



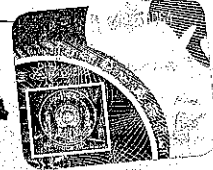
SCANNED

ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 547064

3283 Date 13/1/06  
Sold To... SUNIL BOTHRA  
G/o. D/o. W/o. M.C. BOTHRA  
For Whom... Self

S. V. L. No. 51/84 R. No. 13/2006  
REGIMENTAL BAZAR, SEC' BAD-28



Hyd.

SALE DEED

This Sale Deed is made and executed on this the 25<sup>th</sup> day of January 2006 at Secunderabad by and between:

M/S. MEHTA & MODI HOMES, a registered partnership firm having its registered office at 5-4-187/3&4, III Floor, Soham Mansion, M.G. Road, Secunderabad - 500 003 represented by its Managing Partners Mr. Soham Modi, Son of Sri Satish Modi, aged about 36 years, Occupation: Business and Mr. Suresh U. Mehta, Son of Late Sri Uttamlal Mehta, aged about 56 years, Occupation: Business., hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

IN FAVOUR OF

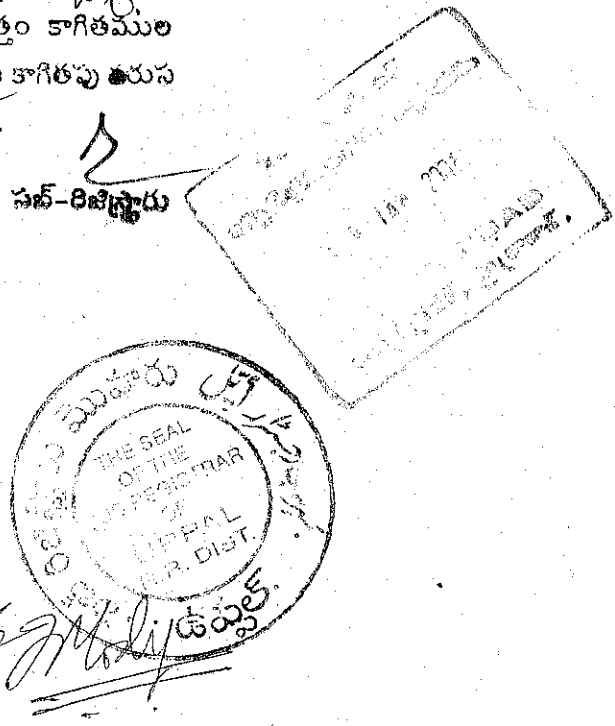
MR. SUNIL BOTHRA, SON OF MR. M.C. BOTHRA, aged about 37 years, residing at 401, Siddhi Apartments, Shamkaran Road, Ameerpet, Hyderabad - 500 016, hereinafter referred to as the Vendee (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

For Mehta and Modi Homes  
*Soham Modi*  
Partner

For Mehta and Modi Homes  
*Suresh U. Mehta*  
Partner

1వ పుస్తకము... 95... గుర్తింపు  
 దస్తావేజుల మొత్తం కాగితముల  
 సంఖ్య... 9... ఈ కాగితపు తరుస  
 సంఖ్య... 181

2006 వ సం|| 25వ తేది  
 1927 వ.శ.శా. చి.నా. మాసము. 5వ తేది  
 పగలు 12 మరణము... గంటల మధ్య  
 ఉప్పర్ సబ్-రిజిస్ట్రారు అఫీసులో  
 శ్రీ Gaurang Mody  
 రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను  
 అనుసరించి సమర్పించవలసిన పోటిగ్రాఫులు  
 మరియు వేటిముద్రలతో సహా దాఖలుచేసి  
 రుసుము రూ|| 1020/- చెల్లించినారు.  
 Receipt No. 155649 Dt. 25/1/86 Vide  
 SBH, Habsiguda Branch, Secbad



*Gaurang Mody*  
 (Signature)

ప్రాసి యిచ్చినట్లు ఒప్పుకొన్నది.  
 ఎడమ బ్రావనవేలు



నిరూపించినది.

