

ఆంధ్రప్రదేశ్ రాష్ట్రం ANDHRA PRADESH

H 946891

34474 20/4 lot 100t

A. Sathaiyah  
A. Ramaiah, R. P. Dist  
Self

SMT. K. RUKMINI  
S.V.L. NO. 51/84, R. NO. 13/20  
REGIMENTAL BAZAR, SEC'8AD

SALE DEED

THIS DEED OF SALE is made and executed on this the day of JULY 2007 by:-

20/7

SRI. M. VENKATA RAMA RAO, SON OF LATE VENKATA NARA-SIMHA RAO, aged about 59 years, Occupation: Agriculture, Resident of H.No.2-90, Mallapur Village, Uppal Mandal, Ranga Reddy District.

Rep. by his G.P.A. Holder:

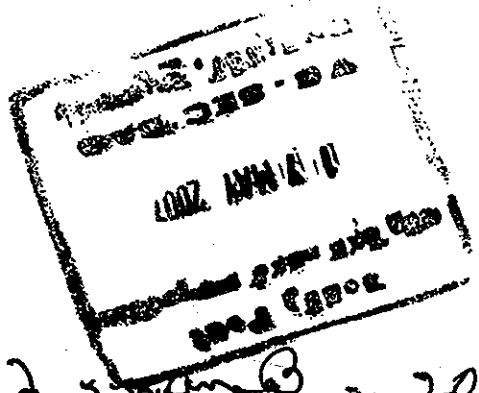
SRI. A. VENKATESH, SON OF SRI. A. SATHAIAH, aged about 35 years, occupation: Business Resident of H.No.1-91, Mallapur Village, Uppal Mandal, Ranga Reddy District.,

vide Regd. G.P.A. Doct. No. 523 of 1991, Regd. at S.R.O. Uppal.

(HEREINAFTER CALLED THE 'VENDOR').

Contd. 2..

0  
A. venj

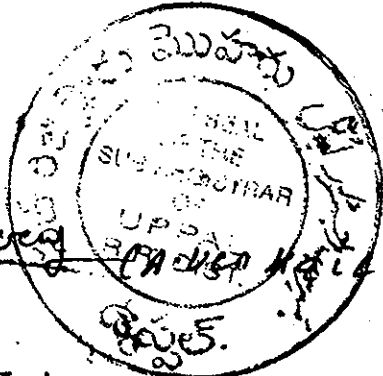


వ పుస్తకము 738/నింపు  
దస్తావేజాల మొత్తం కాగితముల  
సంఖ్య 8 ఈ కాగితపు వరుస  
సంఖ్య/.....

సబ్-రిజిస్ట్రారు

2007 వ సం. 20 నెల 20 తేది  
1927 వ.శ.క.నా.మా.సం.29 వ తేది  
పగలు.....మరియు.....గంటల మధ్య  
ఉప్పల్ సబ్-రిజిస్ట్రారు ఆఫీసులో

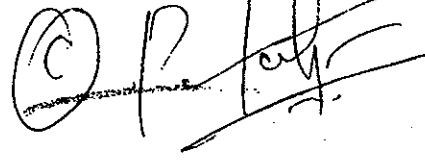
శ్రీ A. Venkatesh  
రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను  
అనుసరించి సమర్పించవలసిన పోట్ గ్రాఫులు  
మరియు వేలిముద్రలతో సహా దాఖలు చేసి  
రుసుము రూ॥ 770 ..... చెల్లించారు.



Receipt No. 1515 Dt. 20/7/2007  
SBH, Habsiguda Branch, Sec'bad.  
దానిని యిచ్చినట్లు ఒప్పు కొన్నది.  
ఎడమ బ్రావనప్రేలు



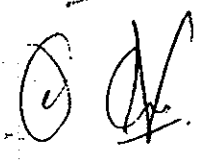
చిరుపింపినది.



A. Venkatesh (A. Venkatesh) & O  
A. Satharath

Mr. Venkatesh  
Occ: Agriculture RD H. No 2-96  
Mallapur (V) Uppal (m) K.R.

