

ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

నెం. 170 శ్రీమతి / శ్రీ Rahul Bhatta Refy! K. Prabhakar Reddy

ఈ దిగువ ఉదహరించిన దస్తావేజులు మరియు రుసుము పుచ్చుకోవడమైనది.

దస్తావేజు స్వభావము	Sal		vat - 48250	L
దస్తావేజు విలువ	3900000		338884	M.P
స్టాంపు విలువ రూ.	100			
దస్తావేజు నెంబరు	2366/13		4/6	
రిజిస్ట్రేషన్ రుసుము	19500			
లోటు స్టాంపు (T.S.D.)	155900			
GHMC (T.D.)	100			
యాజర్ ఛార్జీలు	58500		82065	
అదనపు షీట్లు	1		5/6	
5 x				
మొత్తం	234000			

(అక్షరాల Ni) రూపాయలు మాత్రమే)

తేది 5/6/13

వాచసు తేది _____

Prabhakar Reddy
 ప్రభాకర్ రిజిస్ట్రారు
 పబ్లిక్ రిజిస్ట్రారు
 కౌన్సిల్

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.

2185 - 20.30.2366/2013

SCANNED



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

AY 102931
B. SRINIVAS
 Licensed Stamp Vendor
 L.No.15-30-006/2002
 RL.No.15-30-009/2011
 H.No.5-81, Nagaram (V)
 Keesara (M) R.R. Dist
 Ph-500083 Cell:9985510658

3265 20/06/2013
 S.No. Date Rs. 100/-
 Sold To Mahender
 S/o R. V. W. Mallesh
 M/s Whom Alpine Estates

SALE DEED

This Sale Deed is made and executed on this 5th day of June 2013 at SRO, Kapra, Ranga Reddy District by:

M/s. ALPINE 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/duly authorized representatives Mr. Rahul B. Mehta, S/o. Late Bharat U. Mehta, aged about 33 years, Occupation: Business and Mr. Yerram Vijay Kumar, S/o. Sri Yerram Shankaraiah, aged about 49 years, Occupation: Business, hereinafter called the "Vendor" (Which expression where the context so permits shall mean and include its successors in interest, nominees, assignees, etc).

AND

M/s. MAYFLOWER HEIGHTS, 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 Mr. Rahul B. Mehta, S/o. Late Mr. Bharat U. Mehta, aged about 33 years, Occupation: Business, and Mr. Yerram Vijay Kumar, S/o. Sri Yerram Shankaraiah, aged about 49 years, Occupation: Business; the partners / authorized representatives of M/s. Alpine Estates who are the agreement of sale cum general power of attorney holders vide document bearing no.4591/07, dated 31.03.2007 registered at SRO, Uppal, herein after referred to as the "Firm"

For ALPINE ESTATES


 Partner

For ALPINE ESTATES


 Partner

IN FAVOUR OF

1. Mr. SANJAY KUMAR PANDA, SON OF Mr. L. K. PANDA, aged about 47 years, Occupation: Service
2. Mrs. ARCHANA PANDA, WIFE OF Mr. SANJAY KUMAR PANDA, aged about 44 years, both are residing at # Flat No. 304, Tejaswini Arcade, West Maredpally, Secunderabad, hereinafter referred to as the "Buyer" (Which expression where the context so permits shall mean and include his/her/their heirs, successors, legal representative, executors, nominee, assignee etc.).

WHEREAS:

- A. The Vendor is the absolute owner and is possessed of all that land forming a part of Sy. No.1/1, (Ac.1-39 Gts.), Sy. No.191 (Ac.2-00) & Sy. No.2/1/1 (Ac.0-12 Gts.), bearing premises no.3-3-27/1, situated at Mallapur Village, Uppal Mandal, R.R. District, admeasuring Ac.4-11 Gts., (hereinafter the said land is referred to as "**THE SCHEDULE LAND**") having purchased the same by virtue of registered Agreement of Sale cum General Power of Attorney with Possession dated 31.03.2007 bearing document no. 4591/07, duly registered at the office of the Sub-Registrar, Uppal, R.R. District executed in favour of the Vendor by the former owners M/s. Mayflower Heights, the Firm herein. The Schedule Land is described more fully and specifically in Schedule A annexed to this Agreement
- B. Originally, the Schedule Land belonged to a partnership firm M/s. Mayflower Heights the Firm herein, having purchased the same by virtue of a registered sale deeds dated 16.09.2006 and 23.09.2006 bearing document nos.15639/06 & 14056/06 respectively, duly registered at the office of the Sub-Registrar, Uppal, R.R. District, executed by its former owners viz., (1) Mrs. M. Geetha, W/o. Mr. N. Krishna Rao and (2) Mrs. M. Suneetha, D/o. M. Venkat Rama Rao, both represented by their General Power of Attorney Holder Mr. M. Venkat Ramana Rao, S/o. Mr. M. Venkat Rama Rao.
- C. The Vendor is in the business of real estate development and on the Scheduled Land is constructing residential apartments consisting of 3 blocks and certain common amenities named as 'MAYFLOWER HEIGHTS'.
- D. The Vendor has obtained the necessary technical approval from HUDA and Kapra Municipality vide permission no. 14013/P4/Plg/H/2006, dated 23/03/2007. In according as per the sanctioned plan in all 280 number of apartments in 3 blocks aggregating to about 3,97,600 sft., along with parking on the stilt floor and other amenities are proposed and agreed to be constructed.
- E. The Buyer is desirous of purchasing a deluxe apartment bearing flat no.415 on the fourth floor, in block no. 'B' having a super built-up area of 1475 sft., (i.e., 1180 sft. of built-up area & 295 sft. of common area) together with undivided share in the scheduled land to the extent of 73.75 sq. yds., and a reserved parking space for one car on the stilt floor admeasuring about 100 sft., in the building known as MAYFLOWER HEIGHTS and has approached the Vendor. Such apartment hereinafter is referred to as Scheduled Apartment.

For ALPINE ESTATES

Partner

For ALPINE ESTATES

Partner

- F. 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 Mayflower Heights. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.
- G. 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.39,00,000/-(Rupees Thirty Nine Lakhs Only) and the Buyer has agreed to purchase the same.
- H. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the deluxe apartment bearing flat no.415 on the fourth floor, in block no. 'B' having a super built-up area of 1475 sq. ft., (i.e., 1180 sq. ft. of built-up area & 295 sq. ft. of common area) in building known as Mayflower Heights, forming part of Sy. Nos. 1/1, 191 & 2/1/1, bearing premises no. 3-3-27/1, situated at Old Village, Mallapur, Uppal Mandal, R.R. District, together with:
- a. Undivided share in scheduled land to the extent of 73.75 sq. yds.
- b. A reserved parking space for one car on the stilt floor admeasuring about 100 sq. ft., forming a part of Sy. Nos. 1/1, 191 & 2/1/1, bearing premises no. 3-3-27/1, situated at Mallapur Village, Uppal 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.39,00,000/-(Rupees Thirty Nine Lakhs Only). The Vendor hereby admits and acknowledges the receipt of the said consideration in the following manner:
- i. Rs.19,75,000/-(Rupees Nineteen Lakhs Seventy Five Thousand Only) paid by way of cheque no. 016599, dated 30.05.2013 drawn on Axis Bank Ltd., issued by Indiabulls Housing Finance Limited.
- ii. Rs.9,78,260/-(Rupees Nine Lakhs Seventy Eight Thousand Two Hundred and Sixty Only) paid by way of cheque no. 016598, dated 30.05.2013 drawn on Axis Bank Ltd., issued by Indiabulls Housing Finance Limited.
- iii. Rs.5,55,000/-(Rupees Five Lakhs Fifty Five Thousand Only) paid by way of cheque no. 570220, dated 20.05.2013 drawn on ICICI Bank, Noida Branch, U. P.,

For ALPINE ESTATES

Partner

For ALPINE ESTATES

Partner

- iv. Rs.2,00,000/-(Rupees Two Lakhs Only) paid by way of cheque no. 570239, dated 15.05.2013 drawn on ICICI Bank, Noida Branch, U. P.,
- v. Rs.1,66,740/-(Rupees One Lakhs Sixty Six Thousand Seven Hundred and Forty Only) paid by way of cheque no. 570224, dated 04.06.2013 drawn on ICICI Bank, Noida Branch, U. P.,
- vi. Rs.25,000/-(Rupees Twenty Five Thousand Only) paid by way of cheque no. 570233, dated 14.05.2013 drawn on ICICI Bank, Noida Branch, U. P.,
2. The Vendor hereby covenants 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.
3. The Vendor further covenants 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.
4. The Vendor has on this day delivered vacant peaceful possession of the Scheduled Apartment to the Buyer.
5. 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.
6. The Vendor hereby covenants 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.
7. The Vendor hereby covenants that the Vendor has 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.
8. 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.

