

ORIGINAL

6490

దస్తావేజాలు మరియు రుసుముల రశీదు

E-2/12

నెం.

శ్రీమతి / శ్రీ

Sandeep shah

E-9/12

ఈ దిగువ ఉదహరించిన దస్తావేజాలు మరియు రుసుము పుచ్చుకోవడమైనది.

దస్తావేజ స్వభావము	Sale				
దస్తావేజ విలువ	2600000			Choolyally House	
స్టాంపు విలువ రూ.	100				
దస్తావేజ నెంబరు	10/2016				
రిజిస్ట్రేషన్ రుసుము	13000	R/F			
లోటు స్టాంపు (D.S.D.)	10390			DD NO. 063143 3/12/15	
GHMC (T.D.)				Axis Bank	
యాజర్ ఛార్జీలు	39000			Sec Bank	
అదనపు షీట్లు	100				
5 x .....					
మొత్తం	156000				

RETURN  
SUB-REGISTRAR  
UPPAL

(అక్షరాల)

తేది 2/1/16

రూపాయలు మాత్రమే)

Signature

వాపసు తేది

SUB-REGISTRAR

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.

N



C.S.  
2

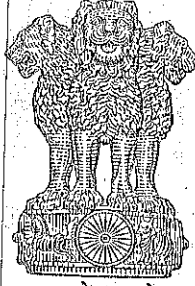
10/2016

ACU  
12

भारतीय गैर न्यायिक

एक सौ रुपये

₹. 100



सत्यमेव जयते

Rs. 100

ONE  
HUNDRED RUPEES

भारत INDIA

INDIA NON JUDICIAL

తెలంగాణ తెలంగాణ TELANGANA

Date: 07/12/2016, 11:47 AM

Serial No: 7,421

Denomination: 211952

Purchased By:  
SANDEEP SHAH  
S/O. DR. L.G. ROHIT  
R/O. BANJARAHILLS, HYDERABAD

For Whom  
\*\*SELF & OTHERS\*\*

Sub Registrar  
Ex. Office Stamp Vendor  
SRO Malgaon

SALE DEED

This Sale Deed is made and executed on this the 9<sup>th</sup> day of December 2015 at S.R.O., UPPAL, Ranga Reddy District by and between:

1. Shri. Sandeep Shah, Son of Dr. L. G. Rohit, aged about 54 years, Occupation: Business, resident of # 8-2-402/2, Road No. 5, Banjara Hills, Hyderabad.
2. Dr. L. G. Rohit, Son of Govardhan Das, aged about 85 years, Occupation: Business, resident of # 8-2-402/2, Road No. 5, Banjara Hills, Hyderabad.
3. Shri. Amar V. Shah, Son of Shri. V. N. Shah, aged about 53 years, Occupation: Business, resident of # 'SHUBHAM', Plot No.25, Temple Rock Enclave, Tadbund, Secunderabad.
4. Smt. Meera A. Shah, Wife of Shri. Amar V. Shah, aged about 46 years, Occupation: Housewife, resident of 'SHUBHAM', Plot No.25, Temple Rock Enclave, Tadbund, Secunderabad.

*Sandeep Shah*

*Laxmi Rohit*

*Amar Shah*

*Meera Shah*

*Meera Shah*

*Meera Shah*

*Meera Shah*

FOR MEHTA & MODI HOMES  
*Harsh Mehta*  
Partner

*Sandeep & Parvathi*

*Meera*

*Harsh Mehta*

**Presentation Endorsement:**

Presented in the Office of the Joint Sub-Registrar, Uppal along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 13000/- paid between the hours of \_\_\_\_\_ and \_\_\_\_\_ on the 02nd day of JAN, 2016 by Sri K.Prabhakar Reddy

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

SI No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 K PRABHAKAR REDDY [R] [1507-1-2016-2]	K PRABHAKAR REDDY (R) REDDY (R) RAKESH NASALWAI . MADHUSUDHAN RAO 5-4-187/3&4, 2ND FLOOR, SOHAM MANSION, M G ROAD, SEC'BAD.	
2	CL		 K. PRABHAKAR REDDY [1507-1-2016-2]	K. PRABHAKAR REDDY (R) REDDY (R) SWAPNA NIDUGURTHI . RAKESH NASALWAI 5-4-187/3&4, 2ND FLOOR, SOHAM MANSION, M G ROAD, SEC'BAD.	
3	EX		 K. PRABHAKAR REDDY (G) [1507-1-2016-2]	K. PRABHAKAR REDDY (GPA/SPA) S/O. K PADMA REDDY 5-4-187/3 & 4, 2ND FLOOR., SOHAM MANSION, M G ROAD, SEC'BAD.	

**Identified by Witness:**

SI No	Thumb Impression	Photo	Name & Address	Signature
1		 [1507-1-2016-2] WITNESS	CH. RAMESH R/O. KAVADIGUDA HYD	
2		 KUMAR GAURAV: 02/01 [1507-1-2016-2]	KUMAR GAURAV R/O. SAINAIK PURI SEC BAD	

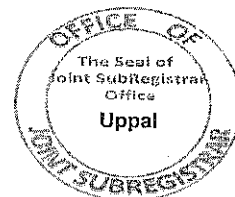
02nd day of January, 2016

Signature of Joint Sub Registrar 16  
Uppal

Bk-1, CS No 2/2016 & Doct No 1D-1/-  
2016  
Sheet 1 of 15  
Joint Sub Registrar 16  
Uppal



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5. Shri. Ajit V. Shah, Son of Shri. V. N. Shah, aged about 52 years, Occupation: Business, resident of # "SHUBHAM", Plot No.25, Temple Rock Enclave, Tadbund, Secunderabad.
6. Smt. Meeta A. Shah, Wife Shri. Ajit V. Shah, aged about 48 years, Occupation: Housewife, resident of # 'SHUBHAM', Plot No.25, Temple Rock Enclave, Tadbund, Secunderabad.
7. Shri. Pritesh Rajesh Kotak, Son of Shri. Rajesh C. Kotak, aged about about 25 years, resident of # 1-8-54/12'P3, Venkat Rao Nagar Colony, Secunderabad.
8. Smt. Rashmi R. Kotak, Wife of Shri. Rajesh C. Kotak aged about 49 years, Occupation: Housewife, resident of # 1-8-54/12'P3, Venkat Rao Nagar Colony, Secunderabad.
9. Smt. Saroj. S. Parikh, Wife of Late Shashikanth S. Parikh, aged 49 years, Occupation Housewife, resident of # 1-10-98/6, Dwarakadas Co-op. Society, Begumpet, Hyderabad.
10. Smt. Neema B. Parikh, Wife of Shri. Bhavesh S. Parikh, aged about 35 years, Occupation: Business, resident of # 1-10-98/41, Dwarakadas Co-op. Society, Begumpet, Hyderabad.
11. Shri. Mitesh K. Parikh, Son of Krishna Kant S. Parikh, aged about 24 years, Occupation: Service, resident of # 1-10-98/41, Dwarakadas Co-op. Society, Begumpet, Hyderabad, rep by its GPA Holder Mr. Krishnakanth S. Parikh, S/o. Shri. Shantilal T. Parikh, aged about 55 years, resident of 1-10-98/41, Dwarakadas Co-op. Society, Begumpet, Hyderabad.
12. Shri. Harsh J. Baldev, Son of Jitendra Baldev, aged about 22 years, resident of 124, Jeera, Secunderabad., hereinafter referred to as the "Vendors" and severally as Vendor no.1, Vendor no.2, Vendor no.3, Vendor no.4, Vendor no.5, Vendor no.6, Vendor no.7, Vendor no.8, Vendor no.9, Vendor no.10, Vendor no.11 and Vendor no.12 respectively.