Gaurang Mody s/o. Jyaganthilal Mody occ: Business  
 R/o. flat no. 105, Sapphire Apts, Chikoh  
 Gardens, Begumpet, Hyderabad, through Genl  
 Power of Attorney for Presentation of documents  
 vide Doc. No. 64/3KIV/05 of 190, Uppal.

- 1. *Prabhakar Reddy* (K. Prabhakar Reddy s/o. Padma Reddy occ: servio  
 (o) S. U-187/3 & 4, M. G. Road, Secbad
- 2. *Ramchander* s/o. Krishna, occ: Business  
 (o) 2-3-64/10/24, Amberpet, Hyderabad.

2006 వ. సం|| 25వ తేది  
 1927 వ. శా. శా. చి.నా. మాసము 5వ తేది.  
 సబ్-రిజిస్ట్రారు

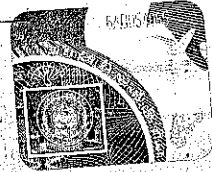


ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 547065

3284 23/1/06  
 SUNIL Rothra  
 M-c. Rothra  
 self

SMT. K. RUKMINI  
 S.V.L. NO. 01/BA. K. NO. 13/2008  
 RESIDENTIAL HAZAR, SEC. BAD-2A  
 Hyd.



**WHEREAS:**

A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-05 Gt. forming part of Sy. No. 35, 36, 37, 38 & 39 situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District by virtue of various registered sale deeds as given hereunder and hereinafter referred to as the Schedule Land.

Sl. No.	Sale Deed Doc. No.	Dated	Sy. No.	Extent of Land (in Guntas)	Extent of Land (in Acre)
1.	9733/2003	19/8/2003	39	Gt. 80-00	Ac. 2-00 Gt.
2.	11955/2003	30/09/2003	36 37 38 39	Gt. 0-50 Gt. 18-50 Gt. 9-00 Gt. 52-00 ----- Gt. 80-00	Ac. 2-00 Gt.
3.	13200/2003	01/11/2003	35 36 37	Gt. 11-00 Gt. 60-50 Gt. 13-50 ----- Gt. 85-00	Ac. 2-05 Gt.
<b>Total Extent of Land</b>					<b>Ac. 6-05 Gts.</b>

For Mehta and Modi Homes

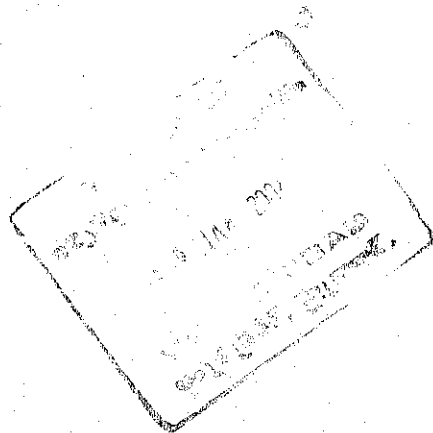
*[Signature]*  
 Partner

For Mehta and Modi Homes

*[Signature]*  
 Partner

1 వ పుస్తకము 958 నంబరు  
 దస్తావేజుల మొత్తం కాగితముల  
 సంఖ్య 9 ఈ కాగితపు వరుస  
 సంఖ్య.....

సబ్-రజిస్ట్రారు



Instrument Under Section 42 of Act 1 of 1957  
 No. 958 of 2006 Date 25/1/06

I hereby certify that the proper deficit  
 stamp duty of Rs. 17760/- Rupees Seventeen thousand-  
 seven hundred & eighty only,

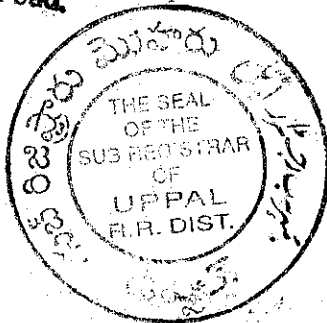
has been levied in respect of this instrument  
 from Sri. Ganrang Reddy  
 on the basis of the agreed Market Value  
 consideration of Rs. 20000/- being  
 higher than the consideration agreed Market  
 Value.

