

2066

SRI K.SATISH KUMAR  
S.V.L.NO. 16-05-051/2012  
PLOT NO. 227, OPP BACK GATE  
OF CITY CIVIL COURT  
WEST MARREDPALLY  
SECYDERABAD - 500083  
HYDERABAD DISTRICT



44399  
106528

APR 17 2019

13:54

R.0000100 PB7125

NON-ARABIAN  
STAMP DUTY

TELANGANA

W. Do. 2041/2019  
DEED OF MORTGAGE

SCANNED

This deed of mortgage (this "Deed") is executed at the place and on the date as mentioned in Serial No. 1 and Serial No. 2 of the Annexure 1 hereto respectively:

BY

The Borrower(s) as detailed in Serial No. 3 of the Annexure 1 hereto (the "Borrower(s)", which term shall, unless repugnant to the context be deemed to include the person(s) as mentioned in the Specific Agreement as applicable read with Master Terms and Conditions as detailed in Serial No.11 of the Annexure 1 hereto.

AND

The Security Provider(s) as detailed in Serial No. 4 of the Annexure 1 hereto (the "Security Provider(s)", which term shall, unless repugnant to the context be deemed to include the person(s) as mentioned in the T&Cs).

IN FAVOUR OF

**TATA CAPITAL FINANCIAL SERVICES LIMITED**, a company incorporated under the provisions of the Companies Act, 1956, CIN U67100MH2010PLC210201, having its registered office at 11<sup>th</sup> Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai 400 013 and its branch office at Plot No. 3 to 6, Auto Plaza, Road No.3, Banjara Hills, Hyderabad - 500034 (hereinafter referred to as the "Lender" which expression shall, unless repugnant to the context or meaning thereof, be deemed to mean and include its successors and assigns).

WHEREAS:

- (a) The Borrower(s) has/have approached the Lender with a request to grant the Facility as set out in Serial No. 5 of Annexure 1 hereto, to the Borrower(s) and the Lender has agreed to lend to the Borrower(s) the Facility on certain terms and conditions contained in the Facility Documents.
- (b) In consideration of granting the Facility to the Borrower(s), one of the conditions is that the Facility shall be secured, *inter alia*, by way of mortgage over the immovable properties of the Security Provider(s) (hereinafter the properties described in Annexure 1 are referred to as the "Secured Assets", which term shall also include: (i) in the case of a building/part of a building, the entire built-up area (and any additions thereto), the proportionate share in the common areas of the building and the proportionate undivided share in the land on which the said building is situated or is being built /will be built; (ii) in the case of a unit/flat, the entire built-up area (and any additions thereto), the proportionate share in the common areas of the building in which such unit/flat is/will be situated and the proportionate undivided share in the land on which the said building is situated or is being built /will be built; (iii) in the case of an independent structure, the structure and entire plot of land on which the structure is situated or is being built /will be built; (iv) in the case of an individual house, the house and entire plot of land on which the house will be built; and (v) in case of land, all the benefits arising out of the land along with right, title and interest in respect of any additional / extra floor space index granted to / obtained at any time in future in relation to the land; and together with all the buildings, erections and constructions of every description which are standing erected or attached or shall at any time hereafter be erected and standing or attached to the land and all things attached to the earth or permanently fastened to anything attached to the earth include as appurtenances to the Secured Assets) as more particularly set out in Serial No. 6 of Annexure 1 hereto, both present and future, as per the ranking as more particularly set out in Serial No. 7 of Annexure 1 hereto, in favour of the Lender.
- (c) Pursuant to the Specific Agreement as applicable as set out in Serial No.11 of Annexure 1 read with T&Cs and other Facility Documents, it has been agreed that the Security Provider(s) shall create Security in favour of the Lender to secure the Obligations.
- (d) Accordingly, the Lender has called upon the Security Provider(s) to execute these presents, which the Security Provider(s) has/have agreed to do in the manner hereinafter expressed.

For Modi Properties Pvt. Ltd.

For MODI REALTY (MALLAPUR) LLP

For PARAMOUNT AVENUES LLP


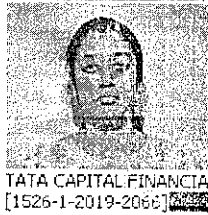
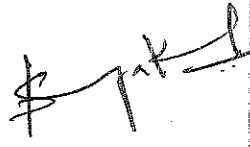


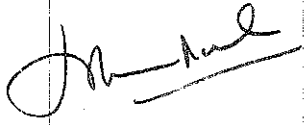


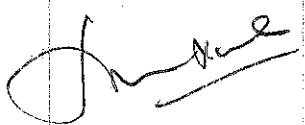

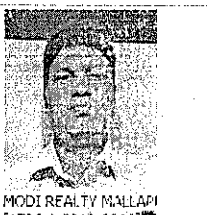
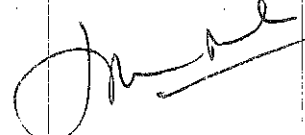

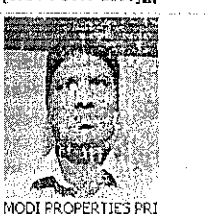

Managing Director

Authorised Signatory

**Presentation Endorsement:**







Presented in the Office of the Sub Registrar, Kapra along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 75000/- paid between the hours of 3 and 4 on the 17th day of APR, 2019 by Sri Soham Modi

Execution admitted by (Details of all Executants/Claimants under Sec 32A):

| Sl No | Code | Thumb Impression  | Photo  | Address   | Signature/Ink Thumb Impression  |
|-------|------|---|--|---|---|
| 1     | ME   |    | <br>TATA CAPITAL FINANCIAL SERVICES LTD REP BY SIGNATORY SOWMYA KRISHNA.M<br>[1526-1-2019-2066] | TATA CAPITAL FINANCIAL SERVICES LTD REP BY SIGNATORY SOWMYA KRISHNA.M<br>D/O. MANDHAT MANNE<br><br>PLOTNO 3 TO 6 AUTO PLAZA, ROAD NO.3 BANJARAHILLS HYD |    |
| 2     | MR   |    | <br>SILVER OAK VILLAS LLP REP BY SOHAM MODI<br>[1526-1-2019-2066]                               | SILVER OAK VILLAS LLP REP BY SOHAM MODI<br>S/O. LATE.SATISH MODI<br><br>5-4-187/3/4 SOHAM MANSION, M.G.ROAD SEC BAD                                     |    |
| 3     | MR   |    | <br>PARAMOUNT AVENUES LLP REP BY SOHAM MODI<br>[1526-1-2019-2066]                               | PARAMOUNT AVENUES LLP REP BY SOHAM MODI<br>S/O. LATE.SATISH MODI<br><br>5-4-187/3/4 SOHAM MANSION, M.G.ROAD SEC BAD                                     |    |
| 4     | MR   |   | <br>MODI REALTY MALLAPUR LLP REP BY SOHAM MODI<br>[1526-1-2019-2066]                           | MODI REALTY MALLAPUR LLP REP BY SOHAM MODI<br>S/O. LATE.SATISH MODI<br><br>5-4-187/3/4 SOHAM MANSION, M.G.ROAD SEC BAD                                  |   |
| 5     | MR   |  | <br>MODI PROPERTIES PRIVATE LTD REP BY SOHAM MODI<br>[1526-1-2019-2066]                       | MODI PROPERTIES PRIVATE LTD REP BY SOHAM MODI<br>S/O. LATE.SATISH MODI<br><br>5-4-187/3/4 SOHAM MANSION, M.G.ROAD SEC BAD                               |  |

Bk - 1, CS No 2066/2019 & Doct No 2041/2019 Sheet 1 of 21 Sub Registrar Kapra

**Identified by Witness:**

| Sl No | Thumb Impression  | Photo  | Name & Address                            | Signature   |
|-------|---|--|---|---|
| 1     |  | <br>K PRABHAKAR REDDY<br>[1526-1-2019-2066] | K PRABHAKAR REDDY<br><br>R/O.AMBERPET HYD |  |
| 2     |  | <br>CH KRISHNA<br>[1526-1-2019-2066]        | CH KRISHNA<br><br>R/O.SERILINGAMPALLY HYD |  |

17th day of April, 2019

  
Signature of Sub Registrar

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**NOW, THIS DEED WITNESSETH AS FOLLOWS:**

**1. Definitions & Interpretation**

- (a) The capitalised terms wherever used in this Deed, unless the context otherwise requires, have the meanings ascribed to them in the T&Cs and other Facility Documents.
- (b) The rules of interpretation as set out in the T&Cs shall apply mutatis mutandis to this Deed.

