

Power No 9/2002

10



G. No. 10747 11/4/2002 R. No. 100/81625

105 Soham modi & Satish modi P/o. Hnd.
modi Property & Investments Pvt Ltd.

J. Mahesh
C. MAHESH
S.V.L. No. 28 of 1999
R. No. 48/2002
Boduppal, H.R. Dist.

SPECIFIC POWER OF ATTORNEY FOR PRESENTATION OF DOCUMENTS

M/s. MODI PROPERTIES & INVESTMENTS PVT.LTD., a company incorporated under the Companies Act 1956, having its registered office at 5-4-187/3 & 4, III Floor, Soham Mansion, M.G.Road, Secunderabad - 500 003, represented by its Managing Director, Mr. SOHAM MODI, S/o. Mr. Satish Modi, aged about 32 years, hereby appoint and nominate Shri. Gaurang Mody, S/o. Jayantilal Mody, R/o. Flat No.105, Sapphire Apartments, Cheekoti Gardens, Begumpet, Hyderabad - 500 016., as our attorney in the name and on behalf of our company for the purpose mentioned hereunder;

WHEREAS

A. M/s. Modi Properties & Investments Pvt. Ltd., is the absolute owner and is possessed of all that land forming a part of Survey No.174, admeasuring 4 acres 32 guntas, situated at Mallapur Village, Uppal Revenue Mandal, Kapra Municipality, Ranga Reddy District., by virtue of under given registered sale deeds.

Johan Mod

Contd.2..

Sale Deed Dated	Schedule and area of land	Document No.	Registered with
03/10/96	1 acre 10 guntas	25/97	Sub-Registrar, Uppal, R.R.Dist. Book No.1. Vol. No.2485, Page No. 169 to 186
31/12/97	1 acre 3 guntas	562/98	Sub-Registrar, Uppal, R.R.Dist. Book No.1, Vol. No.2682, Page No. 31 to 48
22/09/98	1 acre	7989/98	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Vol. No.2845, Page No. 53 to 66
24/02/99	1 Acre along with A.C. Sheet Shed 1500 Sft.,	1491/99	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Scan. No.1501-1/99
07/04/99	19 Guntas	2608/99	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Scan.

TOTAL AREA: 4 Acres 32 Guntas

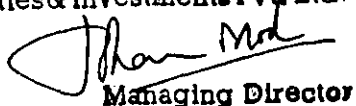
2. M/s. Modi Properties & Investments Pvt. Ltd., on the Schedule land is constructing at its own cost residential apartments in a Group Housing Scheme, named 'Mayflower Park', along with certain common amenities, recreation facilities, roads, lighting etc.,

3. The necessary technical approval from HUDA vide permission No.4549/P4/HUDA/99, Dated 07-09-1999 and building permit No.BA/236/99-2000 dated 22-09-1999 from Kapra Municipality has been obtained for the construction of 9 (Nine) blocks of residential apartments on the schedule land of Stilt Floor plus five floors.

4. M/s. Modi Properties & Investments Pvt. Ltd., is desirous of selling apartments in the said group housing scheme known as Mayflower park, together with undivided share in the above mentioned land.

5. Mr. Soham Modi, s/o. Mr. Satish Modi agreed about 32 years, residing at Plot No.280, Rd.No.25, Jubilee Hills, Hyderabad - 34, is the Managing Director of M/s.Modi Properties & Investments Pvt. Ltd., is the authorized signatory to execute Sale Deeds on behalf of the company.

For Modi Properties & Investments Pvt. Ltd.


Managing Director

Contd.3..

6. Mr. Soham Modi being pre-occupied with his day to day activities and frequent traveling cannot appear personally for the Registration and the execution of Sale Deed relating the group housing scheme known as the Mayflower park and as such M/s. Modi Properties & Investments Pvt. Ltd., hereby appoints and nominates the above said attorney to present the Sale Deed, duly executed by its Managing Director, Sri. Soham Modi in favour of prospective Purchasers in respect of part of the immovable property before the concerned Registering Authority and admit the execution thereof.

7. The Power of Attorney holder is not entitled to execute sale deeds or sale agreements on behalf of the company and is appointed only for presentation of documents duly executed by the Managing Director before the concerned Registering Authority, since the Managing Director is busy with his other activities.

8. M/s. Modi Properties & Investments Pvt. Ltd., hereby further agrees to ratify and confirm all the acts and deeds done by the above said attorney in the name and on behalf of our company in the process of presenting the documents for registering a regular sale deed in favour our buyers.

IN WITNESS WHEREOF the Executants herein has signed on this the 11th day of April 2002.

EXECUTANT

For Modi Properties & Investments Pvt. Ltd.

Soham Modi
Managing Director

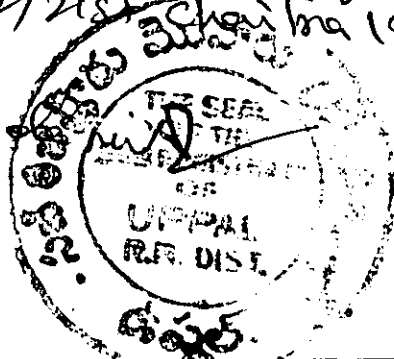
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Executed in my presence by M/s Modi properties and investments Pvt Ltd, rep by its Managing Director Sri Soham Modi s/o Satish Modi who's identity proved by

① Prasanna (K. Prabhakar Reddy) s/o K. Prabhakar Reddy
Pvt service A/o Hno 5-4-187/3/4, M.G. Road sector

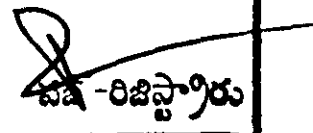
② M. N. (M. Raghun) s/o M. Bhimannaiah occ-pvt service
A/o Hno 22-5, Chitka Nagar, 2nd fl, R.R.T.
Dated 11th April/2002/21st April 1924 SE

note - Interlineation



[Signature]
11/4/2002
05/5

1వ పుస్తకం Power No. 9 | 2002 సంపు
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..... 3 వరస
పంఖ్య..... 197


జన-రిజిస్ట్రారు

జన-రిజిస్ట్రారు

1వ పుస్తకం Power No. 9/2002 - సంఖ్య
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3... వరస
నంబ్ర... 3...
హరిజిస్ట్రారు

