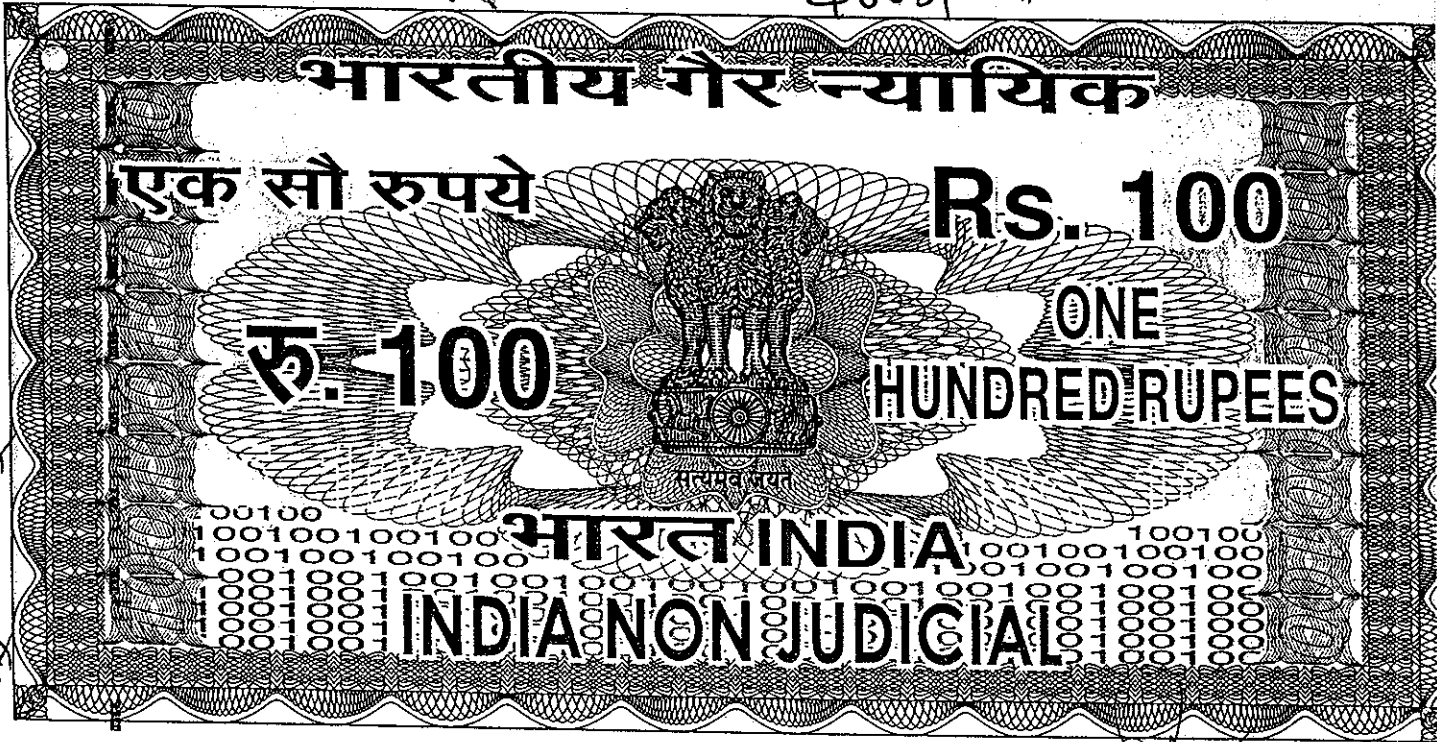


SCANNED

4608/2011

4608/2011



ఆంధ్రప్రదేశ్ రాష్ట్రం ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

AM 972213

s.No. 67025 08/11/2011 100/-

K. SATISH KUMAR

Licensed Stamp Vendor  
 LIC No. 11/13/2000  
 Date: 15/11/2009  
 H.No. 10, Venkatesh Nagar,  
 Ranga Reddy District.

to Paramount Builders

for Sale DEED

For Whom Paramount Builders

This Sale Deed is made and executed on this the 19<sup>th</sup> day of November, 2011 at SRO, Meesara, Ranga Reddy District by:

