

SCANNED 10347

8725/13



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH  
 S. No. 6751 Date 07.05.2013 Re. 100 ✓  
 Sold to B. Anand Kumar  
 S/o. B/o W/o B. N. Ramulu  
 For Whom M/s. Home-Line Infra, H/o. Hyd.

G. HARA GOPAL BA 174322  
 LICENSED STAMP VENDOR  
 L. No. 15-26-001/1992 H. No. 15-26-004/2013  
 H. No. EWS-144, Kamala Nagar, Kapra,  
 ECIL (P), R.R. Dist-500 062. Cell: 9440094852

**DEVELOPMENT AGREEMENT  
 CUM-GENERAL POWER OF ATTORNEY**

This DEVELOPMENT AGREEMENT CUM GENERAL POWER OF ATTORNEY is executed on this 13<sup>th</sup> day of MAY 2013, by and between:

**SMT. K. SARASWATHY W/O. SRI. K. PRADYOT KUMAR**, aged about 36 years, Occupation: Housewife, R/o: Plot No.58, Manik Sai Enclave, Kapra, ECIL Post, Hyderabad-500 062.

Hereinafter referred to as the OWNER/FIRST PARTY which expression where the context so permits shall mean and include her legal heirs, representatives, successors, administrators, assigns, etc.

**AND**

**M/s. HOME-LINE INFRA**, having its office at Plot No.869, Defence Colony, Sainikpuri, Secunderabad, represented by its Partners (1) **SRI. B. ANAND KUMAR S/O. B. N. RAMULU**, aged about 45 years, Occupation: Business, R/o: Plot No.869, Defence Colony, Sainikpuri, Secunderabad, and (2) **SRI. K. SRINIVASA REDDY S/O. K. VENKATA REDDY**, aged about 51 years, Occupation: Business, R/o: Flat No.103, Crest Residency, Naya Kranthi Nagar, A. S. Rao Nagar, Hyderabad-500 062.

Hereinafter called the DEVELOPER/SECOND PARTY which expression where the context so permits shall mean and include its legal heirs, representatives, administrators, executors, partners, assigns etc.

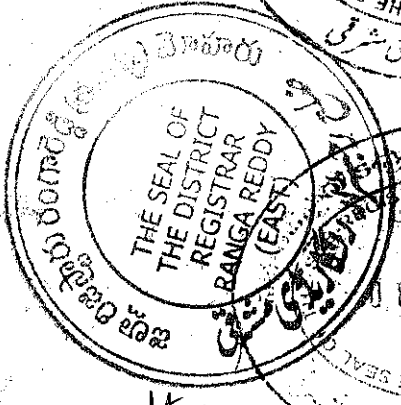
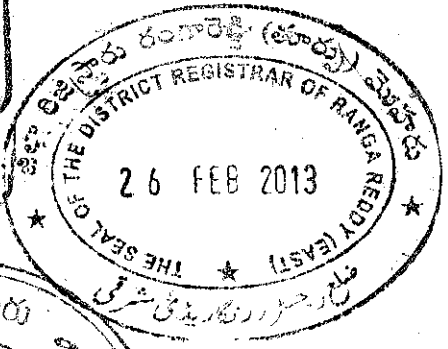
K. Saraswathy

For HOME-LINE INFRA,

*[Signature]*  
 Partner

1వ పుస్తకము 20 13 వ సంవత్సరపు 8725  
 దస్తావేజు మొత్తము లాభముల సంఖ్య 20  
 ఈ కాగితపు క్రమ సంఖ్య 1

జాయింట్ సబ్-రిజిస్ట్రార్-II



013వ సం॥ మే నెల 13వ తేదీ

935వ ప.స. వైదొలి మాఫం 23వ

అంశాలు 11 మరియు 12 గంటలచుట్ట

ల్లా రిజిస్ట్రార్ కార్యాలయము, రంగారెడ్డి జిల్లా(పూర్వ)

K. Saraswathy

జిల్లా పట్టణము 1908 లోని సెక్షన్ 32ఎను అనుసరించి

పుచ్చించినట్లైన ఛార్జ్ గ్రాఫులు మరియు వేలిముద్రలతో సహా

ఫాలు డేట్ కు ముందు రూ॥ 2000/- చెల్లించినారు.

గాని ఇచ్చినట్లు ఒప్పుకున్నది

ఎదురు బొటనవ్రేలు గుర్తు

K. Saraswathy  
 K. Saraswathy w/o. K. Pradyot Kumar  
 Plo. P-No. 58, Maik Sai Enclave, Kapra  
 Eastpost, Hyderabad.

దము బొటనవ్రేలు

B. Anand Kumar s/o. B.N. Ramulu  
 Plo. P-No. 869, Deence Colony,  
 Sanitkolan, Secbad.

దము బొటనవ్రేలు

K. Srinivasa Reddy s/o. K. Venkata Reddy  
 Plo. F.No. 103 Coast Residency,  
 Nagar Kranti Nagar, A.S. Rao Nagar  
 Hyderabad.

