &

Asst. Development Officer



22/10/2018
15/10/2018

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-10-

The above mentioned Survey Nos. situated in **Kuditini** and **Veniveerapura** villages, Kurugodu Hobli, Ballari Taluk, Ballari District containing by admeasurement **2643.25** acres or thereabouts and more fully described in the schedule hereunder written and delineated on the plan annexed hereto and surrounded thereon by red colour boundary line, together with all rights, easements and appurtenants thereto belonging EXCEPT AND RESERVING unto the LESSOR all mines and minerals in or under the said land or any part thereof (hereinafter referred to as the "Schedule Property") and the LESSEE shall hold the Schedule property so conveyed commencing from **22nd day of October month Two Thousand Eighteen (2643.25 Acres)** on the terms, conditions tenure herein provided.

1(c) The conveyance of the Schedule property to the LESSEE is on lease for a period of **10 years**.

1(d) Both during the subsistence of the lease period and also thereafter that is during the interregnum between the expiry of the lease period and the execution of the Sale deed, the LESSEE shall pay to the LESSOR yearly rent of **Rs. 100.00 per acre** on the **22nd day of October** each and every year for **2643.25 acres**

Provided always that in case the LESSEE fails to pay the said rent on or before the date stipulated, the LESSEE shall pay to the LESSOR simple interest per @ **12.75%** Per annum or such other rates as may be fixed by the LESSOR from time to time on the rent due. It is hereby agreed that expiry of lease period by itself shall not be construed as converting the lease-hold rights into free-hold rights.

2. The LESSEE shall be liable to pay to the respective jurisdictional local authorities all existing and future taxes, rates, assessments and outgoings of every description in respect of the schedule property from the date on which possession of the Schedule property is handed over to the LESSEE.

3. The LESSEE shall neither make any excavation in or upon any part of the Schedule property nor it shall remove any stone, sand, gravel, clay or earth therefrom except for the purposes of either forming foundations of building or executing any civil construction or related activities in pursuance of this agreement.

For ArcelorMittal India Pvt. Ltd.

For ArcelorMittal India Pvt. Ltd.

E. J. S. Lebaw -
Treasurer Development Officer &

35/8
16.8.19
ದಸ್ತಾವೆಯನ್ 16.8.19
-11-

ಉತ್ತರಾಧಿಕಾರಿ
ಉತ್ತರಾಧಿಕಾರಿ

4. The LESSEE shall not disturb/close the valley/drain, if any, running across the Schedule property till such time a suitable alternative for the drainage with the prior approval of the LESSOR is devised and implemented. The decision of the LESSOR in this behalf shall be final and binding on the LESSEE.

5.1 The LESSEE shall not construct any building or erect any structure on any portion of the schedule property without getting the building plans duly approved by the LESSOR in accordance with the prevailing building regulations of the Board.

5.2 The Lessee should commence the construction within 9 months from the date of lease deed for MSME & Large Enterprises and **15 months for Mega, Ultra Mega & Super Mega Enterprises** and complete the project by commencing production

- (i) Within a period of 3 years from the date of Lease Deed in case of MSME, Large Enterprises.
- (ii) **Five years for Mega, Ultra Mega & Super Mega projects.**
- (iii) Lessee to obtain extension of the time, if there are valid reasons.

5.3 The Lessee shall complete civil construction works, erect machineries and commence production within **SIXTY MONTHS** from the date of Lease-cum-Sale Agreement after obtaining necessary licenses / clearances / approvals from the concerned such as Government of India, State Government, Local Bodies, Statutory Bodies etc., wherever it is required.

6. After the construction of buildings, the LESSEE shall not make any major modifications / alterations / additions to the existing Buildings / structures except with the prior approval of the LESSOR in writing.

6(a) The LESSEE, shall maintain the Schedule Property and the buildings erected thereon in good repairs and conditions to the satisfaction of the LESSOR.

6(b) The LESSEE, in respect of the schedule property, shall observe and confirm to all rules, regulations and byelaws of the local authority concerned or any other statutory regulations in force relating to public health and sanitation.

7. The LESSEE shall permit the LESSOR and officers, surveyors or others employed by it at all reasonable time of the day during the term hereby granted after a week's previous notice to enter into or upon the schedule

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ಉತ್ತರ ಸ್ವಾಧೀನಾರ್ಥಿರಾಜ್
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property to inspect the implementation of the project and compliance of any of the terms and conditions of the lease hereby granted.

8 (a) The LESSEE shall use the schedule property only for the purpose of "**6 Million TPA Integrated Steel Plant & 750 MW Power Generation Plant**" or establishing any other industry permissible under the law, after obtaining prior approval of the LESSOR, without creating any nuisance, annoyance and disturbance to the owners, occupiers or residents of other premises in the vicinity and the LESSEE shall observe and conform to rules, regulations and guidelines as framed by the Department of Ecology and Environment, Karnataka State Pollution control Board and other competent and jurisdictional authorities with regard to prevention of water, air and noise pollution.

8 (b) It shall be mandatory for the LESSEE to obtain clearance for the project from Karnataka State pollution Control Board before commencement of approved project.

9. The LESSEE shall keep the schedule property and the buildings existing thereon insured in the name of the LESSEE against any damage or destruction as per the statutory norms or in compliance with its obligations to financial institutions and banks who may have lent moneys for the purpose of erection of factory building, plant and machinery.

10 (1) The LESSOR may at its discretion extend the time for completion of Civil construction works, erection of machineries and commencement of production after issue of 90 days notice in terms of Sec-34-b (i) & 30 days notice in terms of 34-b (ii) of the KIADB Act 1966 and after consideration of the reply furnished by the LESSEE to such notice, the LESSOR may extend the time for a further period of :

10.1(a) 12 months without revising the tentative price of land if the LESSEE has taken steps to the satisfaction of the LESSOR for implementation of the project and has started Civil construction works and has spent at least 25% of the cost towards civil construction which should be evidenced by a certificate of investment issued by Financial Institution / Bank / Chartered Accountant.

10.1(b) At the end of the third year, a further extension of Six months time by levying an amount equivalent to 25% of the prevailing allotment price for

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the land at the time of such extension after being satisfied that the LESSEE has invested a minimum of 25% of the project cost (excluding the land cost) which should be evidenced by a certificate of investment from the financial institutions / banks / Chartered Accountant.

10.1(e) Further extension of Six months time by levying an amount equivalent to 25% of the prevailing allotment price for the land at the time of such extension after being satisfied that the LESSEE has invested a minimum of 50% of the project cost (excluding the land cost) which should be evidenced by a certificate of investment from the financial institutions / banks / Chartered Accountant.

10.1(d) No further extension shall be granted beyond a total period of seven years from the date of lease-cum-sale agreement or possession certificate whichever is later, provided the opportunity for remedying the breach is afforded in terms of Clause-34-b (i) & (ii) of the KIADB Act. This agreement shall automatically stand terminated, if the LESSEE has not completed the civil construction work, erected machinery and commenced production at the end of the period of seven years.

10.1(e) In the event LESSEE fails to take one of the effective steps as indicated at (a), extension of time for implementing the project will be granted only on payment of difference in land cost between the tentative cost of land at the allotted rate and cost of land prevailing at the time of grant of extension of time. If there is no upward revision in the tentative cost of land at the allotted rate, extension of time will be granted by levying a penalty of 10% of the cost of land at the allotted rate. Failure to fulfill any of the conditions (a) to (c) mentioned above shall result in allotment being cancelled and agreement being terminated under clause-14.

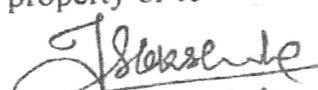
The refund of amount and forfeiture shall be in accordance with the provisions contained in Clause-15 of this Agreement.

10.2 The LESSEE shall utilize not less than 50% of the schedule property and in accordance with the proposals furnished by the LESSEE to the LESSOR in the application for allotment of land and project report submitted to SHLCC/ SLSWCC / DLSWCC / allotment committee.

11.1 The LESSEE may mortgage the lease hold right/s in the schedule property after obtaining consent in writing from the LESSOR to secure loans for erection of building, plant and machinery on the schedule property or to

For ArcelorMittal India Pvt. Ltd.,

For ArcelorMittal India Pvt. Ltd.


Deputy Development Officer &
Assistant Executive Engg.

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avail working capital facilities for the purposes of the project on the schedule property from financial institutions and banks. The LESSOR may consider permission to offer the lease-hold rights of the scheduled property as collateral security to financial institutions for raising loan for any other project other than the project in this agreement, in cases where the projects are fully implemented and the land is utilized as per terms of the agreement. The decision of the LESSOR in this regard is final and binding.

11.2 Wherever the LESSEE defaults in payment to financial institutions and such financial institution/s, proceed against the LESSEE for recovery of its dues, the LESSOR reserves the right to determine the lease in accordance with Sec.34(b) of the KIADB Act 1966, after giving such notice as mentioned in the Lease-cum-Sale Agreement. Without prejudice to the power of the LESSOR-Board, as mentioned above, the LESSOR may permit transfer of lease-hold rights in favour of the Auction purchaser recommended by the financial institution/s on payment of an amount as detailed below:

11.2 (a) The new entrepreneur shall pay a penalty of 20% of the total cost paid for the land, provided that, the project is implemented substantially i.e. lessee should have invested more than 50% of the total project cost approved by the concerned Investment Approval Committee and the same should be evidenced by a certificate from the financial institutions of from the Chartered Accountants.

Also the new entrepreneur shall pay 10% of the land cost paid by the original allottee as transferring charges.

11.2 (b) The new entrepreneur shall pay a penalty of 30% of the total cost paid for the land, provided that, the project is implemented partially i.e. lessee should have invested more than 25% and up to 50% of the total project cost approved by the concerned Investment Approval Committee, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants.

Also the new entrepreneur shall pay 10% of the land cost paid by the original allottee as transferring charges.

11.2(c) The new entrepreneur shall pay a penalty of 40% of the total cost paid for the land, where the project is less implemented i.e. lessee has invested less than 25% of the total project cost approved by the concerned Investment Approval Committee, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants.

Also the new entrepreneur shall pay 10% of the land cost paid by the original allottee as transferring charges.

11.3 In case the lessee / allottee goes into liquidation or winding up proceedings without implementing the project fully, the lease-cum-sale agreement shall stand terminated.

11.4 On a written request from the LESSEE, the LESSOR may permit the sub-lease of the building constructed on the schedule property on such terms as may be prescribed by the LESSOR from time to time after implementation of the project as approved by the competent authority and subject to obtaining such clearances as may be required by the Financial Institutions / Banks. However, where the project consists of different phases or consists of more than one building and the LESSEE wants to give on lease, the LESSEE can sub-lease such completed portion of the building with the prior approval of the LESSOR even before the full implementation of the project.

12(i) The original applicant / Partners / Promoter directors / shareholders shall continue to hold a minimum of 51% interest / shareholdings in the LESSEE's firm/company till the end of the lease period / execution of Sale Deed, whichever is later.

12(ii) The LESSEE shall not change the constitution / status of its firm / company (Proprietary or Partnership (registered or unregistered) or private limited company or public limited company) without the previous written consent of the LESSOR or any other officer authorized by the LESSOR and such consent shall be granted by the LESSOR subject to the condition that the original applicant / partners / promoter directors / shareholders should continue to hold a minimum 51% of the interest / shares in the newly constituted firm / company till the end of the lease period / execution of Sale deed, whichever is later.

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Explanation:

For the purpose of this clause, the word " firm / company" means and includes anybody corporate, like a company registered under the companies Act, Partnership firm, Association or Society registered under the Societies Registration Act-1960, Trust etc.

12(iii) In the event of LESSEE reducing its interest / share holdings either in the LESSEE's firm / company or in the newly constituted firm / company below 51% of the total share-holdings of the company, the LESSEE shall pay to the LESSOR a penalty or revised cost of land as decided by the LESSOR from time to time in this regard, provided that such relaxation shall be permissible of the LESSEE has substantially implemented the project.

12(iv) In case of amalgamation of companies through due process of law / orders of the Hon'ble High court, the successor company shall not be liable to pay, either transfer charges, or, difference in cost of land between the allotted rate and the prevailing rate before transfer of lease-hold rights to the successor company.

13. In the event of the LESSEE's death the person to whom the title has been transferred as heir or otherwise shall cause notice thereof to be given to the LESSOR within three months from such death. The Survivors and his/her or heirs of the allottee concerned would acquired the same lease-hold rights over the property, as the original allottee had in schedule property, but only after the determination of the claims and counter claims by the LESSOR. If the claims and counter claims are of complicated nature, it is open to the LESSOR to call upon the claimants and counter claimants to approach a competent Civil Court for the purpose of getting the matter adjudicated.

14. The LESSOR shall be entitled to determine the lease hereby granted and to resume the possession of the whole of the Schedule property or any part thereof, including existing structures if any thereon, whenever there is breach of any of the covenants and obligations contained herein by the LESSEE, after due notice to the LESSEE, or after various stages as contemplated in the clause-10 supra are complete.

15. On determination of the lease and resumption of the scheduled property or any part thereof, the LESSOR shall forfeit 25% of the allotment consideration paid together with rents payable, interest due and payable on the unpaid rents and earnest money deposit and the residuary amount would be paid to the LESSEE. In such of the cases wherein the amount towards allotment consideration or part of the allotment consideration has been paid directly by the financial institutions / banks, to the LESSOR, the amounts paid by such of the financial institutions / banks towards the allotment consideration or part, of allotment consideration shall be refunded to them and out of the remaining amount not exceeding 25% of the allotment consideration together with the rents and maintenance charges due and payable, interest due and payable on the unpaid rents and earnest money deposit shall be forfeited to the LESSOR. The LESSEE shall not be entitled for the payment of any compensation by the LESSOR on account of building constructed or any improvements made on the schedule property.

Forfeiture of 25% of allotment consideration shall be limited to the area of land resumed in case of part resumption of the schedule property.

16. Notwithstanding any such default the LESSOR may at its discretion extend the period of lease at the cost and expense of the LESSEE on payment of rent mentioned herein before and subject to the same covenants, provisions and stipulations herein contained.