M/s. PARAMOUNT BUILDERS, a registered partnership firm having its office at 54-187/3 & 4, II Floor, M. G. Road, Secunderabad 500 003, represented by its Managing Partner Mr. Soham Modi, S/o. Sri Satish Modi, aged about 41 years, Occupation: Business, and Mr. Samit Gangwal, S/o. Mr. S. K. Gangwal, aged about 37 year, 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. MR. B. ANAND KUMAR, SON OF MR. B. N. RAMULU, aged about 39 years, residing at H. No. 10, Venkateshwara Nagar, Moula-Ali, Hyderabad.
2. SRI NAREDDY KIRAN KUMAR, SON OF MADHUSUDHAN REDDY, aged about 34 years, residing at Plot No. 275, Venkateshwara Nagar, Meerpet, Moula-Ali, Hyderabad.
3. SRI. M. KANTHA RAO, SON OF M. LAXMAN RAO, aged about 38 years, residing at Plot No. 152, Vivekanada Nagar Colony, Kukatpally, Hyderabad.
4. SRI. K. KANTHA REDDY, SON OF K. RAM REDDY, aged about 56 years, residing at Nereducherela (Village & Mandal), Nalgonda District.

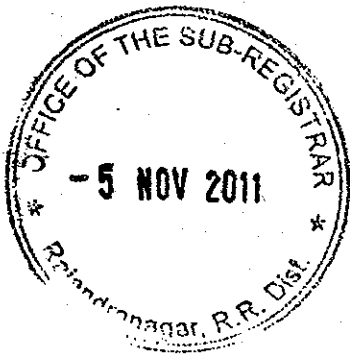
being represented by Mr. Soham Modi, S/o. Sri Satish Modi, aged about 41 years, Managing Partner of M/s. Paramount Builders who are the Agreement of Sale cum General Power of Attorney Holders by virtue of document no. 16413/06, dated 31.10.2006, registered at S.R.O. Shameerpet, hereinafter called the "Original Owners" (which expression where the context so permits shall mean and include their successors in interest, nominees, assignees herein, etc.).

For Paramount Builders

For Paramount Builders

*[Signature]*

*[Signature]*



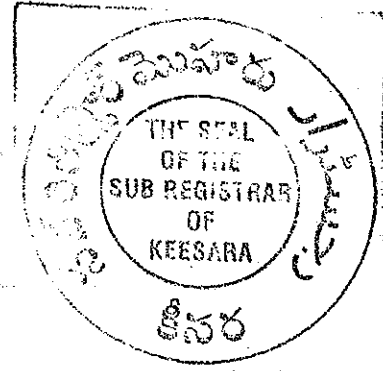
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 ఈ కారితము వరకు సంఖ్య..... 1.....

సక-08/2011

**ENDORSEMENT**

Certified that the following amounts have been paid in respect of this document

Sl. No.	Description of the amount	In the form of			Total
		Stamp	DD/BC/ Pay order		
1	Stamp duty	100	59400		59500
2	Transfer fee				
3	Registration fee				4250
4	User charges				100
5	Total				63850



## INFAVOUR OF

Ms. SMITA JOSEPH, DAUGHTER OF Mr. P. A. JOSEPH, aged about 30 years, Occupation : Service, residing at Room No. 13, School of Distance Education, EFL University, Tarnaka, Hyderabad, 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:
- i. Shri M. Venu, S/o. Shri Mallaiah
  - ii. Shri Madhusudhan, S/o. of Late Shri G. Sattaiah.
  - iii. 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.
- a. 3/7 of the share will be held by M. Venu and two others equally i.e., each person will have 1/7 share.
  - b. Balance 4/7 of the share will be held by the remaining four persons as follows:
    - i. Shri. B. Anand Kumar – 27% of 4/7 share i.e., 15.42%
    - ii. Shri. N. Kiran Kumar – 20% of 4/7 share i.e., 11.42%
    - iii. Shri. M. Kanta Rao – 37% of 4/7 share i.e., 21.16%
    - iv. Shri. K. Kanta Reddy – 16% of 4/7 share i.e., 9.15%

For Paramount Builders

  
Partner

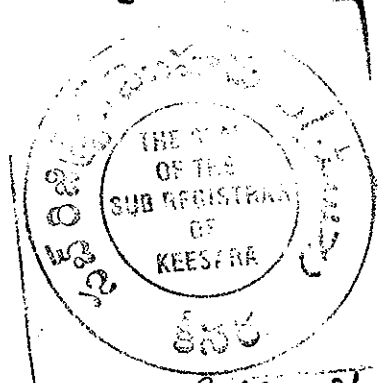
For Paramount Builders

  
Partner

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40 || సంఖ్య... 20025... సం... 19... ఎ తు  
 1923 త... 20025... మా... 28... ఎ తు  
 ప... 2... పరి... 3... గంటల మధ్య  
 కీ... గ... - క... అ...  
 కీ/క్రమ... K. Prabhakar Reddy  
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న...-0...5



