



SCANNED

ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 712035

A. No. 3075 Date 18/3/06 Rs. 100
Sold to Mr. Dudharam Purohit
S/o Mr. Punamaji Purohit
For Whom Self Sec. Ad.

LEELA G. CHIMALGI
STAMP
L.No. 0
5-4-76/A, Col
SECUNDERABAD

SALE DEED

This Sale Deed is made and executed on this the 18th day of March 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. DUDHARAM PUNAMAJI PUROHIT, SON OF MR. PUNAMAJI PUROHIT, aged about 46 years, residing at G-1, Shri Shreenivasa Palace Apts., C-9, Trinetra Super Market Lane, Kamala Nagar, ECIL Post, Hyderabad – 500 062, 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
[Signature]
Partner

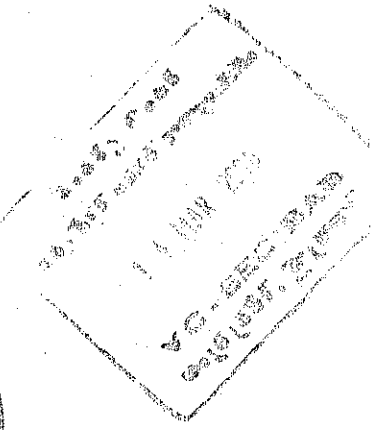
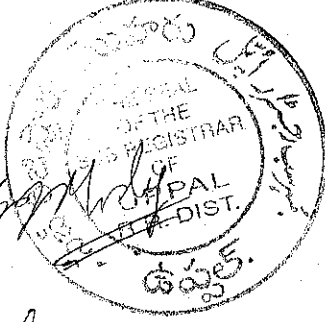
For Mehta and Modi Homes
[Signature]
Partner

వ పుస్తకము.....సంఖ్య 4444/06
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య.....ఈ కాగితపు వరుస
 సంఖ్య.....

సబ్-రిజిస్ట్రారు

200 వ సం||.....నెల.....తేది
 192 వ.శా.తే||.....మాసము.....తేది
 పగలు.....మరియు.....గంటల మధ్య
 ఉప్పల్ సబ్-రిజిస్ట్రారు అఫీసులో

శ్రీ. Gaurang Mody
 రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను
 అనుసరించి సమర్పించవలసిన పాటోగ్రాఫులు
 మరియు వేలిముద్రలతో సహా దాఖలుచేసి
 రుసుము రూ|| 100/- వల్లించినారు.
 Receipt No. 52852 Dt. 20/3/06 Vide
 SBH, Habsiguda Branch, Sec'bad



వ్రాసే యిచ్చినట్లు ఒప్పు కొన్నది.
 ఎడమ బొటనవేలు



Gaurang Mody
 S/o. Jayantibai mody occ:
 Business flo. flat no. 105, Sapthine Apts,
 Chigoti Gardens, Begumpet, Hyderabad,
 through General Power of Attorney for
 Presentation of documents, vide GPA No.
 64/BEIV/06 at SRO, upper.

నిరూపించినది.

① CH. V. S. VARA PRASAD

S/o Ch. Venkata sarma, occupational Employee of APJAN Energy Conversion Ltd,
 Plot no 12, FI, SONY APPTS I, Geethanagar colony Road. NO I,
 R-12 Puram Part, HHO-56.

② CH. PRASAD RAO

S/o. P. Rao occ: service
 in 5-4-187/3 & 4, 1st Floor, Solam mansion,
 M. G. Road, SEC-4AD

200 వ. సం||.....నెల.....తేది
 192 వ.శా.తే||.....మాసము.....తేది.

సబ్-రిజిస్ట్రారు



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

18/3/06

Sl. No. 3570 Date 12/10/06
 Sold to Mr. Duddheram P. Purshitt
 S/o. Mr. Punsmaji Purshitt
 For Whom Self Registered

L. G. Chimalgi
 09AA 712030
LEELA G. CHIMALGI
 STAMP
 L.
 5-4-76/A
 SECURED

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.
Total Extent of Land					Ac. 6-05 Gts.