AND

M/s. MEHTA & MODI HOMES, a partnership firm having its office at 5-4-187/3 & 4, II floor, Soham Mansion, M. G. Road, Secunderabad – 500 003, represented by its Partner Shri Soham Modi, Son of Sri Satish Modi, aged about 45 years, Occupation: Business, hereinafter referred to as the 'Builder'

INFAVOUR OF

1. Mrs. Swapna Nidugurthi, Wife Mr. Rakesh Nasalwai, aged about 28 years, Occupation: Service
2. Mr. Rakesh Nasalwai, Son of Mr. Madhusudhan Rao aged about 30 years, Occupation: Service both are residing at Flat No. 26, H. No. 10-1-109/1, Prathibha Nivas, Trimurthy Colony, Saroor Nagar Hyderabad - 500 035., hereinafter referred to as the 'Vendee'. The terms Vendors and Vendee shall mean and include its successors in interest, administrators, executors, nominees, assignees, heirs, legal representatives, etc.

*Audrey Shah*

*Rashmi R. Kotak*

*Rajesh C. Kotak*

*Meeta A. Shah*

*Saroj S. Parikh*

*Neema B. Parikh*

*Mitesh K. Parikh*

**For MEHTA & MODI HOMES**

*[Signature]*  
Partner

*Saroj S. Parikh*

*Neema*

*Harsh J. Baldev*

Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.						
Description of Fee/Duty	In the Form of					
	Stamp Papers	Challan u/S 41 of IS Act	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	Total
Stamp Duty	100	0	0	0	103900	104000
Transfer Duty	NA	0	0	0	39000	39000
Reg. Fee	NA	0	0	0	13000	13000
User Charges	NA	0	0	0	100	100
<b>Total</b>	<b>100</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>156000</b>	<b>156100</b>

Rs. 142900/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 13000/- towards Registration Fees on the chargeable value of Rs. 2600000/- was paid by the party through DD No .63143 dated ,31-DEC-15 of ,AXIS BANK LTD/SECUNDERABAD

Date  
02nd day of January,2016

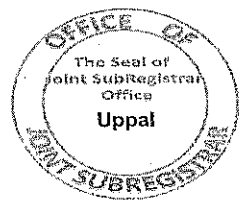
*(Signature)*  
Signature of Registering Officer  
Uppal

12 Pausha - 1937SE

Bk - 1, CS No 2/2016 & Doct No 10-1/- *(Signature)*  
 Joint SubRegistrar/16  
 Sheet 2 of 15  
 Uppal  
 2016

1వ పుస్తకము 2016 సం. 1937 శ. శ. పు. 10-1-...  
 నెంబరుగా రిజిస్టరు చేయబడి స్టాంప్ నిమిత్తం  
 గుర్తింపు నెంబరు 1537-1-... 2016 జనవరి 02 న  
 2016 సం. 12 పౌష 2 వ తేదీ

*(Signature)*  
 జాయింట్ సబ్-రిజిస్ట్రార్-16  
 ఉప్పల్



**WHEREAS:**

- A) The Vendors herein were the absolute owners, possessors and in peaceful enjoyment of the land forming survey no.74 (Ac.1-23 Gts.) and Sy. No.75 (Ac.1-22 Gts.) situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District admeasuring about Ac.3-05 Gts. by virtue registered sale deed bearing document no. 3111/07 dated 5.3.07 registered at SRO, Uppal.
- B) The total land admeasuring Ac.3-05 Gts., in survey no.74 (Ac.1-23 Gts.) and Sy. No.75 (Ac.1-22 Gts.), situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District is hereinafter referred to as the Scheduled Land and is more particularly described at the foot of the document.
- C) The Vendors purchased the Scheduled Land for a consideration from its previous Owners, possessors and pattedars namely:
- Shri. Samala Janga Reddy, Son of Late Shri Samala Chinna Yadaiah
  - Smt. V. Susheela, Wife of V. V. Subba Rao,
  - Sri Anand S. Mehta, son of Shri Suresh U. Mehta
  - Smt. Chamarty Naga Bala Tripura Sundari W/o. Shri Ch. Ganapathi Prasad
  - Shri. G. Rama Krishna Reddy, son of Shri. G. R. Reddy
  - Shri M. Vijayaram Mohan Rao, son of Shri M. Venkateswar Rao
  - Shri Sajja Venkateswara Rao, son of Shri Subba Rao
  - Shri Boddu Srinivasa Rao, son of Shri B. Amaralingam
  - Shri Sekharam Seri, son of Late Shri. Venkaiah
- D) The Vendors herein have entered into a Development Agreement dated 30.04.2007 with the M/s. Mehta & Modi Homes (hereinafter referred to as the 'Developer') to develop their land admeasuring about Ac.3-05 gts., as per the terms and conditions contained in the Development Agreement registered as document no. 7827/07, dated 30.04.2007 at the S.R.O. Uppal. In pursuance of the said Development Agreement the Vendors have executed a GPA in favour on Developer bearing document no. 12150/12 dated 22.08.2012 and registered at SRO, Uppal.
- E) The Developer is desirous of developing the Scheduled Land by constructing independent bungalows thereon and has obtained a permit for construction on the Scheduled Land admeasuring about Ac.-3-05.Gts from GHMC / HUDA in file no. 0149/CSC/TP1/2008, Permit no. 5/69 dated 18.12.08 for developing the Scheduled Land into a gated community consisting of 44 villas/bungalows each having divided share of land (plot of land) along with common amenities like roads, drainage, electric power connection, clubhouse, landscape areas, etc. The Scheduled Land as per sanction shall be made into 44 villas/bungalows along with divided share of land bearing nos. 1 to 44. Hereinafter, the said villas/bungalows along with divided share of land shall be referred to as plot no. 1, plot no. 2, plot no. 3 as on.