17. The LESSOR may at its discretion consider the request of the LESSEE for the transfer of lease hold rights of schedule property in favour of a new entrepreneur as identified by the LESSEE during the currency of lease, imposing such terms and conditions as decided by the LESSOR from time to time in this regard, provided that such transfer shall be permissible if the LESSEE has substantially implemented the project.

18. The LESSOR may accept the voluntary surrender of schedule property by the LESSEE on such terms and conditions as decided by the LESSOR from time to time in this regard.

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19. The LESSEE shall not sink bore-well on the demised premises. Any bore-well sunk by the LESSEE on the demised premises unauthorisedly will become the property of the LESSOR and the same should be surrendered to the LESSOR within one month from the date of issue of notice by the LESSOR. If the demised premises has good underground sources of water, the LESSOR is at liberty to sink the bore well and water required for the LESSEE's project will be supplied to the required extent through the scheme implemented by the LESSOR. The LESSEE shall have no objection to supply of excess water drawn from the bore well sunk on the plot allotted to it, to other plots allotted by the LESSOR. The LESSEE shall adhere to the terms and conditions as decided by the LESSOR regarding water supply scheme from time to time.

20(a) The LESSEE, in the Industrial units to be established in the schedule property, shall create maximum possible employment opportunities and provide minimum of 80% of the employment to the Kannadigas on an overall basis. However, the LESSEE shall reserve 100% of the jobs to Kannadigas in case of group C & D categories (Persons who are living in the state for the past fifteen years and who possess the knowledge of reading and writing of Kannada are considered as Kannadigas).

20(b) The LESSEE, in the industrial units to be established in the schedule property, shall employ only Kannadigas for the post of personnel Officer.

20(c) The LESSEE, in employing skilled and unskilled labour, in the industrial units to be established in the scheduled property, shall as far as possible give preference to the members of the families of the landowners whose lands have been acquired for the purpose of formation of industrial areas subject to the eligibility as per qualifications prescribed for the job.

21. The LESSEE shall pay the cost of additional power infrastructure if any needed over and above the existing power infrastructure to the Industrial Area. No Objection Certificate in favour of BESCOM/MESCOM /1-IESCOM / CHESCOM /GESCOM and KPTCL will be issued only after payment of additional expenditure to be incurred by the Board towards the cost of power infrastructure.

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S. Sekar
Industrial Development Officer
Industrial Area Development Authority
Tamil Nadu

Additional Details: -

The LESSEE shall pay GESCOMS / KPTCL the cost of extension of line or up-grading the capacity of transformer or erection of new transformer centre as the case may be, and avail the power as below:-

For LT consumers	From the nearest existing transformer centre / secondary line in the Industrial Area provided by KIADB.
For HT Consumers upto 750 KVA	From the nearest 11 KV feeder line in the Industrial Area provided by KIADB
For HT Consumers beyond 750 KVA	From a separate feeder line from the nearest existing KPTCL Sub-Station/EHT lines at the lessee's cost as per ESCOMS/KPTCL norms.

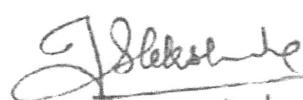
22. As soon as it may be convenient the LESSOR will fix the price of the said premises at which it will be sold to the LESSEE and communicate it to the LESSEE and decision of the LESSOR in this regard will be final and binding on the LESSEE. The LESSEE shall pay the balance of value of property if any, after adjusting the allotment consideration and earnest money deposit excluding rents and interest and penalties and maintenance charges levied and paid by the LESSEE within one month from the date of receipt of communication by the LESSOR. On the other hand, if any sum is determined as payable by the LESSOR to the LESSEE after adjustment as aforesaid, such sum shall be refunded to the LESSEE before the date of execution of sale deed.

23. The LESSOR shall sell the schedule property to the LESSEE during the currency of the lease period or at the end of Ten years referred to in clause 1(C) or the extended period, if any, if the LESSEE has performed all the conditions herein contained and committed no breach thereof. All attendant expenses in connection with such sale as stamps duty, registration charges etc., shall be borne by the LESSEE.

24. The LESSEE hereby also confirm that this agreement shall be subject to the provisions of the Karnataka Industrial Areas Development Act, 1966 (Act No:18 of 1966), the Rules and the Regulations there under.

For ArcelorMittal India Pvt. Ltd.,

For Arcelor-Mittal India Pvt. Ltd.


Deputy Development Officer &
ArcelorMittal

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25. If the LESSOR incurs any expenditure arising from legal proceedings, whether initiated by the LESSOR or LESSEE, the expenditure shall be debited from the LESSEE's account.

26. The terms and conditions of allotment letter dated: 30-11-2011 bearing No.KIADB/AS/DVG/2100/2401/2011-12 and dated: 19.10.2012 bearing No:KIADB/AS/DVG/20412/2231/2012-13 in so far as they do not contradict the covenants prescribed herein before, are to be treated as part and parcel of this agreement. Two Possession Certificates bearing No. KIADB/JE/BLY/SUC/PC/52/2011-12 dated 05.12.2011 and No. KIADB/JE/BLY/SUC/PC/Camp/2012/13 dated 19.10.2012 which were received by the Lessee have been withdrawn by the Lessor and Revised Possession Certificate vide No. KIADB/Ballari/DO/349/ 2018-19 dated 22.10.2018 for an extent of 2643.25 acres of land has been issued to the Lessee.

IN WITNESS WHEREOF The Karnataka Industrial Areas Development Board hath cause Deputy Development Officer, Karnataka Industrial Areas Development Board to set his/her hand and affix the official seal hereto on their behalf and the LESSEE has set his/her hand and seal thereto the day and year first above written.

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**SCHEDULE
(DESCRIPTION OF LAND)**

All that piece of land known as Sy. Nos. Kuditini Village

I. Details of Land Measuring 2561.41 Acres-(A) Name of the Village: Kuditini

Hobli: Kurugodu Taluk: Ballari

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
1.	373/A	0.20	42.	386/E	8.88
2.	373/B	0.20	43.	387/2	1.20
3.	373/C	0.20	44.	387/3	3.71
4.	373/D	0.20	45.	388/B	5.70
5.	373/E	0.20	46.	388/C	3.70
6.	374/A	2.21	47.	388/D	5.50
7.	374/B	2.42	48.	573/A	3.82
8.	374/C	2.70	49.	573/B	1.17
9.	374/D	2.65	50.	574/A	4.22
10.	374/E	2.62	51.	574/B	6.42
11.	375/1a	6.11	52.	576/A1	3.90
12.	375/1b	5.90	53.	576/A2/A	3.48
13.	375/1C	6.60	54.	576/A2/b1	1.33
14.	375/1d	3.83	55.	576/A2/b2	2.09
15.	375/2	9.50	56.	576/A2/c1	0.41
16.	376	30.21	57.	576/A2/c2/a	2.00
17.	377	18.22	58.	576/A2/c2/b	1.00
18.	378	19.77	59.	576/B1	4.43
19.	379/1	5.67	60.	576/B2	4.43
20.	379/2	5.67	61.	577/A	28.25
21.	380/A1	0.86	62.	577/B1	16.89
22.	380/A2	0.82	63.	577/B2	5.64
23.	380/B	1.47	64.	577/C1	4.99
24.	381/A1	0.70	65.	577/C2	4.80
25.	381/A2	0.73	66.	577/D	10.07
26.	381/B	1.29	67.	577/E	10.32
27.	382/A1	3.06	68.	577/F	9.20
28.	382/A2	3.00	69.	579/A	6.60
29.	382/A3	1.38	70.	579/B	5.84
30.	382/A4	1.15	71.	579/C	9.85
31.	382/B	7.53	72.	580(P)	4.00
32.	383/1	1.12	73.	581/A	4.99
33.	383/2	1.13	74.	581/B	6.05
34.	384/A	7.00	75.	583/A	3.39
35.	384/B1	1.91	76.	583/B	4.80
36.	384/B2	1.91	77.	584/A	1.31
37.	385	5.35	78.	584/B	1.31
38.	386/A	0.72	79.	584/C	3.54
39.	386/B	1.34	80.	585/A1	12.43
40.	386/C	12.47	81.	585/A2	5.04
41.	386/D	0.38	82.	585/B1	2.00

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Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
83	585/B2	2.00		122	624/B1	4.00
84	585/B3	0.62		123	624/B2	3.43
85	585/B4/a	0.50		124	625/A1	6.96
86	585/B/4b	0.50		125	625/A2	3.74
87	585/B/4c	1.00		126	625/A3	3.92
88	585/B5	2.30		127	625/B/B1/2	4.79
89	585/B6	2.00		128	627/A	5.32
90	585/B7	2.00		129	627/B	6.14
91	585/B8	2.00		130	628/A1	2.00
92	585/B9	0.86		131	628/A2	2.00
93	585/B10	0.61		132	628/A3	2.30
94	588	12.48		133	628/B	9.36
95	589/1A	1.42		134	629/A1	2.00
96	589/2	2.41		135	629/A2	1.35
97	589/2b	1.00		136	629/BC1	1.10
98	589/3	7.25		137	629/BC2	5.69
99	590/1	0.35		138	630/A	4.11
100	590/2	0.34		139	630/BCD1	2.41
101	590/3	1.03		140	630/BCD2	5.05
102	591	1.80		141	631/A	5.61
103	592	15.82		142	631/B1	2.64
104	593/A	2.40		143	631/B2	2.53
105	593/B	14.45		144	631/B2	0.05
106	611/A1	5.26		145	632/A1	2.28
107	611/A2	5.25		146	632/A2	6.25
108	611/B1	6.04		147	632/B1	3.75
109	611/B2	2.00		148	632/B2	3.75
110	611/C	7.42		149	633/1	3.24
111	612	19.91		150	633/2	6.95
112	613/A	4.13		151	634/1	2.96
113	613/B	4.18		152	634/2	3.00
114	614/A	1.00		153	635/1	1.42
115	614/B	1.22		154	635/2	2.64
116	615	4.47		155	636/1	2.20
117	616	2.07		156	638	5.90
118	617	7.28		157	639	7.01
119	624/a1	2.40		158	640	2.05
120	624/A2	2.13		159	641	7.21
121	624/A3	2.00		160	642	6.51

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
161	643/A	5.35	200	871/E1	10.27
162	643/B	5.75	201	871/E2	1.99
163	644	8.00	202	871/F1	9.17
164	645	9.94	203	871/F2	2.79
165	646/A	3.40	204	872/B	0.72
166	646/B	6.10	205	873	7.42
167	647/A	1.45	206	874/1	4.26
168	647/B1	4.46	207	874/2	2.13
169	647/B2	4.54	208	874/3	2.14
170	648/A1	4.42	209	879/A	4.04
171	648/A2	4.42	210	879/B	3.50
172	648/B1	2.25	211	879/C	3.50
173	648/B2	0.60	212	880/A1	1.46
174	648/B3	0.45	213	880/A2	1.40
175	648/B4	5.71	214	880/B1	5.10
176	650	6.12	215	880/B2a	2.00
177	651/1	6.52	216	880/B2/b	2.00
178	651/2	6.47	217	880/B2c	1.87
179	652/A	1.68	218	880/C	1.98
180	653	5.65	219	880/D	2.31
181	654	19.19	220	880/E	4.37
182	655	10.69	221	880/F	4.33
183	656	8.71	222	880/G	12.77
184	657/A	5.30	223	882/A1	9.62
185	657/B	5.46	224	882/A2	1.45
186	658/A1	2.53	225	882/A3	3.88
187	658/A2	2.72	226	882/A4	1.60
188	658/B	4.77	227	882/A5	8.67
189	659	8.05	228	882/B1	7.64
190	660/A	5.30	229	882/B2	2.18
191	660/B	2.50	230	882/B3	2.00
192	660/C	2.70	231	882/B4	2.10
193	661/A	1.47	232	882/B5	9.38
194	661/B	4.23	233	883	10.84
195	661/C	6.05	234	884/A	9.91
196	871/A	7.70	235	884/B	5.00
197	871/B	8.49	236	886	2.30
198	871/C	6.00	237	887/A	6.10
199	871/D	11.36	238	887/B1	3.88

S. Shashikumar
Deputy Development
Assistant Executive

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Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
239	887/B2/a	1.86	278	912/A	2.85
240	887/B2/b	0.50	279	912/B	4.05
241	887/B2/C	0.50	280	913/A1	1.50
242	887/B2/d	0.50	281	913/A2	0.72
243	887/B2/e	0.75	282	913/B	15.97
244	887/B2/f	0.64	283	913/C1	5.96
245	887/C1	4.38	284	913/C2	5.62
246	887/C2	2.93	285	913/D1	5.35
247	887/C3	7.13	286	913/D2	5.35
248	888/A	15.91	287	913/E	5.56
249	888/B1	5.00	288	914/A	3.10
250	888/B2	5.31	289	914/B	3.17
251	888/C	9.91	290	915	7.97
252	890/A	11.60	291	918/A	4.00
253	890/B1/a	4.80	292	918/B	8.23
254	890/B1/b	3.04	293	921	17.42
255	890/B2	7.95	294	922	15.28
256	890/C	8.96	295	923	23.31
257	891	4.26	296	924/A	5.14
258	892/A	9.05	297	924/B	4.76
259	892/B	7.07	298	925	6.93
260	893/A	4.79	299	926/A1	44.45
261	893/B	3.06	300	926/A2	4.77
262	894/A	11.32	301	926/A3	4.77
263	894/B	11.89	302	926/A4	9.50
264	895	42.97	303	926/B1	1.90
265	897	27.90	304	926/B2	0.23
266	902/A	6.75	305	926/B3	0.23
267	902/B	6.86	306	926/B4	0.50
268	903/A	0.12	307	927	6.92
269	905	19.12	308	928/A1	1.19
270	906/A	14.75	309	928/A2	2.36
271	906/B	8.10	310	928/B	3.49
272	907/A	6.10	311	929	4.36
273	907/B	6.38	312	930	11.70
274	908	3.14	313	931/A	3.00
275	909	7.52	314	931/A1	3.25
276	911/A	7.92	315	931/A2	1.22
277	911/B	5.33	316	931/B	9.33