దము బొటనవ్రేలు

K. Pradyot Kumar s/o. K. Vittal Rao  
 Plo. P-No. 58, Maik Sai Enclave, Kapra Eastpost, Hyd.

దము బొటనవ్రేలు

N. Kiran Kumar s/o. N. Madhu Sudhana Reddy  
 Plo. P-No. 275 V-N Colony, Meerpet, Meen-Aer,  
 Hyd-40.

తది 13 వ మే

తది 23 వ వైదొలి

జాయింట్ సబ్-రిజిస్ట్రార్-II

WHEREAS the OWNER/FIRST PARTY is the sole, and absolute owner and peaceful possessor of the Open Land in Survey Nos.602 (Part) and 605 (Part), admeasuring an area 1602.27 Sq.Yards equivalent to 1339.49 Sq.Mts., Situated at **KAPRA VILLAGE**, under GHMC, Kapra Circle, Keesara Mandal, Ranga Reddy District, having purchased from KOTTURI SREERAM MURTHY S/O. LATE. K. LINGAMAIAH, represented by his GPA vide document No.319/2006, of Book-IV, Dated:06/11/2006, SRI. K. PRADYOT KUMAR S/O. SRI. K. VITTAL RAO, by virtue of Registered Sale Deed vide document No.3294/2012, of Book-I, dt:28/09/2012, Registered at S.R.O. Kapra, Ranga Reddy District.

AND WHEREAS the Developer/Second Party is engaged in the business of development and construction of complexes, having the necessary finance and infrastructure and the Developer/Second Party has offered to develop the said schedule property belonging to the OWNER/FIRST PARTY by constructing of Multi Storeyed Residential Complex, entirely with its own funds, and the OWNER/FIRST PARTY have agreed to the said offer and parties have mutually agreed that the development shall be on the following terms and conditions.

1. The OWNER/FIRST PARTY hereby specifically agree, declare and assure the Developer/Second Party that she is the absolute owner and is in full possession of the said Schedule Property and that no other persons have any title, right, claim, interest etc., of whatsoever nature in and over the said property and the same is not governed by Urban Land Ceiling Act.
2. The OWNER/FIRST PARTY hereby declare that the schedule property is free from encumbrances, charges, lien, attachments, adverse and unauthorised occupation, claim and litigation, of whatsoever nature and is not subject to acquisition proceedings from any authority, in relation to the whole or any part thereof and that she has not entered into any agreement of sale or development of the said property earlier and no such agreement is existing as on this day.
3. The OWNER/FIRST PARTY hereby grant the Developer/Second Party exclusive right and authority of the development of the said schedule property and the second party hereby accept such right on the terms and conditions herein after mentioned.
4. In consideration of the OWNER/FIRST PARTY granting to the Developer/Second Party the exclusive right and authority to develop the said property, entirely with the funds of the Developer/Second Party agrees to construct and covenants to hand over 42% of the proportionate constructed area out of the schedule property to the Owner/First party on completion.

K. Saraswathy

For HOME-LINE INFRA,

Partner.

1వ పుస్తకము 2013 వ సంవత్సరపు	8725
దస్తావేజు మొత్తము, బాంధుత్వము సంఖ్య	20
ఈ కాగితపు క్రమ సంఖ్య	2

జాయింట్ సబ్-రిజిస్ట్రార్-II

**ENDORSEMENT**

Certified that the following amounts have been paid  
In respect of this document:

(Vide Challan Ref. No: 030744-11.5.13)  
Value of Doct. (MV/Consideration) Rs 33,33,000/-  
M.V. - 34,50,600/-

- I STAMP DUTY:**
- 1. in the shape of stamp papers Rs 100
  - 2. in the shape of challan Rs 333260/-
  - 3. in the shape of cash Rs 11700/-
  - 4. adjustment of stamp duty (u/s. 16 of I.S. Act, 1899, if any) Rs -

- II TRANSFER DUTY:**
- 1. in the shape of challan Rs -
  - 2. in the shape of cash Rs -

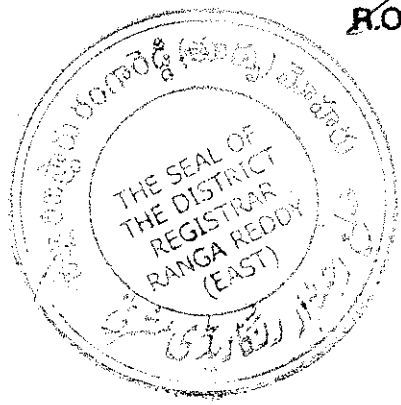
- III REGISTRATION FEES:**
- 1. in the shape of challan Rs -
  - 2. in the shape of cash Rs 2000/-

- IV USER CHARGES:**
- 1. in the shape of challan Rs -
  - 2. in the shape of cash Rs 100/-

**TOTAL:** Rs. ~~34,71,600/-~~ 3,47,160

Date: 13.5.13

*[Signature]*  
Jt. Sub-Registrar  
R.O.. Ranga Reddy (East)



- a) The Developer/Second Party agrees to construct the whole project as per the specifications annexed 1-B entirely with its own funds and undertake to complete the project within 18 months duration with a grace period of 3 months from the date of GHMC sanctioning plan. Time is essence of this Development Agreement cum General Power of Attorney. It is mutually agreed that after completion of the project Developer/Second Party agree to allot to the OWNER/FIRST PARTY as follows:-

**OWNER/FIRST PARTY SHARE 42%**

STILT FLOOR	:	42% OF PARKING AREA
GROUND FLOOR	:	42% OF PARKING AREA
FIRST FLOOR	:	101 AND 105
SECOND FLOOR	:	202 AND 203
THIRD FLOOR	:	302 AND 305
FOURTH FLOOR	:	401 AND 402
FIFTH FLOOR	:	503 AND 504

