

Site Visit Report
of
PURPLE WAVE INFOCOM LIMITED

PURPLEWAVE[®]

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Introduction

Company Name : Purple Wave Infocom Limited
Period of Visit : February 12, 2025
Team Member : Ms. Payal Damani
Visit Hosted By : Mr. Manoj Kumar Singh
Site Name & Address : **Registered Office:** Plot No. 1 & 2, Pocket A2, MNG Tower, First Floor, Dwarka Sector 17, South West Delhi, N.S.I.T. Dwarka, South West Delhi, New Delhi, Delhi, India, 110078.

We undertook the site visit as mentioned above for the proposed SME IPO of Purple Wave Infocom Limited.

This report has been prepared with all reasonable skill, care and diligence and summarises the findings from the site visit.

All values quoted in this Report are based on information provided by the Client.

Summary of Business

Established in 2007, the company is engaged in the business of digital professional audio-video (PRO AV) integration. Audio video (AV) integration involves the seamless combination of audio, video, and control systems into a unified solution. The Company provides end-to-end customised and specialized digital PRO AV and automation solutions which includes designs, integration, management & support on site along with cloud-based communication and collaboration for organizations across the country and in overseas market. Their technological solutions re-define communication, connectivity and creative synergy. The Company excel in designing and implementing customized AV solutions for corporate boardroom, retail, outdoor advertising, smart classroom, government projects, place of worship, home theatre, experience centre and other industries.

In addition to integration, the Company is also engaged in direct selling and distribution of PRO AV products including but not limited to active LED screens (indoor/outdoor), professional display screens (touch / non-touch screens), digital signage screens, video conferencing cameras, processors, media players, speakers, mics, amplifiers, hearing assistive device, mounts cables and accessories.

History of the Company

The Company was originally incorporated under the name “Purple Wave Infocom Private Limited” under the provisions of the Companies Act, 1956 vide Certificate of Incorporation dated November 19, 2007, issued by the Asst. Registrar of Companies, National Capital Territory of Delhi and Haryana. Subsequently the status of the Company was changed to public limited and the name of our Company was changed to “Purple Wave Infocom Limited” vide Special Resolution passed by the Shareholders at the Extra Ordinary General Meeting of our Company held on June 26, 2024. The fresh certificate of incorporation consequent to conversion was issued on August 08, 2024, by Registrar of Companies, Central Processing Centre. The Corporate Identification Number of our Company is U72300DL2007PLC170537.

Manoj Kumar Singh and Sandhya Singh were the initial subscribers to the Memorandum of Association. Manoj Kumar Singh, Sandhya Singh and Ananya Singh are the current promoters of the company.

Site Visit Officer

I, Ms. Payal Damani, the Vice President at Merchant Banking Division, Smart Horizon Capital Advisors Private Limited, the Merchant Banker to the proposed Public Issue of Purple Wave Infocom Limited met the Promoter of the Company at the Registered office of the Company and examined various documents related to promoter.

Promoter

Following are the profile of promoter based on the documents and discussion with the promoter:

1. **Mr. Manoj Kumar Singh:**

Manoj Kumar Singh, aged 48, is the Promoter, Chairman and Managing Director of the Company. He holds a graduation certificate in Image Management Dual Certification Program from Indian School of Image Management. He has over 28 years of experience in the Audio-Visual Industry, he co-founded the Company with Sandhya Singh in 2007 and has since then played a crucial role in its growth and innovation. Under his guidance, the company continues to thrive in a rapidly evolving technological landscape.

2. **Mrs. Sandhya Singh:**

Sandhya Singh, aged 45 years, is the Promoter and Whole Time Director of the Company. She holds a Bachelor's degree in Home Science from Jiwaji University, Gwalior. She has over 17 years of experience in the AV industry, she co-founded the Company with Manoj Kumar Singh in 2007 and she has been involved with the company since inception and has played a pivotal role in strategizing, designing, and implementing new products. Her leadership and vision continue to shape the strategic direction of the organization.

3. **Ms. Ananya Singh:**

Ananya Singh, aged 22 years, is the Executive Director of our Company. She holds a degree in Bachelor of Business Administration in International Business with Artificial Intelligence from Amity University, Uttar Pradesh. She has been associated with the company w.e.f. May 29, 2024. She has an experience of more than 4 years of being associated with an NGO named Durga Saptashati Foundation playing vital role in development and execution of several initiatives. Her leadership qualities and strategic mindset enable her to provide valuable insights and guidance, contributing significantly to our Company's growth and governance.

Directors

A Brief meeting on the business of the Company was held. We examined all the documents relating to the Directors. The profile of the directors is given below based on the resume submitted by them to me:

1. **Mr. Manoj Kumar Singh:**

Manoj Kumar Singh, aged 48, is the Promoter, Chairman and Managing Director of the Company. He holds a graduation certificate in Image Management Dual Certification Program from Indian School of Image Management. He has over 28 years of experience in the Audio-Visual Industry, he co-founded the Company with Sandhya Singh in 2007 and has since then played a crucial role in its growth and innovation. Under his guidance, the company continues to thrive in a rapidly evolving technological landscape.

2. **Mrs. Sandhya Singh:**

Sandhya Singh, aged 45 years, is the Promoter and Whole Time Director of the Company. She holds a Bachelor's degree in Home Science from Jiwaji University, Gwalior. She has over 17 years of experience in the AV industry, she co-founded the Company with Manoj Kumar Singh in 2007 and she has been involved with the company since inception and has played a pivotal role in strategizing, designing, and implementing new products. Her leadership and vision continue to shape the strategic direction of the organization.

3. **Ms. Ananya Singh:**

Ananya Singh, aged 22 years, is the Executive Director of our Company. She holds a degree in Bachelor of Business Administration in International Business with Artificial Intelligence from Amity University, Uttar Pradesh. She has been associated with the company w.e.f. May 29, 2024. She has an experience of more than 4 years of being associated with an NGO named Durga Saptashati Foundation playing vital role in development and execution of several initiatives. Her leadership qualities and strategic mindset enable her to provide valuable insights and guidance, contributing significantly to our Company's growth and governance.

4. **Mr. Sandeep Kumar Likhamania:**

Mr. Sandeep Kumar Likhamania, aged 39 years is Non-Executive and Independent Director of the Company. He was appointed on the Board as Independent Director w.e.f January 23, 2025 for a period of 5 years and shall not be liable to retire by rotation. He is a member of the Institute of Company Secretaries of India (ICSI) since 2011 and holds a degree of Master of Commerce. He has over 9 years of Professional experience. His professional experience combines working as company secretary, legal expertise and corporate governance knowledge, making him an invaluable asset to the company's board.

5. **Mr. Sri Kant:**

Mr. Sri Kant, aged 38, is a Non-Executive Independent Director of the Company. He is a member of the Institute of Company Secretaries of India (ICSI) since 2012. He has an experience of being in practice as company secretary for over 3 years since 2021. He has been associated with our company w.e.f. August 12, 2024.

6. **Mr. Satendra Kumar Goyal:**

Mr. Satendra Kumar Goyal, aged 64 years is a Non-Executive Independent Director of the Company. He holds a Bachelors of Commerce degree from Delhi University completed in year 1980. He has served in HIL Limited for over 32 years as a Deputy Manager in FOB/Sales and is currently associated with Indraprastha Automobiles Private Limited as GM Admin and HR since April 06, 2017. He has been associated with our company w.e.f. August 12, 2024.

Human Resources

Human resource is the key element for developing a company's growth strategy and handling the day-to-day activities within the organization. According to the company's salary statement, there were around 85 individuals altogether on the payroll as of December 31, 2024. These employees are responsible for the company's daily operations, as well as its administrative, secretarial, legal, and accounting activities.

Shareholders

The following are the shareholders holding in the Company as on February 07, 2025:

Sr No	Name	No. of Equity Shares
1	Manoj Kumar Singh	63,61,938
2	Sandhya Singh	3,88,008
3	Ananya Singh	9
4	Hani Singh	9
5	Nikeeta Swami	9
6	Sanjeev Kumar	9
7	Ish Pratap Singh Jadon	9
8	Shakti Jadon	9
	Total	67,50,000

Business Activities

Established in 2007, the company is engaged in the business of digital professional audio-video (PRO AV) integration. Audio video (AV) integration involves the seamless combination of audio, video, and control systems into a unified solution. The Company provides end-to-end customised and specialized digital PRO AV and automation solutions which includes designs, integration, management & support on site & cloud-based communication and collaboration for organizations across the country and in overseas market. Their technological solutions re-define communication, connectivity and creative synergy. The Company excel in designing and implementing customized AV solutions for

corporate boardroom, retail, outdoor advertising, smart classroom, government projects, place of worship, home theatre, experience centre and other industries.

In addition to integration, the Company is also engaged in direct selling and distribution of PRO AV products including but not limited to active LED screens (indoor/outdoor), professional display screens (touch / non-touch screens), digital signage screens, video conferencing cameras, processors, media players, speakers, mics, amplifiers, hearing assistive device, mounts cables and accessories.

The Company offer value added services such as content management service – in Software as a service (SaaS) model a cloud-based tool that helps users create, store, edit and publish digital content on their screens. They are offering live streaming through “Streampurple” which is their Content Management Software (CMS). A cloud-based tool that helps users create, store, edit and publish digital content on their screens. CMS is used by our clients to effectively communicate their message to their audience.

They are offering after-sales services includes annual maintenance contract (AMC) for technical support, repair & maintenance services of AV infrastructure to ensure optimal product performance and customer satisfaction.

The Company is managed by experienced promoters, Manoj Kumar Singh and Sandhya Singh who possesses over 28 years and 17 years of experience respectively in our industry. The promoters play crucial role in expansion of the Company and prosperity. Their experience has been instrumental in us developing and implementing the business strategies, anticipating and addressing market trends and changes in consumer preferences, managing and growing our business operations and maintaining and leveraging relationships with their contract manufacturers and resellers.

Property

We have visited the company's registered office situated at Plot No. 1 & 2, Pocket A2, MNG Tower, First Floor, Dwarka Sector 17, South West Delhi, N.S.I.T. Dwarka, South West Delhi, New Delhi, Delhi, India, 110078.

We also visited company's warehouses and service centers situated at:

Hall no. 1, First Floor, Plot no. D-478, Palam Extn, Sector 7, Dwarka, New Delhi - 110075	Service Center
Hall No.4, Second Floor, Built on Plot No. D-478, Palam, Sector-7 Dwarka, New Delhi-110075	Warehouse
Plot No-128, IMT Manesar, Sector 4, Manesar, Gurugram, Haryana, 122050	Warehouse
Plot no. 2, Basement, Pocket A2, Sector 17, Dwarka, New Delhi - 110075	Warehouse

Object of the Issue

The company intends to utilize the Net Proceeds from the Fresh issue for the following purposes:

1. **Funding capital expenditure requirements of our company towards purchasing an office space cum product display area;**

They have established the registered office on a rental commercial property situated Plot No. 1 & 2, Pocket A2, MNG Tower, First Floor, Dwarka Sector 17, South West Delhi, N.S.I.T. Dwarka, South West Delhi, New Delhi, Delhi, India, 110078. Further as on date of this Visit, the Company does not have any experience centre to showcase their extensive range of products. Hence, they intend to set up an office space cum product display area and raise fund for purchase of the office space for such set up .

2. **Repayment/ prepayment of certain borrowings availed by our Company.**

As on December 31, 2024, the amount outstanding under the secured borrowings from Canara bank was 1,377.94 Lakhs. The Board has decided took note that an amount of ₹1,000.00 lakhs is proposed to be utilised from the net proceeds towards full or partial repayment or pre-payment of certain borrowings availed from the lenders i.e., Canara Bank.

Analysis of Other Documents and conclusion

We have examined the registers, records, books and papers of Purple Wave Infocom limited. In our opinion and to the best of information and according to the examinations carried out by us and explanations furnished to us by the company and its officers, the company has kept and maintained all registers and all entries therein have been duly recorded.

The company has obtained necessary approvals for the business undertaken by the Company in its own name and everything was found to be in order and in compliance with various laws applicable to the Company.

Mode of Conveyance

The Site Visit officer had travelled by Flight for the site visit.

Photographs

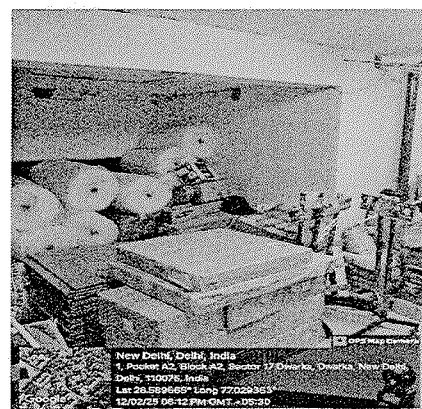
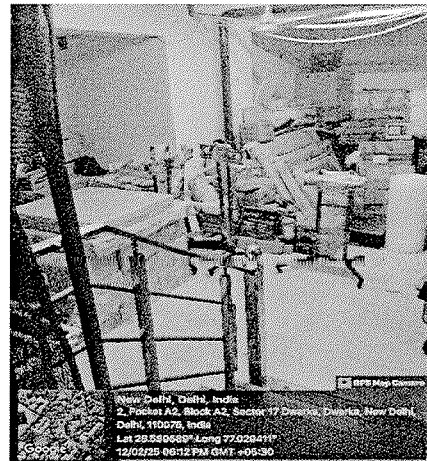
PHOTO OF THE REGISTERED OFFICE:

Plot No. 1 & 2, Pocket A2, MNG Tower, First Floor, Dwarka Sector 17, South West Delhi, N.S.I.T. Dwarka, South West Delhi, New Delhi, Delhi, India.



From right to left Ms. Nidhi Maheshwari Assistant Manager of Smart Horizon Capital Advisors Private Limited, Ms. Shivani Gupta Compliance Officer, Mrs. Sandhya Singh Whole Time Director, Mr. Manoj Singh Managing Director of Purple Wave Infocom Limited and from left to right Mr. Aafaqu Ahmad CFO of Purple Wave Infocom Limited, Ms. Perna Agrawal Assistant Manager and Ms. Payal Damani Vice President of Smart Horizon Capital Advisors Private Limited.

