

C. 5689

5640/05

Ac 5780
100Rs.

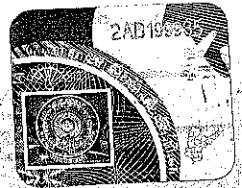


ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

03AA 554935

S.No. 23896 Date 13/6/05 Rs. 100/-
 Sold to D. Giridhar Reddy
 S/o. W/o D. Yella Reddy

R. NARKI
 SVL No. 42/95
 R.No. 38/2004-2006
 RAM NAGAR, HYD'BAD.



R. 10/10/05

For whom..... R. N. SALE DEED

This Sale Deed is made and executed on this the 13th day of JUNE 2005 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 Partner: **Sri. Soham Modi**, Son of Sri Satish Modi, aged about 35 years, Occupation: Business and **Sri. Suresh U Mehta**, Son of Late Uttamial Mehta, aged about 55 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. D. GIRIDHAR REDDY, SON OF **SRI. Mr. D. YELLA REDDY**, aged about 30 years, Resident of Flat No.501, Nutan Ramya Apartments, Lane Besides pragathi Women's College, Dilsukhnagar, Hyderabad.

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]

For Mehta and Modi Homes
[Signature]

Contd..2.

200... వ.శ.శా.సం... నెల... తేది
 192... వ.శ.శా.సం... మాసము... తేది
 పగలు... మరియు... గంటల మధ్య
 ఉప్పల్ సబ్-రిజిస్ట్రార్ ఆఫీసులో

శ్రీ... రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను
 అనుసరించి సమర్పించవలసిన పోబోగ్రాఫులు
 మరియు వేలిముద్రలతో సహా దాఖలుచేసి
 రుసుము రూ||... చెల్లించినారు.
 Receipt No. 18 Dt. Vide
 SBH, Habsiguda Branch, Sec'bad.

వ్రాసి యిచ్చినట్లు ఒప్పు కొన్నది.
 ఎడమ బ్రౌటనవ్రేలు

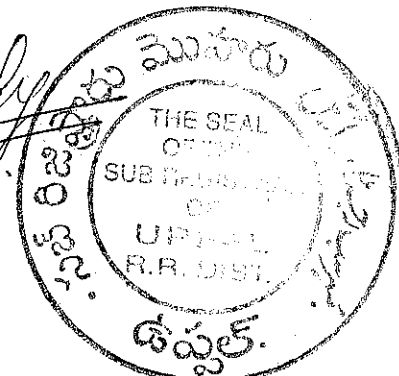


నిరూపించినది.

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

సబ్-రిజిస్ట్రార్

Gaurang mody



Gaurang mody S/o. Jayanthi mody occ: Dwarka
 R/o. Flat no. 105 Sapphire Apts. (Wroth Gardens
 Begumpet, Hyderabad, through Special Power of
 Attorney, attested vide Power no. 18/2005 at
 SRo, Uppal.

① *(Signature)*

(K. Prabhakar Reddy S/o. Padma Reddy
 occ: Secnee (D) S-4. 187/3 & 4, M.G. Road,
 Sec'bad.

② *(Signature)*

Sridhar S/o. Ramachander occ: Dwarka
 D-3-64/10/24, Amblepet, Hyderabad

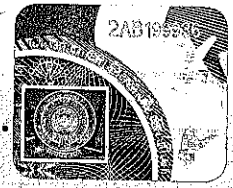
200... వ.శ.శా.సం... నెల... తేది
 192... వ.శ.శా.సం... మాసము... తేది

(Signature)
 సబ్-రిజిస్ట్రార్



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH R/W 03AA 554936
 S.No. 23892 Date 17/10/05 Rs. 100/-
 Sold by D. Giridhar Reddy
 S/o. W/o D. Yella Reddy R.G. M.d.
 For whom Seb

R. NARENDER
 SVL No. 42/95
 R.No. 38/2004-2006
 RAM NAGAR, HYD' BAD.



WHEREAS:

A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-05 Gt. forming part of Sy. Nos. 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 Acres)
1.	9733/2003	19/08/2003	39	Gt. 80-00	Ac. 2-00 Gts.
2.	11955/2003	30/09/2003	36	Gt. 0-50	Ac. 2-00 Gts.
			37	Gt. 18-50	
			38	Gt. 9-00	
			39	Gt. 52-00	
				Gt. 80-00	
3.	13200/2003	01/11/2003	35	Gt. 11-00	Ac. 2-05 Gts.
			36	Gt. 60-50	
			37	Gt. 13-50	
				Gt. 85-00	
Total extent					Ac. 6-05 Gts.

