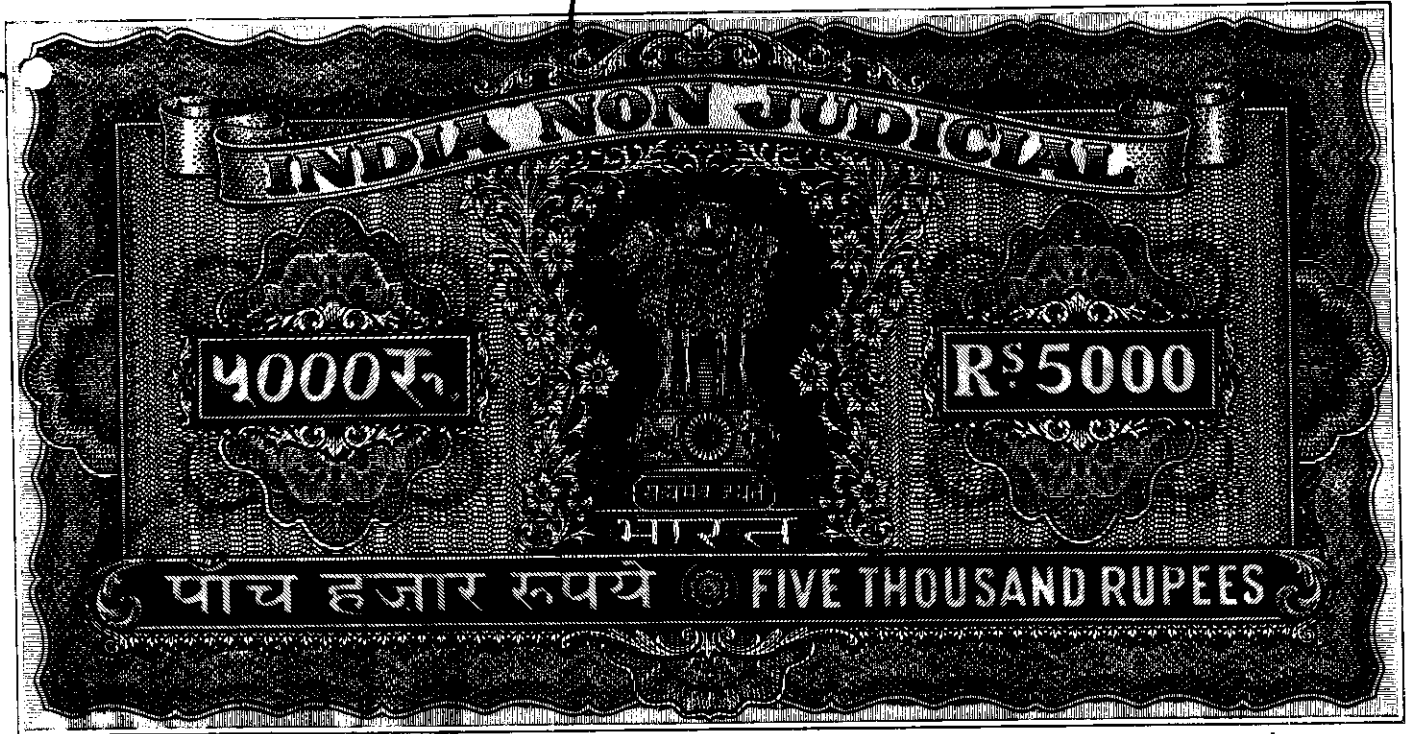


5641 | 2001

5606

5000Rs.



AP 23 IV G 16785

S. NO ... 18394 ... DT 25-7-2001 ... RS ... 5000/-

SOLD TO S. Mahender Rao s/o S. Chandra Rao, Jeedimetla

FOR WED ... Self

S. Ananth Rao  
MEDCHAL  
R. L. No. 9/2001

**AGREEMENT OF SALE-CUM-GENERAL POWER OF ATTORNEY**

This Agreement of Sale-cum-General Power of Attorney is executed on this the 25<sup>th</sup> day of JULY 2001 at Medchal by:

1. Sri GORGE SRIRAMULU s/o late GANDIAH, age : 50 years,
2. Sri GORGE SATHIAH s/o late GANDIAH, age : 48 years,

both are agriculturists & Resident of Quthbullapur Village, under Quthbullapur Municipality & Mandal, R.R. District.