**DEVELOPER/SECOND PARTY SHARE 58%**

STILT FLOOR	:	58% OF PARKING AREA
GROUND FLOOR	:	58% OF PARKING AREA
FIRST FLOOR	:	102,103 AND 104
SECOND FLOOR	:	201, 204 AND 205
THIRD FLOOR	:	301,303 AND 304
FOURTH FLOOR	:	403,404 AND 405
FIFTH FLOOR	:	501,502 AND 505

5. The OWNER/FIRST PARTY had delivered the vacant and physical possession of the schedule property to the Developer/Second Party. The Copies of title deeds and Link documents of the Schedule Property had been handed over to the Developer/Second Party.
6. Each Party shall have a right and shall be entitled to sell, dispose alienate their respective share of constructed area as designated to them along with proportionate undivided share in the land.
7. In case any exemption/permission for development of the schedule property is required from the competent authority under Urban Land Ceiling Act or any other Authority, the OWNER/FIRST PARTY shall apply and obtain the same at the cost of Developer/Second Party and deliver the same to the Developer/Second Party.

*K. Suresh Kumar*

For HOME-LINE INFRA,

*[Signature]*  
Partner.

1వ పుస్తకము 2013 వ సంవత్సరపు 8725  
 దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
 ఈ కాగితపు క్రమ సంఖ్య 3  
 జాయింట్ సబ్-రిజిస్ట్రార్-II

CERTIFICATE OF REGISTRATION

Registered as Doct. No. 8725  
 of 2013 (1933 SE) of Book-I and  
 assigned the identification No.  
1527.1-8725 of 2013 for scanning.

*(Handwritten Signature)*

**Joint Sub Registrar II**  
 Dated: 13.5.13 Ranga Reddy (East), A.P.




8. The OWNER/FIRST PARTY undertakes to keep the schedule property free from all encumbrances claims and demands and shall not deal or dispose or encumber the said property or part with in any manner or sell any portion of the property during the subsistence of this agreement.
9. The Developer/Second Party shall have right and shall be entitled to develop the schedule property by constructing Multi Storied Residential Complex at its own cost and responsibility. The Developer/Second Party may appoint its own nominee to construct the same in accordance with the plan sanctioned by Municipality/GHMC as the case may be and working plan for the said construction.
10. The Developer/Second Party shall be entitled to apply for and obtain all necessary and required permissions and clearances etc., in the name of the OWNER/FIRST PARTY from the Municipal Corporation and all other Government Departments/Authorities, bodies, offices etc., for construction of the complex on the Schedule Property and the OWNER/FIRST PARTY shall facilitate the Developer/Second Party in all respects and shall do every thing that is required by signing necessary documents as and when required.
11. The Developer/Second Party shall appoint competent Architects, Engineers, Masons, Workmen and others as may be necessary for the purpose of undertaking construction of complex in the schedule property.
12. It is agreed between the parties that the Developer/Second Party on its own accord shall be entitled to enter into a separate agreement as it is mentioned in this agreement in respect of his share of ~~constructed area~~ and undivided share in the land for sale or otherwise including receipt and appropriation of sale proceeds and other consideration from the prospective purchaser etc., for the built up area to be sold to various prospective purchasers in the said complex to be constructed on the said property except first party property share.
13. The Developer/Second Party shall be solely responsible for the construction of the complex in the said schedule property and the first party shall not be in any way be made responsible for construction of the said complex.
14. The Parties here in agree that the construction of the complex on the schedule property shall be as per super deluxe flat specification.
15. The extra costs for any additions or alterations in the plan as may be needed by the OWNER/FIRST PARTY shall be borne by the OWNER/FIRST PARTY. It is understood that changes shall only be possible during construction stage and shall not involve any major structural change.

K. Swarnathy

For HOME-LINE INFRA,  
  
Partner.

దస్తావేజు నంబరు \_\_\_\_\_ 8425  
 దస్తావేజు మొదలైన కారణముల సంఖ్య \_\_\_\_\_ 20  
 ఈ కారితపు క్రమ సంఖ్య \_\_\_\_\_ 4

  
 జాయింట్ సబ్-రిజిస్ట్రార్-II





16. The OWNER/FIRST PARTY shall be liable to pay all Municipal taxes and other taxes, till the date of delivery of possession of the property to Developer/Second Party till the complex is completed as per this Development Agreement cum General Power of Attorney. Thereafter the parties here in shall be liable to pay taxes as per their respective shares.
17. The OWNER/FIRST PARTY hereby agree, declare and confirm that if any defect is found, discovered or established in the title of the said property, the OWNER/FIRST PARTY shall rectify such defects at her own costs and give valid, perfect marketable title to the Developer/Second Party in respect of the schedule property. The OWNER/FIRST PARTY further agree, admit, confirm, and acknowledge that she had not done any act whereby she is prevented from granting the right in the schedule property or any part whereof.
18. The OWNER/FIRST PARTY agree to join with Developer/Second Party in executing one or more deed or deeds for the transfer of share in the schedule property to other parties with whom the OWNER/FIRST PARTY or the Developer/Second Party may have entered into an agreement for sale of built up areas etc., in the said building complex on completion of the project, provided however that the duty and regulation charges if any, in respect of such deed or deeds of transfer on account of sale shall be payable by the prospective purchaser/s.
19. Both the parties hereby agree to enter into supplemental agreement in the event of such contingency existing for incorporation or clarification of necessary clauses of this Agreement or to meet the needs of the time but such supplemental agreement shall be in conformity with the spirit of this main agreement.
20. The OWNER/FIRST PARTY agree that Developer/Second Party shall have right and shall be entitled to appear and represent the OWNER/FIRST PARTY, before all courts, authorities concerned from time to time in relation to the said schedule property and the development and disposal thereof and to accept service of any writ, summons etc., on behalf of the OWNER/FIRST PARTY after due consultation with the later construction should bear by the Developer/Second Party.
21. In case of any dispute arising between parties hereto at a later date, the same shall be referred to Arbitrators, appointed by each party and their decision shall be final. The reference shall be governed by the Arbitration and Conciliation Act, 1996.
22. Each party hereto default of the other party in complying and fulfilling their part of performance and obligation agreed herein shall be entitled to seek specific performance of this agreement against the defaulting party with costs as assessed by an Arbitrator.
23. It is also understood and agreed that all the terms and conditions mentioned herein shall also apply with equal force to all the nominees, transferees etc., of the parties herein.