For Mehta and Modi Homes

 Partner

For Mehta and Modi Homes

 Partner

Contd..3.

విశాఖ కంట్రీ
 కంప్యూటర్ సర్వీస్ కార్యాలయము
 V.C.I
 21 MAY 2005
 అంధ్రప్రదేశ్, హైదరాబాద్.

1 వ పుస్తకము 5640/05
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య 9 ఈ కాగితపు వరుస
 సంఖ్య 2
 సబ్-రిజిస్ట్రారు

Endorsement Under Section 42 of Act II of 1897
 No. 5640 of 2005 Date 14/6/05

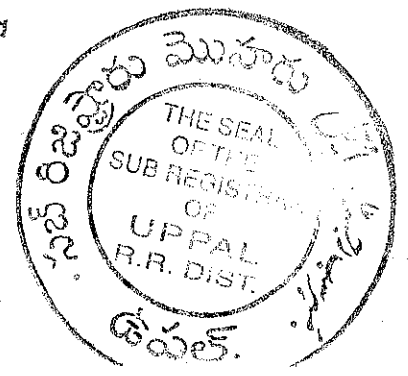
I hereby certify that the proper deficit
 stamp duty of Rs. 23780/- Rupees. Twenty three thousand -
Seven hundred and eighty only
 has been levied in respect of this instrument
 from Sri. Gaurang Mody
 on the basis of the agreed Market Value
 consideration of Rs. 204000/- being
 higher than the consideration agreed Market
 Value.

S.R.O. Uppal
 dated 14/6/05
 Sub Registrar
 and Collector U/S. 41 & 4
 INDIAN STAMP ACT

Registration Endorsement

An amount of Rs. towards Stamp Duty
 including Transfer duty and Rs.
 towards Registration Fee was paid by the party
 through Challan Receipt Number
 Dated at SBN Habsiguda Branch, Sec bad

S.B.N. Habsiguda
 A/c No. 738
 S.R.O. Uppal





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

03AA 554937

S.No. 23898 Date: 27/6/05 Rs. 100/-

Sold to: D. G. Indhar Reddy

S/o. W/O/D/d. D. Yella Reddy 3

For whom: Seb

R. NARENDER

SVL No. 42/95

R.No. 38/2004-2006

RAM NAGAR, HYD'BAD.

R/o. H/d.



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.

B) 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.

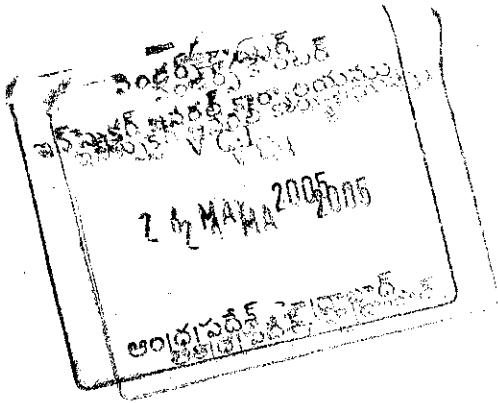
For Mehta and Modi Homes

Mehta and Modi
Partner

For Mehta and Modi Homes

Mehta and Modi
Partner

Contd..4.

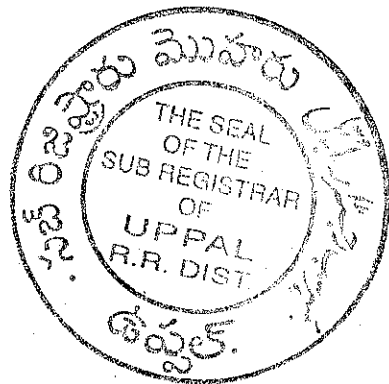


1వ పుస్తకము.....5640/25
 ఉస్తావేజాల మొత్తం కాగితముల
 సంఖ్య.....9...ఈ కాగితపు వరుస
 సంఖ్య.....2...

