

ORIGINAL

A-116

దస్తావేజులు మరియు రుసుముల రశీదు

సం. 7964

శ్రీమతి / శ్రీ A. Prabhakar Reddy (SPA)

ఈ దిగువ ఉదహరించిన దస్తావేజులు మరియు రుసుము పుచ్చుకోవడమైనది. 30/10/12

దస్తావేజు స్వభావము	Sale			16/4, 10/5
దస్తావేజు విలువ	1975000			
స్టాంపు విలువ రూ.	100			
దస్తావేజు నెంబరు	2972/13			
రిజిస్ట్రేషన్ రుసుము	9875			
లోటు స్టాంపు (D.S.D.)				
GHMC (T.D.)	78900			
యూజర్ ఛార్జీలు	29625			
అదనపు షీట్లు	100			
5 x .....				
	002839			
	7/05			
మొత్తం	118500			


VAT  
 32925  
 32362  
 14/5/13  
 RETURNEL

(అక్షరాల)

రూపాయలు మాత్రమే

తేది 10/9/13

వాపసు తేది \_\_\_\_\_

  
 సబ్-రెజిస్ట్రార్  
 పల్నాడు

If Document is not claimed within 10 days from the date of Registration, safe custody fee of Rs. 50/- for every thirty days or part thereof, if in excess of 10 days subject to maximum of Rs. 500/- will be levied.



302

DOCT No. 2972/13

SCANNED



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

AY 933088

S.No. 17590 Dt.30-10-2012 Rs.100/-  
 Sold to : Sri. Bhaskar S/o Vittal, R/o Hyd.  
 For Whom: Self & Others,

*(Signature)*  
 K. GIRIBABU  
 LICENCED STAMP VENDOR  
 LIC.No. 16-02-30/1998  
 REN. No, 16-02-08/2010  
 Sub-Bapunagar, Amberpet, Hyd-13  
 CELL No. 9989259839

SALE DEED

This Sale Deed is made and executed on this 16<sup>th</sup> day of April 2013 at SRO, Vallabhnagar, Hyderabad by:

1. SHRI. KARNATI BHASKAR, S/o. SHRI. K. NARSIMHA, aged about 48 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
2. SHRI. K. GOPINATH, S/o. SHRI. K. BHASKAR aged about 23 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
3. SHRI. A. PURUSHOTHAM, S/o. SHRI. A. VITTAL aged about 48 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, 1<sup>st</sup> floor, Jayamansion, Kavadiguda, Hyderabad.
4. SHRI. A. SRINIVAS, S/o. SHRI. A. VITTAL aged about 38 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, 1<sup>st</sup> floor, Jayamansion, Kavadiguda, Hyderabad.
5. SHRI. BELIDE VENKATESH, S/o. SHRI. EASHWARAIAH, aged about 45 years, Occupation Business, Resident of H. No. 1-3-2, Kisan Nagar, Bhongir, Nalgonda Dist.

Hereinafter jointly referred to as the "Vendors" and severally as Vendor No. 1, Vendor No. 2, Vendor No. 3 Vendor No. 4 and Vendor No. 5 respectively.

1. *(Signature)* 2. *(Signature)* 3. *(Signature)*  
 4. *(Signature)* 5. *(Signature)*

1వ పుస్తకము... 2013 సం/చ.స. 19... 35 వ.సం.పు  
 దస్తావేజు నెం... 2972 ముఖ్య... భాగముల సంఖ్య  
 (19) ఈ కాగితము వదున సంఖ్య ( 1 )

**ENDORSEMENT**

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

- I. Stamp Duty:**
  - 1. in the shape of stamp papers..... Rs. 100 = 00
  - 2. in shape of challan ( u/S.41. of I.S.Act.,1899)..... Rs. 78900 = 00
  - 3. in the shape of cash (u/s.41 of I.S.Act.,1899)..... Rs. =
  - 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. 29625 = 00
  - 2. in the shape of cash..... Rs. =
- III. Registration fees:**
  - 1. in the shape of challan..... Rs. 9875 = 00
  - 2. in the shape of cash..... Rs. =
- IV. User Charges:**
  - 1. in the shape of challan..... Rs. 100 = 00
  - 2. in the shape of cash..... Rs. =

జాయింట్ సబ్ రిజిస్ట్రార్-15  
 వల్లభనగర్



2013 వ.సం. 10 వ తేది  
 1935 చ.స.నెం. 20 వ తేది వగలు  
 చుట్టూరు గంటల మున్య వల్లభనగర్ సబ్ రిజిస్ట్రార్  
 కార్యాలయంలో శ్రీ కె.ప్రభాకర్ రెడ్డి  
 రిజిస్ట్రేషన్ చట్టము 1908 లోని సెక్షన్ 32వ సు. అనుసరించి  
 సురక్షించుకొనబడిన ఖాతా గ్రాఫులు మరియు కేసుముద్రలతో సహా  
 దాఖలు చేసి రుసుము రూ. 9875 = 00 లు చెల్లించినది  
 వ్రాసి ఇచ్చినట్లు తిప్పిలేర్పాటు  
 (పాపము లేనిదిగా)

118600/-

*K. Prabhakar Reddy*  
 K. Prabhakar Reddy s/o. K. P. Reddy, O.C. Service.  
 o/o: # 5-6-187/3 & 4, 1st floor, Soham mansion, M.G. Road,  
 Sec 6B, through SPA for presentation of Documents vide  
 SPA no. 55/BK/109. dt. 01.06.2009 at SRO, Vallabhnagar.  
 R.R. Dist

D. Pavan Kumar s/o. Mr. D. Anjaneyulu, O.C. Service  
 R/o: # 2-63/2, Parathapur, Uppal, Hyderabad

M. Mahender s/o. Late M. Mallesh, O.C. Service  
 R/o: # 28-72, Yadav Bashi, Neredmet, Hyderabad.

2013 వ.సం. 10 వ తేది  
 1935 చ.స.నెం. 20 వ తేది

*B. Dinagavantha Rao*  
 B. Dinagavantha Rao  
 జాయింట్ సబ్ రిజిస్ట్రార్-15  
 వల్లభనగర్

AND

M/s. GREENWOOD ESTATES, a registered partnership firm, having its office at 5-4-187/3 & 4, II floor, Soham Mansion, M. G. Road, Secunderabad -500 003, represented by its Partners/ Authorised representatives Shri. Soham Modi, Son of Shri. Satish Modi aged about 42 years, Occupation: Business, resident of Plot No. 280, Jubilee Hills, Hyderabad, and Smt. Sridevi, W/o Shri. K.V.S. Reddy aged about 34 years, R/o. Flat No. 502, Vasavi Homes, Uma Nagar, 1<sup>st</sup> lane, Begumpet, Hyderabad, being represented by:

Shri. Karnati Bhaskar, S/o. Shri. K. Narsimha, aged about 48 years, Shri. K. Gopinath, S/o. Shri. K. Bhaskar aged about 23 years, Shri. A. Purushotham, S/o. Shri. A. Vittal aged about 48 years, Shri. A. Srinivas, S/o. Shri. A. Vittal aged about 38 years and Shri. Belide Venkatesh, S/o. Shri. Eashwaraiyah, aged about 45 years, who are the Joint Development Agreement cum General Power of Attorney Holders by virtue of document no. 4102/07, dated 13.09.2007, registered at S.R.O. Vallab Nagar, hereinafter called the "Owner".