Hereinafter referred to as VENDORS of the First part: which expression shall mean and include their heirs, successors, assignees, representatives etc.

AND

Sri S.MAHENDER RAO s/o Sri S.CHANDRA RAO, aged about 28 Years, Occ : Business, Resident of Jeedimetla Village, under Quthbullapur Municipality & Mandal, R.R. District.

Hereinafter referred to as VENDEE/PURCHASER of the Second part: which expression shall mean and include his heirs, successors, assignees, representatives etc.

S. Mahender Rao

S. Ananth Rao

Contd...2



AP 23 IV 7 16786

S. NO 18395 DT 25-7-2001 RS 5000  
 SOLD TO S. Mahender Rao, s/o. S. Chandra Rao, Jeedimetla D. Ananth Rao  
 S. V. MEDCHAL  
 L. No. 14/02 R. L. No 9/2001  
 FOR WITNESSES *S.V.*

-: 2 :-

WITNESSETH:

WHEREAS the Vendor Nos.1 & 2 are the absolute owners and Pattedars of the following lands situated at JEEDIMETLA Village, Quthbullapur Mandal, R.R. District, by virtue of their respective Title Deeds & Pass Books of which details given below :-

Vendor No.	Sy.No.	area Ac.gts.	Pass Book No.	Title Deed No.	Patta No.
1.	117/8 118/8 118/8	0-01 0-15 0-04 ----- 0-20 -----	398763	389799	530
2.	117/8 118/8 118/8	0-01 0-14 0-04 ----- 0-19 -----	398764	254492	531

Thus, the Vendors No.1 & 2 are in peaceful possession and enjoyment of the land to an extent of Ac.0-20gts., & Ac.0-19gts., respectively, (total area comes to Ac.0-39gts) in the above Sy.Nos. 117/8 118/8 118/8 situated at JEEDIMETLA Village, Quthbullapur Mandal, R.R. District.

*S. Mahender Rao*

*S. V. Medchal*

Contd....3



AP 23 IV G 16787

S. NO 18396 DT-25-7-2001 RS-5000/-

SO'D TO S. Mahender Rao s/o S. Chandra Rao, Jeedimetla

...

D. Ananth Rao  
S. V. MEDCHAL  
L. No. 14/92 R. L. No. 9/2001

-: 3 :-

WHEREAS the Vendors of the first part as the owners of the said land to an extent of Ac.0-39gts. in Sy.Nos.117/8 118/8 & 118/8, Situated at JEEDIMETLA Village, under Quthbullapur Municipality & Mandal, R.R.District, without any duress or coercion and in sound state of mind, decided to nominate and constitute the Sri S.MAHENDER RAO s/o Sri S.CHANDRA RAO, aged about 28 Years, Occ : Business, Resident of Jeedimetla Village, under Quthbullapur Municipality & Mandal, R.R. District, as their lawful attorney to exercise all the powers vested under this instrument and for the purpose of exercising the powers as attorney and the documents shall be exclusively treated as General Power of Attorney in terms of Power of Attorney Act.

And Whereas the power of attorney is executed on passing of consideration and hence the power of attorney shall remain irrevocable forever.

Contd.....4

२ (१) ० ५ ५ ५

१ २ ३ ४ ५

5000Rs.



AP 2001 = 16788  
 S. NO ... 18397 ... DT 25-7-2001 ... RS ... 5000  
 SOLD TO S. Malender Rao, sh. S. chandra Rao, Jeedimetla  
 RECORDED ...

D. Ananth Rao  
 S. V. MEDCHAL  
 L. No. 14/92 R. L. No. 9/2001

-: 4 :-

**NOW THIS AGREEMENT OF SALE WITNESSETH AS UNDER:**

1. That the Vendors of the first part have collectively decided to sell and the Purchaser of the second part accepted to purchase the Scheduled land, i.e. Agricultural wet land to an extent of Ac.0-39gts. equivalent to 0.394 Hect., in Sy.Nos.117/B 118/B & 118/B, Situated at JEEDIMETLA Village, under Quthbullapur Municipality & Mandal, R.R.District, for a total sale consideration of Rs.2,00,000/- (Rupees Two lakhs only), and the Purchaser has paid the said amount by cash, to the Vendors and the Vendors hereby acknowledge the receipt of the same.