*K. Sarashwathy*

For HOME-LINE INFRA,

*[Signature]*  
Partner.

1వ పుస్తకము 2013 వ సంవత్సరపు 8725  
 దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
 ఈ కాగితపు క్రమ సంఖ్య 5

జాయింట్ సబ్-రజిస్ట్రార్-II




24. The Developer/Second Party shall take all such precautions and measures for the safety of the workers, residents of the area and all such claims if any by third party shall be purely to the account of the Developer/Second party and the OWNER/FIRST PARTY shall be in no way be liable or responsible for the same.
25. All the common spaces, lift, water connection/borewell/pump set and other common facilities shall be held commonly for the benefit of the entire complex without any exclusive right. The maintenance charges shall however be borne by all the Owners/users jointly. These charges will be calculated in accordance with supplemental agreement between the parties.
26. The OWNER/FIRST PARTY shall not interfere in the day-to-day construction activities including the mode, type and design of the complex and the same shall be at the discretion of the Developer/Second Party.
27. The OWNER/FIRST PARTY and DEVELOPER/SECOND PARTY have decided the name of the Multi Storied Residential Complex is "SREE RAMA VERDURE HOMES".
28. The Developer/Second Party undertakes and assures the OWNER/FIRST PARTY that they will ensure that in all its actions, they will take care to protect and safeguard the legal title of the OWNER/FIRST PARTY to the property and to protect the interest of the OWNER/FIRST PARTY in every way and all its actions under this Agreement will be governed accordingly. The Developer/Second Party further undertakes that it shall not permit any person to enter and use the schedule property except their workmen and staff for construction.
29. The OWNER/FIRST PARTY hereby appoint and constitute:

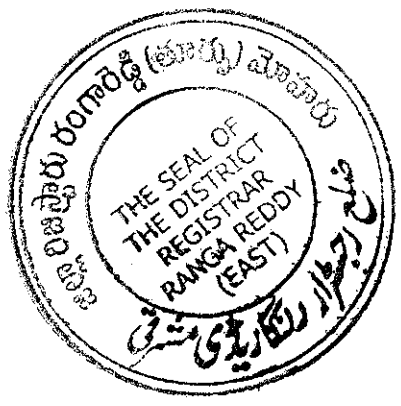
M/s. HOME-LINE INFRA, having its office at Plot No.869, Defence Colony, Sainikpuri, Secunderabad, represented by its Partners (1) SRI. B. ANAND KUMAR S/O. B. N. RAMULU, aged about 45 years, Occupation: Business, R/o: Plot No.869, Defence Colony, Sainikpuri, Secunderabad, and (2) SRI. K. SRINIVASA REDDY S/O. K. VENKATA REDDY, aged about 51 years, Occupation: Business, R/o: Flat No.103, Crest Residency, Naya Kranthi Nagar, A. S. Rao Nagar, Hyderabad-500 062, as her lawful attorney to all or any of the acts directly related to the construction and for more clarity mentioned hereunder in respect of Schedule Property.

- a. To manage construction and to supervise the schedule property during construction and to attend all matters pertaining thereto.
- b. To appoint and engage architects, builders, constructors and/or any other persons for any new construction and for drawing up plans for construction of building.

*K. Sureswathy*

For HOME-LINE INFRA,  
*[Signature]*  
Partner.