For ALPINE ESTATES



Partner

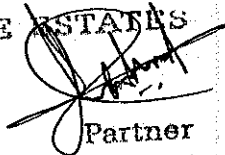
For ALPINE ESTATES



Partner

9. The Buyer do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Mayflower Heights 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 MAYFLOWER HEIGHTS.
 - 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 Mayflower Heights Owners Association that has been / shall be formed by the Owners of the apartments in MAYFLOWER HEIGHTS 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. The Buyer shall pay a sum of Rs. 10,000/- & Rs. 15,000/- for two & three bedroom flats respectively, by way of deposit in favour of the Association / Society towards the corpus fund at the time of taking possession of the completed apartments.
 - 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 MAYFLOWER HEIGHTS, 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.

For ALPINE ESTATES


Partner

For ALPINE ESTATES



Partner

- 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 MAYFLOWER HEIGHTS 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 Apartment 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.
10. Stamp duty and Registration amount of Rs.2,34,000/- is paid by way of challan no. 870675, dated 05.06.2013 drawn on State Bank of Hyderabad, Kushaiguda Branch, Hyderabad.

For ALPINE ESTATES

Partner

For ALPINE ESTATES

Partner

SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT PIECE OF LAND ADMEASURING Ac. 4-11 Gts., forming part of Sy. No. 1/1, (Ac. 1-39 Gts.), Sy. No. 191 (Ac. 2-00) & Sy. No. 2/1/1 (Ac. 0-12 Gts.), bearing premises no. 3-3-27/1, situated at Mallapur Village, Uppal Mandal, R.R. District, are bounded as under:

North By	Sy. No. 2/1/2 (road)
South By	Village
East By	Village
West By	Sy. No. 2/1/1(part), Sy. No. 189, Sy. No. 190 & Sy. No. 191(part)

SCHEDULE 'B'

SCHEDULE OF APARTMENT

All that portion forming a deluxe apartment bearing flat no.415 on the fourth floor, in block no. 'B' admeasuring 1475 sft., of super built-up area (i.e., 1180 sft. of built-up area & 295 sft. of common area) together with proportionate undivided share of land to the extent of 73.75 sq. yds., and a reserved parking space for one car on the stilt floor admeasuring about 100 sft., in the residential apartment named as "Mayflower Heights", forming part of Sy. Nos. 1/1, 191 & 2/1/1, bearing premises no. 3-3-27/1, situated at Old Village, Mallapur, Uppal Mandal, R. R. District marked in red in the plan enclosed and bounded as under:

North By	Staircase & Flat No. 414
South By	Open to Sky & Flat No. 416
East By	Open to Sky
West By	Open to Sky & 6' wide corridor

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. Devali
2. Anton Vasuvar

For ALPINE ESTATES


Partner

For ALPINE ESTATES


Partner

A. Pardekar
S.K. Pardekar
VENDOR
BUYER

ANNEXTURE - 1 - A

1. Description of the Building : DELUXE apartment bearing flat no. 415 on the fourth floor, in block no. 'B' of "Mayflower Heights", Residential Localities, forming part of Sy. Nos. 1/1, 191 & 2/1/1, bearing premises no.3-3-27/1, situated at Old Village, Mallapur, Uppal 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 : New
3. Total Extent of Site : 73.75 sq. yds., U/S Out of Ac. 4-11 Gts..
4. **Built up area Particulars:**
- a) In the Stilt / Ground Floor : 100 sft., Parking space for one car
- b) In the First Floor : -
- c) In the Second Floor : -
- d) In the Third Floor : -
- e) In the Fourth Floor : 1475 sft
- 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. 39,00,000/-

FOR ALPINE ESTATES

[Handwritten Signature]

Partner

FOR ALPINE ESTATES

[Handwritten Signature]

Partner

Date: 05.06.2013

Signature of the Executants

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 ALPINE ESTATES

[Handwritten Signature]
Partner

FOR ALPINE ESTATES

[Handwritten Signature]

Partner

Date: 05.06.2013

Signature of the Executants

[Handwritten Signature]
S. K. Pander

[Handwritten Signature]
A. Pander

REGISTRATION PLAN SHOWING

FLAT NO. 415 IN BLOCK NO. 'B' ON FOURTH FLOOR

BEARING PERMISES NO. 3-3-27/1, IN PROJECT KNOWN AS "MAYFLOWER HEIGHTS"

IN SURVEY NOS.

1/1, 2/1/1 & 191

SITUATED AT

MALLAPUR VILLAGE,

UPPAL

MANDAL, R.R. DIST.