For Mehta and Modi Homes

Shri. Mehta
 Partner

For Mehta and Modi Homes

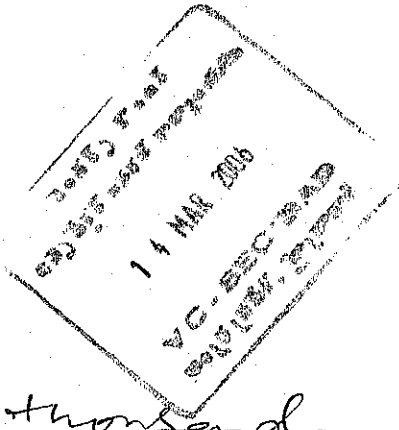
Shri. Modi
 Partner

4444/06
1 వ పుస్తకము.....సంగీతం

దస్తావేజాల మొత్తం కాగితముల
సంఖ్య...8...ఈ కాగితపు వరుస

సంఖ్య.....

సబ్-రిజిస్ట్రారు



Endorsed under Section 42 of Act II of 1897
No. 4444 of 2006 Date 21/3/06

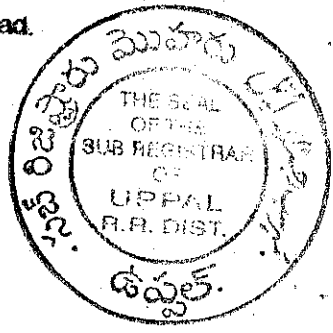
I hereby certify that the proper deficit
Stamp duty of Rs. 17760/- Rupees Seventeen thousand
Seven hundred seventy only
has been levied in respect of this instrument
from Sri. Ganrao Madu
on the basis of the agreed Market Value
consideration of Rs. 204000/- being
higher than the consideration agreed Market
Value.

S.R.O. Uppal
Dated 21/3/06
Sub Registrar
and Collector U.S. 41 & 4
INDIAN STAMP ACT

Registration Endorsement

An amount of Rs. 17760/- towards Stamp Duty
including Transfer duty and Rs. 1020/-
towards Registration Fee was paid by the party
through Challan Receipt Number 538921
Dated 20/3/06 at SBH Habsiguda Branch, Sec bad.

S.B.H. Habsiguda
A/c No. 0100005078
of S.R.O. Uppal.





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

Sl. No. 3071 Date 18/3/66 As per -
 Sold to Mr. Dudharam P. Purohit
 By Mr. Punamaji Purohit
 For Whom Self Sec-Used

L. G. Chimalgi
 09AA 712031
 LEELA G. CHIMALGI
 STAMP VENDOR
 5-4-76/
 SECUR

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

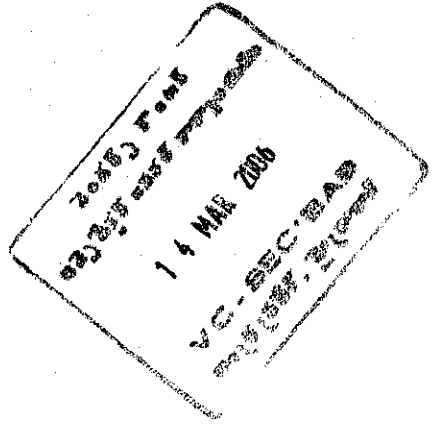
Shri Mehta
 Partner

For Mehta and Modi Homes

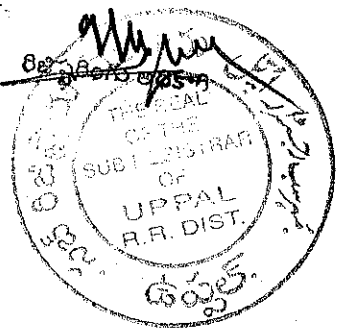
Shri Modi
 Partner

4444/06
 1వ పుస్తకము.....
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య... 8... ఈ కాగితపు వరుస
 సంఖ్య... 3.....