2. That the Purchaser shall have the absolute authority to enter into agreement of sale with prospective Purchaser both in its capacity as the agreement holder and also in its capacity as lawful attorney on Vendors name and on behalf and also to receive advance sale consideration.

Contd.....5

20/07/2001 2 9/2001



S. NO 18398 DT 25-7-2001 RS 100-25002

SOLD TO S. Mahender Rao: Sh. S. Chandra Rao, Teedimetta

FOR WHOM *sep*

*2A*  
D. Ananth Rao  
S. V. MEDCHAL

L. No. 14/92 R. L. No. 9/2001

-: 5 :-

3. That the Vendors of the first part hereby declare that the Schedule property is free from any charge, encumbrance, litigation, minor's interest, encroachment, Government acquisition and further declare that the Schedule property or in part thereon is not surplus land under the Urban land ceiling Act or any other statute in force and it is further declared by the Vendors that the Vendors do have a clear marketable title to sell the Schedule property in favour of the Purchaser or their nominee(s).

4. That the stamp duty and registration charges in respect of the sale shall be borne by the Purchaser or their nominees.

5. That the Vendors declare that all rates, taxes, cess, land revenue and non-agricultural tax in respect of the Schedule property is paid upto date of agreement of sale and receipts are handed over to the Purchaser.

Contd....6

*12/07/2001*      *L. G. S. Chandra Rao*



S. NO ..... 18399 ..... DT 25-7-2001 ..... RS. 100/- 35003  
 SOLD TO S. Mahender Rao. Sr. S. Chandra Rao, Jeedimetla  
 FOR WHOM ..... *Self* .....

*2A*  
 D Ananth Rao  
 S. V. MEDCHAL  
 L. No. 14/92 R. L. No. 9/2001

-: 6 :-

6. That the Vendors undertake to hand over all link documents and the document of title in respect of the entire sale consideration received under the agreement.

**NOW THIS GENERAL POWER OF ATTORNEY WITNESSETH AS UNDER:**

I the Vendors of the first part without any duress or coercion and in free and sound state of mind, have constituted and appointed to Sri S.MAHENDER RAO s/o Sri S.CHANDRA RAO, aged about 28 Years, Occ : Business, Resident of Jeedimetla Village, under Quthbullapur Municipality & Mandal, R.R. District, as our lawful attorney to represent and act on their behalf with the below mentioned powers:

1. To appear before any Sub-Registrar or Registrar of Assurances and present any instrument of sale, or agreement of sale, mortgage, lease or transfer for registration and also confirm the registration.
2. To execute the agreement of sale, sale deed, receipts of payment on their behalf.

*12th 10/10/01*      *2 9/10/01*      Contd...7



S. NO ..... 18400 ..... DT 25-1-2001 RS. 100 ..... 35904

SOLD TO S. Mahender Rao. To: S. Chandra Rao, Tadimetta

FOR WEDON ..... *[Signature]* .....

*[Signature]* D. Ananth Rao

S. V. MEDCHAL

L. No. 14/92 R. L. No. 9/2001

--: 7 :-

3. To sign and verify the plaint, written statement, vakalathnama, affidavits, declarations, applications, etc., on behalf of their name in the event of any litigation concerning the Schedule property before any court of law, tribunal, quasi judicial authorities, including Hyderabad Urban Development Authority, Municipality, Gram Panchayat, revenue officials like Mandal Revenue Officer, Collector, Revenue Divisional Officer, Urban Land Ceiling Authority, land Grabbing, Tribunal, Agricultural land Reforms Tribunal, etc.

4. To deliver physical possession of the Schedule property i.e. in part or in full in favour of prospective Purchaser.

5. To receive sale consideration and issue valid receipts for the payment received.

6. And to do any acts deeds, lawfully required in furtherance of the above objectives and all deeds, thing undertaken by my attorney shall be construed as done by me as I am personally present.