PAVANIKUMAR of KRISHNA MURTHY  
Occ: Business 40 Uppal K.R.

 P. Venkatesh of Kanna Rao, Business. Uppal, R.R.

2007 వ. సం. 20 నెల 20 తేది  
1927 వ. శ. క. నా. మా. సం. 29 వ తేది.

  
సబ్-రిజిస్ట్రారు

**IN FAVOUR OF**  
-----

SRI. A.SATHAIAH, SON OF SRI. A.RAMAIHAH, aged about 60 years, Occupation: Business, Resident of H.No.3-4-116, Mallapur, Uppal Mandal, R.R.District.

(HEREINAFTER CALLED THE PURCHASER')

The terms 'THE VENDOR' and 'THE PURCHASER' herein used shall wherever the context so admits mean and include their respective heirs, executors, successors, legal representatives, administrators and assignees etc., as the parties themselves.

WHEREAS the Vendor is the sole and absolute owner of the Plot No.1, in Survey No.82/1, admeasuring 222 Sq.Yds., or 185.5 Sq.Mtrs., Situated at Mallapur Village, Uppal Mandal, Kapra Municipality, Ranga Reddy District., by virtue of Pattedar.

WHEREAS the Vendor has offered to sell the above said land admeasuring 222 Sq.yds., or 185.5 Sq.Mtrs., Plot No.1, of Mallapur Village, free from encumbrances for a total consideration of Rs.15,54,000/- and the purchaser agreed to purchase the same for the said consideration.

WHEREAS the vendor has already received from the said purchaser the said consideration of Rs.15,54,000/- (Rupees Fifteen Lakhs Fifty Four Thousand only) the receipt of which the vendor hereby admits and acknowledges.

NOW THEREFORE this Deed of sale witnesses that in pursuance of the said agreement and in consideration of the sum of Rs.15,54,000/- already received by the vendor from the purchaser, the said vendor as absolute owner of the said property described in the schedule hereto and more clearly delineated in the plan annexed with the boundaries thereof shown in red colour does hereby transfer, convey and assign free from encumbrances all the said property to hold the same to the said purchaser as absolute owner together with appurtenances belonging hereto and all the estate, right, title, interest and claim whatsoever of the Vendor in or to the said property hereby conveyed. The purchaser shall hold and enjoy the same as absolute owner.

The vendor hereby covenants with the Purchaser as follows:

1. The said property shall be quietly entered into and upon by the purchaser who shall hold and enjoy the same as absolute owner without any interruption from the vendor or any persons claiming through the vendor.
2. The Vendor has given vacant possession of the said property to the purchaser.

Contd.3..

*A. Veng*

1 వ పుస్తకము... (నంబరు)

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య... ఈ కాగితపు వరుస

సంఖ్య...

సబ్-రిజిస్ట్రార్

Instrument Under Section 42 of Act II of 1864  
No. 238 of 2007 Date 20/7/07

I hereby certify that the proper deficit  
stamp duty of Rs. 139760/- Rupees

and seven hundred fifty only -

has been levied in respect of this instrument

from Sri. A. Venkatesh

on the basis of the agreed Market Value  
consideration of Rs. 1554000/- being  
higher than the consideration agreed Market  
Value.

S R.O. Uppal

Dated 20/7/07

Sub Registrar  
and Collector U/S. 41 & 42  
INDIAN STAMP ACT

Registration Endorsement

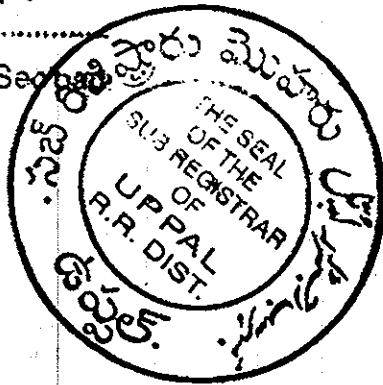
An amount of Rs. 139760/- towards Stamp Duty  
including Transfer duty and Rs. 7770/-

towards Registration Fee was paid by the party

through Chdlian Receipt Number 60/515

Dated 20/7/07 at SRI HANSIGUDA Branch Sec...

