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ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

P 368671

Date : 28-11-2008 Serial No : 41,260 Denomination : 100

Purchased By :

G. VENKATESH  
S/O. G. A. RAO  
CEORAL

Sub Registrar  
Ex. Officio Stamp Vendor  
G.S.O., S&IG Office, Hyd

For Whom :

BHARGAVI DEVELOPERS  
PARTNER

SALE DEED

This Sale Deed is made and executed on this the 24<sup>th</sup> day of January 2009 at S. R. O. Keesara, R. R. Dist. by:

M/S. BHARGAVI DEVELOPERS, a partnership firm having its office at G-2, Kalyan Enclave, Kamalanagar, ECIL, Hyderabad, represented by its Managing and Authorised Partner Sri Anand Kumar, Son of Sri. B. N. Ramulu, aged about 39 years, Occupation: Business., hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

AND

1. SRI. B. ANAND KUMAR, Son of SRI. B. N. RAMULU, aged about 39 years, residing at H. No. 10, Venkateshwara Nagar, Moula-Ali, Hyderabad - 500 040,
  2. SRI NAREDDY KIRAN KUMAR, SON OF SRI. MADHUSUDHAN REDDY, aged about 34 years, residing at Plot No. 275, Venakateshwara Nagar, Meerpet, Moula -Ali, Hyderabad-40,
  3. SRI. M. KANTHA RAO, SON OF SRI. M. LAXMAN RAO, aged about 38 years, residing at Plot No. 152, Vivekanada Nagar Colony, Kukatpally, Hyderabad.
  4. SRI. K. KANTHA REDDY, SON OF SRI. K. RAM REDDY, aged about 56 years, residing at Nereducherala (Village & Mandal), Nalgonda District,
- being represented by Sri Anand Kumar, aged about 39 years, Managing and authorized Partner of M/S. BHARGAVI DEVELOPERS who are the Agreement of Sale cum General Power of Attorney Holders by virtue of document no. 16412/06, dated 31.10.2006, registered at S.R.O. Shameerpet,, hereinafter called the "Original Owners" (which expression where the context so permits shall mean and include their successors in interest, nominees, assignees herein, etc.).

For Bhargavi Developers

  
Partner

ధృవీకరణము 2009 ..... 468  
 ఉద్దేశము మొత్తము ..... 15  
 ఈ కారితముల వరుస సూచ్యము .....

సబ్ రిజిస్ట్రారు



The following amounts have  
 been paid in respect of this document:  
 Serial No. 919090 Dt. 24/1/18  
 Stamp Duty: 340000

- |   |             |
|---|-------------|
| 1. In the shape of stamp papers                                 | Rs 100      |
| 2. In the shape of challan<br>(S.No. 41 of I.E.A. 1899)         | Rs 6800     |
| 3. In the shape of cash<br>(S.No. 43 of I.S.A. 1899)            | Rs          |
| 4. Payment of stamp duty<br>(S.No. 16 of I.S. Act 1899, if any) | Rs          |
| I. Transfer Duty:   |             |
| 1. In the shape of challan                                      | Rs          |
| 2. In the shape of cash   | Rs          |
| II. Registration fees:  |             |
| 1. In the shape of challan                                      | Rs 1700     |
| 2. In the shape of cash   | Rs          |
| IV. User Charges  |             |
| 1. In the shape of challan                                      | Rs 100      |
| 2. In the shape of cash   | Rs          |
| <b>Total Rs.</b>  | <b>8700</b> |

SUB REGISTRAR  
 KHAMMAM

IN FAVOUR OF

MR. V. SHIV SHANKER GOUD, SON OF MR. V. BIKSHAPATHI, aged about 32 years, Occupation: Business, residing at Plot No. 23, Harshavardhan Enclave, Old Bowenpally, Secunderabad, hereinafter called the "Buyer" (which expression where the context so permits shall mean and include his/her/their heirs, successors, legal representative, executors, nominee, assignee etc.).