*[Signature]*

*[Signature]*

Contd...8



S. NO ..... 1840 ..... DT 25-7-2001 RS. 100/- 35005  
 SOLD TO S. Mahender Rao: sp: S. Chandra Rao, Jeedimetla  
 FOR WHOM ..... S.P. ....

o. A  
**D. Ananth Rao**  
 S. V. MEDCHAL  
 L. No. 14/92 R. L. No. 9/2001

-: 8 :-

**SCHEDULE OF PROPERTY**

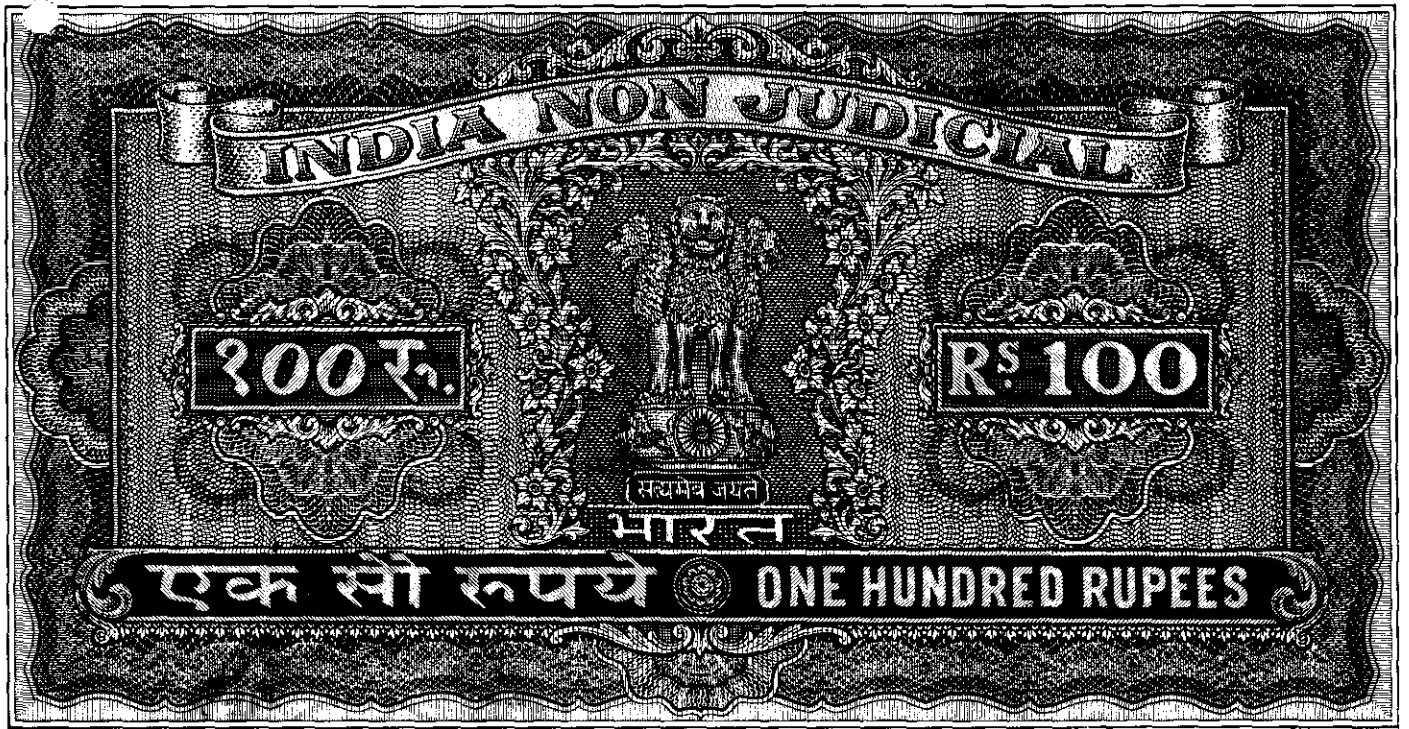
All that the land to an extent of : **Ac.0-39gts.**  
 equivalent to 0.394 Hect., in Sy.Nos.117/B 118/B & 118/C,  
 Situated at **JEEDIMETLA Village**, under Municipality & Mandal:  
 Quthbullapur, Regn.Sub-dist : Medchal, Dist & Regn Dist:  
 Ranga Reddy, and bounded by:

- North : Land of P.Sharath Chander Rao &  
 Katam Venkat Swamy
- South : Part of Sy.No.117 of Vendors & others
- East : Land of V.Jaya Surya & family members
- West : Land of B.Sanjeeva Rao & family members

Contd.....9

२० (१) २००१ २ १२/०१/०१





S. NO ..... 18492 ..... DT 25-7-2001 ..... RS. 100/- 95006  
 SO'D TO S. Mahender Rao. Sh. S. Chandra Rao,  
 FOR WHOM ..... *[Signature]* .....