Warehouse:

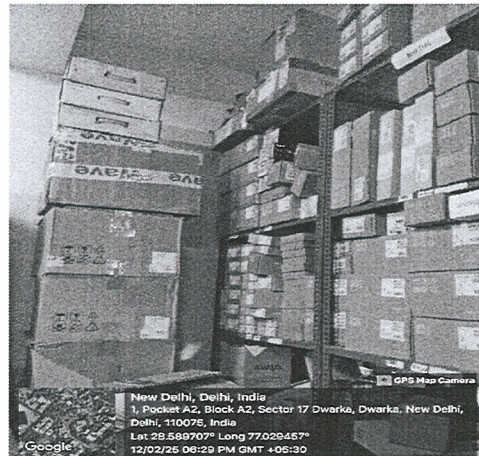


Warehouse at basement of Registered Office

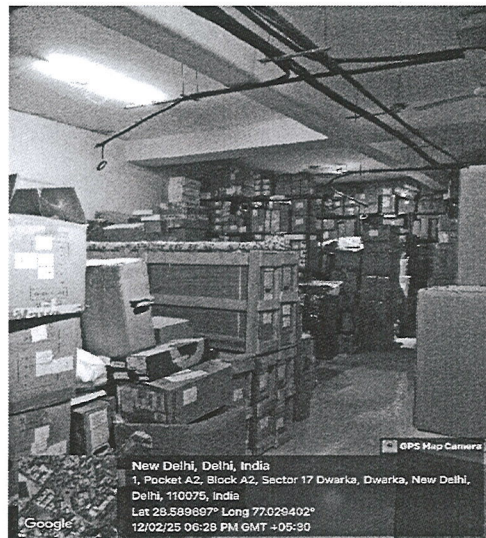
Service Center team at Palam Extension



Storage



Manesar Warehouse



Payal Damani

Ms. Payal Damani
Vice President



Smart Horizon Capital Advisors Private Limited
(Formerly known as Shreni Capital Advisors Private Limited)
Date: February 25, 2025

Enclosure:

- Annexure 1: Employee List as on December 31, 2024
- Annexure 2: Property Agreements
- Annexure 3: Benpos as on February 07, 2024
- Annexure 4: Flight Boarding Pass

Date: 12-02-2025

To,

Smart Horizon Capital Advisors Pvt Ltd

B/908, Western Edge II, Kanakia Space, Behind Metro

Mall, off Western Express Highway, Magathane,

Borivali East, Mumbai – 400066, Maharashtra, India

Phone: 022-28706822 (as the “Lead Manager” or the “LM”)

PURPLEWAVE[®]

Sub: Proposed Initial Public Offer (IPO) of Purple Wave Infocom Limited (the “Company”) on SME Platform of BSE Limited (the “Stock Exchange”).

Dear Sir(s),

EMPLOYEE LIST AS ON DECEMBER 31, 2024									
S N O.	Name of employee	Ge n d e r	Mobil e numb e r	Employee Category(Per manent/Contra ctual)	Designation(Man ager or above)Yes/No	Date of Joini ng (DD- MM- YYY Y)	Dat e ofL eavi ng (DD - MM - YY YY)	Aadh ar	Pan
1	Manoj Kumar Singh	Ma le	96502 96450	Permanent	Managing Director	19- 11- 2007	-	46001 58716 93	AGOP S7756 B
2	Sandhya Singh	Fe ma le	96502 96456	Permanent	Director	19- 07- 2007	-	22110 75906 51	BFFPS 4613J
3	Manisha Sharma	Fe ma le	96502 96461	Permanent	Sr. Sales Manager	01- 04- 2014	-	49898 32101 57	BNHP M5162 J
4	Hemant Kumar	Ma le	96502 96454	Permanent	Sr. Manager- Channel Sales	05- 04- 2014	-	21397 92357 78	DXOP K9477 H
5	Pradeep Pal	Ma le	96507 08590	Permanent	Manager. Installation Engineer	01- 04- 2014	-	32887 31184 59	CXMP P2522 H
6	Ramesh Kumar	Ma le	96502 96457	Permanent	AM - Service Engineer	08- 04- 2014	-	86751 40738 13	EASP K3010 C
7	Deepak Thakur	Ma le	99993 51540	Permanent	Manager Pre- Sales	01- 03- 2013	-		AGRP T1704 B
8	Shrinibash Singn Tomar	Ma le	88615 86140	Permanent	Head - Tech. Support	21- 04- 2014	-	42070 92526 14	ATIPT 2173Q
9	Rahul Kumar	Ma le	96502 96447	Permanent	Manager - Accounts	21- 04- 2014	-	45256 26559 91	CFQP K9345 P
10	Amarendra Kumar	Ma le	96502 96451	Permanent	Head - Customer support & R&D	09- 09- 2014	-	29348 21326 59	CVTP K5044 E
11	Gaurav Tripathi	Ma le	97189 24740	Permanent	Manager Support	20- 06- 2016	-	93139 02963 94	AUTP T5671 M
12	Pavanesh Devadiga K	Ma le	96868 78641	Permanent	AGM - BD (South & West)	01- 06- 2016	-	43717 19303 03	AEEP D1730 J

Purple Wave Infocom Limited

Corporate Office : First Floor, Plot No-01 And 02, MNG Tower, Sector-17, Dwarka, New Delhi, South West Delhi, Delhi, 110075.

Branch : Delhi • Karnataka • Maharashtra • Assam • Haryana

CIN - U72300DL2007PLC170537 • **PAN -** AAECPS019P | **Email :** contact@purplewave.in • **Website :** www.purplewave.in • **Contact :** 011 - 46026219

13	Bhaskar Anshu	Male	80734 94829	Permanent	Manager - Customer Support	05- 09- 2016	-	49341 12808 22	AVPP A9601 D
14	Harish Arya	Male	85059 81288	Permanent	Regional Manager (North & East)	22- 05- 2017	-	52387 26863 63	AIQP A6222 Q
15	Rakesh Kumar Singh	Male	99710 77981	Permanent	Driver	23- 05- 2017	-	34858 64696 17	ALVP R9889 E
16	H A Nagesh	Male	93192 97732	Permanent	AM - Installation Engineer	08- 08- 2017	-	40756 88033 37	AMUP N1936 C
17	Kanishka Kashyap	Female	81303 77665	Permanent	Manager - Channel Sales	01- 12- 2017	-	82216 82995 70	BRJP K2783 B
18	Preeti Pandey	Female	96500 82645	Permanent	Manager - Channel Sales	01- 12- 2017	-	57010 96531 41	EQDP P8436 G
19	Ajeet Kumar Dubey	Male	81303 77731	Permanent	Manager - Digital Marketing	18- 12- 2017	-	56621 61401 02	BEKP D3110 D
20	Aafaqu Ahmad	Male	96500 25281	Permanent	CFO	09- 07- 2018	-	49815 97062 71	AJZP A4930 H
21	Santdev	Male	98715 12353	Permanent	Sr. Installation Engineer	15- 09- 2018	-	98627 03465 33	HWRP S3566 R
22	Piyush Mishra	Male	79055 05284	Permanent	Sr. Installation Engineer	13- 10- 2018	-	66795 39556 46	CHQP M7445 C
23	Sourav Kumar Das	Male	88264 22447	Permanent	AM - IT Support	01- 12- 2018	-	57806 33674 12	AYAP D8466 B
24	Abadh Kishor Vikash	Male	90806 70945	Permanent	AM - Senior Service Engineer	22- 12- 2018	-	51876 88473 35	BFSP V7442 F
25	Mohammed Tariq Ansari	Male	96500 98108	Permanent	Graphic Designer	01- 03- 2019	-	59713 13375 10	AFFP T0263 G
26	Ravindra Singh Shekhawat	Male	93192 98062	Permanent	AM- Senior Service Engineer	01- 06- 2019	-	98979 15673 45	GURP S4219 C
27	Bitu Kumar	Male	96502 40065	Permanent	Sr. Service Engineer	01- 11- 2019	-	96026 69456 28	BLLP B7708 P
28	Surjeet Kumar	Male	96501 93322	Permanent	Assistant Manager - Logistic	07- 11- 2019	-	74484 61078 66	ETWP K8271 A
29	Anil Kumar	Male	91669 61845	Permanent	Service Engineer	12- 12- 2019	-	48559 74928 63	DWDP K7268 C
30	Rajesh Tyagi	Male	96828 96006	Permanent	Sr. Service Engineer	06- 01- 2020	-	32181 85912 54	BDKP T8465 N
31	Lal Ji	Male	85860 71626	Permanent	Office Boy	27- 01- 2020	-	29474 23526 79	AZSPJ 8798B
32	Sanjana Mandal	Female	73036 87052	Permanent	Customer - support	12- 10- 2020	-	92254 72568 79	ERNP S7292 N

33	Madan Lal	Male	82786 43416	Permanent	Sr. Service Engineer	02-11-2020	-	49478 21041 97	ALGP L2010 E
34	Manjunathan	Male	95354 06336	Permanent	Sr. Service Engineer	01-08-2021	-	63091 24316 50	ATQP N0010 N
35	Jabeer	Male	88926 04604	Permanent	Sr. Service Engineer	01-08-2021	-	57515 08424 01	AHBP H4365 F
36	D Venkateswarlu	Male	99451 06448	Permanent	Sr. Executive - Admin & Logistics	06-09-2021	-	26797 89281 63	AQKP D8296 Q
37	Jyoti Raj	Male	97111 19485	Permanent	Sr. Resident Engineer	01-10-2021	-	56481 91207 77	CKQP R4485 N
38	Pradeep Yadav	Male	96502 96445	Permanent	Sr. Service Engineer	18-01-2022	-	41094 32503 21	AFSP Y7240 M
39	Utam Kumar	Male	93114 47278	Permanent	AM. Technical Support Engineer	28-01-2022	-	88710 35626 17	DKYP K6347 B
40	Smita Mawar	Female	93155 31190	Permanent	Manager - Digital Marketing	01-04-2022	-	69796 00957 97	ANVP M7147 E
41	Pradeepa Y	Male	78992 94266	Permanent	Sr. Service Engineer	18-05-2022	-	50578 47430 61	BGUP Y1478 D
42	Nupur	Female	88264 22990	Permanent	AM - BD	06-06-2022	-	80400 75888 73	BAHP N7891 L
43	Kailash Chandra	Male	98919 53345	Permanent	Sr. Executive - Admin & Logistics	26-07-2022	-	92465 03271 25	AINP C4481 E
44	Iyannar S	Male	97414 33713	Permanent	Office Boy	01-07-2022	-	39259 49326 36	FSKP S5895 E
45	Vishwanath	Male	96501 16354	Permanent	Sr. Installation Engineer	22-08-2022	-	37298 08750 42	AVUP V6597 L
46	Ramjeet Yadav	Male	72909 76471	Permanent	Sr. Service Engineer	26-08-2022	-	63547 66358 94	CDPP R2501 F
47	Ezhilkumar Rathnam	Male	7411 142 943	Permanent	Sr. Project Engineer	20-09-2022	-	26703 24281 29	ABTP E7407 R
48	Pankaj Kumar Chaudhary	Male	98188 38910	Permanent	Sr. Technical Support Engineer	20-09-2022	-	94191 11285 96	CIIPC 3016J
49	Anjul Kumar	Male	95368 92012	Permanent	Sr. Project Engineer	05-09-2022	-	76048 23436 96	GFZP K1486 J
50	Rajjan	Male	99717 34240	Permanent	Sr. Project Engineer	15-09-2022	-	90574 83329 37	CRFP R3427 N
51	Shyam Vir Singh	Male	94580 26950	Permanent	Sr. Technical Support Engineer	01-12-2022	-	89172 71295 82	EOVP S4874 B
52	Durgvijay Upadhyay	Male	93547 50530	Permanent	Project Engineer	06-04-2023	-	97489 31962 32	AGZP U8148 C

53	Rahul Kumar	Male	70171 56474	Permanent	Project Engineer	06-04-2023	-	60020 65289 24	GWWP PK475 8K
54	Meenakshi	Female	96501 94422	Permanent	Manager - HR & Admin	10-07-2023	-	76483 44675 77	LXZP S7758 E
55	Deepanshu	Male	99919 61872	Permanent	Sr. Technical Support Engineer	10-07-2023	-	28749 09378 63	GVWP D4493 R
56	Mithun	Male	63663 08941	Permanent	Sr. Project Engineer	01-04-2023	-	44348 28309 81	ENSP M1689 A
57	Arpit Arora	Male	96508 96057	Permanent	Assistant Sales manager	01-04-2024	-	82078 60798 65	ANPP A3037 P
58	Pankaj Vitthal Lanke	Male	75070 94095	Permanent	Assistant Manager -Project	01-04-2024	-	74593 79680 68	AJBP L1022 H
59	Vishesh Kumar	Male	73526 90391	Permanent	Developer (Web and Android/IOS)	01-04-2024	-	94590 66074 66	ESLP K4596 N
60	Ashok Kumar B V	Male	92899 20033	Permanent	Sales Manager	01-04-2024	-	97156 85587 27	AJIPA 7452M
61	Shivani Gupta	Female	79069 93276	Permanent	Company Secretary.	27-05-2024	-	65471 36545 31	CAFP G3025 G
62	Muskan	Female	96502 96465	Permanent	Administration	11-05-2024	-	41369 36587 35	DWJP M6529 N
63	Ram Kishor Jha	Male	92899 20037	Permanent	Assistant Accountant.	25-06-2024	-	88519 73148 68	AZMP J4740 K
64	Vishal Anand	Male	92899 20030	Permanent	Assistant Manager- Sales	01-06-2024	-	72355 70911 54	AIEPA 0233H
65	Tarun	Male	98217 74331	Permanent	Logistics Support	12-06-2024	-	49720 42304 52	CNOP T6523 J
66	Rajeev Kumar	Male	91364 35810	Permanent	Logistics Support	13-06-2024	-	27043 46851 85	DLMP K6275 F
67	Hemant Kumar	Male	98187 35289	Permanent	Graphic Designer.	01-06-2024	-	23140 45410 55	ATZP K3159 J
68	S Gurudatta	Male	92899 20038	Permanent	Assistant Manager- Sales	01-07-2024	-	61986 66503 56	ALNP G5232 G
69	Shobhna	Female	92899 20034	Permanent	Design Head	23-08-2024	-	79540 05286 25	BMPP S9407 M
70	Jyoti	Female	92899 20035	Permanent	Sales Executive.	05-08-2024	-	58898 02481 53	BTUP R7781 K
71	Shaurya Jitendra Somani	Male	96196 04324	Permanent	CEO	01-06-2024	-	21251 76339 17	BLUP S6621 K
72	Ananya Singh	Female	99102 71456	Permanent	Director	01-08-2024	-	21858 51248 47	NNPP S4261 C

73	Abhijit Patra	Male	84477 72108	Permanent	Pre-Sales - Engineer.	02-09-2024	-	52086 45339 91	EAZP P1138 R
74	Sheetal Bajaj	Female	92899 20027	Permanent	Pre-Sales - Signage.	05-09-2024	-	82695 89258 74	BQQP B5546 R
75	Brajesh Kumar	Male	724 812 5758	Permanent	Logistics Support	01-07-2024	-	93574 22149 58	NRZP K8858 M
76	yashvir singh	Male	70422 40050	Permanent	Installation Engineer	01-Oct-2024	-	81591 71439 63	AXSP Y8188 L
77	Dhanush Kumaran C	Male	91489 00660	Permanent	Installation Engineer	01-Oct-2024	-	45622 38286 81	FLEP D0887 G
78	Dhanushree	Female	92899 20039	Permanent	Office Admin	07-Oct-2024	-	79303 93260 34	FHMP A8302 K
79	N Anand	Male	99944 66124	Permanent	Residential support engineer	07-Oct-2024	-	93916 13866 50	BTEP A5117 N
80	Haris Ali	Male	88814 77774	Permanent	Social Media Manager	15-10-2024	-	32246 75167 84	DMZP A1235 D
81	Babita	Female	92891 04430	Permanent	SEO Executive	04-Nov-2024	-	87603 70787 17	BOOP B4039 M
82	Shiwanshu	Male	79831 87430	Permanent	Support Engineer	04-Nov-2024	-	72682 98903 70	IQKPS 5198M
83	Shikha	Female	92890 88161	Permanent	Manager- Administration	11-Nov-2024	-	70566 12576 43	BHQP S7043 P
84	Nidhi Kumari	Female	92890 10185	Permanent	Technical & Backend Support Executive.	11-Nov-2024	-	84743 59623 54	MYRP K1344 N
85	Meenakshi Chugh	Female	92669 66158	Permanent	Senior Manager HR	02-Dec-2024	-	84400 81195 16	AWQP C8558 D

Thanking you.
Yours faithfully,

For **Purple Wave Infocom limited**
(Formerly Known as Purple Wave Infocom Private Limited)

For PURPLE WAVE INFOCOM LIMITED


Director



Manoj Kumar Singh
Chairman and Managing Director
DIN: 00036674
Place: Delhi



सत्यमेव जयते

INDIA NON JUDICIAL

2718

Government of National Capital Territory of Delhi

SUB-REGISTRAR-IIIB

05814

21 JAN 2025

JANAK PURI, NEW DELHI

e-Stamp

Certificate No.	: IN-DL13429473860292X
Certificate Issued Date	: 04-Jan-2025 01:08 PM
Account Reference	: SHCIL (FI) di-shcil/ JANAK/ DL-DLH
Unique Doc. Reference	: SUBIN-DL-DL-SHCIL72288989313693X
Purchased by	: MITHILESH GUPTA ALIAS MITHILESH GUPTA AND OTHERS
Description of Document	: Article 35(ii) Lease with security upto 5 years
Property Description	: FIRST FLOOR OF PROPERTY NO.1 BLOCK-A POCKET-2 SECTOR-17 DWARKA NEW DELHI
Consideration Price (Rs.)	: 0 (Zero)
First Party	: MITHILESH GUPTA ALIAS MITHILESH GUPTA AND GEETA KUMARI GITANJALI ALIAS GEETA GUPTA
Second Party	: PURPLE WAVE INFOCOM LIMITED
Stamp Duty Paid By	: MITHILESH GUPTA ALIAS MITHILESH GUPTA AND GEETA KUMARI GITANJALI ALIAS GEETA GUPTA
Stamp Duty Amount(Rs.)	: 51,600 (Fifty One Thousand Six Hundred only)



E-STAMP
LOCKED

2378 5038 1495 - 2973 0706 6393

2211 0759 0651



0020419131

For PURPLE WAVE INFOCOM LTD.