WHEREAS:

- A. Shri B. Anand Kumar, Shri Nareddy Kiran Kumar, Shri M. Kanta Rao and Shri K. Kanta Reddy, the Original Owners herein, were the absolute owners and possessors of open agricultural land in Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts., by virtue of Deed of Conveyance of land dated 9.09.2004 registered as document bearing no. 9210/2004 and Release Deed dated 27.10.2004 and registered as document no. 9246/2004 at the office of the Sub Registrar, Shameerpet R. R. District (hereinafter this land is referred to as the SCHEDULED LAND) and is more particularly described in Schedule 'A' at the foot of the document.
- B. The Original Owners have purchased the Scheduled Land for a consideration from its previous owners namely:
- Shri M. Venu, S/o. Shri Mallaiah
  - Shri Madhusudhan, S/o. of Late Shri G. Sattaiah.
  - Shri K.V. Rama Rao, S/o. Shri Gopal Rao
- C. The Scheduled Land was Government land and the same was placed for sale on open auction on 17.09.2003. The previous owners Shri M. Venu and two others have participated in the auction and the auction was knocked down in favour of them as they being the highest bidders. The open auction conducted has been confirmed in favour of the previous owners namely M. Venu and two others vide proceedings of the Collector, R. R. District vide proceeding no. LC2/7278/2003 dated 20.09.2003.
- D. The previous owners Shri M. Venu and two others and the Original Owners have reached into an understanding for participating in the open auction and upon confirmation of the auction the sale consideration was arranged and paid by pooling all the resources of the seven participants (i.e., previous owners Shri M. Venu and two others and all the four VENDORS). The Scheduled Land was agreed to be purchased jointly with all the seven persons having broadly the following share.
- 3/7 of the share will be held by M. Venu and two others equally i.e., each person will have 1/7 share.
  - Balance 4/7 of the share will be held by the remaining four persons as follows:
    - Shri. B. Anand Kumar – 27% of 4/7 share i.e., 15.42%
    - Shri. N. Kiran Kumar – 20% of 4/7 share i.e., 11.42%
    - Shri. M. Kanta Rao – 37% of 4/7 share i.e., 21.16%
    - Shri. K. Kanta Reddy – 16% of 4/7 share i.e., 9.15%

For Bhargavi Developers

  
Partner

సంఖ్య 2009 వ సం॥నం..... 468

దస్తావేజు మొత్తం కాగితముల సంఖ్య..... 15

ఈ కాగితము వరుస సంఖ్య..... 2

2009 సం॥ 25వ తేది నెల 24 వ తేది

1930 వ.శ.శ సం. ముది మాసం 4 వ తేది

పరిసం 12 పరిసం 1 గంటల మధ్య

కేసు నంబర్ - రిజిస్ట్రారు ఆఫీసులో

కేసు నంబర్ 9. Anand Kumar

1908 వ.శ.శ సం. సెక్షన్ 32.ఎ ను

పాటించుటకు వలసిన ఫోటోగ్రాఫులు

మరియు రిజిస్ట్రారులతో సహా దాఖలు చేసి తునుము

దాఖలు చేయించినారు

ప్రతి ఒకరినీయు ఒప్పుకొన్నది

అందు బొటన వ్రేలు

సబ్-రిజిస్ట్రార్



Handwritten signature of Anand Kumar

Anand Kumar S/o. B. N. Ramulu  
Occ: Business R/o. G-2, Kalyan Enclave  
Kamalanagar, ECIL, Hyderabad.

Handwritten signature of V. Shiv Shanker

V. Shiv Shanker Goud S/o. V. Bishapathi  
Occ: Service, R/o Phr No. 23, Harshavardha  
Enclave, old Bowrepatly, Sec 8ad

C. Prabhakar Reddy S/o. C. P. Reddy  
Occ: Service - S-4-187/3 & 4, M. G. Road  
Sec 8ad.

Venkat Reddy S/o. Raj Reddy  
11-187/2, Saroornagar, Hrd.  
Green Hills Colony,



ఎర్రను బొటన వ్రేలు



నీరూపించినది

1. Anand Kumar

Handwritten signature

2.