**2. Covenant to Repay**

In pursuance of the Facility Documents and in consideration of the Lender having extended or agreed to extend the Facility to the Borrower(s), for the Purpose as stated in the Facility Documents, the Security Provider(s) do/does hereby covenant with the Lender that he/she/it shall pay/repay the Facility to the Lender and shall pay all the Outstandings in relation to the Facility including all other monies and other amounts due and payable to the Lender under the Facility Documents as stipulated and in the manner set out therein and duly observe and perform all the terms and conditions of the Facility Documents.

**3. Charge**

- (a) In pursuance of the Facility Documents for the consideration aforesaid, the Security Provider(s) as the legal and/or beneficial owner of the Secured Assets do/does hereby mortgage the Secured Assets as more particularly set out in Serial No. 6 of Annexure 1 hereto having the ranking as set out in Serial No. 7 of Annexure 1 hereto in favour of the Lender on the terms and conditions as more particularly provided in the Facility Documents and in the form and manner acceptable to the satisfaction of the Lender, for securing the Facility together with all interests, costs, fees and expenses and all other monies payable in terms of these Facility Documents and stipulated herein or any other finance or moneys due from time to time from the Borrower(s)/Security Provider(s) to the Lender in whatsoever capacity.
- (b) This Deed and the Security created hereunder, is and shall be a continuing security and shall remain in full force and effect until the all the Outstandings are repaid in relation to the Facility and including all other monies and other amounts due and payable to the Lender under the Facility Documents.

**4. Insurance**

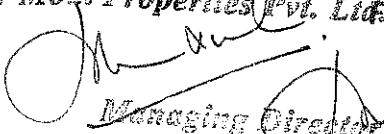
The Borrower(s)/Security Provider(s) hereby undertake and agree to comply and abide by the terms of the insurance as more particularly provided in the schedule to the T&Cs.

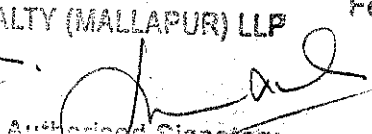
**5. Enforcement of Security**

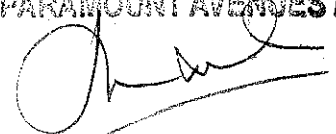
Upon occurrence of an Event of Default, the Lender may, without prejudice to its other rights contained in the Facility Documents enforce the Security, under the Applicable Law, and shall be entitled to have a receiver or receivers appointed for the Secured Assets or any part thereof (hereinafter the "Receiver", and for clarity, the Lender may constitute itself as the Receiver) and exercise all powers and authorities vested in the Lender as contained in the Facility Documents, under law or as the Lender may deem expedient.

**6. Other Conditions**

- (a) That the Security created herein shall be governed by the terms and conditions of this Deed read together with the T&Cs and other Facility Documents.
- (b) The Security Provider(s) shall abide by all terms and conditions as specified in the T&Cs including without limitation general and special covenants mentioned therein, which shall form an integral part of this Deed as if incorporated herein. In case of any inconsistency or repugnancy between the terms of this Deed and the T&Cs, the terms of this Deed shall prevail.
- (c) Nothing contained herein shall limit the rights of the Lender to enforce this Deed independently and in exclusivity to any other Facility Documents.

  
Managing Director






  
Authorized Signatory



| SI No | Thumb Impression | Photo | Name & Address | Signature |
|-------|------------------|-------|----------------|-----------|
|-------|------------------|-------|----------------|-----------|

Kapra

**E-KYC Details as received from UIDAI:**

| SI No | Aadhaar Details  | Address:   | Photo   |
|-------|--|--|---|
| 1     | Aadhaar No: XXXXXXXX4389<br>Name: Soham Satish Modi    | S/O Satish Modi,<br>Khairatabad, Hyderabad, Telangana, 500034                      |    |
| 2     | Aadhaar No: XXXXXXXX4389<br>Name: Soham Satish Modi    | S/O Satish Modi,<br>Khairatabad, Hyderabad, Telangana, 500034                      |    |
| 3     | Aadhaar No: XXXXXXXX4389<br>Name: Soham Satish Modi    | S/O Satish Modi,<br>Khairatabad, Hyderabad, Telangana, 500034                      |   |
| 4     | Aadhaar No: XXXXXXXX4389<br>Name: Soham Satish Modi    | S/O Satish Modi,<br>Khairatabad, Hyderabad, Telangana, 500034                      |  |
| 5     | Aadhaar No: XXXXXXXX6366<br>Name: Sowmya Krishna Manne | D/O Mandhat Manne,<br>Visakhapatnam (Urban), Visakhapatnam, Andhra Pradesh, 530024 |  |

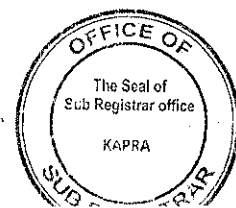
**Endorsement:** Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.

| Description of Fee/Duty | In the Form of |                          |           |      |                             |                  |               |
|-------------------------|----------------|--------------------------|-----------|------|-----------------------------|------------------|---------------|
|                         | Stamp Papers   | Challan u/S 41 of IS Act | E-Challan | Cash | Stamp Duty u/S 16 of IS act | DD/BC/ Pay Order | Total         |
| Stamp Duty              | 100            | 0                        | 374900    | 0    | 0                           | 0                | 375000        |
| Transfer Duty           | NA             | 0                        | 0         | 0    | 0                           | 0                | 0             |
| Reg. Fee                | NA             | 0                        | 75000     | 0    | 0                           | 0                | 75000         |
| User Charges            | NA             | 0                        | 100       | 0    | 0                           | 0                | 100           |
| <b>Total</b>            | 100            | 0                        | 450000    | 0    | 0                           | 0                | <b>450100</b> |

Rs. 374900/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 75000/- towards Registration Fees on the chargeable value of Rs. 75000000/- was paid by the party through E-Challan/BC/Pay Order No. 7155R9170419 dated 17-APR-19 of, YESB/

Bk - 1, CS No 2066/2019 & Doct No  
 204/2019 Sheet 2 of 21 Sub Registrar  
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(d) Each of the Parties hereby agrees that the terms and conditions as mentioned in the Facility Documents shall stand amended only to the extent as mentioned in Serial No. 8 of the Annexure 1 hereto.

**7. Arbitration**

If any dispute, difference or claim arises between any of the Borrower(s)/Security Provider(s) and the Lender in connection with the Facility and/or the Facility Documents, the same shall be settled by arbitration to be held in the place as mentioned at Serial No. 9 of Annexure 1 hereto in accordance with the Arbitration and Conciliation Act, 1996 and in the manner as set out in the T&Cs.

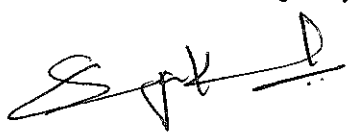


**8. Jurisdiction**

This Deed and the rights and obligations of the Parties hereunder shall be governed by and construed in accordance with the laws of India. The Parties hereto agree that all disputes arising out of and/or in relation to this Deed, the Facility and/or the Facility Documents, shall be in the manner as detailed more particularly in the T&Cs and shall be subject to exclusive jurisdiction of the courts/tribunals as set out in Serial No. 10 of Annexure 1 hereto.

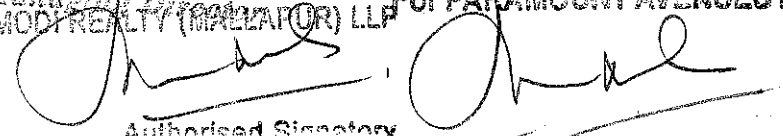
**9. Miscellaneous Terms**

- (a) The contents of this Deed and the T&Cs were read out, explained and interpreted to the Borrower(s)/Security Provider(s) in their respective vernacular language and thereafter the Annexure 1 to this Deed were duly filled in and understood by the Borrower(s)/Security Provider(s) and the signatures of the Borrower(s)/Security Provider(s) were taken on this Deed.
- (b) This Deed may be amended only in writing and upon signature by all the parties and no oral amendment shall be valid or be deemed to be an amendment to this Deed.