Prabhakar Reddy  
 K. Prabhakar Reddy S/o. K.A.R  
 O.C. Service - R/o. S-6-187/3  
 2nd floor, Bohan mansion, M.G. Road, Sec 10 of 003,  
 Through SPA for presentation of documents, in  
 SPA no. 01/2007, dt. 11.1.07 at S/o. Kham  
 R.P. District  
 Smita Joseph O/o. P.A. Joseph, O.C. Service  
 R/o. Room no. 13, School of Distance Education,  
 EFL University, Parnaka, Hyderabad.


K. KRISHNA JAYAN S/o. K. Hanumanth Rao  
 R/o. 1-2-15/11, Venkateswara, Sec 15

CH Venkateswara Reddy S/o. Anji Reddy (late)  
 O.C. Service - R/o. 11-18/2, Road no. 2  
 Green Hills Colony, Sarabnagar, Hyderabad

20 || సంఖ్య... 20025... సం... 19... ఎ తు  
 1923 త... 20025... మా... 28... ఎ తు

- 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, hereinafter referred to as the Firm. 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. Bhargavi Developers and the Vendors herein by way of Agreement of Sale cum General Power of Attorney, registered as document nos. 16412/06 and 16413/06 dated 31.10.2006 and 31.10.2006, respectively. By virtue of the said agreement of sale cum general power of attorney, M/s. Bhargavi Developers and the Vendors herein have become owners of undivided share of land admeasuring Ac. 1-01 Gts., and Ac. 2-03 Gts. respectively.
- I. M/s. Bhargavi Developers 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 and the Vendor hereto have applied to the Urban Development Authority for obtaining necessary building construction and other permissions at the cost of the Vendor. The permissions have been received from HUDA vide their Proceeding No. 6008/P4/Plg/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 Paramount Builders

  
Partner

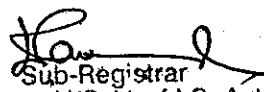
For Paramount Builders

  
Partner


. ఎ స్టాంపు కరణం నెట్ / త సెం / టె... 4603 .....  
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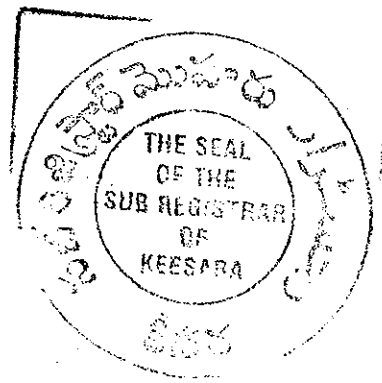
సబ్-రిజిస్ట్రార్

"Rs. 59400 / towards stamp duty including T.D.  
 under section 41 of the I.S. Act 1899.  
 and Rs. 4250 / towards Registration fee on the  
 chargeable value of Rs. \_\_\_\_\_ were paid by  
 the party through Bank 800622 vide  
 challan/DD/BC/Pay order No. 19/11/11 date"

  
 Sub-Registrar  
 Collector U/S 41 of I.S. Act.

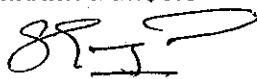
డిస్ట్రీక్టు నెట్ / త సెం (సా.న. 1899) సంఖ్య  
 4603 మొదలగా రిజిస్ట్రేషన్ కేసులు ఉన్నవి. ఇకనుక  
 నిమిత్తం రిజిస్ట్రేషన్ సెంకు 1500 4603 / 20 11  
 ఇవ్వబడ్డాయి.  
 20 Nov 2011 వరకు 19 వ తేది.