*[Signature]*  
 S. N. MEDCHAL  
 T. No. 1, 92 R. L. No. 9/2001

-: 9 :-

That the value of the said property is Rs.3,50,000/- per acre, and the total value comes to Rs.3,41,500/-

A stamp duty of Rs.20,490/- under Article 6B(1) and further stamp duty of Rs.50/- under Article 42(C) is paid on this Doct. & Chief Controller of Revenue Authority vide his Proceeding No.MV/18289/95, dt : 1-7-95 though stamp duty paid on GPA under 42(C) is not adjustable the stamp duty on this Doct.under article 6B(1) is adjustable to the Vendee or their nominee(s) Account.

Contd...10

*[Handwritten signature]*      *[Handwritten signature]*



S. NO ... 18403 ... DT 25-7-2001 RS. 50/-  
SOLD TO S. Mahender Rao. Sh. S. Chandra Rao,  
FOR WHOM *Sh* .....

*S. Chandra Rao,  
Tadimetta*

*2/0*  
S. Ananth Rao  
MEDCHAL  
T. NO. 1, 2/2 R. L. No. 9/2001

-: 10 :-

IN WITNESSES WHEREOF this Agreement of Sale-cum-General Power, of Attorney is executed on the day, month and year aforementioned.

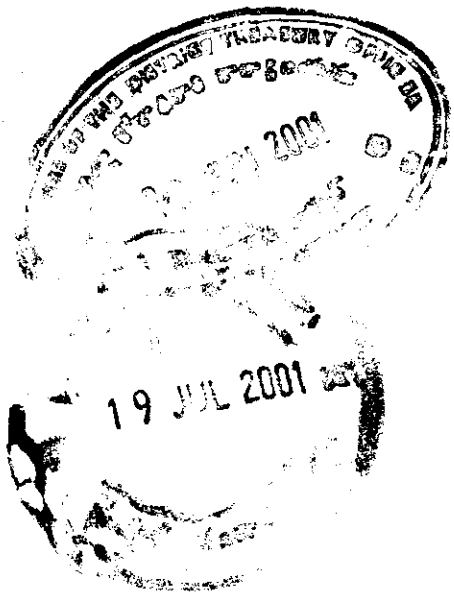
VENDORS OF THE FIRST PART

WITNESSES

- 1. *G. Sreedhara*
- 2. *K. Venkatesh*  
*V. R. Sheema*

- (1) *20/7/2001*
- (2) *20/7/2001*

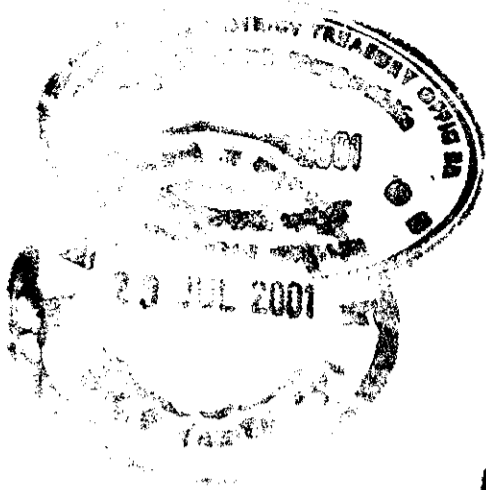
Drafted by  
*S. K. Bhatnagar*  
S. K. BHATNAGAR  
D.D. W. R. R. DIST.  
L. NO. 26/2001



1 వ పుస్తకము 200 / వ సంవత్సరం...5641  
దస్తావేజు యొక్క మొత్తము కాగితము  
వల్య 10 ఈ కాగితము వరుస సంఖ్య 10

Handwritten signature and text.





