

C-109

ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

నం. 1495 K. Prabhakar Reddy 13/3

శ్రీమతి శ్రీ K. Prabhakar Reddy

ఈ దిగువ ఉదహరించిన దస్తావేజులు మరియు రుసుము పుచ్చుకోవడమైనది. 24/3

దస్తావేజు స్వభావము	SALE			
దస్తావేజు విలువ	1372000			
స్టాంపు విలువ రూ.	100			
దస్తావేజు నెంబరు	1365/12			
రిజిస్ట్రేషన్ రుసుము	6860			
లోటు స్టాంపు (D.S.D.)	68500	VAT		
GHMC (T.D.)	27440	39675		
యూజర్ ఛార్జీలు	100	22/3/12		
అదనపు షీట్లు				
5 x <u>450749</u>				
<u>24/3</u>				
మొత్తం	102900			

RETURNED

(అక్షరాలా one lakh two thousand nine hundred only)

తేది 24/3/12 రూపాయలు మాత్రమే

వాపసు తేది _____ సబ్ డివిజన్ మరియు వర్జిఫికేషన్

If Document is not claimed within 10 days from the date of Registration, safe custody fee of Rs. 50/- for every thirty days or part thereof, if in excess of 10 days subject to maximum of Rs. 500/- will be levied.

1380 DOCT NO. 1365/12

SCANNED

4471



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

Sl.No. 6631 Date: 13-03-2012, Rs. 100/-

Purchaser: CH.RAMESH S/O CH. NARSING RAO R/O HYD.

For Whom: M/s. GREEN WOOD ESTATES.

SALE DEED

AS 881974
S. Poshetty
S. POSHETTY
STAMP VENDOR BHONGIR
L.No.23-01-003/2000
R.No.23-01-011/2012
H.No.1-7-77/1, R.B. Nagar, BHONGIR-5081
Dist. Nalgonda, Call: 9848557268

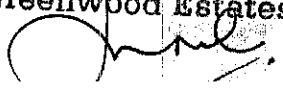

This Sale Deed is made and executed on this 24th day of March 2012 at SRO, Vallabhnagar, Hyderabad by:

M/s. GREENWOOD ESTATES, a registered partnership firm, having its office at 5-4-187/3 & 4, II floor, Soham Mansion, M.G. Road, Secunderabad -500 003, represented by its Partners / Authorised representatives Shri. Soham Modi, Son of Shri. Satish Modi aged about 42 years, Occupation: Business, resident of Plot No. 280, Jublee Hills, Hyderabad, and Smt. K. Sridevi, W/o. Shri. K. V. S. Reddy aged about 34 years, Occupation: Business, R/o. Flat No. 502, Vasavi Homes, Uma Nagar, 1st lane, Begumpet, Hyderabad, hereinafter called the "Vendor".

AND

1. Shri. Karnati Bhaskar, S/o. Shri. K. Narsimha, aged about 45 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
2. Shri. K. Gopinath, S/o. Shri. K. Bhaskar aged about 22 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
3. Shri. A. Purushotham, S/o. Shri. A.Vittal, aged about 45 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, Jayamansion, Kavadiguda, Hyderabad.
4. Shri. A. Srinivas, S/o. Shri. A.Vittal, aged about 38 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, 1st floor, Jayamansion, Kavadiguda, Hyderabad.
5. Shri. Belide Venkatesh, S/o. Shri. Eashwaraiah, aged about 45 years, Occupation Business, Resident of H. No. 1-3-2/C/1, Kisan Nagar, Bhongir, Nalgonda Dist.

being represented by Shri. Soham Modi, Son of Shri. Satish Modi aged about 42 years, and Smt. K. Sridevi, W/o. Shri. K. V. S. Reddy, aged about 34 years, the Managing Partners/ Authorised Representatives of M/s. Greenwood Estates who is the Joint Development Agreement cum General Power of Attorney Holders by virtue of document no. 4101/07, dated 13.09.2007, registered at S.R.O. Vallab Nagar, hereinafter called the "Owners".

For Greenwood Estates For Greenwood Estates



1. వస్త్రము 2012
 దస్తావేజు నెం. 1905 మొత్తము రూ. 32
 (1/4) ఈ కార్యము పూర్తియైన నెం.

ENDORSEMENT

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

I. Stamp Duty.

- 1. In the shape of stamp papers..... Rs. 10000/-
- 2. In shape of challan (u/S.41 of I.S.Act.,1899)..... Rs. 68500/-
- 3. In the shape of cash (u/s.41 of I.S.Act.,1899)
- 4. adjustment of stamp duty u/S.16 of I.S.Act.,1899,if any