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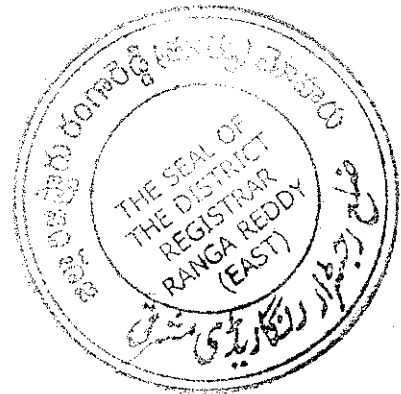
- c. To submit plans and apply with competent authority departments etc., for raising any new construction and for drawing up plans for construction of buildings.
  - d. To pay all taxes, cess, other charges including the fees and charges for obtaining permissions for demolition and construction and obtain valid receipts for such payments.
  - e. To enter into and execute such sale-deeds and other instruments and documents in respect of the building, the parking area spaces/garages etc., and undivided share in the land, which represent 58% share of Developer/Second party as demarked and identified by the parties.
  - f. To take necessary legal action and initiate/defend any proceeding in respect of the schedule property in all courts, civil and criminal, High Courts, Supreme Court, Revenue Department and all other Government and Quasi Government offices etc., and to engage any Advocates, Solicitors, Chartered Accountants and other practitioners in case there is a need and to do any/all acts with regard to safeguarding / protecting the schedule property.
  - g. To sign and verify plaints, written statements, counter petitions, affidavits, appeals, all applications, forms, declaration, and all other papers etc., and to initiate and take further proceedings, including giving evidence which may be necessary for protecting the said schedule property by Developer/Second Party.
  - h. To negotiate Compound, Compromise and to withdraw all or any complaints, suits, appeals etc., filed by or against, in any court or departmental offices, etc.,
  - i. To execute Sale Deeds or any documents, conveyance deeds, instruments for conveying and transferring the property as per development agreement in favour of the prospective purchaser/s as a whole or in part or undivided shares in the land herein as may be required under the law with power to deliver the possession, there of and present the same for registration before the competent authorities and admit the execution thereof, only in respect 58% share of the Developer/Second party along with 58% undivided share of land , which is already marked and identified.
30. The OWNER/FIRST PARTY hereby ratify and confirm and agree to ratify and confirm whatsoever our attorney shall lawfully do or purports to do by virtue of these presents and the same shall be binding on me.

K. Sarathwathy

For HOME-LINE INFRA,  
  
Partner.

13 వ పేజీ	8725
దస్తావేజు సంఖ్య	30
ఈ కాగితపు క్రమ సంఖ్య	7

  
 జాయింట్ సబ్-రిజిస్ట్రార్-II



31. The Stamp duty and registration charges and other expenses relating to the execution and registration of the sale deed/s in respect of Developer's share out of schedule property allotted to the Developer/Second Party and the stamp duty and registration fee of this Development Agreement shall be borne by the Developer/Second Party or its nominees as the case may be.
32. The Developer/Second Party at the request of the OWNER/FIRST PARTY shall cooperate and join in the execution of the sale deeds in respect of the share of the OWNER/FIRST PARTY to give valid perfect and marketable title to the prospective purchasers. However, all the costs etc., shall be borne by the OWNER/FIRST PARTY or her transferees.

**SCHEDULE OF PROPERTY**

All that the Open Land in Survey Nos.602 (Part) and 605 (Part), admeasuring an area 1602.27 Sq.Yards equivalent to 1339.49 Sq.Mts., Situated at **KAPRA VILLAGE**, under GHMC, Kapra Circle, Keesara Mandal, Ranga Reddy District, (Covered under block No.03) and bounded by:

NORTH BY : GHMC PARK OF O.U.T.COLONY  
AND 33'-10" WIDE ROAD  
SOUTH BY : GHMC PARK OF HMT BEARING COLONY  
AND SRI SITARAMACHANDRA SWAMY TEMPLE  
EAST BY : SRI SITARAMACHANDRA SWAMY TEMPLE  
WEST BY : GHMC PARK OF HMT BEARING COLONY

In WITNESS WHEREOF the parties hereunder have signed this deed of DEVELOPMENT AGREEMENT-CUM-G.P.A. on this the 13<sup>th</sup> day of MAY 2013.

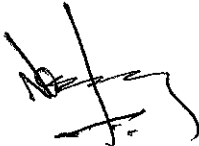
**WITNESSES:**

1.




*K. Sushwathy*  
**OWNER/FIRST PARTY**

2.



For HOME-LINE INFRA,  
*[Signature]*  
Partner,  
**DEVELOPER/SECOND PARTY**

1వ పుస్తకము ఖాతా పనులముద్ర	8425
రస్తావేజు వెంట్రము కాగితముల సంఖ్య	20
ఈ కాగితపు క్రమ సంఖ్య	8

  
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**ANNEXURE-1A**

All that the Open Land in Survey Nos.602 (Part) and 605 (Part), Situated at **KAPRA VILLAGE**, under GHMC, Kapra Circle, Keesara Mandal, Ranga Reddy District.

- |   |                                     |
|---|-------------------------------------|
| 1) Description of the Building                          | : Basement + Stilt + 5 Upper Floors |
| a) Nature of Roof                                       | : R.C.C. Roof                       |
| b) Type of Structure                                    | : Framed Structure                  |
| 2) Age of the Building                                  | : Proposed as per plan              |
| 3) Total Extent of the Site                             | : 1602.27 Sq.yds.,                  |
| 4) Built up area particulars<br>(Proposed construction) | : 42,400.00 Sq.Feet.,               |
| Basement (for Parking)                                  | : 3262.00 Sq.Feet                   |
| Stilt Floor (for Parking)                               | : 6523.00 Sq.Feet.,                 |
| First Floor   | : 6523.00 Sq.Feet.,                 |
| Second Floor  | : 6523.00 Sq.Feet.,                 |
| Third Floor   | : 6523.00 Sq.Feet.,                 |
| Fourth Floor  | : 6523.00 Sq.Feet.,                 |
| Fifth Floor   | : 6523.00 Sq.Feet.,                 |
| 5) Annual Rental Value                                  | : NIL                               |
| 6) Municipal Taxes per Annum                            | : NIL                               |
| 8) Market Value of the Building                         | :                                   |
| 1602.27 Sq.yds X Rs.3,500/-                             | : Rs.56,07,945/-                    |
| 32615 Sq.Feet X Rs.700/-                                | : Rs.2,28,30,500/-                  |
| 9785 Sq.Feet X Rs.500/-                                 | : Rs.48,92,500/-                    |
|   | -----                               |
| Total   | : Rs.3,33,30,945/-                  |
|   | -----                               |

**CERTIFICATE**

Do hereby declare that what is stated above is true to the best of my/our knowledge and belief.