IN FAVOUR OF

1. Maj. PRASANT PRATAP SINGH CHAUHAN, SON OF Mr. R. K. CHAUHAN, aged about 30 years.
2. Mrs. VIJITA SINGH, WIFE OF Maj. PRASANT PRATAP SINGH CHAUHAN, aged about 24 years, both are residing at # H No. 118, Lane No. 13, Sainik Nagar, Raibarily Road, Teli Bagh, Lucknow, Uttar Pradesh - 226 025, hereinafter called the "Buyer" (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

The expression Vendors, Owners and Buyer shall mean and include his/her/their heirs, successors, legal representatives, executors, nominees, assignees etc.

WHEREAS:

- A. The Vendors were the absolute owners, possessors and in peaceful enjoyment of land forming a part of Sy. Nos.202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, admeasuring Ac.3-05 Gts., by virtue of registered sale deed dated 5.01.2007, bearing document no.63/2007 duly registered at the office of the Sub-Registrar, Vallabhnagar, R. R. District (hereinafter this land is referred to as the Vendors Land).
- B. The Owner is the absolute owner, possessor and in peaceful enjoyment of land forming a part of Sy. Nos.202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R.R. District, admeasuring Ac.3-00 Gts., by virtue of registered sale deed dated 8.2.2007, bearing doc. No.741/2007 and, Sale Deed dated 5.01.2007 bearing document no.64/2007 duly registered at the office of the Sub-Registrar, Vallabhnagar, R.R. District (hereinafter this land is referred to as the Owners Land).

1 K. Bhar

2 R. G. Prasanth 3 A. Pruthi

4 A. S. Srinivas

5 M. S. Srinivas

19 వ పుస్తకం 2013/10/11 35 వ సంపు  
 తియ్యనీ సెం. 2972 మొట్టమొదట కాగితంల సంఖ్య  
 (19) ఈ కాగితము వరుస సంఖ్య (2)

జాయింట్ సబ్ రిజిస్ట్రారు-15  
 వల్లభనగర్

ENDORSEMENT U/S 41 & 42 OF I.S. ACT

No. 2972/13 Date 10/5/13

I hereby Certify that the deficit Stamp duty  
 78900/- (Rs. Seventy Eight thousand  
 nine Hundred only)

has been levied in respect of the movement from  
 Executant of this doc on the asis of agreed  
 Market Value of Rs. 197500/-  
 been higher than the consideration.

Collector & Sub-Registrar  
 Vallabh Nagar  
 (Under the Indian Stamp Act)

ENDORSEMENT  
 Certified that the following amount has been paid in respect of this documents

Sl. No.	Particulars	In the Name of					
		Stamp Papers	Stamp Duty	Stamp	DE. NO/	Total	
1		100	78900	DONO	002839	79000/-	
2		-	29625	Data	715/13	29625/-	
3		-	9875	HDFC Bank		9875/-	
4		-	100	Sec-bad		100/-	
	Total	100	118500			118600/-	

సబ్ రిజిస్ట్రారు  
 వల్లభనగర్



- C. The Owner has purchased a portion of the land admeasuring about Ac.1-00 Gts., from its previous owner Shri. Bhasker K. Bhatt vide doc no.741/2007 referred to above. Shri. Bhasker K Bhatt became the owner of the said Ac.1-00 Gts., of land in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District by virtue of registered sale deed dated 5.01.2007 bearing document no.62/2007 and duly registered at the office of the Sub-Registrar, Vallabhnagar, R. R. District.
- D. The Vendors Land along with the Owners Land totally admeasuring Ac.6-05 Gts., in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District is hereinafter the referred to as the SCHEDULED LAND and is more particularly described at the foot of the document.
- E. The Vendor and the Owners have purchased the SCHEDULED LAND for a consideration from its previous owners and pattedars namely:
- Shri. M. Jagan Mohan Reddy, S/o. late Shri. Shankar Reddy
  - Shri M. Madhu Mohan Reddy, S/o. late Shri. Shankar Reddy
  - Shri. M. Sudhir Reddy, S/o. late Shri. Narayana Reddy
  - Shri. M. Sushanth Reddy, S/o. late Shri. Narayana Reddy
- F. The Vendor and the Owners have entered into an Joint Development Agreement dated 13.09.2007 in respect of development of the property admeasuring Ac.6-05 Gts., forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District which is herein after referred to as the SCHEDULED LAND. This Joint Development Agreement is registered with SRO, Vallab Nagar as document bearing no. 4100/07, dated 13.09.2007.
- G. As per the terms of Joint Development Agreement, the Owners and the Vendor have agreed to share the proposed constructed areas as contained in Clause 11 and Annexure VI to the above referred Joint Development Agreement.
- H. Broadly the Vendor shall be entitled to 61 flats aggregating to 88,445 Sft of constructed area along with 4,738 sq yds of undivided share of land in the SCHEDULED LAND. The Owner shall be entitled to 284 flats aggregating to 4,06,070 Sft of constructed area along with 21,749 sq yds of undivided share of land in the SCHEDULED LAND.
- I. The Owner has obtained the necessary permissions from Hyderabad Urban Development Authority and the Alwal Municipality vide their Letter No. 3822/P4/P/H/07, dated 9.7.2007. In accordance with the sanctioned plan in all 345 number of flats in 3 blocks aggregating to about 4,94,525 sft along with parking on the stilt floor and other amenities are proposed and agreed to be constructed
- J. The proposed development consisting of 345 flats in 3 blocks with certain common amenities is named as 'GREENWOOD RESIDENCY'.


1 K. Bhar

2 R. Gopal A. Pramanam

4 A. Swain

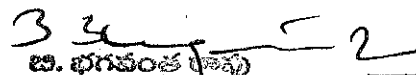
5 N. Srinivas

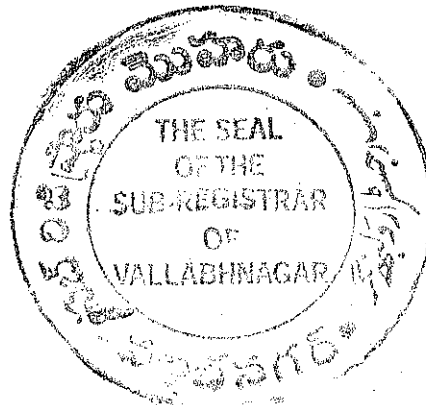
1వ పుస్తకము 2013 సం/సా.న. 19... 35... వ.నం. 2972  
అమ్మదేవి సే... 2972... మొక్కలు అంగముల సంఖ్య  
( 19 ) ఈ అంగముల పేరు సంఖ్య ( 3 )

  
జాయింట్ సేబ్ రిజిస్ట్రారు-15  
వల్లభనగర్

1వ పుస్తకము 2013 సం/ సా.న. 1937వ సం.  
2972 నెంబరుగా అజ్జురు చేయబడినది. స్వీకరించిన  
నిమిత్తం గుర్తింపు నెంబరు 1508-1 2972 2013.

తేదీ- 10/5/13.