2009 సం॥ 25వ తేది నెల 24 వ తేది  
1930 వ.శ.శ సం. ముది మాసం 4 వ తేది

Handwritten signature

సబ్-రిజిస్ట్రార్  
కేసు

- E. In continuation and completion of the auction process and on receipt of the entire bid amount, the Government of Andhra Pradesh represented by District Revenue Officer and Additional District Magistrate, R. R. District have executed Deed of Conveyance of land dated 9.09.2004 in favour of seven persons namely three previous owners and four Original Owners herein. This conveyance deed is registered as document no. 9210/2004 and is registered at the office of the Sub Registrar, Shameerpet R. R. District.
- F. The previous owners Shri M. Venu, Shri G. Madhu Sudhan and Shri K.V. Rama Rao have executed a Release Deed dated 27.10.2004, releasing their 3/7 share admeasuring Ac. 1-13.13 Gts., in favour of Original Owners for a consideration. This Release Deed is registered as document no. 9246/2004 at the office of the Sub Registrar, Shameerpet, R. R. District. The share in land ownership of the Original Owners upon execution of this release deed is as under:
- |                         |       |
|-------------------------|-------|
| a. Shri. B. Anand Kumar | - 27% |
| b. Shri. N. Kiran Kumar | - 20% |
| c. Shri. M. Kanta Rao   | - 37% |
| d. Shri. Kanta Reddy    | - 16% |
- G. The above said four persons namely Shri B. Anand Kumar and three others have together joined into partnership to run the business under the name of M/s. Bhargavi Developers, the Vendor herein. The partnership is evidenced by a Deed of Partnership dated 30.07.2004. The profit sharing ratios of the partners is in the same ratio as their ratio of share in the land holding as given in clause (h) above which is in evidence of their understanding as to their respective share in the Scheduled Land.
- H. The Original Owners have sold the Scheduled Land to M/s. Paramount Builders, a registered partnership firm (hereinafter referred to as the Firm) and the Vendor by way of Agreement of Sale cum General Power of Attorney, registered as document nos. 16413/06 and 16412/06, dated 31.10.2006 and 31.10.2006, respectively. By virtue of the said agreement of sale cum general power of attorney, M/s. Paramount Builders and the Vendors herein have become owners of undivided share of land admeasuring Ac. 2-03 Gts., and Ac. 1-01 Gts., respectively.
- I. The Firm and the Vendor have agreed to jointly develop the entire Scheduled Land by constructing residential apartments under a group housing scheme called as 'PARAMOUNT RESIDENCY'.
- J. The Original Owners, the Firm and the Vendor hereto have applied to the Urban Development Authority for obtaining necessary building construction and other permissions at the cost of the Firm. The permissions have been received from HUDA vide their Proceeding No. 6008/P4/Pig/HUDA/2006, dated 14.09.2006. In accordance with the sanctioned plan in all 260 number of flats in 6 blocks aggregating to about 2,28,800 sft., along with parking on the stilt floor and other amenities are proposed and agreed to be constructed.

For Bhargavi Developers

  
Partner

ఆదేశము 2009 నెంబర్ ..... 468  
 మొత్తము మొత్తము కొనుగోలుల సంఖ్య ..... 15  
 పా కొగితముల వరుస సంఖ్య ..... 3

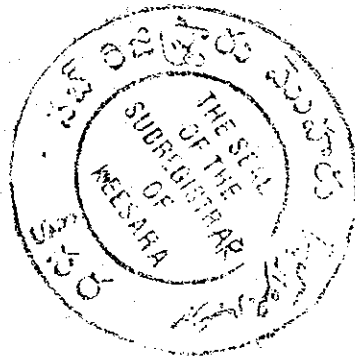
పబ్లికేషన్లు

An amount of Rs. 6800 towards stamp duty  
 including transfer duty and Rs. 1400  
 towards registration fee on the Market Value  
 of Rs. 3,40,000 was paid by me  
 Party through challan Receipt No. 719090  
 at SBM Keerara Br. Keerara  
 Dated 24/11/19  
 Sub-Registrar  
 Keerara

12 నెంబర్ 2009 నెంబర్ 11530, నెంబర్  
 468 మొత్తముగా రిజిస్ట్రేషన్ చేయబడినది స్వామిగి  
 రిమోతం నుర్తంపు నెంబరు 11530-1 468 12009  
 ఇవ్వబడినది.