Date:13/05/2013.

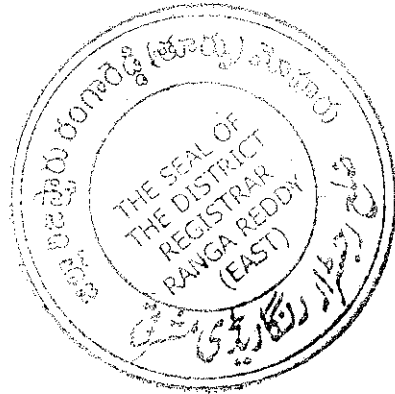
*K. Swathy*  
Signature of the Executant

For HOME-LINE INFRA,

*B. Suresh Babu*  
Partner  
Signature of the Claimant

1వ పుస్తకం సంఖ్య 2013 వ సంవత్సరం 8725  
 దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
 ఈ కాగితపు క్రమ సంఖ్య 9

  
 బాయింట్ సబ్-రిజిస్ట్రార్-II



## ANEXURE 1-B

### SPECIFICATIONS

#### **R.C.C. Framed Structure**

Earthquake resistant foundation with R.C.C. M20 grade concrete.

#### **Superstructure**

Brick Masonry with good quality cement solid concrete bricks in cement mortar.

#### **Plastering**

- Internal: Double Coat Cement Plaster (Cement Putty) finish.
- External: Double Coat Sand-faced Cement Plastering.

#### **Doors**

##### **Main Door**

- Frame: Best Teak wood Frame.
- Shutters: Best Teakwood Door Shutter

##### **Internal Doors**

- Frames: Teakwood Frames
- Shutters : Moulded & Panelled Door Shutters.

##### **Bathroom Doors**

- PVC Panel / Moulded & Panelled Door Shutters.

#### **Windows**

- Window frames & shutters in UPVC or Aluminium with glass panels and provision for mosquito proofing.

#### **Painting**

- External: Texture paint with a combination of ACE / WEATHER SHIELD MAX Paint in specified areas as wherever required.
- Internal: 2 coats of Acrylic Emulsion paint of ICI make or equivalent smooth finish with 1 coat of primer over 2 coats of NCL Wallcare Putty.

#### **Flooring**

- Bedrooms, living rooms, drawing rooms, dining rooms, TV lounge, and Kitchen: Vitrified Tiles of 24" x 24 " with 3" skirting of ISI make.
- Bathrooms, utility: Ceramic Non-slippery Acid-resistant Tile Flooring of ISI make.
- Covered Balconies & Opened Portico: Ceramic Tiles of ISI make or equivalent.

#### **Cladding & Dadoing**


- Kitchen: Glazed Ceramic Tile Dado upto 2'0" height above kitchen counter of ISI make or equivalent.
- Bathrooms: Glazed Ceramic Tile Dado of ISI or equivalent upto 7'0" (Door) height.
- Utilities/Wash: Glazed Ceramic Tile Dado upto 3'0" height of ISI make or equivalent

*K. Saravathy*

For HOME-LINE INFRA,

*[Signature]*  
Partner.

1వ పుస్తకము 2013 వ సంవత్సరపు	8725
దస్తావేజు మొత్తము కాగితముల సంఖ్య	20
ఈ కాగితపు క్రమ సంఖ్య	10

  
 జాయింట్ సబ్-రిజిస్ట్రార్-II



**Kitchen**

- Granite platform with Stainless Steel Sink of ISI. Provision of exhaust fan and chimney.

**Utilities / Wash**

- Provision for washing machine & wet area for washing utilities.

**Plumbing & Sanitary Fixtures**

- UPVC Pipes for water supply and PVC pipes for drainage.
- Floor Mounted EWC (European Model) with flush tank of CERA / Hindware or equivalent.
- All CP Fittings are of Hindware make or equivalent.

**Electrical**

- Concealed Copper Wiring in PVC Conduits.
- Power outlets for air-conditioners in all bedrooms & drawing.
- Power plug for chimney, refrigerator, mixer grinder in kitchen.
- 3 Phase supply for each unit and individual meter boards.
- Miniature Circuit Breakers (MCBs). All electrical modular switches & sockets of Italia or equivalent make.
- \* 24 Hrs. power backup Generator for Lift and Common areas

**Lift**

Six passengers lift of standard make.

*K. Suresh*

For HOME-LINE INFRA,






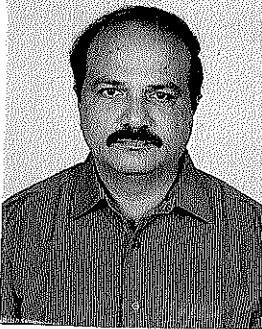



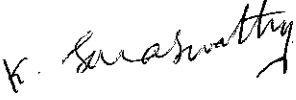
*[Signature]*  
Partner.