  
బ. భగవంత్ రావు  
జాయింట్ సేబ్ రిజిస్ట్రారు-15  
వల్లభనగర్





- K. The Buyer is desirous of purchasing a semi-deluxe apartment bearing flat no.116 on the first floor, in block no. 'A' having a super built-up area of 1230 sq. ft., (i.e., 984 sq. ft. of built-up area & 246 sq. ft. of common area) together with undivided share in the scheduled land to the extent of 65.88 sq. yds., and a reserved parking space for one car on the stilt floor bearing no.A-15 admeasuring about 100 sq. ft., in the building known as Greenwood Residency and has approached the Vendor, such apartment is hereinafter referred to as Scheduled Apartment.
- L. The Vendor has represented by to the Buyer that the Scheduled Apartments has fallen to the share of Vendor and thus absolutely belongs to it by virtue of the above refereed various agreements.
- M. The Buyer has inspected all the title documents of the Vendor in respect of the Scheduled Land and also about the capacity, competence and ability of the Vendor to construct the apartment thereon and providing certain amenities and facilities which are attached to and/or are common to the entire project of GREENWOOD RESIDENCY. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.
- N. The Vendor has agreed to sell the Scheduled Apartment together with proportionate undivided share in land and parking space as a package for a total consideration of Rs.19,75,000/- (Rupees Nineteen Lakhs Seventy Five Thousand Only) and the Buyer has agreed to purchase the same.
- O. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.
- P. The Owners at the request of the Vendor and Buyer are joining in execution of this agreement so as to assure perfect legal title in favour of the Buyer and to avoid in future any litigations. The Owners have has no share in the sale consideration agreed herein.

**NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:**

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the semi-finished, semi-deluxe apartment bearing flat no.116 on the first floor, in block no. 'A', having a super built-up area of 1230 sq. ft., (i.e., 984 sq. ft. of built-up area & 246 sq. ft. of common area) in building known as Greenwood Residency together with:
  - a) An undivided share in the Schedule Land to the extent of 65.88 sq. yds.,
  - b) A reserved parking space for single car on the stilt floor bearing no.A-15 admeasuring about 100 sq. ft.,

situated at forming a part of Sy. Nos. 202, 203, 204, 205 & 206, Kowkur Village, Malkajgiri Mandal, R. R. District, which is hereinafter referred to as the Scheduled Apartment and more particularly described at the foot of this sale deed and in the plan annexed to this sale deed in favour of the Buyer for a total consideration of Rs.19,75,000/- (Rupees Nineteen Lakhs Seventy Five Thousand Only). The Vendor hereby admits and acknowledges the receipt of the said consideration.

1. K. Bhar

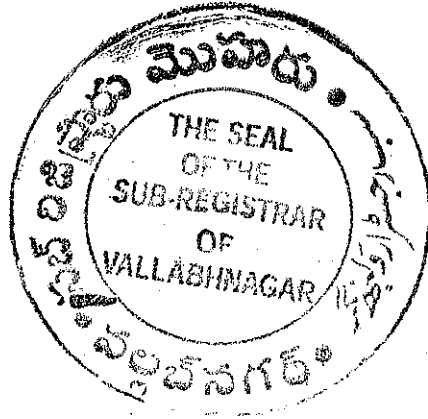
2. A. Gupta 3. A. Pruthi

4. A. Swain

5. ~~N. S. S. S.~~

18 వ పేజీలో 2013/2014 సం. 19... 35 వ. నం. 19  
2972 మొత్తము లాగితముల సంఖ్య  
(19) ఈ కార్యక్రమమునకు సంఖ్య (19)

2  
జాయింట్ సబ్ రిజిస్ట్రారు-18  
వల్లభనగర్



2. The Vendor hereby covenant that the undivided share in Scheduled Land & the Scheduled Apartment belong absolutely to it by virtue of various registered agreements referred to herein in the preamble of this Sale Deed and has therefore absolute right, title or interest in respect of the Scheduled Apartment.
3. The Vendor further covenant that the Scheduled Apartment is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby gives warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled Apartment it shall be the responsibility of the Vendor alone to satisfy such claims. In the event of Buyer being put to any loss on account of any claims on the Scheduled Apartment, the Vendors shall indemnify the Buyer fully for such losses.
4. The Vendor has this day delivered vacant peaceful possession of the Scheduled Apartment to the Buyer.
5. Henceforth the Vendor shall not have any right, title or interest in the Scheduled Apartment which shall be enjoyed absolutely by the Buyer without any let or hindrance from the Vendor or anyone claiming through them.
6. The Vendor hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate the Scheduled Apartment unto and in favour of the Buyer in the concerned departments.
7. The Vendor hereby covenant that the Vendor have paid all taxes, cess, charges to the concerned authorities relating to the Scheduled Apartment payable as on the date of this Sale Deed. If any claim is made in this respect by any department/authorities, it shall be the responsibility of the Vendor to clear the same.
8. That it is hereby agreed and understood explicitly between the parties hereto the Buyer shall be solely responsible for payment of any sales taxes, VAT, service tax or any other similar levy that may become leviable with respect to the sale / construction of the apartments under this sale deed.
9. The Buyer do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Greenwood Residency as follows:-
  - a) The Buyer shall not put forth any independent or exclusive claim, right or title over the land on which the Scheduled Apartment is constructed and it is hereby specifically agreed and declared that the said land shall be held, owned and possessed jointly by the owners of the respective apartment/parking space in GREENWOOD RESIDENCY.

1 K. Bhar  
2 P. Gupta  
3 A. Prakash  
4 A. Saini  
5 ~~\_\_\_\_\_~~

18 వ తేదీ 2012 నా.కె.19... 35 వ సం.టి  
దస్త్రీకా రెం. 2972 మొత్తము లాగితముల సంఖ్య  
(19) ఈ లాగితము తరుద సంఖ్య (5)

3  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



- b) That the Buyer has examined the title deeds, plans, permissions and other documents and the construction and fixtures and fittings fitted and installed in the schedule apartment and is fully satisfied and the Buyer shall not hereafter, raise any objection on this account.
- c) That the Buyer shall become a member of the Greenwood Residency Owners Association that has been / shall be formed by the Owners of the apartments in GREENWOOD RESIDENCY constructed on the Schedule Land. As a member, the Buyer shall abide by the rules and by-laws framed by the said association which is the administrator, and supervisor of common services (lifts, corridors, passages, staircases, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and properties of common enjoyment and shall pay such amounts as may be decided to the association every month for the proper maintenance of the common services. If the Buyer ever fails to pay maintenance charges for his apartment, the association shall be entitled to disconnect and stop providing all or any services to the schedule apartment including water, electricity, etc.
- d) The common facilities and services (lifts, corridors, passages, staircases, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and other properties of common enjoyment in the GREENWOOD RESIDENCY, shall vest jointly with the owners of the various tenements/ apartments / parking space and shall be maintained, managed and administered collectively by the said owners of the various tenements/apartment/store/parking space and/or by the said association and the Vendor shall in no manner be liable, accountable or responsible for the management, administration, maintenance or upkeep of the aforesaid building(s) or the common facilities etc., or on any other account whatsoever.
- e) The Buyer alone shall be liable and responsible for payment of all levies, rates, taxes, assessment, duties etc., assessed or payable to the Municipal authorities or other local bodies or authorities in respect of the Scheduled Apartment from the date of delivery of its possession by the Vendor to the Buyer.
- f) That the terrace and terrace rights, rights of further construction on, in and around the building, and ownership of areas not specifically sold or allotted to any person shall belong only to the Vendor and the Buyer shall not have any right, title or claim thereon. The Vendor shall have absolute rights to deal with the same in any manner he deems fit without any objection whatsoever from the Buyer.