Authorised Signatory

13

SHCIL

Warning

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13

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SHCIL

SHCIL

SHCIL

LEASE DEED

Rent for 1st Year : ₹1,47,500/- Per Month
Rent for 2nd Year : ₹1,62,250/- Per Month
Rent for 3rd Year : ₹1,78,475/- Per Month
Rent for 4th Year : ₹1,96,323/- Per Month
Rent for 5th Year : ₹2,15,955/- Per Month
Security : ₹2,95,000/-
Period : 5 Years
Stamp Duty Paid : ₹51,600/-

THIS INDENTURE of lease is made at New Delhi on this 21st day of January 2025, between (1) **MR. MITHILESH GUPTA** S/o Late Sh. Kameshwar Sahu and (2) **MRS. GEETA GUPTA** W/o Mr. Mithilesh Gupta both R/o 33, Kothi, Sector-12A, Dwarka, New Delhi-110075, (hereinafter called "the Lessors", which expression shall, unless repugnant to the context and meaning include her legal heirs, successors, administrators and permitted assigns) of the ONE PART

AND

M/S PURPLE WAVE INFOCOM LIMITED constituted under the Companies Act, 2013 having its office at Plot No.01 and 02, First Floor, MNG Tower, Sector-17, Dwarka, New Delhi-110075 and carrying on business of Professional Activity among other places represented by their Authorised Representative **MRS. SANDHYA SINGH** (Aadhaar No.2211 0759 0651 and PAN: BFFPS4613J) W/o Mr. Manoj Kumar Singh R/o Enigma Indiabulls, Pent House No.1-131, 13th Floor, Block-R, New Palam Vihar-1, Sector-110, Gurugram, Pawala Khascupur, Bajghera, Carterpuri, Gurgaon, Haryana-122017, authorized vide resolution dated 01.12.2024 (hereinafter called "the Lessee", which expression shall, unless repugnant to the context and meaning, include its successors and permitted assigns) of the OTHER PART.

Contd...

Mithilesh Gupta
Geeta Kumari

For PURPLEWAVE INFOCOM LTD.
Sandhya Singh
Authorized Signatory

Proofing Number : 2025/25/2718



Deed Related Details

Deed Name :- Lease Deed - 30 YEARS WITH SECURITY UPTO 5 YEARS

Property Description

FIRST FLOOR OF PROPERTY NO.1, BLOCK-A, POCKET-2, SECTOR-17, DWARKA, NEW DELHI

Money Related Details

Consideration :- Rs. 1000/-, Copying Fee :- Rs. 100/-, Registration Fee :- Rs. 1000/-, Stamp Duty :- Rs. 51600/-

Presented by: SH/Smt

MITHILESH GUPTA

GEETA GUPTA

The Office of Sub-Registrar, Delhi files 21-01-2025 12:46:32 Day: Tuesday between the hours of

S/o, W/o R/o
S3
KOTHS
SECTION
KAMESHWAR
SAHU DWARKA
NEW
DELHI
110070
S3
KOTHS
SECTION
MITHILESH
GUPTA DWARKA
NEW
DELHI
110070

Sandhya
For PURPLE WAVE WFOCOM LTD.
Authorised Signatory

Registrar/Sub Registrar
West District

Execution admitted by the said Shri/Mr.

SARONITA DREH

and Shri/Ms

MITHILESH GUPTA, GEETA GUPTA

Who is/are identified by Shri/Smt/Km ASHUT KUMAR DUDLEY S/o W/o D/o RANJANATH D JSEY R/o 607, BAGALAH, KHAJURI, KUPA BAGAR, UTTAM PRADESH-221305 and NITTE
ARORA S/o W/o D/o SUDESH KUMAR R/o 9-90, STREET NO.9, PARAM PURI, UTTAM NAGAR, NEW DELHI-110050

Content of the documents explained to the parties who understood the conditions and asked them as correct.

Certified that the before Rights (as the case may be) hand thumb impression of the executant has been affixed in my presence

21/01/2025 12:54:32

https://ngdrs.delhi.gov.in/NGDRS_DL/registration/document_final

11/24/25/2718



Registrar/Sub Registrar
West District

WHEREAS the lessors are absolutely seized and possessed or otherwise well and sufficiently entitled to the premises at **Freehold Built up Property bearing No.1, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, with a total super area of 2,196 square feet and has agreed to let out **First Floor of the Property bearing No.1, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, vide Sale Deed duly Regd. as Document No.9886, in Book No.1, Volume No.18661, on Pages 113 to 119, Dated 11.05.2011, in the office of the Sub-Registrar-II, Janakpuri, New Delhi.

AND WHEREAS on the request of the Lessee, the Lessors has agreed to grant lease in respect of the demised premises for a term of 5 Years in the manner hereinafter appearing.

NOW THIS DEED WITNESSETH AS FOLLOWS: -

1. In pursuance of the said agreement and in consideration of the rent hereby reserved and of the covenants, conditions and stipulations hereinafter contained and on the Lessee's part to be paid, observed and performed, THE LESSORS HEREBY DEMISES UNTO THE LESSEE ALL THAT the building situated at **First Floor of the Property bearing No.1, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, hereinafter called as the demised/Leased premises.

myas

Usha Kumari

Contd...

For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory

Document Registration Summary 2

Print Date :- 21-Jan-2025

Proofing Number : 2025/25/2716

Type Of Deed Lease Deed - 35

Sr No	Particulars	Role	Signature	Stamp	Remarks
1	SANDHYA SINGH PURPLE WAVE INFOCOM LIMITED PLOT NO.01 AND 02, FIRST FLOOR, MNG TOWER, SECTOR-17, DWARKA, NEW DELHI-110075 ... Delhi, - ... Pan No: Age	LESSEE			
2	MITHILESH GUPTA 33, KOTHI, SECTOR-12A, DWARKA, NEW DELHI-110075 ... Delhi, Aadhar Card- *****1495 ... Pan No: ACSPG0961C, Age55	LESSOR			
3	GEETA GUPTA 33, KOTHI, SECTOR-12A, DWARKA, NEW DELHI-110075 ... Delhi, Aadhar Card- *****6393 ... Pan No: AFKPG02900, Age49	LESSOR			

THE DOCUMENTARY DEED (REGISTRATION) ACT, 1907

Stamp No. 3 at On Dated 21-Jan-2025 12:48:31 pm

Witness

Sr No	Particulars	Signature	Stamp	Remarks
1	NITIN ARORA S/o/D/o :- SUDESH KUMAR Address :- S-50, STREET NO.9, PARAM PURI, UTTAM NAGAR, NEW DELHI-110059			
2	AJEET KUMAR DUBEY S/o/D/o :- RANGNATH DUBEY Address :- 877, DDA COLONY, KANJUN, KUSHINAGAR, UTTAM NAGAR, NEW DELHI-110059			

Stamp No. 4 at 21-Jan-2025 12:49:48 pm

West Jarakpur



TOGETHER WITH ALL the fixtures and fitting therein, TOGETHER WITH the electrical installations and together with the right for the Lessee, its employees, servants, agents, customers and persons authorized by the lessors to use the entrances, doorways, entrance hall, staircases, lifts, landings and passages in the demised premises for the purpose of ingress thereto, TO HOLD the demised/Leased premises unto the Lessee for the period of 5 Years only commencing from the **01.12.2024** and determined on **30.11.2029** but determinable earlier as hereinafter provided PAYING therefore unto the Lessors during the said term monthly rent of Rs.1,47,500/- (Rupees One Lac Forty Seven Thousand Five Hundred only) + GST as applicable, payable by the 7th of each calendar month in advance by cheque to which it relates. The monthly rent shall be increased by 10% (Ten Percent) every year during the lease period.

2. The lessee hereby covenants with the lessors as follows:
- To pay the rent as aforesaid on the days and in the aforesaid manner.
 - To pay the electricity bills for the electricity consumed for lighting the demised premises and for operation of air conditioners, fans, computers, electrical appliances and lifts (in equal proportion with other users in the building) in the demised premises.
 - Not to make any structural alterations into or upon the demised premises or make any alterations or additions to the external appearance or any part of the demised premises without the previous consent of the Lessors in writing.
 - Not to do or suffer to be done in or upon the demised premises or other parts of the said building in common with other persons anything whatsoever, which may be or become a nuisance or annoyance to or in any way interfere with the quiet or comfort of the Lessors or other Lessees and occupiers of the said building.

Usha Kumari

mynt

Contd...

FOR PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



- e. Not to place or keep or permit to be placed or kept on the demised premises any offensive, dangerous or highly inflammable or explosive material or any other article or things, which may constitute a danger, nuisance or annoyance to the demised or surrounding premises or the owners or occupiers thereof.
- f. Not to sub-let, transfer, assign or part with the possession of the demised premises or any part thereof.
- g. To permit the Lessors, his servants, employees or agents duly authorized by him to enter into and upon the demised premises at all reasonable times for viewing the condition of the demised premises or doing such works or things as may be requisite or necessary for any repairs, alterations, servicing or improvements to the demised premises.
- h. The annual maintenance cost of the lifts to be borne by the users in equal proportion.
- i. To hand over the peaceful possession of the demised premises at the end or the sooner determination of the said term together with all the Lessors fixtures and fittings in as good condition as received, fair wear and tear, damage by fire, acts of God, riots or other civil unrest, war, enemy action and/or other cause not within the control of the Lessee, being excepted.
- j. Not to obstruct or suffer to be obstructed the entrance hall, entrances, doorways, passages, staircase or lifts.
- k. To replace all broken fittings and fixtures by equally good or better substitutes.

Usha Kumari

myself

Contd...

FOR PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



3. That the security amount being and interest free security deposit, i.e. Rs.2,95,000/- (Rupees Two Lac Ninety-Five Thousand only) Rs.50,000/- vide Cheque No.086204 Dt. 22.07.2019, Rs.1,32,000/- vide Cheque No.086271 Dt. 10.08.2019, both are drawn on Bank of Maharashtra and Rs.1,13,000/- vide Cheque No.757107 Dt. 20.01.2025 drawn on Canara Bank, paid by the Lessee, and the same has been received by the Lessors, which shall be refunded without interest at the time of vacating the said premises to the Tenant, subject to deduction of any outstanding dues/damages recoverable from Lessee.
4. To Lessors both hereby covenant with the Lessee as follows:
- a. That on the Lessee paying the rent on the due dates thereof and in the manner herein provided and observing and performing the covenants, conditions and stipulations herein contained and on his part to be observed and performed, shall peaceably and quietly hold, possess and enjoy the demised premises during the term without any interruption, disturbance, claim and demand by the Lessors or any person lawfully claiming under or trust for the Lessors.
 - b. To keep the interior and exterior of the demised premises, the drainage thereof in good and tenable repair and condition.
 - c. To pay rates, taxes, assessment, duties, cess, impositions, outgoings and burdens whatsoever payable to State or local or other authority, which may at any time or from time to time during the term hereby created be imposed or charged upon the demised premises.
 - d. Building maintenance, lift charges & Security Charges will be equally shared between tenants of all the floors.

Usha Kumari

Mysal

Contd...

FOR PURPLEWAVE INECON LTD.

Sally
Authorized Signatory

OFFICE OF THE REGISTRAR

WEST DISTRICT, DELHI



5. It is hereby agreed and declared that these presents are on the express condition, that if the rent or any part thereof payable in respect of the demised premises shall be in arrears for a period of two months or by if the Lessee shall omit to perform or observe any covenants or conditions on the Lessee's part herein contained, the Lessors may re-enter upon the demised premises provided that the Lessors has served a notice to the Lessee and a period of one month has elapsed after the issue of such notice, the Lessee does not pay the rent or does not perform or observe the covenant or condition and thereupon this demise and all rights of the Lessee hereunder shall determined.
6. This Lease Deed shall be executed in duplicate. The original shall be retained by the Lessors and the duplicate by the Lessee.
7. The marginal notes and the catch lines hereto are meant only for the convenience of references and shall not in any way be considered in the interpretation of their presents.

IT IS HEREBY EXPRESSLY AGREED BETWEEN THE PARTIES AS FOLLOWS:

- a. The lessee shall be entitled to erect fittings, fixtures, wooden partitions, cabins or make any such additions or alterations, as may be necessary for its use by the Lessee; provided that the lessee shall remove the said fittings, fixtures, wooden partitions, cabins, additions or alterations and restore the demised premises to the Lessors on the expiry of the term of sooner determination of the lease in the same condition as existed before making such changes.

Uttar Kumar

myself

Contd...

FOR PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



- b. If the lessors fails to pay the taxes, charges, assessments payable by him, or fails to carry out the necessary repairs and other work which he has to carry out as provided herein, the Lessee may after one month notice in writing, pay, discharge and carry out the same at its own cost and the Lessee may set off the same from the rent payable to the Lessors under these presents.

Chitra Kumari

myself

Contd...

For PURPLEWAVE INFOSOL LTD.
[Signature]
Authorized Signatory

THE SEAL OF
SUB REGISTRAR
SUB DIVISION DELHI



IN WITNESS WHEREOF, the Lessors has set its hands unto these presents and a duplicate hereof and the Lessee has caused its common seal to be affixed hereunder and a duplicate hereof on the day, month and year first hereinabove written.

Witnesses:

1.