A/c No. 01000000700  
of S.R.O. Uppal.



3. The vendor has paid all taxes etc., payable on the said property upto date and the purchaser will have to pay such taxes etc., payable hereafter.

4. The property is free from all encumbrances, charges, mortgages, prior assignments of sale or lease hold or court attachments and it is not subject to any other litigation.

5. The previous title deeds relating to the said property hereby handedover to the purchaser.

6. The Vendor hereby agrees to co-operate with the purchaser to get the title of the said property changed in the name of the purchaser in Revenue Records.

7. The Vendor does hereby further agree with the purchaser at all times hereafter and at the cost of the purchaser to do and execute all such lawful acts, deeds and things for further and more perfectly assuring the said property to the purchaser according to the true intent and meaning of this Deed.

8. The vendor does hereby agree to keep indemnified the purchaser from and against all losses, costs, damages and expenses which the purchaser may sustain by reason of anybody claiming to the said property.

9. The land is not assigned land within the meaning of A.P. Assigned Land (Prohibition of Transfers) Act.9 of 1977 and it does not belong to or under mortgage to govt. agencies/Undertakings. And there is no house or any constructions in the said site, if any structure is there the Vendor may be prosecution Under Section 27 & 64 of Indian Stamp Act.

10. The Vendor hereby declares that he was owning a vacant land admeasuring sq.Yds, in the Peripheral area of Hyderabad Urban Agglomeration that after issue of the G.O.Ms.No.733, Rev. (UC I) Dept. Dated 31.10.1988 and availing of the exemption granted herein, he has so far transferred an extent of Sq.Yds, and through this document he is transferring 222 Sq.Yds. If the transfer of the land is subsequently found to be in violation of any of the provisons of the Urban Land (C&R), Act. 1976 or of the G.O. referred to above, he will be liable for prosectuion besides this transaction being declared as null and void.

Contd.4..

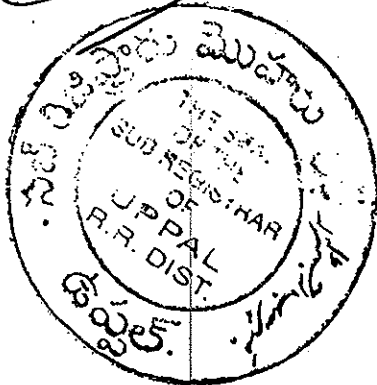
A. V. V. J.

1 వ పుస్తకము సం॥ (కా.క) పు.....  
 దస్తావేజాల మొత్తం కాగితముల  
 సంఖ్య..... ఈ కాగితపు వరుస  
 సంఖ్య.....

*[Handwritten Signature]*  
 పబ్-రిజిస్ట్రారు

1 వ పుస్తకము సం॥ (కా.క) పు.....  
 నింబరుగా రిజిస్ట్రారు చేయబడి స్కానింగు నిమిత్తం  
 గుర్తింపు నెంబరు.....1-2007 ఇవ్వడమైత  
 200 సం॥ నెల..... తది

*[Handwritten Signature]*  
 రిజిస్ట్రారింగు అధికారి



**SCHEDULE OF THE PROPERTY**

All that the piece and parcel of Plot No.1, in Survey No.82/1, admeasuring 222 Sq.Yds., or 185.5 Sq.Mtrs., Situated at Block No. 4, Main Road Mallapur Village, Uppal Mandal, Kapra Municipality, Ranga Reddy District., under S.R.O. Uppal, and bounded by:

NORTH :: Plot No.6.

SOUTH :: 100' Wide Main Road to ECIL

EAST :: Neighbour's Land.

WEST :: Plot No.2.

more fully shown in the plan in red colour annexed hereto.

The market value of the property is Rs.7000/- per Sq.Yd, total value of Rs.15,54,000/- of 222 Sq.Yds., stamp duty paid on market value.

Rs. 1,47,630 /- paid by way of Challan No. 601515  
Dated 20/7/07 drawn on SBH, Habsiguda Branch.