VENDOR:

M/S. ALPINE ESTATES, REPRESENTED BY ITS PARTNERS

1. SRI RAHUL B. MEHTA, SON OF LATE BHARAT U. MEHTA

2. SRI YERRAM VIJAY KUMAR, SON OF SRI YERRAM SHANKARAIHAH

BUYER:

1. MR. SANJAY KUMAR PANDA, SON OF MR. L. K. PANDA

2. MRS. ARCHANA PANDA, WIFE OF MR. SANJAY KUMAR PANDA

REFERENCE:

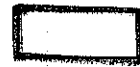
AREA: 73.75

SCALE:

SQ. YDS. OR

INCL:

SQ. MTRS.



EXCL:

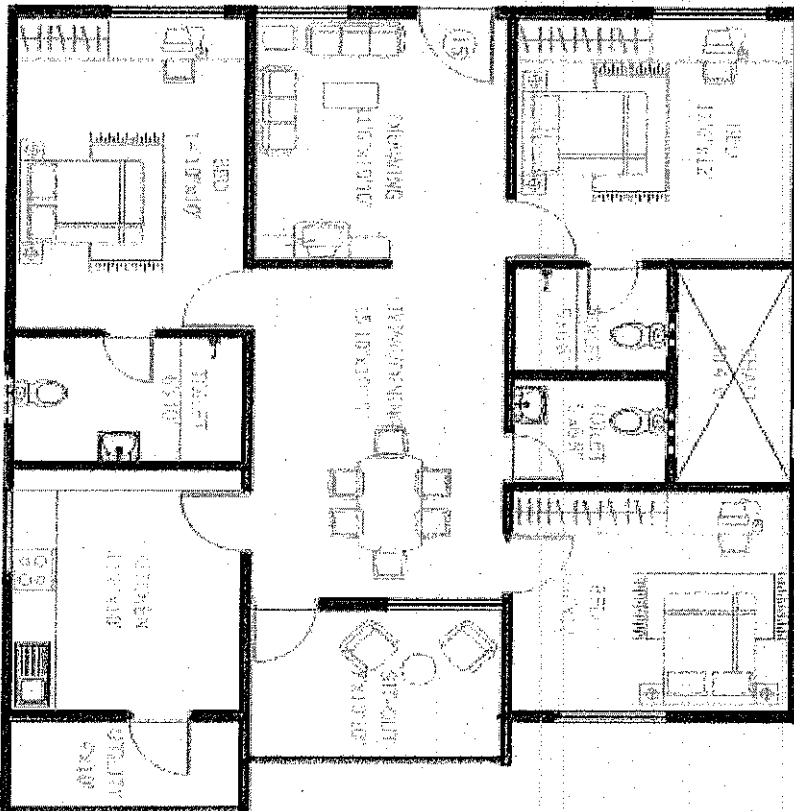


Total Built-up Area = 1475 sft.
Out of U/S of Land = Ac. 4-11 Gts.

Open to Sky & 6' wide corridor



Open to Sky & Flat No. 416



Staircase & Flat No. 414

Open to Sky

For ALPINE ESTATES

[Signature]
Partner

For ALPINE ESTATES

[Signature]
Partner

WITNESSES:

- 1. *[Signature]*
- 2. *[Signature]*

SIGNATURE OF THE VENDOR

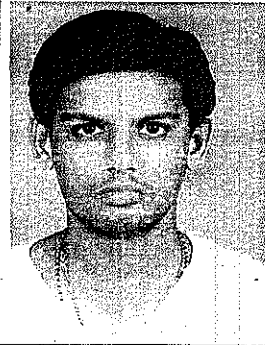
A. Panda
S.K. Panda

SIGNATURE OF THE BUYER

PHOTOGRAPHS AND

**PRINTS AS PER SECTION 32A OF
IN ACT, 1908.**

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



NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT / SELLER / BUYER

VENDOR:

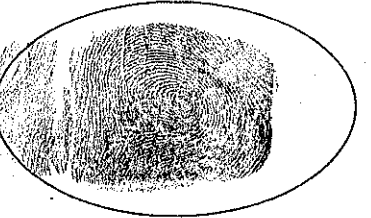
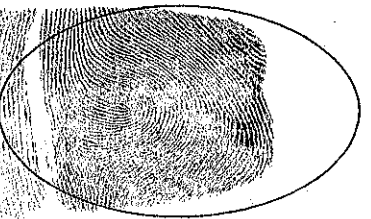
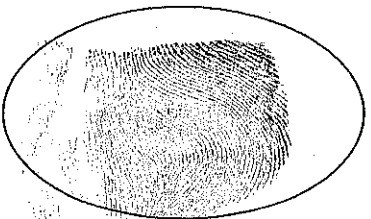
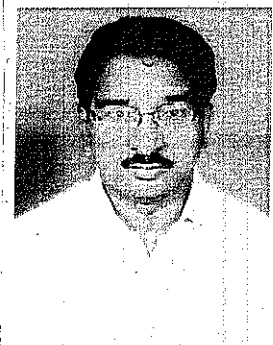
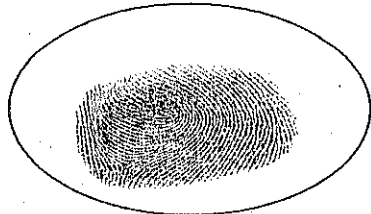
M/S. ALPINE ESTATES
A REGISTERED PARTNERSHIP FIRM
HAVING ITS OFFICE AT 5-4-187/3 & 4
II FLOOR, SOHAM MANSION
M. G. ROAD, SECUNDERABAD - 500 003.
REPRESENTED BY ITS PARTNERS:
1. MR. RAHUL B. MEHTA
S/O. LATE BHARAT U. MEHTA
R/O. PLOT NO. 2-3-577, UTTAM TOWERS
D. V. COLONY, MINISTER ROAD
SECUNDERABAD - 500 003.
2. MR. YERRAM VIJAY KUMAR
SON OF SRI YERRAM SHANKARAI AH
R/O. PLOT NO. 14 & 15
KARTHIK ENCLAVE
DIAMOND POINT
SECUNDERABAD.

SPA FOR PRESENTING DOCUMENTS
VIDE DOC. NO. 169/BK-IV/2007, DT. 03.08.07

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

BUYERS:

1. MR. SANJAY KUMAR PANDA
S/O. MR. L. K. PANDA
R/O. # FLAT NO. 304
TEJASWINI ARCADE
WEST MAREDPALLY
SECUNDERABAD.
2. MRS. ARCHANA PANDA
W/O. MR. SANJAY KUMAR PANDA
R/O. # FLAT NO. 304
TEJASWINI ARCADE
WEST MAREDPALLY
SECUNDERABAD



SIGNATURE OF WITNESSES:

1. *Murali*
2. *Anton Javarrae*

For ALPINE ESTATES

[Signature]
Partner

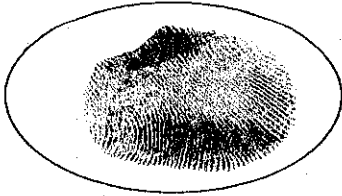
For ALPINE ESTATES

[Signature]
Partner

SIGNATURE OF EXECUTANTS
A. Pandar
S.K. Paul

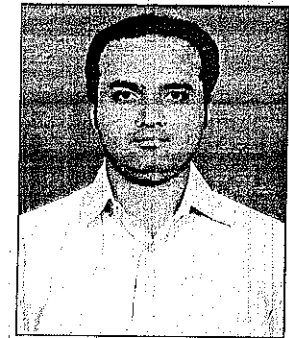
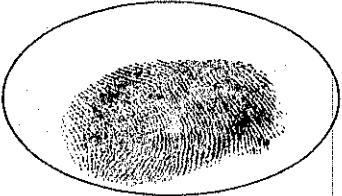
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908.**

SL. NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
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WITNESSES:

1. MR. G. R. MURALI KRISHNA
S/O. MR. G. M. RAMANAND (CAT)
R/O: # 1-5-529/530
BAKARAM, MUSKHEERABAD
HYDERABAD-020.



2. MR. SANTOSH TAKALKAR
S/O. MR. GOVIND TAKALKAR
R/O: # 5-1-234/20
FLAT NO. 004
ARIHANT KUNJ
SUNDER BHAVAN, JAMBAGH
HYDERABAD.