(AJEET KUMAR DUBEY)
S/o Sh. Rangnath Dubey
R/o 607, Bagalaha, Khajuri,
Kushinagar, Uttar Pradesh-274305,
UID No.5662 1614 0102

Ajeet Kumar Dubey
LESSORS

myself

2.



(NITIN ARORA)
S/o Sh. Sudesh Kumar
R/o S-50, Street No.9, Param Puri,
Uttam Nagar, New Delhi-110059,
UID No.7725 9129 1401

myself
LESSEE

For PURPLEWAVE INFOTECH LTD.

Sudesh Kumar
Authorized Signatory

Proofing Number: 2025/25/2718
Presenter Name: MITHILESH GUPTA

Certificate (Section 60)

Office of the West Janakpuri

Registration No: 2025/25/1/2786 in Book No : I, Volume No : 13782,
Page No. on page 21 to 40 on this date 24-Jan-2025 day Friday.

Date:- 24-Jan-2025


Registering Officer
West Janakpuri



Revenue Department NCT of Delhi 1 / 1



Government of National Capital Territory of Delhi
e-Registration Fee Receipt

Receipt No DL1112340069793
Issue Date 06-JAN-2025 11:35
ACC Reference SHCIL/SHCIL NCT OF DELHI/NEHRU PLACE
ESI Certificate No IN-DL13429473860292X
Purchased By MITHLESH GUPTA ALIAS MITHILESH GUPTA AND GEETA
KUMARI GITANJALI ALIAS GEETA GUPTA
Registration Fees Paid By MITHLESH GUPTA ALIAS MITHILESH GUPTA AND GEETA
KUMARI GITANJALI ALIAS GEETA GUPTA
Property Description FIRST FLOOR OF PROPERTY NO.1 BLOCK-A POCKET-2
SECTOR-17 DWARKA NEW DELHI
Purpose Article 35(ii) Lease with security upto 5 years

Particulars	Amount (Rs.)
Registration Fee	₹ 1,000.00
Copying Fees	₹ 100.00
Service Charges	₹ 15.00
CGST @ 9 % *	₹ 1.00
SGST @ 9 % *	₹ 1.00
Total Amount	₹ 1,117.00
(Rupees One Thousand One Hundred Seventeen Only)	

Statutory Alert : This is a receipt of fees collected and should not be treated as receipt of Registration.
The authenticity of e-Registration Fee Receipt can be verified at website i.e.
<https://www.shcilestamp.com/Registration/>



*GSTIN Number : 07AABCS1429B1ZW

PAN: AABCS1429B

CIN: U67190MH1986GOI040506

SAC : 998599

PREMISES : IFCI Tower, 5th Floor, A wing, 61, Nehru Place, New Delhi-110019

Geeta Kumari

my

FOR PURPLEWAVE INFOCOM LTD

Authorized Signatory





सत्यमेव जयते

277

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi NEW DELHI

SUB-REGISTRAR-IIB

T78
21 JAN 2025
4615

e-Stamp

Certificate No.	: IN-DL13432047162875X
Certificate Issued Date	: 04-Jan-2025 01:10 PM
Account Reference	: SHCIL (FI)/ dl-shcl/ JANAK/ DL-DLH
Unique Doc. Reference	: SUBIN-DL DL-SHCIL72153709915771X
Purchased by	: MITHILESH GUPTA
Description of Document	: Article 35(ii) Lease with security upto 5 years
Property Description	: FIRST FLOOR OF PROPERTY NO.2 BLOCK-A POCKET-2 SECTOR-17 DWARKA NEW DELHI
Consideration Price (Rs.)	: 0 (Zero)
First Party	: MITHILESH GUPTA
Second Party	: PURPLE WAVE INFOCOM LIMITED
Stamp Duty Paid By	: MITHILESH GUPTA
Stamp Duty Amount(Rs.)	: 51,600 (Fifty One Thousand Six Hundred only)



2378 5038 1495

Please write or type below this line

2211 0759 0651



ACSP99961C

WEST DISTT. DELHI

my



WEST DISTT. DELHI

Authorized Signatory

Warning

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LEASE DEED

Rent for 1 st Year	: ₹1,47,500/- Per Month
Rent for 2 nd Year	: ₹1,62,250/- Per Month
Rent for 3 rd Year	: ₹1,78,475/- Per Month
Rent for 4 th Year	: ₹1,96,323/- Per Month
Rent for 5 th Year	: ₹2,15,955/- Per Month
Security	: ₹2,95,000/-
Period	: 5 Years
Stamp Duty Paid	: ₹51,600/-

THIS INDENTURE of lease is made at New Delhi on this 21st day of January 2025, between **MR. MITHILESH GUPTA** S/o Late Sh. Kameshwar Sahu R/o 33, Kothi, Sector-12A, Dwarka, New Delhi-110075, (hereinafter called "the Lessor", which expression shall, unless repugnant to the context and meaning include her Legal heirs, successors, administrators and permitted assigns) of the ONE PART

AND

M/S PURPLE WAVE INFOCOM LIMITED constituted under the Companies Act, 2013 having its office at Plot No.01 and 02, First Floor, MNG Tower, Sector-17, Dwarka, New Delhi-110075 and carrying on business of Professional Activity among other places represented by their Authorized Representative **MRS. SANDHYA SINGH** (Aadhaar No.2211 0759 0651 and PAN: BFFPS4613J) W/o Mr. Manoj Kumar Singh R/o Enigma Indiabulls, Pent House No.I-131, 13th Floor, Block-R, New Palam Vihar-1, Sector-110, Gurugram, Pawala Khasrupur, Bajghera, Carterpuri, Gurgaon, Haryana-122017, authorized vide resolution dated 01.12.2024 (hereinafter called "the Lessee", which expression shall, unless repugnant to the context and meaning, include its successors and permitted assigns) of the OTHER PART.

Contd...

myself

For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory

Deed Related Details

Deed Name :- Lease Deed - 35/LEASE WITH SECURITY UPTO 5 YEARS

Property Description :- FIRST FLOOR OF PROPERTY NO.2, BLOCK-A, POCKET-2, SECTOR-17, DWARKA, NEW DELHI

Money Related Details

Consideration Value :- Rs.0/-, Copying Fee :- Rs.100/-, Registration Fee :- Rs.1000/-, Stamp Duty :- Rs.51600/-

The Document Of :- Lease Deed - 35

LEASE WITH SECURITY UPTO 5 YEARS

NITHILESH GUPTA

33,
KOTHI,
SECTION
12A,
KANESHWAR
SAHU, DWARKA,
DELHI
110075

The Office Of Sub-Registrar, Delhi this 21-01-2025 12:44:52 day Tuesday between the hours of

Execution admitted by the said Shri/Ms

SANDHYA SINGH

and Shri/Ms

MITHILESH GUPTA

ARORA S/o W/o D/o SUJESH KUMAR R/o S-50, STREET NO.5, PARAM PURI, UTTAM NAGAR, NEW DELHI - 110059

Content of the documents explained to the parties who understand the conditions and admit them as correct

Certified that the leftor rights as the case may be and thumb impression of the executant has been affixed in my presence

For PURPLE WAVE FOCOM LTD.

Authorised Signatory

21/01/2025 12:57:50

Registrar/Sub Registrar
West Yamakpur



WHEREAS the lessor is absolutely seized and possessed or otherwise well and sufficiently entitled to the premises at **Freehold Built up Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, with a total super area of 2,196 square feet and has agreed to let out **First Floor of the Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, vide Sale Deed duly Regd. as Document No.11231, in Addl. Book No.1, Volume No.16924, on Pages 175 to 180, Dated 10.07.2009, in the office of the Sub-Registrar-II, Janakpuri, New Delhi.

AND WHEREAS on the request of the Lessee, the Lessor has agreed to grant lease in respect of the demised premises for a term of 5 Years in the manner hereinafter appearing.

NOW THIS DEED WITNESSETH AS FOLLOWS:-

1. In pursuance of the said agreement and in consideration of the rent hereby reserved and of the covenants, conditions and stipulations hereinafter contained and on the Lessee's part to be paid, observed and performed, THE LESSOR HEREBY DEMISES UNTO THE LESSEE ALL THAT the building situated at **First Floor of the Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, hereinafter called as the demised/Leased premises.

mukul

Contd...

For PURPLEWAVE INFOPOL LTD.
Santosh
Authorized Signatory

Document Registration Summary 2

Print Date :- 21-Jan-2025

Proofing Number : 2025/25/2717

Type Of Deed Lease Deed - 35

1	SANDHYA SINGH PURPLE WAVE INFOCOM LIMITED 110075 ... Delhi - Pan No: Age	LESSEE		
2	MITHILESH GUPTA 33, KOTHI, SECTOR-12A, DWARKA, NEW DELHI-110075 ... Delhi, Aadhar Card- *****149; Pan No: ACSPG9961C, Age 56	LESSOR		

The Executants Have Admitted The Execution

Stamp No. 3 at On Dated 21-Jan-2025 12:52:54 pm

1	NITIN ARORA S/o/D/o :- SUDESH KUMAR			
2	AJEET KUMAR DUBEY S/o/D/o :- RANGNATH DUBEY Address :- 607, BAGALAH, KHAJURI, KUSHINAGAR, UTTAR PRADESH-274305			

Stamp No. 4 at 21-Jan-2025 12:53:44 pm

West Janakpur



2. TOGETHER WITH ALL the fixtures and fitting therein, TOGETHER WITH the electrical installations and together with the right for the Lessee, its employees, servants, agents, customers and persons authorized by the lessor to use the entrances, doorways, entrance hall, staircases, lifts, landings and passages in the demised/Leased premises for the purpose of ingress thereto, TO HOLD the demised premises unto the Lessee for the period of 5 Years only commencing from the **01.12.2024** and determined on **30.11.2029** but determinable earlier as hereinafter provided PAYING therefore unto the Lessor during the said term monthly rent of Rs.1,47,500/- (Rupees One Lac Forty Seven Thousand Five Hundred only) + GST as applicable, payable by the 7th of each calendar month in advance by cheque to which it relates. The monthly rent shall be increased by 10% (Ten Percent) every year during the lease period.
3. The lessee hereby covenants with the lessor as follows:
- To pay the rent as aforesaid on the days and in the manner aforesaid.
 - To pay the electricity bills for the electricity consumed for lighting the demised premises and for operation of air conditioners, fans, computers, electrical appliances and lifts (in equal proportion with other users in the building) in the demised premises.
 - Not to make any structural alterations into or upon the demised premises or make any alterations or additions to the external appearance or any part of the demised premises without the previous consent of the Lessor in writing.
 - Not to do or suffer to be done in or upon the demised premises or other parts of the said building in common with other persons anything whatsoever, which may be or become a nuisance or annoyance to or in any way interfere with the quite or comfort of the Lessor or other Lessees and occupiers of the said building.

myself

For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory
Contd...



- e. Not to place or keep or permit to be placed or kept on the demised premises any offensive, dangerous or highly inflammable or explosive material or any other article or things, which may constitute a danger, nuisance or annoyance to the demised or surrounding premises or the owners or occupiers thereof.
- f. Not to sub-let, transfer, assign or part with the possession of the demised premises or any part thereof.
- g. To permit the Lessor, his servants, employees or agents duly authorized by him to enter into and upon the demised premises at all reasonable times for viewing the condition of the demised premises or doing such works or things as may be requisite or necessary for any repairs, alterations, servicing or improvements to the demised premises.
- h. The annual maintenance cost of the lifts to be borne by the users in equal proportion.
- i. To hand over the peaceful possession of the demised premises at the end or the sooner determination of the said term together with all the Lessors fixtures and fittings in as good condition as received, fair wear and tear, damage by fire, acts of God, riots or other civil unrest, war, enemy action and/or other cause not within the control of the Lessee, being excepted.
- j. Not to obstruct or suffer to be obstructed the entrance hall, entrances, doorways, passages, staircase or lifts.
- k. To replace all broken fittings and fixtures by equally good or better substitutes.

myself

Contd.
For PURPLEWAVE INFOCOM LTD.
Senthil
Authorised Signatory



4. That the security amount being and interest free security deposit, Rs.2,95,000/- (Rupees Two Lac Ninety-Five Thousand only) Rs.75,000/- vide Cheque No.086203 Dt. 22.07.2019, Rs.1,25,000/- vide Cheque No.086270 Dt. 10.08.2019, both are drawn on Bank of Maharashtra, and Rs.95,000/- vide Cheque No.757106 Dt. 20.01.2025 drawn on Canara Bank, paid by the Lessee and the same has been received by the Lessor, which shall be refunded without interest at the time of vacating the said premises to the Tenant, subject to deduction of any outstanding dues/damages recoverable from Lessee.
5. To Lessor both hereby covenant with the Lessee as follows:
- That on the Lessee paying the rent on the due dates thereof and in the manner herein provided and observing and performing the covenants, conditions and stipulations herein contained and on his part to be observed and performed, shall peaceably and quietly hold, possess and enjoy the demised premises during the term without any interruption, disturbance, claim and demand by the Lessor or any person lawfully claiming under or trust for the Lessor.
 - To keep the interior and exterior of the demised premises, the drainage thereof in good and tenable repair and condition.
 - To pay rates, taxes, assessment, duties, cess, impositions, outgoings and burdens whatsoever payable to State or local or other authority, which may at any time or from time to time during the term hereby created be imposed or charged upon the demised premises.
 - Building maintenance, lift charges & Security Charges will be equally shared between tenants of all the floors.

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For PURPLEWAVE INFOCOM LTD
Sandhya
Authorised Signatory



6. It is hereby agreed and declared that these presents are on the express condition, that if the rent or any part thereof payable in respect of the demised premises shall be in arrears for a period of two months or by if the Lessee shall omit to perform or observe any covenants or conditions on the Lessee's part herein contained, the Lessor may re-enter upon the demised premises provided that the Lessor has served a notice to the Lessee and a period of one month has elapsed after the issue of such notice, the Lessee does not pay the rent or does not perform or observe the covenant or condition and thereupon this demise and all rights of the Lessee hereunder shall determined.
7. This Lease Deed shall be executed in duplicate. The original shall be retained by the Lessor and the duplicate by the Lessee.
8. The marginal notes and the catch lines hereto are meant only for the convenience of references and shall not in any way be taken into account in the interpretation of there presents.

myself

Contd...

For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorized Signatory



IT IS HEREBY EXPRESSLY AGREED BETWEEN THE PARTIES AS FOLLOWS:

- a. The lessee shall be entitled to erect fittings, fixtures, wooden partitions, cabins or make any such additions or alterations, as may be necessary for its use by the Lessee; provided that the lessee shall remove the said fittings, fixtures, wooden partitions, cabins, additions or alterations and restore the demised premises to the Lessor on the expiry of the term or sooner determination of the lease in the same condition as existed before making such changes.
- b. If the lessor fails to pay the taxes, charges, assessments payable by him, or fails to carry out the necessary repairs and other work which he has to carry out as provided herein, the Lessee may after one month notice in writing, pay, discharge and carry out the same at its own cost and the Lessee may set off the same from the rent payable to the Lessor under these presents.

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For PURPLEWAVE INFOCOM LTD.
Sudhys
Authorized Signatory



IN WITNESS WHEREOF, the Lessor has set its hands unto these presents and a duplicate hereof and the Lessee has caused its common seal to be affixed hereunder and a duplicate hereof on the day, month and year first hereinabove written.