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
317	932/A1	8.06	356	1081/B3	0.33
318	932/A2	1.00	357	1081/B4	1.17
319	932/B	2.14	358	1081/B5	1.17
320	933	14.20	359	1081/B6	1.18
321	934/1	2.69	360	1081/B7	1.83
322	934/2	3.25	361	1081/B8	4.00
323	934/3	5.00	362	1081/B9	0.70
324	934/4	10.00	363	1081/B10	1.41
325	934/5	5.23	364	1081/B11	1.41
326	934/6	2.61	365	1082/A1	1.00
327	934/7	2.62	366	1082/A2	1.00
328	936/A	3.02	367	1082/A3	4.31
329	936/B1	3.20	368	1082/A4	6.32
330	936/B2	3.20	369	1082/B	9.09
331	936/C	6.60	370	1082/C	0.70
332	936/D	6.63	371	1083/A	0.11
333	937/A	6.54	372	1083/B	0.15
334	937/B	2.95	373	1083/C	9.67
335	938/A	5.28	374	1083/D1	1.55
336	938/B	5.32	375	1083/D2	1.55
337	939/A	2.06	376	1083/D3	1.55
338	939/B	2.06	377	1083/D4	1.55
339	939/C1	1.00	378	1083/D5	1.55
340	939/C2	1.50	379	1083/D6	1.57
341	939/C3	1.00	380	1084	8.22
342	939/C4	1.00	381	1085/A	5.29
343	939/C5	4.50	382	1085/B1	0.91
344	940	7.70	383	1085/B2	4.00
345	941/A	1.03	384	1085/B3	0.91
346	942/A	15.95	385	1085/C	5.84
347	942/B	6.52	386	1086/A	2.29
348	950/B(p)	0.65	387	1086/B	1.82
349	951(p)	2.78	388	1086/C	6.28
350	954/B1(p)	1.14	389	1087/1	1.71
351	1076/A	8.83	390	1087/2	2.00
352	1076/B	10.92	391	1087/3	3.39
353	1081/A	3.04	392	1087/4	3.50
354	1081/B1	0.34	393	1089/1	3.00
355	1081/B2	0.33	394	1089/2	3.00

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ಬೆಂಗಳೂರು

Sl. No.	Sy. No.	Extent (in acres)		Sl. No.	Sy. No.	Extent (in acres)
395	1089/3	7.00		434	1102/C2	4.33
396	1090/A	16.76		435	1102/D	4.06
397	1090/B1	1.62		436	1103/A	4.23
398	1090/B2	1.63		437	1103/B	3.85
399	1090/B3	3.60		438	1104/A	8.14
400	1090/C	6.73		439	1104/B	8.41
401	1090/D	3.28		440	1105	11.71
402	1090/E1	2.90		441	1106	5.12
403	1090/E2	3.04		442	1107	2.30
404	1090/F1	2.41		443	1108	10.77
405	1090/F2	2.00		444	1109/A1	2.89
406	1091	16.62		445	1109/A2	2.89
407	1092/1	12.33		446	1109/B	0.69
408	1092/2	7.00		447	1110/A	3.82
409	1092/3	7.00		448	1110/B1	5.17
410	1093/A	5.61		449	1110/B2	5.16
411	1093/B	2.98		450	1110/C	1.41
412	1093/C	2.46		451	1111/A1	5.69
413	1094/A	0.11		452	1111/A2	1.69
414	1094/B	3.92		453	1111/B	1.62
415	1094/B	0.03		454	1112	9.34
416	1094/C	1.41		455	1113/A1	4.43
417	1094/D	3.13		456	1113/A2	1.43
418	1095	5.09		457	1113/B	7.89
419	1096/A	3.71		458	1114/A	4.07
420	1096/B	3.70		459	1114/B1	4.48
421	1097/A	4.85		460	1114/B2	5.95
422	1097/B	8.70		461	1116/A	0.80
423	1097/C	4.15		462	1116/B	2.66
424	1098/A	20.09		463	1117	3.81
425	1098/B	18.98		464	1118/A	1.96
426	1099	7.81		465	1118/B	6.34
427	1100	8.57		466	1119	3.26
428	1101/A	3.51		467	1120	5.43
429	1101/B	8.50		468	1121/A	5.76
430	1101/C	3.89		469	1121/B	1.44
431	1102/A	0.53		470	1122/A	4.56
432	1102/B	1.48		471	1122/B	0.96
433	1102/C1	1.10		472	1123/A	4.87

S. Balashankar
Land Development Officer

Sl. No.	Sy. No.	Extent (in acres)	Sl. No.	Sy. No.	Extent (in acres)
473	1123/B	5.03	512	1159(p)	4.26
474	1124/A	8.53	513	1160/A1	2.59
475	1124/B	0.20	514	1160/A2	2.58
476	1125	2.65	515	1160/B	4.82
477	1126/A	9.80	516	1161	16.00
478	1126/B	5.50		Total (A)	2561.41
479	1127/A	4.27			
480	1127/B	4.15			
481	1128/A	9.17		Veniveerapura Village	
482	1128/B1	2.96	1	186	3.95
483	1128/B2	3.50	2	187	8.59
484	1129/1	1.00	3	188	16.06
485	1129/2	2.00	4	189/1A	4.00
486	1129/3	2.00	5	189/1B	10.11
487	1129/4	2.04	6	189/2	14.11
488	1129/5	4.00	7	190/A	12.51
489	1130	11.41	8	190/B1	2.00
490	1132/A	2.58	9	190/B2	4.00
491	1132/B	2.97	10	190/B3	6.51
492	1132/C	3.13		Total (B)	81.84
493	1132/D	3.25			
494	1132/E1	7.55			
495	1132/E2	5.45			
496	1133/A	6.30		Total Extent (A)	2561.41
497	1133/B	6.82		Total Extent (B)	81.84
498	1134/A	9.31		Grand Total	2643.25
499	1134/B1	4.63			
500	1134/B2	6.00			
501	1136/1	12.96			
502	1136/2	2.24			
503	1152/A	2.27			
504	1152/B	0.65			
505	1154/A	6.09			
506	1154/B1	1.15			
507	1154/B2	3.76			
508	1155/A	2.43			
509	1155/B	6.04			
510	1158	4.32			
511	1159	1.84			

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On or towards North by	As per sketch enclosed
On or towards South by	
On or towards East by	
On or towards West by	

SECOND SCHEDULE BUILDING REGULATIONS

I. THE COVERAGE, SETBACKS AND FLOOR AREA RATIO

ZONE -I Industrial (General)

(General Industries, Manufacturing, Automobile, Processing, Red Category and such other industries)

1.1 For Road width from 12m to 18m

Sl. No.	Extent of the Plot (Sq. Mtrs)	Ground Coverage	FAR	Setbacks (m)		
				Front	Rear	Sides
1.	Up to 250	75%	1.50	4.50	2.50	1.50
2.	Above 250 Up to 500	75%	1.50	4.50	3.00	3.00
3.	Above 500 Up to 1000	65%	1.75	4.50	4.50	4.50
4.	Above 1000 Up to 2000	60%	1.75	8.00	6.00	6.00
5.	Above 2000 Up to 4000	55%	2.00	10.00	8.00	8.00
6.	Above 4000 Up to 8000	55%	2.00	10.00	8.00	8.00
7.	Above 8000	55%	2.25	10.00	8.00	8.00

1.2 For road width above 18m

Sl. No.	Extent of the Plot (Sq. Mtrs)	Ground Coverage	FAR	Setbacks (m)		
				Front	Rear	Sides
1.	Up to 250	75%	1.75	4.50	2.50	1.50
2.	Above 250 Up to 500	75%	1.75	4.50	3.00	3.00
3.	Above 500 Up to 1000	65%	2.00	4.50	4.50	4.50
4.	Above 1000 Up to 2000	60%	2.00	8.00	6.00	6.00
5.	Above 2000 Up to 4000	55%	2.25	10.00	8.00	8.00
6.	Above 4000 Up to 8000	55%	2.25	10.00	8.00	8.00
7.	Above 8000	55%	2.50	10.00	8.00	8.00

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Note :

1. The above norms are applicable for building height upto 15M
2. For buildings height that are equal to and above 15m, separate approval is required to be obtained from Fire & Emergency Services Department.
3. Where road width is less than 12 m or not fall in the above category, guidelines prescribed for nearest road width should be followed.

Zone-I(H) – Industrial (Hi-Tech)

Sl. No.	Extent of the Plot (Sq. Mtrs)	Ground Coverage	FAR	Setbacks (m)		Road width (M)
				Front	Rear & Sides	
For height of the building up to 15 m.						
1.	Upto 1000	55%	2.00	4.50	4.50	Upto 12
2.	Above 1000 upto 2000	55%	2.25	6.00	6.00	Above 12 upto 18
3.	Above 2000 upto 4000	55%	2.50	10.00	8.00	Above 24 upto 30
4.	Above 4000 upto 6000	60%	3.00	10.00	8.00	Above 24 upto 30
5.	Above 6000	60%	3.25	12.00	10.00	
For height of the building equal to and above 15m.						
6.	Above 4000 upto 8000	55%	3.00	10.00	8.00	Above 24 upto 30
7.	Above 8000	60%	3.25	12.00	10.00	Above 30

NOTE:

1. For the height of the building equal to or above 15.00 m, NoC from Fire Force & Emergency Services Department is mandatory and also the setbacks prescribed in National building Code/Fire Force & Emergency Services Department shall be followed for building of height more than 15.00m.
2. Where road width is less than 12 m or not fall in the above category, guidelines prescribed for nearest road width should be followed.

3. Parking Norms for Industrial Buildings:

Zone -I Industrial (General) :

One Car parking of 2.5 m X 5.5 m each shall be provided for every 150 Sq. m of floor area plus one lorry space measuring 3.5 m X 7.5 m for every 1000 Sq.m or part thereof.

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Zone-I (H)- Industrial (Hi-tech) :

- One Car parking of 2.5 m X 5.5 m each shall be provided for every 50 Sq. m of floor area.
- The industries shall compulsorily provide basement/multi-storied parking.

OTHER BUILDING REGULATIONS

1. The total built up area shall not be more than a half of the total area of the plot; a strip of not less than 15 feet shall be left open to the sky on the periphery of the plot.
2. The plot holder shall not use the land for any purpose except as a factory for manufacture.
3. All buildings shall be constructed in accordance with the municipal by-laws and regulations in force from time to time as well as any other laws, rules and regulations in force relating to the construction and use of the premises and in accordance with the plans and elevations approved by the officers authorized by the Board.
4. No construction work shall be commenced unless the plans, elevations and sections have been approved by the officer authorized by the Board and no additions or alterations to buildings, the plans of which have been so approved, shall at any time be made except with the similar previous approval of the said officer.
5. All survey boundary marks demarcating the boundaries of plots shall be properly preserved and kept in good repair by the licensee during the period of construction of buildings. Where more than one licensee is concerned with the same boundary mark the officer authorized by the Board shall allocate this obligation suitable.
6. No temporary, semi-permanent structure shall be built on the plot, except during the period of construction (or reconstruction in future)
7. The final working drawings to be submitted for approval of the Board shall include.
 - (I) Plans, elevations and sections drawn to a scale of 8 feet-0 inches to 1 inch.
 - (II) Half inch details when required.
 - (III) Block plan drawn to a suitable scale showing the layout with the proposed building shown coloured red therein.
 - (IV) Any other details or particulars required by the Board.

The above mentioned drawing and specifications shall be submitted in triplicate to the concerned Development Officers for approval.

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IN WITNESS WHEREOF The Karnataka Industrial Areas Development Board hath caused the Secretary / Assistant Secretary, the Karnataka Industrial Areas Development Board to set his/her hand and affix the official seal hereto on their behalf and the Lessee has set his/her hand and seal thereto the day and year first above written.

SIGNED, SEALED AND DELIVERED ON BEHALF OF THE CHIEF
EXECUTIVE OFFICER AND EXECUTIVE MEMBER,KARNATAKA
INDUSTRIAL AREAS DEVELOPMENT BOARD

Signed, Sealed and Delivered by:-

1. Sri. T.S. Lakshmeesha, Deputy Development Officer

The Karnataka Industrial Areas Development Board, Zonal office,
Mundargi Industrial Area, Plot No. CA(1), Bangalore. Road, Ballari-
583102. 

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Deputy Development Officer &
Assistant Executive Engineer
KIADB, BALLARI.

IN THE PRESENCE OF:

1. Sri Kalyan Ghosh, Chief Finance Officer. M/s. ArcelorMittal India Pvt. Ltd., Corporate Office: 6th Floor Uppal's M6 Plaza, Jasola District Centre, New Delhi-110025 and For ArcelorMittal India Pvt. Ltd.,

For ArcelorMittal India Pvt. Ltd.,

Authorized Signatory

2. Sri Ramesh Krishnamurthy, Head- Administration, M/s. ArcelorMittal India Pvt. Ltd.,Door No. 21A, Nagesh Shashtri Road, Parvathinagar, Bellary-583102 Karnataka India For ArcelorMittal India Pvt. Ltd.,

For ArcelorMittal India Pvt. Ltd.,

Rameshak

Authorized Signatory

Witness No 10 ~~Padmanabha Joshi~~
Sri ABANARINATH Joshi

Sri. MADARINATH JOSHI

Witness No 1.

Sri.

1. P.S. Reasy
P. Susharsha Reasy



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Government of Karnataka

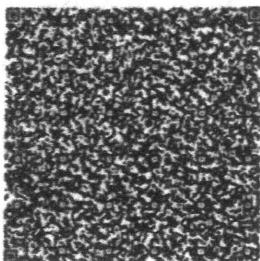
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Certificate No. : IN-KA92766197530297P
Certificate Issued Date : 01-Mar-2017 10:57 AM
Account Reference : NONACC (FI) / kaksfcl08/ BELLARY2/KA-BY
Unique Doc. Reference : SUBIN-KAKAKSFCL0834377985374205P
Purchased by : UTTAM GALVA FEROUS LIMITED
Description of Document : Article 12 Bond
Description : LEASE CUM SALE AGREEMENT
Consideration Price (Rs.) : 0
(Zero)
First Party : K I A D B BALLARI
Second Party : UTTAM GALVA FEROUS LIMITED
Stamp Duty Paid By : UTTAM GALVA FEROUS LIMITED
Stamp Duty Amount(Rs.) : 1,000
(One Thousand only)



VI
Date: 01-03-2017
Place: Ballari
B:BALLARI, DIST:BALLARI

Please write or type below this line.....