*[Handwritten signatures]*

*[Handwritten signatures]*

*[Handwritten signature]*

*[Handwritten signature]*

FOR MEHTA & MODI HOMES

Partner

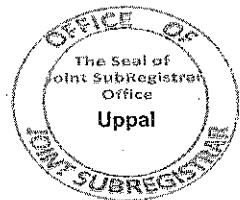
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Sheet 3 of 15 Joint SubRegistrar's  
2016 Uppal



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- F) As per the terms of the Development Agreement, the Vendors and the Developer have agreed to share the proposed developed plots along with construction thereon. Broadly the Vendors shall be entitled to 13 villas and the Developer shall be entitled to 31 villas along with the divided plots of land.
- G) Accordingly, the Vendors have executed a General Power of Attorney in favour of the Developer vide document no. 204/BK-IV/10, dated 18.7.10 registered at SRO, Uppal, for the Vendor's share of plots/bungalows/villas/houses.
- H) After the death of Smt. Sarojini.L. Rohit on 10.01.2012 and in pursuance of her Will dated 26.09.2010 Vendor no. 1 and Vendor no. 2 being her son and husband respectively became the Owners of her share in the Schedule Land and rights under the said Development Agreement.
- I) The Vendor No. 11 i. e, Shri. Mitesh K. Parikh have executed GPA in favour of Krishna Kant S. Parikh to sign the sale deed or agreements in favour of the prospective purchasers or their nominees, receive the consideration money, to present the deed or deeds duly executed by him in favour of the prospective purchasers or their nominees before the concern registering office, admit execution and receipt of consideration and procure the registered deeds.
- J) By virtue of the above documents, the Developer / Vendor has absolute rights to develop the Scheduled Land and they are absolutely entitled to sell their share of plots/villas/houses.
- K) The Builder at the request of the Vendor and Vendee are joining in execution of this agreement so as to assure perfect legal title in favour of the Vendee and to avoid in future any litigations
- L) The proposed project of development on the entire Scheduled Land is styled as 'Villas at Silver Creek'.
- M) The Vendee is desirous of purchasing a plot of land bearing no. 33 admeasuring 173 sq. yds., along with semi-finished construction having a total area of 1849 sft., (built-up area 1620 sft + terrace area 93 sft + portico area 136 sft), hereinafter referred to as the 'Scheduled Plot', forming part of the Scheduled Land, for a consideration of Rs. 26,00,000/- (Rupees Twenty Six Lakhs Only) and the Vendor is desirous of selling the same on the following terms and conditions:

*Sandeep Shah*

*Vandini Khur*

*Anurag Mehta*

*M/S Laksh*

*Anurag Mehta*

*Meeta Shah*

For MEHTA & MODI HOMES

*[Signature]*  
Partner

*Saraj S. Parikh*

*Neha*

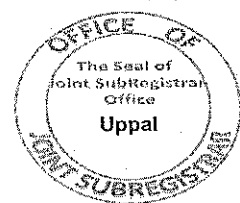
*[Signature]*

*Hansraj*

Bk-1, CS No 2/2016 & Doct No 10-1-15 *Price*  
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Uppal  
*2016*



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

1. The Vendors do hereby convey, transfer and sell the Plot No. 33, admeasuring 173 sq. yds., along with semi-finished construction having a total area of 1849 sft., (built-up area 1620 sft + terrace area 93 sft + portico area 136 sft) forming part of Sy. No.74 & 75, Cherlapally Village, Ghatkesar Mandal, R. R. District 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.26,00,000/- (Rupees Twenty Six Lakhs Only). The Vendor hereby admit and acknowledge the receipt of the said consideration in the following manner:
  - i. Rs.6,50,000/-(Rupees Six Lakhs Fifty Thousand Only) paid by way banker cheque no.508642, dated 04.12.2015 issued by State Bank of India, Hyderabad Airport Branch, Hyderabad in favour of Mr. Sandeep L. Shah, the vendor no.1, herein.
  - ii. Rs.6,50,000/-(Rupees Six Lakhs Fifty Thousand Only) paid by way banker cheque no.508643, dated 04.12.2015 issued by State Bank of India, Hyderabad Airport Branch, Hyderabad in favour of Mrs. Meeta A. Shah, the vendor no.6, herein.
  - iii. Rs.6,50,000/-(Rupees Six Lakhs Fifty Thousand Only) paid by way banker cheque no.508644, dated 04.12.2015 issued by State Bank of India, Hyderabad Airport Branch, Hyderabad in favour of Mrs. Saroj S. Parikh, the vendor no.9, herein.
  - iv. Rs.6,50,000/-(Rupees Six Lakhs Fifty Thousand Only) paid by way banker cheque. no.508641, dated 04.12.2015 issued by State Bank of India, Hyderabad Airport Branch, Hyderabad in favour of Mr. Harsh J. Baldev, the vendor no.12, herein.
2. The Vendor hereby covenant that Scheduled Property 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 Property.
3. The Vendors further covenant that the Schedule Property is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby given warranty of title. If any claim is made by any person either claiming through the Vendors or otherwise in respect of the Scheduled Property it shall be the responsibility of the Vendors alone to satisfy such claims. In the event of Vendee being put to any loss on account of any claims on the Scheduled Property, the Vendors shall indemnify the Vendee fully for such losses.
4. The Vendors have this day delivered vacant peaceful possession of Scheduled Property to the Vendee.
5. The Vendors hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate Scheduled Property unto and in favour of the Vendee in the concerned departments.
6. The Vendors hereby covenant that the Vendors have paid all taxes, cess, charges to the concerned authorities relating to Scheduled Property 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.

*Sandeep Shah* *Meeta Shah*

*Harsh J. Baldev*

*M. J. Shah*  
FOR MEHTA & MODI HOMES  
*Harsh Baldev*  
Partner

*Meeta Shah*

*Meeta Shah*

*Harsh J. Baldev*

*Sandeep Shah* *Meeta Shah*



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Uppal

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**SCHEDULED PLOT**

ALL THAT PIECE AND PARCEL OF BUNGALOW on bearing Plot No. 33 admeasuring about 173 sq. yds., along with semi-finished construction having a total area of 1849 sft., (built-up area 1620 sft + terrace area 93 sft + portico area 136 sft) in the project known as 'Villas at Silvercreek' forming part of Sy. Nos. 74 & 75, situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto and bounded on:

North	Plot No. 32
South	Plot No. 34
East	Plot No. 41
West	30' 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. 