1 న కు నకము 200 / క నిందిత్వంపై 564/  
ధస్తావేజు యొక్క జేబు క్లము కాగితముల  
వలబ్ధి 10 రూ. కాగితము పేరున సంఖ్య 9

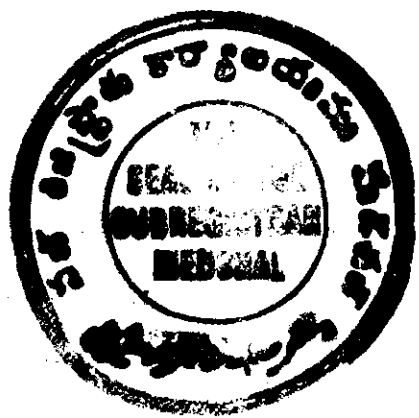
శ్రీ  
పాపిరెడ్డి

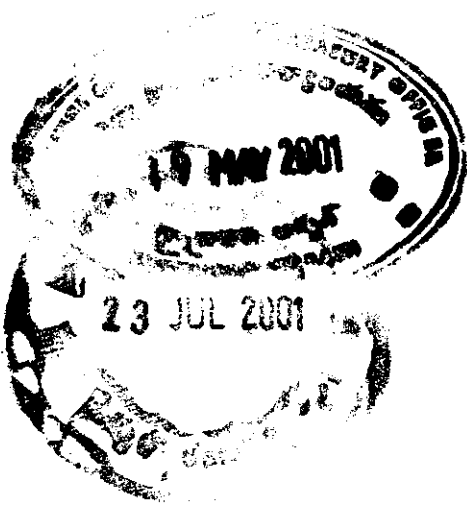




1 వ రుణము కింద / ర నంబర్... 5641  
కస్తా చేసి టిఎక్స్ మొత్తము కౌగితము  
నంబర్... 10 ఈ కౌగితము వర్షం నంబర్...

పంక్తి రిజిస్ట్రార్  
రెవెన్యూ





శ్రీ కర్ణాటక రాష్ట్రం / క సంవత్సరం... 5641  
దస్తావేజు తయారీ చేయడం కాగితము  
వంటి... 10 ఈ కాగితము వర్షం సంఖ్య.. 7.....

పాపం  
పాపం

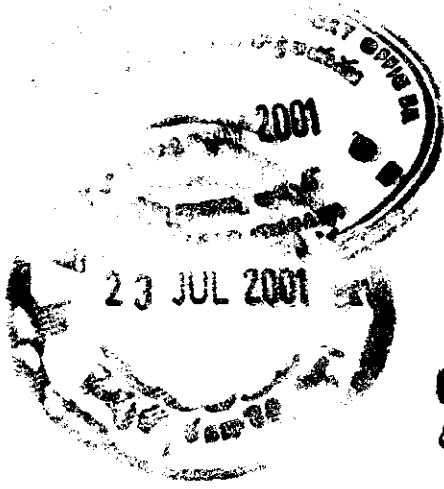




1 క త్తము 200 / వ నింపకంపు 564!  
దస్తావేలు యొక్క మొత్తము కాగితముల  
సంఖ్య 10 ఈ కాగితము వరుస సంఖ్య 6

పక్ రిజిస్ట్రార్





తల్లిదండ్రులను కలిగి | వీ నంబర్ కుంపు...  
దస్తావేజు యొక్క ముక్తము శాసితము  
చుట్ట... 10 ఈ శాసితము వీరుప సంఖ్య...

సహకార  
సహకార



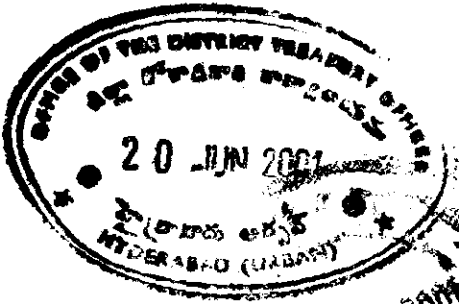




విద్యనామ 200 / క నింబత్పంత్ 5641  
 పాఠశాల యొక్క మొత్తము కాగితముల  
 సంఖ్య 10 ఈ కాగితము వేరున సంఖ్య 4