  
 L. RAVINDER  
 సబ్-రిజిస్ట్రారు, కీసర



- K. M/s. Bhargavi Developers 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. Bhargavi Developers 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 Vendor, 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' forming part of Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, together with their respective proportionate undivided share in the Scheduled Land.
- M. The Buyer is desirous of purchasing a deluxe apartment bearing flat no. 501 on the fifth floor, in block no. 'D' having a super built-up area of 1050 sq. ft., together with undivided share in the scheduled land to the extent of 68.86 sq. yds., and a reserved parking space for two wheeler on the stilt floor bearing no. 29, admeasuring about 15 sq. ft., 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. 8,50,000/- (Rupees Eight Lakhs Fifty 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 Paramount Builders

  
Partner

For Paramount Builders

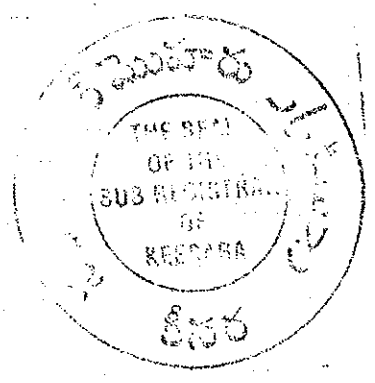
  
Partner

వ పుస్తకము 2011 వ సం॥నం: 4603.....

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ఈ కాగితముల వలన సంఖ్య..... 4.....

సబ్-రిజిస్ట్రార్





**NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:**

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the semi-finished, deluxe apartment bearing flat no. 501 on fifth floor, in block no. 'D', having a super built-up area of 1050 sft. (i.e., 840 sft. of built-up area & 210 sft. of common area) in building known as Paramount Residency together with:
  - a. Undivided share in scheduled land to the extent of 68.86 sq. yds.
  - b. A reserved parking space for two wheeler on the stilt floor bearing no. 29, 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. 8,50,000/- (Rupees Eight Lakhs Fifty Thousand Only) issued by Axis Bank, Service Branch, Hyderabad. The Vendor hereby admits and acknowledges the receipt of the said consideration.
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 has 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.

For Paramount Builders

  
Partner

For Paramount Builders

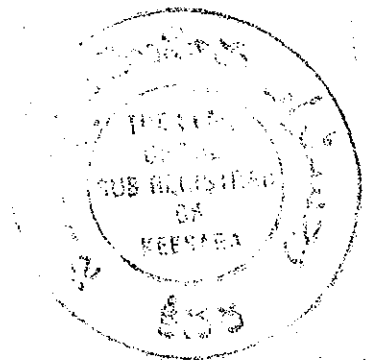
  
Partner

... 4603 .....

... 1h .....

... 5 .....

Handwritten signature and text




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.
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.

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

.. ఎ పుస్తకం 2011 క సంఖ్య 4603 .....

దస్తావేజు మొత్తం కాగితముల సంఖ్య 16 .....

ఈ కాగితము పేజీల సంఖ్య 6 .....

సర్-రిజిస్ట్రార్




- 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.
- 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 void able 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. 63,750/- is paid by way of challan no. 800682 dated 19.11.2011, drawn on State Bank of Hyderabad, Keesara Branch, R. R. District and an amount of Rs. 21,000/- paid by the way of pay order No. 165456, dated 18.11.2011, HDFC Bank, S. D. Road, Secunderabad.

For Paramount Builders

  
Partner

For Paramount Builders

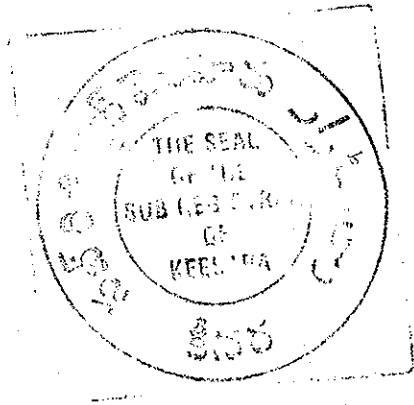
  
Partner

.. ఎ పుస్తకము 2011 వ సం॥పు.....4403.....

దస్తావేజు వెలుక్తం కా గిత్తుల సంఖ్య...16.....

ఈ కా గిత్తులు వరుస సంఖ్య.....7.....

సక-04/2011



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 a semi-finished, deluxe apartment bearing flat no. 501 on the fifth floor, in block no. 'D' admeasuring about 1050 sft. of super built-up area (i.e., 840 sft. of built-up area & 210 sft. of common area) together with proportionate undivided share of land to the extent of 68.86 sq. yds., and a reserved parking space for two wheeler on the stilt floor bearing no. 29, 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	Open to Sky & 6' wide corridor
South By	Open to Sky
East By	Open to Sky & 6' wide corridor
West By	Flat No. 502

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:

WITNESS:

1. 

2. 

