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Certificate No.	:	IN-BR-2400471313
Certificate Issue Date	:	06-Apr-2024 12:33 PM
GRN No.	:	BHR202404000887 47E
Unique Doc Reference	:	EST-BR-2800-2400006245
Party Name	:	NITEEN KUMAR
Purchased by	:	NITEEN KUMAR
Purpose	:	Partnership deed Article no (46(a))
Stamp Duty Paid (Rs.)	:	5000 (Five Thousand Only)
Reg. Fee (Rs.)	:	0 (Zero Only)
LLR & P Fee (Rs.)	:	0 (Zero Only)
Miscellaneous Fee (Rs.)	:	0 (Zero Only)
Discore SC (Rs.)	:	0 (Zero Only)
Total Amount (Rs.)	:	5000 (Five Thousand Only)

Aakarshan Buildcon
Saurabh Kumar
Partner

PARTNERSHIP DEED

THIS DEED OF INDENTURE OF PARTNERSHIP MADE AND ENTERED AT PATNA ON THIS 6th Day of April 2024

BETWEEN

SRI NITEEN KUMAR S/o SRI RAM DEEP SINGH by faith Hindu by Nationality Indian by Profession Businessman resident at 55, Naya Tola, Saguna More, Danapur, Patna – 801 503 in the state of Bihar having PAN No. AYSPK9684Q and AADHAR No. 6983 5974 5876 hereinafter called and referred to as the FIRST PARTNER of the first part

AND

Aakarshan Buildcon
Niteen Kumar.
Partner

IN 2400472855

Statutory Alert:
1 The authenticity of this Stamp certificate should be verified at https://enibandhan.bihar.gov.in or using enibandhan Mobile App. Any discrepancy in the details on this Certificate and as available on the website/Mobile App renders it invalid.
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3 In case of any discrepancy please inform the Competent Authority.

SRI SAURABH KUMAR S/o SRI MANOJ KUMAR SINGH by faith Hindu by Nationality Indian by Profession Businessman resident at 35A, Gosain Tola, Near Nityanand Lodge, Patliputa Colony, Patna – 800 013 in the state of Bihar having PAN No. DYPPK2468N and AADHAR No 2811 5920 1898 hereinafter called and referred to as the SECOND PARTNER of the second part

The above expression First Partner and Second Partner shall unless excluded by or repugnant to the context include the mean each of their heirs, executor, administrator, legal representative, successor and assignees.

Aakarshan Buildcon
Saurabh Kumar
Partner

AND WHEREAS the parties hereto have agreed to open a Partnership Firm under the name and and style of " **M/S AAKARSHAN BUILDCON** " situated at 55, Naya Tola, Saguna More, Danapur, Patna – 801 503

AND WHEREAS the parties to this indenture are desirous to draw up the need of partnership by definite declaration of shares, interest, right, privileges, duties, responsibilities and obligations of each of the partner hereof in writing under a proper deed and to record the terms and conditions of the said partnership in order to safeguard their respective rights and interest against any future misunderstanding and disputes amongst themselves (and to their heirs and successors interest during the continuation) or at the termination of the partnership in relations to any matter whatsoever touching the said partnership affairs and desirous of recording the extent manner terms and conditions under the said partnership shall be carried on hereinafter in good faith.

AND WHEREAS the parties hereto have desired that in order to avoid doubts, disputes or ambiguities in future, the terms and conditions of partnership should be reduced in writing.

NOW, THEREFORE THIS DEED WITNESSETH AS FOLLOWS :

Aakarshan Buildcon
Nilam Kumari
Partner

01. NAME OF BUSINESS :

The Partnership Business shall be carried on under the firm name and style of **M/S AAKARSHAN BUILDCON** and/or in such other name or names as mutually agreed upon by the partners from time to time.

02. PLACE OF BUSINES :

The Business of the Partnership shall be carried on from 55, Naya Tola, Saguna More, Danapur, Patna – 801 503 and/or from such other place or places as mutually agreed upon by the partners from time to time.

03. NATURE OF BUSINESS :

To carry on in India or elsewhere the business of builders, contractors, developer, designers, decorators, furniture consultants, constructors, and brokers of all types of Property Dealers, building houses, flats, apartments, offices, godowns, warehouses, shops, factories, sheds, hospitals, hotels, holiday resorts, shopping cum residential complexes and to develop, erect, install, alter, improve, add, establish, renovate, recondition, protect, participate, enlarge, repair, demolish, remove, replace, maintain, manage, buy, sell, lease, let on hire, commercialise, turn to account, fabricate handle and control, all such buildings and structures, and to purchase, sale, or deal in all types of movable or immovable properties for development, investment, or for resale and to act as buyer, seller, importer, exporter, agent, distributor, stockiest, or otherwise to deal in all types of raw materials, goods, fittings, parts, accessories, know-how, consumables, plants and machineries, tools and tackles used for the foregoing purposes and to do all incidental acts and things necessary for the attainment of the above objects. The nature and scope of the business may be widened as mutually agreed upon by the partners from time to time.

Aakarshan Buildcon Saurabh Kumar Partner

04. That the partnership shall be a Partnership – At – Will.

05. CAPITAL ACCOUNT

The Partners hereto shall bring into the Partnership such amounts as may be required for the conduct of the business of the Partnership as and when required and as mutually agreed upon by the partners from time to time.