1 K. Bhar

2 P. Gupta

3 A. Prakash

4 A. Singh

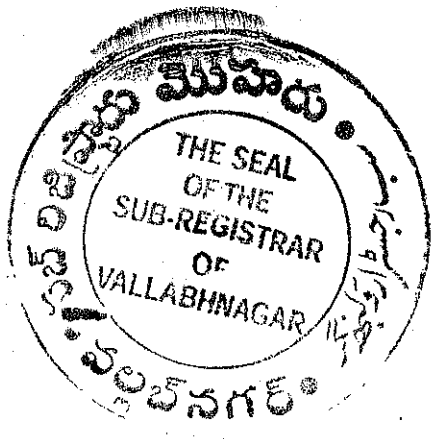
5 ~~\_\_\_\_\_~~

17/11/2019

1st part of 2013/2014... 35  
దస్తవేజు నెం. 2992... మొత్తము లాగితముల సంఖ్య  
(19) లా లాగితము చదువ సంఖ్య (6)

*[Handwritten Signature]*

జాయింట్ సబ్ రిజిస్ట్రారు-1st  
వల్లభనగర్



- g) That the blocks of residential apartments shall always be called GREENWOOD RESIDENCY and the name thereof shall not be changed.
- h) The Buyer further covenant(s) with the Vendor and through them to the Buyer(s) of the other premises that he/she/they shall not cut, maim, injure, demolish, tamper or damage any part of the Scheduled Apartment or any part of the Scheduled Apartment nor shall he/she/they make any additions alterations in the Scheduled Apartment without the written permission of the Vendor or other body that may be formed for the maintenance of the Apartments.
- i) That the Buyer shall keep and maintain the Scheduled Apartment in a decent and civilized manner and shall do his/her/their part in maintaining the living standards of the apartments, occupiers at a high level. To this end, inter alia, the Buyer shall not (a) throw dirt, rubbish etc, in any open place, compound, etc. (b) use the apartment for illegal and immoral purpose: (c) use the apartment in such manner which may cause nuisance disturbance or difficulty to the occupiers of the other apartment etc., (d) store extraordinarily heavy material therein: (e) do such things or acts which may render void, or void able any insurance on the building or part thereof: (f) use the premises as an office or for any other commercial purpose. (g) Install grills or shutters in the balconies, main door, etc. (h) change the external appearance of the building; (i) install cloths drying stands or other such devices on the external side of the building.
10. Stamp duty and Registration amount of Rs.1,18,500/- is paid by way of pay order no. 002839, dated 07-5-2013, drawn on HDFC Bank, S. D. Road Branch, Secunderabad and VAT an amount of Rs.32,925/- paid by way of treasury challan no. 323617, dated 14.5.13, drawn on Axis Bank, Treasury Branch, Nampally, Hyderabad.

1 K. Bhar

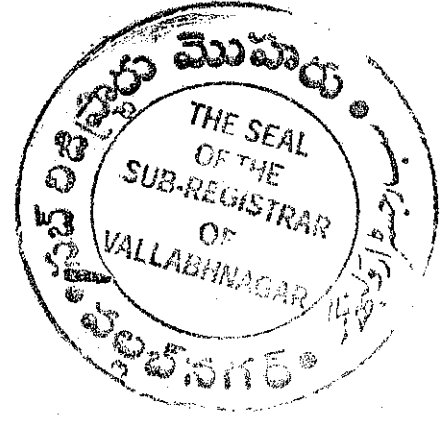
2 D. G. Prakash 3 A. Prakash

4 A. Swarna

5 N. S. Prasad

18/05/2013 2013/2014 35 జి.నం.సీ  
దస్తవేజు నెం. 2972 మొట్టమొదటి జాగీరముల సంస్థ  
1978 జాగీరముల సంస్థ (7)

3  
జాయింట్ సబ్ రిజిస్ట్రారు-1క  
వల్లభనగర్





SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT PORTION of the land area to the extent of Ac.6-05 gts., in Sy. Nos.202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, under S.R.O. Vallab Nagar and bounded as under:

North By	Land in Sy. No. 202
South By	Village boundary of Yapral
East By	Land in Sy. No. 202
West By	Land in Sy. No. 207 & 212

SCHEDULE 'B'

SCHEDULE OF APARTMENT

All that portion forming a semi-finished, semi-deluxe apartment bearing flat no. 116 on the first floor, in block no. 'A' admeasuring 1230 sft., of super built-up area (i.e., 984 sft. of built-up area & 246 sft. sft. of common area) together with proportionate undivided share of land to the extent of 65.88 sq. yds., and a reserved parking space for single car on the stilt floor bearing no.A-15, admeasuring about 100 sft., in the residential apartment named as "Greenwood Residency", forming part of Sy. Nos. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District marked in red in the plan enclosed and bounded as under:

North By	Open to Sky & 7' wide corridor
South By	Flat No. 121
East By	Open to Sky
West By	Open to Sky

IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESSES:

1. Panab

2. M. M. R. R.

1. K. Bhar

2. P. G. R. R.

3. A. M. R. R.

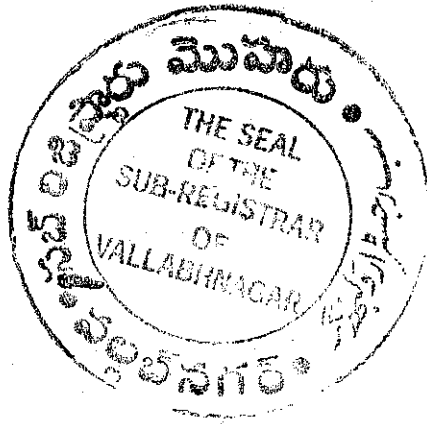
4. A. S. R. R.

5. [Signature]

VENDOR

1వ పేజీనంబరు... 2013... 35వ నంబరు  
తెలంగాణ సేం... 2972... మొత్తము లాగితముల సంఖ్య  
(19) తా గాగితము పేరున సంఖ్య ( 8 )

జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



ANNEXURE - 1 - A

1. Description of the Building : SEMI-DELUXE apartment bearing flat no.116 on the first floor, in block no. 'A' of "Greenwood Residency", Residential Localities, forming part of Sy. No. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure
2. Age of the Building : Under Construction
3. Total Extent of Site : 65.88 sq. yds., U/S Out of Ac. 6-05 Gts.
4. Built up area Particulars:
- a) In the Stilt / Ground Floor : 100 sft. parking space for single car
- b) In the First Floor : 1230 Sft.,
- c) In the Second Floor : -
- d) In the Third Floor : -
- e) In the Fourth Floor : -
- f) In the Fifth Floor : -
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 19,75,000/-

1. K. Bhar
2. D. Gouth
3. A. Mohan
4. A. Srin
5. ~~\_\_\_\_\_~~

Date: 16.04.2013

Signature of the Executants

C E R T I F I C A T E


I do hereby declare that what is stated above is true to the best of my knowledge and belief.