2009 నెంబర్ 24 వ తేదీ

పబ్లికేషన్లు ఆధికారి



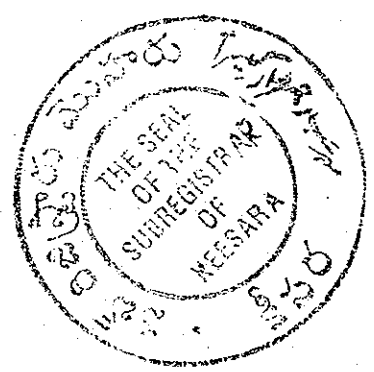
- K. The Firm and the Vendor for the purposes of joint development of the scheduled land have reached into an understanding whereby they have purchased their respective shares as mentioned above in the total land area of Ac. 3-04 Gts. To give effect to this broad understanding, the M/s. Paramount Builders and the Vendor have executed following documents:
- (a) Joint Development Agreement, registered as document no. 16768/06, dated 31.10.2006.
  - (b) Agreement of Sale-cum General Power of Attorney in favour of the Firm, registered as document no. 16413/06, dated 31.10.2006.
  - (c) Agreement of Sale-cum General Power of Attorney in favour of the M/s. Bhargavi Developers, registered as document no. 16412/06, dated 31.10.2006.
- The above documents are registered with the office of the Sub-Registrar Office, Shameerpet.
- L. By virtue of above referred documents, the M/s. Bhargavi Developers and the Vendor hereto have identified and determined their respective ownership of 260 flats, along with proportionate parking space proposed to be constructed in a group housing scheme named and styled as 'PARAMOUNT RESIDENCY' together with their respective proportionate undivided share in the Scheduled Land.
- M. The Buyer is desirous of purchasing a Deluxe apartment bearing flat no. 509 on fifth, in block no. '1C' having a super built-up area of 530 sft together with undivided share in the scheduled land to the extent of 34.76 sq. yds. and a reserved parking space for two wheeler bearing no. 45 admeasuring about 15 sft. in the building known as Paramount Residency and has approached the Vendor, such apartment is hereinafter referred to as the Scheduled Apartment.
- N. The Vendor has represented to the Buyer that the Scheduled Apartment has fallen to the share of Vendor and thus absolutely belongs to it by virtue of above referred various agreements.
- O. The Buyer has inspected all the documents of the title 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 Paramount Residency. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.
- P. 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. 3,40,000/- (Rupees Three Lakhs Forty Thousand Only) and the Buyer has agreed to purchase the same.
- Q. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.
- R. The Original 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 Original Owners have has no share in the sale consideration agreed herein.

For Bhargavi Developers

  
Partner

పుట్టికయ్య 2007 సం. 15  
ఉస్మాన్ మొత్తము కొగితముల సంఖ్య 15  
కొగితముల వరుస సంఖ్య 9

నబోలకొండ





NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

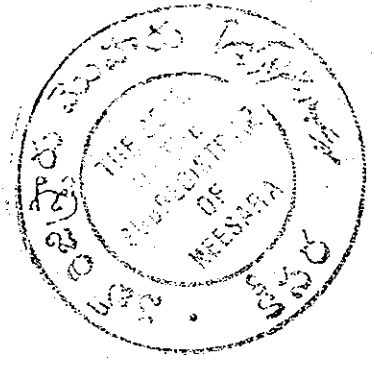
1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the deluxe apartment bearing flat no. 509 on fifth floor in block no. '1C', having a super built-up area of 530 sft. (i.e., 424 sft. of built-up area & 106 sft. of common area) in building known as Paramount Residency together with
  - a. Undivided share in scheduled land to the extent of 34.76 sq. yds.
  - b. A reserved two wheeler parking space bearing no. 45 admeasuring about 15 sft. situated at Sy. No. 176, situated at Nagaram Village, Keesara 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.3,40,000/- (Rupees Three Lakhs Forty Thousand Only) paid in the following manner:
    - a) Rs. 2,000/- paid by way of cash on 01.07.2008.
    - b) Rs. 3,38,000/- paid by way of demand draft no. 310381, dated 21.01.2009 issued by Axis Bank Ltd.
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 have 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.

For Bhargavi Developers

  
Partner

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ಅಸ್ತಿವೆಜಾ ನಿಯತ್ರನು ಅಧಿಕಾರಗಳ ನಡವಳಿ .....  
ಈ ಅಧಿಕಾರವು ವರುಷ ನಡವಳಿ .....