కర్ రిజిస్ట్రార్

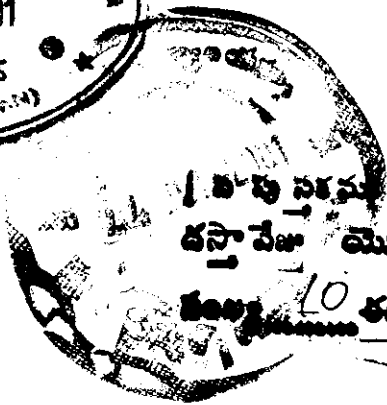




పు నకము 200 / క నిందిత్యం... 56.44  
 వేల యొక్క మొత్తము శాగితము  
 10 ఈ శాగితము పేరున సంఖ్య 3

19  
 చక్ శాగిత





1 వ పుస్తకము 200 / వ నంబరు 5641  
 దస్తావేజు యొక్క మొత్తము కాగితముకి  
 సంఖ్య 10 ఈ కాగితము వరుస సంఖ్య 2

*[Signature]*  
 Sub-Registrar

endorsement under section 41 of Act 18 of 1880 Document No. 5641 dated 25/7/2001  
 I hereby certify that the proper deficit stamp  
 duty of Rs. 3405/-  
 has been levied in respect of this Instrument  
 from Sri S. Sivaramulu on  
 the basis of agreed market value consideration  
 Rs. 341500/- being higher than  
 the consideration/agreed market value.

Sub Registrar's Office  
 MEDCHAL.

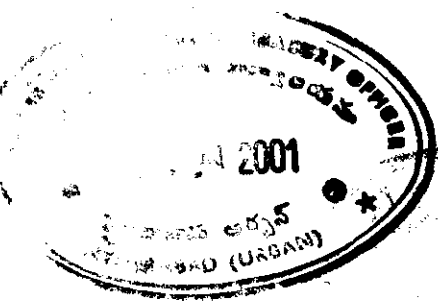
*[Signature]*  
 Sub-Registrar &  
 collector under the  
 Indian Stamp Act

Dated 25/7/2001

1 వ పుస్తకము 200 / సం॥ 192 కా. క.  
 సం॥ పు 5641 నెంబరుగా రిజిస్టరు  
 చేయబడి స్కానింగు నిమిత్తము గుర్తింపు  
 నెంబరు 0029 (2001) ఇవ్వడమైనది.  
 200 / సం॥ రిజిస్ట్రే నెల 25 వ తేది

*[Signature]*  
 రిజిస్టరింగ్ అధికారి

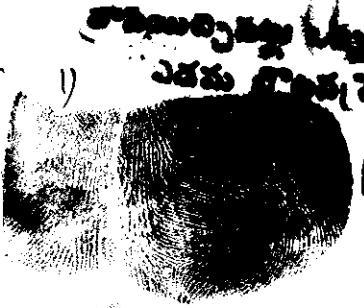




200 | వ నంబర్ 200 (వ నంబర్ 200) 564  
కస్తావేణ మొక్క- మొత్తము కాగిత 200  
కంట 10 వ కాగితము వరుస సంఖ్య.....

జి  
జి

200 | వ నంబర్ 200 నెం 25 కంట  
1923 కా.శ. శివబి మాసము 3 వ తేది  
పగలు మరియు 2 కంటల మధ్య  
మేడిచిల్ సబ్ రిజిస్ట్రారు కార్యాలయములో ధాఖలు  
చేసిన రుసుము రూ.లు 2001 | చెరించినది



కానియ్యిక్కా కిక్కాకొక్కా  
ఎకమ కిక్కాకొక్కా

జిక్కాకొక్కా గుం Late Gandraiah అండ్ యి  
R.O. per R.H. S.I.



కొక్కాకొక్కా  
కొక్కాకొక్కా

కొక్కాకొక్కా గుం Late Gandraiah అండ్ యి  
R.O. per R.H. S.I.

విదానించినది

! G. B. RAO PPA & Agaveeru అండ్ యి  
By J. Venkatesh  
మొదటి గుం

U.R. Sharma

U.R. Sharma గుం Chandra Sekharam, Gudivada  
Echitla P.O. 33. new green hills 500055

200 | వ నంబర్ 200 నెం 25 కంట  
1923 కా.శ. శివబి మాసము 3 వ తేది

జి