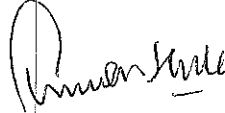
2. Kumar Chandrav




1. Sandeep Shah



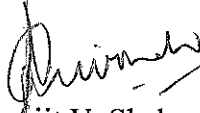
2. Dr. L. G. Rohit



3. Amar V. Shah



4. Meera A. Shah

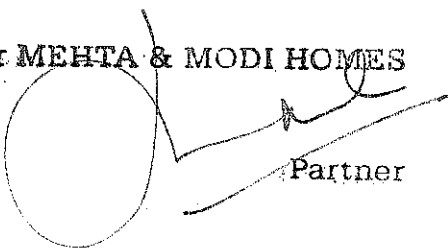


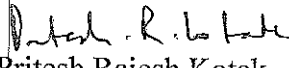
5. Ajit V. Shah



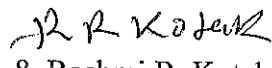
6. Meeta A. Shah

For MEHTA & MODI HOMES

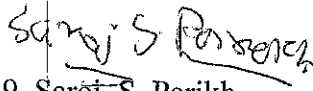
  
Partner



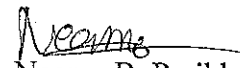
7. Pritesh Rajesh Kotak



8. Rashmi R. Kotak



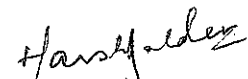
9. Saroj S. Parikh



10. Neema B. Parikh




11. Mitesh K. Parikh



12. Harsh J. Baldev

(VENDORS)



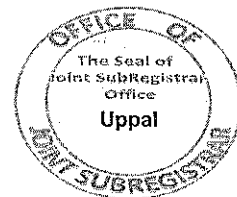


VENDOR

Bk-1, CS No 2/2016 & Doct No 1D-1 *Pine*  
-2016 Sheet 6 of 15 Joint SubRegistrar16  
Uppal



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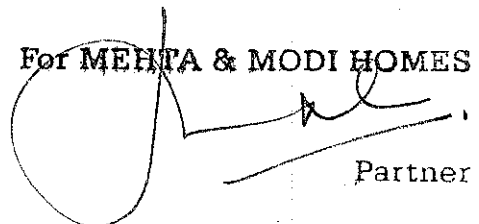
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ANNEXTURE-1-A

1. Description of the Building : All that piece and parcel of bungalow on bearing plot no. 33, in the project known as "villas at silvercreek" forming part of Sy. Nos. 74 & 75, situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District
- (a) Nature of the roof : R. C. C. (Ground Floor + First Floor)
- (b) Type of Structure : Framed Structure
2. Age of the Building : Under Construction
3. Total Extent of Site : 173 sq. yds.
4. Built up area Particulars:
- a) Portico & Terrance Area : 229 Sft
- b) In the Ground Floor : 810 Sft
- c) In the First Floor : 810 Sft
- Total Built up Area :** 1849 Sft
5. Annual Rental Value : ---
6. Municipal Taxes per Annum : ---
7. Executant's Estimate of the MV of the Building : Rs. 26,00,000/-

*Sandeep Mah*  
*Vasanth Kumar*  
*Anand Kumar*  
*Mohit*

*Meeta Ashah*

For **MEHTA & MODI HOMES**  
  
Partner

Signature of the Executants

Date: 09.12.2015

*Meeta Ashah*  
*Anand Kumar*  
*Handwritten signature*

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.

*Sandeep Mah* *Vasanth Kumar*

*Anand Kumar*

*Handwritten signature*

*Meeta Ashah*

*Sandeep Mah*  
*Handwritten signature*

Date: 09.12.2015

*Handwritten signature*

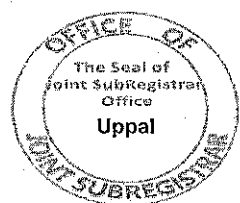
*Handwritten signature*  
Signature of the Executants

*Handwritten signature*  
*Handwritten signature*

Bk-1, CS No 2/2016 & Doct No 10-1  
-2016 Sheet 7 of 15 Joint SubRegistrar16  
Uppal



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**REGISTRATION PLAN SHOWING**

PLOT NO.83, FORMING A PART

**IN SURVEY NOS.**

74 & 75 IN THE PROJECT KNOWN AS "VILLAS AT SILVER CREEK"

**SITUATED AT**

CHERLAPALLY VILLAGE,

GHATKESAR

**MANDAL, R. R. DIST.**

**VENDOR:**

SHRI. SANDEEP SHAH, SON OF DR. L. G. ROHIT AND OTHERS

**BUYERS:**

MRS. SWAPNA NIDUGURTHI, WIFE OF RAKESH NASALWAI & OTHERS

**REFERENCE:**

**AREA:**

173

**SCALE:**

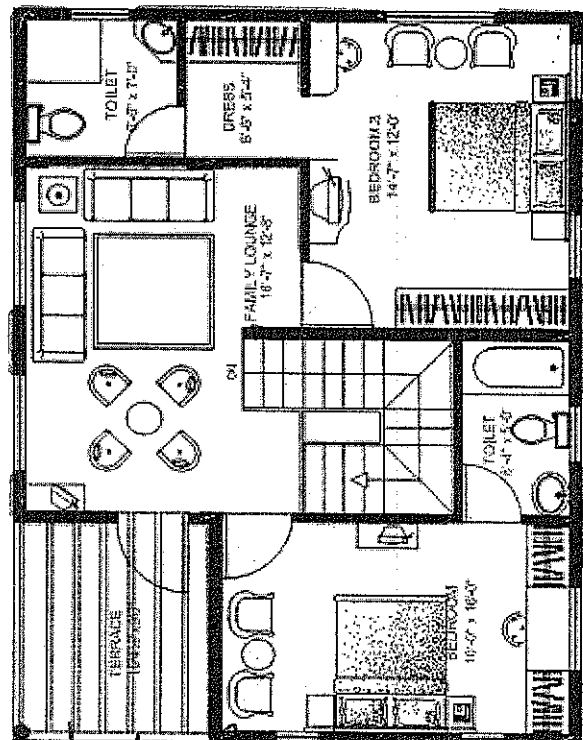
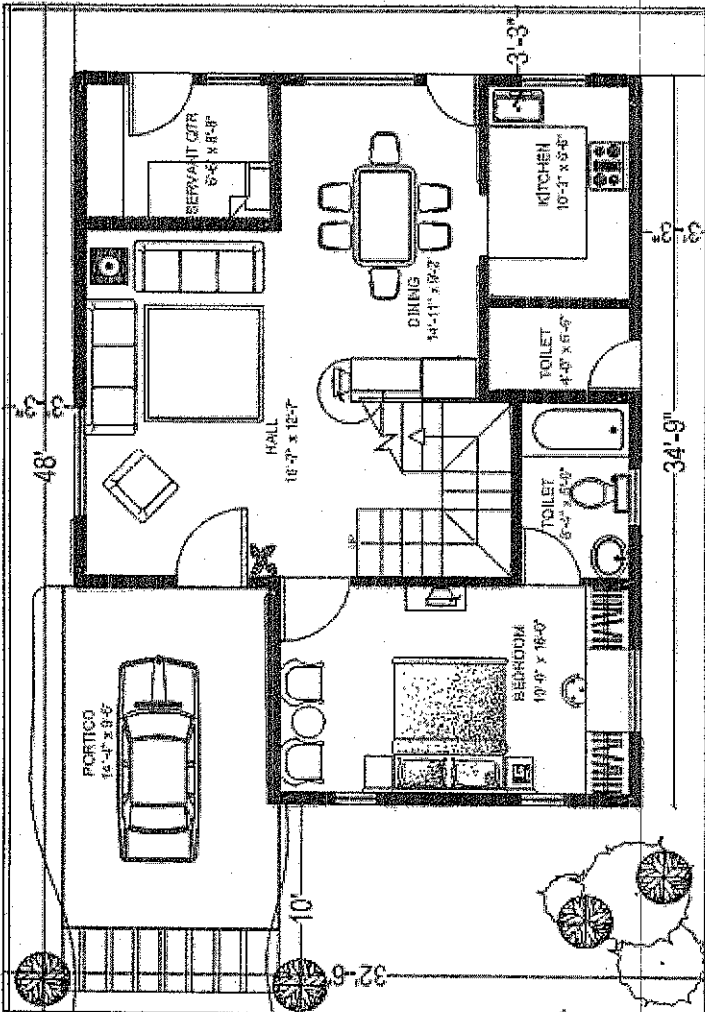
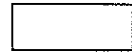
SQ. YDS.

