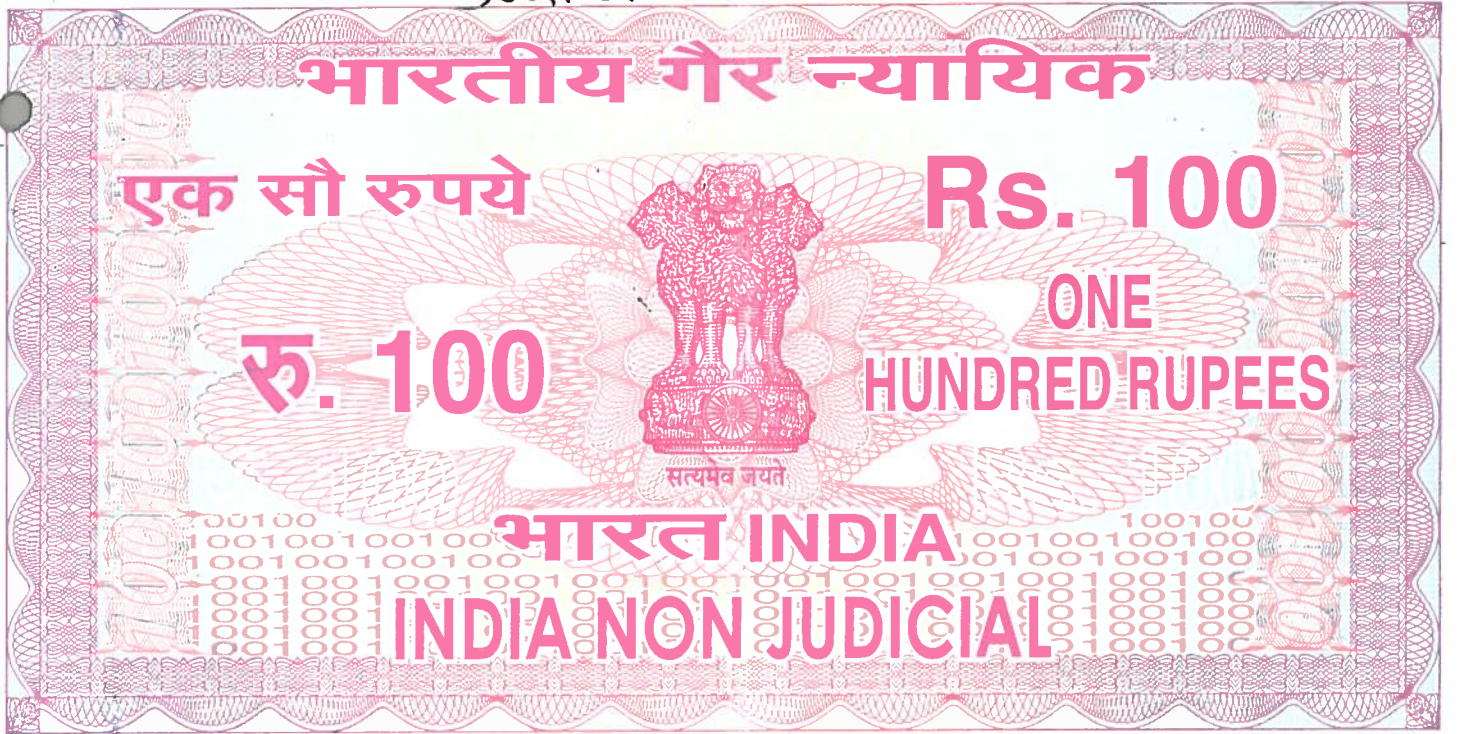


C/S
2644

Doc No: 2646 of 2012

R-130/12



ఆంధ్రప్రదేశ్ రాష్ట్రం, ANDHRA PRADESH

3747. Date: 07/12/12

S. Anand Reddy s/o S. Satha Reddy
Self. and Sebad

BB T25406

G. NAGESHWAR REDDY
LICENSED STAMP VENDOR
L No: 15-16-018/1996
R L No: 15-16-001/2011
H No: 38, ALIABAD (V),
SHAMEERPET (M), R.R. DIST
PIN: 500078, Ph: 9848031127

**AGREEMENT OF SALE CUM GENERAL POWER OF ATTORNEY
WITH POSSESSION**

This Agreement of Sale cum General Power of Attorney with possession is made and executed on this the 07th day, of DECEMBER, 2012, at Shameerpet by and between:-

Sri. **CHEVVA SAIBABA S/O CHEVVA MALLESH**, aged about 26 Years, Occupation: Agriculture, Resident of H.No. 4-66, Kolthur Village, Shameerpet Mandal, Ranga Reddy Dist.