ಸಚಿವರಿಗೆ



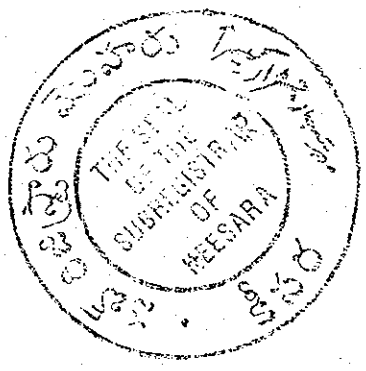
8. That it is hereby agreed and understood explicitly between the parties hereto the Buyer shall be solely responsible for payment of any sales taxes, VAT, service tax or any other similar levy that may become leviable with respect to the sale / construction of the apartments under this sale deed.
9. The Buyer do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Paramount 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 PARAMOUNT RESIDENCY.
  - 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 Paramount Residency Owners Association that has been / shall be formed by the Owners of the apartments in PARAMOUNT 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 PARAMOUNT 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.

For Bhargavi Develop...

  
Partner

పుస్తకము సంఖ్య ..... 468  
ఎస్.పి.జి. వెం.జి.ఎ. సర్కిలరుల నిర్మాణం ..... 15  
శా. కారితముల వరుస సంఖ్య ..... 6

వబ్. అజి.స్థారు



- 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.
- g. That the blocks of residential apartments shall always be called PARAMOUNT 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 voidable 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.
10. Stamp duty and Registration amount of Rs. 8,600/- is paid by way of challan no. 919690 dated 24.01.2009, drawn on State Bank of Hyderabad, Keesara Branch, R. R. District and VAT paid an amount of Rs. 3,400/- by way of payorder no. 146529, dated 23.01.2009, drawn on HDFC, S. D. Road, Secunderabad.

For Bhargavi Developers



Partner

అధికము 2000కి పరిమితం ..... 468  
ఉన్నతమ మొత్తము లాగితుముల సంఖ్య ..... 15  
\* కొగతముల వరుస సంఖ్య ..... 2

సబ్ రిజిస్ట్రారు



SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT THE TOTAL OPEN LAND being Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts. and bounded by:

North By	Sy. Nos. 198, 182, 180 & 177
South By	Sy. Nos. 175, 174 & 167
East By	Sy. No. 159
West By	Sy. No. 198

SCHEDULE 'B'

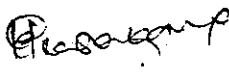

SCHEDULE OF APARTMENT

All that portion forming deluxe apartment bearing flat no. 509 on the fifth floor in block no. '1C', admeasuring 530 sft of super built-up area (i.e., 424 sft. of built-up area & 106 sft. of common area) together with proportionate undivided share of land to the extent of 34.76 sq. yds. And a reserved parking space for two wheeler on the stilt floor bearing no. 45, admeasuring about 15 sft., in residential apartment named as Paramount Residency, forming part of Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, marked in red in the plan enclosed and bounded as under:

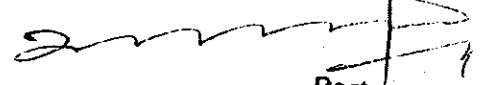
North By	Flat No. 508
South By	Open to sky
East By	Open to sky
West By	Open to sky & 6' wide corridor

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. 
2. 

for Bhargavi Develop

  
Partner

VENDOR

  
BUYER

ప్రజలకు వినియోగం కొరత ..... 658  
రద్దవుతున్న మొత్తం కారితముల సంఖ్య ..... 15  
కా కారితముల వయస్ సంఖ్య ..... 8

సహ-రిజిస్ట్రారు



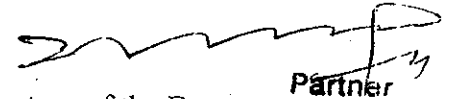


ANNEXTURE-1-A

1. Description of the Building : Deluxe flat bearing no. 509 on the fifth floor, in block '1C' of Paramount Residency, situated at Sy. No. 176, Nagaram Village, Keesara Mandal, Ranga Reddy District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure (Semi-finished)
2. Age of the Building : New
3. Total Extent of Site : 34.76 sq. yds., U/S Out of Ac. 3-04 Gts.
4. Built up area particulars :
- (a) Cellar, Parking Area :
- (b) In the Ground Floor : 15 sft. Parking space for two wheeler
- (c) In the First Floor :
- (d) In the Second Floor :
- (e) In the Third Floor :
- (f) In the Fourth Floor :
- (g) In the Fifth Floor : 530 sft
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 3,40,000/-

Date: 24.01.2009

For Bhargavi Developers



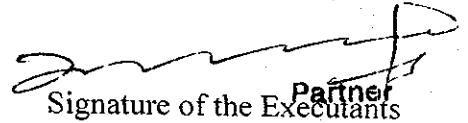
Signature of the Executants

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.

