

8/1/14

(N-J) SL.NO. PURCHASER EXECUTANT/CLAIMANT SUB REGISTRAR & EX-OFFICIO STAMP VENDOR S.R.O. VALLABHANAGAR

भारत 29786 190108

आंध्र प्रदेश JAN 10 2014 14:30 R.0000100 PB5764 NON-JUDICIAL STAMP DUTY ANDHRA PRADESH

SCANNED

DOIT NOs 5/BK IV/2014

SPECIAL POWER OF ATTORNEY

This Special Power of Attorney is made and executed at Hyderabad on this the 10th day of January 2014 by:

1. L. Santosh Rao S/o. Sri. L. Rajeshwar Rao, aged about 23 years, Occupation: Student, R/o. H. No. 1-1-364/75, Jawahar Nagar, RTC X Road, Hyderabad – 500 020
2. L. Sowmika D/o. Sri. L. Rajeshwar Rao, aged about 25 years, Occupation: Student, R/o. H. No. 1-1-364/75, Jawahar Nagar, RTC X Road, Hyderabad – 500 020
3. K.V. Pavan Kumar S/o. Shri. Sanjeev Rao, aged about 41 years, Occupation: Business, R/o. H. No. 11-1-329, Red Hills, Hyderabad.

Hereinafter collectively referred to as the "Principals".

IN FAVOUR OF

Shri. L. Rajeshwar Rao, S/o. L. Ananada Rao aged about 48 years, Occupation: Business, R/o. 1-1-364/75, Jawahar Nagar, RTC X Roads, Hyderabad – 500 020

Hereinafter referred as the "Attorney".

1. [Signature] 2. [Signature] 3. [Signature]

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Regular document number 5 of year 2014

Sheet 1 of 4 Sheets

Signature of *B* Joint SubRegistrar15
Vallabhnagar

Presentation Endorsement:

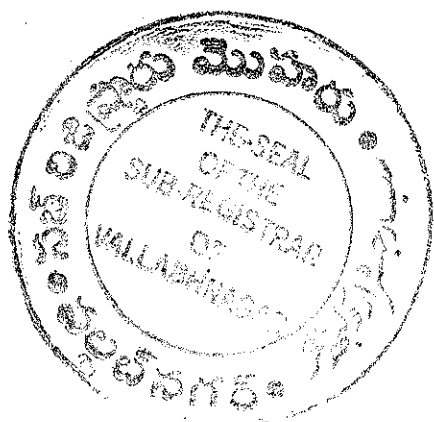
Presented in the Office of the Sub-Registrar, Vallabhnagar along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 1000/- paid between the hours of 2 and 3 on the 10th day of JAN, 2014 by Sri L.Santosh Rao

Execution admitted by (Details of all Executants/Claimants under Sec 32A):

| Sl No | Code | Thumb Impression | Photo | Address | Signature/Ink Thumb Impression |
|-------|------|------------------|-------------------------|---|-----------------------------------|
| 1 | PL | | [1508-4-2014-6]L.SO | L.SOWMIKA H.NO.1-1-364/75, JAWAHAR NAGAR., RTC X ROAD, HYD-500 020 | <i>Sowmika</i> |
| 2 | PL | | [1508-4-2014-6]L.SA | L.SANTOSH RAO H.NO.1-1-364/75, JAWAHAR NAGAR., RTC X ROAD, HYD-500 020 | <i>Santosh</i> |
| 3 | PL | | [1508-4-2014-6]K.V. | K.V.PAVAN KUMAR H.NO.11-1-329, RED HILLS, HYD, | <i>Pavan</i> |
| 4 | AY | | [1508-4-2014-6]L.RA | L.RAJESHWAR RAO H.NO.1-1-364/75, JAWAHAR NAGAR, RTC X ROADS, HYD-500 020 | <i>Rajeshwar</i> |

Identified by Witness:

| Sl No | Thumb Impression | Photo | Name & Address | Signature |
|-------|------------------|-------------------------|---|-----------------|
| 1 | | [1508-4-2014-6]K.PA | K.PABHAKAR REDDY H.NO.5-4-187/3,4.2 FLOOR SOHAM MODI ,M.G.ROAD HYD | <i>Pabhakar</i> |
| 2 | | [1508-4-2014-6]CH.R | CH.RAMESH H.NO.1-3- 276/D/2,KAVADIGUD A,HYD | <i>Ramesh</i> |



WHEREAS:

The Principal No.1 and 3 are the owners of land admeasuring Ac. 0-15 gts having purchased the same vide registered Sale Deed No. 143/2008 dated 11th January 2008 and the same has been partitioned between L. Santosh Rao and K. V. Pavan Kumar vide partition deed bearing document no. 5042/08 dated 11th November 2008 and the Principal No. 2 is the owner of the land admeasuring Ac. 0-12 gts and Sale Deed No. 2810/2013 dated 22nd April 2013. forming a part of Sy. No. 49, situated at Yapral, Malkazgiri Mandal, R. R. District jointly owned by other Co-owners Mr. L. Rajeshwar Rao, Mr. A. Chennakesh,, G. Damayanti, Ritesh Kumar HUF, M. Krishna, M. Ramgopal & Renuka & D. Sridhar hereinafter referred to as the Said Land.

- A. The Principals are desirous of developing the Said Land, along with other co-owners and has identified M/s. Modi Properties & Investors Pvt. Ltd., a reputed builder, having license no. BL/1171/2008 to take up the development / construction of a residential complex on the Said Land.
- B. Whereas the Principals are occupied with other works and as such is unable to look after / manage / develop the Said Land and is hereby appointing on his behalf the above said Attorney for the following purposes:
- i. To appoint a reputed architect and structural engineer to make the necessary architectural plans, structural designs, etc., that may be required for the purposes of obtaining building permit from statutory authorities for development of the Said Land.
 - ii. To negotiate/pay fees, award contracts for construction, purchase material, appoint man power and to do all such things that may be required to develop the Said Land into a residential complex as the Attorney may deem reasonable in his absolute discretion.
 - iii. To apply, execute, sign all such documents, forms, affidavits, undertakings, plans, mortgage plans, etc., that may be required for obtaining electricity connections, water connections, drainage connections, building permissions from GHMC / HMDA and other such statutory authorities like fire department, airports authority of India, pollution control board, ministries, government departments, defense department, etc., and to make such necessary payments in the name of the Principals.
 - iv. To appear and act in all courts, civil, criminal revenue whether original or appellate and other offices of the State and Central Government and of Local Bodies in relation to the Said Land.
 - v. To sign and verify plaints, written statements, petitions of claim and objections of all kinds and file them in such courts and offices and to appoint Advocates and other legal practitioners to file and receive back documents in relation to the Said Land.
 - vi. To admit or present and execute Builder's Contract Agreement before the Sub-registrars' office and do all the things necessary for and incidental to complete the registration of the said Builder's Contract Agreement.

1 *L. Santosh Rao*

2 *K. V. Pavan Kumar*

3 *L. Santosh Rao*


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Regular document number 5 of year 2014

Sheet 2 of 4 Sheets

Signature of  Joint SubRegistrar15
Vallabh Nagar

10th day of January, 2014

Signature of  Joint SubRegistrar15
Vallabh Nagar

Endorsement:

| Description of Fee/Duty | In the Form of | | | | | Total |
|-------------------------|----------------|--------------------------|------|-----------------------------|------------------|-------|
| | Stamp Papers | Challan u/s 41 of IS Act | Cash | Stamp Duty u/s 16 of IS act | DD/BC/ Pay Order | |
| Stamp Duty | 100 | 0 | 0 | | 0 | 100 |
| Transfer Duty | NA | 0 | 0 | | 0 | 0 |
| Reg. Fee | NA | 0 | 1000 | | 0 | 1000 |
| User Charges | NA | 0 | 100 | | 0 | 100 |
| Total | 100 | 0 | 1100 | | 0 | 1200 |

Rs. /- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 1000/- towards Registration Fees on the chargeable value of Rs. /- was paid by the party through Cash,

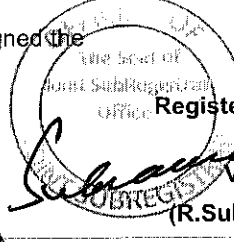
Date

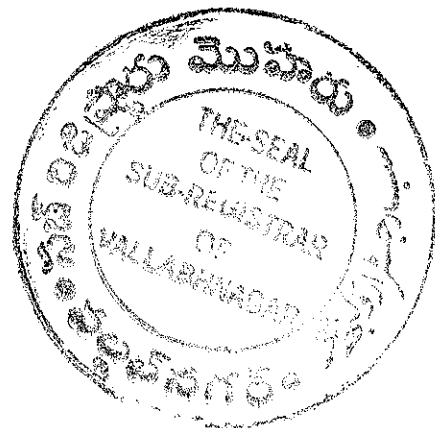
10th day of January, 2014


Signature of Registering Officer
Vallabh Nagar

Certificate of Registration

Registered as document no. 5 of 2014 of Book-4 and assigned the identification number 4 - 1508 - 5 - 2014 for Scanning.