Hereinafter called the "**VENDOR**" which expression shall unless repugnant to the context meaning thereof be deemed to mean and include their heirs, legal representatives and assigns of the "**ONE PART**"

AND

Sri. **S. ANAND REDDY S/O S. SATHA REDDY**, aged about 36 Years, Occupation; Agriculture, Resident of H.No. 1-5-1086/3, Mangapuram Colony, Opp: BHEL Qtrs, Loyala Academy Road, Old Alwal, Secunderabad.

Chsai Babu

..2..

1వ పుస్తకము 2012 వ సం॥ పు.....
 దస్తావేజు మొత్తము కా గిరముల సంఖ్య.....
 ఈ కా గిరము వరుస సంఖ్య.....

P-130 2646



2012 వ సం॥ డిసెంబర్ నెల 7 వ తేది
 1934 వ కా.శ. సం॥ మూసం॥ 16 వ తేది
 పగలు 3 మరణం 4 గంటల మధ్య

నా-రిజిస్ట్రార్



శ్రీ/శ్రీమతి Chetty Saibaba
 రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32-ఎ ను
 అనుసరించి నమర్చించవలసిన ఫోటోగ్రాఫ్లు మరియు
 వేతివలుద్రలతో సహా దాఖలు చేసి రూసువలు
 రూ॥ 2000/- లు చెల్లించినట్లు

Ch Sai Baba
 Signature Ch Sai Baba

Name Ch. Saibaba
 S/o Ch. Venkatesh
 Occ Adl.
 R/o 4-66, Kothur 4
 Shamirpet Am R. R. Dist.

Signature S. Anand Reddy
 Name S. Anand Reddy
 S/o S. Gopal Reddy
 Occ Adl.
 R/o 1-5-1086/3, Mayapuri Colony
 Opp. RHEL Office, Le Acc. Dept., Sec 2



Signature K. Chandraiah
 Name K. Chandraiah
 S/o K. Venkatesh
 Occ Adl.
 R/o Bapu Peta, Yadagirivilla
 Nellore Dist.

Signature G. Christina
 Name G. Christina
 S/o G. Chandraiah
 Occ Pvt. Employee
 R/o 2-31, K. Kothur
 Shamirpet Am R. R. Dist.

2012 వ సం॥ డిసెంబర్ నెల 7 వ తేది నా-రిజిస్ట్రార్
 1934 వ కా.శ. సం॥ మూసం॥ 16 వ తేది రిజిస్ట్రార్

Hereinafter called the "**VENDEE**" which expression shall unless repugnant to the context or meaning thereof be deemed to mean and include his heirs, legal representatives and assigns of the "Other PART" WITNESSES AS FOLLOWS:-

Whereas the **VENDOR** is the sole and absolute owner, Pattedar, and peacefull possessor of the Agricultural Land admeasuring **Ac. 0-25 Gts in Sy.No. 507, Situated at KOLTHUR** Village & Gramapanchayat, Mandal Shameerpet, Ranga Reddy District, A.P. having been purchased the same through a Regd. Sale Deed Bearing Doct. No. **2662/1993**, Book I, Registered at S.R.O. Medchal. and the same been mutated in his name in the revenue records Vide Title Deed Bearing No. Z 260435, and Patta No. 0066, Issued by the M.R.O. Shameerpet.

Whereas the Vendor has offered to sell the above said land to the Vendee for his family and domestic necessities which is morefully described in the schedule hereto, hereinafter called the said Land and the Vendee herein agreed to purchase the same for a total sale consideration of Rs. **1,88,000/- (Rupees One Lakh Eighty Eight thousand Only)**.

The Vendee has paid the entire sale consideration amount to the Vendor by way of Cash and the Vendor has acknowledged the receipt of the above said payment and the above said property was handed over fully on 07-12-2012, with a request to register the document in the S.R.O. Shameerpet.