**INCL:**

SQ. MTRS.



**EXCL:**



**GROUND FLOOR**

**FIRST FLOOR**

AREA OF GROUND FLOOR : 810.00 SFT.

AREA OF FIRST FLOOR : 810.00 SFT.

TOTAL BUILT UP AREA : 1620.00 SFT.

TERRACE AREA : 93.00 SFT.

PORTICO : 136 SFT

**WITNESSES:**

1.

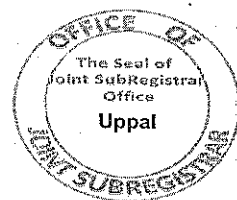
2.

*Handwritten signatures and names:*  
 Sudesh Shah, Karan Mehta, Pravin Mehta, Rakesh Nasalwai, Swapna Nidugurthi, R. R. Kosek, Partner, SIG. OF THE VENDOR, SIG. OF THE BUYER.  
 Other names visible: Sankar, Pravin, Mehta, Rakesh, Swapna, R. R. Kosek, Partner, SIG. OF THE VENDOR, SIG. OF THE BUYER.

Bk-1, CS No 2/2016 & Doct No 10-7- *Five*  
-2016 Sheet 8 of 15 Joint SubRegistrar16  
Uppal



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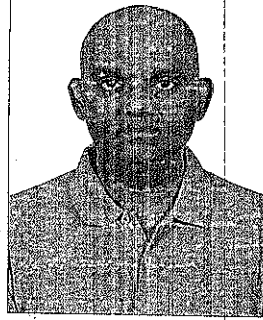


# PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

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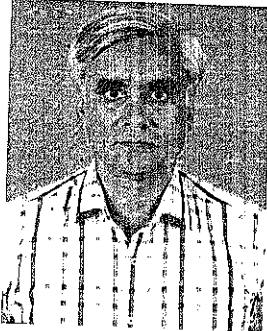
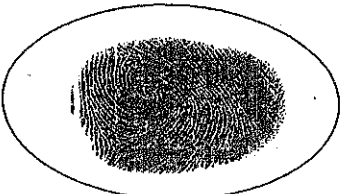
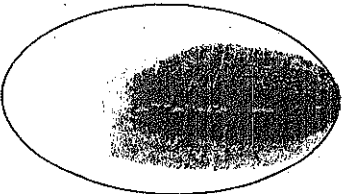
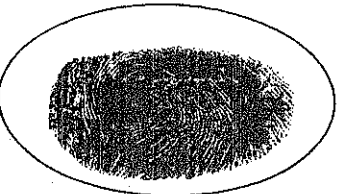
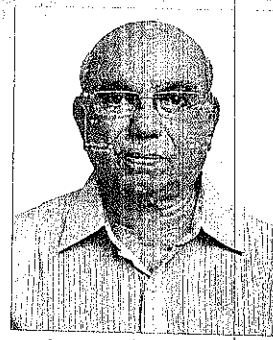
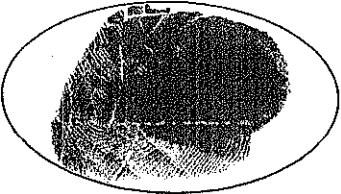
FINGER PRINT  
IN BLACK  
(LEFT THUMB)

NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT / SELLER / BUYER



**VENDORS:**

1. SHRI. SANDEEP SHAH  
S/O. DR. L. G. ROHIT  
R/O. 8-2-402/2  
ROAD NO. 5  
BANJARA HILLS  
HYDERABAD.
  
2. DR. L. G. ROHIT  
S/O. MR. GOVARDHAN DAS  
R/O. 8-2-402/2  
ROAD NO. 5  
BANJARA HILLS  
HYDERABAD
  
3. SHRI. AMAR V. SHAH  
S/O. SHRI. V. N. SHAH  
R/O. "SHUBHAM" PLOT NO. 25  
TEMPLE ROCK ENCLAVE  
TADBUND  
SECUNDERABAD.
  
4. SMT. MEERA A. SHAH  
W/O. SHRI. AMAR V. SHAH  
R/O. "SHUBHAM" PLOT NO. 25  
TEMPLE ROCK ENCLAVE  
TADBUND  
SECUNDERABAD.
  
5. SHRI. AJIT V. SHAH  
S/O. SHRI. V. N. SHAH  
R/O. "SHUBHAM" PLOT NO. 25  
TEMPLE ROCK ENCLAVE  
TADBUND  
SECUNDERABAD.



SIGNATURE OF WITNESSES:

1.

2.