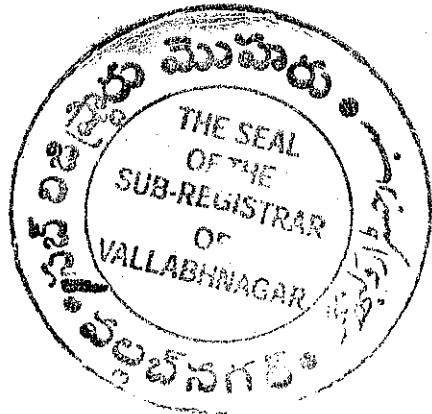
1. K. Bhar
2. D. Gouth
3. A. Mohan
4. A. Srin
5. ~~\_\_\_\_\_~~

Date: 16.04.2013

Signature of the Executants

1వ పుస్తకము... 2013 సం/కా.శ.19... 35 వ.నం.వి  
దస్తావేజా నం... 2922 మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము చిరున సಂఖ్య ( 9 )

  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



**REGISTRATION PLAN SHOWING**

FLAT NO. 116 IN BLOCK NO. 'A' ON THE FIRST FLOOR  
 IN PROJECT KNOWN AS "GREENWOOD RESIDENCY"

**IN SURVEY NOS.** 202, 203, 204, 205 & 206

KOWKUR VILLAGE,

MALKAJGIRI

**Mandal, R.R. Dist.**

**VENDOR:** SHRI. KARNATI BHASKAR, S/O. SHRI. K. NARSIMHA & OTHERS

**BUYERS:** 1. MAJ. PRASANT PRATAP SINGH CHAUHAN, SON OF MR. R. K. CHAUHAN  
 2. MRS. VIJITA SINGH, WIFE OF MAJ. PRASANT PRATAP SINGH CHAUHAN

**REFERENCE:**  
**AREA:** 65.88

**SCALE:**  
 SQ. YDS. OR

**INCL:**  **SQ. MTRS.**

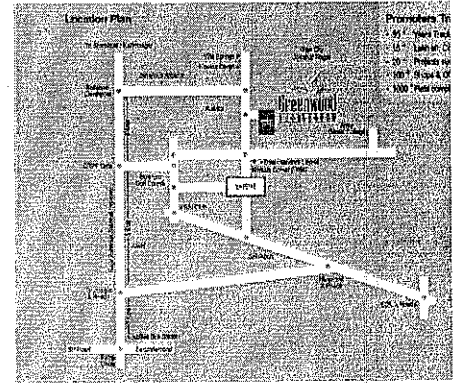
**EXCL:**

**U/S. OUT OF TOTAL:** Ac- 6-05Gts.  
**PLINTH AREA** : 1230 Sft.

Open to Sky

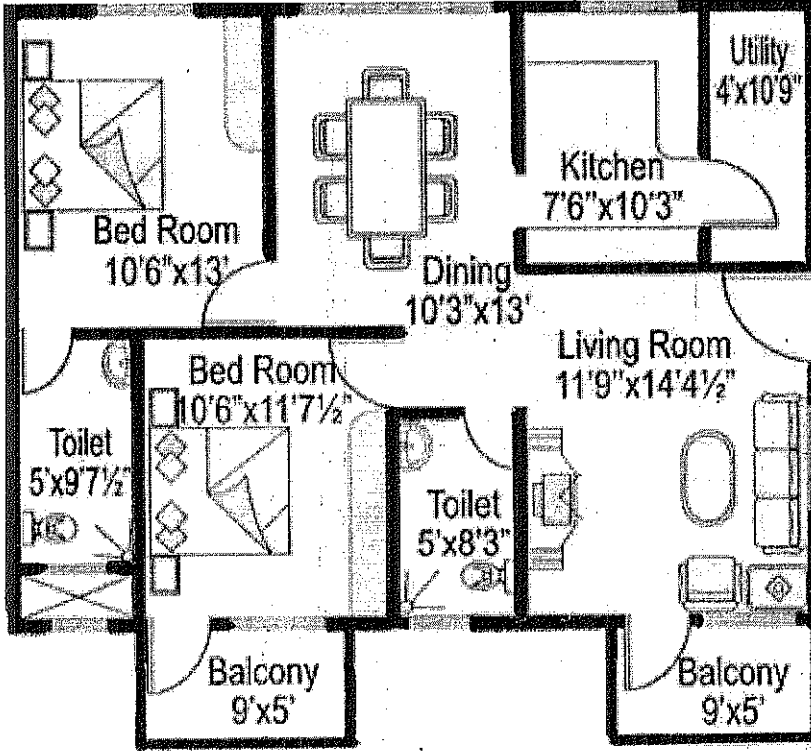


Location Map



Open to Sky & 7' wide corridor

Flat No., 121



Open to Sky

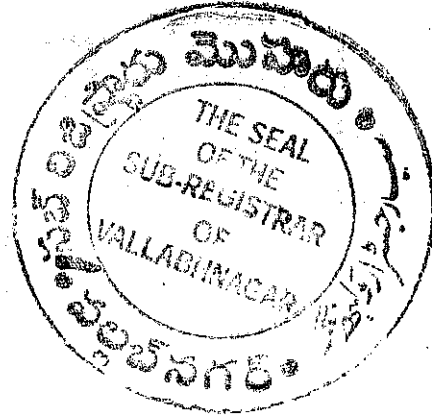
**WITNESSES:**

1. *[Signature]*
2. *[Signature]*

1. *K. Bhar*
  2. *V. Gupta*
  3. *A. Pruthi*
  4. *A. Saini*
- [Signature]*  
**SIG. OF THE VENDOR**

19 నవంబరు 2013 రెం/కా.డి.19... 35 వ.నం.పు  
టిక్కెట్ నెం. 2972 మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము చదువ సంఖ్య (10)

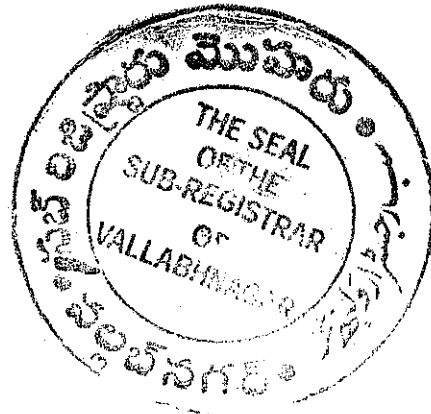
బాయింట్ నెట్ రిజిస్ట్రారు-15  
వల్లభనగర్.





1వ పుస్తకము... 2013 సం/కా.స.19... 35... వ.సం.పు  
దస్తవేజి నెం.: 2922 మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పుస్తక సంఖ్య (11)

3  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభేనగర్





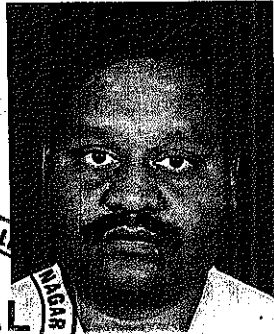
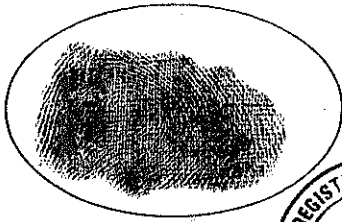
# PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

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(LEFT THUMB)

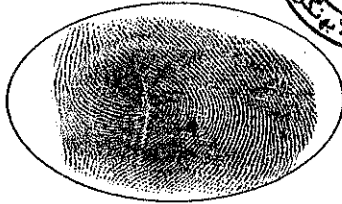
PASSPORT SIZE  
PHOTOGRAPH  
BLACK & WHITE

NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT / SELLER / BUYER



VENDOR:

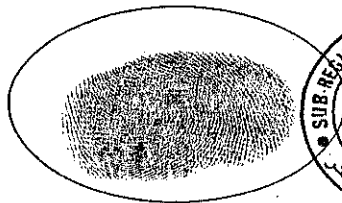
1. SHRI. KARNATI BHASKAR  
S/O. SHRI. K. NARSIMHA  
R/O. H. NO. 2-44/1  
SAI NAGAR  
CHAITANYAPURI  
DILSHUKNAGAR  
HYDERABAD.