In witness whereof the parties hereto HAVE EXECUTED AND HEREUNTO SIGNED THESE PRESENTS ON THE DAY, MONTH AND YEAR FIRST HEREINABOVE WRITTEN

|   |   |
|---|---|
| <p>Acknowledged and accepted by the within named Lender<br/> <b>Tata Capital Financial Services Limited</b><br/>         by the hands of its Authorized Signatory/ Constituted Attorney Mrs. <u>SOWMYA WANNE</u><br/> <u>D/O MAANDHAT MANNE</u><br/>         Age 28</p> | <p>For <b>Tata Capital Financial Services Limited</b><br/>         Authorised Signatory / ies<br/> </p>                 |
| <p>Signed and delivered by the within named <b>BORROWER - 1</b><br/>         through the hands of its Authorized Signatory/s Mr. <u>SOHAM MODI</u> for M/s. Modi Properties Private Limited</p>   | <p><b>BORROWER SIGNATURE</b><br/>         For <b>Modi Properties Pvt. Ltd.</b><br/> <br/>         Managing Director</p> |
| <p>Signed and delivered by the within named <b>CO-BORROWER - 1</b><br/>         M/s. <b>Paramount Avenues LLP</b> through partners through the hands of its Authorized Signatory/s Mr. Soham Modi</p>   | <p><b>CO-BORROWER SIGNATURE</b><br/>         For <b>PARAMOUNT AVENUES LLP</b><br/> <br/>         Designated Partner</p> |

For **Modi Properties Pvt. Ltd.**  
  
 Managing Director  
 For **MODI REALTY (PROMOTOR) LLP**

For **PARAMOUNT AVENUES LLP**  
  
 Authorized Signatory

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 450000/-, DATE: 17-APR-19, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 9071038578519, PAYMENT MODE: NB-1000200, ATRN: 9071038578519, REMITTER NAME: SOHAM MODI, EXECUTANT NAME: MODI PROPERTIES PVT LTD AND OTHERS, CLAIMANT NAME: TATA CAPITAL FINANCIAL SERVICES LIMITED).

Date:


17th day of April, 2019

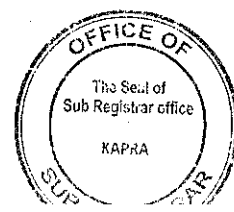
Signature of Registering Officer



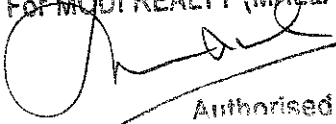
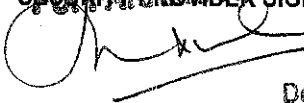

Kapra

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Kapra


1 వ పుస్తకము 2019 సం/కా. 194  
పే 2041 నెంబరుగా రిజిస్టరు చేయబడి  
స్కానింగ్ నిమిత్తం దస్తవేజు నెంబరు 1526  
1-2041/2019 గా యివ్వబడ్డనది  
2019 సం ఏప్రిల్ నెం 17 వ తేది

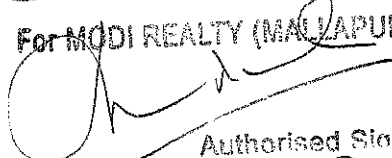
  
సబ్-రిజిస్ట్రార్  
కాపా  
సోహం మోడి ప్రొపర్టీస్ ప్రైవేట్ లిమిటెడ్




|   |  |
|---|--|
| Signed and delivered by the within named <b>CO-BORROWER – 2<sup>3</sup> Modi Realty Mallapur LLP</b> through the hands of its Authorised Signatory/s Mr. Soham Modi           | <b>CO-BORROWER SIGNATURE</b><br>For MODI REALTY (MALLAPUR) LLP<br>                               |
| Signed and delivered by the within named <b>CO-BORROWER – 3<sup>4</sup> Silver Oak Villas LLP</b> through the hands of its Authorised Signatory/s Mr. Soham Modi              | <b>CO-BORROWER SIGNATURE</b><br>For SILVER OAK VILLAS LLP<br>                                    |
| Signed and delivered by the within named <b>SECURITY PROVIDER -1 M/s. Modi REALTY MALLAPUR LLP</b> through the hands of its Authorised Signatory/s Mr. Soham Modi             | <b>SECURITY PROVIDER SIGNATURE</b><br>For MODI REALTY (MALLAPUR) LLP<br><br>Authorised Signatory |
| Signed and delivered by the within named <b>SECURITY PROVIDER -2<sup>5</sup> M/s. PARAMOUNT AVENUES LLP</b> through the hands of its Authorised Signatory/s Mr. Soham Modi    | <b>SECURITY PROVIDER SIGNATURE</b><br>For PARAMOUNT AVENUES LLP<br><br>Designated Partner        |
| Signed and delivered by the within named <b>SECURITY PROVIDER -3<sup>6</sup> M/s. Modi Properties Pvt. Ltd</b> through the hands of its Authorised Signatory/s Mr. Soham Modi | <b>SECURITY PROVIDER SIGNATURE</b><br>For Modi Properties Pvt. Ltd.<br>                        |

*Managing Director*

*For Modi Properties Pvt. Ltd.*  
  
*Managing Director*

**For MODI REALTY (MALLAPUR) LLP**  
  
 Authorised Signatory

**For PARAMOUNT AVENUES LLP**  
  
 Designated Partner

Bk - 1, CS No 2066/2019 & Doct No

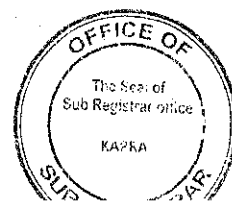
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Sub Registrar

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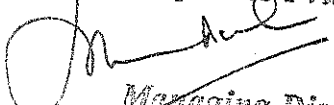




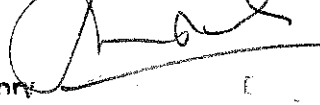
**Annexure 1**

|    |  |   |
|----|--|---|
| 1) | <b>Place of Execution</b>                  | Hyderabad   |
| 2) | <b>Date of Execution</b>                   | 17/04/2019  |
| 3) | <b>Details of the Borrower(s)</b>          | <p>a) Name – <b>Modi Properties Private Limited</b><br/> b) Constitution – Private Limited Company<br/> c) Address – 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p>  |
|    | <b>Details of the Co-Borrower/s</b>        | <p>a) Name - <b>Modi Realty Mallapur LLP</b><br/> b) Constitution – Limited Liability Partnership<br/> c) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p> <p>a) Name - <b>Paramount Avenues LLP</b><br/> b) Constitution – Limited Liability Partnership<br/> c) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p> <p>d) Name – <b>Silver Oak Villas LLP</b><br/> a) Constitution – Limited Liability Partnership<br/> b) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p> |
| 4) | <b>Details of the Security Provider(s)</b> | <p>a) Name – <b>Modi Properties Private Limited</b><br/> b) Constitution – Private Limited Company<br/> c) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p> <p>a) Name – <b>Modi Realty Mallapur LLP</b><br/> b) Constitution – Limited Liability Partnership<br/> c) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi – 500003</p>  |

**For Modi Properties Pvt. Ltd. MODI REALTY (MALLAPUR) LLP, PARAMOUNT AVENUES LLP**

  
**Managing Director**

  
**Authorised Signatory**

  
**Limited Partner**

Bk -1, CS No 2066/2019 & Doct No  
2011/2019. Sheet 5 of 21 Sub Registrar  
Kapra