1
 సబ్-రిజిస్ట్రారు

1వ పుస్తకము సం|| (శా.శ) పు...5640/25
 నెంబరుగా రిజిస్టరు చేయబడి స్థానిక నిమిత్తం
 గుర్తింపు నెంబరు 640...1-200 కవర్ల మైన
 200 సం|| పుస్తకం...నెం...14...తేదీ

[Handwritten Signature]
 రిజిస్ట్రారు అధికారి





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

03AA 554938

S.No. 23889 Date 13/11/05 Rs. 100

Sold to D. Anidhar Reddy

S/o. W/o D/d. D. Yella Reddy

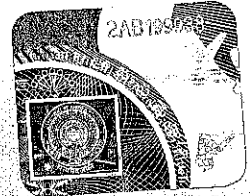
For whom seh

R. NARAYAN

SVL No. 42/95

R.No. 38/2004-2006

RAM NAGAR, HYD'BAD.



El. Dyd.

C) The Vendor have plotted the Scheduled Land into Plots and have obtained tentative layout from HUDA vide Permit No. 50/MPZ/HUDA/04 dated 30/09/2004.

D) The Vendee is desirous of purchasing a plot of land bearing No.36, 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.36, 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.

For Mehta and Modi Homes

Mehta
Partner

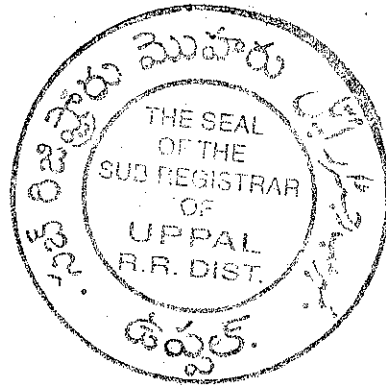
For Mehta and Modi Homes

Modi
Partner

Contd..5.

విండర్స్ కేసు
 విక్రయ వారం కార్యాలయము
 V.C.I
 24 MAY 2005
 ఆంధ్రప్రదేశ్, హైదరాబాద్.

1వ పుస్తకము.....5640/నంబ
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య.....ఈ కాగితపు వరుస
 సంఖ్య.....4.....
 సబ్-రిజిస్ట్రారు





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

S.No. 23900 Date 13/6/25 Rs 100/-

Sold to D. Anirudh Reddy

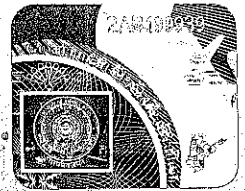
S/o. W/o. D. Yella Reddy

For whom Reddy

R W

03AA 554939

SVL No. 42/95
R.No. 38/2004-2003
RAM NAGAR, HYD'BAD.



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.

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.

For Mehta and Modi Homes

The Mehta
Partner

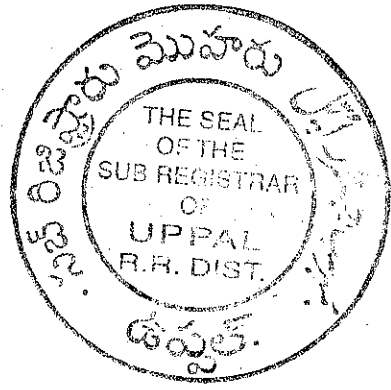
For Mehta and Modi Homes

Suresh Kumar
Partner

Contd..6..

శ్రీ పుస్తకము. 3040/101
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....9.....ఈ కాగితపు వరుస
సంఖ్య.....5.....

1వ పుస్తకము. 3040/101
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....9.....ఈ కాగితపు వరుస
సంఖ్య.....5.....
పబ్-రిజిస్ట్రారు





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

03AA 554940

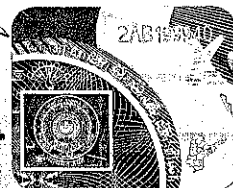
S.No. 2390 Date 13/6/05 100/-

R. NARENDER

SVL No. 42/95

R.No. 38/2004-2006

RAM NAGAR, HYD'BAD.



Sold to: D. Giridhar Reddy

Sto. W/o D/d: D. Yella Reddy

For whom: Sen

:: 6 ::

21.10.05

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.

The market value of the property is Rs.1000/- per sq.yd, total value of Rs.2,04,000/- for 204 Sq.Yds., stamp duty paid on market value.

7. Stamp duty and Registration amount of Rs. 24,900/- is paid by way of challan No. - Cash - dated 14.06.05, drawn on SBH, Habsiguda, Hyderabad.