Witnesses:

1. 
(AJEET KUMAR DUBEY)
S/o Sh. Rangnath Dubey
R/o 607, Bagalaha, Khajuri,
Kushinagar, Uttar Pradesh-274305,
UID No.5662 1614 0102


LESSOR

2. 
(NITIN ARORA)
S/o Sh. Sudesh Kumar
R/o S-50, Street No.9, Param Puri,
Uttam Nagar, New Delhi-110059,
UID No.7725 9129 1401

LESSEE
For PURPLEWAVE 
Authorised Signatory

Proofing Number: 2025/25/2717
Presenter Name: MITHILESH GUPTA

Certificate (Section 60)

Office of the West Janakpuri

Registration No: 2025/25/1/2784 in Book No : I, Volume No : 13781,
Page No. on page 181 to 200 on this date 24-Jan-2025 day Friday.

Date:- 24-Jan-2025


Registering Officer
West Janakpuri





Government of National Capital Territory of Delhi
e-Registration Fee Receipt

Receipt No DL1189070069396
Issue Date 06-JAN-2025 11:50
ACC Reference SHCIL/SHCIL NCT OF DELHI/NEHRU PLACE
ESI Certificate No IN-DL13432047162875X
Purchased By MITHILESH GUPTA
Registration Fees Paid By MITHILESH GUPTA
Property Description FIRST FLOOR OF PROPERTY NO.2 BLOCK-A POCKET-2
SECTOR-17 DWARKA NEW DELHI
Purpose Article 35(ii) Lease with security upto 5 years

Particulars	Amount (Rs.)
Registration Fee	₹ 1,000.00
Copying Fees	₹ 100.00
Service Charges	₹ 15.00
CGST @ 9 % *	₹ 1.00
SGST @ 9 % *	₹ 1.00
Total Amount	₹ 1,117.00
(Rupees One Thousand One Hundred Seventeen Only)	

Statutory Alert : This is a receipt of fees collected and should not be treated as receipt of registration.
The authenticity of e-Registration Fee Receipt can be verified at website i.e.
<https://www.shcilestamp.com/Registration/>.



*GSTIN Number : 07AABCS142981ZW

PAN: AABCS14298

CIN: U67190MH1986GOI040506

SAC : 998599

PREMISES : IFCI Tower, 5th Floor, A wing, 61, Nehru Place, New Delhi-110019

mishra

For PURPLEWAVE INFOCOM LTD
Sandhya
Authorized Signatory





सत्यमेव जयते

INDIA NON JUDICIAL

SUB-REGISTRAR-IIB

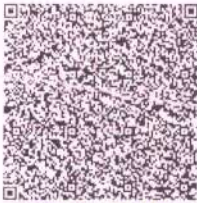
T78
21 JAN 2025
4615

Government of National Capital Territory of Delhi NEW DELHI

e-Stamp

Certificate No. : IN-DL13432047162875X
Certificate Issued Date : 04-Jan-2025 01:10 PM
Account Reference : SHCIL (FI)/ dl-shcil/ JANAK/ DL-DLH
Unique Doc. Reference : SUBIN-DL DL-SHCIL72153709915771X
Purchased by : MITHILESH GUPTA
Description of Document : Article 35(ii) Lease with security upto 5 years
Property Description : FIRST FLOOR OF PROPERTY NO.2 BLOCK-A POCKET-2 SECTOR-17 DWARKA NEW DELHI
Consideration Price (Rs.) : 0
(Zero)
First Party : MITHILESH GUPTA
Second Party : PURPLE WAVE INFOCOM LIMITED
Stamp Duty Paid By : MITHILESH GUPTA
Stamp Duty Amount(Rs.) : 51,600
(Fifty One Thousand Six Hundred only)

E-STAMP
LOCKED



23 78 5038 1495

Please write or type below this line

2211 0759 0657



ACSP99961C

Mithlesh



20419134

PURPLE WAVE INFOCOM LTD.

Sandhya

Authorised Signatory

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Warning

"The contents of this certificate can be verified and authenticated world-wide by any members of the public at www.shcilestamp.com or at any Authorised collection center address displayed at www.shcilestamp.com free of cost."

"Any alteration to this certificate renders it invalid. Use of an altered certificate without all the security features could constitute a criminal offence."

"This document contains security features like coloured background with Lacey Geometric Flexible patterns and Subtle Logo images, Complex ornamental design borders, Anti - copy text, the appearance of micro printing, artificial watermarks and other Overt and Covert features."



LEASE DEED

Rent for 1st Year : ₹1,47,500/- Per Month
Rent for 2nd Year : ₹1,62,250/- Per Month
Rent for 3rd Year : ₹1,78,475/- Per Month
Rent for 4th Year : ₹1,96,323/- Per Month
Rent for 5th Year : ₹2,15,955/- Per Month
Security : ₹2,95,000/-
Period : 5 Years
Stamp Duty Paid : ₹51,600/-

THIS INDENTURE of lease is made at New Delhi on this 21st day of January 2025, between **MR. MITHILESH GUPTA** S/o Late Sh. Kameshwar Sahu R/o 33, Kothi, Sector-12A, Dwarka, New Delhi-110075, (hereinafter called "the Lessor", which expression shall, unless repugnant to the context and meaning include her Legal heirs, successors, administrators and permitted assigns) of the ONE PART

AND

M/S PURPLE WAVE INFOCOM LIMITED constituted under the Companies Act, 2013 having its office at Plot No.01 and 02, First Floor, MNG Tower, Sector-17, Dwarka, New Delhi-110075 and carrying on business of Professional Activity among other places represented by their Authorized Representative **MRS. SANDHYA SINGH** (Aadhaar No.2211 0759 0651 and PAN: BFFPS4613J) W/o Mr. Manoj Kumar Singh R/o Enigma Indiabulls, Pent House No.I-131, 13th Floor, Block-R, New Palam Vihar-1, Sector-110, Gurugram, Pawala Khasrupur, Bajghera, Carterpuri, Gurgaon, Haryana-122017, authorized vide resolution dated 01.12.2024 (hereinafter called "the Lessee", which expression shall, unless repugnant to the context and meaning, include its successors and permitted assigns) of the OTHER PART.

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FOR PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory

Proofing Number : 2025/25/2717



Deed Related Details

Deed Name :- Lease Deed - 35(LEASE WITH SECURITY UPTO 5 YEARS) .

Property Description

FIRST FLOOR OF PROPERTY NO.2, BLOCK-A, POCKET-2, SECTOR-17, DWARKA, NEW DELHI

Money Related Details

Consideration Value :- Rs.0/- , Copying Fee :- Rs.100/- , Registration Fee :- Rs.1000/- , Stamp Duty :- Rs.51600/-

This Document Of :- Lease Deed - 35

LEASE WITH SECURITY UPTO 5 YEARS

MITHILESH GUPTA

33,
KOTHI,
SECTOR-
12A,
KAMESHWAR
SAHU DWARKA,
DELHI-
110075

The Office Of Sub-Registrar, Delhi this 21-01-2025 12:44:52 day Tuesday between the hours of

Registrar/Sub Registrar
West Janakpuri

Execution admitted by the said Shri/Ms

SANDHYA SINGH

and Shri/Ms

MITHILESH GUPTA

who is/are identified by Shri/Ms/KM PATEL KUMAR DOBEY S/O W/O D/O KANISHK DOBEY R/O D/O, GABACHIA, KANPUR, UTTAR PRADESH
ARORA S/O W/O D/O SUDESH KUMAR R/O S-50, STREET NO.9, PARAM PURI, UTTAM NAGAR, NEW DELHI-110059

Content of the documents explained to the parties who understand the conditions and I admit them as correct

Certified that the left(or Right, as the case may be) thumb impression of the executant has been affixed in my presence

For PURPLEWAVE INFOCOM LTD.

Authorised Signatory

21/01/2025 12:57:50

Registrar/Sub Registrar
West Janakpuri

https://ngdrs.delhi.gov.in/NGDRS-DL/registration/document_final



WHEREAS the lessor is absolutely seized and possessed or otherwise well and sufficiently entitled to the premises at **Freehold Built up Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, with a total super area of 2,196 square feet and has agreed to let out **First Floor of the Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, vide Sale Deed duly Regd. as Document No.11231, in Addl. Book No.1, Volume No.16924, on Pages 175 to 180, Dated 10.07.2009, in the office of the Sub-Registrar-II, Janakpuri, New Delhi.

AND WHEREAS on the request of the Lessee, the Lessor has agreed to grant lease in respect of the demised premises for a term of 5 Years in the manner hereinafter appearing.

NOW THIS DEED WITNESSETH AS FOLLOWS:-

1. In pursuance of the said agreement and in consideration of the rent hereby reserved and of the covenants, conditions and stipulations hereinafter contained and on the Lessee's part to be paid, observed and performed, THE LESSOR HEREBY DEMISES UNTO THE LESSEE ALL THAT the building situated at **First Floor of the Property bearing No.2, Block-A, situated at Pocket-2, Sector-17, Dwarka Residential Scheme, Dwarka, New Delhi-110078**, hereinafter called as the demised/Leased premises.

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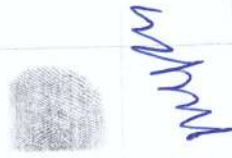
For PURPLEWAVE INFODOM LTD.
[Signature]
Authorised Signatory

Document Registration Summary 2

Print Date :- 21-Jan-2025

Proofing Number : 2025/25/2717

Type Of Deed Lease Deed - 35

Sr NO	Party Name of	Role	Photo	Signature
1	SANDHYA SINGH PURPLE WAVE INFOCOM LIMITED PLOT NO.01 AND 02, FIRST FLOOR, MNC TOWER, SECTOR 17, DWARKA, NEW DELHI 110075 Delhi, - Pan No: ,Age	LESSEE		
2	MITHILESH GUPTA 33, KOTHI, SECTOR-12A, DWARKA, NEW DELHI-110075 Delhi, Aadhar Card- *****1495 Pan No: ACSPG9961C, Age56	LESSOR		

The Executants Have Admitted The Execution

Stamp No. 3 at On Dated 21-Jan-2025 12:52:54 pm

Sr NO	Party Name of	Role	Photo	Signature
1	NITIN ARORA S/o/D/o :-SUDESH KUMAR			
2	AJEET KUMAR DUBEY S/o/D/o :-RANGNATH DUBEY Address :-607, BAGALAHA, KHAJURI, KUSHINAGAR, UTTAR P. RADESH-274305			

Stamp No. 4 at 21-Jan-2025 12:53:44 pm

West Janakpuri



2. TOGETHER WITH ALL the fixtures and fitting therein, TOGETHER WITH the electrical installations and together with the right for the Lessee, its employees, servants, agents, customers and persons authorized by the lessor to use the entrances, doorways, entrance hall, staircases, lifts, landings and passages in the demised/Leased premises for the purpose of ingress thereto, TO HOLD the demised premises unto the Lessee for the period of 5 Years only commencing from the **01.12.2024** and determined on **30.11.2029** but determinable earlier as hereinafter provided PAYING therefore unto the Lessor during the said term monthly rent of Rs.1,47,500/- (Rupees One Lac Forty Seven Thousand Five Hundred only) + GST as applicable, payable by the 7th of each calendar month in advance by cheque to which it relates. The monthly rent shall be increased by 10% (Ten Percent) every year during the lease period.
3. The lessee hereby covenants with the lessor as follows:
- To pay the rent as aforesaid on the days and in the manner aforesaid.
 - To pay the electricity bills for the electricity consumed for lighting the demised premises and for operation of air conditioners, fans, computers, electrical appliances and lifts (in equal proportion with other users in the building) in the demised premises.
 - Not to make any structural alterations into or upon the demised premises or make any alterations or additions to the external appearance or any part of the demised premises without the previous consent of the Lessor in writing.
 - Not to do or suffer to be done in or upon the demised premises or other parts of the said building in common with other persons anything whatsoever, which may be or become a nuisance or annoyance to or in any way interfere with the quite or comfort of the Lessor or other Lessees and occupiers of the said building.

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For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory
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- e. Not to place or keep or permit to be placed or kept on the demised premises any offensive, dangerous or highly inflammable or explosive material or any other article or things, which may constitute a danger, nuisance or annoyance to the demised or surrounding premises or the owners or occupiers thereof.
- f. Not to sub-let, transfer, assign or part with the possession of the demised premises or any part thereof.
- g. To permit the Lessor, his servants, employees or agents duly authorized by him to enter into and upon the demised premises at all reasonable times for viewing the condition of the demised premises or doing such works or things as may be requisite or necessary for any repairs, alterations, servicing or improvements to the demised premises.
- h. The annual maintenance cost of the lifts to be borne by the users in equal proportion.
- i. To hand over the peaceful possession of the demised premises at the end or the sooner determination of the said term together with all the Lessors fixtures and fittings in as good condition as received, fair wear and tear, damage by fire, acts of God, riots or other civil unrest, war, enemy action and/or other cause not within the control of the Lessee, being excepted.
- j. Not to obstruct or suffer to be obstructed the entrance hall, entrances, doorways, passages, staircase or lifts.
- k. To replace all broken fittings and fixtures by equally good or better substitutes.

myself

Contd.
For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



4. That the security amount being and interest free security deposit, Rs.2,95,000/- (Rupees Two Lac Ninety-Five Thousand only) Rs.75,000/- vide Cheque No.086203 Dt. 22.07.2019, Rs.1,25,000/- vide Cheque No.086270 Dt. 10.08.2019, both are drawn on Bank of Maharashtra, and Rs.95,000/- vide Cheque No.757106 Dt. 20.01.2025 drawn on Canara Bank, paid by the Lessee and the same has been received by the Lessor, which shall be refunded without interest at the time of vacating the said premises to the Tenant, subject to deduction of any outstanding dues/damages recoverable from Lessee.
5. To Lessor both hereby covenant with the Lessee as follows:
- That on the Lessee paying the rent on the due dates thereof and in the manner herein provided and observing and performing the covenants, conditions and stipulations herein contained and on his part to be observed and performed, shall peaceably and quietly hold, possess and enjoy the demised premises during the term without any interruption, disturbance, claim and demand by the Lessor or any person lawfully claiming under or trust for the Lessor.
 - To keep the interior and exterior of the demised premises, the drainage thereof in good and tenable repair and condition.
 - To pay rates, taxes, assessment, duties, cess, impositions, outgoings and burdens whatsoever payable to State or local or other authority, which may at any time or from time to time during the term hereby created be imposed or charged upon the demised premises.
 - Building maintenance, lift charges & Security Charges will be equally shared between tenants of all the floors.

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For PURPLEWAVE INFOCOM LTD. Contd...
Senthil
Authorised Signatory



6. It is hereby agreed and declared that these presents are on the express condition, that if the rent or any part thereof payable in respect of the demised premises shall be in arrears for a period of two months or by if the Lessee shall omit to perform or observe any covenants or conditions on the Lessee's part herein contained, the Lessor may re-enter upon the demised premises provided that the Lessor has served a notice to the Lessee and a period of one month has elapsed after the issue of such notice, the Lessee does not pay the rent or does not perform or observe the covenant or condition and thereupon this demise and all rights of the Lessee hereunder shall determined.
7. This Lease Deed shall be executed in duplicate. The original shall be retained by the Lessor and the duplicate by the Lessee.
8. The marginal notes and the catch lines hereto are meant only for the convenience of references and shall not in any way be taken into account in the interpretation of there presents.

