

**RAJASTHAN STATE INDUSTRIAL DEVELOPMENT  
& INVESTMENT CORPORATION LIMITED  
UDYOG BHAWAN: TILAK MARG: JAIPUR-5**

No.:- IPI/P-3/24(C)-3/379/8

Dated:- 4 August 2018  
September-2018

**CIRCULAR**

**Sub:- Amendment in Circular dated 27.03.2018 issued regarding execution and registration of duplicate Lease Agreement in cases of original Lease Agreement is lost/missing and is not traceable and in those cases wherein issue of transfer of Lease Hold Rights in favour of the purchaser of the plot is involved and also to deal with the matters where original Registered Sale Deed is also lost/missing.**

The Corporation issued Circular No. IPI/P3/24 (C)-3/379/2059 dated 27.03.2018 to deal with the cases of missing/lost original registered Lease Agreements & Sale Deeds and other related issues.

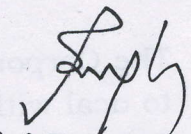
It has been brought to notice regarding Clause-6 of the aforesaid Circular dated 27.03.2018 that where a provision has been made that in the cases of change in the Constitution of the Partnership Firm, including change of partners for or in the name of the firm, then after recording such changes by the Corporation, a Supplementary Lease Agreement may be executed at the option of such lessee/transferee and expenses/stamp duty shall be borne by such lessee/purchaser. Whereas, according to Article 55 of Rajasthan Stamp Act, 1998; change in Constitution by change of partners or their share holdings in the Partnership Firm attracts stamp duty. More so, the Corporation vide Office Order No. IPI/P6/Policy/4/2012/1855 dated 14.02.2018 has decided to execute Lease Agreements/Supplementary Lease Agreements in time bound manner keeping in view the provisions of Registration Act, 1908 and Rajasthan Stamp Act, 1998. In view of the above legal provisions and office order dated 14.02.2018, Clause-6 of the Circular dated 27.03.2018 is required to be suitably amended.

In view of above, the Clause-6 of the Circular dated 27.03.2018 is amended as under:-

<b>Existing Clause-6 of Circular dated 27.03.2018</b>	<b>Amended Clause 6 of Circular dated 27.03.2018</b>
Similarly as per Circular No. IPI/P-6/24 (II)/647 dated 08.08.2003, where allottees are seeking/informing changes in Constitution of firms or transfer of full plot through registered document, the Corporation after	Whenever allottees are seeking/informing changes in the Constitution in proprietorship firm/partnership firm/LLP in any manner whatsoever or convert into one entity to another entity or change in name of firm/entity, as the case may be, as per relevant law then the Corporation after

<p>recording the changes/transfer of plot a Supplementary Deed may be executed at the option of the lessee/purchaser and expenses/stamp duty, if any shall be borne by the lessee/purchaser.</p>	<p>recording such changes as per rules, a Supplementary Lease Agreement will be executed by lessee and expenses/stamp duties if any, shall be borne by such allottees in accordance with Registration Act, 1908 and Rajasthan Stamp Act, 1998.</p> <p>However, in cases of transfer of full plot through registered documents; the Corporation after recording such transfer, may execute &amp; register Supplementary Lease Agreement at the option of such purchaser and in such cases expenses/stamp duty shall be borne by the purchaser in accordance with Registration Act, 1908 and Rajasthan Stamp Act, 1998.</p>
--	---

This bears approval of Managing Director.

  
(Vijai Pal Singh)  
Advisor (Infra)

**Copy to:-**

1. P.S. to FA/Advisor (A&M)/Advisor (Infra).
2. Secretary RIICO
3. CGM (Investment)
4. GM (CP)/(BP)/(Civil)/(EM)/ (Fin-IPI)
5. AGM (Civil)/(P&D)/(SEZ)
6. Sr. DGM(P&D) DKS
7. Sr.DGM (Law)
8. Sr. R.M. (P&D) Jha/Meghani
9. DGM (Law)/Manager (Law)
10. Dy. Manager (Law) SKG/AG/NK
11. Jr. Legal Officer Smt. Nirmala/Smt. Sugandha/Ms. Komal
12. STP
13. R.M. (P&D) AV
14. DGM (Computer)/Computer Cell for hoisting on the website
15. All Unit Heads

**Copy Also to :-**

1. P.S. to MD