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

VENDOR



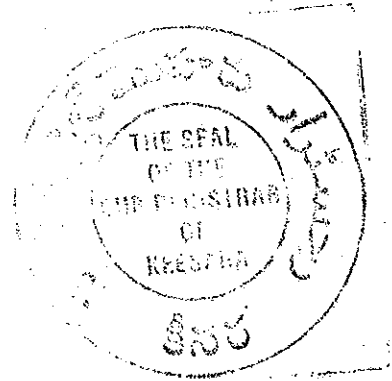
BUYER

వ పుస్తకము 2011 వ సం॥పు... 4603.....

దస్తావేజు వెంకట కౌగిలముల సంఖ్య.. 16.....

ఈ కౌగిలము బయట సంఖ్య..... 8.....

సర్-రిజిస్ట్రార్





ANNEXTURE-1-A

1. Description of the Building : DELUXE apartment bearing flat no. 501 on the fifth floor, in block 'D' 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
2. Age of the Building : Underconstruction
3. Total Extent of Site : 68.86 sq. yds., U/S Out of Ac. 3-04 Gts.
4. Built up area Particulars:
- a) In the Ground Floor : 15 Sft Parking space for two wheeler
- b) In the First Floor : -
- c) In the Second Floor : -
- d) In the Third Floor : -
- e) In the Fourth Floor : -
- f) In the Fifth Floor : 1050 Sft
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs.8,50,000/-

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

Date: 19.11.2011

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.

For Paramount Builders

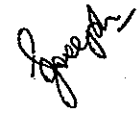
  
Partner

For Paramount Builders

  
Partner

Date: 19.11.2011

Signature of the Executants



... అక్షరము 2011 వ సం. 4603 .....

దస్తావేజు మొత్తం పంపిణీయాల సంఖ్య... 16 .....

ఈ కారితము పంపిణీ సంఖ్య... 9 .....

చక్-రిజిస్ట్రార్



**REGISTRATION PLAN SHOWING**

FLAT NO. 501 IN BLOCK NO. 'D'