LEASE CUM SALE AGREEMENT

Agreement made at Ballari the 2nd day of March month Two Thousand Seventeen between the Karnataka Industrial Areas Development Board (PAN: AAATK1305J) having its Zonal Office at Plot No: C A -1 Mundargi Industrial Area, 1st Stage, Bengaluru Road, Ballari-583102.

For Uttam Galva Feroes Limited

V. U. S.

VP/Authorised Signatory

Statutory Alert:

- The authenticity of this Stamp Certificate should be verified at www.stampit.com. Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
- The onus of checking the legitimacy is on the users of the certificate.
- In case of any discrepancy please inform the Competent Authority.

ASSISTANT SECRETARY

Zonal Office KIADB

Ballar



..... ಕರ್ತವ್ಯ... (2560)
ರಾಜ್ಯವಿಭಾಗ... 16/17

ಇದಕ್ಕಾಗಿ ನಿರ್ದಿಷ್ಟವಾಗಿರುತ್ತಾರೆ
ಇದಕ್ಕಾಗಿ

represented by **Sri. V Anantha Sena, Assistant Secretary**, hereinafter called the 'lessor' (which term shall wherever the context so permits, mean and include its successors in interest) of the one part AND M/s. **Uttam Galva Ferous Limited** (PAN:AAECB0586H), Uttam House-69 P. D. Mello Road Mumbai-400009 represented by **Sri. M. Dharanipathi, vice president** hereinafter called the 'lessee' (which term shall wherever the context so permits, mean and include his/her/its heirs, executors, administrators, assignee and legal representatives) of the other part.

Whereas the lessee has applied to the lessor for allotment of land for setting up of an Industrial project, and in pursuance thereof, the lessor on allotment has agreed to lease the plot of land herein described, upon terms and conditions herein contained.

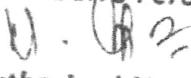
1(a) Now it is hereby agreed between the parties as follows:

The lessee has paid to the lessor a sum of Rs. **Rs.273,49,88,340/- [Rupees Two hundred Seventy Three crore Forty Nine lakh Eighty eight thousand Three hundred Forty only]** towards the allotment consideration, fixed tentatively, the receipt of which is hereby confirmed by the lessor.

1(b) In consideration of the above sum and of the rent hereby reserved and performance of covenants and conditions on the part of the lessee hereinafter contained, the lessor hereby conveys to the lessee by way of lease a plot of land known as **Sy.Nos., 75/C2, 75/D, 75/E, 76/B, 76/C, 77/F3, 77/G2, 78/B, 78/D, 79, 80, 81/B, 82/A, 82/B2, 82/G2, 82/F, 82/E2, 82/B1, 83/D3A, 83/D3B, 89/C2, 89/E1, 89/E2, 89/F, 90/I, 90/D2, 90/F, 90/G1, 90/G2, 90/H1, 90/H2, 94/A, 94/B1, 94/B2, 94/B3, 94/C, 94/D1, 94/D2, 94/D3A, 94/D3B, 94/D4, 94/D5, 94/D6A, 94/D6B, 95/A1, 95/B1, 95C1/A/1, 95/C1A/2, 95/C1B, 95/D1, 95/E, 96/A1, 96/B1, 103/2A1A, 103/C1, 104/A3, 104/B, 105/B, 106/A, 107/2A, 108/A1, 108/A2, 109, 110, 111/B, 207/C, 208/A, 208/B, 209/A, 209/B, 209/C, 209/D2, 210/A, 210/B, 212/B2, 212/B2/4A, 212/B4/B, 212/B5, 213/1, 214/1, 216/B, 216/C, 217/2, 217/3, 218, 219/A1, 221/A, 221/B, 221/C, 226/B, 227/A, 229/A1, 229/A2, 229/B, 229/C, 230/B, 230/C, 230/D, 230/E, 230/F, 230/G, 231, 232/A, 232/B, 232/D, 233, 234/A, 234/B, 235/B, 235/C1, 235/C2, 236/A, 236/1, 237, 238, 239/2, 239/3, 240/A, 240/B, 240/C, 241, 242/A, 242/B1, 242/B2, 244/A, 244/B1, 244/B2, 244/C, 245/A, 245/B, 246/A1, 246/A2, 246/B, 247/A, 247/B, 248/A, 248/B, 249, 252/B, 253/A, 253/C, 264/B/A1, 364 366/A, 366/B1, 366/B2, 366/B3, 366/B4, 366/C, 366/D1, 366/D3, 366/E, 367/A1, 367/A2, 367/A3, 367/B1, 367/B2/A, 367/B2/B, 367/C, 367/D1, 368/A1, 368/A2, 368/A3, 368/A4/A, 369/A1, 369/A2, 75/B2, 76/A, 76/D, 77/E3, 78/A, 78/B, 78/C, 78/E, 78/F, 82/C, 82/G1, 82/D3, 83/F3, 89/D2, 89/E3, 90/E1, 90/F, 90/H3, 115/B1/A, 115/B1/B, 115/B2/A, 115/B2/B, 209/D1, 209/D3, 210/C, 211/A, 211/B, 211/C, 212/B1, 212/B2, 212/B3, 215, 216/A, 217/1, 217/4, 219/A2, 219/B, 220, 221/C, 225, 226/A, 230/A, 232/A, 232/B, 232/C, 235/A, 236/B, 239/1, 242/C, 243, 246/A, 249, 250, 251/A, 251/B, 365/A, 365/B, 366/A, 366/D1, 367/B1, 367/B2/C, 368/A/4/B, 114/B1, 114/B2**

TRUE COPY

For **Uttam Galva Ferous Limited**


V.P/ Authorised Signatory


ASSISTANT SECRETARY
Zonal Office KIADB
Ballal

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಟದಿಂದ ಹಾಗೂ ಮುದ್ರಾಂತ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂತ ಕಾಲ್ಯಾಂತ ತಂತ್ರ 10 ವ ಅಧಿಯಾಂತ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ M/s. Uttam Galva Ferous Limited represented by M.Dharanipathi, vice president

ಇವರು 34189363.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂತ ಶ್ಲೂಷಾಗಿ ಪಾವತಿಸಲಾಗಿದೆ ದೃಢಿಕೆಯಿಂದ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವರ್ವರೆ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	33260673.00	DD No. 506643, Date: 02/02/2017 Axis Bank Ltd., Mumbai
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	926690.00	DD No. 507824, Date: 03/03/2017 Axis Bank Ltd., Mumbai
ಮುದ್ರಾಂತ ಕಾರ್ಡ	1000.00	IN-KA92766197530297P (ORIGINAL)
ಮುದ್ರಾಂತ ಕಾರ್ಡ	1000.00	IN-KA92764403294194P (DUPLICATE)
ಒಟ್ಟು:	34189363.00	

ಸ್ಥಳ : ಬ್ರಾಹ್ಮ

ದಿನಾಂಕ : 06/03/2017

ಎಂ. ಡಂಡೆ ಕಾರ್ಡ
ಉಪ-ನೋಟದ ಮೊತ್ತ ಮುದ್ರಾ ಕ್ರಿಯೆ
ಇಂದ ನೋಟದಿಂದ ಮುದ್ರಾ ಕ್ರಿಯೆ
(ಬ್ರಾಹ್ಮ)
ಬಂಪ್ರಾಯ

Designed and Developed by C-DAC ACTS Pune

ಅಧಿಕಾರಿ 2560
ದಾಖಲಾ ನಾಮ (6-17)
ಇಂದ ನೋಟದಿಂದ ಮುದ್ರಾ ಕ್ರಿಯೆ
ಬಂಪ್ರಾಯ

ASSISTANT SECRETARY

SOULI OFFICE KHAIDB

16/11/19

கடமை 15260
கடமை 667
கடமை 1053

114/B2, 114/B3, 206/B1, 206/B2, 207/A, 207/B, 226/A, 241/B, 252/B2, 264/B1/A2, of
Kuduthini Village, and Sy.Nos. 1/A, 1/B1, 1/B2, 1/C1, 1/C2, 1/C3, 1/C4, 1/C5, 1/C6,
1/C7, 1/C8, 2/A, 2/B, 3/A, 3/B, 3/C, 4/A1, 4/B1, 4/C3, 4/D3, 28/A1, 28/A2, 28/A3, 28/A5,
28/C, 29/B, 31/A, 32, 33, 34, 35/A1, 35/A2, 35/C, 36/A1, 36/A2, 38/A, 38/C, 39/A, 39/C,
40, 41, 42, 43/A, 43/B1, 43/B2, 43/B3, 43/B4, 44/A1, 44/A2, 44/A3, 44/A4, 44/B1,
44/B2, 44/B3, 44/B4, 44/C, 44/D, 45/A, 46, 47, 48, 49, 50, 51/A, 51/B, 51/B2, 51/B3,
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61/B, 62/A, 62/B, 63, 64/A, 64/B, 64/C, 65, 66/A, 67, 68/A, 68/B, 69/A, 69/B, 71, 72/A,
72/B, 73/A+B, 73/C, 74, 75, 76/B, 77/A/A2/A3, 77/B1, 77/B2, 77/B4, 78/B, 79/A1, 79/A2,
79/B, 79/C, 80/A1, 80/A2, 80/B, 81/A, 81/B, 82/1, 82/3, 83/A, 83/B1, 83/B2, 84, 85,
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107/B, 108/A, 108/B, 109/A1, 109/A2, 109/B1, 109/B2, 109/C1, 109/C2, 109/D, 110/1,
110/2, 110/3, 111/P, 112, 113, 114/1A, 114/1B, 114/1C, 114/2, 115/1, 115/3, 115/4,
116/B1, 116/B3, 116/B4, 117/C, 121/B, 122, 123, 124, 125, 126/1, 126/2, 126/3, 127,
128, 129, 130/A, 130/B, 131/A, 131/B1, 131/B2, 131/B3, 131/B4, 132/A, 132/B, 133/A1,
134/A, 134/B1, 135/A, 135/B, 136/A1, 136/C1/A1, 136/C1/A2, 136/C1/A3, 136/C1/A4,
136/C1/A5, 136/C1/A6, 136/C1/A7, 136/C1/A8, 136/C1/A9, 136/C1/A10, 136/D1/A,
139/A1, 140/A1, 141/A, 141/B, 142, 143/A, 143/B, 144, 145, 146, 147/A, 147/B, 147/C,
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176/A6, 176/B1, 176/B2, 176/B3, 176/B4, 176/B5, 176/B6, 177, 178/1, 178/2, 179,
180/A, 181/A, 182/A, 182/A4, 43/AP, 45/BP, 53/AP, 55P, 56/A1P, 56/A2, 57/A, 66/AP,
66/B, 69/BP, 70, 76/A, 77/B3, 82/2, 87P, 88/A1, 88/BP, 90/A, 91/A, 95/B1, 95/C2,
100/C, 108/AP, 109/D(P), 115/2, 116/B2, 117/A, 131/AP, 132/BP, 136/A1, 136/A2,
136/A3, 136/A4, 136/B1, 136/C1/A3P, 139/A1P, 148P, 149/1, 150/A, 150/BP, 151, 152,
154P, 156/A, 156/B2, 160/A2, 160/B1P, 160/B2, 160/C/1A, 160/D/1A, 163/A1,
169/A1A, 172/A2, 174P, 175, 95/C1 of **Veniveerapura Village, and Sy Nos.:** 280/A3,
280/B3, 281/B1, 281/B2, 281/B3, 281/B4A, 281/B4/B, 282/A1, 282/B, 283/B, of
Yerrangalige Village, and Sy.Nos. 295/A1, 295/A3, 295/C, 296/A2, 296/B1, 296/B3,
297/1, 297/2, 298/A, 298/B, 298/D, 308/A, 308/C, 315, 317, 318, 320/B, 320/C1,
320/C2, 320/D1, 320/D2, 320/E, 320/F, 322/A1, 322/A2, 322/B1, 325/A1, 325/A2,
325/A3, 325/A4, 325/A5, 325/A6, 325/A7, 325/A8, 325/A9, 325/C, 326, 327, 329/A,
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517/A, 519/A3, 519/A4, 519/A5, 520/A1, 520/B1, 520/B2, 520/B3, 520/B4, 520/B5,
520/C, 521, 522, 523/A, 523/B, 524, 526, 527/1, 527/2, 528/1, 528/2, 529/A, 529/B,
530/A, 531, 532/A, 532/B, 533, 534/A, 534/B1, 536/A, 536/B, 536/C, 537, 538/A, 538/B,
539/A, 541, 543, 544, 545, 546, 547, 548/A, 548/B, 549, 550, 551, 554/1, 554/2, 554/3,
554/4, 554/5, 554/6, 554/8, 711, 712, 713/A, 713/B, 714, 715/A, 715/B, 716, 717, 718/A,
718/B2B, 718/B2D, 718/B2/E, 718/B4, 718/C1, 718/C2, 320/A, 324/A, 324/C, 328/A,
349/C, 350/C, 500/A, 504/A2, 504/B1, 504/B2, 504/B3, 504/B4, 504/B5, 504/C, 506/A,
506/B1, 507/A, 507/B1, 508, 509/1, 509/2, 512/A, 513, 514/A, 514/B, 516/A, 517/A,
519/1, 519/A2, 520/B1, 522, 524, 527/1, 527/3, 530/B, 530/C, 534/A, 534/B2, 534/B1.