SIGNATURE OF WITNESSES:

1. Murali
2. Santosh Takalkar

For ALPINE ESTATES

[Signature]
Partner

For ALPINE ESTATES

[Signature]
Partner

SIGNATURE OF THE EXECUTANT

[Signature]
S. K. Panda

SIGNATURE OF THE BUYER


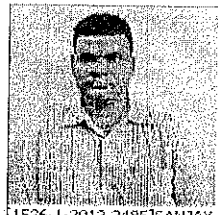




[Signature]
A. Panda

Photographs and FingerPrints As per Section 32A of Registration Act 1908

RegNo/Year: 2485/2013 of SRO:1526 Report Date: 05-JUN-13 05:15 PM

This report prints Photos and FPs of all parties

Execution admitted by (Details of all executants/Claimants of sec 32a):

SI No	Code	Thumb Impression	Signature	Photo	Address
1	CL		<i>S.K. Panda</i>	 [1526-1-2013-2485]SANJAY	SANJAY KUMAR PANDA FLATNO.304 TEJASWINI ARCADE, WEST MARREDPALLY SECB AD
2	CL		<i>A. Panda</i>	 [1526-1-2013-2485]ARCHA	ARCHANA PANDA FLATNO.304 TEJASWINI ARCADE, WEST MARREDPALLY SECB AD
3	EX		<i>K. Prabhakar Reddy</i>	 [1526-1-2013-2485]SPA HC	SPA HOLDER K.PRABHAKAR REDDY 5-4-187/3 & 4 II FLOOR, SOHAM MANSION M.G.ROAD SEC BAD

Identified by

Witness 1

Mudali

Witness 2

Anton Sankar

Photos and TIs
captured by me

B. Prabhakar Reddy
Capture of Photos and TIs
done in my presence

VENDOR:

**INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH**

DRIVING LICENCE
DLRAP01044992006
VIJAYA KUMAR
SHANKARAIHAH
2-2-23
PAN BATAR
SECUNDRABAD

Apprentice
Valid till: 10-02-2005

Issuing Authority
RTA, SECUNDRABAD



Family Members Details

S.No	Name	Relation	Date of Birth	Age
1	Isha	Wife	08/02/84	22

D.P.L. No. 114
BHARAT SCOUTS & GUIDES

MOCE3195/06	Class Of Vehicle	Validity
Non-Transport	LMV,MCWG	18-12-2014
Transport		
Hazardous		
Validity Badge No.		
Reference No.	202931983	
Original LA	RTA SECUNDRABAD	
DOB	17-12-1964	
Blood Gr.		
Date of 1st Issue	13-09-1993	

HOUSEHOLD CARD

Card No : PAPI67881601086
 F.P Shop No : 815
 Name of Head of Household : Mehta. Rahul
 Father/Husband name : Bharat
 Date of Birth : 04/12/1980
 Age : 26
 Occupation : Own Business
 House No. : 2-3-577,401, JITTAM TOWERS
 Street : MINISTER ROAD
 Colony : D.V. COLONY
 Ward : 2
 Circle : Circle VIII
 District : Hyderabad

(Rs.) : 100,000
 No. (1) : 45339/(Dumble)
 No. (1) : Navratna Enterprises POC
 No. (2) : /
 No. (2) : /

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

PRABHAKAR REDDY K
 PADMA REDDY KANDI
 15/01/1974
 Permanent Account Number
 AWSPP8104E

Signature



For ALPINE ESTATES

[Signature]
Partner

For ALPINE ESTATES

[Signature]
Partner

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

BUYER

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटारं:
आयकर पैन सेवा इकाई, एन एस डी एल
तीरथी मंजिल, सफायर चेंबर्स,
बानेर टेलिफोन एक्सचेंज के नजदीक,
बानेर, पुना - 411 045

SANJAY KUMAR PANDA

LAKSHMAN KUMAR PANDA

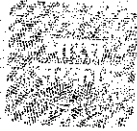
07/07/1965

Permanent Account Number

AEDPP9841D

Signature

S.K. Panda



01022011

If this card is lost / someone's lost card is found,
please inform / return to :

Income Tax PAN Services Unit, NSDL
3rd Floor, Sapphire Chambers,
Near Baner Telephone Exchange,
Baner, Pune - 411 045

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081
e-mail: tininfo@nsdl.co.in

S.K. Panda

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

इस कार्ड के खोने / पाने पर कृपया सूचित करें / लौटारं:
आयकर पैन सेवा इकाई, एन एस डी एल

ARCHANA PANDA

SATYA NARAYAN SAMANTRAY

23/05/1969

Permanent Account Number

AQKPP0792Q

Signature

A. Panda



29012007

पहली मंजिल, टाईन्स टॉवर, कमला मिल्स कंपाउंड, एस. बी. मार्ग,
लोअर परेल, मुंबई - 400 013.

If this card is lost / someone's lost card is found,
please inform / return to :

Income Tax PAN Services Unit, NSDL
1st Floor, Times Tower,
Kamala Mills Compound,
S.B. Marg, Lower Parel, Mumbai - 400 013.