II. Transfer Duty.

- 1. In the shape of challan Rs. 27440/-
- 2. In the shape of cash

III. Registration fees:

- 1. In the shape of challan Rs. 6860/-
- 2. In the shape of cash

4. User Charges.

- 1. In the shape of challan Rs. 10000/-
- 2. In the shape of cash

2012 వ.సం. మార్చి నెం. 24 రూ. 103000/-

1934 వ.సం. మార్చి నెం. 04 రూ. 00

1. పుస్తకము 12 రూ. 10000/-
 కార్యదర్శి శ్రీ శ్రీమతి K. Prabhakar Reddy

లబ్ధిపత్ర చట్టము 1908 లోని సెక్షన్ 32వ నిబంధనలను అనుసరించి

సంబంధించిన వాటిని ప్రాధికారము మరియు వేతనములలో నిజ

దాఖలు చేసి రుసుము రూ. 6860/- ని చెల్లించి

వాటిని ఇచ్చినట్లు దివ్యకాంక్షతో

అందులో



Prabhakar Reddy
Prabhakar Reddy

K. Prabhakar Reddy, S/o. K. Padma Reddy, Occupation: Service,
 (O). 5-4-187/3 & 4, 2nd Floor, Soham Mansion, M.G. Road,
 Secunderabad-03, through attested GPA/SPA for presentation
 of documents, Vide GPA / SPA No. 08/356/08
 dated 19-01-08 registerer at SRO, Vallabh Nagar
 Ranga Reddy District.

విశ్వాసపాత్ర

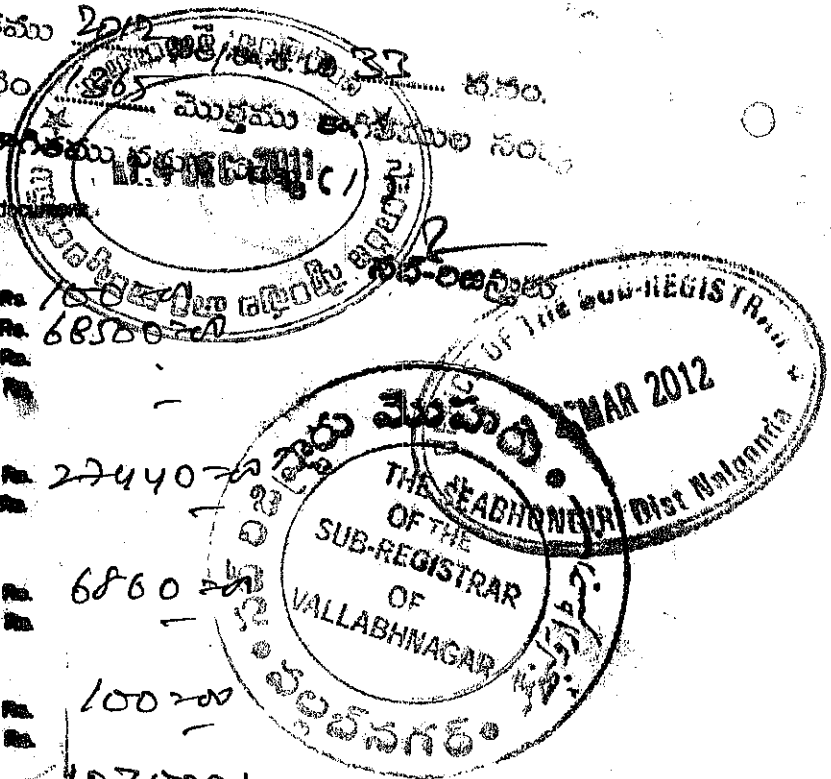
Venkat Ramana Reddy

SH. VENKAT RAMANA REDDY S/o. LATE ANJI REDDY
 Occ: SERVICE Ho- 11-15/2, Rd no-2, Green Hills Colony
 HYDERABAD.

Prabhakar Reddy

D. Pavan Kumar
 S/o D. Anganeyulu, Service
 H-No-2-63/2, Panathapur
 Uppala-Hydr.

2012 వ.సం. మార్చి నెం. 24 రూ. 32
 1934 వ.సం. మార్చి నెం. 04 రూ. 00



IN FAVOUR OF

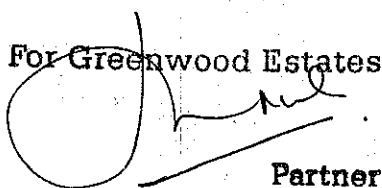
Cdr. SATISH MISHRA, SON OF Mr. NAND KISHORE MISHRA, aged about 42 years, Occupation: Service, residing at S-2, INAS 312, INS Rajali, Arakkonam, Chennai - 631 006., hereinafter called the "Buyer" (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

The expression Vendors, Owners and Buyer shall mean and include his/her/their heirs, successors, legal representatives, executors, nominees, assignees etc.