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For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



IT IS HEREBY EXPRESSLY AGREED BETWEEN THE PARTIES AS FOLLOWS:

- a. The lessee shall be entitled to erect fittings, fixtures, wooden partitions, cabins or make any such additions or alterations, as may be necessary for its use by the Lessee; provided that the lessee shall remove the said fittings, fixtures, wooden partitions, cabins, additions or alterations and restore the demised premises to the Lessor on the expiry of the term of sooner determination of the lease in the same condition as existed before making such changes.
- b. If the lessor fails to pay the taxes, charges, assessments payable by him, or fails to carry out the necessary repairs and other work which he has to carry out as provided herein, the Lessee may after one month notice in writing, pay, discharge and carry out the same at its own cost and the Lessee may set off the same from the rent payable to the Lessor under these presents.

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For PURPLEWAVE INFOCOM LTD.
Sandhya
Authorised Signatory



IN WITNESS WHEREOF, the Lessor has set its hands unto these presents and a duplicate hereof and the Lessee has caused its common seal to be affixed hereunder and a duplicate hereof on the day, month and year first hereinabove written.

Witnesses:

1. 
(AJEET KUMAR DUBEY)
S/o Sh. Rangnath Dubey
R/o 607, Bagalaha, Khajuri,
Kushinagar, Uttar Pradesh-274305,
UID No.5662 1614 0102


LESSOR

2. 
(NITIN ARORA)
S/o Sh. Sudesh Kumar
R/o S-50, Street No.9, Param Puri,
Uttam Nagar, New Delhi-110059,
UID No.7725 9129 1401

LESSEE

For PURPLEWAVE INFOCOMM LTD.
Authorised Signatory

Proofing Number: 2025/25/2717
Presenter Name: MITHILESH GUPTA

Certificate (Section 60)

Office of the West Janakpuri

Registration No: **2025/25/I/2784** in Book No : **I**, Volume No : **13781**,
Page No. on page **181** to **200** on this date **24-Jan-2025** day **Friday**.

Date:- **24-Jan-2025**


Registering Officer
West Janakpuri





Government of National Capital Territory of Delhi
e-Registration Fee Receipt

Receipt No DL1189070069396
Issue Date 06-JAN-2025 11:50
ACC Reference SHCIL/SHCIL NCT OF DELHI/NEHRU PLACE
ESI Certificate No IN-DL13432047162875X
Purchased By MITHILESH GUPTA
Registration Fees Paid By MITHILESH GUPTA
Property Description FIRST FLOOR OF PROPERTY NO.2 BLOCK-A POCKET-2
SECTOR-17 DWARKA NEW DELHI
Purpose Article 35(ii) Lease with security upto 5 years

Particulars	Amount (Rs.)
Registration Fee	₹ 1,000.00
Copying Fees	₹ 100.00
Service Charges	₹ 15.00
CGST @ 9 % *	₹ 1.00
SGST @ 9 % *	₹ 1.00
Total Amount	₹ 1,117.00
(Rupees One Thousand One Hundred Seventeen Only)	

Statutory Alert : This is a receipt of fees collected and should not be treated as receipt of Registration.
The authenticity of e-Registration Fee Receipt can be verified at website i.e.
<https://www.shcilestamp.com/Registration/>.



*GSTIN Number : 07AABCS1429B1ZW

PAN: AABCS1429B

CIN: U67190MH1986GOI040506

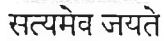
SAC : 998599

PREMISES : IFCI Tower, 5th Floor, A wing, 61, Nehru Place, New Delhi-110019

mugul

For PURPLEWAVE INFOCOM LTD
Sandhya
Authorised Signatory





Government of National Capital Territory of Delhi

750

e-Stamp

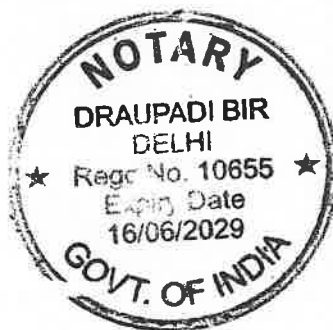
Certificate No.	: IN-DL68808040918770W
Certificate Issued Date	: 09-Oct-2024 03:28 PM
Account Reference	: IMPACC (IV)/ dl787203/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL78720387590758168967W
Purchased by	: REEMA AND SHASHI BANSAL
Description of Document	: Article 35(i) Lease- Rent deed upto 1 year
Property Description	: HALL No.1, FIRST FLOOR, BUILT ON PLOT No. D-478, PALAM EXTN., SECTOR-7, DWARKA, NEW DELHI-110075
Consideration Price (Rs.)	: 0 (Zero)
First Party	: REEMA AND SHASHI BANSAL
Second Party	: PURPLE WAVE INFOCOM PVT LTD
Stamp Duty Paid By	: REEMA AND SHASHI BANSAL
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



Please write or type below this line

41682608040918770Ww

Reema
L Shashi Banal



Sandhya

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

:: 2 ::

LEASE DEED

MONTHLY LEASE AMOUNT : Rs 20,000/-
SECURITY : Rs.18,000/-
PERIOD : 11 Months

This Lease Deed is executed at New Delhi on 9th October 2024

BY AND BETWEEN

1. SMT. REEMA, W/o **SH. PAWAN KUMAR**, R/o D-6, MOTHERS APPTS., PLOT No.6, SECTOR-5, DWARKA, NEW DELHI-110075, & **2. SMT. SHASHI BANSAL** W/o **SH. SITA RAM** R/o RZG-595-A, RAJ NAGAR, PART-II, PALAM COLONY, NEW DELHI-110077, hereinafter called the "LESSOR" (which expression shall include his heirs, nominees, legal representatives and assigns) of the ONE PART;

A N D

PURPLE WAVE INFOCOM PVT. LTD., through its Director **SANDHYA SINGH** D/o **SH. HOM SINGH KUSHWAH** R/o ENIGMA INDIABULLS, PENT HOUSE No.I-131, 13 FLOOR, BLOCK-R, NEW PALAM VIHAR-1, GURUGRAM, SECTOR-110, PAWALA KHASRUPUR, DWARKA EXPRESS WAY, BAJGHERA, PO:CARTERPURI, DIST : GURGAON, hereinafter called the "LESSEE" (which expression shall include his heirs, nominees, legal representatives and assigns) of the OTHER PART.

WHEREAS THE LESSOR is the owner and in possession of **HALL No.1, FIRST FLOOR, PLOT No. D-478, PALAM EXTN., SECTOR-7, DWARKA, NEW DELHI-110075, without Roof Rights**, (hereinafter called the above said premises).

AND WHEREAS on the request of the LESSEE the LESSOR has agreed to lease out above said premises to the LESSEE on the following terms and conditions :

NOW THEREFORE THIS DEED WITNESSES AND THE PARTIES MUTUALLY COVENANT WITH EACH OTHER AS FOLLOWS :-

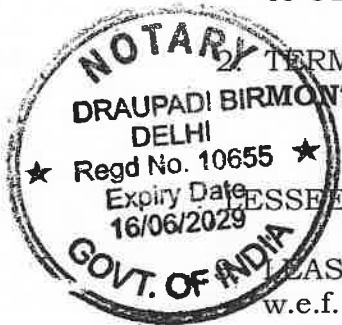
1. **EFFECTIVE DATE** : The "Effective Date" of this Lease shall be **01.10.2024 to 31.08.2025**.

2. **TERM OF THE LEASE** : This Lease will be valid for a period of **Eleven (11) Months** commencing from the effective date of the Lease.

3. **LESSEE'S RIGHTS AND OBLIGATION** :

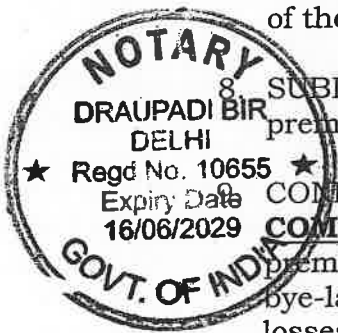
LEASE AMOUNT : The monthly lease amount is **Rs.20,000/-** per month w.e.f. **01.10.2024** hereinafter called the "LEASE AMOUNT" which shall be paid in advance, monthly and regularly on or before 7th day of each English Calendar month and the LESSEE shall not challenge the same at any time or in any circumstances in any court of law. The first month lease amount has already paid in advance by the LESSEE to the LESSOR by cash/cheque. The LESSEE agrees and undertakes that the due and timely payment of the lease amount is an essence of this Deed and in the event of any default or failure on the part of the LESSEE, it will constitute a material breach on the part of the LESSEE entitling LESSOR for canceling the Deed for such breach and consequent.

Shashi Bansal



:: 3 ::

4. SECURITY DEPOSIT : LESSEE has deposited a sum of **Rs.18,000/-** with the LESSOR as security amount for the leased premises. The said security amount is interest free and refundable by the LESSOR to the LESSEE at the time of vacating the leased premises and handing over the vacant, physical and peaceful possession of the leased premises to the LESSOR after deducting unpaid dues including lease amount, maintenance charges, damages, electricity bills etc. if any.
5. PAYMENT OF BILLS BY LESSEE : For the LEASE TERM, LESSEE will be responsible for settling directly bills received from the concerned authorities for electricity charges etc. with concerned authorities. Copies of the bills obtained from such authorities and association will be handed over to LESSOR. In the event these are not settled at the time of vacating the premises, the LESSOR will have the right to deduct the sum of money from the SECURITY DEPOSIT to cover such unpaid bills before refunding the balance to LESSEE.
6. REPAIRING OBLIGATIONS : That all the major repairs to the leased premises will be carried out by the LESSOR at his own cost. However, all minor repairs will be got done by the LESSEE at his own cost. And whereas the LESSEE will be liable and bound to handover all the fittings & fixtures which are installed/fitted in the above said leased premises in working conditions and if the LESSEE fails to do so, in that case, the LESSOR will have right to deduct the cost of damages from the security amount.
7. ALTERATION AND ADDITIONS : No structural additions or alterations will be made by the LESSEE to the PREMISES without the prior written consent of the LESSOR.



SUBLET : LESSEE will not sublet, assign or part with the possession of the premises or any part thereof.

CONDITION OF LEASE : LESSEE shall use the leased premises only for **COMMERCIAL** purposes. LESSEE will not use nor permit others to use the premises for illegal and other activities in contravention of applicable laws or bye-laws. LESSEE will keep LESSOR indemnified against any losses/damages that may arise from such activities.

LESSOR'S RIGHTS AND OBLIGATIONS :

10. ENTRY TO VIEW STATE OF REPAIR : LESSEE will permit LESSOR and/or his authorized representatives to enter upon the premises for the inspection and to carry out repairs and the alike at reasonable times and with prior appointment.
11. PEACEFUL ENJOYMENT : LESSOR represents and warrants that he is fully empowered, authorized and able to make this LEASE and will hold LESSEE free and harmless of any demands, encumbrances, claims, actions and proceedings by others in respect of the quiet possession of the premises.

Reema

Sandhya

Shashi Bansal

12. RECIPROCAL OBLIGATIONS : It is expressly agreed that the obligations to handover the possession of the premises on the part of the LESSEE and the obligation on the LESSOR to refund the residual security deposit will be reciprocal obligations.
13. That the LESSEE will comply with the municipal Bye-laws and rules and regulations of DDA/SOCIETY/RWA/BUILDER, BSES/DVB, DJB and other local authorities.
14. That the LESSEE will not store or stock any objectionable items, prohibited, contraband, hazardous, inflammable and offensive articles etc. in the aforesaid premises and not carry out any illegal activities in the said premises.
15. OCCUPATION : The LESSEE will be entitled to terminate the Lease by giving one month advance notice in writing to LESSOR and vice-versa the LESSOR will also be entitled to terminate the Lease by giving one month notice in writing to the LESSEE.
16. EXPIRY/TERMINATION OF THE LEASE : LEASE will expire on either :

(a) Fixed period aforesaid from the effective date without any notice of terminations, whatsoever,

(b) In the event of the violation of the material terms and conditions of the Lease by either party, the other party may terminate the Lease by giving one month notice in writing to the other party.

that if the lease period may be extended beyond fixed period aforesaid, in that case, lease amount of the leased premises enhanced with 5% or mutual consent of both the parties and a fresh Lease Deed will be prepared and signed by both the parties.

18. All Payments would be subject to deduction of tax at source as per law time being in force.

19. That all disputes shall be subject to Delhi Jurisdiction only.

IN WITNESS WHEREOF the LESSOR and the LESSEE have signed this Lease Deed on the day, month and year first above written in the presence of the following witnesses.

WITNESSES :

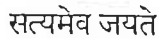
1. *Aglaque Ahmad*
(9650025281)

Reema
Shashi' Bansal
LESSOR

2. *Ram Kishor Jha*
(8285904867)

ATTESTED
NOTARY PUBLIC
DELHI (INDIA)
09 OCT 2024

Sandhya
LESSEE



Government of National Capital Territory of Delhi

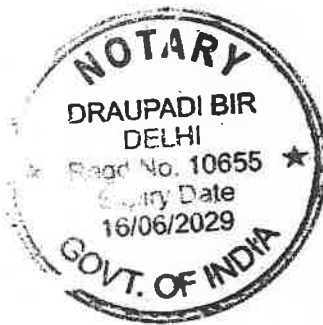
Certificate No.	: IN-DL68808651883257W
Certificate Issued Date	: 09-Oct-2024 03:28 PM
Account Reference	: IMPACC (IV)/ dl787203/ DELHI/ DL-DLH
Unique Doc. Reference	: SUBIN-DL78720387586761149116W
Purchased by	: REEMA AND SHASHI BANSAL
Description of Document	: Article 35(i) Lease- Rent deed upto 1 year
Property Description	: HALL No.4, SECOND FLOOR, BUILT ON PLOT No. D-478, PALAM EXTN., SECTOR-7, DWARKA, NEW DELHI-110075
Consideration Price (Rs.)	: 0 (Zero)
First Party	: REEMA AND SHASHI BANSAL
Second Party	: PURPLE WAVE INFOCOM PVT LTD
Stamp Duty Paid By	: REEMA AND SHASHI BANSAL
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



159

Please write or type below this line

9 0169336651883257W



Reema
2 Shashi Ramach

Sandhya

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

:: 2 ::

LEASE DEED

MONTHLY LEASE AMOUNT : RS.21,000/-
SECURITY : RS.10,000/-
PERIOD : 11 Months

This Lease Deed is executed at New Delhi on 9th October 2024

BY AND BETWEEN

1. SMT. REEMA, W/o **SH. PAWAN KUMAR**, R/o D-6, MOTHERS APPTS., PLOT No.6, SECTOR-5, DWARKA, NEW DELHI-110075, & **2. SMT. SHASHI BANSAL** W/o **SH. SITA RAM** R/o RZG-595-A, RAJ NAGAR, PART-II, PALAM COLONY, NEW DELHI-110077, hereinafter called the "LESSOR" (which expression shall include his heirs, nominees, legal representatives and assigns) of the ONE PART;

A N D

PURPLE WAVE INFOCOM PVT LTD through its Director **SANDHYA SINGH**, D/o **SH. HOM SINGH KUSHWAH**, R/o ENIGMA INDIABULLS, PENT HOUSE No.I-131, 13 FLOOR, BLOCK-R, NEW PALAM VIHAR-1, GURUGRAM, SECTOR-110, PAWALA KHASRUPUR, DWARKA EXPRESS WAY, BAJGHERA, PO:CARTERPURI, DIST : GURGAON, hereinafter called the "LESSEE" (which expression shall include his heirs, nominees, legal representatives and assigns) of the OTHER PART.