S.R.O. Uppal  
 Sub Registrar  
 and Collector U/S. 41&4  
 INDIAN STAMP ACT

**Registration Endorsement**

An amount of Rs. 17710/- Towards Stamp Duty  
 including Transfer duty and Rs. 1020/-  
 towards Registration Fee was paid by the party  
 through Challan Receipt Number 155649  
 Dated 25/1/06 at SBH Habsiguda Branch, Sec bad.

G.B.H. Habsiguda  
 A/c No. 0100050700  
 S.R.O. Uppal.





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 547066

3285 21/1/06

SUNIL BOHRA

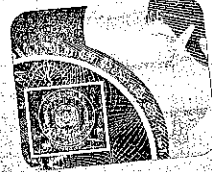
M.C. Bohra

Self

SMT. K. HUKMINI

S.V.L. NO. 31/84, R. NO. 13/2008  
REGIMENTAL BAZAR, SEC. BAD-2E

Hyd.



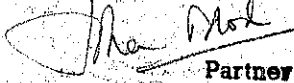
All the above three Sale Deeds are registered at the office of Sub-Registrar of Uppal, R.R. District and are executed by the following owners:

- Shri P. Sanjeeva Reddy, S/o. Late Shri P. Sai Reddy,
- Shri P. Radha Krishna Reddy, S/o. Shri P. Sanjeeva Reddy
- Ms. P. Gayatri, D/o. Shri P. Sanjeeva Reddy
- Shri P. Balram Reddy, S/o. Shri P. Sanjeeva Reddy

The above executants of the Sale Deeds are hereinafter collectively referred to as Former Owners.

- The Scheduled Land stood in the name of Shri P. Sai Reddy as patta land (patta no. 20, passbook no. 177970, title deed no. 10420) and upon his death on 27/05/1998 the patta was granted to Former Owner at serial no. 'a' above by effecting mutation in the revenue records. Former Owners at serial no. b to d above are the children of Former Owner at serial no. 'a'. All the Former Owners have joined together for the execution of above referred sale deed so as to assure and ensure a perfect legal marketable title free from any claims whatsoever in favour of the Vendor herein.
- The Vendor have plotted the Scheduled Land into Plots and have obtained a layout from HUDA vide Permit No. 50/MPZ/HUDA/04 dated 30/09/2004.

For Mehta and Modi Homes

  
Partner

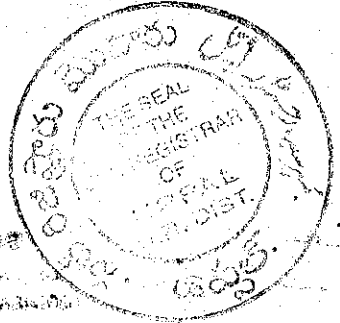
For Mehta and Modi Homes

  
Partner

1వ పుస్తకము 9/1/2006  
దస్తావేజాల మొత్తం కాగితముల  
సంఖ్య 9 ఈ కాగితపు వరుస  
సంఖ్య 2

సబ్-రిజిస్ట్రారు

19 JAN 2006



Faint text and lines at the bottom of the page, possibly a signature or additional notes.





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 547070

S. No. 3286 Date 23/1/06  
 Sold to: SUNIL Bhatra  
 P/o. Dia. W/o. M.C. Bhatra  
 For Whom: Self

SMT. K. RUKMINI  
 S.V.L. No. 51724 R.No. 13/2008  
 REGIMENTAL BAZAR, SEC' BAD-25



- D) The Vendee is desirous of purchasing a plot of land bearing no. 23 admeasuring 204 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 2,04,000/- (Two Lakhs Four Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

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

1. The Vendor do hereby convey, transfer and sell the Plot No. 23 admeasuring 204 sq. yds. forming part of Sy. Nos. 35 to 39 of Cherlapally Village, Ghatkesar Mandal, R. R. District, which is herein after referred to as the Scheduled Plot and more particularly described in the schedule and the plan annexed to this Sale Deed in favour of the Vendee for a consideration of Rs. 2,04,000/- (Two Lakhs Four Thousand Only). The Vendor hereby admit and acknowledge the receipt of the said consideration.
2. The Vendor hereby covenant that Scheduled Plot is the absolute property belonging to it by virtue of various registered sale deeds referred to herein in the preamble of this Sale Deed and has absolute right, title or interest in respect of Scheduled Plot.