WHEREAS:

- A. The Vendor is the absolute owner, possessor and in peaceful enjoyment of land forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R.R. District, admeasuring Ac. 3-00 Gts. by virtue of registered sale deed dated 8.2.2007, bearing doc. No. 741/2007 and, Sale Deed dated 5.01.2007 bearing document no. 64/2007 duly registered at the office of the Sub-Registrar, Vallab Nagar, R. R. District.
- B. The Vendor has purchased a portion of the land admeasuring about Ac. 1-00 Gts., from its previous owner Shri. Bhaker K. Bhatt vide doc no. 741/2007 referred to above. Shri. Bhasker K Bhatt became the owner of the said Ac. 1-00 Gts., of land in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District by virtue of registered sale deed dated 5.01.2007 bearing document no. 62/2007 and duly registered at the office of the Sub-Registrar, Vallab-Nagar, R. R. District.
- C. The Owners were the absolute owners, possessors and in peaceful enjoyment of land forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, admeasuring Ac. 3-05 Gts. by virtue of registered sale deed dated 5.01.2007, bearing document no. 63/2007 duly registered at the office of the Sub-Registrar, Vallab Nagar, R. R. District.
- D. The Vendors Land along with the Owners Land totally admeasuring Ac. 6-05 Gts., in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District is hereinafter the referred to as the SCHEDULED LAND and is more particularly described at the foot of the document.
- E. The Vendor and the Owners have purchased the SCHEDULED LAND for a consideration from its previous owners and pattedars namely:
- Shri. M. Jagan Mohan Reddy, S/o. late Shri. Shankar Reddy
 - Shri M. Madhu Mohan Reddy, S/o. late Shri. Shankar Reddy
 - Shri. M. Sudhir Reddy, S/o. late Shri. Narayana Reddy
 - Shri. M. Sushanth Reddy, S/o. late Shri. Narayana Reddy

For Greenwood Estates


Partner

For Greenwood Estates


Partner.

1వ పుస్తకము 2012 సం/శా.1933
 దస్తావేజు నెం. 1365 మొత్తము తారీఖునుబట్టి సంఖ్య
 (17) ఈ తారీఖు వరుస సంఖ్య (2)

సబ్-రిజిస్ట్రారు

ENDORSEMENT U/S 41 & 42 OF I.S. ACT

No. 1365/12 Date 24/3/12

I hereby Certify that the deficit Stamp duty
 Rs. 68500/- (Rs. directly Eight thousand
only)

has been levied in respect of the movement from
 Executant of this doc on the asis of agreed

Market Value of Rs. 1372000/-
 been higher than the consideration.

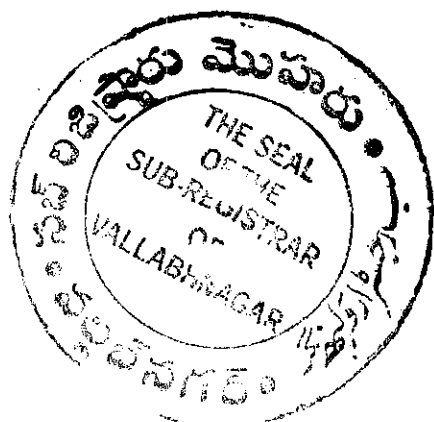
Collector & Sub-Registrar
 Vallabh Nagar
 (Under the Indian Stamp Act)

An amount of Rs. 68500/- towards Stamp Duty
 Including Transfer Duty and Rs. 6860/- towards
 Registration Fee was paid by the party through
 challan Receipt Number 450249 Dated
 24/3/12 at SBH Begumpet at Branch (299)
 Dt. 24/3/12
 St. SRO Vallabh Nagar
 Sub-Registrar
 Vallabh Nagar

1వ పుస్తకము 2012 సం/ శా. 1934 వ సం||పు||
 1365 నెంబరుగా రిజిస్ట్రారు చేయబడినది. న్యూనింగ్
 నెంబరు 1508-1/365-2012

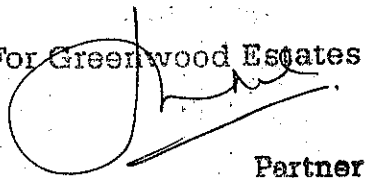
తేదీ- 24/3/12.

సబ్ రిజిస్ట్రారు
 వల్లభనగర్



- F. The Vendor and the Owners have entered into an Joint Development Agreement dated 13.09.2007 in respect of development of the property admeasuring Ac. 6-05 Gts., forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District which is herein after referred to as the SCHEDULED LAND. This Joint Development Agreement is registered with SRO, Vallab Nagar as document bearing no. 4100/07, dated 13.09.2007.
- G. As per the terms of Joint Development Agreement, the Owners and the Vendor have agreed to share the proposed constructed areas as contained in Clause 11 and Annexure VI to the above referred Joint Development Agreement.
- H. Broadly the Owners shall be entitled to 61 flats aggregating to 88,445 Sft of constructed area along with 4,738 sq yds of undivided share of land in the SCHEDULED LAND. The Vendor shall be entitled to 284 flats aggregating to 4,06,070 Sft of constructed area along with 21,757 sq yds of undivided share of land in the SCHEDULED LAND.
- I. The Vendor has obtained the necessary permissions from Hyderabad Urban Development Authority and the Alwal Municipality vide their Letter No. 3822/P4/P/H/07, dated 9.7.2007. In accordance with the sanctioned plan in all 345 number of flats in 3 blocks aggregating to about 4,94,525 sft along with parking on the stilt floor and other amenities are proposed and agreed to be constructed
- J. The proposed development consisting of 345 flats in 3 blocks with certain common amenities is named as 'GREENWOOD RESIDENCY'.
- K. The Buyer is desirous of purchasing a semi-deluxe apartment bearing flat no. 109 on the first floor, in block no. 'C' having a super built-up area of 1665 sft. (i.e., 1332 sft. of built-up area & 333 sft. of common area) together with undivided share in the scheduled land to the extent of 89.18 sq. yds., and a reserved parking space for one car on the stilt floor admeasuring about 100 sft in the building known as GREENWOOD RESIDENCY and has approached the Vendor. Such apartment hereinafter is referred to as Scheduled Apartment.
- L. The Vendor has represented by to the Buyer that the Scheduled Apartments has fallen to the share of Vendor and thus absolutely belongs to it by virtue of the above refereed various agreements.
- M. The Buyer has inspected all the title documents 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 GREENWOOD RESIDENCY. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.