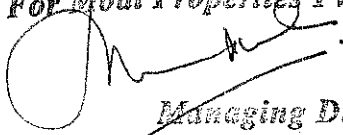


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|     |                                      |   |
|-----|--------------------------------------|---|
|     |                                      | <p>a) Name – <b>Paramount Avenues LLP</b><br/> b) Constitution – Limited Liability Partnership<br/> c) Address - 5-4-187/3&amp;4, Soham Mansion, 2<sup>nd</sup> Floor, M.G. Road, Hyderabad, Rangareddi - 500003</p>                        |
| 5)  | <b>Facility</b>                      | <p>. Details of Facility/ies_ Term Loan</p> <p>1. Rs.7,50,00,000 /- (Rupees Seven Crores Fifty Lakhs only)</p> <p>Total Aggregate Amount security the facility Rs.7,50,00,000 /- (Rupees Seven Crores Fifty Lakhs only)</p>                 |
| 6)  | <b>Secured Assets</b>                | As specified in Annexure 2  |
| 7)  | <b>Ranking of the charge created</b> | first exclusive charge  |
| 8)  | <b>Deviation to the T&amp;Cs</b>     | NA  |
| 9)  | <b>Arbitration</b>                   | [Chennai]   |
| 10) | <b>Jurisdiction</b>                  | [Chennai]   |
| 11) | <b>Details Specific Agreement</b>    | 1. Specific Agreement applicable for Term Loan dated 10/04/2019 entered into between the Borrower/Obligors and the Lender read with Master Terms and Conditions as applicable ( <i>retain as applicable</i> ) and other Facility Documents. |

*For Modi Properties Pvt. Ltd.*



*Managing Director*

*For MODI REALTY (MALLAOUR) LLP*



*Authorised Signatory*

*For PARAMOUNT AVENUES LLP*

Page 6 of 20



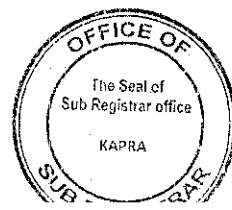
*Designated Partner*

Version 5–01.01.2019

Bk - 1, CS No 2066/2019 & Doct No  
2041/2019 Sheet 6 of 21 Sub Registrar  
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**Annexure-2**

All that piece or parcel of property together with all development rights described herein below:

**Property No. 1**

**Project – Mayflower Platinum being developed by M/s. Modi Properties Private Limited**

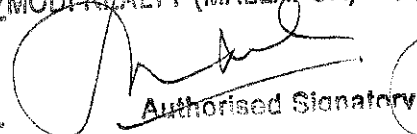
All that peace and parcel of the landed property together with development rights comprising of 123 Flats constructed or to be constructed with a total built up area admeasuring 2,03,680 Sft., with undivided share of land admeasuring 6,607 Sq.yards (out of total land adm., 11,213 Sq.yards) in Sy.No. 82/1, situated at Mallapur Village, Uppal Mandal, Medchal Malkajgiri District, Telangana and bounded by:

North : Railway Track.  
South : Main Road.  
East : Open Land.  
West : 40' Wide Road.

The details of the Flats being mortgaged are as below:

| Block No. | Flat No. | Carpet Area in Sft., | Built-up Area in Sft., | Super Built-up Area in Sft., | Undivided share of land in Sq.yds |
|-----------|----------|----------------------|------------------------|------------------------------|-----------------------------------|
| A         | 0102     | 1045                 | 1200                   | 1500                         | 48.66                             |
| A         | 0103     | 1045                 | 1200                   | 1500                         | 48.66                             |
| A         | 0105     | 1065                 | 1200                   | 1500                         | 48.66                             |
| A         | 0107     | 1280                 | 1450                   | 1800                         | 58.39                             |
| A         | 0108     | 1280                 | 1450                   | 1800                         | 58.39                             |
| A         | 0202     | 1045                 | 1200                   | 1500                         | 48.66                             |
| A         | 0203     | 1045                 | 1200                   | 1500                         | 48.66                             |
| A         | 0205     | 1065                 | 1200                   | 1500                         | 48.66                             |
| A         | 0206     | 1280                 | 1450                   | 1800                         | 58.39                             |
| A         | 0207     | 1280                 | 1450                   | 1800                         | 58.39                             |
| A         | 0301     | 1065                 | 1200                   | 1500                         | 48.66                             |

  
Managing Director

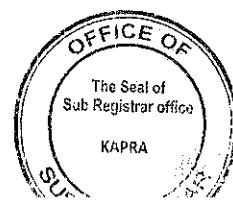
  
Authorised Signatory

  
Designated Partner

Bk - 1, CS No 2066/2019 & Doct No  
2041/2019 Sheet 7 of 21 Sub Registrar  
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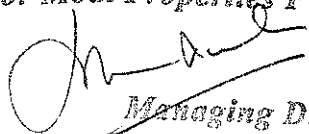



|   |      |      |      |      |       |
|---|------|------|------|------|-------|
| A | 0304 | 1065 | 1200 | 1500 | 48.66 |
| A | 0305 | 1065 | 1200 | 1500 | 48.66 |
| A | 0306 | 1280 | 1450 | 1800 | 58.39 |
| A | 0401 | 1065 | 1200 | 1500 | 48.66 |
| A | 0402 | 1065 | 1200 | 1500 | 48.66 |
| A | 0403 | 1065 | 1200 | 1500 | 48.66 |
| A | 0404 | 1065 | 1200 | 1500 | 48.66 |
| A | 0407 | 1280 | 1450 | 1800 | 58.39 |
| A | 0408 | 1280 | 1450 | 1800 | 58.39 |
| A | 0502 | 1045 | 1200 | 1500 | 48.66 |
| A | 0503 | 1045 | 1200 | 1500 | 48.66 |
| A | 0505 | 1065 | 1200 | 1500 | 48.66 |
| A | 0506 | 1280 | 1450 | 1800 | 58.39 |
| A | 0507 | 1280 | 1450 | 1800 | 58.39 |
| A | 0601 | 1065 | 1200 | 1500 | 48.66 |
| A | 0602 | 1045 | 1200 | 1500 | 48.66 |
| A | 0604 | 1065 | 1200 | 1500 | 48.66 |
| A | 0605 | 1065 | 1200 | 1500 | 48.66 |
| A | 0606 | 1280 | 1450 | 1800 | 58.39 |
| A | 0701 | 1065 | 1200 | 1500 | 48.66 |
| A | 0703 | 1045 | 1200 | 1500 | 48.66 |
| A | 0704 | 1065 | 1200 | 1500 | 48.66 |
| A | 0707 | 1280 | 1450 | 1800 | 58.39 |
| A | 0708 | 1280 | 1450 | 1800 | 58.39 |
| A | 0802 | 1045 | 1200 | 1500 | 48.66 |
| A | 0803 | 1045 | 1200 | 1500 | 48.66 |
| A | 0805 | 1065 | 1200 | 1500 | 48.66 |
| A | 0806 | 1280 | 1450 | 1800 | 58.39 |
| A | 0807 | 1280 | 1450 | 1800 | 58.39 |

For Modi Properties Pvt. Ltd.

For MODI REALTY (MALLAPUR) LLP

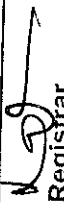
For PARAMOUNT AVENUES LLP

  
Managing Director

  
Authorised Signatory

  
Designated Partner

Bk - 1, CS No 2066/2019 & Doct No  
2041/2018. Sheet 3 of 21 Sub Registrar  
Kapra