FOR MEHTA & MODI HOMES

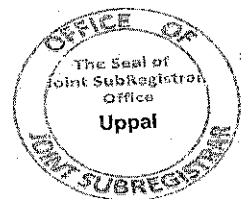
Partner

SIGNATURE OF VENDOR

Bk-1, CS No 2/2016 & Doct No 101 *Qing*  
Sheet 9 of 15 Joint SubRegistrar16  
-2016 Uppal



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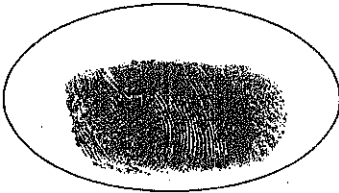


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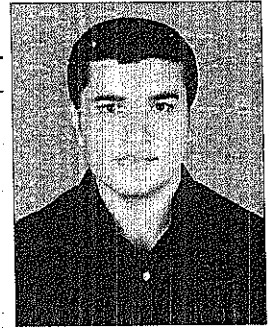
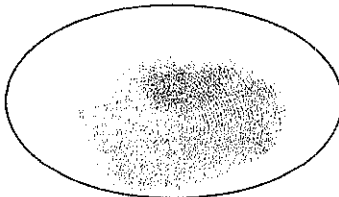
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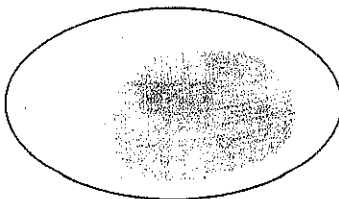
NAME & PERMANENT  
POSTAL ADDRESS OF  
PRESENTANT / SELLER / BUYER



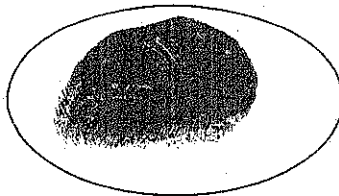
6. SMT. MEETA A. SHAH,  
W/O. SHRI. AJIT V. SHAH,  
R/O. "SHUBHAM" PLOT NO. 25,  
TEMPLE ROCK ENCLAVE,  
TADBUND,  
SECUNDERABAD.



7. SHRI. PRITESH RAJESH KOTAK,  
S/O. SHRI. RAJESH C. KOTAK,  
R/O. "1-8-54/12'P3,  
VENKAT RAO NAGAR COLONY  
SECUNDERABAD.

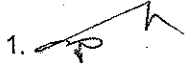
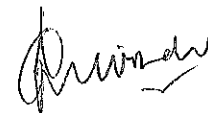
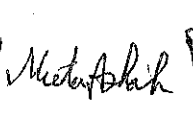
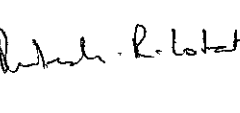
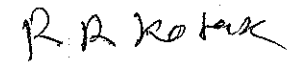


8. SMT. RASHMI R. KOTAK,  
W/O. SHRI. RAJESH C. KOTAK,  
R/O. "1-8-54/12'P3,  
VENKAT RAO NAGAR COLONY  
SECUNDERABAD.

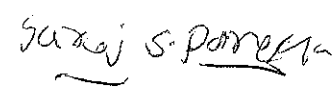
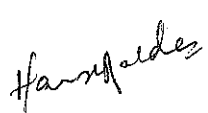
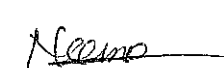
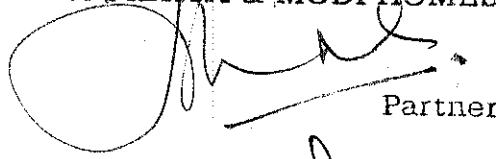

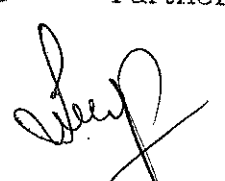


9. SMT. SAROJ S. PARIKH,  
W/O. SHRI. SHASHIKANTH S. PARIKH,  
R/O. 1-10-98/6,  
DWARAKA CO-OP SOCIETY  
BEGUMPET  
HYDERABAD.

SIGNATURE OF WITNESSES:

1.   
2. Kumard Chandav.    

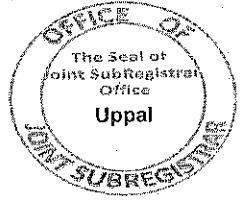
SIGNATURE OF EXECUTANTS  
For MEHTA & MODI HOMES

    
 Partner  
 

Bk-1, CS No 2/2016 & Doct No 10-1- <sup>File</sup> Joint SubRegistrar<sup>16</sup>  
2016 Sheet 10 of 15 Uppal

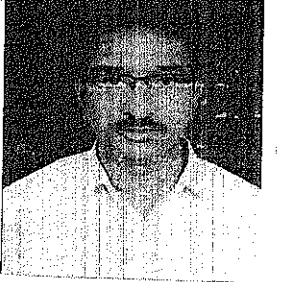
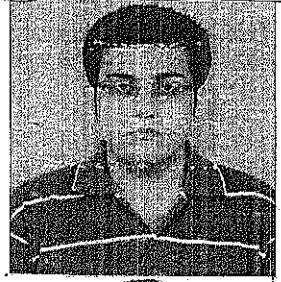
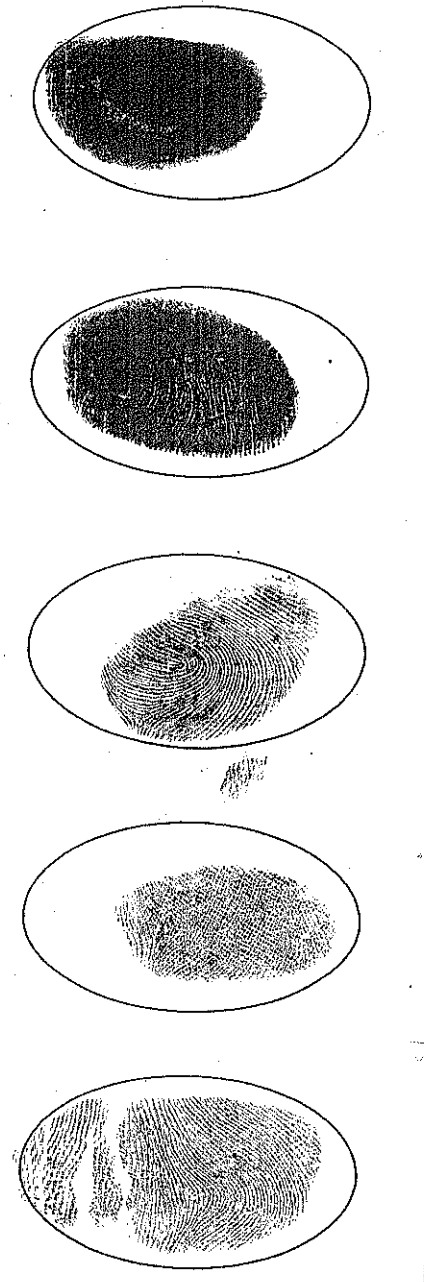


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**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF ON ACT, 1908.**

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



NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER

10. SMT. NEEMA B. PARIKH  
W/O. SHRI. BHAVESH S. PARIKH  
R/O. 1-10-98/41  
DWARAKADAS CO-OP. SOCIETY  
BEGUMPET  
HYDERABAD.