For Mehta and Modi Homes

[Signature]

Partner

For Mehta and Modi Homes

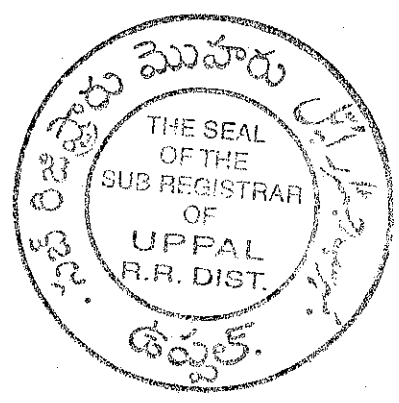
[Signature] Contd..7.

Partner

కొండవీడు కాలనీ
విజయవల్లభ కార్యాలయము
V.C.I.
21 MAY 2005
అధికారి: కె.కామలాక్షి

1వ పుస్తకము N.P.O. నెంబరా
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య.....9.....ఈ కాగితపు వరుస
సంఖ్య.....6.....


సబ్-రిజిస్ట్రారు





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

03AA 554941

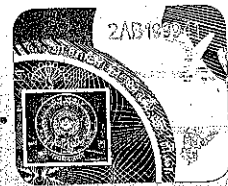
S.No. 23902 Date 13/6/05 Rs. 100/-

R. NARAYAN

SVL No. 42/95

R.No. 38/2004-2006

RAM NAGAR, HYD'BAD.



Sold to D. Giridhar Reddy

870.W/oD/d. D. Yella Reddy

Pl. Md.

For whom

sen

SCHEDULED PLOT

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

NORTH :: Plot No. 37.

SOUTH :: Plot No. 35.

EAST :: 40' Wide Road.

WEST :: Plot No. 41.

more fully shown in the plan in red colour annexed hereto.

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. (SRIDHAR)

For Mehta and Modi Homes

(Soham Modi) Partner
VENDOR

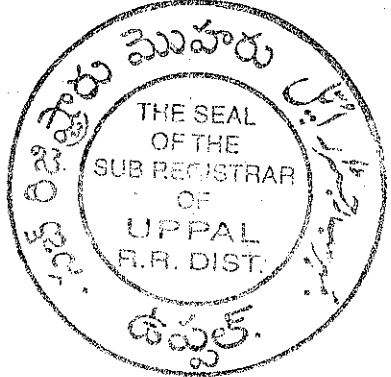
(Suresh U Mehta)
VENDOR

(D. Reddy)

V E N D E E .

వింటర్ కాంట్రీ
 ఎంటర్ప్రైజ్ ఇంటర్నల్ కార్పొరేషన్
 VCI
 24 MAY 2005
 అంబేద్కర్ నగర్, హైదరాబాద్.

1వ పుస్తకము 5640/81
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య.....9.....ఈ కాగితపు వరుస
 సంఖ్య.....2.....
 సబ్-రిజిస్ట్రారు



REGISTRATION PLAN SHOWING

PLOT NO. 36, 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, S/O. SRI SATISH MODI

2. SRI SURESH U. MEHTA, S/O. LATE UTTAMLAL MEHTA

VENDEE: SRI D. GIRIDHAR REDDY, SON OF SRI YELLA REDDY. D

REFERENCE:
AREA: 204

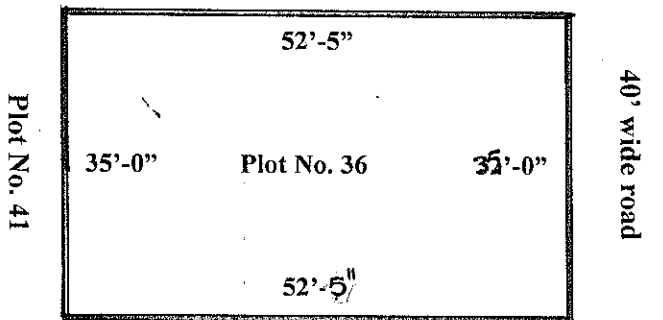
SCALE:
SQ. YDS.

INCL:
SQ. MTRS.