For Greenwood Estates



Partner

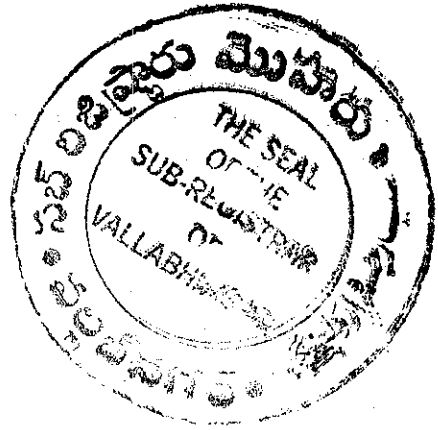
For Greenwood Estates



Partner

1వ పుస్తకము 2012 సం/శా.స.19 33 నశించి
దస్తావేజు నెం. 1365 మొత్తము కారీలయిల సంఖ్య
(14) ఈ లాగితము నశున సంఖ్య (3)

సచి-కాస్ట్రారు



- N. 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.13,72,000/-(Rupees Thirteen Lakhs Seventy Two Thousand Only) and the Buyer has agreed to purchase the same.
- O. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.
- P. The 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 Owners have has no share in the sale consideration agreed herein.

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

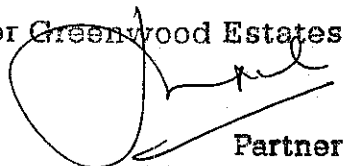
1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the semi-deluxe apartment bearing flat no. 109 on the first floor, in block no. 'C', having a super built-up area of 1665 sft., in building known as Greenwood Residency together with:

- a) An undivided share in the Schedule Land to the extent of 89.18 Sq. Yds.
- b) A reserved parking space for one car on the stilt floor, admeasuring about 100 sft.

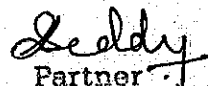
situated at forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, which is hereinafter referred to as the Scheduled Apartment and more particularly described at the foot of this sale deed and in the plan annexed to this sale deed in favour of the Buyer for a total consideration of Rs. 13,72,000/-(Rupees Thirteen Lakhs Seventy Two Thousand Only). The Vendor hereby admits and acknowledges the receipt of the said consideration.

1. 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.
2. 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.
3. The Vendor has this day delivered vacant peaceful possession of the Scheduled Apartment to the Buyer.


For Greenwood Estates

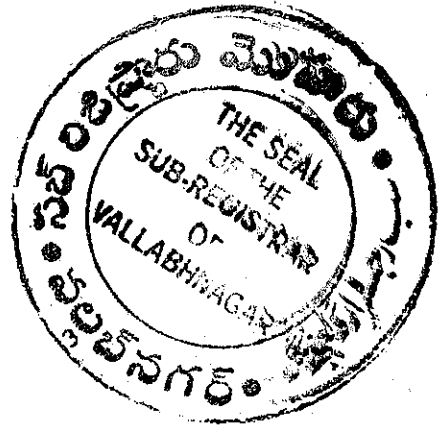

Partner

For Greenwood Estates

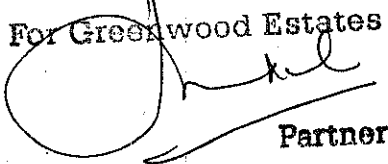

Partner

18 వృత్తము 2012 నం/శా.న.19 కె3 వనంబు
దస్తావేజు నెం: 1365 కేంద్రము తాగితముల సంఖ్య
(14) తా తాగితము కరుణ సంఖ్య (4)


సబ్-రిజిస్ట్రారు



4. 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.
5. 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.
6. 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.
7. 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.
8. 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 GREENWOOD 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 Greenwood Residency Owners Association that has been / shall be formed by the Owners of the apartments in GREENWOOD 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.