- 3 -

For Uttam Galva Ferous Limited

N. (B.S.)
V.P) Authorised Signatory

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15260
667
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V. A. L. S.
ASSISTANT SECRETARY
Zonal Office KIADB
Ballari

ದೊಕ್ಕುವೇಜು ಸಂಖ್ಯೆ: 15260

ಸಬ್ರೋ ರಚಿತ್ಯಾ ರಘುರಿ ರಘುರಿಯಲ್ಲಿ ದಿನಾಂ 06-03-2017 ರಂದು 11:32:39 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವರ್ವಿಷಿಯ ಕ್ಲ್ಯಾದೆಲಂಡಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವರ್ವರ	ರೂ. ಫೈ
1	ನೋಂದಣಿ ಕುಲ್ಯ	2735004.00
2	ಫ್ಲೋರಿಂಗ್ ಕು	2100.00
3	ರ್ಯಾಪ್ರಕ ಕುಲ್ಯ	100.00
4	ನ್ಯೂಫ್ಲೋರಿಂಗ್ ಕುಲ್ಯ	100.00
5	ಪರಿವರ್ತನಾ ಕುಲ್ಯ	210.00
6	ಜಾವನಾ ವರ್ತೆದ ನೆಲ್ಲು	100.00
	ಉತ್ತರ :	2737614.00

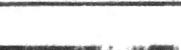
15260
ಇಂದ್ರಾಜಿತ್ ಕಾರ್ಯಕ್ರಮ - 16.1.7
ದಾನಾದೇವರಾಜ್ ಸಾ. ಸಾ. ಸಾ. ಸಾ. ಸಾ. ಸಾ.

ಅದ ಸ್ವರ್ವಾಂಶಾಧಿಕಾರ ಪತ್ರ

ಈ M/s. Uttam Galva Ferous Limited represented by M.Dharanipathi, vice president ಇವರಿಂದ ಕಾಜರ ಮಾರ್ಪಣದ್ವೀಪ

ಹೆಸರು	ವ್ಯವಹಾರ	ಹೆಚ್ಚಿನ ಸಂಖ್ಯೆ	ಸಂಖ್ಯೆ
ಎಂ.ಸಿ. ಉತ್ತಮ ಗಲ್ವಾ ಫೇರ್ಸ್ ಲಿಮಿಟೆಡ್ represented by M.Dharanipathi,vice president			For Uttam Galva Ferous Limited N. D. S. VP/ Authorised Signatory

ಬರೆದುಹೊಳ್ಳಬ್ಬಾಗಿ(ಮತ್ತು ಪ್ರೋಫೆ/ಭಾಗೆತ್ತಿ ಪ್ರತಿಫಲ ರೆಡಿ. (ರೂಪಾಯಿ ರೂಗಿ) ಒಂದುರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಸ್ವರೂಪ	ಹಿಂಣ್ಣಿನ ಸಂಖ್ಯೆ	ಸಹಿ
1	M/s. Uttam Galva Ferous Limited represented by M.Dharanipathi, vice president (ಒರ್ನಿಸಿಕೊಂಡಿರು)			For Uttam Galva Ferous Limited N. D. S Vp/ Authorised Signatory

ASSISTANT SECRETARY
GENERAL TRADES BOARD

ପାତ୍ରମାତ୍ରାଦିନାନ୍ଦନ
ଶବ୍ଦମାତ୍ରାଦିନାନ୍ଦନ
ଶବ୍ଦମାତ୍ରାଦିନାନ୍ଦନ

541, 552, 553, 554/7, 716, 718/B1, 718/B5, 718/B2/A, 718/B2/B, 718/B2/C, 718/B3, 718/B2/E, 498/A, 499/C, 504/A1, A2, B1 to B5, 504/C, ~~of Kollagandu Village, Kurugodu Kasaba, Hobli, Ballari Taluk, Ballari District~~ admeasuring ~~77.81.59~~ acre or thereabouts and more fully described in the Schedule hereunder written and delineated on the plan annexed hereto and surrounded thereon by red color boundary line, together with all rights, easements and appurtenants thereto belonging EXCEPT AND RESERVING unto the lessor all mines and minerals in or under the said land or any part thereof (hereinafter referred to as the "Schedule Property") and the lessee shall hold the Schedule Property so conveyed commencing from **Fifteenth** day of June month **Two Thousand Fifteen** on the terms, conditions and tenure herein provided.

1(c) The conveyance of the Schedule Property is on lease for a period of **TEN** years.

1(d) Both during the subsistence of the lease period and also thereafter, that is during the interregnum between the expiry of the lease period and the execution of the sale deed, the lessee shall pay to the lessor yearly rent of **Rs.100/- (Rupees Hundred only)** per acre per annum on the **Fifteenth** day of **June** month each and every year.

Provided always that in case the lessee fails to pay the said rent on or before the date stipulated, the lessee shall pay to the lessor simple interest at 12.75% per annum or such other rates as may be fixed by the lessor from time to time on the rent due. It is hereby agreed that expiry of lease period by itself shall not be construed as converting the lease-hold rights into free-hold rights.

2 The lessee shall be liable to pay to the respective jurisdictional local authorities all existing and future taxes, rates, assessments and out goings of every description in respect of the Schedule Property from the date on which possession of the Schedule Property is handed over to the lessee.

3. The lessee shall neither make any excavation in or upon any part of the Schedule Property nor it shall remove any stone, sand, gravel, clay or earth there from except for the purposes of either forming foundations of building or executing any civil construction work or related activities in pursuance of this agreement.

4 The Lessee shall not disturb/close the valley/drain, if any, running across the Schedule property till such time a suitable alternative for the drainage with the prior approval of the Lessor is devised and implemented. The decision of the Lessor in this behalf shall be final and binding on the Lessee.

5.1 The lessee shall not construct any building or erect any structure on any portion of the Schedule Property without getting the building plans duly approved by the lessor in accordance with the prevailing building regulations of the Board.

For Uttam Galva Feros Limited

- 4 -

✓D/ Authorised Signatory

TRUE COPY.

ASSISTANT SECRETARY
General Office KIADB
Ballar

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Ravikumar Sali S/o. Mallappa Sali. Vadluru village, Raichur Tq and Dist.	
2	K C Ranganath S/o. Chennegouda. No. 15.Girls School street, Sheshadripuram Bangalore	

1050

ಜಂಟಿ ನೀರೆಗೆಕೆರು, ಕ್ರೀಗಾರಿಕೆ ಮತ್ತು ವಾಟಿಜ್ ನಿದೇಕನಾಲಂಬ ಬಂಗಳೂರು, ಇವರ ಪ್ರಮಾಣ ಪತ್ರ ಸಂಖ್ಯೆ: ಕ್ರ.ವಾಜ/ಕ್ರ.ಆ/೧೧೫/ಎಂ.ಜಿ.ಲೆ/ ಬಾಜ್‌ರಿ./ಮು.ಕಿ.ವಿ./೨೦೧೬-೧೭, ದಿನಾಂಕ: ೧೩/೦೧/೨೦೧೭ ರಸ್ಯಂ ಮುದ್ರಾಕ್ತ ಶುಲ್ಕದಲ್ಲಿ ಈ ೭೫ ರಸ್ಯ ವಿನಾಯಿಕ ಹಾಗೂ ಪ್ರತಿ ೧೦೦೦/-ಕ್ಕಿಂತ ರೂ. ೧- ರಂತೆ ನೀರಂದರೆ ಈ ಪ್ರತಿಸಂಖ್ಯೆಯೇ ಈ ದಿನಾಂಕದ್ವಾರಾ ಮೂಲವಕ್ತಿಯಂದಿಂದ ದ್ವಿ ಪ್ರತಿಯಾರ್ಥಿ ಕಾಜರುಮಾಡಿದ್ದು, ಮೂಲ ಪ್ರತಿಕೂಲ ದ್ವಿ ಪ್ರತಿಗೂ ಯಾವುದೇ ನ್ಯಾತ್ವಾನುಷ್ಠಾನವಿಲ್ಲ.

ಬಿ. ಸೆಂದ್ರಾಂಗ್
ಅಂತರರಾಷ್ಟ್ರೀಯ ವಾರ
ಬಾಧ್ಯತ.

1 ನೇ ಪ್ರಸ್ತರದ ದಷ್ಟವೇಬು
ನಂಬರ್ BLY-1-15260-2016-17 ಅಗಿ
ಎಡಿ. ನಂಬರ್ BLVD366 ನೇ ದ್ವರಕ್ಕಿ
ದಿನಾಂಕ 06-03-2017 ರಂದು ಮೊಂದಾಯಿಸಲಾಗಿದೆ

Designed and Developed by C-DAC ACTS Pune

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ಇದು ೧ ಪುನ್ರಾಕಾರ... ೧೨೫೬೦
ದಿನಾಂಕಾವಳಿ... ೭ ಮಾರ್ಚ್ ೧೯೬೭

అం సుభందులూధికాల పాఠ్య

ESTIMATING THE SIZE OF THE POPULATION

SECRETARY
GENERAL
INTERNATIONAL
ORGANIZATION
FOR
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5.2 (i) The Lessee shall submit the comprehensive plans for land utilization, buildings, sheds etc., in triplicate, for prior approval within one month from the date of this agreement.

5.2 (ii) The lessee shall commence civil construction works within three months from the date of approval of building plan and after obtaining license from the Chief Inspector of factories and Boilers of Karnataka State and or from any other authority as required under Law.

5.2 (iii) The lessee shall complete civil construction works, erect machineries and commence production within twenty four months from the date of taking possession of the Schedule Property, that is the **Fifteenth** day of **June** month **Two Thousand Fifteen** after obtaining necessary licences/clearances/ approvals from the concerned such as Government of India, State Government, Local Bodies, Statutory Bodies etc., wherever it is required.

6 After the construction of buildings, the lessee shall not make any major modifications/alterations/additions to the existing buildings/structures except with the prior approval of the lessor in writing.

6 (a) The lessee shall maintain the Schedule Property and the buildings erected there on in good repairs and conditions to the satisfaction of the lessor.

6 (b) The lessee, in respect of the Schedule Property, shall observe and conform to all rules, regulations and byelaws of the local Authority concerned or any other statutory regulations in force relating to public health and sanitation.

7 The lessee shall permit the lessor and officers, surveyors or others employed by it at all reasonable time of the day during the term hereby granted after a week's previous notice to enter into or upon the Schedule Property to inspect the implementation of the project and compliance of any of the terms and conditions of the lease hereby granted.

8(a) The lessee shall use the Schedule Property only for the purpose of establishing an **"6 Million MTPA Integrated Steel Plant & 68 MW Captive Power Generation (1.9 Million MTPA Steel & 68 MW Captive Power Plant in the Phase I)**, or establishing any other industry permissible under the Law, after obtaining prior approval of the lessor, without creating any nuisance, annoyance and disturbance to the owners, occupiers or residents of other premises in the vicinity and the lessee shall observe and conform to rules, regulations and guidelines as framed by the Department of Ecology and Environment, Karnataka State Pollution Control Board and other competent and jurisdictional authorities with regard to prevention of water, air and noise pollution.

8(b) It shall be mandatory for the lessee to obtain clearance for the project from Karnataka State Pollution control Board before commencement of approved project.

For **Uttam Galva Ferous Limited**

N. 
V.P/ Authorised Signatory

- 5 -

TRUE COPY


ASSISTANT SECRETARY
Zenal Office KIADB
Bellary

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9 The lessee shall keep the Schedule Property and the building existing thereon insured in the name of the lessee against any damage or destruction as per the statutory norms or in compliance with its obligations to financial institutions and banks who may have lent moneys for the purpose of erection of factory building, plant and machinery.

10(1) The Lessor may at its discretion extend the time for completion of civil construction works, erection of machineries and commencement of production after issue of 90 days notice in terms of Sec.34-b (i) & 30 days notice in terms of 34-b(ii) of the KIAD Act 1966 and after consideration of the reply furnished by the lessee to such notice, the Lessor may extend the time for a further period of :

10(1) (a) 12 months without revising the tentative price of land if the Lessee has taken steps to the satisfaction of the Lessor for implementation of the project and has started civil construction works and has spent at least 25% of the cost towards civil construction which should be evidenced by a certificate of investment issued by Financial Institution/ Bank/Chartered Accountant.

10(1) (b) At the end of the third year, a further extension of six months time by levying an amount equivalent to 25% of the prevailing allotment price for the land at the time of such extension after being satisfied that the lessee has invested a minimum of 25% of the project cost (excluding the land cost) which should be evidenced by a certificate of investment from the financial institutions/banks/ Chartered Accountant.

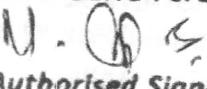
10(1) (c) Further extension of six months time by levying an amount equivalent to 25% of the prevailing allotment price for the land at the time of such extension after being satisfied that the Lessee has invested a minimum of 50% of the project cost (excluding the land cost) which should be evidenced by a certificate of investment from the financial institutions/ banks/Chartered Accountant.

10(1) (d) No further extension shall be granted beyond a total period of four years from the date of lease-cum-sale agreement or Possession Certificate whichever is later, provided the opportunity for remedying the breach is afforded in terms of Clause-34-b(i) & (ii) of the KIAD Act. This agreement shall automatically stand terminated, if the lessee has not completed the civil construction work, erected machinery and commenced production at the end of the period of four years.

10(1) (e) In the event lessee fails to take one of the effective steps as indicated at (a), extension of time for implementing the project will be granted only on payment of difference in land cost between the tentative cost of land at the allotted rate and cost of land prevailing at the time of grant of extension of time. If there is no upward revision in the tentative cost of land at the allotted rate, extension of time will be granted by levying a penalty of 10% of the cost of land at the allotted rate. Failure to fulfill any of the conditions (a) to (c) mentioned above shall result in allotment being cancelled and agreement being terminated under clause 14. The refund of amount and forfeiture shall be in accordance with the provisions contained in the Clause 15 of this agreement.

- 6 -

For Uttam Galva Feraus Limited


VP/ Authorised Signatory

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ASSISTANT SECRETARY
Zonal Office KIADB
Baller

கலை தொகை கொடுக்க விரும்புகிறதோ என்று கூறுகிறேன் 10/6/17
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10(2) The lessee shall utilise not less than 50% of the schedule property and in accordance with the proposals furnished by the lessee to the lessor in the application for allotment of land and project report submitted to SHLCC/ SLSWCC/ DLSWCC/ Allotment Committee.