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జాయింట్ సబ్-రిజిస్ట్రార్-II



**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908**

<b><u>FINGER PRINT IN BLACK INK (LEFT THUMB)</u></b>	<b><u>PASS PORT SIZE PHOTOGRAPH</u></b>	<b><u>NAME AND PERMANENT POSTAL ADDRESS OF PRESENTANT/SELLER/BUYER</u></b>
		<b>K. SARASWATHY</b> R/o: Plot No.58, Manik Sai Enclave, Kapra, ECIL Post, Hyderabad-500 062.
		<b>B. ANAND KUMAR</b> R/o: Plot No.869, Defence Colony, Sainikpuri, Secunderabad,
		<b>K. SRINIVASA REDDY</b> R/o: Flat No.103, Crest Residency, Naya Kranthi Nagar, A. S. Rao Nagar, Hyderabad-500 062.
<b><u>SIGNATURE OF WITNESSES:-</u></b>		
1. 	<b>For HOME-LINE INFRA,</b>  Partner:	
2. 	 <b>SIGNATURE OF EXECUTANT</b>	


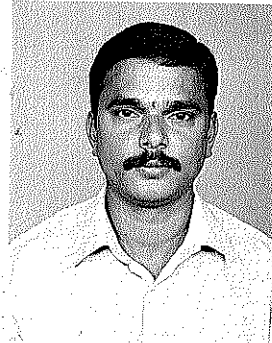

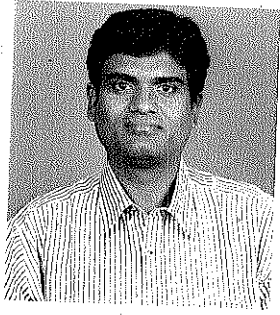


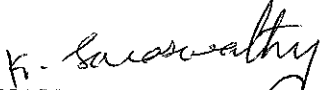

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 జాయింట్ సబ్-రజిస్ట్రార్-II






**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908**

<b><u>FINGER PRINT IN BLACK INK (LEFT THUMB)</u></b>	<b><u>PASS PORT SIZE PHOTOGRAPH</u></b>	<b><u>NAME AND PERMANENT POSTAL ADDRESS OF WITNESSES</u></b>
 <b><u>WITNESS.1</u></b>		K. Pradyot Kumar S/o. K. Vittal Rao R/o. P. No. 58, Maeik Sai Enclave, Kapra, ECIL Post Hyderabad.
 <b><u>WITNESS.2</u></b>		N. Kiran Kumar S/o N. Madhu Sridhar NDDY Plot No 275, Vinobay meerpet madhali Hyderabad 500040
<b><u>SIGNATURE OF WITNESSES:-</u></b>		
1. 	<p>For HOME-LINE INFRA,  Partner,   SIGNATURE OF EXECUTANT</p>	
2. 		


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ఈ కాగితపు క్రమ సంఖ్య	13

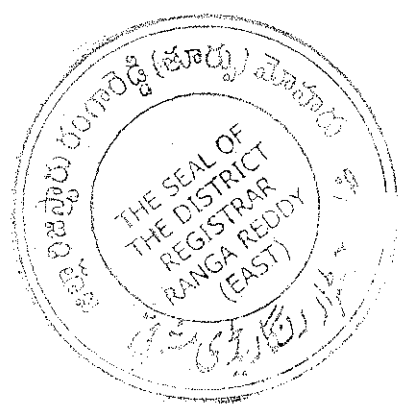
  
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1వ పుస్తకము 20 12 న రిజిస్ట్రేషన్	8725
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 జాయింట్ సబ్-రిజిస్ట్రార్-II



Developer no,

स्थाई लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AENPB5288E**

नाम /NAME  
**ANAND KUMAR BHASHYAKARLA**

पिता का नाम /FATHER'S NAME  
**NARASIMHA RAMULU**

जन्म तिथि /DATE OF BIRTH  
**29-07-1968**

हस्ताक्षर /SIGNATURE

मुख्य आयकर आयुक्त, आंध्र प्रदेश  
Chief Commissioner of Income-tax, Andhra Pradesh

इस कार्ड के खो / मिल जाने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दे  
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आयकर भवन,  
बरीर बाग,  
हैदराबाद - 500 004.

In case this card is lost/found, kindly inform/return to the issuing authority :

Chief Commissioner of Income-tax,  
Aayakar Bhavan,  
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Hyderabad - 500 004.

*[Handwritten signature]*

1వ పుస్తకము 20 13 వ పుస్తకము 8725


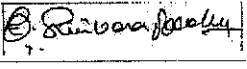
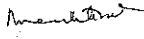
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ఈ కాగితపు క్రమ సంఖ్య 15

జాయింట్ సబ్-రిజిస్ట్రార్-II

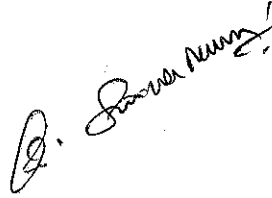


Developer No 2


स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER	
<b>AJZPK3409K</b>	
नाम /NAME	
<b>SRINIVAS REDDY KATHI</b>	
पिता का नाम /FATHER'S NAME	
<b>VENKATA REDDY KATHI</b>	
जन्म तिथि /DATE OF BIRTH	
<b>01-01-1963</b>	
हस्ताक्षर /SIGNATURE	
	
	 मुख्य आयकर आगुत, आन्ध्र प्रदेश Chief Commissioner of Income-tax, Andhra Pradesh

इस कार्ड के खो / भिल जाने पर कृप्या जारी करने वाले प्राधिकारी को सूचित / वापस कर दें  
मुख्य आयकर आगुत,  
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बशीर बाग,  
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ఈ లాగివపు క్రమ సంఖ్య	16