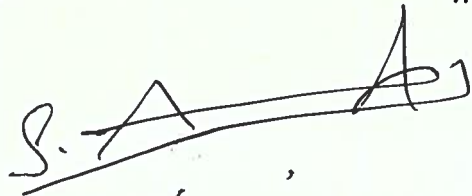
The Vendor undertakes to execute deed of sale in respect of the schedule mentioned property in favour of the Vendee or his nominees. The entire expenses for documentation, stamp duty and registration shall be borne by the Vendee or his nominees.

The Vendor assures the Vendee that he has not entered into any agreement of any kind with any person regarding the said land. It is the responsibility of the Vendors to get their name mutated in all revenue records concerned including pass books if any and hand over the same together with original link documents relating to the property to the Vendee at the time of Registration.

The Vendor hereby confirms that all land revenue, cess and other taxes, if any which are due to the village panchayat, Revenue authorities etc, are paid in full by them till the date of handing over the said property to the Vendee. The Vendee is required to pay all such taxes from that date onwards. If at all any disputes arise regarding the above said land for sues prior to the date of handing over. The Vendor hereby undertakes to settle the same at their cost.

Chsai Babu

..3..



(P.130) 2646

1వ వస్తుకమా 2012 వ సం||-చు..... 11

దస్త్రీకా విధులు కా గిరియం నింపు..... 2

ఈ కారణము చేతను సంపు.....


న-0243

ENDORSEMENT

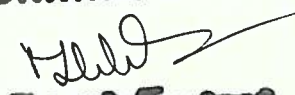
Certified that the following amounts have been paid in respect of this document:

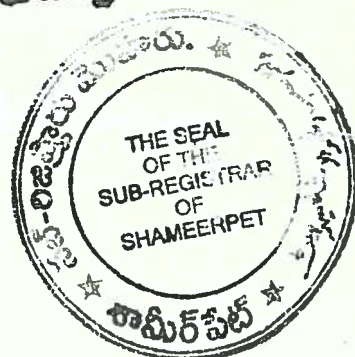
Sl No.	Description of total duty	In the form of					Total
		Stamp papers	Challan 41 of 1955 Act	Cash	Stamp duty on 15 of 1955 Act	Registration fee	
1	Stamp Duty	100	11230	—	—	—	11330
2	Transfer Duty	—	—	—	—	—	—
3	Registration fee	—	1000	1000	—	—	2000
4	User Charges	—	—	100	—	—	100
	Total	100	12230	1100			13430

Rs. 11230/- towards stamp duty including T.D. under section 41 of the I.S. Act 1955 and Rs. 1000/- towards Registration fee on the chargeable value of Rs. 1,88,000/- were paid by the party through Bank SBH Thumkur, vide challan number SD 1243, dated 10/12/12.


 Sub-Registrar
 Collector US 41 of 1955

1వ వస్తుకమా 2012 వ సం|| (కా.న 1934) వ సం|| చు
 2646 నెంబరు విశ్వకు నేయడదీసి స్కానింగ్
 విధులు నిర్వహించు నెంబరు 1510-I-2646-2012
 వాస్తవికత
 2012 వ సం|| కె. సుబ్బారావు నెంబరు 10


 న-0243
 యం. నుబ్బల
 యం. నుబ్బల



The Vendor hereby declares that the said property is not an assigned land within the meaning of A.P. Assigned Lands (Prohibition of Transfer) Act 1977, (Act No. 9 of 1977), and the same is not a Government Land.

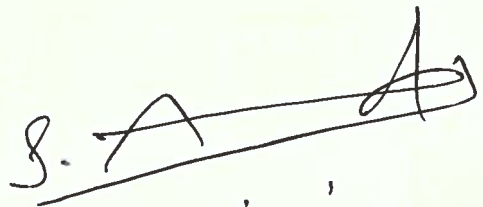
The Vendor assures that he has an unimpeachable right, title and interest in the schedule mentioned property and that the property is free from all charges and encumbrances.

The Vendor hereby agrees to indemnify and shall keep indemnified the Vendee or his nominees against all damages, loss etc., that may be suffered by the Vendee or his nominees due to the defect in the title of the Vendor if the Vendee or his nominees dispossessed either fully or in part due to any claim over the said property by any third parties.