11(1) The lessee may mortgage the lease hold right/s in the Schedule Property after obtaining consent in writing from the lessor to secure loans for erection of building, plant and machinery on the schedule property or to avail working capital facilities for the purposes of the project on the schedule property from financial institutions and banks. The Lessor may consider permission to offer the lease-hold rights of the scheduled property as collateral security to financial institutions for raising loan for any other project other than the project in this agreement, in cases where the projects are fully implemented and the land is utilized as per terms of the agreement. The decision of the Lessor in this regard is final and binding.

11(2) Whenever the Lessee defaults in payment to financial institutions and such financial institution/s, proceed against the Lessee for recovery of its dues, the Lessor reserves the right to determine the lease in accordance with Sec.34(b) of the KIAD Act 1966, after giving such notice as mentioned in the lease-cum-sale agreement. Without prejudice to the powers of the Lessor-Board, as mentioned above, the Lessor may permit transfer of lease-hold rights in favour of the Auction Purchaser recommended by the financial institution/s, on payment of an amount equivalent to the differences between the prevailing allotment price and the amount already paid by the Lessee herein, to the Lessor towards the cost of land through the financial institution/s. The financial institution/s shall be liable to pay the amount mentioned above for the Lessor-Board to consider such transfer of leasehold rights. In case of units taken over under Sec.29 of SFC Act by KSFC & KSIIDC due to non payment of loan, the Lessor may permit transfer of lease hold rights in favour of the auction purchaser recommended by the KSFC & KSIIDC, on payment of an amount equivalent to the differences between the actual price and the amount already paid by the Lessee herein, to the Lessor towards the cost of land through the KSFC & KSIIDC and they shall be liable to pay the amount mentioned above for the Lessor-Board to consider such transfer of lease hold rights.

11(3) In case the lessee/allottee goes into liquidation or winding up proceedings without implementing the project fully, the lease-cum-sale agreement shall stand terminated.

11(4) On a written request from the lessee, the lessor may permit the sub-lease of the building constructed on the schedule property on such terms as may be prescribed by the lessor from time to time after implementation of the project as approved by the competent authority and subject to obtaining such clearances as may be required by the Financial Institutions / Banks. However, where the project consists of different phases or consists of more than one building and the lessee wants to give on lease, the lessee can sub-lease such completed portion of the building with the prior approval of the lessor even before the full implementation of the project.

For Uttam Galva Ferous Limited

N. D. S.
VP/ Authorised Signatory

- 7 -

TRUE COPY

V. A. E. h
ASSISTANT SECRETARY
Zonal Office KIADB
Ballal

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12(i) The original applicant/ partners/ promoter directors/shareholders shall continue to hold a minimum of 51% interest/shareholdings in the lessee's firm/company till the end of the lease period/ execution of sale deed, whichever is later.

12(ii) The lessee shall not change the constitution/status of its firm/company(proprietary or partnership (registered or unregistered) or private limited company or public limited company) without the previous written consent of the lessor or any other officer authorized by the lessor and such consent shall be granted by the lessor subject to the condition that the original applicant/partners/ promoter directors/shareholders should continue to hold a minimum 51% of the interest/shares in the newly constituted firm/company till the end of the lease period/execution of sale deed, whichever is later.

Explanation: For the purpose of this Clause, the word "firm / company" means and includes any body Corporate, like a company registered under the Companies Act, Partnership firm, Association or Society registered under the Societies Registration Act-1960, Trust etc.,

12(iii) In the event of lessee reducing its interest / share holdings either in the lessee's firm/company or in the newly constituted firm / company below 51% of the total shareholdings of the company, the lessee shall pay to the lessor a penalty or revised cost of land as decided by the lessor from time to time in this regard, provided that such relaxation shall be permissible if the Lessee has substantially implemented the project.

12(iv) In case of amalgamation of companies through due process of law/orders of the Hon'ble High Court, the successor company shall not be liable to pay to the lessor, the difference in cost of land between the allotted rate and the prevailing rate before transfer of lease-hold rights to the successor company.

13. In the event of the lessee's death the person to whom the title has been transferred as heir or otherwise shall cause notice thereof to be given to the lessor within three months from such death. The Survivors and his/her or heirs of the allottee concerned would acquire the same lease-hold rights over the property, as the original allottee had in schedule property, but only after the determination of the claims and counter claims by the Lessor. If the claims and counter claims are of complicated nature, it is open to the Lessor to call upon the claimants and counter claimants to approach a competent Civil Court for the purpose of getting the matter adjudicated.

14. The lessor shall be entitled to determine the lease hereby granted and to resume the possession of the whole of the Schedule Property or any part thereof, including existing structures if any thereon, whenever there is breach of any of the covenants and obligations contained herein by the lessee, after due notice to the lessee, or after various stages as contemplated in the clause-10 supra are complete"

15. On determination of the lease and resumption of the scheduled property or any part thereof, the lessor shall forfeit 25% of the allotment consideration paid together with rents payable, interest due and payable on the unpaid rents and earnest money deposit

- 8 -

For Uttam Galva Ferous Limited

N. O. S.
V.P/ Authorised Signatory

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ASSISTANT SECRETARY
Zonal Office KIADB
Baller

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and the residuary amount would be paid to the lessee. In such of the cases wherein the amount towards allotment consideration or part of the allotment consideration has been paid directly by the financial institutions / banks, to the lessor, the amounts paid by such of the financial institutions/banks towards the allotment consideration or part of allotment consideration shall be refunded to them and out of the remaining amount not exceeding 25% of the allotment consideration together with the rents and maintenance charges due and payable, interest due and payable on the unpaid rents and earnest money deposit shall be forfeited to the lessor. The lessee shall not be entitled for the payment of any compensation by the lessor on account of building constructed or any improvements made on the Schedule Property.

Forfeiture of 25% of allotment consideration shall be limited to the area of land resumed in case of part resumption of the scheduled property.

16. Notwithstanding any such default the lessor may at its discretion extend the period of lease at the cost and expense of the lessee on payment of rent mentioned herein before and subject to the same covenants, provisions and stipulations herein contained.

17. The lessor may at its discretion consider the request of the lessee for the transfer of leasehold rights of schedule property in favour of a new entrepreneur as identified by the lessee during the currency of lease, imposing such terms and conditions as decided by the lessor from time to time in this regard, provided that such transfer shall be permissible if the Lessee has substantially implemented the project.

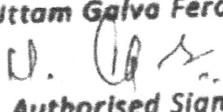
18. The lessor may accept the voluntary surrender of schedule property by the lessee on such terms and conditions as decided by the lessor from time to time in this regard.

19. The lessee shall not sink bore-well on the demised premises. Any bore-well sunk by the lessee on the demised premises unauthorisedly will become the property of the lessor and the same should be surrendered to the lessor within one month from the date of issue of notice by the lessor. If the demised premises has good underground sources of water, the lessor is at liberty to sink the borewell and water required for the lessee's project will be supplied to the required extent through the scheme implemented by the lessor. The lessee shall have no objection to supply of excess water drawn from the borewell sunk on the plot allotted to it, to other plots allotted by the Lessor. The lessee shall adhere to the terms and conditions as decided by the lessor regarding water supply scheme from time to time.

20(a) The lessee, in the Industrial units to be established in the schedule property, shall create maximum possible employment opportunities and provide minimum of 80% of the employment to the Kannadigas on an overall basis. However, the lessee shall reserve 100% of the jobs to Kannadigas in case of group C and D categories (persons who are living in the state for the past fifteen years and who possess the knowledge of reading and writing of Kannada are considered as Kannadigas).

- 9 -

For Uttam Galva Feros Limited


V.P/ Authorised Signatory

TRUE COPY


ASSISTANT SECRETARY
General Office KIADB
Ballari

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20(b) The lessee, in the industrial units to be established in the schedule property, shall employ only Kannadigas for the post of Personnel Officer.

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20(c) The lessee, in employing skilled and unskilled labour, in the industrial units to be established in the scheduled property, shall as far as possible give preference to the members of the families of the landowners whose lands have been acquired for the purpose of formation of industrial areas subject to the eligibility as per qualifications prescribed for the job.

21 The lessee shall pay the cost of additional power infrastructure if any, needed over and above the existing power infrastructure to the Indl. Area. No Objection Certification in favour of KPTCL/BESCOM/ MESCOM/HESCOM and GESCOM will be issued only after payment of additional expenditure to be incurred by the Board towards the cost of power infrastructure.

22 As soon as it may be convenient the lessor will fix the price of the said premises at which it will be sold to the lessee and communicate it to the lessee and decision of the lessor in this regard will be final and binding on the lessee. The lessee shall pay the balance of value of property. If any, after adjusting the allotment consideration and earnest money deposit excluding rents and interest and penalties and maintenance charges levied and paid by the lessee within one month from the date of receipt of communication by the lessor. On the other hand, if any sum is determined as payable by the lessor to the lessee after adjustment as aforesaid, such sum shall be refunded to the lessee before the date of execution of sale deed.

23 The Lessor shall sell the schedule property to the Lessee during the currency of the lease period or at the end of TEN years referred to in Clause 1[C] or the extended period, if any, if the Lessee has performed all the conditions herein contained and committed no breach thereof. All attendant expenses in connection with the sale, such as stamp duty, registration charges etc., shall be borne by the Lessee.

24 The Lessee hereby also confirm that this agreement shall be subject to the provisions of the Karnataka Industrial Areas Development Act, 1966 (Act No: 18 of 1966), the Rules and the Regulations there under.

25 If the Lessor incurs any expenditure arising from legal proceedings, whether initiated by the Lessor or Lessee, the expenditure shall be debited from the Lessee's account.

26. The terms and conditions of allotment letters, dated 30-05-2013 bearing No:KIADB/DO/BLY/64/2013-14, in so far as they do not contradict the covenants prescribed herein before, are to be treated as part and parcel of this agreement.

IN WITNESS WHEREOF The Karnataka Industrial Areas Development Board hath caused Assistant Secretary Karnataka Industrial Areas Development Board to set his/her hand and affix the official seal hereto on their behalf and the Lessee has set his/her hand and seal thereto the day and year first above written.

- 10 -

For Uttam Galva Ferous Limited

N. Q. S.
V.P / Authorised Signatory

TRUE COPY

U. A. L. L
ASSISTANT SECRETARY
Zonal Office KIADB
Ballari

12560
14. (677)

SCHEDULE (DESCRIPTION OF LAND)

All that piece of land known as;
 Kuduthini village, Kurugodu Hobli,
 Ballari Taluk, Ballari District

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Sl. No	Sy.Nos	Extent (Acres)	Sl. No	Sy.Nos	Extent (Acres)
1	75/C2	10.20	33	94/B1	13.05
2	75/D	22.71	34	94/B2	3.00
3	75/E	3.78	35	94/B3	3.00
4	76/B	5.24	36	94/C	18.45
5	76/C	8.90	37	94/D1	3.12
6	77/F3	10.09	38	94/D2	4.00
7	77/G2	5.15	39	94/D3A	1.95
8	78/B	14.77	40	94/D3B	1.95
9	78/D	3.88	41	94/D4	3.77
10	79	1.61	42	94/D5	8.20
11	80	1.61	43	94/D6A	5.30
12	81/B	15.83	44	94/D6B	3.00
13	82/A	1.24	45	95/A1	6.88
14	82/B2	3.21	46	95/B1	13.16
15	82/G2	10.63	47	95C1/A/1	4.00
16	82/F	4.24	48	95/C1A/2	4.35
17	82/E2	12.11	49	95/C1B	6.44
18	82/B1	3.20	50	95/D1	19.58
19	83/D3A	9.83	51	95/E	10.04
20	83/D3B	5.79	52	96/A1	1.83
21	89/C2	1.55	53	96/B1	5.16
22	89/E1	2.58	54	103/2A1A	11.93
23	89/E2	2.37	55	103/C1	6.92
24	89/F	3.14	56	104/A/3	7.47
25	90/I	4.81	57	104/B	10.53
26	90/D2	0.87	58	105/B	3.47
27	90/F	4.74	59	106/A	2.78
28	90/G1	2.94	60	107/2A	5.94
29	90/G2	0.22	61	108/A1	3.50
30	90/H1	1.11	62	108/A2	0.93
31	90/H2	4.04	63	109	1.35
32	94/A	7.84	64	110	4.17

For Uttam Galva Ferous Limited

N. (R) 2.
VP / Authorised Signatory

- 11 -

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ASSISTANT SECRETARY
Zonal Office KIADS
Ballari

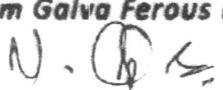
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65	111/B	7.33	104	232/B	3.59
66	207/C	0.20	105	232/D	9.27
67	208/A	0.04	106	233	0.72
68	208/B	3.71	107	234/A	5.90
69	209/A	0.12	108	234/B	5.32
70	209/B	4.19	109	235/B	0.16
71	209/C	1.00	110	235/C1	2.05
72	209/D2	3.00	111	235/C2	2.19
73	210/A	0.36	112	236/A	1.53
74	210/B	1.32	113	236/1	7.46
75	212/B2	6.00	114	237	3.93
76	212/B2/4A	3.43	115	238	30.12
77	212/B4/B	3.71	116	239/2	3.00
78	212/B5	7.18	117	239/3	12.66
79	213/1	4.15	118	240/A	15.05
80	214/1	3.78	119	240/B	23.22
81	216/B	5.92	120	240/C	18.62
82	216/C	3.82	121	241	12.54
83	217/2	1.30	122	242/A	6.27
84	217/3	2.50	123	242/B1	9.82
85	218	6.96	124	242/B2	9.37
86	219/A1	8.65	125	244/A	10.87
87	221/A	11.17	126	244/B1	5.44
88	221/B	10.67	127	244/B2	5.43
89	221/C	16.52	128	244/C	9.60
90	226/B	15.92	129	245/A	54.61
91	227/A	1.80	130	245/B	2.48
92	229/A1	9.00	131	246/A1	7.73
93	229/A2	8.13	132	246/A2	13.24
94	229/B	7.57	133	246/B	23.29
95	229/C	10.70	134	247/A	1.55
96	230/B	1.80	135	247/B	18.35
97	230/C	1.80	136	248/A	15.80
98	230/D	1.80	137	248/B	5.90
99	230/E	1.80	138	249	17.20
100	230/F	1.80	139	252/B	3.00
101	230/G	9.00	140	253/A	1.20
102	231	7.16	141	253/C	1.14
103	232/A	1.10	142	264/B/A1	4.35