ON THE FIFTH FLOOR IN PARAMOUNT RESIDENCY

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

**SITUATED AT**

NAGARAM VILLAGE,

KEESARA

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

**VENDOR:**

M/S. PARAMOUNT BUILDERS REPRESENTED BY ITS PARTNERS

MR. SOHAM MODI, SON OF MR. SATISH MODI

MR. SAMIT GANGWAL, SON OF MR. S. K. GANGWAL

**BUYERS:**

MS. SMITA JOSEPH, DAUGHTER OF MR. P. A. JOSEPH

**REFERENCE:**

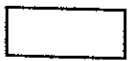
**AREA:** 68.86

**SCALE:**  
SQ. YDS. OR

**INCL:**  
SQ. MTRS.



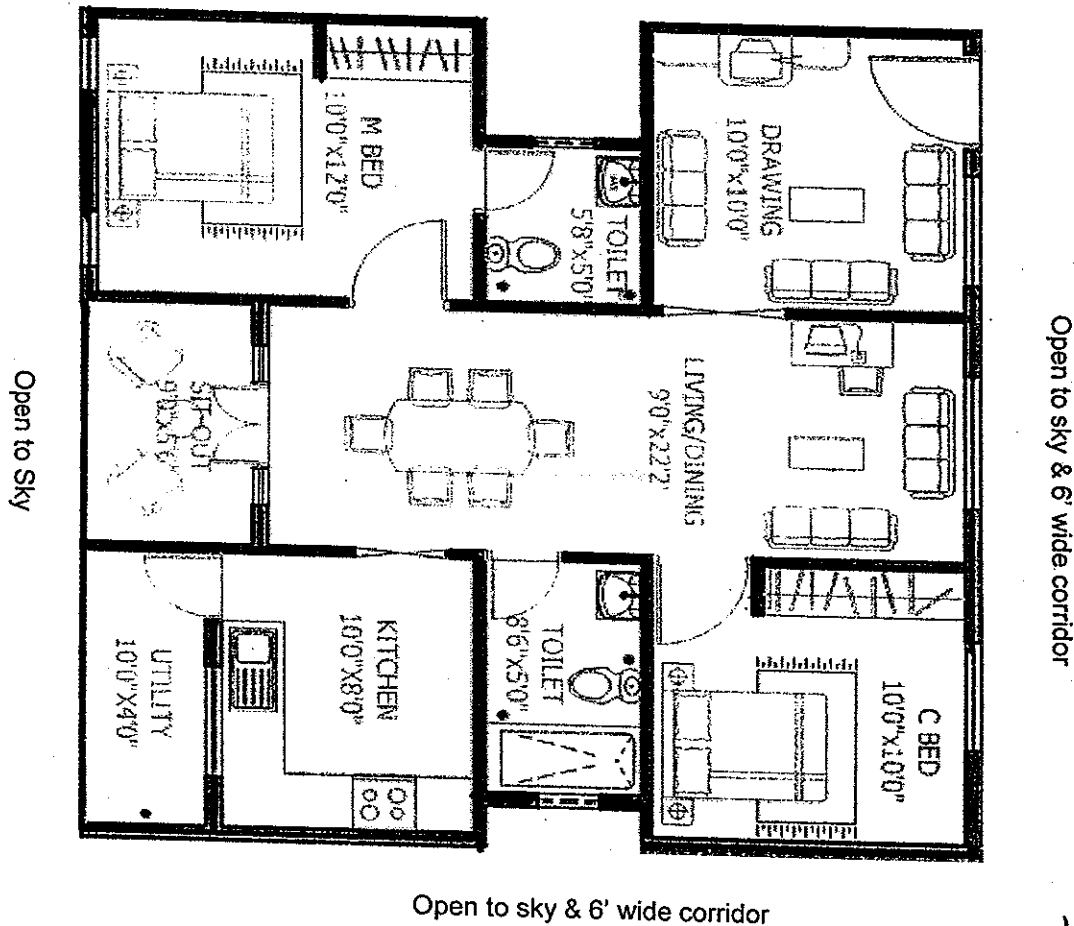
**EXCL:**



Total Built-up Area = 1050 sft.  
Out of U/S of Land = Ac. 3-04 Gts.



Flat No. 502



**WITNESSES:**

1

For Paramount Builders

Partner

For Paramount Builders

Partner

SIG. OF THE VENDOR

.. అ ప్రొసెక్యూషన్ 2011 వ సంవత్సరం... 4603.....

ప్రొసెక్యూషన్ డివిజన్ కార్యకర్తల సంఖ్య... 16.....

ఈ కార్యకర్తల జాబితా సంఖ్య... 10.....

*(Handwritten signature)*



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

**SL.NO.**

**FINGER PRINT  
IN BLACK  
(LEFT THUMB)**

**NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT / SELLER / BUYER**

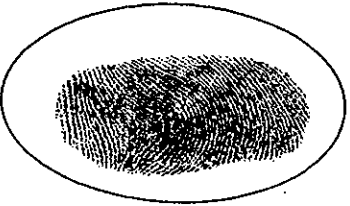


**VENDOR:**

**M/S. PARAMOUNT BUILDERS  
HAVING ITS OFFICE AT 5-4-187/3&4  
II FLOOR, SOHAM MANSION  
M. G. ROAD  
SECUNDERABAD - 500 003.  
REPRESENTED BY ITS PARTNERS  
1. MR. SOHAM MODI  
S/O. MR. SATISH MODI**



**2. MR. SAMIT GANGWAL  
S/O. MR. S. K. GANGWAL  
R/O. PLOT NO. 1211  
ROAD NO. 60  
JUBILEE HILLS  
HYDERABAD - 500 034.**



**SPA FOR PRESENTING DOCUMENTS  
VIDE DOC. NO. 1/2007 Dt: 11/01/2007:**

**MR. K. PRABHAKAR REDDY  
S/O. MR. K. PADMA REDDY  
(O). 5-4-187/3 & 4  
II FLOOR, SOHAM MANSION  
M. G. ROAD  
SECUNDERABAD - 500 003.**



**BUYER:**

**MS. SMITA JOSEPH  
D/O. MR. P. A. JOSEPH  
R/O. ROOM NO. 13  
SCHOOL OF DISTANCE EDUCATION  
EFL UNIVERSITY  
TARNAKA, HYDERABAD**

**SIGNATURE OF WITNESSES:**

1.

2.

**For Paramount Builders**

**Partner**

**For Paramount Builders**

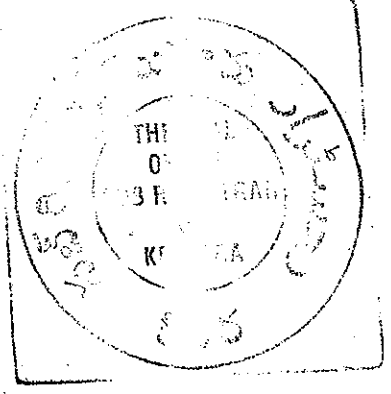
**Partner**

**SIGNATURE OF EXECUTANTS**

**SIGNATURE(S) OF BUYER(S)**

\* పుస్తకము సంఖ్య వ సంఖ్య... 4603.....  
 వస్త్రావేజు మొత్తం కాగితముల సంఖ్య... 16.....  
 ఈ కాగితము తయారు సంఖ్య... 11.....