2. SHRI. K. GOPINATH  
S/O. SHRI. K. BHASKAR  
R/O. H. NO. 2-44/1  
SAI NAGAR  
CHAITANYAPURI  
DILSHUKNAGAR  
HYDERABAD.



3. SHRI. A. PURUSHOTHAM  
S/O. SHRI. A. VITTAL  
R/O. H. NO. 1-3-1/C/1  
FLAT NO. 101, 1<sup>ST</sup> FLOOR  
JAYAMANSION, KAVADIGUDA  
HYDERABAD.



4. SHRI. A. SRINIVAS  
S/O. SHRI. A. VITTAL  
R/O. H. NO. 1-3-1/C/1  
FLAT NO. 101, 1<sup>ST</sup> FLOOR  
JAYAMANSION, AVADIGUDA  
HYDERABAD

SIGNATURE OF WITNESSES:

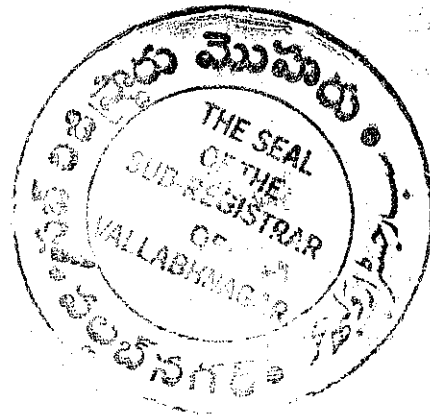
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2.

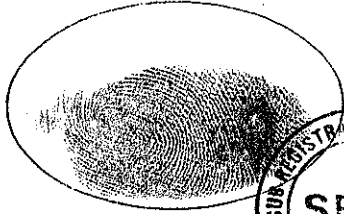


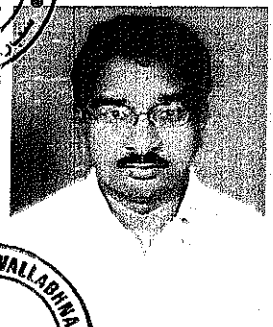


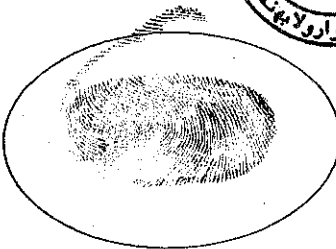

SIGNATURE OF THE EXECUTANT'S

1వ పుస్తకము 2013 సం/తా.శ.19...35...వ.నం.పు  
దస్త్రీదళ సం...2972...మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పరుస సంఖ్య (12)

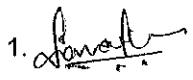

జాయింట్ సబ్ రిజిస్ట్రారు-15  
పల్లభనేగర్

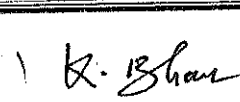

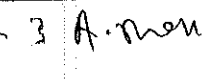
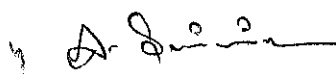



**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908.**

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			5. SHRI. BELIDE VENKATESH S/O. SHRI. EASHWARAIAH R/O. H. NO. 1-3-2/C/1 KISAN NAGAR BHONGIR NALGONDA DIST.
			<b>SPA FOR PRESENTING DOCUMENTS</b> <b>VIDE SPA NO. 55/BK-IV/ 2009, Dt. 01.06.2009:</b>  MR. K. PRABHAKAR REDDY S/O. MR. K. PADMA REDDY (O). 5-4-187/3 & 4, II FLOOR SOHAM MANSION, M.G. ROAD SECUNDERABAD -500 003 & REPRESENTATIVE TO BUYERS
			<b>BUYERS:</b>  1. MAJ PRASANT PRATAP SINGH CHAUHAN S/O. MR. MR. R. K. CHAUHAN R/O. H NO. 118, LANE NO. 13, SAINIK NAGAR, RAIBARAILY ROAD TELI BAGH, LUCKNOW, UTTAR PRADESH - 226025.
			2. MRS. VIJITA SINGH W/O. MAJ PRASANT PRATAP SINGH CHAUHAN R/O. H NO. 118, LANE NO. 13, SAINIK NAGAR, RAIBARAILY ROAD TELI BAGH, LUCKNOW, UTTAR PRADESH - 226025.

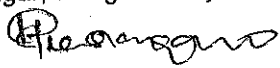
SIGNATURE OF WITNESSES:

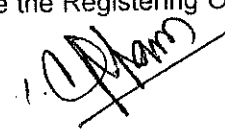
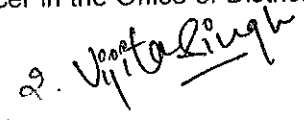
1.   
2. 

1. K. Bhar  2. G. G. G.  3. A. Men   
4.  5. 

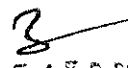
SIGNATURE OF EXECUTANTS

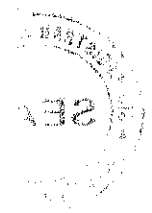
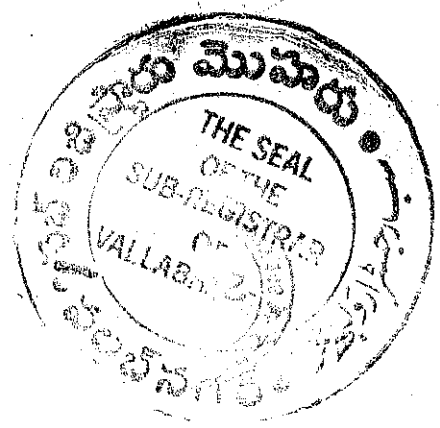
We stand herewith our photograph(s) and finger prints in the form prescribed, through our representative, Mr. K. Prabhakar Reddy, as we cannot appear personally before the Registering Officer in the Office of District Registrar, Vallabhnagar, Ranga Reddy District.



1.   
2. 

1వ పుస్తకము... 2013 సం/త.శ. 19... 35 వ.వం.వి  
దస్త్రీకా నెం. 2972... మొత్తము ఈ... సంఖ్య  
(19) ఈ కార్యము తరుస సంఖ్య (13)

  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



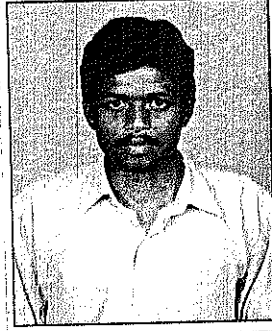
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908.**

SL.NO.