The Vendor assures that he is not a surplus land holders within the meaning of the Agricultural Land Ceiling Act, 1976. At the request of the purchaser, the Vendors hereby nominate, constitute and appoint the said Vendee as the Vendor's Lawful agent to do all or any of the following acts.

1. To execute deed/deeds of sale in favour of the Vendee or to his nominees of the Vendee, to present such deed/deeds for registration before the concerned Sub-Registrar competent to register the said deed/deeds, to admit execution thereof, to sign in all the official records of the Registration office, to file applications for mutation and to do all things necessary and incidental for completing the registration of the said deed/deeds and to receive the sale consideration for subsequent sale.
2. To represent the Vendor in the Offices of the Village Panchayat, Mandal Office, Hyderabad Urban Development Authority, if necessary offices of the Income Tax, A.P. State Electricity Board etc., all other Government Offices courts and to file petitions, applications, affidavits and all papers wherever necessary and to do all acts for the effective management of this property and the Vendor hereby agree that this Power of Attorney conferred on the Agent is irrevocable. The Vendors agree that the rebate in stamp duty paid on this Agreement under Article 6 of B (i) of Stamp Act No. 21 of 1995 will accrue to the benefit of the Vendee at the time of registering the Sale Deed/Deeds.
3. The Purchaser shall be entitled to mortgage the property for obtaining loans or advances from financial institutions, but the Principals are not personally liable for any such debts and the creditor shall have charge on the schedule of Property alone and the purchaser individually and no liability in any manner if so arises against the principal.

Ch Sai Babu



విద్యుత్తుకము 20/2 వ సం॥ పు..... **P.130** 2646

విద్యుత్తుకము కాగితముల సంఖ్య..... 11

ఈ కాగితము వారి సంఖ్య..... 3

(Handwritten signature)

న. శర్మ



4. The Vendors are ~~executing~~ this sale agreement of sale cum GPA in respect of the Schedule mentioned land/property only and not any other property contained in the same Sy.No. The Vendors are not concerned with any additional structures that may be raised by the purchaser in the said property. If the Purchaser/Vendee herein subsequently sells such structures along with the Proportionate share of land, the Vendee is liable for any Income-Tax on the value of such structures. The Vendor Tax Liability is restricted to the consideration received from the Vendee for the land sold and no further and the Vendee therein fully indemnify in this regard to principals/Vendor.

5. The Market Value of the above referred property is Rs. **1,88,000/- @ Rs. 3,00,000/- Per Acre** whereas the sale consideration received is Rs. **1,88,000/- (Rupees One Lakh Eighty Eight Thousand Only)**.

6. A. Stamp duty of Rs. **9,400/-** under Article 6 B (i) and a further stamp duty of Rs. 50/- under article 42 (c) is paid on this Agreement. In pursuance of clarification of Inspector General of Stamps and Chief Controller of Revenue Authority vide Para II (5) (i) of his proceedings (3) No. M.V. 18289/95, Dated: 1-7-1995, through the stamp duty paid on G.P.A. under Article 42 © is not adjustable, the stamp duty paid on this document under Article 6 (i) is adjustable to the Vendee's account, and the Prospective plot purchasers do not have any right or claim over the same.

7. It is specifically agreed and stated that the attorney/Vendee under this indenture shall act only in accordance with the powers given above. Any deviations in executing the Powers shall be exclusively at the costs or consequences of attorney/Vendee.

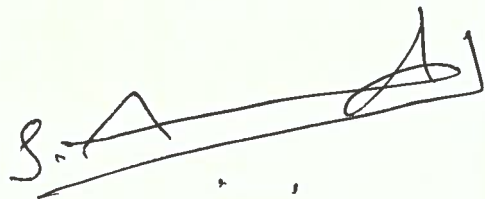
SCHEDULE OF PROPERTY

All that the Agricultural Land in
Survey No. **507**
Area Ac. **0-25 Gts** . or 0.25 Hectors.,
Situated at Village & Gramapanchayat **KOLTHUR**,
Mandal SHAMEERPET, Sub-Dist: SHAMEERPET.
District Ranga Reddy is bounded by :-

NORTH : Ag. Land of Vendee,
SOUTH : Ag. Land of Ragula Mallaiah,
EAST : Ag. Land of Chevva Ramulu,
WEST ; Ag. Land of Gummadi Mallaiah & others.