Tel: 91-22-2499 4650, Fax: 91-22-2495 0664
email: tininfo@nsdl.co.in

A. Panda

WITNESS




आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

G. R. MURALI KRISHNA
GADDAM

09/09/1974
Permanent Account Number
AHTPG7842C

[Signature]
Signature



In case this card is lost / found, kindly inform / return to:
Income Tax PAN Services Unit, UHSI
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित करें/ लौटाने :
आयकर पैन सेवा यूनिट, UHSI
प्लॉट नं. 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई-400 614.

[Handwritten signature]



భారత ప్రభుత్వం
Unique Identification Authority of India
Government of India

నమోదు సంఖ్య / Enrollment No. : 1094/50807/60701

To
Santosh Takalkar
 సంతోష్ తక్కర్
 S/O Govind Takalkar
 5-1-234/20
 Jambagh
 opp. hotel tarak
 Jambagh
 Nampally
 Putlibowli, Hyderabad
 Andhra Pradesh - 500095

24/10/2011



మి ఆధార్ సంఖ్య / Your Aadhaar No. :

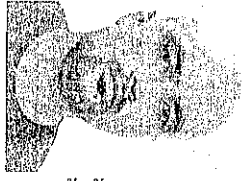
4744 3456 0366

ఆధార్ - సామాన్యుని హక్కు



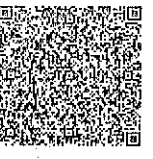
భారత ప్రభుత్వం
 GOVERNMENT OF INDIA

సంతోష్ తక్కర్
 Santosh Takalkar



పుట్టిన సంవత్సరం/Year of Birth: 1981
 పురుషుడు / Male

4744 3456 0366



భారత ప్రభుత్వం - సామాన్యుని హక్కు

Santosh Takalkar

సమాచారం

- ఆధార్ గుర్తింపుకు భవీకరణ, పౌరసత్వానికి కాదు.
- గుర్తింపుకు భవీకరణ ఆన్లైన్ ఆధారితకేన్ ద్వారా పొందవచ్చు.

INFORMATION

- Aadhaar is proof of identity, not of citizenship.
- To establish identity, authenticate online.

ఆధార్ దేశమంతటా అమోచించబడుతుంది.
 ఆధార్ భవిష్యత్తులో ప్రభుత్వ మరియు ప్రభుత్వేతర సేవలు అందించేయడంలో సహాయపడుతుంది.
 Aadhaar is valid throughout the country.
 Aadhaar will be helpful in availing Government and Non-Government services in future.



భారత ప్రభుత్వం - సామాన్యుని హక్కు
 UNIQUE IDENTIFICATION AUTHORITY OF INDIA

విమానాశ్రమం గోవింద తక్కర్
 5-1-234/20, జమ్మిమ్మ, జమ్మి నోబిల్ రోడ్
 జమ్మిమ్మ, పాంబలి, హైదరాబాద్
 ఆధార సంఖ్య: 500095

Address: S/O Govind
 Takalkar 5-1-234/20
 Jambagh, opp hotel tarak,
 Jambagh, Nampally,
 Putlibowli, Hyderabad,
 Andhra Pradesh, 500095

1617
 info@uidai.gov.in



For ALPINE ESTATES

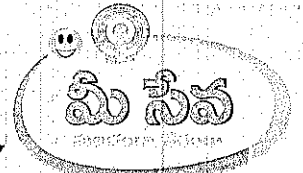
[Handwritten Signature]
Partner

For ALPINE ESTATES

[Handwritten Signature]
Partner



**GOVERNMENT OF ANDHRA PRADESH
REGISTRATION AND STAMPS DEPARTMENT
STATEMENT OF ENCUMBRANCE ON PROPERTY**



App No : 111916

MeeSeva App No : ECM06349162
00BB 91456417

Date : 12-Jun-13

Statement No : 1787145

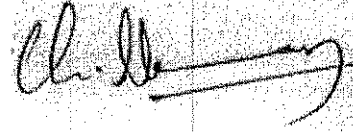
Sri/Smt.: SANJAY KUMAR PANDA : having searched for a statement giving particulars of registered acts and encumbrances if any, in respect of the under mentioned property
VILLAGE: MALLAPUR ,House No: , 3-3-27/1, Flat No: 415 ,Apartment: MAYFLOWER HEIGHTS ,Ward : 3-Block : 3 VILLAGE: MALLAPUR ,Survey No : ,1/1,191/2/1/1, East: OPEN TO SKY West: OPEN TO SKY & 6 WIDE ROAD South: OPEN TO SKY & FLATNO.416 North: STAIRCASE & FLAT NO 414