  
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1వ పుస్తకము 2013 వ సంవత్సరం	8725
దస్తావేజు మొత్తము కాగితముల సంఖ్య	20
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**INDIAN UNION DRIVING LICENCE**  
**ANDHRA PRADESH**

**DRIVING LICENCE**  
**DLFAP029392322008**

NAREDDY KIRAN KUMAR  
 N MADHU SUDHANA REDDY  
 PLNO/275  
 VENKATESWARA NAGAR  
 MEERPET, MOULALI  
 R R DIST

Signature: *[Signature]*  
 Issued on: 11/08/2008


Licensing Authority  
 RTA-RANGA REDDY(E)

M3810363/08

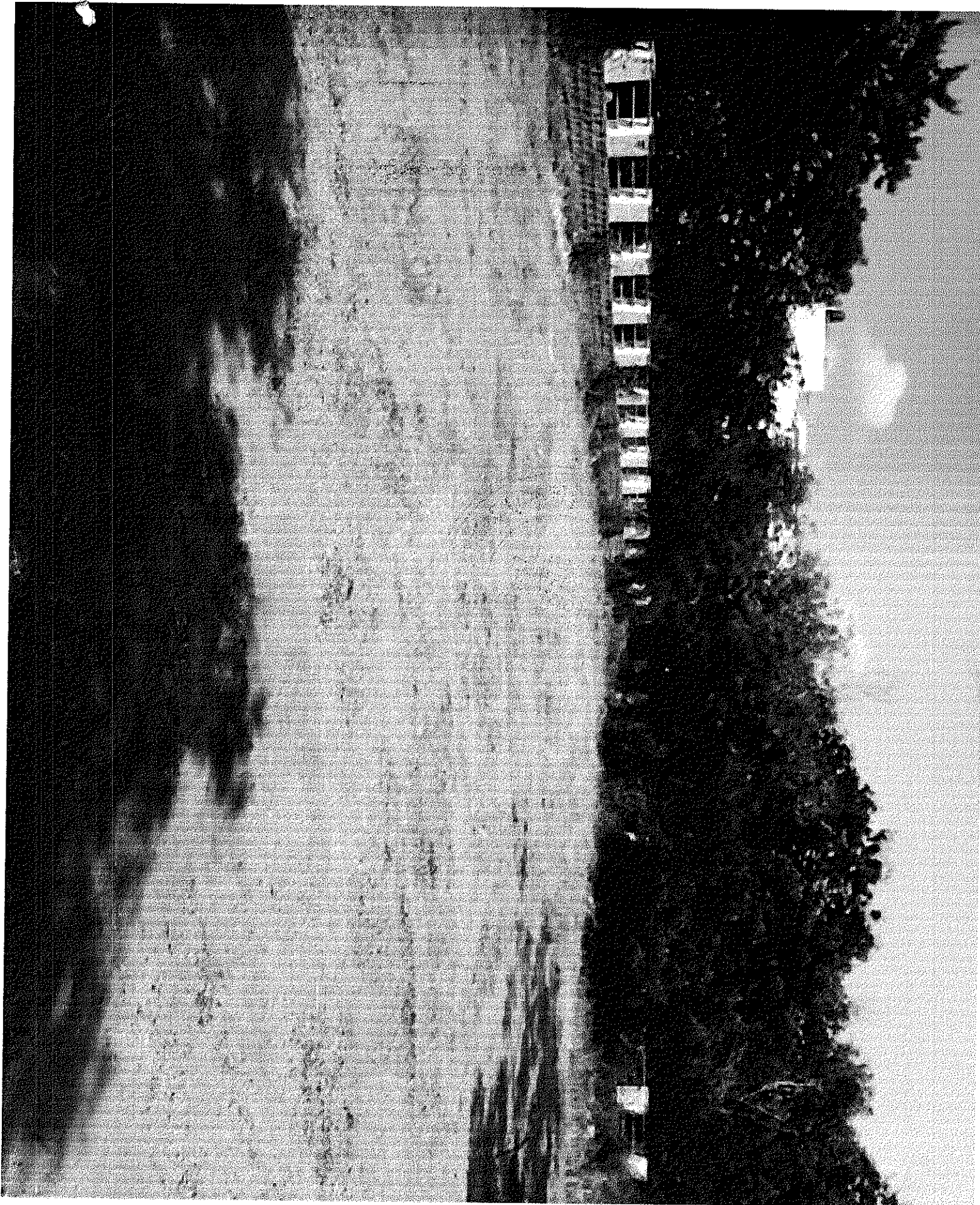
Class Of Vehicle	Validity
Non-Transport Transport LMV,MCWG	05/04/2023
<b>Hazardous Validity</b>	
<b>Badge No.</b>	
<b>Reference No.</b>	DLFAP029392322008
<b>Original LA.</b>	RTA RANGAREDDY EAST
<b>DOB</b>	06/04/1973
<b>Blood Gr.</b>	
<b>Date of 1st Issue</b>	11/08/2008

*[Handwritten Signature]*

1వ పుస్తకము 2013 వ సంవత్సరము 8425  
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1వ పుస్తకము 2011 వ సంవత్సరపు 8725  
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K. Srividya  
SS.No. 4626  
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*Signature*  
Vidya Mani  
SS.No. 78X2

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