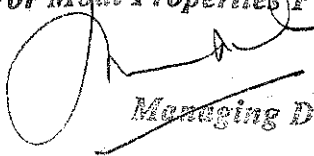


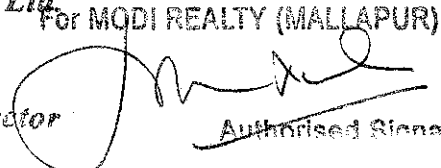
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|   |      |      |      |      |       |
|---|------|------|------|------|-------|
| A | 0901 | 1065 | 1200 | 1500 | 48.66 |
| A | 0902 | 1045 | 1200 | 1500 | 48.66 |
| A | 0904 | 1065 | 1200 | 1500 | 48.66 |
| A | 0905 | 1065 | 1200 | 1500 | 48.66 |
| A | 0906 | 1280 | 1450 | 1800 | 58.39 |
| A | 0908 | 1280 | 1450 | 1800 | 58.39 |
| A | 1001 | 1065 | 1200 | 1500 | 48.66 |
| A | 1003 | 1045 | 1200 | 1500 | 48.66 |
| A | 1004 | 1065 | 1200 | 1500 | 48.66 |
| A | 1007 | 1280 | 1450 | 1800 | 58.39 |
| A | 1008 | 1280 | 1450 | 1800 | 58.39 |
| B | 0102 | 1545 | 1715 | 2140 | 69.42 |
| B | 0105 | 1280 | 1450 | 1800 | 58.39 |
| B | 0201 | 1065 | 1200 | 1500 | 48.66 |
| B | 0202 | 1545 | 1715 | 2140 | 69.42 |
| B | 0203 | 1280 | 1450 | 1800 | 58.39 |
| B | 0205 | 1280 | 1450 | 1800 | 58.39 |
| B | 0301 | 1065 | 1200 | 1500 | 48.66 |
| B | 0302 | 1545 | 1715 | 2140 | 69.42 |
| B | 0304 | 1280 | 1450 | 1800 | 58.39 |
| B | 0305 | 1280 | 1450 | 1800 | 58.39 |
| B | 0403 | 1280 | 1450 | 1800 | 58.39 |
| B | 0404 | 1280 | 1450 | 1800 | 58.39 |
| B | 0405 | 1280 | 1450 | 1800 | 58.39 |
| B | 0501 | 1065 | 1200 | 1500 | 48.66 |
| B | 0502 | 1545 | 1715 | 2140 | 69.42 |
| B | 0503 | 1280 | 1450 | 1800 | 58.39 |
| B | 0601 | 1065 | 1200 | 1500 | 48.66 |
| B | 0605 | 1280 | 1450 | 1800 | 58.39 |

  
Managing Director

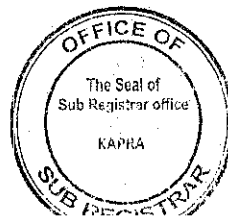
  
Authorised Signatory

  
Designated Partner

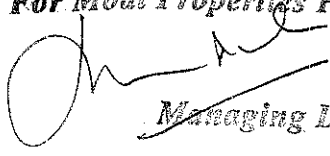
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*2011/2019* Sheet 9 of 21 Sub Registrar  
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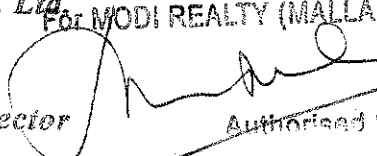


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|   |      |      |      |      |       |
|---|------|------|------|------|-------|
| B | 0701 | 1065 | 1200 | 1500 | 48.66 |
| B | 0702 | 1545 | 1715 | 2140 | 69.42 |
| B | 0703 | 1280 | 1450 | 1800 | 58.39 |
| B | 0704 | 1280 | 1450 | 1800 | 58.39 |
| B | 0705 | 1280 | 1450 | 1800 | 58.39 |
| B | 0801 | 1065 | 1200 | 1500 | 48.66 |
| B | 0802 | 1545 | 1715 | 2140 | 69.42 |
| B | 0803 | 1280 | 1450 | 1800 | 58.39 |
| B | 0901 | 1065 | 1200 | 1500 | 48.66 |
| B | 0904 | 1280 | 1450 | 1800 | 58.39 |
| B | 0905 | 1280 | 1450 | 1800 | 58.39 |
| B | 1002 | 1545 | 1715 | 2140 | 69.42 |
| B | 1003 | 1280 | 1450 | 1800 | 58.39 |
| B | 1004 | 1280 | 1450 | 1800 | 58.39 |
| B | 1005 | 1280 | 1450 | 1800 | 58.39 |
| C | 0103 | 1045 | 1200 | 1500 | 48.66 |
| C | 0104 | 1045 | 1200 | 1500 | 48.66 |
| C | 0105 | 1280 | 1450 | 1800 | 58.39 |
| C | 0201 | 1065 | 1200 | 1500 | 48.66 |
| C | 0202 | 1065 | 1200 | 1500 | 48.66 |
| C | 0204 | 1045 | 1200 | 1500 | 48.66 |
| C | 0301 | 1065 | 1200 | 1500 | 48.66 |
| C | 0302 | 1065 | 1200 | 1500 | 48.66 |
| C | 0304 | 1045 | 1200 | 1500 | 48.66 |
| C | 0305 | 1280 | 1450 | 1800 | 58.39 |
| C | 0306 | 1280 | 1450 | 1800 | 58.39 |
| C | 0401 | 1065 | 1200 | 1500 | 48.66 |
| C | 0403 | 1045 | 1200 | 1500 | 48.66 |
| C | 0404 | 1045 | 1200 | 1500 | 48.66 |

  
Managing Director

  
Authorized Signatory

  
Designated Partner

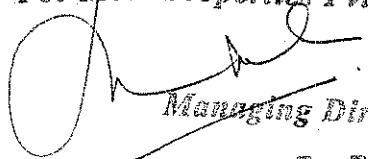
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*2044 / 2019* Sheet 10 of 21 Sub Registrar  
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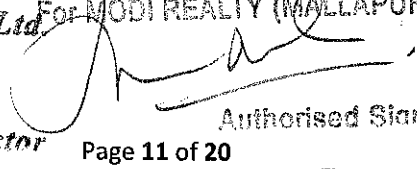
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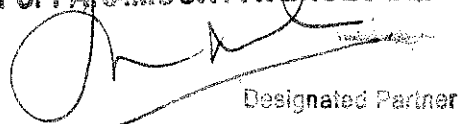
|       |      |      |      |          |       |
|-------|------|------|------|----------|-------|
| C     | 0406 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0502 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0504 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0601 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0602 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0603 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0605 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0606 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0702 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0703 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0704 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0705 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0706 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0802 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0804 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0901 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0902 | 1065 | 1200 | 1500     | 48.66 |
| C     | 0903 | 1045 | 1200 | 1500     | 48.66 |
| C     | 0905 | 1280 | 1450 | 1800     | 58.39 |
| C     | 0906 | 1280 | 1450 | 1800     | 58.39 |
| C     | 1001 | 1065 | 1200 | 1500     | 48.66 |
| C     | 1002 | 1065 | 1200 | 1500     | 48.66 |
| C     | 1004 | 1045 | 1200 | 1500     | 48.66 |
| C     | 1005 | 1280 | 1450 | 1800     | 58.39 |
| C     | 1006 | 1280 | 1450 | 1800     | 58.39 |
| Total |      |      |      | 2,03,680 | 6,607 |

For Medi Properties Pvt. Ltd. For MODI REALTY (MALLAPUR) LLP

  
Managing Director

  
Authorised Signatory

For PARAMOUNT AVENUES LLP

  
Designated Partner

Bk - 1, CS No 2066/2019 & Doct No *M*  
~~2041~~ / ~~2019~~. Sheet 11 of 21 Sub Registrar  
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**Property No. 2**

**Project – Gulmohar Residency being developed by M/s. Modi Realty Mallapur LLP and M/s. Paramount Avenues**

**LLP**

All that peace and parcel of the landed property together with development rights comprising of 230 Flats constructed or to be constructed with a total super built up area admeasuring 3,47,900 Sft., with undivided share of land admeasuring 17,684 Sq.yards in Sy.No. 19, to the extent of Ac. 8.00 gts, situated at Mallapur Village, Uppal Mandal, Medchal Malkajgiri District, Telangana and bounded by:

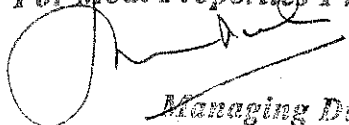
North : Survey No. 22.  
South : Survey No. 19 (part).  
East : Survey Nos. 81 and 24.  
West : Survey No. 20.