సర్-రిజిస్ట్రార్



**HOUSEHOLD CARD**



Card No : PAPI/77/20035  
 Shop No : 3762

Name of Head of Household : Gangwal Samit  
 పండ్రి/ధర్మ పేరు : గంగవల్ గజపతి

Father/Husband name : Sushil Kumar  
 పుట్టివతం/Date of Birth : 20/Oct/71  
 వయస్సు/Age : 35  
 వృత్తి/Occupation : Own Business

బండ్రి.నం./House No. : 8-2-293/82/A/1211  
 రోడ్/Street : ROAD NO 60  
 Colony : JUBILEE HILLS  
 వార్డు : 8 / Ward-8  
 Circle : 7 / Circle VII

జిల్లా/District : హైదరాబాద్ / Hyderabad  
 Annual Income (Rs.) : 1,00,000  
 LPG Consumer No. (1) : 620316/(Single)  
 LPG Dealer Name (1) : B S Enterprises, HPC  
 LPG Consumer No. (2) : 1805/Double  
 LPG Dealer Name (2) : Venkata Sai


**Family Members Details**

S.No	Name	Relation	Date of Birth	Age
2	Arpita	Wife	25/11/72	34
3	Samarth	Son	29/07/00	6

DPL No 102  
 Jubilee Hills club,  
 Jubilee Hills

27/01/2006  
 సహాయక కమిషనరు/Assistant Commissioner  
 జిల్లా కమిషనరు/Assistant Commissioner  
 హైదరాబాద్/Hyderabad

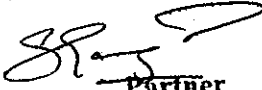
GOVERNMENT OF ANDHRA PRADESH  
 INCOME TAX DEPARTMENT  
 PRABHAKAR REDDY  
 PADMINI REDDY (WIFE)  
 15/01/1974  
 Permanent Account Number  
 A/MSBP/01E



PERMANENT ACCOUNT NUMBER  
 ABMP/M6725H  
 పేరి పేరు/NAME : SOHAM SATISH MODI  
 పేరి పేరు/TEACHERS NAME : SATISH MANILAL MODI  
 పేరి పేరు/DATE OF BIRTH : 18-10-1989

చిట్టా కమిషనరు/Assistant Commissioner

పేరి పేరు/SIGNATURE

For Paramount Builders  
  
 Partner

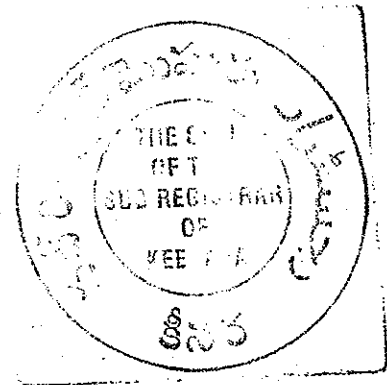
For Paramount Builders  
  
 Partner

... అధ్యక్షులకు 2011 వ సం. 11వ... 4603.....

దస్తావేజు మొత్తం కౌగిటికూల సంఖ్య... 10.....

ఈ కౌగిటికూల కేసుల సంఖ్య... 12.....

కమిషనరీ







For Paramount Builders

*[Handwritten Signature]*  
Partner

For Paramount Builders

*[Handwritten Signature]*  
Partner

పుస్తకము 2011 వ సం॥పు... 46.D.3.....

దస్తావేజు మొత్తం కాగితముల సంఖ్య... 16.....

ఈ కాగితము పుస్తక సంఖ్య... 13.....

సబ్-రిజిస్ట్రార్



आयकर विभाग

INCOME TAX DEPARTMENT

SMITA JOSEPH



भारत सरकार

GOVT OF INDIA

PUTHENPURACKAL AUSEPH JOSEPH

04/04/1981

Permanent Account Number  
ANKPJ6985E

*[Signature]*

Signature



इस कार्ड के खोने / पाने पर कृपया सूचित करें / लीडर :  
आयकर पैन सेवा इकाई, एन एस डी एल  
तीसरी मंजिल, सफायर चेंबर,  
बानेर टेलिफोन एक्सचेंज के नजदीक,  
बानेर, पुना - 411 045.