Registering Officer
Vallabh Nagar
(R.Subramanyam)



- vii. Generally to act as the Attorney or Agent of the Principal in relation to the Said Land and to execute all such application, plaints, affidavits, undertakings, documents, etc., in relation to the Said Land as fully and effectually in all respects as the Principal himself would do if personally present.
- viii. The Principal for himself agree to ratify and confirm all the acts, deeds and things which are lawfully done by the said Attorney.

C. Whereas the Attorney is not authorized to enter into or execute agreement of sale, joint development agreement, lease deed, sale deed etc., that may alienate or create a charge of whatsoever nature on the Said Land, under the powers vested with the Attorney by this document.

SCHEDULE OF THE LAND

All that part and parcel of agricultural land admeasuring total about Ac. 0-27 Gts, of land forming a part of Sy. No. 49, situated at Yaprul, Malkazgiri Mandal, R. R. District under S. R. O. Vallabh Nagar and bounded by:

| | |
|-------|-----------------------------------|
| North | : Agricultural land in Sy. No. 49 |
| South | : Agricultural land in Sy. No. 49 |
| East | : Agricultural land in Sy. No. 49 |
| West | : Agricultural land in Sy. No. 49 |


IN WITNESS WHEREOF the Parties hereto have set their hands to this Special Power of Attorney out of their own free will and consent on the date first above mentioned in the presence of the following witnesses:

WITNESSES:

1. 

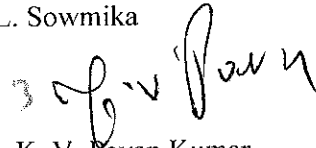


1. L. Santosh Rao


2. 
/



2. L. Sowmika

3. 
K. V. Pavan Kumar.


(Principals)

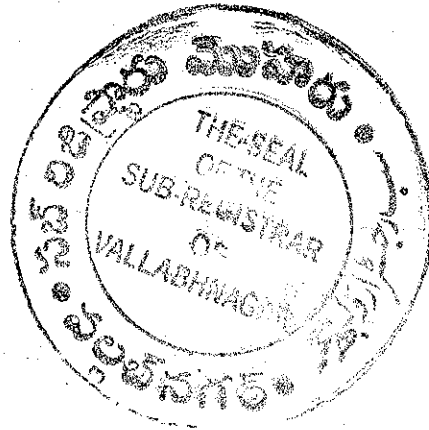

L. Rajeshwar Rao
Attorney

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Signature of Joint SubRegistrar
Vallabh Nagar




आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

LINGAMPALLY SANTHOSH RAO
RAJESHWAR RAO LINGAMPALLY

01/07/1989
Permanent Account Number
AG7PL0071F

Santhosh
Signature




आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

LINGAMPALLY SOWMIKA
RAJESHWAR RAO LINGAMPALLY

05/10/1987
Permanent Account Number
AGTPL0079P

Sowmiika
Signature




INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH

20567/HW/1992
K.V. PAVAN KUMAR
K.S. SANJEEVA RAO
HNO: 30-265/25H3H
GEETHA NAGAR
R.K. PURAM
MALKAJIGIRI
RANGA REDDY - 500056

[Signature]
Signature

[Signature]
Licencing Authority
RTA RANGAREDDY EAST

Issued On: 27/12/2012


आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

C RAMESH
NARSING RAO CHANDRAGIRI

21/07/1979
Permanent Account Number
AKRPR1896C

[Signature]
Signature



Chandragiri

स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ABEPL7208G


नाम / NAME
RAJESHWER RAO LINGAMPELLI

पिता का नाम / FATHER'S NAME
ANANDA RAO LINGAMPELLI

जन्म तिथि / DATE OF BIRTH
01-06-1965

[Signature]
हस्ताक्षर / SIGNATURE

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




ANDHRA PRADESH
DRIVING LICENCE
PLEASE EXCHANGE
YOUR LICENCE
BY 31/03/2014
RANGA REDDY
MALKAJIGIRI
RANGA REDDY - 500056

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Signature of Joint SubRegistrar
Vallabh Nagar