WHEREAS THE LESSOR is the owner and in possession of **HALL No.4, SECOND FLOOR, BUILT ON PLOT No. D-478, PALAM EXTN., SECTOR-7, DWARKA, NEW DELHI-110075, without Roof Rights**, (hereinafter called the above said premises).

AND WHEREAS on the request of the LESSEE the LESSOR has agreed to lease out said premises to the LESSEE on the following terms and conditions :

NOW THEREFORE THIS DEED WITNESSES AND THE PARTIES MUTUALLY COVENANT WITH EACH OTHER AS FOLLOWS :-

EFFECTIVE DATE : The "Effective Date" of this Lease shall be **01.10.2024 to 31.08.2025**.

2. TERM OF THE LEASE : This Lease will be valid for a period of **Eleven (11) MONTHS** commencing from the effective date of the Lease.

LESSEE'S RIGHTS AND OBLIGATION :

3. LEASE AMOUNT : The monthly lease amount is **Rs.21,000/-** per month w.e.f. 01.10.2024 hereinafter called the "LEASE AMOUNT" which shall be paid in advance, monthly and regularly on or before 7th day of each English Calendar month and the LESSEE shall not challenge the same at any time or in any circumstances in any court of law. The first month lease amount has already paid in advance by the LESSEE to the LESSOR by cash/cheque. The LESSEE agrees and undertakes that the due and timely payment of the lease amount is an essence of this Deed and in the event of any default or failure on the part of the LESSEE, it will constitute a material breach on the part of the LESSEE entitling LESSOR for canceling the Deed for such breach and consequent.

Shashi Bansal

4. SECURITY DEPOSIT : LESSEE has deposited a sum of **Rs.10,000/-** with the LESSOR as security amount for the leased premises.
 5. PAYMENT OF BILLS BY LESSEE : For the LEASE TERM, LESSEE will be responsible for settling directly bills received from the concerned authorities for electricity charges etc. with concerned authorities. Copies of the bills obtained from such authorities and association will be handed over to LESSOR. In the event these are not settled at the time of vacating the premises, the LESSOR will have the right to deduct the sum of money from the SECURITY DEPOSIT to cover such unpaid bills before refunding the balance to LESSEE.
 6. REPAIRING OBLIGATIONS : That all the major repairs to the leased premises will be carried out by the LESSOR at his own cost. However, all minor repairs will be got done by the LESSEE at his own cost. And whereas the LESSEE will be liable and bound to handover all the fittings & fixtures which are installed/fitted in the above said leased premises in working conditions and if the LESSEE fails to do so, in that case, the LESSOR will have right to deduct the cost of damages from the security amount.
 7. ALTERATION AND ADDITIONS : No structural additions or alterations will be made by the LESSEE to the PREMISES without the prior written consent of the LESSOR.
 8. SUBLET : LESSEE will not sublet, assign or part with the possession of the premises or any part thereof.
 9. CONDITION OF LEASE : LESSEE shall use the leased premises only for **COMMERCIAL** purposes. LESSEE will not use nor permit others to use the premises for illegal and other activities in contravention of applicable laws or bye-laws. LESSEE will keep LESSOR indemnified against any losses/damages that may arise from such activities.
- LESSOR'S RIGHTS AND OBLIGATIONS :**
10. RIGHT TO VIEW STATE OF REPAIR : LESSEE will permit LESSOR and/or his authorized representatives to enter upon the premises for the inspection and to carry out repairs and the alike at reasonable times and with prior appointment.
 11. PEACEFUL ENJOYMENT : LESSOR represents and warrants that he is fully empowered, authorized and able to make this LEASE and will hold LESSEE free and harmless of any demands, encumbrances, claims, actions and proceedings by others in respect of the quiet possession of the premises.
 12. RECIPROCAL OBLIGATIONS : It is expressly agreed that the obligations to handover the possession of the premises on the part of the LESSEE and the obligation on the LESSOR to refund the residual security deposit will be reciprocal obligations.
 13. That the LESSEE will comply with the municipal Bye-laws and rules and regulations of DDA/SOCIETY/RWA/BUILDER, BSES/DVB, DJB and other local authorities.



Reema
Shashi Bansal

Sandhya

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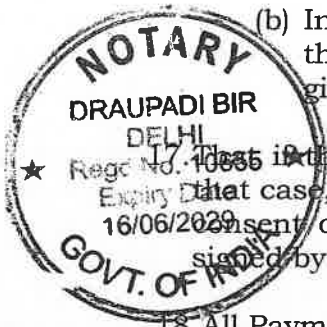
14. That the LESSEE will not store or stock any objectionable items, prohibited, contraband, hazardous, inflammable and offensive articles etc. in the aforesaid premises and not carry out any illegal activities in the said premises.

15. OCCUPATION : The LESSEE will be entitled to terminate the Lease by giving one month advance notice in writing to LESSOR and vice-versa the LESSOR will also be entitled to terminate the Lease by giving one month notice in writing to the LESSEE.

16. EXPIRY / TERMINATION OF THE LEASE : LEASE will expire on either :

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(b) In the event of the violation of the material terms and conditions of the Lease by either party, the other party may terminate the Lease by giving one month notice in writing to the other party.



17. That in the lease period may be extended beyond fixed period aforesaid, in that case, lease amount of the leased premises enhanced with 10% or mutual consent of both the parties and a fresh Lease Deed will be prepared and signed by both the parties.

18. All Payments would be subject to deduction of tax at source as per law time being in force.

19. That all disputes shall be subject to Delhi Jurisdiction only.

IN WITNESS WHEREOF the LESSOR and the LESSEE have signed this Lease Deed on the day, month and year first above written in the presence of the following witnesses.

WITNESSES :

1. Deepak Bansal
R2G- 595/A Gail No-1
Raj Nagar Part-2 Palam
Colony New Delhi - 11077

Reema
Shashi Bansal
LESSOR

2.

Sandhya
LESSEE

ATTESTED
NOTARY PUBLIC
DELHI (INDIA)
09 OCT 2024

Bond



Indian-Non Judicial Stamp Haryana Government



Date : 05/12/2024

Certificate No. G0E2024L3975



Stamp Duty Paid : ₹ 101

(Rs. Only)

GRN No. 124798153



Penalty : ₹ 0

(Rs. Zero Only)

Deponent

Name : Purple Wave Infocom limited

H.No/Floor : 2

Sector/Ward : 17

Landmark : Na

City/Village : Dwarka

District : New delhi

State : Delhi

Phone : 79*****02



Purpose : Rent Agreement to be submitted at Concerned office

The authenticity of this document can be verified by scanning this QrCode Through smart phone or on the website <https://egrashry.nic.in>

RENT AGREEMENT

This Rent Agreement is made on this 05th day of Dec., 2024 between:

Mrs. Preeti Arora W/o Sandeep Arora, Residing at B1/424, Janakpuri, New Delhi - 110058, Having PAN: AAMPK0024A, hereinafter call the LESSO/Owner, Party of the **first part**

AND

Purple Wave Infocom Ltd., through its proposed director **Mrs. Sandhya Singh W/o Mr. Manoj Kumar Singh, residing, 2nd Floor, Plot NO. 1&2, MNG Tower, Pocket A-2, Sector - 17, Dwarka, New Delhi - 110075** called Lessee/Tenant, Party of the **Second Part**

The expression of the LANDLORD and the TENANT shall mean and include their legal heir's successors, executors, administrators, representative, assigns and nominees etc.

Whereas the Landlord is the sole and complete owner of **Plot No. 128, measuring 1012.50 Sq.mtrs. In Sector 4, IMT Manesar, Gurgaon, Haryana.**

WHEREAS on the request of the TENANT, the LANDLORD has agreed to let out the **SECOND FLOOR** of said property and the TENANT has also agreed to take the same on monthly rent of **Rs.1,32250 /- (Rupees One Lakh Thirty Two Thousand Two Hundred**



Preeti Arora



Fifty Only-) plus GST, if applicable, on the following agreed terms and condition of this agreement as under:

1. That the TENANT has taken the said premises only for lawful COMMERCIAL purpose and not for any other purpose.
2. That the tenancy shall commence from 05/12/2024 for a period of 11 months only. However, the said monthly rent will be increased by 5% of the last paid rent after the expiry of every twelve months thereafter the said tenancy period can be extended further with the mutual consent of both the parties with a fresh/new rent agreement.
3. That the LANDLORD can inspect the said the said premises at any reasonable time in the presence of the TENANT and the TENANT shall have no objection for the same in future.
4. That the TENANT shall pay the said monthly rent in advance up to 07th days of each English Calendar months.
5. That the TENANT shall pay society /R.W.A. maintenance water and electric charges of the said premises besides the aforesaid monthly rent.
6. That the TENANT shall not store or stock any objectionable items, hazardous, inflammable and offensive articles etc. in the said tenanted premises.
7. That TENANT shall not sub-let the said premises or any portion thereof to anybody else.
8. That the TENANT shall not damage the said premises or any portion thereof and he shall keep the said premises quite neat and clean in all respect.
9. That the TENANT shall not make any additions or alterations in the said premises without written consent of the LANDLORD.
10. That the LANDLORD shall have a lock-in-period of completely six months and during the lock-in-period the LANDLORD cannot get vacate the said premises from tenant.

10(a). That the Tenant shall also have lock-in-period of six months and the Tenant cannot vacate the said premises, if the vacate the said premises during the lock-in-period then the security deposit (mentioned in clause No.13) shall be forfeited by the Landlord, thereafter if the TENANT want to vacate the said premises before the expiry of tenancy period, then he shall serve one month's prior notice to the LANDLORD.
11. That the TENANT shall abide, by the rules and regulations of DDA, MCD, BSES Rajdhani Power Limited/NDPL, DJB, Delhi Administration or any other authority etc.
12. That the minor repairs such as leakages to water taps, electric fuses etc., shall be carried out by the TENANT and all the major repair such as bursting of pipes, cracking the walls etc. shall be carried out by the LANDLORD.



Prateek Toora

13. That the tenancy shall automatically be treated as cancelled if the rent is not paid for two continuous months and in this case the TANANT shall be Treated as unauthorized occupant and shall be liable to handover back the vacant physical possession of the said property to the LANDLORD or to his/her representative without any objection.
14. That the TENANT will pay on month's advance to the LANDLORD.
15. That this agreement has been executed only in one original copy duly signed by both the parties and thereafter a photocopy of the same duly signed by the owner/lessor shall remain in possession of the tenant for the record purpose of the tenant. The original agreement shall remain in possession of the owner.
16. That both the parties shall abide by all the rules and regulations of Rent Control Act and Terms and condition of the agreement.
17. That the tenant shall be liable to pay the service tax or any other indirect tax by whatever name called and applicable surcharges on service tax or any other indirect tax by whatever name called as rendered payable on this rental services as and when applicable.
18. That the tenant shall deduct as may be applicable to deduct TDS from the rent required to be paid by it. The tenant is required to deposit the same with the authorities and furnish necessary certificates of the same to the landlord. The tenant is also liable to issue necessary TDS Certificates for each quarter /month as per time prescribed by the law to the landlord with regards to the TDS deducted and deposited before the prescribing year.
19. That the present agreement has been executed under free WILL, and consent of both the parties and neither party has signed under any pressure, threat coercion etc.
20. That both the parties have agreed to execute/ registered this Rent Agreement in the concerned office of Sub-Registrar, Delhi by paying proper stamp duty, registration fees, legal fees within two months from the date of this agreement and all expenses all expenses for the same shall be borne/paid by both the parties equally.
21. That LANDLORD has provided in the above said property with the false ceiling of roof with all electrical lightings and electrical wire fittings, floor tiles.
22. That all dispute shall be subject to Delhi Jurisdiction only.

IN WITNESS WHEREOF, the LANDLORD and the TENANT Executed this agreement, in the presence of the following witnesses: -

WITNESSESS

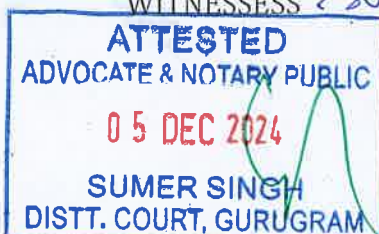
Agfaque Ahmad
Shivani

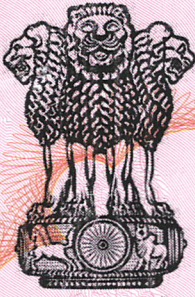
WITNESSESS



Pooja
Agarwal
LANDLORD

TENANT





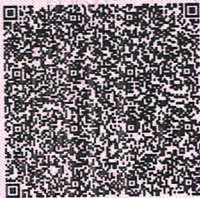
सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No. : IN-DL49610155973246U
Certificate Issued Date : 21-Jun-2022 05:49 PM
Account Reference : SHCIL (FI)/ dl-shcil/ CAMA/ DL-DLH
Unique Doc. Reference : SUBIN-DLDL-SHCIL82878989243694U
Purchased by : MITHILESH GUPTA
Description of Document : Article 35(ii) Lease with security upto 5 years
Property Description : BASEMENT OF PROPERTY NO. 2 BLOCK-A POCKET-2 SECTOR-17 DWARKA NEW DELHI
Consideration Price (Rs.) : 0 (Zero)
First Party : MITHILESH GUPTA
Second Party : PURPLE WAVE INFOCOM PRIVATE LIMITED
Stamp Duty Paid By : MITHILESH GUPTA
Stamp Duty Amount(Rs.) : 17,500 (Seventeen Thousand Five Hundred only)



E-STAMP PAPER
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Statutory Alert:

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2. The onus of checking the legitimacy is on the users of the certificate.

Warning

"The contents of this certificate can be verified and authenticated world-wide by any members of the public at www.shcilestamp.com or at any Authorised collection center address displayed at www.shcilestamp.com free of cost."

"Any alteration to this certificate renders it invalid. Use of an altered certificate without all the security features could constitute a criminal offence"

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LEASE AGREEMENT

Rent for 1 st Year	: ₹65,000/- Per Month
Rent for 2 nd Year	: ₹71,500/- Per Month
Rent for 3 rd Year	: ₹78,650/- Per Month
Security	: ₹1,30,000/-
Period	: 3 Years
Stamp Duty Paid	: ₹17,500/-

THIS INDENTURE of lease is made at New Delhi on this 6th day of July 2022, between **MR. MITHILESH GUPTA** S/o Shri Kameshwar Gupta residing at Janki House, Plot No.33, Sector -12A, Behind Syndicate Bank, Dwarka, New Delhi-110075, (hereinafter called "the Lessor", which expression shall, unless repugnant to the context and meaning include her Legal heirs, successors, administrators and permitted assigns) of the ONE PART

AND

M/S PURPLE WAVE INFOCOM PRIVATE LIMITED constituted under the Companies Act, 2013 having its office at 2nd Floor, Property No 38, Pocket B-3, Sector-17, Dwarka, South West Delhi, Delhi-110078 represented by their Authorized Representative **MRS. SANDHYA SINGH** W/o Manoj Kumar Singh having Aadhaar No. 221107590651 and Pan Card No. BFFPS4613J authorized vide resolution dated 01.07.2022, (hereinafter called "the Lessee", which expression shall, unless repugnant to the context and meaning, include its successors and permitted assigns) of the OTHER PART.