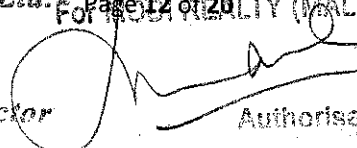
The details of the Flats being mortgaged are as below:

| Flat No | Carpet Area in Sft., | Built up area in Sft., | Super built up area | Undivided share of land in Sq.yds |
|---------|----------------------|------------------------|---------------------|-----------------------------------|
| A102    | 945                  | 1089                   | 1360                | 69.13                             |
| A103    | 945                  | 1089                   | 1360                | 69.13                             |
| A105    | 945                  | 1089                   | 1360                | 69.13                             |
| A106    | 945                  | 1089                   | 1360                | 69.13                             |
| A108    | 945                  | 1089                   | 1360                | 69.13                             |
| A109    | 945                  | 1089                   | 1360                | 69.13                             |
| A202    | 945                  | 1089                   | 1360                | 69.13                             |
| A203    | 945                  | 1089                   | 1360                | 69.13                             |
| A206    | 945                  | 1089                   | 1360                | 69.13                             |
| A208    | 945                  | 1089                   | 1360                | 69.13                             |

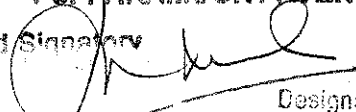
For Modi Properties Pvt. Ltd. Page 12 of 20 For MODI REALTY (MALLAPUR) LLP

Version 5– 01.01.2019

  
Managing Director

  
Authorized Signatory

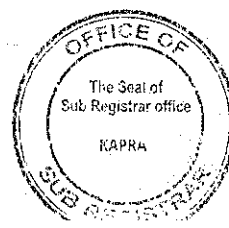
For PARAMOUNT AVENUES LLP

  
Designated Partner

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2041/2019 Sheet 12 of 21 Sub Registrar  
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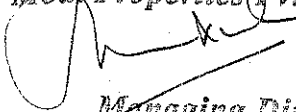




|      |      |      |      |       |
|------|------|------|------|-------|
| A209 | 945  | 1089 | 1360 | 69.13 |
| A302 | 945  | 1089 | 1360 | 69.13 |
| A303 | 945  | 1089 | 1360 | 69.13 |
| A305 | 945  | 1089 | 1360 | 69.13 |
| A306 | 945  | 1089 | 1360 | 69.13 |
| A308 | 945  | 1089 | 1360 | 69.13 |
| A309 | 945  | 1089 | 1360 | 69.13 |
| A402 | 945  | 1089 | 1360 | 69.13 |
| A403 | 945  | 1089 | 1360 | 69.13 |
| A405 | 945  | 1089 | 1360 | 69.13 |
| A406 | 945  | 1089 | 1360 | 69.13 |
| A408 | 945  | 1089 | 1360 | 69.13 |
| A409 | 945  | 1089 | 1360 | 69.13 |
| A502 | 945  | 1089 | 1360 | 69.13 |
| A503 | 945  | 1089 | 1360 | 69.13 |
| A505 | 945  | 1089 | 1360 | 69.13 |
| A506 | 945  | 1089 | 1360 | 69.13 |
| A508 | 945  | 1089 | 1360 | 69.13 |
| A509 | 945  | 1089 | 1360 | 69.13 |
| A602 | 945  | 1089 | 1360 | 69.13 |
| A603 | 945  | 1089 | 1360 | 69.13 |
| A605 | 945  | 1089 | 1360 | 69.13 |
| A606 | 945  | 1089 | 1360 | 69.13 |
| A608 | 945  | 1089 | 1360 | 69.13 |
| A609 | 945  | 1089 | 1360 | 69.13 |
| B102 | 1185 | 1329 | 1660 | 84.38 |
| B103 | 1185 | 1329 | 1660 | 84.38 |
| B105 | 1185 | 1329 | 1660 | 84.38 |
| B106 | 1185 | 1329 | 1660 | 84.38 |

For Modi Properties Pvt. Ltd. Page 13 of 20 For MODI REALTY (MALLAPUR) LLP

Version 5- 01.01.2019

  
Managing Director

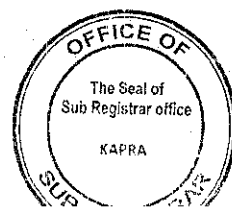
  
Authorised Signatory

For PARAMOUNT AVENUES LLP  
  
Designated Partner

Bk -1, CS No 2066/2019 & Doct No *NS*  
*2041/2019*, Sheet 13 of 21 Sub Registrar  
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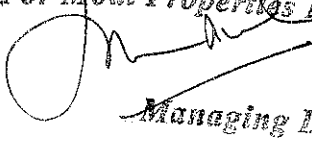



|      |      |      |      |       |
|------|------|------|------|-------|
| B108 | 1185 | 1329 | 1660 | 84.38 |
| B201 | 1185 | 1329 | 1660 | 84.38 |
| B203 | 1185 | 1329 | 1660 | 84.38 |
| B204 | 1185 | 1329 | 1660 | 84.38 |
| B206 | 1185 | 1329 | 1660 | 84.38 |
| B207 | 1185 | 1329 | 1660 | 84.38 |
| B301 | 1185 | 1329 | 1660 | 84.38 |
| B302 | 1185 | 1329 | 1660 | 84.38 |
| B304 | 1185 | 1329 | 1660 | 84.38 |
| B305 | 1185 | 1329 | 1660 | 84.38 |
| B308 | 1185 | 1329 | 1660 | 84.38 |
| B402 | 1185 | 1329 | 1660 | 84.38 |
| B403 | 1185 | 1329 | 1660 | 84.38 |
| B405 | 1185 | 1329 | 1660 | 84.38 |
| B406 | 1185 | 1329 | 1660 | 84.38 |
| B408 | 1185 | 1329 | 1660 | 84.38 |
| B501 | 1185 | 1329 | 1660 | 84.38 |
| B503 | 1185 | 1329 | 1660 | 84.38 |
| B504 | 1185 | 1329 | 1660 | 84.38 |
| B506 | 1185 | 1329 | 1660 | 84.38 |
| B507 | 1185 | 1329 | 1660 | 84.38 |
| B601 | 1185 | 1329 | 1660 | 84.38 |
| B602 | 1185 | 1329 | 1660 | 84.38 |
| B604 | 1185 | 1329 | 1660 | 84.38 |
| B605 | 1185 | 1329 | 1660 | 84.38 |
| B607 | 1185 | 1329 | 1660 | 84.38 |
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| C103 | 1185 | 1329 | 1660 | 84.38 |

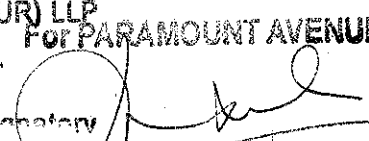
For Modi Properties Pvt. Ltd.

For MODI REALTY (MALLAPUR) LLP

For PARAMOUNT AVENUES LLP

  
Managing Director

  
Authorised Signatory

  
Partner

Bk - 1, CS No 2066/2019 & Doct No  
2041-2019, Sheet 14 of 21 Sub Registrar  
Kapra



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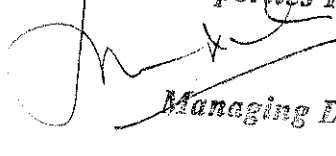
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| C105 | 1185 | 1329 | 1660 | 84.38 |
| C106 | 1185 | 1329 | 1660 | 84.38 |
| C201 | 1185 | 1329 | 1660 | 84.38 |
| C202 | 1185 | 1329 | 1660 | 84.38 |
| C204 | 1185 | 1329 | 1660 | 84.38 |
| C205 | 1185 | 1329 | 1660 | 84.38 |
| C207 | 1185 | 1329 | 1660 | 84.38 |
| C301 | 1185 | 1329 | 1660 | 84.38 |
| C303 | 1185 | 1329 | 1660 | 84.38 |
| C304 | 1185 | 1329 | 1660 | 84.38 |
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| C405 | 1185 | 1329 | 1660 | 84.38 |
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| C501 | 1185 | 1329 | 1660 | 84.38 |
| C502 | 1185 | 1329 | 1660 | 84.38 |
| C504 | 1185 | 1329 | 1660 | 84.38 |
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| C507 | 1185 | 1329 | 1660 | 84.38 |
| C601 | 1185 | 1329 | 1660 | 84.38 |
| C603 | 1185 | 1329 | 1660 | 84.38 |
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| C607 | 1185 | 1329 | 1660 | 84.38 |
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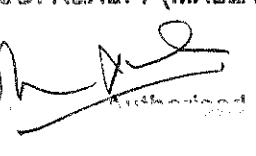
For Medi Properties Pvt. Ltd.