Date: 24.01.2009

For Bhargavi Developers

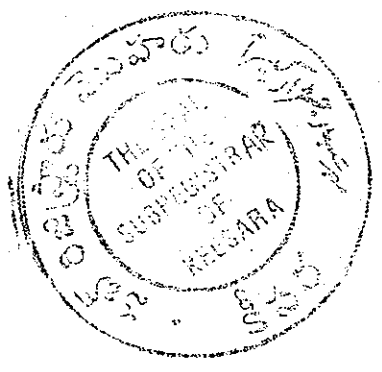


Signature of the Executants



భువనకము 2000లో పంపించినది ..... 468  
ఉష్ణోవేణా మోత్రము తాగించే కర్రల సంఖ్య ..... 15  
ఈ కొగితముల వయస్ సంఖ్య ..... 9

న. వ. రెడ్డిపాఠ



**REGISTRATION PLAN SHOWING**

FLAT NO. 509 IN BLOCK NO. '1C'

ON THE FIFTH FLOOR IN PARAMOUNT RESIDENCY

**IN SURVEY NOS.** 176 (PART)

**SITUATED AT**

NAGARAM VILLAGE, KEESARA

**MANDAL, R.R. DIST.**

**VENDOR:** M/S. BHARGAVI DEVELOPERS REPRESENTED BY ITS MANAGING & AUTHORISED PARTNER

MR. ANAND KUMAR, SON OF MR. B. N. RAMULU

**BUYER:** MR. V. SHIV SHANKER GOUD, SON OF MR. V. BIKSHAPATHI

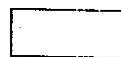
**REFERENCE:**  
**AREA:** 34.76

**SCALE:**  
**SQ. YDS. OR**

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



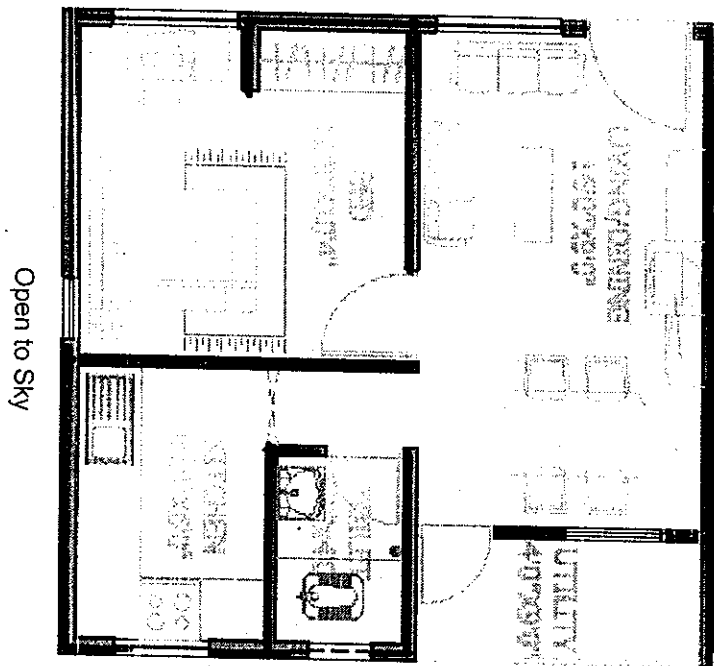
**EXCL:**



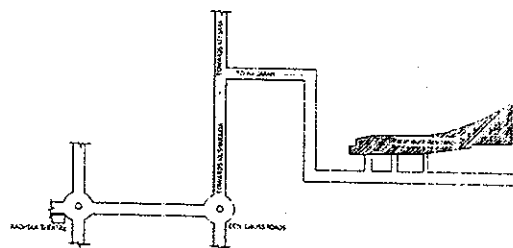
Total Built-up Area = 530 sft.  
Out of U/S of Land = Ac. 3-04 Gts.



Open to sky & 6' wide corridor



Location Map



**WITNESSES:**

- 1.
- 2.