11. SHRI. MITESH K. PARIKH  
S/O. KRISHNA KANT S. PARIKH  
R/O. 1-10-98/41  
DWARAKADAS CO-OP. SOCIETY  
BEGUMPET  
HYDERABAD, REP. BY ITS GPA HOLDER  
MR. KRISHNAKANTH S. PARIKH  
S/o. MR. SHANTILAL T. PARIKH

12. SHRI. HARSH J. BALDEV  
S/O. JITENDRA BALDEV  
R/O. # 124, JERA  
SECUNDERABAD

**BUILDER:**

M/S. MEHTA & MODI HOMES  
HAVING ITS OFFICE AT 5-4-187/3 & 4  
II FLOOR, SOHAM MANSION  
M. G. RAOD, SECUNDERABAD  
REP. BY ITS PARTNERS  
MR. SOHAM MOD  
S/O. MR. SATISH MODI

**GPA / SPA FOR PRESENTING DOCUMENTS FOR VENDORS AND BUILDERS VIDE DOC. NOS. 27/BK-IV/2013, DT.22.09.2012 & 190/BK-IV/2012, DT.10.12.2012:**

K. PRABHAKAR REDDY  
S/O. MR. K. PADMA REDDY  
R/O. 5-4-187/3 & 4, 2<sup>ND</sup> FLOOR  
SOHAM MANSION, M. G. ROAD  
SECUNDERABAD.

**SIGNATURE OF WITNESSES:**

- 1.
- 2.

**For MEHTA & MODI HOMES**

Partner

SIGNATURE OF VENDORS

SIGNATURE OF THE VENDEE

Bk-1, CS No 2/2016 & Doct No 1D-1- *Price*  
Sheet 11 of 15 Joint SubRegistrar16  
Uppal  
*2016*



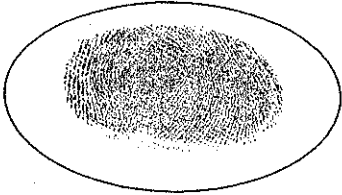
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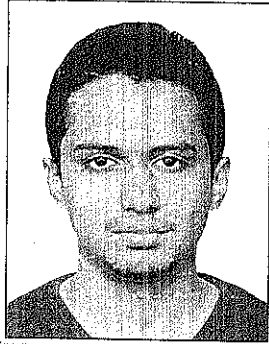
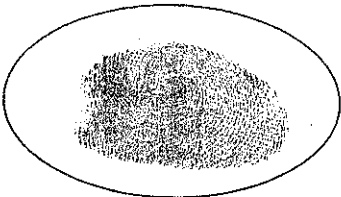
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908.**

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



**VENDEE:**

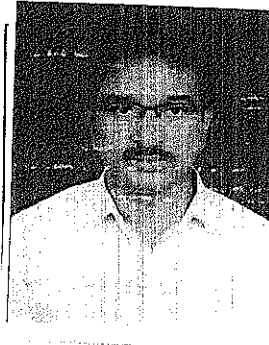
1. MRS. SWAPNA NIDUGURTHI  
W/O. MR. RAKESH NASALWAI  
R/O. FLAT NO. 26, H. NO. 10-1-109/1  
PRATHIBHA NIVAS  
TRIMURTHY COLONY  
SAROOR NAGAR  
HYDERABAD - 500 035



2. MR. RAKESH NASALWAI  
S/O. MR. MADHUSUDHAN RAO  
R/O. FLAT NO. 26, H. NO. 10-1-109/1  
PRATHIBHA NIVAS  
TRIMURTHY COLONY  
SAROOR NAGAR  
HYDERABAD - 500 035

**REPRESENTATIVE TO BUYERS:**

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.



**SIGNATURE OF WITNESSES:**

- 
- Kumar Chandra

We send here with our photograph(s) and finger prints in the form prescribed, through our representative, Mr. K. Prabhakar Reddy as we cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Uppal, Ranga Reddy District.

SIGNATURE OF THE REPRESENTATIVE

1.

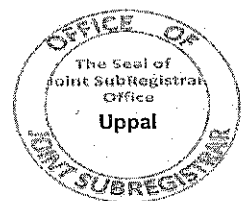
2.

SIGNATURE(S) OF VENDEE

Bk - 1, CS No 2/2016 & Doct No 10 / - 2016 *Prise*  
Sheet 12 of 15 Joint SubRegistrar 16  
Uppal



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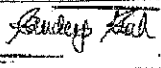
VENDORS

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AFVPS6962H**

नाम /NAME  
**SANDEEP LAXMI DAS SHAH**

पिता का नाम /FATHER'S NAME  
**LAXMIDAS GOVERDHANDAS ROHIT**

जन्म तिथि /DATE OF BIRTH  
**22-10-1963**

हस्ताक्षर /SIGNATURE  


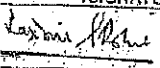
मुख्य आयकर अधिकारी, आंध्र प्रदेश  
 Chief Commissioner of Income-tax, Andhra Pradesh

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**ABMPR9262J**

नाम /NAME  
**LAXMIDAS GOVERDHANDAS ROHIT**

पिता का नाम /FATHER'S NAME  
**GOVERDHANDAS GOPALDAS ROHIT**

जन्म तिथि /DATE OF BIRTH  
**15-08-1930**

हस्ताक्षर /SIGNATURE  



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

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AFVPS0266J**

नाम /NAME  
**AMAR SHAH**

पिता का नाम /FATHER'S NAME  
**VIRSUKHLAL SHAH**

जन्म तिथि /DATE OF BIRTH  
**09-08-1956**

हस्ताक्षर /SIGNATURE  



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

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AGQPS1774F**

नाम /NAME  
**MEERA AMAR SHAH**

पिता का नाम /FATHER'S NAME  
**DINES CHANDRA JAIRWALA**


जन्म तिथि /DATE OF BIRTH  
**28-08-1962**

हस्ताक्षर /SIGNATURE  


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

आयकर विभाग /INCOME TAX DEPARTMENT  
**AJIT VIRSUKHLAL SHAH**


विरसुखलल शाह  
**02/10/1955**  
 Permanent Account Number  
**AFVPS6951G**

Signature  


भारत सरकार /GOVT. OF INDIA

आयकर विभाग /INCOME TAX DEPARTMENT  
**MEERA AJIT SHAH**

लखमिदास गोवर्धन रोहित  
**15/08/1930**  
 Permanent Account Number  
**ABMPR9262J**