6. INTEREST ON CALPITAL

Interest @18 % or such other rates as may be prescribed by the Income Tax Act, 1961 is payable on the capital of the partners.

07. REMUNERATION

All partners shall be working partners, engage themselves actively in conducting the affairs of the firms and shall be entitled to receive maximum remuneration as provided by the Income tax Act, 1961 subject to increase or decrease or waiver as mutually agreed upon by them from time to time.

Aakarshan Buildcon Rajveer Kumar Partner

08. SHARE OF PROFIT AND LOSSES :

The Net profit and/or Losses arising out of the Partnership Business as per the accounts maintained by the Partnership after deduction of all expenses relating to the Partnership including Rent, Salaries and other establishment expenses as well as interest and remuneration payable to the partners in accordance with this deed of Partnership or any supplementary deed as may be executed by the partners shall be divided and distributed amongst the partners in the following proportion :

NAME OF PARTNERS	PROFIT	LOSSES
1 Niteen Kumar	50 %	50 %
2 Saurabh Kumar	50 %	50 %

09. BANK ACCOUNTS :

The Firm's Bank Account shall be opened in such Bank or Banks as the partners hereto may from time to time agree upon and the same shall be operated by First Partner only.

10. BORROWING POWERS :

Any one of the Partners can borrow money for the purpose of Partnership but not for the purpose which is outside or beyond the scope of the Partnership business or is not otherwise agrees upon.

11. BOOKS OF ACCOUNTS :

The usual Books of Account shall continue to be kept properly written manually or otherwise and posted up to date and shall not be removed from the place of business without the consent of all the Partners. Every Partner shall have free to access and take extracts therefrom.

12. YEARS OF ACCOUNT :

The account of the Partnership shall continue to close on 31st March every year. On the last day of every accounting year, an account shall be taken of all Assets and Liabilities for the time being of the Partnership Firm. A Balance Sheet and Profit and Loss Account shall be drawn at the close of each accounting year and preparation of such Balance Sheet and profit and/or Losses shown by such account shall be divided amongst the Partners in the manner mentioned as per para no. 08.

13. GOODWILL :

The Goodwill of the Firm is the Property of the Firm and shall continue to belong to the Firm only.

14. WITHDRAWALS :

The partners shall be entitled to draw from the firm for their personal or other expenses as mutually agreed upon by them.

15. APPOINTMENTS :

That the appointments of employees in the firm shall be made with the consent of all the partners.

Aakarshan Buildcon
Saurabh Kumar
Partner

Aakarshan Buildcon
Niteen Kumar
Partner

16. ADMISSION OF NEW PARTNERS :

The Partners hereto may admit any Partner or Partners upon such terms and condition as my agreed upon.

17. RETIREMENT :

If any Partner is desirous of retiring from the Partnership he shall be entitled to do so by giving three months notice in writing to the remaining Partners of his intention to retire from the Partnership and from the expiration of such notice his interest in the Partnership shall cease and the business shall be continued by remaining Partners.

Aakarshan Buildcon
Saurabh Kumar
Partner

18. DEATH OF PARTNERS

That the firm will not be dissolved on the death of any partner. If any partner dies, one of his heir or legal representative will be taken as a partner in the firm. In case heir or legal representative of the deceased partner will not desire to become partner, the deceased partner shall deemed to have retired from the firm as from the date of his death and the surviving partner will continue the business.

19. DISSOLUTION :

During the continuation of these present, if any Partner shall

a) commit any act of insolvency or,
b) become physically or mentally unfit or,
c) commit a criminal offence or,
d) do or suffer any act which would be grounds for dissolution of the partnership by the court, then in such cases the Other Partners may within three months after becoming aware thereof, by notice in writing determine the Partnership.

20. DUTIES AND OBLIGATIONS :

a) carry on the business to the greatest common advantage .

b) be just faithful to each other and render true account and full information of all the things affecting the partnership of one another.

c) pay their separate and private debts and indemnify the other party or parties and Partnership assets against the same.

d) forthwith pay all money, cheques and negotiable instruments received by him on account of the Partnership Account.

e) no Partner without the consent of the other, shall assign or mortgage their partnership interest to any person or party.

f) no Partner shall lend money or give credit to or have any dealing on behalf of the Partnership with any person, firm or party with whom the other partner may have previously forbidden to trust or deal with.

Aakarshan Buildcon
Partner

21. ARBITRATION :

In case of dispute or differences between the partners relating to any matter arising out of partnership as regarding the interpretations of the terms of these presents, the same shall be referred to an arbitrator or arbitrators as may be appointed by the partners jointly or singly and the decision of the arbitrator or the majority of the arbitrators as the case may be, shall be final and binding on the partners.

22. That the Indian Partnership Act, 1932 shall apply in so far as the expression provided in this deed.

IN WITNESS WHEREOF the partners to this partnership have hereunder set and subscribed their hands and believe.

Signature :

Aakarshan Buildcon

Niteen Kumar.

Partner

Niteen Kumar

Aakarshan Buildcon

Saurabh Kumar

Saurabh Kumar

Partner

WITNESSES :

1) Deepak Kumar Pandey
S/o - Sri Raj Narayan Pandey
Vill+PO - Gorsipar
PO+P.S - Pirpainty
Dist - Bhagalpur, Bihar
Pandey

(2) Devendra Prasad Singh,
S/o: Late- Ram Lakshan Singh,
House No. 53, Road. 12,
North, patel Nagar
PO: Keshri Nagar. 800024,