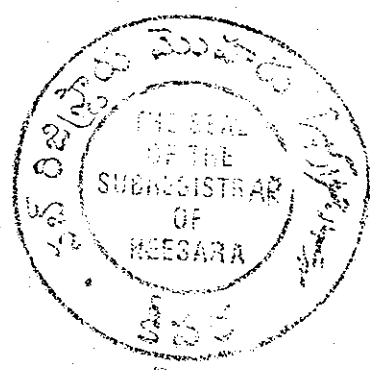
For Bhargavi Developers

Partners  
SIG. OF THE VENDOR

SIG. OF THE BUYER

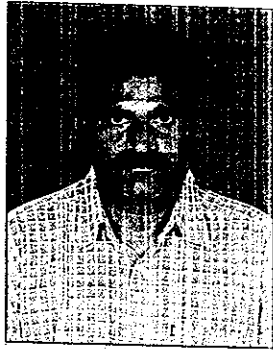
ಪುಸ್ತಕಮು 2019 ವರ್ಷಕ್ಕೆ ..... 668  
ಎಸ್.ಜಿ.ಎಂ.ಎಸ್. ಸಂಖ್ಯೆ ..... 15  
ಈ ಕಾನೂನುಬಾಹಿರ ವರದಿ ಸಂಖ್ಯೆ ..... 10

~~ಸಹಿ~~ ರಜಿಸ್ಟ್ರಾರ್



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

SL. NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
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VENDOR:

M/S. BHARGAVI DEVELOPERS  
HAVING ITS OFFICE AT G-2  
KALYAN ENCLAVE  
KAMALANAGAR, ECIL  
HYDERABAD.  
REP. BY ITS MANAGING & AUTHORISED PARTNER  
SRI ANAND KUMAR,  
S/O. SRI. B.N. RAMULU



BUYER:

MR. V. SHIV SHANKER GOUD  
S/O. MR. V. BIKSHAPATHI  
R/O. AT PLOT NO. 23  
HARSHAVARDHAN ENCLAVE  
OLD BOWENPALLY, SECUNDERABAD.

SIGNATURE OF WITNESSES:

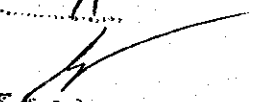
- 1.
- 2.

For Bhargavi Developers

Partner

SIGNATURE OF EXECUTANTS

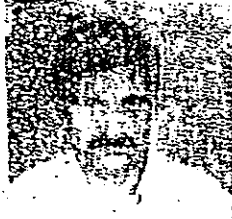
పుస్తకము 2009 సం॥ పా ..... 468  
చిట్టా నేజా దొడ్లము కాగితముల దొడ్లు ..... 15  
\* కాగితముల దొడ్లు ..... 11

  
ప.వ. శివప్రసాద్



स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AENPB5288E



नाम /NAME

ANAND KUMAR BHASHYAKARLA

पिता का नाम /FATHER'S NAME

NARASIMHA RAMULU

जन्म तिथि /DATE OF BIRTH

29-07-1968

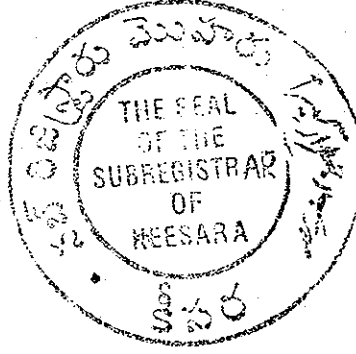
हस्ताक्षर /SIGNATURE :

मुख्य आयकर अधिकारी, अण्डhra प्रदेश

Chief Commissioner of Income-tax, Andhra Pradesh

ప్రతికము 2009 నంబర్ 468  
సర్టిఫైడ్ మొత్తము కాగితముల సంఖ్య 15  
\* కాగితముల వరుస సంఖ్య 12