Contd...

Mithu



STATEMENT

1. Name of the person
2. Date of birth
3. Date of death
4. Date of marriage
5. Date of divorce
6. Date of remarriage
7. Date of remarriage
8. Date of remarriage

1. Name of the person
2. Date of birth
3. Date of death
4. Date of marriage
5. Date of divorce
6. Date of remarriage
7. Date of remarriage
8. Date of remarriage

1. Name of the person
2. Date of birth
3. Date of death
4. Date of marriage
5. Date of divorce
6. Date of remarriage
7. Date of remarriage
8. Date of remarriage



WHEREAS the lessor is absolutely seized and possessed or otherwise well and sufficiently entitled to the premises **FREEHOLD BUILT UP PROPERTY BEARING NO.2, AREA MEASURING 203.52 SQ.METERS, BLOCK-A, POCKET-2, SECTOR-17, DWARKA RESIDENTIAL SCHEME, DWARKA, NEW DELHI-110075**, by virtue of Sale Deed duly Regd. as Document No.11231, in Addl. Book No.1, Volume No.16924, on Pages 175 to 180 Dated 10.07.2009, in the office of the Sub-Registrar-II, New Delhi and has agreed to let out the **BASEMENT** of the said property to the Second Party of this agreement on the following terms and condition:

AND WHEREAS on the request of the Lessee, the Lessor has agreed to grant lease in respect of the demised premises for a term of 3 Years in the manner hereinafter appearing.

NOW THIS DEED WITNESSETH AS FOLLOWS:-

1. In pursuance of the said agreement and in consideration of the rent hereby reserved and of the covenants, conditions and stipulations hereinafter contained and on the Lessee's part to be paid, observed and performed, THE LESSOR HEREBY DEMISES UNTO THE LESSEE ALL THAT the building situated at **Plot No.2, Block-A, Pocket-2, Sector-17, Dwarka, New Delhi-110075** hereinafter called as the demised premises, TOGETHER WITH ALL the fixtures and fitting therein, TOGETHER WITH the electrical installations and together with the right for the Lessee, its employees, servants, agents, customers and persons authorized by the lessor to use the entrances, doorways, entrance hall, staircases, lifts, landings and passages in the demised premises for the purpose of ingress thereto, TO HOLD the demised premises unto the Lessee for the period of 3 Years only commencing from 01.04.2022 and determined on 31.03.2025 but determinable earlier as hereinafter provided PAYING therefore unto the Lessor during the said term monthly rent of Rs.65,000/- (Rupees Sixty Five Thousand only) + GST as applicable, payable by the 7th of each calendar month in advance by cheque to which it relates. The monthly rent shall be increased by 10% (Ten Percent) every year during the lease period.

Contd...

M. S. S.



Deed Related Detail

Deed Name	LEASE	LEASE WITH SECURITY UPTO 5 YEARS
Land Detail		
Tehsil/Sub Tehsil	SR IIB Janakpuri	Building Type
Village/City	Dwarka-17	
Place (Sectant)	Dwarka-17	
Property	Commercial	
Property Address	House No.: BASEMENT OF PROP NO 2, Road No.: , Dwarka-17	
Area of Property	0.00	0.00
Money Related Detail		
Consideration Value	65,000.00 Rupees	Stamp Duty Paid 17,500.00 Rupees
Value of Registration Fee	1000.00 Rupees	Pasting Fee 100.00 Rupees
Transfer Duty	0 Rupees	Government Duty 17500 Rupees

This document of

LEASE WITH SECURITY UPTO 5 YEARS

Presented by: Sh/Smt.

MITHILESH GUPTA

S/o, W/o

KAMESHWAR GUPTA

R/o

PLOT NO 33 SEC-12A DWARKA ND

in the office of the Sub Registrar, Delhi this 06/07/2022 2:14:05PM day Wednesday between the hour of

Registrar/Sub Registrar
SR IIB Janakpuri
Delhi/New Delhi

Signature of Presenter

Execution admitted by the said Shri / Ms.
MITHILESH GUPTA

and Ms.

PLOT NO 33 SEC-12A DWARKA ND THRO ITS AUTH REP SANDHYA SINGH

Who is/are identified by Shri/Smt/Km. NITIN KUMAR S/o W/o D/o SUDESH KUMAR R/o S-50 PRAMPURI ND

and Shri/Smt./Km AAFAQU AHMAD S/o W/o D/o RIYAZ AHMAD R/o PLOT NO 1 RAMA PARK ND

(Marginal Witness). Witness No. II is known to me.

Contents of the document explained to the parties who understand the conditions and admit them as correct.

Certified that the left (or Right, as the case may be) hand thumb impression of the executant has been affixed in my presence

Date 06/07/2022 17:24:07

Registrar/Sub Registrar

SR IIB Janakpuri

Delhi/New Delhi



2283136116196

2. The lessee hereby covenants with the lessor as follows:

- a. To pay the rent as aforesaid on the days and in the manner aforesaid.
- b. To pay the electricity bills for the electricity consumed for lighting the demised premises and for operation of air conditioners, fans, computers, electrical appliances and lifts (in equal proportion with other users in the building) in the demised premises.
- c. Not to make any structural alterations into or upon the demised premises or make any alterations or additions to the external appearance or any part of the demised premises without the previous consent of the Lessor in writing.
- d. Not to do or suffer to be done in or upon the demised premises or other parts of the said building in common with other persons anything whatsoever, which may be or become a nuisance or annoyance to or in any way interfere with the quiet or comfort of the Lessor or other Lessees and occupiers of the said building.
- e. Not to place or keep or permit to be placed or kept on the demised premises any offensive, dangerous or highly inflammable or explosive material or any other article or things, which may constitute a danger, nuisance or annoyance to the demised or surrounding premises or the owners or occupiers thereof.
- f. Not to sub-let, transfer, assign or part with the possession of the demised premises or any part thereof.
- g. To permit the Lessor, his servants, employees or agents duly authorized by him to enter into and upon the demised premises at all reasonable times for viewing the condition of the demised premises or doing such works or things as may be requisite or necessary for any repairs, alterations, servicing or improvements to the demised premises.
- h. The annual maintenance cost of the lifts to be borne by the users in equal proportion.

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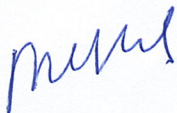
M. S. S.





- i. To hand over the peaceful possession of the demised premises at the end or the sooner determination of the said term together with all the Lessors fixtures and fittings in as good condition as received, fair wear and tear, damage by fire, acts of God, riots or other civil unrest, war, enemy action and/or other cause not within the control of the Lessee, being excepted.
 - j. Not to obstruct or suffer to be obstructed the entrance hall, entrances, doorways, passages, staircase or lifts.
 - k. To replace all broken fittings and fixtures by equally good or better substitutes.
 - l. To insure and keep the demised premises insured against loss or damages by fire with an insurance company approved in writing by the Lessor for an amount which shall not be less than
3. That the security amount being and interest free security deposit, Rs.1,30,000/- (Rupees One Lakh Thirty Thousand only) vide Cheque Nos. 000763 & 00764 (each Rs. 65,000/-) drawn on HDFC Bank, Dwarka, New Delhi and the same has been received by the Lessor, which shall be refunded without interest at the time of vacating the said premises to the Tenant, subject to deduction of any outstanding dues/damages recoverable from Lessee.
4. To Lessor doth hereby covenant with the Lessee as follows:
 - a. That on the Lessee paying the rent on the due dates thereof and in the manner herein provided and observing and performing the covenants, conditions and stipulations herein contained and, on his part, to be observed and performed, shall peaceably and quietly hold, possess and enjoy the demised premises during the term without any interruption, disturbance, claim and demand by the Lessor or any person lawfully claiming under or trust for the Lessor.

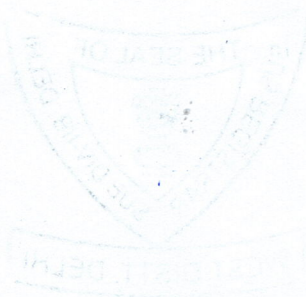
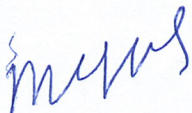
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- b. To keep the interior, exterior of the demised premises, the drainage thereof in good and tenable repair and condition.
 - c. To keep the entrance, doorways, entrance halls, staircases, lobbies and passages in the said building leading to demised premises well and sufficiently cleaned and lighted at his own expense.
 - d. To pay rates, taxes, assessment, duties, cess, impositions, outgoings and burdens whatsoever payable to State or local or other authority, which may at any time or from time to time during the term hereby created be imposed or charged upon the demised premises.
 - e. Building maintenance, lift charges & Security Charges will be equally shared between tenant of all the floors.
5. It is hereby agreed and declared that these presents are on the express condition, that if the rent or any part thereof payable in respect of the demised premises shall be in arrears for a period of [one month] or by if the Lessee shall omit to perform or observe any covenants or conditions on the Lessee's part herein contained, the Lessor may re-enter upon the demised premises provided that the Lessor has served a notice to the Lessee and a period of [one month] has elapsed after the issue of such notice, the Lessee does not pay the rent or does not perform or observe the covenant or condition and thereupon this demise and all rights of the Lessee hereunder shall determined.
6. This Lease Deed shall be executed in duplicate. The original shall be retained by the Lessor and the duplicate by the Lessee.
7. The marginal notes and the catch lines hereto are meant only for convenience of references and shall not in any way be considered in the interpretation of there presents.

Contd...



1. To keep the record of the land revenue in the district office in
2. To keep the record of the land revenue in the district office in
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Handwritten signature or initials in blue ink.

IT IS HEREBY EXPRESSLY AGREED BETWEEN THE PARTIES AS FOLLOWS:

- a. The lessee shall be entitled to erect fittings, fixtures, wooden partitions, cabins or make any such additions or alterations, as may be necessary for its use by the Lessee; provided that the lessee shall remove the said fittings, fixtures, wooden partitions, cabins, additions or alterations and restore the demised premises to the Lessor on the expiry of the term of sooner determination of the lease in the same condition as existed before making such changes.
- b. If the lessor fails to pay the taxes, charges, assessments payable by him, or fails to carry out the necessary repairs and other work which he has to carry out as provided herein, the Lessee may after [one month] notice in writing, pay, discharge and carry out the same at its own cost and the Lessee may set off the same from the rent payable to the Lessor under these presents.

IN WITNESS WHEREOF, the Lessor has set its hands unto these presents and a duplicate hereof and the Lessee has caused its common seal to be affixed hereunder and a duplicate hereof on the day, month and year first hereinabove written.

WITNESSES:-

1.

SHRI NITIN ARORA
S/O SHRI SUDESH KUMAR
R/O S-50, PRAMPURI
UTTAM NAGAR, NEW DELHI
UID-7725 9129 1401

LESSOR

2.

AAFAQU AHMAD
S/O RIYAZ AHMAD
R/O PLOT NO. 1, RAMA PARK
EXTN. UTTAM NAGAR, NEW
DELHI.
UID-4981 5970 6271



Reg. No.
16196

Reg. Year
2022-2023

Book No.
1



Ist Party



IInd Party



Witness

Ist Party MITHILESH GUPTA

IInd Party PURPLE WAVE INFOCOM PRIVATE LIMITED THRO ITS AUTH REP SANDHYA SINGH

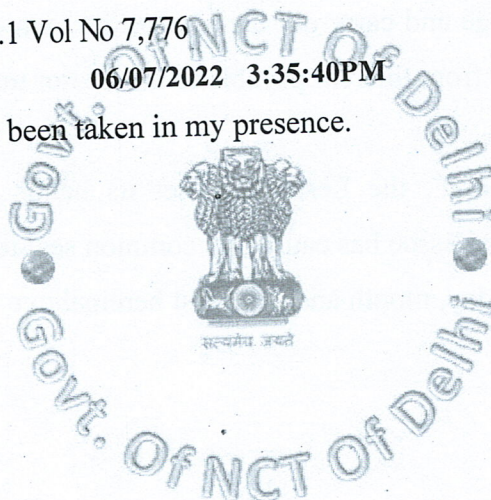
Witness NITIN ARORA, AAFAQU AHMAD

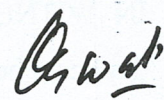
Certificate (Section 60)

Registration No.16,196 in Book No.1 Vol No 7,776
on page 43 to 49 on this date 06/07/2022 3:35:40PM
and left thumb impressions has/have been taken in my presence.

day Wednesday

Date 06/07/2022 17:24:13




Sub Registrar
SR IIB Janakpuri
New Delhi/Delhi



2283057416196





Government of National Capital Territory of Delhi
e-Registration Fee Receipt

Receipt No DL1452341871129
Issue Date 06-JUL-2022 14:55
ACC Reference SHCIL/SHCIL NCT OF DELHI/NEHRU PLACE
ESI Certificate No IN-DL49610155973246U
Purchased By MITHILESH GUPTA
Registration Fees Paid By MITHILESH GUPTA
Property Description BASEMENT OF PROPERTY NO. 2 BLOCK-A POCKET-2
SECTOR-17 DWARKA NEW DELHI
Purpose Article 35(ii) Lease with security upto 5 years

Particulars	Amount (Rs.)
Registration Fee	₹ 1,000.00
Copying Fees	₹ 100.00
Service Charges	₹ 15.00
CGST @ 9 % *	₹ 1.00
SGST @ 9 % *	₹ 1.00
Total Amount	₹ 1,117.00
(Rupees One Thousand One Hundred Seventeen Only)	

Statutory Alert : This is a receipt of fees collected and should not be treated as receipt of Registration.
The authenticity of e-Registration Fee Receipt can be be verified at website i.e.
<https://www.shcilestamp.com/Registration/> .



*GSTIN Number : 07AABCS1429B1ZW

PAN: AABCS1429B

CIN: U67190MH1986GOI040506

SAC : 998599

PREMISES : IFCI Tower, 5th Floor, A wing, 61, Nehru Place, New Delhi-110019

[illegible]

Boarding Pass (Web Check-in)

Your Departure terminal is T2

DAMANI/PAYAL MS

MUMBAI (T2) To DELHI (T1D)

Flight
6E 301

Gate
-

Boarding Time
0615 Hrs

Boarding
Zone 1

Seat
31C

Date 12 Feb 2025

Seq 0032

Departure 0700 Hrs

Services NIL

Gate is subject to change and will close 25 minutes prior to departure

DAMANI/PAYAL MS

MUMBAI (T2) To DEL (T1D)

Flight
6E 301

Date
12 Feb 2025

PNR
V9RM4E

Services
NIL

Seat 31C

Seq 0032

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Not allowed !

These items are Dangerous Goods and are not permitted to be carried as hand baggage or check in baggage.

Lighters, Matches

Flammable Liquids

Toxic

Corrosives

Pepper Spray

Flammable Gas

E-Cigarette

Infectious Substances

Radioactive Materials

Explosives

Items allowed only in the hand baggage

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Flammable Liquids



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Flammable Gas



E-Cigarette



Infectious Substances



Radioactive Materials



Explosives

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Power Banks



Lithium Batteries