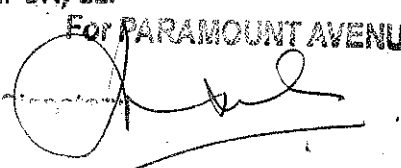
Page 15 of 29  
 MODI REALTY (MALLAPUR) LLP


Version 5- 01.01.2019

For PARAMOUNT AVENUES LLP

  
 Managing Director

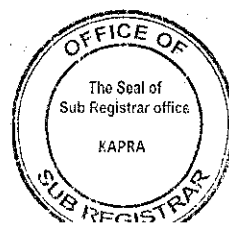
  
 Authorized Director

  
 Partner

Bk - 1, CS No 2066/2019 & Doct No   
2061/2019. Sheet 15 of 21 Sub Registrar  
Kapra



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|      |      |      |      |       |
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| D203 | 1185 | 1329 | 1660 | 84.38 |
| D204 | 1185 | 1329 | 1660 | 84.38 |
| D206 | 1185 | 1329 | 1660 | 84.38 |
| D207 | 1185 | 1329 | 1660 | 84.38 |
| D301 | 1185 | 1329 | 1660 | 84.38 |
| D302 | 1185 | 1329 | 1660 | 84.38 |
| D304 | 1185 | 1329 | 1660 | 84.38 |
| D305 | 1185 | 1329 | 1660 | 84.38 |
| D307 | 1185 | 1329 | 1660 | 84.38 |
| D308 | 1185 | 1329 | 1660 | 84.38 |
| D402 | 1185 | 1329 | 1660 | 84.38 |
| D403 | 1185 | 1329 | 1660 | 84.38 |
| D405 | 1185 | 1329 | 1660 | 84.38 |
| D406 | 1185 | 1329 | 1660 | 84.38 |
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| D501 | 1185 | 1329 | 1660 | 84.38 |
| D503 | 1185 | 1329 | 1660 | 84.38 |
| D504 | 1185 | 1329 | 1660 | 84.38 |
| D506 | 1185 | 1329 | 1660 | 84.38 |
| D507 | 1185 | 1329 | 1660 | 84.38 |
| D601 | 1185 | 1329 | 1660 | 84.38 |
| D602 | 1185 | 1329 | 1660 | 84.38 |
| D604 | 1185 | 1329 | 1660 | 84.38 |
| D605 | 1185 | 1329 | 1660 | 84.38 |
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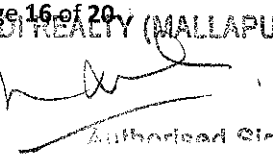
For Modi Properties Pvt. Ltd.

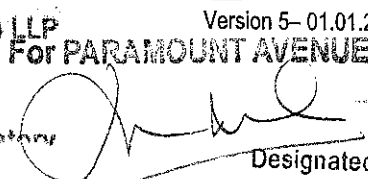
Page 16 of 20  
 For MODI REALTY (MALLAPUR) LLP

Version 5- 01.01.2019

For PARAMOUNT AVENUES LLP

  
 Managing Director

  
 Authorized Signatory

  
 Designated Partner

Bk - 1, CS No 2066/2019 & Doct No  
204/2019 Sheet 16 of 21 Sub Registrar  
Kapra



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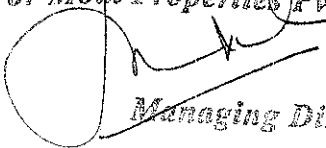





|      |      |      |      |       |
|------|------|------|------|-------|
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| E105 | 1185 | 1329 | 1660 | 84.38 |
| E106 | 1185 | 1329 | 1660 | 84.38 |
| E201 | 1185 | 1329 | 1660 | 84.38 |
| E202 | 1185 | 1329 | 1660 | 84.38 |
| E204 | 1185 | 1329 | 1660 | 84.38 |
| E205 | 1185 | 1329 | 1660 | 84.38 |
| E207 | 1185 | 1329 | 1660 | 84.38 |
| E301 | 1185 | 1329 | 1660 | 84.38 |
| E303 | 1185 | 1329 | 1660 | 84.38 |
| E304 | 1185 | 1329 | 1660 | 84.38 |
| E306 | 1185 | 1329 | 1660 | 84.38 |
| E307 | 1185 | 1329 | 1660 | 84.38 |
| E402 | 1185 | 1329 | 1660 | 84.38 |
| E403 | 1185 | 1329 | 1660 | 84.38 |
| E405 | 1185 | 1329 | 1660 | 84.38 |
| E406 | 1185 | 1329 | 1660 | 84.38 |
| E501 | 1185 | 1329 | 1660 | 84.38 |
| E502 | 1185 | 1329 | 1660 | 84.38 |
| E504 | 1185 | 1329 | 1660 | 84.38 |
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| E606 | 1185 | 1329 | 1660 | 84.38 |
| E607 | 1185 | 1329 | 1660 | 84.38 |
| F102 | 945  | 1089 | 1360 | 69.13 |
| F105 | 945  | 1089 | 1360 | 69.13 |
| F106 | 945  | 1089 | 1360 | 69.13 |

For Modi Properties Pvt. Ltd. Page 17 of 20 For MODI REALTY (MALLAPUR) LLP

Version 5-01.01.2019

  
Managing Director

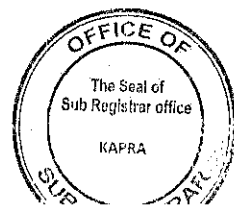
  
Authorised Signatory

For PARAMOUNT AVENUES LLP  
  
Designated Partner

Bk - 1, CS No 2066/2019 & Doct No  
2041/2019. Sheet 17 of 21 Sub Registrar  
Kapra



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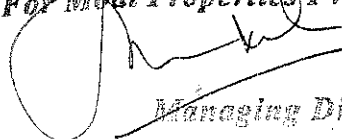


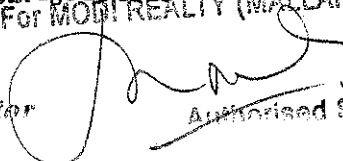
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| F203 | 945 | 1089 | 1360 | 69.13 |
| F205 | 945 | 1089 | 1360 | 69.13 |
| F206 | 945 | 1089 | 1360 | 69.13 |
| F302 | 945 | 1089 | 1360 | 69.13 |
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| F402 | 945 | 1089 | 1360 | 69.13 |
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| F502 | 945 | 1089 | 1360 | 69.13 |
| F503 | 945 | 1089 | 1360 | 69.13 |
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| F602 | 945 | 1089 | 1360 | 69.13 |
| F603 | 945 | 1089 | 1360 | 69.13 |
| F605 | 945 | 1089 | 1360 | 69.13 |
| F606 | 945 | 1089 | 1360 | 69.13 |
| G102 | 945 | 1089 | 1360 | 69.13 |
| G103 | 945 | 1089 | 1360 | 69.13 |
| G105 | 945 | 1089 | 1360 | 69.13 |
| G106 | 945 | 1089 | 1360 | 69.13 |
| G201 | 945 | 1089 | 1360 | 69.13 |
| G202 | 945 | 1089 | 1360 | 69.13 |
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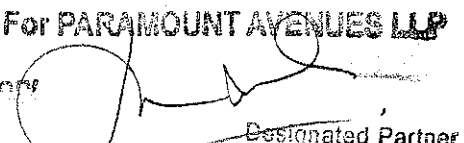
For Modi Properties Pvt. Ltd Page 18 of 20


For MODI REALTY (MALLAPUR) LLP

Version 5- 01.01.2019

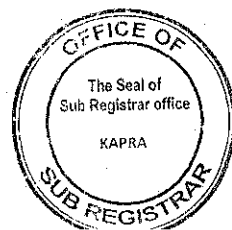
  
Managing Director

  
Authorised Signatory

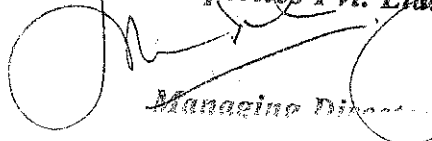
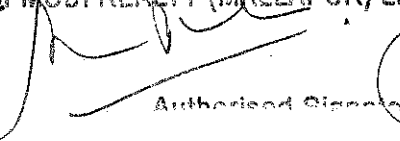

For PARAMOUNT AVENUES LLP  
  
Designated Partner


Bk - 1, CS No 2066/2019 & Doct No   
2011/2019 Sheet 18 of 21 Sub Registrar  
Kapra