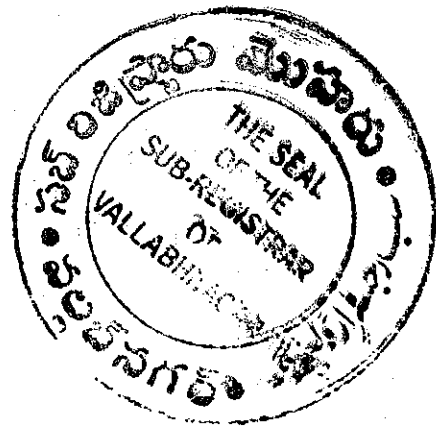
For Greenwood Estates

Partner

For Greenwood Estates


Partner

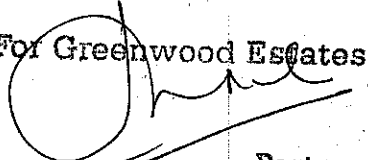
18 వేల రూపాయలు 2012 సం/త.క.1933 వనంపై
18 వేల రూపాయలు సం/త.క.1933 వనంపై
దస్తావేజు నెం: 1365 మొత్తము కారితముల సంఖ్య
(14) మొత్తము కారిత సంఖ్య (5)

సచి-రిజిస్ట్రారు



- 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 GREENWOOD 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.
- 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 GREENWOOD 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 building 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; (i) install cloths drying stands or other such devices on the external side of the building.
9. Stamp duty and Registration amount of Rs. 1,02,900/- is paid by way of challan no. 450749, dated 24.3.12, drawn on State Bank of Hyderabad, Begumpet Branch, Hyderabad and VAT an amount of Rs. 39,675/- paid by way of Pay order no. 167720, dated 22.3.12, drawn on HDFC Bank, S. D. Road Branch, Secunderabad.

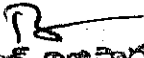
For Greenwood Estates

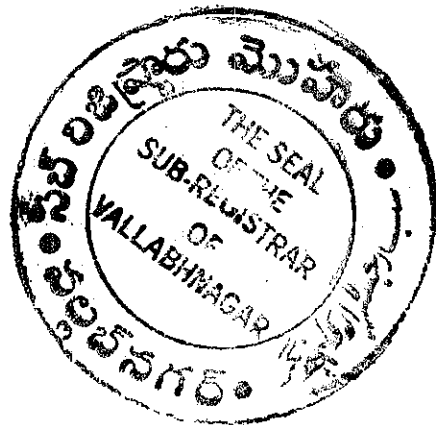

Partner

For Greenwood Estates


Partner

18 వ పుస్తకము 2012 సం/క.స.19 33 చరణము
కస్తావేక నెం. 1365 మొత్తము కాగితముల సంఖ్య
(14) ఈ కాగితముల వరుస సంఖ్య (6)


సబ్-రిజిస్ట్రారు



SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT PORTION OF THE LAND area to the extent of Ac. 6-05 gts., in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R.R. District, under S.R.O. Vallab Nagar and bounded as under:

North By	Land in Sy. No. 202
South By	Village boundary of Yapral
East By	Land in Sy. No. 202
West By	Land in Sy. No. 207 & 212

SCHEDULE 'B'


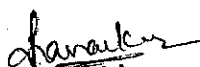
SCHEDULE OF APARTMENT


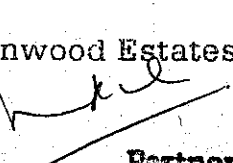
All that portion forming a semi-finished, semi-deluxe apartment bearing flat no. 109 on the first floor, in block no. 'C' admeasuring 1665 sft., of super built-up area (i.e., 1332 sft. of built-up area & 333 sft. of common area) together with proportionate undivided share of land to the extent of 89.18 sq. yds., and a reserved parking space for one car on the stilt floor admeasuring about 100 sft. in the residential apartment named as "Greenwood Residency", forming part of Sy. Nos. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District marked in red in the plan enclosed and bounded as under:

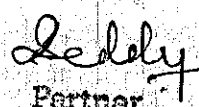
North By	Open to Sky
South By	Open to Sky
East By	7' wide corridor
West By	Open to Sky

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:

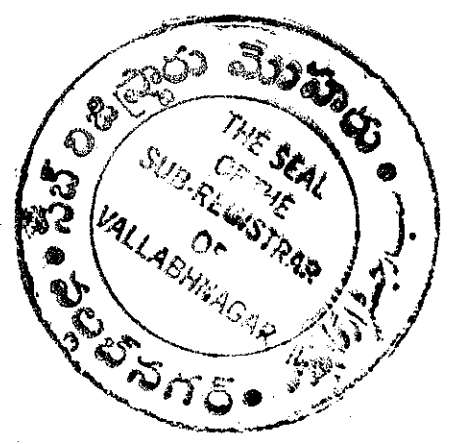
1. 
2. 


For Greenwood Estates

Partner

For Greenwood Estates

Partner
VENDOR

1వ పుస్తకము 2012-13/త.శ.1933..... పుస్తకము
దస్తావేజు నెం. 1365 మొత్తము తారితముల సంఖ్య
64) ఈ తారితము తరుస సంఖ్య (7)

సబ్-రజిస్ట్రారు



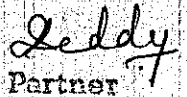
ANNEXURE-1-A

1. Description of the Building : SEMI-DELUXE apartment bearing flat no.109 on the first floor, in block no. 'C' of "Greenwood Residency", Residential Localities, forming part of Sy. Nos. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure
2. Age of the Building : Under Construction
3. Total Extent of Site : 89.18 sq. yds., U/S Out of Ac. 6-05 Gts.
4. **Built up area Particulars:**
- a) In the Stilt Floor : 100 sft. Parking space for one car
- b) In the First Floor : 1665 Sft
- c) In The Second Floor : -
- d) In the Third Floor : -
- e) In the Fourth Floor : -
- f) In the Fifth Floor : -
5. Annual Rental Value : -
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 13,72,000/-