A search is made in the records of SRO(s) of KAPRA relating there to for 6 years from 10-01-2007 To 10-06-2013 for acts and encumbrances affecting the said property and that on such search the following acts and encumbrances appear

S.No	Description of property	Reg. Date Exec. Date Pres. Date	Nature & Mkt Value Con. Value	Name of Parties Executant(EX) & Claimants(CL)	Vol/Bg No CD No Doct No /Year (Schedule No)
1 33	VILL/COL: MALLAPUR/MALLAPUR OLD VILLAGE W-B: 3-3 SURVEY: 1/1PART 191/PART 2/1/1PART HOUSE: 3-3-27/1 APARTMENT: MAYFLOWER HEIGHTS FLAT: 415 EXTENT: 73.75SQ.Yds BUILT: 1575SQ. FT Boundires: [N]: STAIRCASE & FLAT NO 414 [S] OPEN TO SKY & FLATNO.416 [E]: OPEN TO SKY [W]: OPEN TO SKY & 6' WIDE ROAD This document Link Doct,Link Doct,Link Doct 1526, 4591/2007 of SRO 1507;14056/2006 of SRO 1507;15639/2006 of SRO 1507;/ 2006	(R) 05-06-2013 (E) 05-06-2013 (P) 05-06-2013	0101 (Sale Deed) Mkt.Value:Rs. 3900000 Cons.Value:Rs. 3900000	1..1.(EX)M/S ALPINE ESTATES REP BY RAHUL B.MEHTA 2.(EX)M/S MAYFLOWER HEIGHTS REP BY RAHUL B.MEHTA 3.(EX)M/S ALPINE ESTATES REP BY YERRAM VIJAY KUMAR 4.(EX)M/S MAYFLOWER HEIGHTS REP BY YERRAM VIJAY KUMAR 5.(EX)SPA HOLDER K.PRABHAKAR REDDY 6.(CL)SANJAY KUMAR PANDA 7.(CL)ARCHANA PANDA	0/0 2366/ 2013 [1] of SROKAPRA
2 33	VILL/COL: MALLAPUR/MALLAPUR W-B: 0-0 SURVEY: 2/1/1 EXTENT: 12 Guntas Boundires: [N]: SY NO 2/1/2 (ROAD) [S] SY NO 1/1 [E]: VILLAGE [W]: SY NO 1/1 This document Link Doct,Link Doct 1507, 14056/2006 of SRO 1507;15639/2006 of SRO 1507;/ 2006	(R) 10-04-2007 (E) 31-03-2007 (P) 07-04-2007	0111 (AGREEMENT OF SALE CUM GPA) Mkt.Value:Rs. 1350000 Cons.Value:Rs. 1350000	1..1.(EX)M/S.MAYFLOWER HEIGHTS 2.(CL)M/S.ALPINE ESTATES	0/0 CD_Volume 362 4591/ 2007 [2] of SROUPPAL
3 33	VILL/COL: MALLAPUR/MALLAPUR W-B: 0-0 SURVEY: 1/1 191/PART EXTENT: 159 Guntas Boundires: [N]: SY NO 2/1/2 (ROAD) [S] VILLAGE [E]: SY NO 2/1/1 & VILLAGE [W]: SY NO 2/1/1, 189, 190 AND THE BALANCE PART OF SY NO 191 This document Link Doct,Link Doct 1507, 14056/2006 of SRO 1507;15639/2006 of SRO 1507;/ 2006	(R) 10-04-2007 (E) 31-03-2007 (P) 07-04-2007	0111 (AGREEMENT OF SALE CUM GPA) Mkt.Value:Rs. 17887500 Cons.Value:Rs. 17887500	1..1.(EX)M/S.MAYFLOWER HEIGHTS 2.(CL)M/S.ALPINE ESTATES	0/0 CD_Volume 362 4591/ 2007 [1] of SROUPPAL

Note: This is a Digitally Signed Certificate, does not require physical signature. And this certificate can be verified at <http://www.meeseva.gov.in/> by furnishing the application number mentioned in the Certificate.

Certified By



Name: CH. Ashok Kumar
Designation: SUB
REGISTRAR
SRO: KAPRA

Note: This is a Digitally Signed Certificate, doesnot require physical signature. And this certificate can be verified at <http://www.mecseva.gov.in/> by furnishing the application number mentioned in the certificate.