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|      |     |      |      |       |
|------|-----|------|------|-------|
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| G304 | 945 | 1089 | 1360 | 69.13 |
| G306 | 945 | 1089 | 1360 | 69.13 |
| G307 | 945 | 1089 | 1360 | 69.13 |
| G402 | 945 | 1089 | 1360 | 69.13 |
| G403 | 945 | 1089 | 1360 | 69.13 |
| G405 | 945 | 1089 | 1360 | 69.13 |
| G406 | 945 | 1089 | 1360 | 69.13 |
| G501 | 945 | 1089 | 1360 | 69.13 |
| G502 | 945 | 1089 | 1360 | 69.13 |
| G504 | 945 | 1089 | 1360 | 69.13 |
| G505 | 945 | 1089 | 1360 | 69.13 |
| G507 | 945 | 1089 | 1360 | 69.13 |
| G601 | 945 | 1089 | 1360 | 69.13 |
| G603 | 945 | 1089 | 1360 | 69.13 |
| G604 | 945 | 1089 | 1360 | 69.13 |
| G606 | 945 | 1089 | 1360 | 69.13 |
| G607 | 945 | 1089 | 1360 | 69.13 |
| H102 | 945 | 1089 | 1360 | 69.13 |
| H103 | 945 | 1089 | 1360 | 69.13 |
| H105 | 945 | 1089 | 1360 | 69.13 |
| H106 | 945 | 1089 | 1360 | 69.13 |
| H201 | 945 | 1089 | 1360 | 69.13 |
| H202 | 945 | 1089 | 1360 | 69.13 |
| H204 | 945 | 1089 | 1360 | 69.13 |
| H205 | 945 | 1089 | 1360 | 69.13 |
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 Managing Director  
 Authorized Signatory  
 Designated Partner

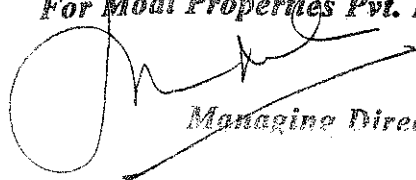
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~~2041 / 2015~~. Sheet 19 of 21 Sub Registrar  
Kapra

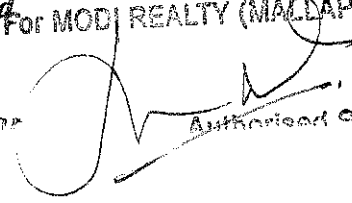


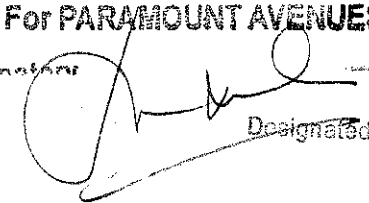
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| H402         | 945 | 1089 | 1360            | 69.13         |
| H403         | 945 | 1089 | 1360            | 69.13         |
| H405         | 945 | 1089 | 1360            | 69.13         |
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| H501         | 945 | 1089 | 1360            | 69.13         |
| H502         | 945 | 1089 | 1360            | 69.13         |
| H504         | 945 | 1089 | 1360            | 69.13         |
| H505         | 945 | 1089 | 1360            | 69.13         |
| H507         | 945 | 1089 | 1360            | 69.13         |
| H601         | 945 | 1089 | 1360            | 69.13         |
| H603         | 945 | 1089 | 1360            | 69.13         |
| H604         | 945 | 1089 | 1360            | 69.13         |
| H606         | 945 | 1089 | 1360            | 69.13         |
| H607         | 945 | 1089 | 1360            | 69.13         |
| <b>Total</b> |     |      | <b>3,47,900</b> | <b>17,684</b> |

**For Modi Properties Pvt. Ltd.**  
  
 Managing Director

**For MODI REALTY (MALDAPUR) LLP**  
  
 Authorized Signatory

**For PARAMOUNT AVENUES LLP**  
  
 Designated Partner

Bk -1, CS No 2366/2019 & Doct No


2041 / 2019  
Sub Registrar  
Kapra




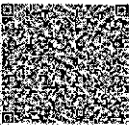
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**भारत सरकार**  
**GOVERNMENT OF INDIA**


**శోహం సతీష్ మోడి**  
**Soham Satish Modi**  
 పుట్టిన సం./YOB: 1969  
 పురుషుడు Male



3146 8727 4389



**भारतीय विशिष्ट पहचान प्राधिकरण**  
**UNIQUE IDENTIFICATION AUTHORITY OF INDIA**


**చిరునామా:**  
 S/O: సతీష్ మోడి, ప్లాట్ నెం-  
 280, రోడ్ నెం-25, పెద్దమ్మ  
 దేవాలయం దగ్గర బజీరీ హిల్స్,  
 ఖైరతాబాద్, బంజారా హిల్స్,  
 హైదరాబాద్.  
 ఆంధ్ర ప్రదేశ్, 500034.

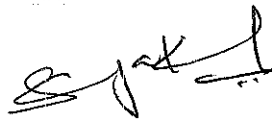
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 temple jubilee hills,  
 Khairatabad, Banjara Hills,  
 Hyderabad  
 Andhra Pradesh, 500034.

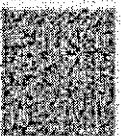
**ఆధార్ - ఆధార్ -- సామాన్యమానవుడి హక్కు**

**Aadhaar - Aam Aadmi ka Adhikar**


**భారత ప్రభుత్వం**  
**Government of India**



**సోమ్యా కృష్ణ మణి**  
**Sowmya Krishna Manne**  
 పుట్టిన సం./DOB: 12/10/1990  
 స్త్రీ/FEMALE





9544 6548 0366

నా ఆధార్, నా గుర్తింపు



**भारतीय विशिष्ट पहचान प्राधिकरण**  
**Unique Identification Authority of India**


**చిరునామా:**  
 D/O: మంధాట్ మణి, 45-57-14/A/C Flat C-1  
 లక్ష్మి పారాడిస్, నారసింహనగర్, రిపోర్ట్ స్టాండ్ బజార్,  
 విశాఖపట్నం (ఉబన్), విశాఖపట్నం,  
 ఆంధ్ర ప్రదేశ్ - 530024

**Address:**  
 D/O: Mandhat Manne, 45-57-14/A/C Flat C-1  
 Lakshmi Paradise, narasimhanagar  
 narasimhanagar, behind report bazar,  
 Visakhapatnam (Urban), Visakhapatnam,  
 Andhra Pradesh - 530024




9544 6548 0366


**భారత ప్రభుత్వం**  
**Government of India**


**కండి ప్రభాకర్ రెడ్డి**  
**Kandi Prabhakar Reddy**

పుట్టిన సంవత్సరం/Year of Birth: 1974  
 పురుషుడు / Male

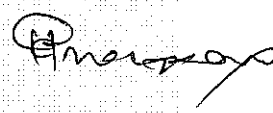


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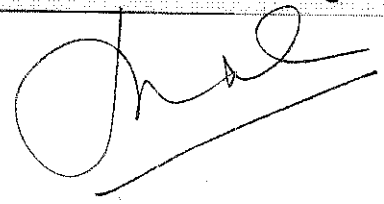
సమాధి సంఖ్య / Enrollment No. : 1027/28203/00049

To  
 Kandi Prabhakar Reddy  
 కండి ప్రభాకర్ రెడ్డి  
 2-3-64/10/24 1FLOOR KAMALA NILAYAM  
 JAISWAL COLONY  
 Amberpet  
 Amberpet,Hyderabad  
 Andhra Pradesh - 500013

10/07/2013



**ఆధార్ - సామాన్యని హక్కు**



KRISHNA CH  
CH NARSAIAH  
1.51  
HUSSAIN SHAWALI DARGA  
SHERILINGAMPALLY  
SERILINGAMPALLY  
RANGA REDDY - 500050

2006/2019 2006/2019 RTA RANGAREDDY

Non Transport Light Motor Vehicle Non Transport Motor Cycle  
With Side  
Date of Validity 10/05/2021  
Transport Motor Car, Motor Car  
Date of Validity 24/05/2019 (Transport)  
Badge No. 343  
Reference No. CLRT5007734615  
Original LA RTA RANGAREDDY  
Date of First Issue 11/05/2001  
Date of Birth 01/07/1976  
Bond Group

DR1002006/14

*Q. theif*

Bk - 1, CS No 2006/2019 & Doct No *Kapra*  
*2001 / 2019* Sheet 21 of 21 Sub Registrar  
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