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27/5/2014 THE KCP LTD

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K. MAHALAKSHMI
S.V.L. No. 3016 & 2/95
New No. 11, Old No. 8, 2nd Street,
Mangalapuram, Chennai,
Chennai-11. Cen. 436285090

LEASE DEED

THIS AGREEMENT OF LEASE entered into at Chennai, on this the 01st day of April 2014 between The K. C. P Limited, a Public Limited Company having its Registered Office at "Ramakrishna Buildings", 2 Dr.P.V.Cherian Crescent, Egmore, Chennai 600008 represented by its Dr.A.V.Sivarama Rama Prasad, Executive President(HRD & S)of the Company hereinafter called the PARTY OF THE FIRST PART

AND

V.Ramakrishna Sons (P) Limited having its Registered Office at Old No:5, New No: 9, 1st Crescent Park, Gandhi Nagar, Chennai 600020 and its Administrative Office at "Ramakrishna Buildings", No. 2 Dr.P V Cherian Crescent, Egmore, Chennai 600008 Represented by its Director Smt. Kavitha Dutt Chitturi W/o Sri. Ravi Chitturi hereinafter called the PARTY OF THE SECOND PART

For THE KCP LIMITED

Dr. A.V. SIVARAMA PRASAD
EXECUTIVE PRESIDENT (HRD & SERVICES)

For V. RAMAKRISHNA SONS PRIVATE LTD.

Director

WHEREAS the Party of the FIRST PART is the Owner of the Property situated at "Ramakrishna Buildings", 2 Dr.P V Cherman Crescent, Egmore, Chennai 600 008 more fully described in the schedule hereunder

WHEREAS it is hereby agreed that effective from this date (01.4.2014) that the party of the FIRST PART would provide Office space as mentioned in the schedule hereunder and other service facilities to the party of the SECOND PART.

WHEREAS it is agreed by both the Parties that the Party of the SECOND PART shall pay a monthly Lease amount of Rs. 1050/- (Rupees One thousand and fifty only) for their usage of the office space and other service facilities to the party of the FIRST PART.

WHEREAS the said monthly lease amount shall be paid on or before 05th day of every succeeding English calendar month. The parties hereto agree that TDS would be deducted wherever applicable.

WHEREAS the Lease is granted for a period of 11 months commencing from 01st day of April 2014. The period of lease can be further extended on such terms and conditions as may be mutually agreed between the parties at the time of extending the validity of the lease.

WHEREAS it is agreed that the Party of the FIRST PART should allow the Party of the SECOND PART to use the Scheduled Property without any hindrance or trouble during the tenure of the Lease period. It is also agreed that the Party of the Second part shall use the demised premises for non-residential purposes only.

WHEREAS it is open to either Party to terminate this Lease by giving three months prior notice by registered post with Acknowledgement due to the other Party.

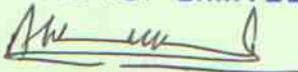
WHEREAS it is agreed that the Property tax and other taxes due to the Government and other statutory levies excluding service tax on the Scheduled property shall be paid by the Party of the FIRST PART.

WHEREAS it is agreed that the Party of the SECOND PART shall not use the premises for any illegal or unauthorised purpose.

WHEREAS it is agreed by the Party of Second Part that shall upon the termination of the lease, hand over to the party of the First Part, the said premises in good and tenable condition, subject to normal wear and tear.

The Courts in Chennai shall have exclusive Jurisdiction for the disputes arising out of this deed.

For THE KCP LIMITED



Dr. A.V. SIVARAMA PRASAD
EXECUTIVE PRESIDENT (HRD & SERVICES)

For V. RAMAKRISHNA SONS PRIVATE LTD.



Director

SCHEDULE

The Part and Portion of the office building admeasuring approximately 30 Sq.ft in the First floor at Rama Krishna Buildings, 2, Dr. P.V.Chерian Crescent, Egmore, Chennai -600008.

Having agreed to the above terms and conditionby the Parties has signed hereunder at Chennai on this 1st day of April 2014.

For THE KCP LIMITED



**Dr. A.V. SIVARAMA PRASAD
EXECUTIVE PRESIDENT (HRD & SERVICES)**

FIRST PART (LESSOR)

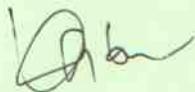
For V. RAMAKRISHNA SONS PRIVATE LTD.



Director

SECOND PART (LESSEE)

WITNESSES:

1: 

2: 