[Signature]
 పబ్-రిజిస్ట్రారు



4444/06
 1వ పుస్తకము సంఖ్య (హా.క) పు.....
 నెంబరుగా రిజిస్ట్రారు చేయబడి స్వామింగు నిమిత్తం
 గుర్తింపు నెంబరు... 4444...-1-200...
 200... సంఖ్య... 2... తది





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

19/3/66
 No. 3572 Date 100/-
 Sold to Mr. Dudharam P. Purohit
 By M. Y. Punamaji Purohit
 For Whom self self

L. G. Chimalgi
 09AA 712032
 LEELA G. CHIMALGI
 STAMP VENDOR
 5-4-76
 SECUR

D) The Vendee is desirous of purchasing a plot of land bearing no. 30 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/- (Rupees Two Lakhs Four Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

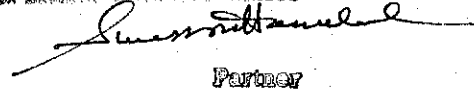
NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. The Vendor do hereby convey, transfer and sell the Plot No. 30 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/- (Rupees 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.

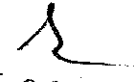
For Mehta and Modi Homes


 Partner

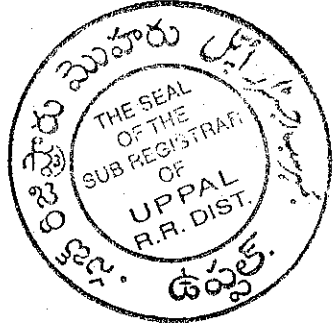
For Mehta and Modi Homes


 Partner

1 వ పుస్తకము. 4444/15
 దస్తావేజాల మొత్తం కాగితముల
 సంఖ్య 9 ఈ కాగితపు వరుస
 సంఖ్య 4


 సబ్-రిజిస్ట్రారు

గుంటూరు జిల్లా
 ఉప రిజిస్ట్రారు కార్యాలయము
 ఉప్పల రైల్వే స్టేషన్
 ఉప్పల రైల్వే స్టేషన్
 ఉప్పల రైల్వే స్టేషన్



గుంటూరు జిల్లా
 ఉప రిజిస్ట్రారు కార్యాలయము
 ఉప్పల రైల్వే స్టేషన్
 ఉప్పల రైల్వే స్టేషన్



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

S. No. 3073 Date 18/3/66 No. 100
 Sold to Mr. Dudharam P. Purshit
 S/o Mr. Punamaji Purshit
 For Whom Self Sec-Bad

L. Chimalgi
 09AA 712033
 LEELA G. CHIMALGI
 S
 5-4-7
 SECUR

3. The Vendor further covenant that the Schedule Plot is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby give warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled Plot it shall be the responsibility of the Vendor alone to satisfy such claims. In the event of Vendee being put to any loss on account of any claims on the Scheduled Plot, the Vendors shall indemnify the Vendee fully for such losses.
4. The Vendor have this day delivered vacant peaceful possession of Scheduled Plot to the Vendee.
5. The Vendor hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate Scheduled Plot unto and in favour of the Vendee in the concerned departments.
6. The Vendor hereby covenant that the Vendor have paid all taxes, cess, charges to the concerned authorities relating to Scheduled Plot 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. Stamp duty and Registration amount of Rs. 18,880/-- is paid by way of Challan No. 5389a, dated 20.3.66 drawn on SBH, Habsiguda Branch, Hyderabad.


For Mehta and Modi Homes

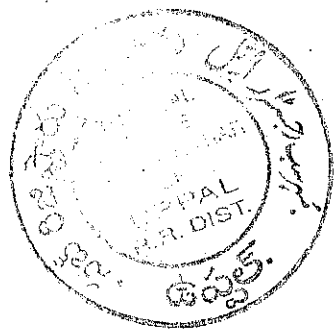
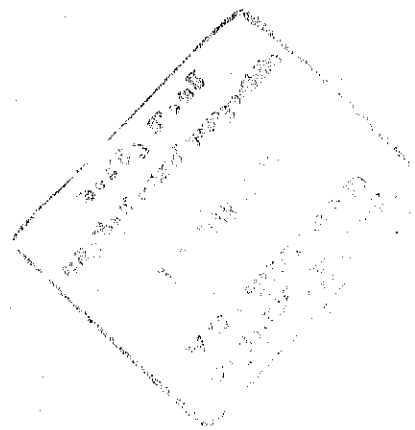
Mehta Modi
 Partner

For Mehta and Modi Homes

Sumit Mehta
 Partner

4444/06
1వ పుస్తకము.....సంఖ్య
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....ఈ కాగితపు వరుస
సంఖ్య.....5.....