Signature  



भारत सरकार /GOVT. OF INDIA

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AHPPP6921K**

नाम /NAME  
**SAROJ SHASHIKANT PARIKH**

पिता का नाम /FATHER'S NAME  
**GOPALDAS SONPAL**

जन्म तिथि /DATE OF BIRTH  
**05-11-1964**

हस्ताक्षर /SIGNATURE  


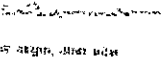
मुख्य आयकर अधिकारी, आंध्र प्रदेश  
 Chief Commissioner of Income-tax, Andhra Pradesh

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AGKPP0932G**

नाम /NAME  
**NEEMA BHAVESH PARIKH**

पिता का नाम /FATHER'S NAME  
**HARIDAS SHAH CHANDULAL**

जन्म तिथि /DATE OF BIRTH  
**04-11-1973**

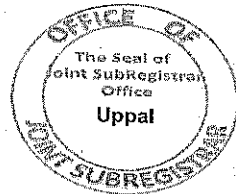
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मुख्य आयकर अधिकारी, आंध्र प्रदेश  
 Chief Commissioner of Income-tax, Andhra Pradesh

Bk-1, CS No 2/2016 & Doct No 1D-1/- *Prise*  
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VENDORS:

आयकर विभाग  
INCOME TAX DEPARTMENT

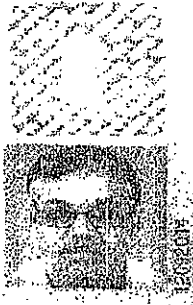


भारत सरकार  
GOVT. OF INDIA

KRISHNAKANT PARIKH  
SHANTILAL

16/04/1959  
Permanent Account Number  
AEWPP0443C

*[Signature]*  
Signature



आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

MITESH K PARIKH  
KRISHNA KANTH PARIKH

08/01/1986  
Permanent Account Number  
ALOPP4161C

*[Signature]*  
Signature



Family Members Details

S.No	Name	Relation	Date of Birth	Age
2	Rashmi Kotak	Wife	02/04/61	45
3	Pritesh Kotak	Son	20/08/85	21
4	Pooja Kotak	Daughter	13/03/90	16

*[Signature]*  
19/12/06

T.D.P.L. No. 114  
BHARAT SCOUTS & GUIDES-II  
PARADISE, SEC' BAD

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

HARSH BALDEV  
JITENDRA BALDEV

07/03/1950  
Permanent Account Number  
ATDPB7585K

*[Signature]*  
Signature



आयकर विभाग / PERMANENT ACCOUNT NUMBER  
ABMPM6725H

नाम / NAME  
SOHANI SATISH MODI

पिता का नाम / FATHER'S NAME  
SATISH MANILAL MODI

जन्म तिथि / DATE OF BIRTH  
18-10-1968

स्थायी हस्ताक्षर / SIGNATURE  
*[Signature]*

आयकर अधिकारी / INCHARGE  
Chief Commissioner of Income-tax, Andhra Pradesh

आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

PRABHAKAR REDDY K  
PADMA REDDY KANDI

15/01/1974  
Permanent Account Number  
AWSPP8104E

*[Signature]*  
Signature

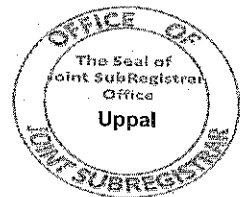
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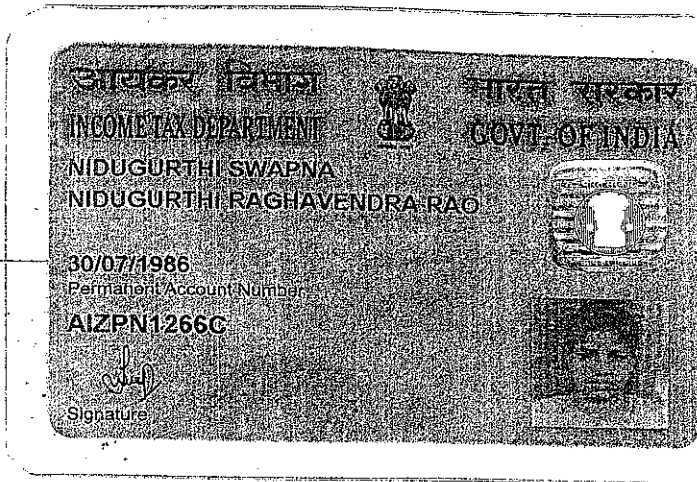
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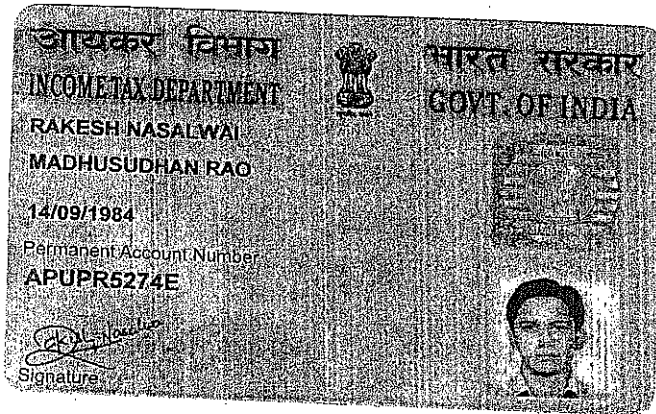


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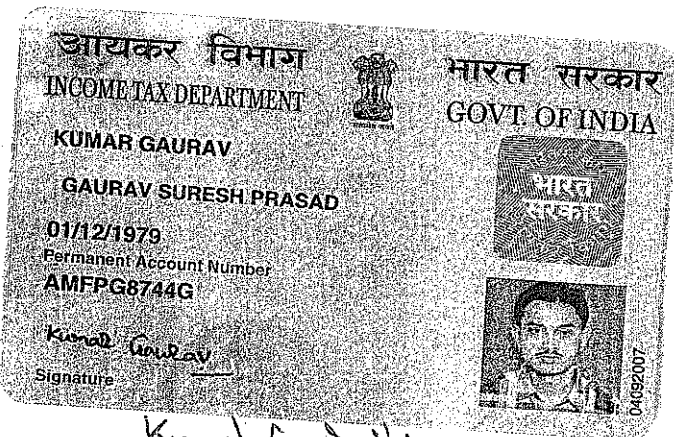


*[Handwritten signature]*



*[Handwritten signature]*

WITNESS:



*[Handwritten signature: Kunal Gaurav]*



*[Handwritten signature]*

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