If this card is lost / someone's lost card is found,  
please inform / return to  
Income Tax PAN Services Unit, NSDL,  
3rd Floor, Saffire Chambers,  
Near Baner Telephone Exchange,  
Baner, Pune - 411 045.

Tele: 2012723, 2080124, 2012721, 2012721-8081  
e-mail: pan@nsdl.com

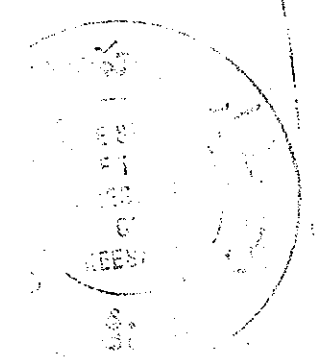
*[Handwritten Signature]*

వచ్చినందుకు 20/1 వ సంచిక... 4.6.0.3.....

వస్తావేళ మొత్తం కాగితముల సంఖ్య... 16.....

ఈ కాగితము పేరుల సంఖ్య... 14.....

చే-రికార్డు



**DRIVING LICENCE**  
**DLFAP12375632008**  
**KRISHNA PRASAD B**  
**K RAMANATHAN**  
**3/1/2011**  
**VENKATARAM**  
**GENERA**  
**RTA**


M3337079/08

<u>Class Of Vehicle</u>	LMV	<u>Validity</u>	15/06/2014
<u>Non-Transport Transport</u>			
<u>Hazardous Validity</u>			
<u>Badge No.</u>			
<u>Original No.</u>	DLFAP12375632008		
<u>Original L.A.</u>	RTA MEDCHEL		
<u>DOB</u>	16/06/1964		
<u>Blood Gr.</u>			
<u>Date of 1st Issue</u>	23/06/2008		

*(Handwritten signature)*

Customer Relation Division

**MODI**  
 PROPERTIES &  
 INVESTMENTS PVT. LTD.



**Ch. Venkat Ramana Reddy**  
 Designation : Asst. Manager (C.R)  
 Valid Upto : 31-Mar-2012  
 Blood Group : O+ve

*(Signature)*  
 Issuing Authority

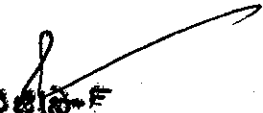
Emp. Signature  
 5-4-187/3&4, 11nd Floor, M.G Road, Sec'bad-500003.  
 Ph : 040-66335551, Fax : 040-27544058  
 www.modiproperties.com

**Res. Address :**  
 11-13-184/1, Road, No.1,  
 Green Hills Colony, Saroornagar,  
 Hyderabad.

**In case of Emergency Call :**  
 9246165561

- Employee must display this card while on duty
- This card has to be surrendered while leaving the organization
- The loss of the card must be reported to the Admin.Div.Immediately

- పాఠ్యక్రమము 2011 ఏ ఏండ్లో... 4.6.03.....  
 దస్తావేజు మొత్తం కాగితముల సంఖ్య... 16.....  
 ఈ కాగితము పుస్తక సంఖ్య... 15.....

  
 సర్కిల్-ఆఫీసర్








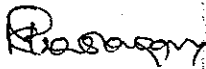
**Photographs and FingerPrints As per Section 32A of Registration Act 1908**


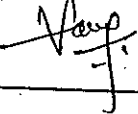
C.S.No./Year: 004687/2011 of SRO: 1530(KEESARA)


Presentant Name(Capacity): SOHAM MODI(GP)

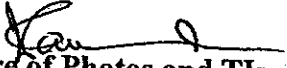
Report Date: 19/11/2011 13:40:36

This report prints Photos and FPs of all parties

SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1			(CL) SMITA JOSEPH R/O. ROOM NO 13 DISTANCE EDUCATION EFLTARNAKA, SEC-BAD.	
9			(EX) REP BY K. PRABHAKAR REDDY (SPA HOLDER OF VENDORS O/O. 5-4-187/3 & 4, 2ND FLR, 0M.G.ROAD, SECUNDERABAD-03	

Identified by  
Witness 1   
Witness 2 

  
Photos and TIs captured by me

  
Capture of Photos and TIs done in my presence

.. ఎ పుస్తకము 2011 వ సం॥...4603.....

దస్తావేజు మొత్తం కాగితముల సంఖ్య...16.....

ఈ కాగితము పేరును సంఖ్య...16.....

సహ-రక్ష(సా)క