For Greenwood Estates


Partner

For Greenwood Estates


Partner

Signature of the Executants

Date: 24.03.2012

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 Greenwood Estates


Partner

Date: 24.03.2012

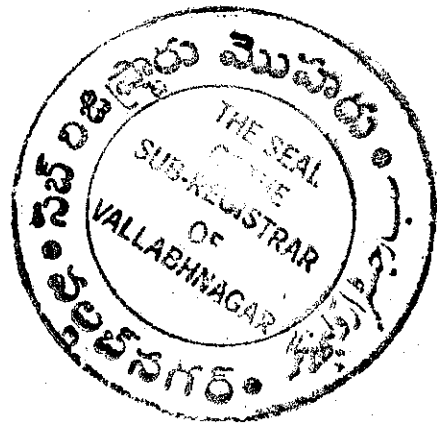
For Greenwood Estates


Partner

Signature of the Executants

1వ పుస్తకము 2012 సం/కా.స.1933..... పసంఖ
దస్తావేజు నెం. 1365... మొత్తము కారితముల సంఖ్య
(14) ఈ కారితము పదున సంఖ్య (8)

సబ్-రిజిస్ట్రారు



REGISTRATION PLAN SHOWING

FLAT NO. 109 IN BLOCK NO. 'C' ON FIRST FLOOR

IN PROJECT KNOWN AS "GREENWOOD RESIDENCY"

IN SURVEY NOS. 202, 203, 204, 205 & 206

KOWKUR VILLAGE,

MALKAJGIRI

Mandal, R.R. Dist.

VENDOR:

M/S. GREENWOOD ESTATES, REPRESENTED BY ITS PARTNERS

1. MR. SOHAM MODI, SON OF MR. SATISH MODI

2. MRS. K. SRIDEVI, WIFE OF MR. K. V. S. REDDY

BUYER:

CDR. SATISH MISHRA, SON OF MR. NAND KISHORE MISHRA

REFERENCE:
AREA:

89.18

SCALE:
SQ. YDS. OR

INCL:
SQ. MTRS.



EXCL:



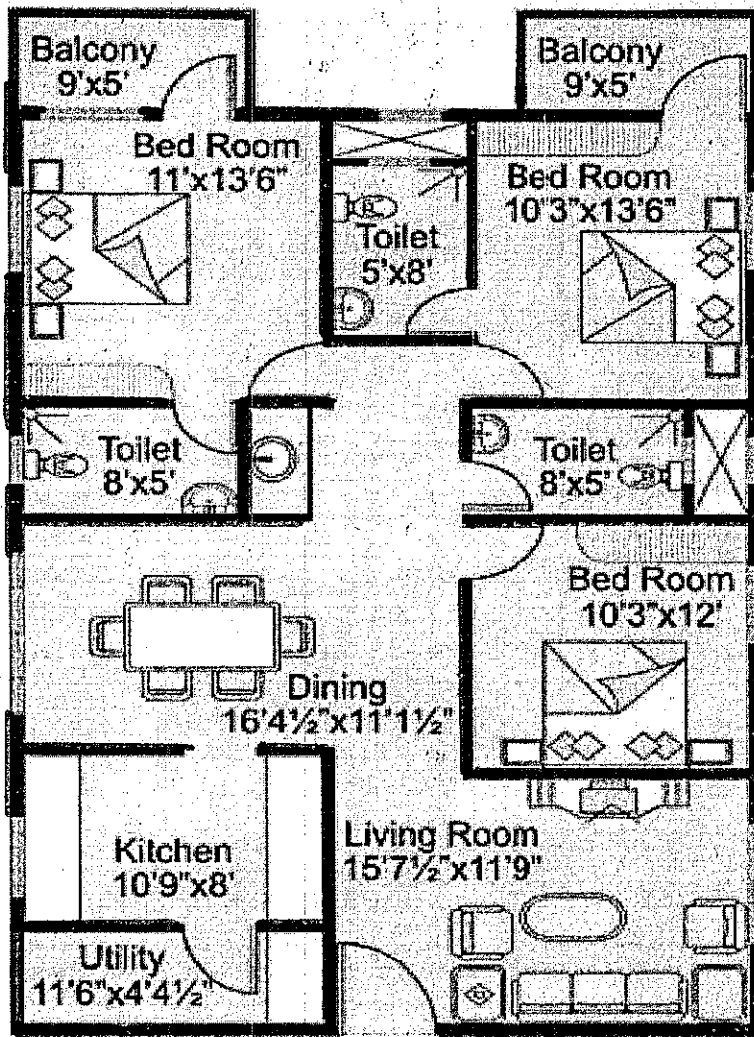
U/S. OUT OF TOTAL: Ac- 6-05Gts.
PLINTH AREA : 1665 SFT.