IN WITNESS WHEREOF the Vendor and the Purchaser hereunto have set their hands to this Deed of Sale with their free will and sound mind on the day, month and the year first above mentioned in the presence of the following witnesses:

**WITNESSES :**

1. Bhtri K. Sirepalli

2. Mk (S. Suresh)

A. Venj  
SIG. OF THE VENDOR  
(THROUGH G.P.A.)

A. N. S. Reddy  
SIG. OF THE PURCHASER

REGISTRATION PLAN SHOWING

PLOT NO. 1

IN SURVEY NOS. 820/1

Situated at

MALLAPUR(V)

UPPAL

MANDAL, R.R.DIST.

VENDORS :

SRI. M. VENKATA RAMA RAO

G.P.A. SRI. A. VENKATESH

S/o. SRI. A. SATHAIAH.

VENDEE :

SRI. A. SATHAIAH

S/o. SRI. A. RAMAIAH

REFERENCE :

SCALE : 1" -

INCL. :

EXCL. :

AREA :

222

SQ. YDS. OR 185.5

SQ. MTRS.

100' ECIL MAIN ROAD

10' SET BACK

40'0"

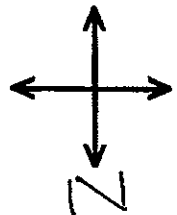
GRANT. ADJAN  
NEIGH.

P.No. 1

50'0"

22'0"

PLOT NO. 6



WITNESSES :

1. B. Srinivas

2. M. Srinivas

A. Venkatesh  
SIG. OF THE VENDOR

A. Sathaiyah  
SIG. OF THE VENDEE

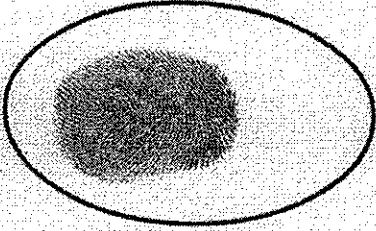


**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908.**

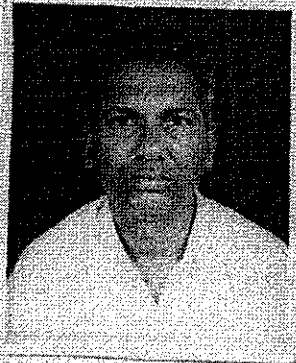
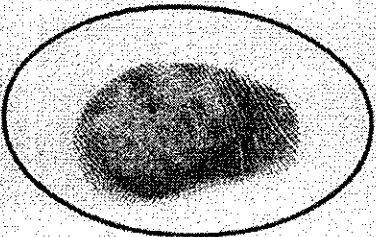
Sl. No. FINGER PRINT  
IN BLACK INK (LEFT  
THUMB)

PASSPORT SIZE  
PHOTOGRAPH  
BLACK & WHITE

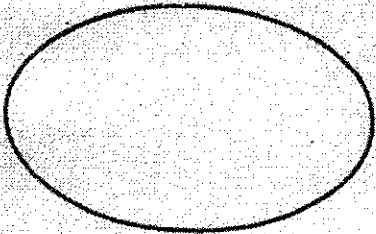
NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT/SELLER/  
BUYER



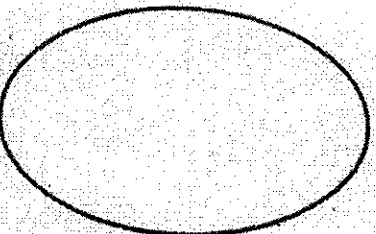
A. Venkatesh  
R/o. HNo. 1-91  
Mallapur (V. Uppal m.  
R-R dist.



A. Sathaiyah  
R/o. HNo 3-4-116  
Mallapur. Uppal  
R-R dist



BLACK & WHITE  
PASSPORT SIZE  
PHOTO



BLACK & WHITE  
PASSPORT SIZE  
PHOTO

**SIGNATURE OF WITNESSES :**

1. B. H.

2. R. H.

A. Venkatesh  
**SIGNATURE OF THE EXECUTANT'S**  
A. Venkatesh