For Mehta and Modi Homes

*[Signature]*  
 Partner

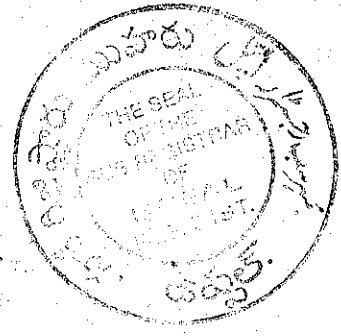
For Mehta and Modi Homes

*[Signature]*  
 Partner

1 వ పుస్తకము 9/10/06  
దస్తావేజాల మొత్తం కాగితముల  
సంఖ్య 9 ఈ కాగితపు వరుస  
సంఖ్య 5

1  
సబ్-రిజిస్ట్రారు

19 JAN 2006  
V.C. - REGISTRAR  
MADRAS







ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 547072

3288 23/11/06

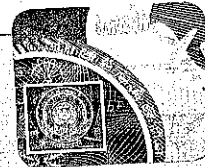
SUNIL Bothra

M.C. Bothra

Self

SMT. N. PUKMINI  
B.V.E. NO. 51 / B.A. N. NO. 13 / 2005  
REGIMENTAL BAZAR, SEC' BAD-23.

Hyd.



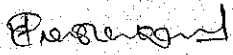
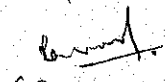
**SCHEDULED PLOT**

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 23 admeasuring about 204 sq. yds. forming part of Sy. Nos. 35, 36, 37, 38 and 39, situated at Block No. 2, Old Village, Cherlapally, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	:	Plot No. 24
South	:	Plot No. 22
East	:	40' wide road
West	:	Plot No. 27

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:

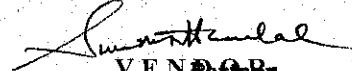
**WITNESS:**

1.   
(K. P. Reddy)
2.   
(RANCHANDER)

**For Mehta and Modi Homes**

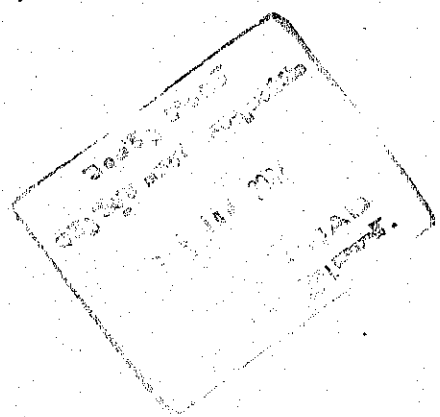
  
VEND Partner

**For Mehta and Modi Homes**


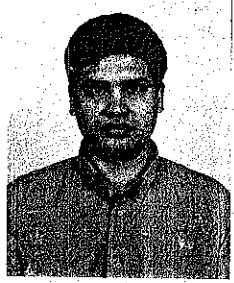
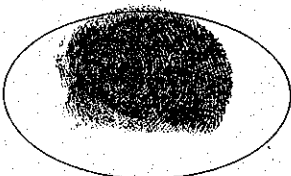



  
VEND Partner

1వ పుస్తకము 95466  
దస్తావీజాల మొత్తం కాగితముల  
సంఖ్య 9 ఈ కాగితపు పరుప  
సంఖ్య 0