పబ్-రిసిస్టారు



ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
ఆంధ్ర ప్రదేశ్ సర్కారు
ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
ఆంధ్ర ప్రదేశ్ సర్కారు



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

18/3/06
 S. No. 374 --- Date --- 1/10 ---
 Sold to Mr. Duddharani P. Purohit
 by Mr. Punamaji Purohit
 for Whom self Sec-3rd

09AA 712034
LEELA G. CHIMALGI
 STAMP
 L
 5-4-76/A
 SECUND

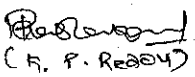
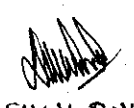
SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 30 admeasuring about 204 sq. yds. forming part of Sy. Nos. 35, 36, 37, 38 and 39, situated at Block No. 2, Old Village, Cherlapally, Kapra Municipality, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

- North : Plot No. 29
- South : Plot No. 31
- East : Plot No. 20
- West : 40' wide road

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. 
Ch. V. S. Vara Prasad

For Mehtal and Modi Homes

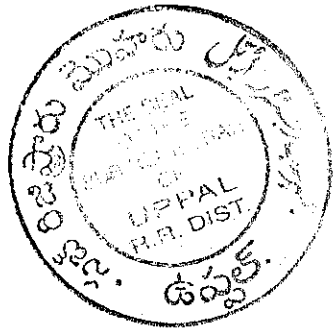
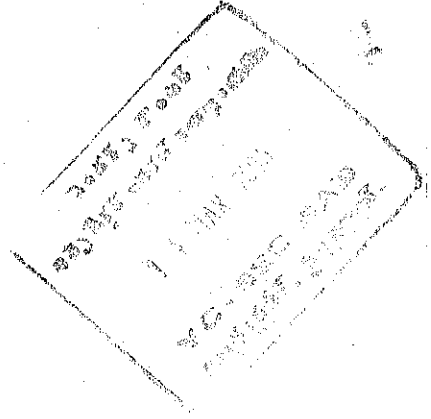

 Partner
VENDOR

For Mehtal and Modi Homes


 Vendeer
VENDEE

1 వ పుస్తకము 4444/56 నంబా
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య 8 ఈ కాగితపు వరుస
సంఖ్య 6

సబ్-రిజిస్ట్రారు



అధికారి
ఉప్పల

REGISTRATION PLAN SHOWING

PLOT NO. 30, 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 UTTAMLAL MEHTA

VENDEE: 1. MR. DUDHARAM PUNAMJI PUROHIT, S/O. MR. PUNAMJI PUROHIT

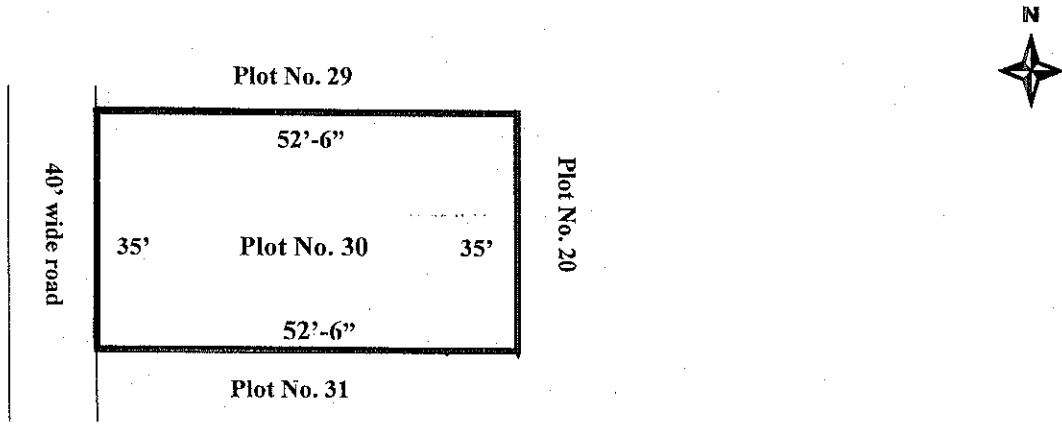
REFERENCE:
AREA: 204

SCALE:
SQ. YDS.

