

**DEED OF TRANSFER BY WHICH THE LANDLORD IS TRANSFERRING THE UNIT IN FAVOUR OF PURCHASER AND AT THE SAME TIME THE EXISTING TENANT IS SURRENDERING HIS TENANCY RIGHTS IN FAVOUR OF THE PURCHASER**

**THIS DEED OF TRANSFER** is made and executed at Mumbai on this \_\_\_\_ day of \_\_\_\_\_ in the Christian Year, Two Thousand \_\_\_\_ (20\_\_\_\_) **BETWEEN ABC REALTY LLP**, a Limited Liability Partnership incorporated and registered under the provisions of the Limited Liability Partnership Act, 2008, having its LLP Identification No. \_\_\_\_\_ and PAN \_\_\_\_\_, and its registered office at \_\_\_\_\_, through its Authorized Designated Partner \_\_\_\_\_, hereinafter called **“THE LANDLORD”** (which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include the LLP and its successors) of the **ONE PART; M/s. PQR EXPORTS** (PAN \_\_\_\_\_), a partnership firm registered under the Indian Partnership Act, 1932 and having its registered office at \_\_\_\_\_, through its Authorized Partner Mr. \_\_\_\_\_, hereinafter called **“THE TENANT”** (which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include the partners or partner for the time being of the firm, the survivors or survivor of them and the heirs, executors and

administrators of the last surviving partner) of the **SECOND PART; AND LMN PROPERTIES LLP**, a Limited Liability Partnership incorporated and registered under the provisions of the Limited Liability Partnership Act, 2008, having its LLP Identification No. \_\_\_\_\_ and PAN \_\_\_\_\_, and its registered office at \_\_\_\_\_ through its Authorized Designated Partner \_\_\_\_\_, hereinafter called **“THE PURCHASER”** (which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include the LLP and its successors and assigns) of the **THIRD PART:**

**WHEREAS:—**

- (a) The Landlord is the absolute owner of the plot of land situated at \_\_\_\_\_ together with the building standing thereon and known as “Super Arcade” and more particularly described in the **FIRST SCHEDULE** hereunder written and hereafter referred to as **“the said larger property”**.
- (b) The said building “Super Arcade” consists of Ground plus five (5) upper floors which is fully occupied by various tenants/occupants. The said building is constructed in the year \_\_\_\_\_.
- (c) The title of the Landlord to the said larger property arises as under:—

***(Set out the Landlord’s title to the said larger property)***

**PAGES 3 TO 14  
NOT AVAILABLE  
FOR PREVIEW**

PREVIEW