

P. Sandhya Rani
P SANDHYA RANI
S.V.L.NO. 1/2007
H.NO. 8-3-677/1/2
VELLAREDDYGUDA
HYDERABAD - 500073
LICENSE NO: 06/2007



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SUPPLEMENTAL AGREEMENT TO THE ORIGINAL LLP AGREEMENT

DATED: 16.09.2019

THIS SUPPLEMENTAL LLP Agreement is executed at Hyderabad on this 10th day of March, 2021, by and between

Venkatesh Chanda, S/o. Mr. Parameshwar Chanda, aged about 46 Years, Occupation: Business, resident of P. No. 8, Sy. No. 267/1 & 2, Luxura Greens Villas, Balanagar Road, Bowenpally, Hyderabad - 500011, Telangana, which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the party of the **First Part**; and

Chanda Srinivas Rao, S/o. Mr. Chanda Narasimha Rao, aged about 50 years, resident of Villa No 9, Luxura Greens, New Bowenpally, Secunderabad 500011, Telangana, which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the party of the **Second Part**; and

Abhishek Chanda, S/o. Mr. Sreenivas Rao Chanda, aged about 32 years, Occupation: Business, resident of Plot No. 10, Luxura Greens, Opposite Kendriya Vidyalaya, New Bowenpally, Tirumalagiri, Secunderabad - 500011, Telangana, which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the party of the **Third Part**; and

Vignay Chanda, S/o. Mr. Chanda Sudhir, aged about 19 years, Occupation: Business, resident of Villa No. 7, Luxura Greens, Balanagar Road, Opp. Kendriya Vidyalaya, New Bowenpally, Tirumalagiri, Hyderabad - 500 011, Telangana, which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the party of the **Fourth Part**; and

Akshay Kumar Vasgi, S/o. Mr. Venkatesh Vasgi, aged about 28 years, Occ: Business, resident of H. No. 8-2-293/82/L/267/A/A, Banjara Hills, Road No. 12, Omega Hospital, MLA Colony, Hyderabad - 500 034, Telangana, which expression shall, unless it be repugnant to the subject or context thereof, include their legal heirs, successors, nominees and permitted assignees and hereinafter called the party of the **Fifth Part**;

[The Parties of the First, Second, Third and Fourth Part shall be referred to as the Continuing Partners/parties and the parties of the Fifth part herein as the Retiring Partner/party].

WHEREAS by virtue of LLP Agreement [Original Agreement] Dt: 16.09.2019, Mr. Venkatesh Chanda and Mr. Akshay Kuamr Vasgi, were carrying on the business of develop and improve land, hereditaments, to erect and build the flats thereupon, houses, shops, other buildings and to hold occupy, exchange underlet, mortgage, sell or otherwise deal with the same including the real estates and other related services [detailed objects as per Clause No.1.2 of the Original LLP Agreement Dt:16.09.2019] under the name and style of **M/s. KALASHA REALTORS LLP [LLPIN: AAQ-4821]**, with its Registered office/principal place of business at 8-2-623/5/1/1, Avenue 4, Road No. 10, Banjara Hills, Hyderabad - 500034, Telangana.

WHEREAS now the parties of the Second, Third and Fourth part herein have expressed their desire to join in the LLP, and subsequent to the admission of the parties of the parties of the Second, Third and Fourth, as Partners/Designated partners of the LLP, the party of the Fifth Part, has expressed his desire to retire/exit from the position of Partner/Designated Partner of the LLP.

(Signatures of Venkatesh Chanda, Chanda Srinivas Rao, Abhishek Chanda, Vignay Chanda, and Akshay Kumar Vasgi)

WHEREAS the parties have further decided to reduce the capital contribution in the LLP from the present Rs.51,00,000/- (Rupees Fifty One Lakhs only) to Rs.1,26,000/- (Rupees One Lakh Twenty Six Thousand only), and also to change among themselves the Profit and Loss sharing ratio, as mentioned in this Supplementary Agreement.

AND WHEREAS the Parties hereto have decided to reduce to writing the terms and conditions on account of admission and retirement of partners/Designated Partners, reduction of Share Capital, so as to regulate, better, their respective rights, liabilities and conduct the partnership business and its affairs.