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(LEFT THUMB)

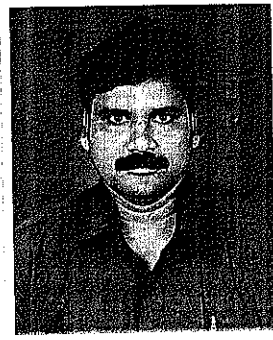
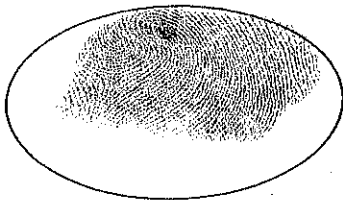
PASSPORT SIZE  
PHOTOGRAPH  
BLACK & WHITE

NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT / SELLER / BUYER



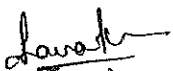

WITNESSES:

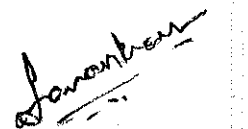

1. MR. D. PAVAN KUMAR  
S/O. MR. D. ANJANEYULU  
R/O. H. NO. 2-63/2  
PARVATAPUR  
UPPAL  
HYDERABAD.




2. MR. M. MAHENDER  
S/O. LATE M. MALLESH  
R/O. H. NO: - 28-77  
YADAV BASTI  
NEREDMET  
HYDERABAD

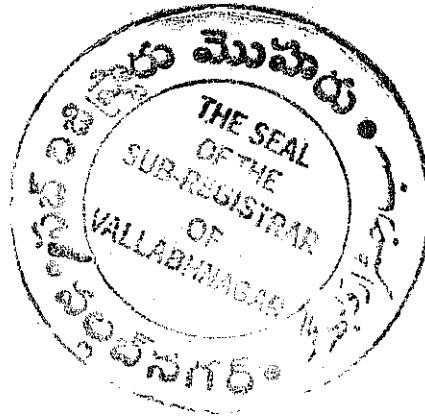
SIGNATURE OF WITNESSES:

1.   
2. 

1st ప్రస్తావన... 2013/బి.డి.10... 35వ సం.పు  
దస్త్రావళి నం... 2972... మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పఠన సంఖ్య (14)

  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



VENDOR



Family Members Details


S.No	Name	Relation	Date of Birth	Age
2	Vasanth	Wife	22/08/69	36
3	Veena	Daughter	10/01/87	18
4	Gopinath	Son	31/01/89	16
5	Naveen	Son	27/06/92	13

05/08/2005  
 కర్నూలు నగరం/పంచాయతీ  
 భారతీయ తది ఎస్.ఎం.ఎ. / ప.ఎ.ఎ.ఎ.


HOUSEHOLD CARD

Card No. : 1682141D0155  
 F.P Shop No : 100  
 పేరు : కర్నూలు భాస్కర్  
 Name of Head of Household : Karnaji. Bhaskar  
 తల్లి/భర్త పేరు : వనంపర్తి  
 Father/ Husband Name : Narsimha  
 పుట్టిన తేదీ/Date of Birth : 09/03/1965  
 వయస్సు/Age : 40  
 వృత్తి/Occupation : Own Business  
 ఇంటి.నె./House No. : 2-44/1, F- 103  
 రోడ్ /Street : Chaitanyapuri  
 Colony : Sai Nagar  
 Ward No. : 2-44/ Ward-4  
 Municipality : / Gaddiannaram  
 జిల్లా /District : హైదరాబాద్ / Hyderabad  
 Annual Income (Rs.) : 125,000  
 LPG Consumer No. : 18625/( Double )  
 LPG Dealer Name : Samatha Shiva Shak , HPC

Address / చిరునామా :  
 1-3-2  
 Bhuvanagiri  
 Bhuvanagiri  
 1-3-2  
 చిరునామా  
 చిరునామా  
 Bhuvanagiri  
 Assembly Constituency  
 చిరునామా  
 Place/ ప్రాంతం : Bhongir, K.ESAB  
 Date/ తేదీ : 15.12.1995  
 This card may be used as an Identity Card  
 Under different Government Schemes.  
 దీనిని వివిధ ప్రభుత్వ పథకాలలో  
 గుర్తింపు కార్డుగా ఉపయోగించవచ్చు.  
 A/PIC No: 23/16/01/621/60574.02

Election Commission Of India  
 భారత ఎన్నికల సంఘము  
 IDENTITY CARD  
 గుర్తింపు కార్డు  
 AP/41/292/180497  
  
 2

Electors Name : B.Venkateswar  
 తండ్రి పేరు : బి.వి.కేశవ  
 Father's/Mother's  
 Husband's Name : eeswaralah  
 తండ్రి/భర్త పేరు : బి.వి.కేశవ

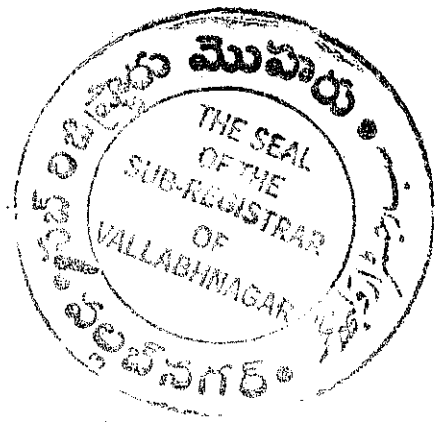
आयकर विभाग  
 INCOME TAX DEPARTMENT  
 PRABHAKAR REDDY K  
 PADMA REDDY KANDI  
 15/01/1974  
 Permanent Account Number  
 AWSPP8104E  
 भारत सरकार  
 GOVT OF INDIA  
  
 Signature

*Handwritten signature*

1st పుస్తకము.....2013సం/శా.శ.19...35...న.నం.వి  
దస్త్రవేల నెం.....2922...మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పదున సంఖ్య (15)

2

జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్





VENDRI

**HOUSEHOLD CARD**

Name of Head of Household : Addagatla Srinivas  
 పేరు/పేరు : అద్దాగట్ల సీనివస్

Father/ Husband name : Vittal  
 పుట్టిన తేదీ/Date of Birth : 16/02/1972  
 వయస్సు/Age : 34  
 వృత్తి/Occupation : Own Business

బండ్ల.నెం./House No. : 1-3-1/C1, JAYAMANSION  
 వీధి/Street : KAVADIGUDA  
 Colony : MAINROAD  
 Ward : వార్డ్ 1  
 Circle : వర్క్ 8  
 Circle VIII  
 జిల్లా/District : హైదరాబాద్ / Hyderabad

Annual Income (Rs.) : 150,000  
 LPG Consumer No. (1) : 39979/(Double)  
 LPG Dealer Name (1) : Apsese Corpn Ltd,IOC  
 LPG Consumer No. (2) : /  
 LPG Dealer Name (2) :

**Family Members Details**

S.No	Name	Relation	Date of Birth	Age
2	Uma Rani	Wife	29/06/75	31
3	Pranitha	Daughter	27/10/98	8
4	Varun	Son	29/04/02	4
5	Vittal	Father	16/02/39	62

**K. SUDARSHAN REDDY**  
 జిల్లా అధికారి/అధికారి  
 DISTRICT OFFICER, URGENT, HYD  
 I/c DPL No.122

**HOUSEHOLD CARD**

Name of Head of Household : Addagatla Purushotham  
 పేరు/పేరు : అద్దాగట్ల పురుషోత్తం