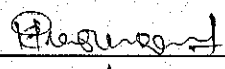

2  
సబ్-రిజిస్ట్రారు



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

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<p><b>PURCHASER:</b></p> <p><b>M/S. MEHTA &amp; MODI HOMES,</b> HAVING ITS (O). 5-4-187/3 &amp; 4 III FLOOR, SOHAM MANSION, M. G. ROAD, SECUNDERABAD - 500 003, REP. BY ITS PARTNERS</p> <p>1. <b>MR. SOHAM MODI</b> S/O. MR. SATISH MODI</p>
			<p>2. <b>MR. SURESH U. MEHTA</b> S/O. LATE UTTAMLAL MEHTA (O). 5-4-187/3 &amp; 4, III FLOOR, SOHAM MANSION, M. G. ROAD, SECUNDERABAD - 500 003.</p>
			<p><b>GPA FOR PRESENTING DOCUMENTS</b></p> <p><b>MR. GAURANG MODY,</b> R/O. FLAT 105, SAPHIRE APARTMENTS, CHIKOTI GARDES, BEGUMPET, HYDERABAD - 500 016.</p>

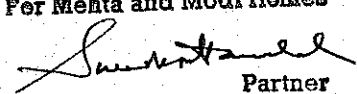
**SIGNATURE OF WITNESSES:**

1. 
2. 

**For Mehta and Modi Homes**

  
Partner

**For Mehta and Modi Homes**

  
Partner

**SIGNATURE OF THE EXECUTANT'S**

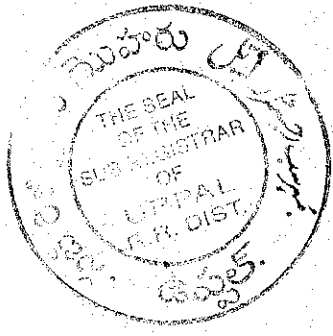
1 వ పుస్తకము.....

దస్తావేజులు మొదల కాగితముల

సంఖ్య..... ఈ కాగితపు వరుస

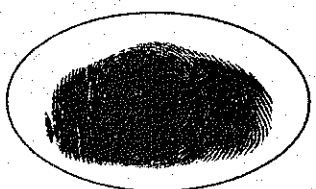

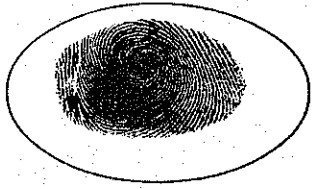

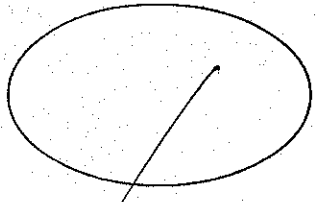
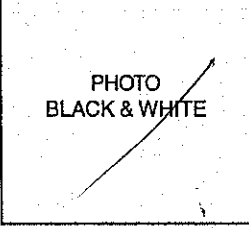
సంఖ్య.....

*[Handwritten signature]*  
సబ్ రిజిస్ట్రారు

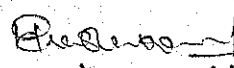
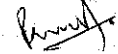


Plot No 23

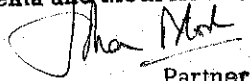
# PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

Sl.No.	FINGER PRINT IN BLACK INK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT/SELLER/ BUYER
			Mr. SUNIL BOTHRA S/o. MR. M. C. BOTHRA E/o. 401, Siddi Apts, Shamkaran Road, Amrampet, Hyderabad.
			REPRESENTATIVE:- MR. SUSHIL BOTHRA S/o. MR. M. C. BOTHRA E/o. 401, Siddi Apts, Shamkaran Road, Amrampet, Hyderabad.
		 PHOTO BLACK & WHITE	

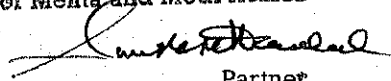
**SIGNATURE OF WITNESSES**

- 
- 

For Mehta and Modi Homes

  
Partner

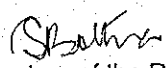
For Mehta and Modi Homes

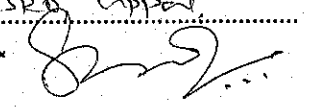
  
Partner

**SIGNATURE OF EXECUTANTS**

NOTE : If the Buyer(s) is/are not present before the Sub Registrar, the following request should be signed.