NOW THIS AGREEMENT WITNESSETH THE FOLLOWING TERMS AND CONDITIONS HEREINAFTER SET FORTH:

1. The parties of the Second, Third and Fourth Part i.e., Mr. Chanda Srinivas Rao, Mr. Abhishek Chanda and Mr. Vignay Chanda, be admitted as Partners of the LLP with effect from **19.02.2021**.
2. The party of the Third Part i.e., Mr. Abhishek Chanda be appointed/designated as the Designated Partner of the LLP, with effect from **19.02.2021**.
3. The party of the Fifth part herein i.e., Mr. Akshay Kumar Vasgi, shall exit from the capacity of Designated Partner as well as Partner of the LLP with effect from **19.02.2021**.
4. The Partners herein agree that they will continue the activities/business of the **LLP** under the name, '**KALASHA REALTORS LLP**' as a going concern, for which the retiring partner has agreed.
5. The Parties agree for the reduction of the Capital contribution of the LLP from the present Rs.51,00,000/- (Rupees Fifty One Lakhs only) to Rs.1,26,000/- (Rupees One Lakh Twenty Six Thousand only).
6. Subsequent to the reduction of Share Capital, admission and retirement of Partners/Designated Partners, the Capital Contribution of the LLP, stands redistributed as below:

Sl. No.	Name of the Partner	Amount of Contribution	Amount of Contribution
1.	Mr. Venkatesh Chanda	Rs.25,50,000/-	Rs.31,500/-
2.	Mr. Chanda Srinivas Rao	--	Rs.31,500/-
3.	Mr. Abhishek Chanda	--	Rs.31,500/-
4.	Mr. Vignay Chanda	--	Rs.31,500/-
4.	Mr. Akshay Kumar Vasgi	Rs.25,50,000/-	--
TOTAL		Rs.51,00,000/-	Rs.1,26,000/-

Mr. Chanda Srinivas Rao i.e., the party of the Second part has purchased the capital contribution to the tune of Rs.31,500/- (Rupees Thirty One Thousand Five Hundred only) from the party of the First Part i.e., the Continuing Partner Mr. Venkatesh Chanda.

Mr. Abhishek Chanda i.e., the party of the Third part has purchased the capital contribution to the tune of Rs.31,500/- (Rupees Thirty One Thousand Five Hundred only) from the party of the First Part i.e., the Continuing Partner Mr. Venkatesh Chanda.

C. Venkatesh

C. Srinivas

Abhishek

C. Vignay

C. Akshay

Mr. Vignay Chanda i.e., the party of the Fourth part has purchased the capital contribution to the tune of Rs.6,500/- (Rupees Six Thousand Five Hundred only) from the party of the First Part, i.e., the Continuing Partner Mr. Venkatesh Chanda; and capital contribution to the tune of Rs.25,000/- (Rupees Twenty Five Thousand only) from the party of the Fifth Part i.e., the retiring Partner Mr. Akshay Kumar Vasgi.

The continuing partners hereby agree to contribute further funds, money's worth of any property or services, to the LLP hereby constituted towards their capital from time to time as per the needs and exigencies of the business.

7. The revised Profit and Loss Sharing ratio in the LLP, subsequent to admission and retirement of partners, shall be as follows:

Sl. No.	Name of the Partner	Existing Profit/Loss Sharing Ratio	New Profit/Loss Sharing Ratio
1.	Mr. Venkatesh Chanda	50.00%	25.00 %
2.	Mr. Chanda Srinivas Rao	--	25.00 %
3.	Mr. Abhishek Chanda	--	25.00 %
4.	Mr. Vignay Chanda	--	25.00 %
5.	Mr. Akshay Kumar Vasgi	50.00%	--
TOTAL		100.00 %	100.00 %

8. The Party of the Fifth part herein shall be liable for any activities upto **19.02.2021**, post which the parties of the First, Second, Third and Fourth Part i.e., the continuing parties shall be jointly liable for any activities of the LLP.
9. All other terms and conditions as to governance and operations of the LLP contained in the Original LLP Agreement Dt: 16.09.2019, remain unchanged.
10. This deed will come into force with effect from **19.02.2021**.

IN WITNESS WHEREOF, THE PARTIES HEREIN DO SOLEMNLY DECLARE THE TERMS AND CONDITIONS STIPULATED HEREIN ARE AGREEABLE TO US AND IN TOKEN OF OUR ACCEPTANCE WE SIGN THIS DEED IN PRESENCE OF WITNESSES



VENKATESH CHANDA



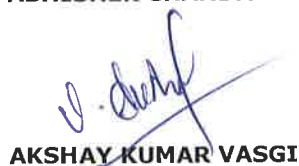
CHANDA SRINIVAS RAO



ABHISHEK CHANDA



VIGNAY CHANDA



AKSHAY KUMAR VASGI

WITNESS:

1. 
D.V.K. PHANINDRA
S/o. SRI. D. VENKATESWARA RAO
H.No. 7-104/4A, P.No. 73,
MALIHARTANA COLONY, P-1
BALAJI ENCLAVE, OLD BOWENPALLY,
SECUNDERABAD-500011, T.G.
OCC: PCS, 8448, CP. 8013

2. 
S. SUDHAKARA REDDY, S/o. S. PRABHAKAR REDDY,
H.No. 16-35, ROAD NO. 4
SRI KRISHNA NAGAR COLONY,
DILSUKH NAGAR
HYDERABAD - 500060, T.G. 3
OCC: SERVICE