సబ్ రిజిస్ట్రారు





REPUBLIC OF INDIA  
**ANDHRA PRADESH**

**DRIVING LICENCE**



U SHIV SHANKAR GOUD  
U BIKSHAPATHI GOUD  
P. NO. 23  
HARSHAARDHANA ENCLAVE,  
BOWENPALLY  
SECUNDRABAD

*U. Shiv*  
Signature  
Issued on 10-04-2007

Issuing Authority  
RTA-SECUNDRABAD

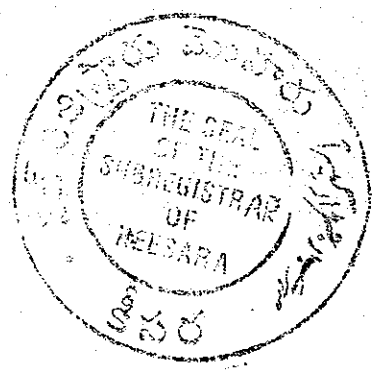
	<u>Class Of Vehicle</u>	<u>Validity</u>
<u>Non-Transport</u>	MCWG	10-06-2026
<u>Transport</u>		
<u>Hazardous Validity</u>		
<u>Badge No.</u>		
<u>Reference No.</u>	DLFAP010118812007	
<u>Original LA</u>	RTA SECUNDRABAD	
<u>DOB</u>	11-06-1976	
<u>Blood Gr.</u>		
<u>Date of 1st Issue</u>	10-04-2007	



*U. Shiv*

అక్టోబరు 2009 నంబర్ 468  
విస్తీర్ణం యొక్క వివరాలు తగినవిగా ఉన్నాయి..... 15  
\* తగినవిగా ఉన్నాయి..... 13






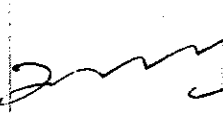
అనుమతి

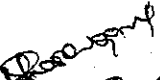




**Photographs and FingerPrints As per Section 32A of Registration Act 1908**

C.S.No./Year: 000539/2009 of SRO: 1530(KEESARA)

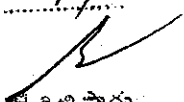
24/01/2009 14:46:35

SINo	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1		 24/01/2009 14:46:33 (1530-1-2009-539) V SHIV SHANKER GOUD	(CL) V.SHIV SHANKER GOUD PLOT NO 23 HARSHAVARDHAN ENCLAVEOLD BOWENPALLY SEC-BAD	
2	Manual Enclosure	Manual Enclosure	(EX) M/S.BHARGAVI DEVELOPERS HYDHYD	
3		 24/01/2009 14:46:47 (1530-1-2009-539) ANAND KUMAR	(EX) B.ANAND KUMAR H.NO.VENKATESHWARL U NAGAR MOULA ALI HYD	
4	Manual Enclosure	Manual Enclosure	(EX) NAREDDY KIRAN KUMAR P NO 275 VENKATESHWARA NAGARMOULA ALI HYD	
5	Manual Enclosure	Manual Enclosure	(EX) M.KANTA RAO 152 VIVEKANADA NAGAR COLONYKUKATPALLY HYD	

Witness   
Signatures  Operator  
Signature

  
Subregistrar  
Signature

అనుకము 2007 సం॥ పు ..... 468  
దస్తావేజు మొత్తము కలిగితముల సంఖ్య..... 15  
కా కలిగితముల వరుస సంఖ్య..... 19

  
సహ-రిజిస్ట్రారు



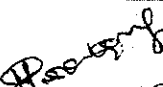
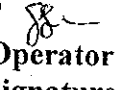
**Photographs and FingerPrints As per Section 32A of Registration Act 1908**

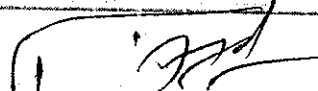
C.S.No./Year: 000539/2009 of SRO: 1530(KESARA)

24/01/2009 14:46:35

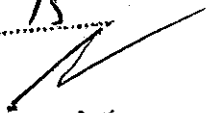
SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
6	Manual Enclosure	Manual Enclosure	(EX) K.KANTHA REDDY NEREDUCHERELA VILLAGE & MANDALNALGONDA DIST	
7	Manual Enclosure	Manual Enclosure	(EX) M/S.BHARGAVI DEVELOPERS HYDERABAD	

Witness  
Signatures

  
  
Operator  
Signature

  
Subregistrar  
Signature

అస్తకము 2009 సం॥ పు ..... 468  
విస్త్రవేజు మొత్తము కాగితముల సంఖ్య..... 15  
ఈ కాగితముల వరుస సంఖ్య..... 15

  
పబ్-రిజిస్ట్రారు