Open to Sky

Open to Sky

Open to Sky



7' wide corridor

For Greenwood Estates

Partner

For Greenwood Estates

Partner

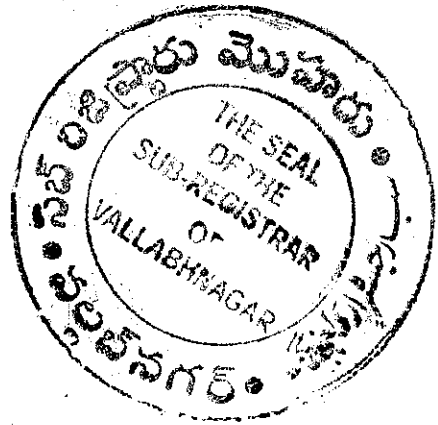
WITNESSES:

-
-

SIG. OF THE VENDOR

1వ వుత్తరము 2012 సం/రా.శ.19 33 చ.సం.పి
తస్తావేదా నెం. 1365 మొత్తము అగీతముల సంఖ్య
(14) ఈ అగీతము వరుస సంఖ్య (9)

సబ్-రిజిస్ట్రారు





For Greenwood Estates

[Handwritten signature]

Partner

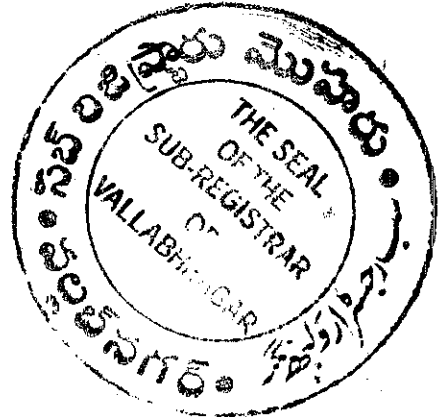
For Greenwood Estates

[Handwritten signature]

Partner

1వ పుస్తకము 2012 సం/కా.శ.19 22 వ.సం.వి
దస్తావేజు నెం. 1365 మొత్తము కారితముల సంఖ్య
(14) ఈ కారితము వరుస సంఖ్య (10)

సబ్-రిజిస్ట్రారు



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

SL. NO. FINGER PRINT IN BLACK (LEFT THUMB)

NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER

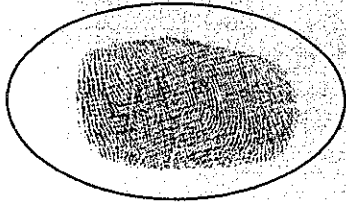


VENDOR:

M/S. GREENWOOD ESTATES
HAVING ITS OFFICE AT 5-4-187/3 & 4
II FLOOR, SOHAM MANSION
M. G. ROAD, SECUNDERABAD
REPRESENTED BY ITS PARTNERS

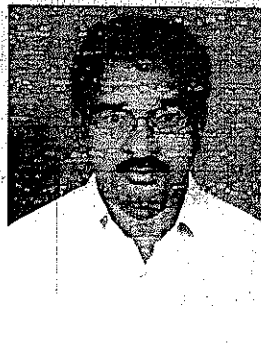
1. MR. SOHAM MODI
S/O. MR. SATISH MODI

2. SMT. K. SRIDEVI
W/O. SHRI. K.V.S. REDDY
FLAT NO. 502, VASAVI HOMES,
UMA NAGAR, 1ST LANE,
BEGUMPET, HYDERABAD



SPA FOR PRESENTING DOCUMENTS, VIDE SPA NO. 08/BK-IV/08, DATED 19.01.2008:

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



BUYER:

CDR. SATISH MISHRA
S/O MR. NAND KISHORE MISHRA
R/O5/2, INAS 312, INS RAJALI,
ARAKKONAM CHENNAI - 631066



SIGNATURE OF WITNESSES:

1. *[Signature]*

I stand herewith my photograph(s) and finger prints in the form prescribed, through my representative, Mrs. K. Prabhakar Reddy as I cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Vallabhnagar, Ranga Reddy District.

[Signature] For Greenwood Estates
Partner

[Signature] Partner

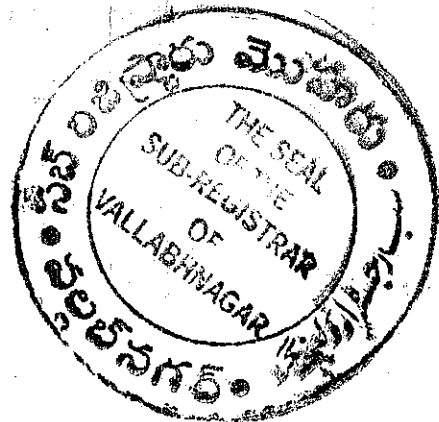
[Signature]

SIGNATURE OF THE REPRESENTATIVE

[Signature]

SIGNATURE(S) OF BUYER(S)

1వ పేజీకము 2012 సం/రా.శ.19 23 వసం.పె
కస్తావేట నెం. 1365 మొత్తము భారీతముల సంఖ్య
(14) ఈ భారీతము వరకు సంఖ్య (11)
సచి-కొత్తూరు