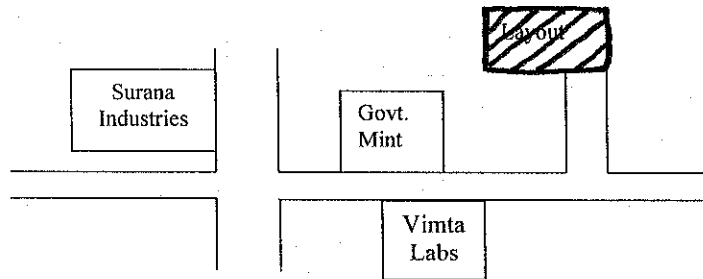
INCL:
SQ. MTRS.



EXCL:



LOCATION PLAN



WITNESSES:

- 1.
- 2.

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner
SIG. OF THE VENDOR

SIG. OF THE VENDEE

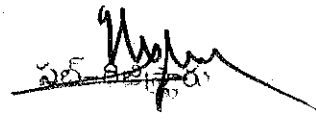
4444/06

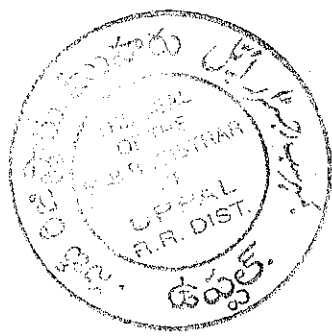
1 వ పుస్తకము.....సంఖ్య

దస్తావేజాల మొత్తం కాగితముల



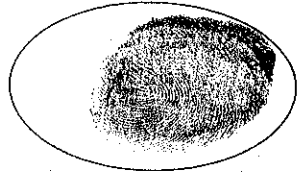

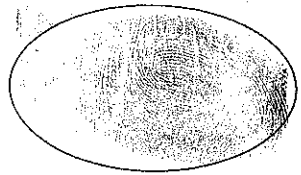

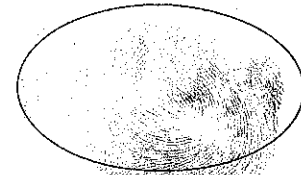
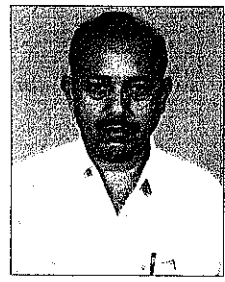
సంఖ్య...క..... ఈ కాగితపు వరుస

సంఖ్య...7.....

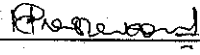

పదకొండవ రోజు

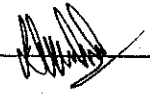


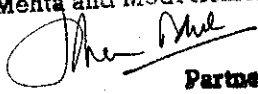
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908.**

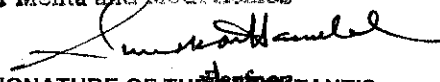
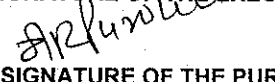
SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			VENDOR: M/S. MEHTA & MODI HOMES, HAVING ITS OFFICE AT 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. RAOD, SECUNDERABAD REP. BY ITS PARTNERS. 1. MR. SOHAM MODI S/O. MR. SATISH MODI
			2. MR. SURESH U. MEHTA S/O. LATE UTTAMLAL MEHTA (O). 5-4-187/3 & 4, III FLOOR SOHAM MANSIOM, M. G. ROAD SECUNDERABAD - 500 003.
			GPA FOR PRESENTATION OF DOCUMENTS: MR. GAURANG MODY S/O. MR. JAYATILAL MEHTA R/O. FLAT NO. 105, SAPPHIRE APTS CHIKOTI GARDENS BEGUMPET, HYDERABAD
			PURCHASERS: MR. DUDHARAM P. PUROHIT S/O. MR. PUNAMJI PUROHIT R/O. G-1, SRI SHREENIVASA PALACE APTS C-9, TRINETRA SUPER MARKET LANE KAMALA NAGAR, ECIL POST HYDERABAD - 500 062.

SIGNATURE OF WITNESSES:

1. 

2. 

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

SIGNATURE OF THE PRESENTANT'S

SIGNATURE OF THE PURCHASER

4444/6
1వ పుస్తకము.....నది

9/30

దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....ఈ కాగితపు నరుస
సంఖ్య.....

సబ్-రిజిస్ట్రార్