For Uttam Galva Ferous Limited

N. 
VP / Authorised Signatory

- 12 -

V. A. L. M.
ASSISTANT SECRETARY
Zonal Office KIADB
Baller

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143	364	14.50	178	82/D3	1.30
144	366/A	8.00	179	83/F/3	4.29
145	366/B1	8.64	180	89/D2	6.51
146	366/B2	4.42	181	89/E3	2.11
147	366/B3	4.40	182	90/E1	1.41
148	366/B4	16.05	183	90/F	4.82
149	366/C	20.79	184	90/H3	4.52
150	366/D1	14.00	185	94/D5	9.40
151	366/D3	2.00	186	103/2/A2	2.35
152	366/E	3.28	187	103/2/A/1B	0.47
153	367/A1	1.73	188	105/A	2.11
154	367/A2	5.11	189	106/B	3.22
155	367/A3	9.86	190	107/A	4.65
156	367/B1	10.23	191	107/B	0.34
157	367/B/2A	8.00	192	108/A/1	0.50
158	367/B2/B	13.00	193	108/B	1.55
159	367/C	13.79	194	111/A	6.47
160	367/D1	9.92	195	115/B1/A	3.12
161	368/A1	10.71	196	115/B1/B	5.70
162	368/A2	15.37	197	115/B2/A	0.30
163	368/A3	10.00	198	115/B2/B	11.93
164	368/A4A	17.17	199	209/D1	2.42
165	369/A1	6.27	200	209/D3	3.08
166	369/A2	7.31	201	210/C	0.02
167	75/B/2	6.30	202	211/A	0.91
168	76/A	3.48	203	211/B	1.08
169	76/D	15.22	204	211/C	1.17
170	77/E3	3.82	205	212/B1	0.35
171	78/A	9.93	206	212/B2	8.91
172	78/B	2.07	207	212/B3	0.15
173	78/C	26.72	208	215	11.68
174	78/E	3.93	209	216/A	2.86
175	78/F	5.79	210	217/1	1.14
176	82/C	3.47	211	217/4	1.50
177	82/G/1	1.00	212	219/A2	3.13

For Uttam Galva Ferous Limited

N. Ch.
VP/ Authorised Signatory

V. J. L. L.
ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

213	219/B	5.60
214	220	4.24
215	221/C	4.50
216	225	20.81
217	226/A	3.55
218	230/A	18.68
219	232/A	2.14
220	232/B	0.83
221	232/C	3.12
222	235/A	0.03
223	236/B	8.38
224	239/1	6.00
225	242/C	7.06
226	243	28.24
227	246/A	3.86
228	249	0.80
229	250	25.40
230	251/A	17.12
231	251/B	1.50
232	365/A	17.12
234	365/B	1.51
235	366/A	7.39
236	366/D1	7.11
237	367/B1	2.00
238	367/B/2C	7.54
239	368/A/4/B	1.58
240	114/B1	0.82
241	114/B2	0.11
242	114/B3	1.02
243	206/B1	0.70
244	206/B2	0.54
245	204/A	3.07
246	207/B	3.33
247	226/A	3.55
248	241/B	0.10
249	252/B2	1.13
250	264/B1/A2	2.25

காலம் 17 துவக்கப்பட்டது..... 12560
ஏற்றுவதற்காக..... 17 (கொடி) 17

ஏத நிலையிலைத்தால்
ஏனையும்

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For Uttam Galva Ferous Limited

N. (R.S.)
VP/Authorised Signatory

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U. A. L. h
ASSISTANT SECRETARY
Zonal Office KIADB
Bellary

1925/1926
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1925/1926

Veniveerapura Village, Kurugodu Hobli,
Ballari Taluk, Ballari District

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ಬಳಿ

SI No	Sy.Nos	Extent (Acres)	SI No	Sy.Nos	Extent (Acres)
1	1/A	16.51	37	38/C	2.03
2	1/B1	4.27	38	39/A	3.74
3	1/B2	4.28	39	39/C	8.32
4	1/C1	2.06	40	40	21.24
5	1/C2	2.06	41	41	6.86
6	1/C3	2.06	42	42	5.94
7	1/C4	2.06	43	43/A	14.00
8	1/C5	2.06	44	43/B1	3.08
9	1/C6	2.07	45	43/B2	3.08
10	1/C7	2.07	46	43/B3	3.08
11	1/C8	2.07	47	43/B4	3.09
12	2/A	7.28	48	44/A1	2.00
13	2/B	3.92	49	44/A2	3.00
14	3/A	5.23	50	44/A3	3.00
15	3/B	3.09	51	44/A4	8.05
16	3/C	3.09	52	44/B1	3.80
17	4/A1	10.22	53	44/B2	3.80
18	4/B1	14.28	54	44/B3	3.80
19	4/C3	2.98	55	44/B4	3.81
20	4/D3	3.18	56	44/C	10.11
21	28/A1	1.79	57	44/D	11.77
22	28/A2	5.78	58	45/A	1.95
23	28/A3	3.00	59	46	7.94
24	28/A5	2.43	60	47	11.34
25	28/C	9.00	61	48	6.64
26	29/B	0.21	62	49	4.69
27	31/A	10.27	63	50	5.31
28	32	6.56	64	51/A	2.13
29	33	10.62	65	51/B1	2.33
30	34	12.19	66	51/B2	2.33
31	35/A1	2.87	67	51/B3	2.34
32	35/A2	3.56	68	52/A	1.88
33	35/C	2.26	69	52/B1	3.13
34	36/A1	10.49	70	52/B2	4.00
35	36/A2	5.10	71	52/B3	0.12
36	38/A	2.40	72	53/B	1.52

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For Uttam Galva Ferous Limited
N. Chas
VP/ Authorised Signatory

- 15 -

ASSISTANT SECRETARY
Zenral Office KIADB
Ballari

73	54	14.31	114	80/A1	3.67
74	55	6.17	115	80/A2	7.42
75	56/A1	6.00	116	80/B	4.55
76	56/B1	7.50	117	81/A	1.56
77	56/B2	15.00	118	81/B	0.46
78	57/B	2.10	119	82/1	1.47
79	58	9.06	120	82/3	6.38
80	59	9.43	121	83/A	1.30
81	60	7.68	122	83/B1	2.40
82	61/A	8.58	123	83/B2	1.01
83	61/B	7.55	124	84	9.31
84	62/A	4.20	125	85	6.34
85	62/B	2.70	126	86/A	16.70
86	63	12.65	127	86/B	12.61
87	64/A	3.32	128	87	18.61
88	64/B	3.32	129	88/A1	11.06
89	64/C	3.32	130	88/A2	10.00
90	65	14.26	131	88/B	5.00
91	66/A	4.58	132	89	7.83
92	67	4.46	133	90/B	10.15
93	68/A	10.35	134	90/C	0.51
94	6/B	2.29	135	91/B	10.10
95	69/A	20.35	136	91/C	4.19
96	69/B	10.00	137	92	3.63
97	71	8.04	138	93	15.71
98	72/A	12.78	139	94	7.94
99	72/B	13.13	140	95/B2	0.24
100	73/A+B	41.20	141	95/D	0.18
101	73/C	4.44	142	96	10.80
102	74	9.15	143	97	8.92
103	75	8.06	144	98	5.31
104	76/B	6.44	145	99/A	8.12
105	77/A/A2/A3	5.20	146	99/B	0.48
106	77/B1	8.10	147	100/A1	1.57
107	77/B2	7.52	148	100/A2	2.11
108	77/B4	4.54	149	100/B	2.70
109	78/B	1.14	150	101/A	9.48
110	79/A1	6.57	151	101/B	4.88
111	79/A2	1.79	152	102	16.61
112	79/B	3.94	153	103	8.22
113	79/C	6.47	154	104	4.71

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10/10/67

For Uttam Galva Ferous Limited

N. Ch. S.
VP/ Authorised Signatory

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- 16 -

U. A. L. K.
ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

12560
12/6/17
Chennai
Chennai
Chennai

Chennai
Chennai

1037

155	105/A	10.65	195	122	4.07
156	105/B	2.35	196	123	6.66
157	106/1	2.69	197	124	4.96
158	106/2	1.15	198	125	1.16
159	106/3	1.92	199	126/1	9.60
160	106/4	1.93	200	126/2	5.00
161	106/5	3.19	201	126/3	4.61
162	106/6	0.65	202	127	7.84
163	107/A1	3.35	203	128	4.87
164	107/A2	1.67	204	129	11.32
165	107/A3	1.67	205	130/A	5.22
166	107/A4	3.35	206	130/B	8.91
167	107/B	10.86	207	131/A	4.56
168	108/A	10.00	208	131/B1	2.25
169	108/B	17.37	209	131/B2	2.28
170	109/A1	4.30	210	131/B3	2.28
171	109/A2	4.31	211	131/B4	2.18
172	109/B1	6.00	212	132/A	3.97
173	109/B2	4.26	213	132/B	14.02
174	109/C1	5.81	214	133/A1	10.75
175	109/C2	5.80	215	134/A	5.97
176	109/D	19.83	216	134/B1	2.94
177	110/1	5.67	217	135/A	4.74
178	110/2	0.55	218	135/B	1.27
179	110/3	0.55	219	136/A1	33.51
180	111P	4.33	220	136/C1/A1	2.24
181	112	14.16	221	136/C1/A2	2.20
182	113	6.67	222	136/C1/A3	2.00
183	114/1A	3.00	223	136/C1/A4	2.00
184	114/1B	3.75	224	136/C1/A5	2.00
185	114/1C	15.30	225	136/C1/A6	2.00
186	114/2	8.73	226	136/C1/A7	2.00
187	115/1	0.84	227	136/C1/A8	2.00
188	115/3	0.63	228	136/C1/A9	2.00
189	115/4	0.70	229	136/C1/A10	2.00
190	116/B1	2.16	230	136/D1/A	9.15
191	116/B3	2.73	231	139/A1	1.34
192	116/B4	3.30	232	140/A1	4.17
193	117/C	4.74	233	141/A	7.48
194	121/B	9.94	234	141/B	7.42

- 17 -

For Uttam Galva Ferous Limited

U. G. S.
V.P/ Authorised Signatory

ASSISTANT SECRETARY

Zonal Office KIADB

Ballar

12560
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235	142	12.07	275	166	4.08
236	143/A	4.09	276	167	3.10
237	143/B	8.22	277	168	13.44
238	144	4.35	278	169/A1A	4.00
239	145	15.20	279	169/B1	2.53
240	146	3.33	280	170	4.56
241	147/A	5.28	281	171	11.00
242	147/B	8.33	282	172/A1	3.40
243	147/C	0.50	283	172/B	5.13
244	148	2.98	284	173	11.09
245	149/2	3.29	285	174	6.85
246	150/B	2.65	286	176/A1	5.00
247	153	2.52	287	176/A2	4.00
248	154	6.04	288	176/A3	2.00
249	155	13.41	289	176/A4	4.00
250	156/A	5.10	290	176/A5	4.00
251	156/B1	6.00	291	176/A6	1.82
252	156/B3	4.00	292	176/B1	5.00
253	157	9.21	293	176/B2	4.00
254	158/A1	0.49	294	176/B3	2.00
255	158/A2	0.51	295	176/B4	4.00
256	158/B	0.85	296	176/B5	4.00
257	158/C	11.82	297	176/B6	2.58
258	159/A1	5.44	298	177	23.71
259	159/A2	5.45	299	178/1	16.93
260	159/B	9.25	300	178/2	16.93
261	160/A1	14.00	301	179	6.03
262	160/A2	7.00	302	180/A	16.15
263	160/B1	4.50	303	181/A	1.72
264	160/C/1A	2.46	304	182/A	5.27
265	162/A1/A	2.44	305	28/A4	2.56
266	162/A1/B	4.94	306	43/AP	1.08
267	162/B1	10.44	307	45/BP	4.23
268	163/A1	0.73	308	53/AP	11.17
269	163/A2	3.29	309	55P	2.80
270	163/B	9.28	310	56/A1P	3.00
271	164/A	33.84	311	56/A2	10.00
272	164/B	3.41	312	57/A	3.03
273	164/C	0.24	313	66/AP	5.00
274	165	3.68	314	66/B	13.20

For Uttam Galva Ferous Limited

N. (Signature)
V.P/ Authorised Signatory

- 18 -

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ASSISTANT SECRETARY
Zonal Office KIADB
Ballari

315	69/PP	5.61	354	160/C/1A	2.46
316	70	5.39	355	160/D/1A	7.49
317	76/A	1.94	356	163/A1	1.00
318	77/B3	6.90	357	169/A/1A	2.00
319	82/2	2.70	358	172/A2	3.40
320	87P	2.20	359	174P	2.41
321	88/A1	10.07	360	175	19.42
322	88/BP	5.40	361	95/C1	0.71
323	90/A	1.30			
324	91/A	0.78			
325	95/B1	0.43			
326	95/C2	0.10			
327	100/C	0.14			
328	108/AP	9.10			
329	109/D(P)	1.40			
330	115/2	0.82			
331	116/B2	2.38			
332	117/A	0.04			
333	131/AP	0.10			
334	132/BP	6.40			
335	136/A1	4.48			
336	136/A2	0.26			
337	136/A3	0.26			
338	136/A4	0.34			
339	136/B1	0.60			
340	136/C1/A3P	0.20			
341	139/A1P	0.97			
342	148P	2.98			
343	149/1	4.83			
344	150/A	2.63			
345	150/BP	2.65			
346	151	10.76			
347	152	4.24			
348	154P	7.60			
349	156/A	5.10			
350	156/B2	9.00			
351	160/A2	7.00			
352	160/B1P	4.50			
353	160/B2	14.85			

For Uttam Galva Ferous Limited

N. C. S.
VP/ Authorised Signatory

- 19 -

TRUE COPY

V. A. E. L
ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

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Kolagallu Village, Kurugodu Hobli,
Ballari Taluk, Ballari District.,