EXCL:

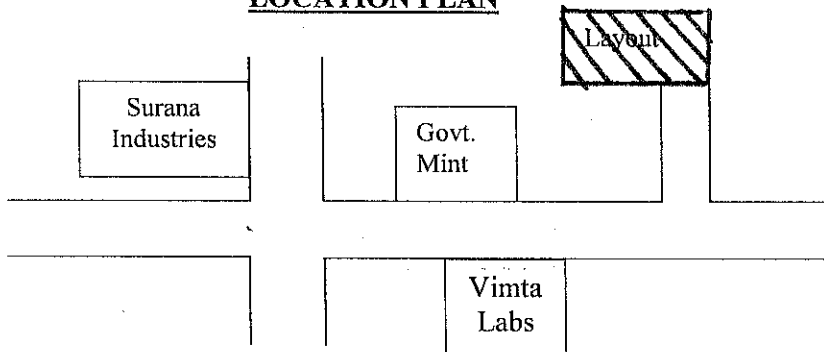


Plot No. 37



Plot No. 38

LOCATION PLAN



WITNESSES:

- 1.
- 2.

For Mehta and Modi Homes

SIG. OF THE VENDOR

For Mehta and Modi Homes

SIG. OF THE VENDEE

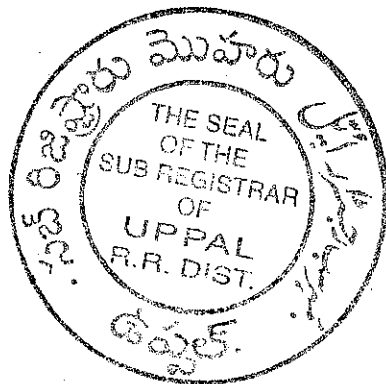
1వ పుస్తకము 564.0/10/19

దస్తావేజాల మొత్తం కాగితముల

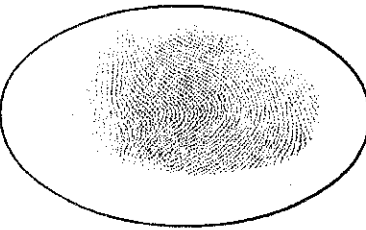

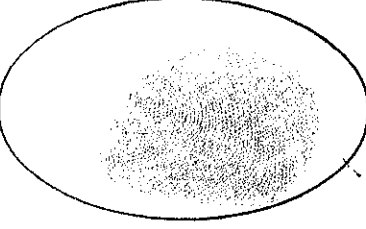


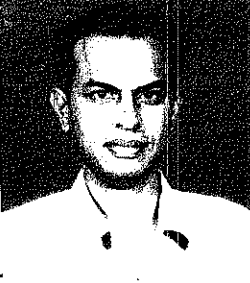
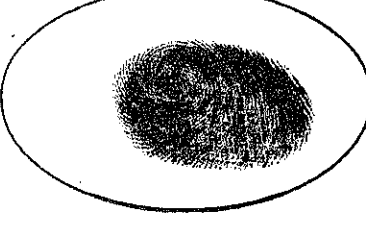

సంఖ్య.....9.....ఈ కాగితపు వరుస

సంఖ్య.....8.....

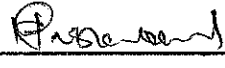

జి.వి. రెజిస్ట్రారు

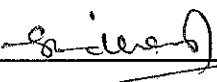


**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908.**



Sl.No.	FINGER PRINT IN BLACK INK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT/SELLER/ BUYER
			<p align="center">VENDOR:-</p> <p>M/s. MEHTA & MODI HOMES, having its (o) 5-4-187 / 3 & 4, M.G. Road, Sec'bad, Rep. by its Partners Mr. SOHAM MODI s/o. SRI. SATISH MODI</p>
			<p>1. Mr. SURESH U. MEHTA s/o. LATE UTTAMLAL MEHTA (o) 5-4-187 / 3 & 4, Soham mansion III floor, M.G. Road, Sec'bad - 003.</p>
			<p>SPA:- Mr. GAURANG MODY R/o. Flat No. 105, Sapphire Apts, Chikoti Gardens, Begumpet, HYDERABAD.</p>
			<p>PURCHASER:- Mr. D. GIRIDHAR REDDY flat no. 501, Nutan Ramya Apts, Lane Besides Pragathi Womens College, DSNR, HYDERABAD.</p>

SIGNATURE OF WITNESSES :

1. 


2. 

For Mehta and Modi Homes

Partner

SIGNATURE OF THE EXECUTANT'S
For Mehta and Modi Homes



Partner

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1వ పుస్తకమును...
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....
సంఖ్య.....

[Handwritten Signature]
సహ-రిజిస్ట్రారు