I/We send herewith my/our photograph(s) and fingerprints in the form prescribed, through my representative, Sri SUSHIL BOTHRA as I/We cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances at SRA Lippal

  
Signature of the Representative

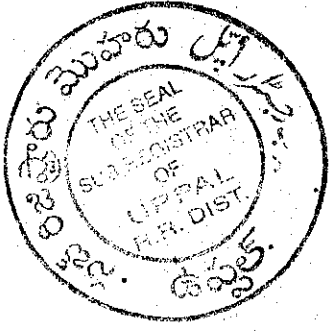
  
Signature(s) of BUYER(s)

Signature of Witnesses

- 
-

1వ పుస్తకము...  
దస్తావేజాల మొత్తం కాగితము  
సంఖ్య... ఈ కాగితపు వరుస  
సంఖ్య...

*[Handwritten Signature]*  
సహ-రజిస్ట్రారు



**REGISTRATION PLAN SHOWING** PLOT NO. 23, FORMING A PART

**IN SURVEY NOS.** 35, 36, 37, 38 & 39 **Situated at**

CHERLAPALLY VILLAGE, GHATKESAR **Mandal, R.R. Dist.**

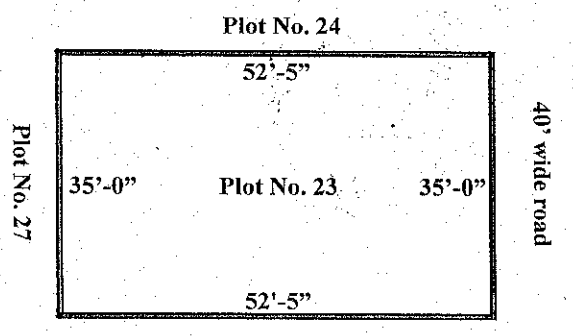
**VENDORS:** M/S. MEHTA & MODI HOMES, REP. BY ITS MANAGING PARTNERS

1. SRI SOHAM MODI, SON OF SRI SATISH MODI

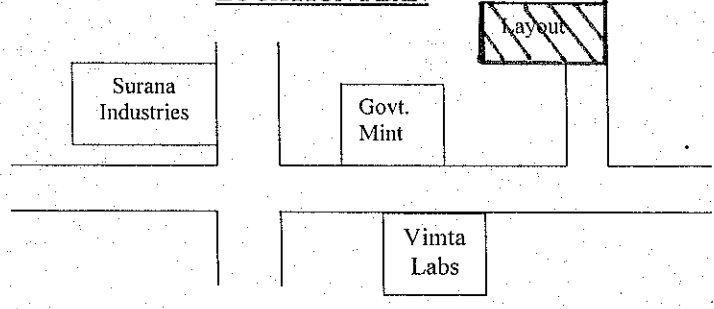
2. SRI SURESH U. MEHTA, SON OF LATE SRI UTTAMLAL MEHTA

**VENDEE:** 1. SRI SUNIL BOTHRA, SON OF SRI M.C. BOTHRA

**REFERENCE:** **SCALE:** **INCL:**  **EXCL:**   
**AREA:** 204 **SQ. YDS.** **SQ. MTRS.**



**LOCATION PLAN**



**WITNESSES:**  
1. *[Signature]*  
(C. P. Reddy)  
2. *[Signature]*

**For Mehta and Modi Homes**  
*[Signature]*  
SIG. OF THE VENDOR  
**For Mehta and Modi Homes**  
*[Signature]*  
SIG. OF THE VENDOR



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1 వ పుస్తకము... 958/186  
దస్తావేజుల మొత్తం కాగితముల  
సంఖ్య... ఈ కాగితపు వరుస  
సంఖ్య...

*[Handwritten Signature]*  
సహ-రిజిస్ట్రారు