Sl No	Sy.Nos	Extent (Acres)	Sl No	Sy.Nos	Extent (Acres)
1	295/A1	16.66	38	327	17.42
2	295/A3	5.08	39	329/A	12.06
3	295/C	2.11	40	498/A	5.18
4	296/A2	14.59	41	498/C	0.80
5	296/B1	4.99	42	501	9.10
6	296/B3	4.39	43	502	3.47
7	297/1	5.64	44	503	5.71
8	297/2	5.64	45	504/A1	5.00
9	298/A	0.60	46	504/B1	9.71
10	298/B	2.70	47	504/C	0.51
11	298/D	26.46	48	510/A	6.86
12	308/A	0.80	49	512/A	15.64
13	308/C	0.56	50	515	12.04
14	315	1.98	51	516/B	6.31
15	317	2.07	52	516/C	8.81
16	318	2.39	53	517/A	3.33.74
17	320/B	20.41	54	519/A3	0.16
18	320/C1	16.31	55	519/A4	0.41
19	320/C2	4.00	56	519/A5	0.67
20	320/D1	4.00	57	520/A1	6.62
21	320/D2	12.13	58	520/B1	1.30
22	320/E	16.65	59	520/B2	2.06
23	320/F	20.04	60	520/B3	2.01
24	322/A1	9.05	61	520/B4	2.05
25	322/A2	7.43	62	520/B5	2.19
26	322/B1	16.29	63	520/C	2.77
27	325/A1	8.50	64	521	9.77
28	325/A2	8.50	65	522	4.00
29	325/A3	11.47	66	523/A	5.69
30	325/A4	4.25	67	523/B	6.76
31	325/A5	4.25	68	524	6.29
32	325/A6	8.00	69	526	9.94
33	325/A7	8.00	70	527/1	10.66.25
34	325/A8	8.00	71	527/2	0.26
35	325/A9	7.50	72	528/1	4.02
36	325/C	1.12	73	528/2	4.01
37	326	10.71	74	529/A	7.59

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For Uttam Galva Ferous Limited

N. C. S.
U.P/ Authorised Signatory

TRUE COPY

V-A-L
ASSISTANT SECRETARY
Zonal Office KIADB
Ballari

19560
கடு தந்தை (6.17)
ஏந்துவேண்டும் 24. கால்

ஈடு நிலைப்பாடுகள்
நிலை

1033

75	529/B	8.34	115	716	16.38
76	530/A	1.86	116	717	28.29
77	531	9.15	117	718/A	13.70
78	532/A	3.68	118	718/B2B	0.06.04
79	532/B	0.37	119	718/B2D	0.03
80	533	8.59	120	718/B2/E	5.25
81	534/A	16.06.50	121	718/B4	1.00
82	534/B1	5.34	122	718/C1	7.07
83	536/A	6.83	123	718/C2	6.54
84	536/B	6.59	124	320/A	21.95
85	536/C	6.18	125	324/A	1.92
86	537	14.19	126	324/C	0.66
87	538/A	3.06	127	328/A	8.64
88	538/B	2.78	128	349/C	0.63
89	539/A	6.04	129	350/C	0.61
90	541	21.03	130	500/A	7.73
91	543	1.40	131	504/A2	4.97
92	544	8.46	132	504/B1	0.05.50
93	545	10.27	133	504/B2	0.05.50
94	546	7.20	134	504/B3	0.05.50
95	547	7.67	135	504/B4	0.02.75
96	548/A	12.80	136	504/B5	0.02.75
97	548/B	11.72	137	504/C	3.00
98	549	7.53	138	506/A	7.72
99	550	5.31	139	506/B1	6.66
100	551	17.04	140	507/A	4.00
101	554/1	2.06	141	507/B1	7.16
102	554/2	2.06	142	508	8.61
103	554/3	2.06	143	509/1	5.00
104	554/4	2.06	144	509/2	0.96
105	554/5	2.06	145	512/A	2.65
106	554/6	2.06	146	513	7.29
107	554/8	2.06	147	514/A	7.65
108	711	9.15	148	514/B	7.29
109	712	12.54	149	516/A	0.12
110	713/A	15.83	150	517/A	1.04
111	713/B	15.64	151	519/1	0.13
112	714	9.20	152	519/A2	0.13
113	715/A	1.80	153	520/b1	0.08
114	715/B	0.61	154	522	6.45

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For Uttam Galva Ferous Limited
N. (S)
VP/ Authorised Signatory

TRUE COPY

V. A. S.
ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

(2560)
(6.17)
1032

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ದಂತಾವಳಿನಾಂಗ
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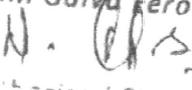
155	524	4.00
156	527/1	1.02.75
157	527/3	0.26
158	530/B	6.46
159	530/C	1.85
160	534/A	2.06.50
161	534/B	5.43
162	534/B1	0.10
163	541	8.36
164	552	10.65
165	553	14.16
166	554/7	2.05
167	716	41.17
168	718/B1	4.03
169	718/B5	4.03
170	718/B2/A	0.32
171	718/B2/B	0.06.20
172	718/B2/C	0.03
173	718/B3	1.00
174	718/B2/E	0.31.76
175	498/A	5.18
176	499/C	0.69
177	504/A1, A2, B1 to B5, 504/C	0.01

YERANGALIGE VILLAGE

Sl No	Sy.Nos	Extent (Acres)
1	280/A3	5.64
2	280/B3	4.25
3	281/B1	5.47
4	281/B2	6.00
5	281/B3	5.00
6	281/B4/A	3.20
7	281/B4/B	3.20
8	282/A1	1.39
9	282/B	0.72
10	283/B	8.96
	Total	4877.81.59

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For Uttam Galva Ferous Limited

N. 
V.P. 
Authorized Signatory

TRUE COPY

V. A. L. H.
ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

12560
16.17
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totally admeasuring 4877.81.59 acres and bounded as follows the same is as under

ಒಳಗೆ

On or towards the North by
On or towards the South by
On or towards the East by
On or towards the West by

} As per Sketch Enclosed

Signed, Sealed and Delivered by
Sri. V. Anantha Sena,
Assistant Secretary,
The Karnataka Industrial Areas
Development Board,
Ballari.

V. A. Sena
ASSISTANT SECRETARY
Zonal Office KIADB
Ballari

IN THE PRESENCE OF:

1) *2/3/17*
Junior Engineer
Ballari

2) *M.S. Ramachary.*

Signed, Sealed and Delivered by
the above named Lessee
Sri. M. Dharanipathi, vice president
M/s. Uttam Galva Ferous Limited
IN THE PRESENCE OF:

1) *C. D. Ronge*
(C. D. Ronge)

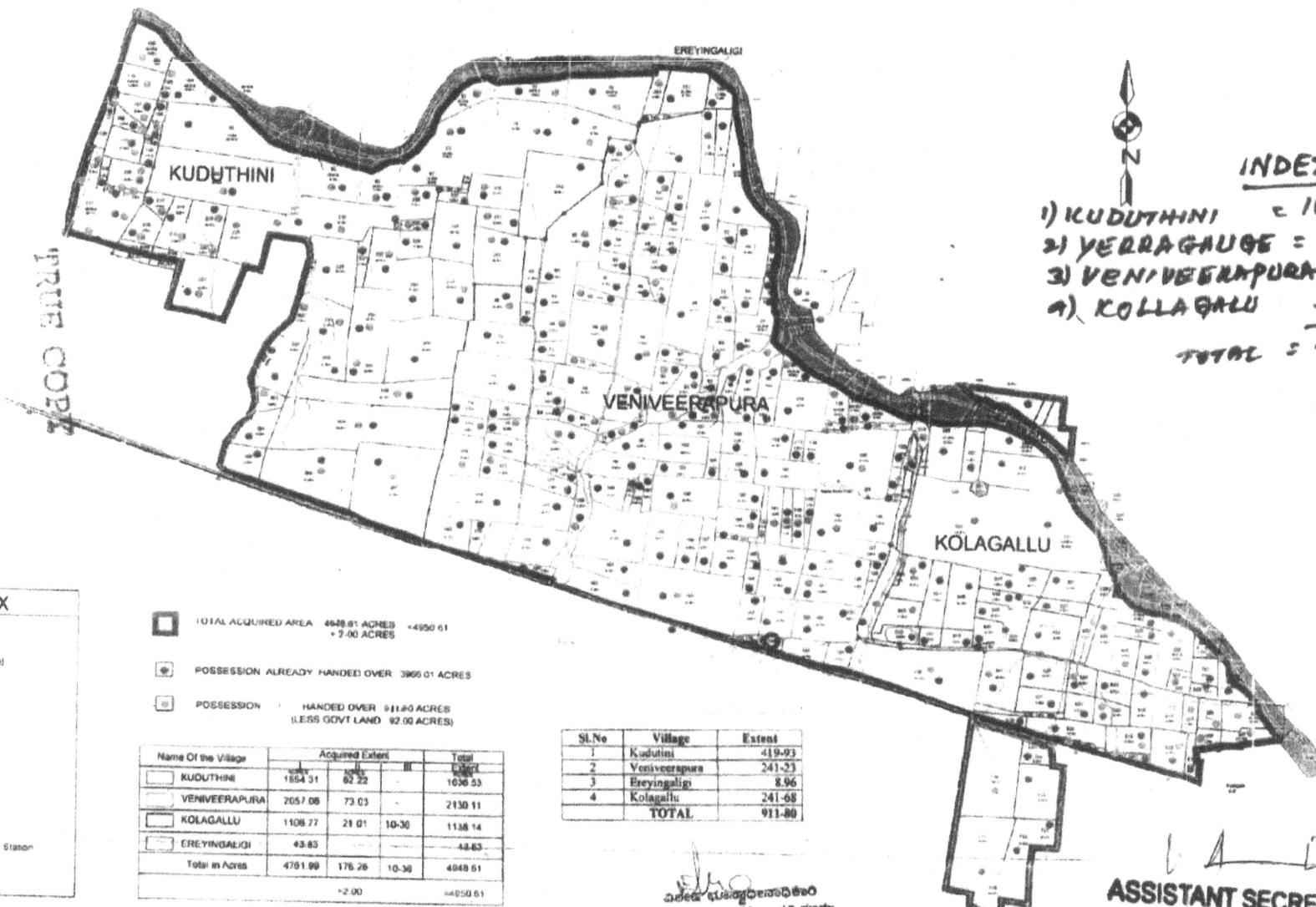
2) *Parthivika Srai*

For Uttam Galva Ferous Limited

N. V. S.
V.P/ Authorised Signatory

TRUE COPY

SKETCH SHOWING THE LAND ACQUISITION IN KUDUTHINI, VENIVEERAPURA, KOLAGALLU & EREYINGALIGI VILLAGES IN BELLARY DISTRICT
IN FAVOUR OF M/S. UTTAM GALVA FEROUS LTD.



ASSISTANT SECRETARY
Zonal Office KIADB
Ballar

Sub: Transfer of approval given to M/s. Bramhani Industries Karnataka Ltd., in favour of M/s. Uttam Galva Ferous Limited Mumbai -reg.

Read: 1. Govt. Order No: CI 122 SPI 2008, dated: 26.04.2010.

2. Govt. Order No: CI 122 SPI 2008, dated: 10.06.2010.

3. Proceedings of the 25th State High Level Clearance Committee (SHLCC) Meeting held on 14.07.2011.

-:0:-

PREAMBLE:

The project proposal of M/s. Bramhani Industries Limited, to establish a "6 Million MTPA Integrated Steel Plant with Captive Power Generation (1.9 million MTPA Steel and 68 MW Captive Power Plant in the 1st Phase)", with an investment of Rs.36,000 crores, in 4000 acres of land, at Special Industrial Zone to be setup in Bellary, Hospet and Sandur Taluks by Vijayanagar Area Development Authority was approved in principle by SHLCC in its 21st meeting held on 29.03.2010. Accordingly, GO CI/122/SPI/2010, Bangalore dt. 26.04.2010 read at (1) above was issued to the company.

On the request by the company vide their letter dated 04.05.2010, SHLCC in its 22nd meeting held on 24.05.2010 has approved to consider change in name from M/s. Bramhani Industries Limited to M/s. Bramhani Industries (Karnataka) Limited. Accordingly, Government order No. CI/122/SPI/2010, Bangalore dt. 10.06.2010 read at (2) above has been issued.

The present proposal of the company is to change the name of the company i.e. from M/s. Bramhani Industries (Karnataka) Limited (BIKL) to M/s. Uttam Galva Ferous Limited (UGFL) Mumbai. The ROC, Karnataka on 07.04.2011 has issued fresh certificate of incorporation consequent upon change of name.

M/s. Uttam Galva Ferous Limited, vide letter dated: 09.05.2011 has informed that the original Promoter Directors of M/s. BIKL have resigned from the Directorship and the company has got the new Directors of M/s. Uttam Galva Ferous Limited.

In the 25th State High Level Clearance Committee (SHLCC) Meeting held on 14.07.2011, the proposal of the Company has been approved.

Government has examined the recommendations made by the 25th State High Level Clearance Committee Meeting held on 14.07.2011, in all aspects.

Hence the following order.

GOVERNMENT ORDER NO: CI 122 SPI 2010, BANGALORE

DATED: 27.08.2011

Government is pleased to transfer the approval given to M/s. Bramhani Industries Karnataka Limited, vide G.O read at (1) above in favour of M/s. Uttam Galva Fercous Limited., Mumbai.

Other terms and conditions remain the same as in the G.O, read at (1) above.

By Order and in the name of the Governor of Karnataka,


[A.V. SRINIVASA DIKSHIT]
Desk Officer (Technical Cell)
Commerce & Industries Department.

To,

The Compiler, Karnataka Gazette, Bangalore for publication in the next issue of the Gazette.

1. The Principal Accountant General (Audit/Accounts) in Karnataka, Bangalore.
2. The Additional Chief Secretary to Government, Urban Development Department, Bangalore.
3. The Additional Chief Secretary to Government, Energy Department, Bangalore.
4. The Principal Secretary to Government, Finance Department, Bangalore.
5. The Principal Secretary to Government, Water Resources Department, Bangalore.
6. The Principal Secretary to Government, Forest, Ecology & Environment Department, Bangalore.
7. The Principal Secretary to Government, Revenue Department, Bangalore.