Father/ Husband name : Vittal  
 పుట్టిన తేదీ/Date of Birth : 12/09/1964  
 వయస్సు/Age : 42  
 వృత్తి/Occupation : Own Business

బండ్ల.నెం./House No. : 1-3-1/C1  
 వీధి/Street : KAVADIGUDA  
 Colony : MAIN ROAD  
 Ward : వార్డ్ 1  
 Circle : వర్క్ 8  
 Circle VIII  
 జిల్లా/District : హైదరాబాద్ / Hyderabad

Annual Income (Rs.) : 330,000  
 LPG Consumer No. (1) : 40157/(Double)  
 LPG Dealer Name (1) : Apsese Corpn Ltd,IOC  
 LPG Consumer No. (2) : /  
 LPG Dealer Name (2) :

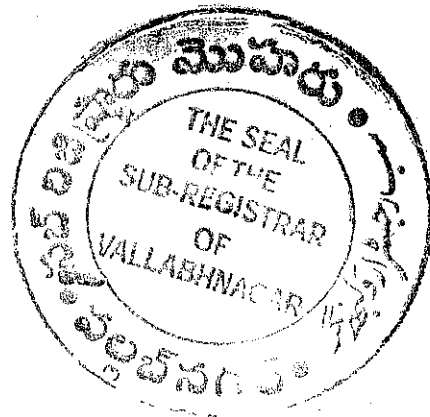
**Family Members Details**

2	Paulina	Wife	23/06/68	38
3	Pranjvula	Daughter	22/09/88	18
4	Varushi Krishna	Son	16/10/91	15
5	Vittal	Father	16/02/39	62

**K. SUDARSHAN REDDY**  
 జిల్లా అధికారి/అధికారి  
 DISTRICT OFFICER, URGENT, HYD  
 I/c DPL No.122

1వ పుస్తకము... 2013/2014... 35 వ సం.వి  
తేదీ... 29.7.14 మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పదున సంఖ్య (16)

జాయింట్ సీల్ రిజిస్ట్రార్-15  
వల్లభనగర్



Bumer

आयकर विभाग  
INCOME TAX DEPARTMENT


भारत सरकार  
GOVT. OF INDIA

PRASHANT CHAUHAN  
RAVINDRA KUMAR CHAUHAN

09/11/1981  
Permanent Account Number

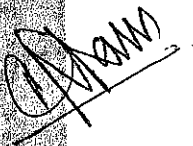
AFDPC5164K

Signature



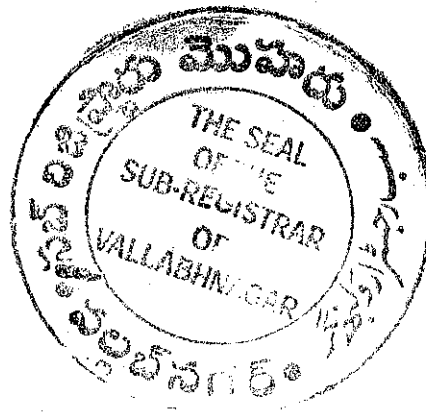
*In case this card is lost / found, kindly inform / return to:*  
Income Tax PAN Services Unit, UHISI  
Plot No. 9, Sector 11, CBD Belapur,  
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित की/ लौटाने।  
आपका पता: उ.ए.एस.आई.  
प्लॉट नं. 9, सेक्टर 11, सी.बी.डी. बेलपुर,  
नवी मुंबई - 400 614.



1వ ప్రకటనము.....2013/బి.సీ.19.....35వేలం పది  
దస్తవజా సెం.....2972 మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము పరుచి సంఖ్య (17)

3  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



BUYER :

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT OF INDIA

VIJITA SINGH

VINOD SINGH

30/11/1990  
Permanent Account Number  
DFDPS9634P

*Vijita Singh*  
Signature



DFDPS9634P

*Vijita Singh*


इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटाने  
आयकर पैन सेवा कार्ड, एम एस डी एल  
तीसरी मंजिल, भारतीय बैंक  
बानेर टेलिफोन एक्सचेंज के समीप,  
बानेर, पुना - 411 045

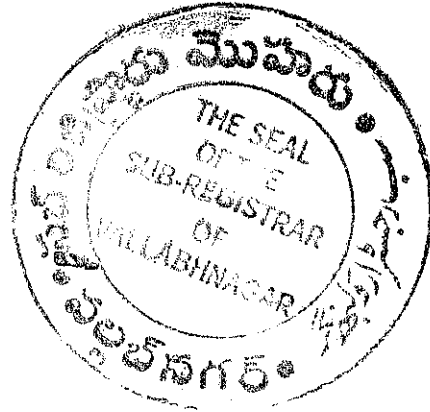
*Vijita Singh*

If this card is lost / someone's lost card is found,  
Please inform / return to:  
Income Tax PAN Services Unit, NSDL  
3rd Floor, Sapphire Chambers,  
Near Bhaner Telephone Exchange,  
Bhaner, Pune - 411 045

Tel: 91 20 2 71 1000, Fax: 91 20 2 721 8081  
e-mail: [pan@nsdl.com](mailto:pan@nsdl.com)

1వ పుస్తకము...2013...సం/కా.చ.19...35...వ.చెం.పు  
దస్తావేజు నెం...2972...మొత్తము కాగితముల సంఖ్య  
(19) ఈ కాగితము చిరున సంఖ్య (18)

  
జాయింట్ సబ్ రిజిస్ట్రారు-15  
వల్లభనగర్



WITNESS:

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

M MAHENDAR

MALLESH MANDA

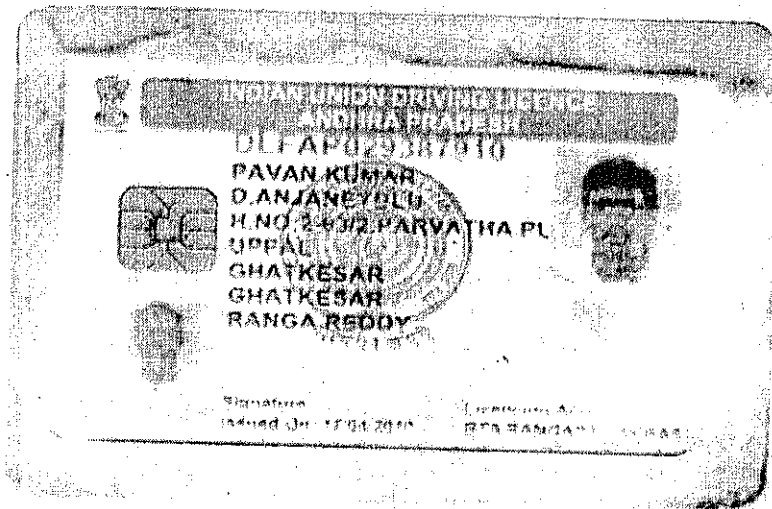
20/07/1978

Permanent Account Number  
AQAPM0412C

  
Signature







1వ పుస్తకము 2013 సం/కా.నం. 19... 35 మొదటి  
దస్తవేజు సం. 2972 మొదటి భాగముల సంఖ్య  
(19) ఈ భాగము వరుస సంఖ్య (19)

జాయింట్ సబ్ రిజిస్ట్రారు-1వ  
వల్లభనగర్