स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
AIYPK2089F

नाम /NAME
SRIDEVI KALICHETI

पिता का नाम /FATHER'S NAME
VENKATA RAMI REDDY NARALA

जन्म तिथि /DATE OF BIRTH
19-04-1977

हस्ताक्षर /SIGNATURE


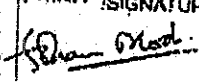
मुख्य आयकर अधिकारी, आंध्र प्रदेश
 Chief Commissioner of Income-tax, Andhra Pradesh

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ABMPM6725H

नाम /NAME
SOHAM SATISH MODI

पिता का नाम /FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि /DATE OF BIRTH
18-10-1969

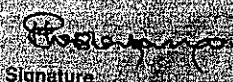
हस्ताक्षर /SIGNATURE



मुख्य आयकर अधिकारी, आंध्र प्रदेश
 Chief Commissioner of Income-tax, Andhra Pradesh

आयकर विभाग
 INCOME TAX DEPARTMENT

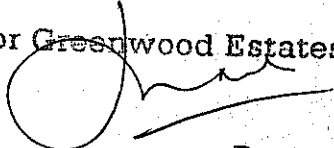
भारत सरकार
 GOVT OF INDIA

PRABHAKAR REDDY K
 PADMA REDDY KANDI
 15/01/1974
 Permanent Account Number
AWSP8104E

Signature


10062008


For Greenwood Estates

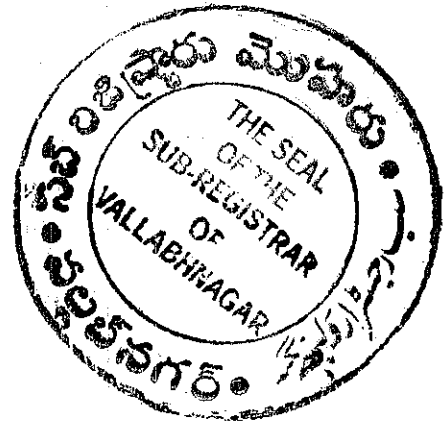

 Partner

For Greenwood Estates


 Partner

1వ భువ్వకము 2012 సం/శా.శ.1933 ప.నం.వి
దస్త్రావళి నెం. 1365 మొత్తము కారితముల సంఖ్య
(14) ఈ కారితము వరుస సంఖ్య (12)

సహాయకమొదలు




India Driving Licence (Tamilnadu)
Form - 7 D.O.I. 13/07/2001

D.L. No. : F/TN/23Z/002373/2001
 Name : Satish Mishra
 S/D/W of : NK Mishra
 Address :
 INAS 312, INS Rajali
 Arakkonam

D.O.B. : 17/03/1970 B.G.:

Endorsement



Licensed to drive throughout India, vehicles of the following description and valid upto 16/03/2020
 MCWG -13/07/2001/TN/23Z LMV -13/07/2001/TN/23Z


Satish
 Signature/L.T.I. of the Holder

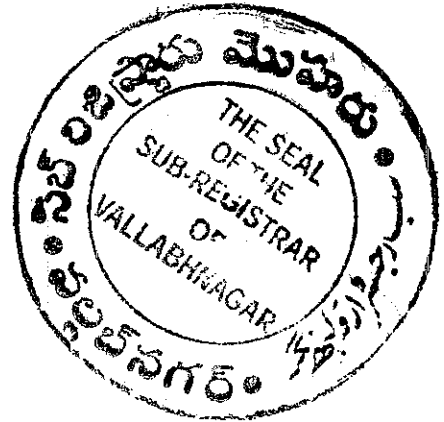
[Signature]
 Asst. Licensing Authority
 Ranipet (Unit)

[Handwritten signature]

C.105


1వ పుస్తకము 2012 సం/శా.శ.1933 వ.నం.వృ
దస్తావేజు నెం. 1365 మొత్తము కారితముల సంఖ్య
(14) ఈ కారితము వరుస సంఖ్య (13)



సబ్-రిజిస్ట్రారు


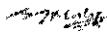


WITNESSES NO. 1

Customer Relations Division

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



Name : Ch. Venkata Ramana Reddy
Designation : Customer Relations Executive
Signature : 
Valid upto : 30 April 2009
Issuing Authority : 
Blood Group : O +ve
Address :
5-4-187/344, IInd Floor,
M.G Road, Secunderabad-500093.
Ph: 040-66305551, 040-27544058
www.modiproperties.com

Resi. Add.:
11-187/2, Road No.2,
Green Hills Colony,
Saroor Nagar,
Hyderabad. Ph: 9393381666, 9246165561

- In case of Emergency Call
1. Employee must display this card while on duty
 2. This card has to be surrendered while leaving the organization
 3. The loss of the card must be reported to the Admin Div. Immediately


WITNESSES NO. 2

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

DOKUPARTHY PAVANKUMAR
ANJANEYULU DOKUPARTHY

14/03/1990
Permanent Account Number
BCUPD8249M


Signature