Ch Sai Babu

..5...

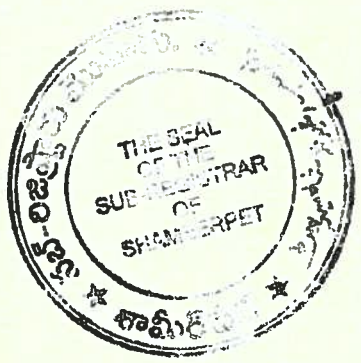


1వ పుస్తకము 20^వ వసంసాపు P-130 2646

దస్త్రీయ మొత్తము కార్యముల చంబ్బా 11

ఈ కార్యము ముగియించి 4

నంద-089999



IN WITNESSES WHEREOF this Agreement of sale cum General Power of Attorney is made, executed and signed by the Vendor in favour of Vendee on this the day, month and year aforementioned with his own free will, consent and good conscience, without any coercion, fraud, undue influence, misrepresentation and duress etc., after having fully understood the contents of the same in their respective language, in presence of the below mentioned witnesses:-

WITNESSES:-

1. K. S. S. (Signature)

2. (Signature)

Ch Sai Babu

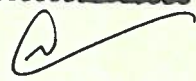
VENDOR

(Signature)
VENDEE

1వ పుస్తకము 2012 వ సం: పు. (P-130) 2646

దస్త్రీల మొత్తము కాగితముల సంఖ్య..... 11

ఈ కాగితము వలన సంఖ్య..... 5


సబ్-రిజిస్ట్రార్

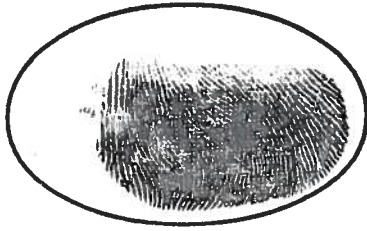


**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32 A OF
REGISTRATION ACT, 1908**

FINGER PRINT IN BLACK
(LEFT THUMB)

PASS PORT SIZE
PHOTOGRAPH

NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT & SELLER
BUYER



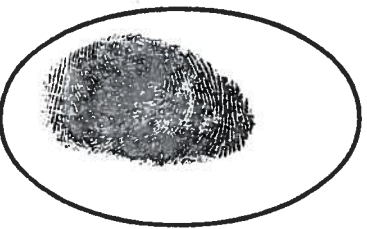
CH. SAI BABA
No. 4-66, Kolthur M
Shayirpet M
R.R. St.



S. ANAND REDDY
no. 1-5-1086/3, Mangalapuram
Colony, opp. RHEC Dr.
Coyola Academy, Old Ak
pet.



K. Chandrashekhar
no. B. Subbarao M
Yadagirigutta.
Nalgonda Dist.



V. Krishna Gowd.
no. 2-31,
Kolthur M
Shayirpet (M)
R.R. St.

crit no. no. 1)

crit no. no. 2)

WITNESSES

1. 12. 250 (at)

2. [Signature]

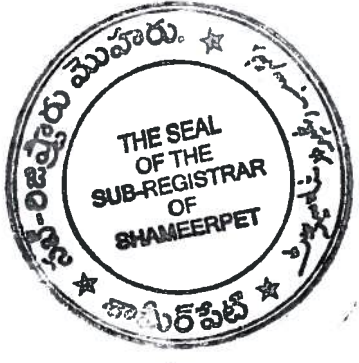
[Signature]
VEN DEE

SIGN OF EXECUTANTS :

Ch Sai Babu

1వ పుస్తకము 20.12 వ సం॥ పు..... P-130 2646
దస్త్రీయ మొక్కము కాగితముల సంఖ్య..... 11
ఈ కాగితము వరుస సంఖ్య..... 6


నా-ఉస్మాన్



చిరునామా : YAV0395731

4-60
కొల్తూర్ , కొల్తూర్ , రంగారెడ్డి

Address:
4-60
Koltur , Koltur , Rangareddy

Date: 10/12/2008

ప్రతిష్ఠాపన స్థానము
ఉపాధ్యక్షుని కార్యాలయం
శ్రీ.కె.మల్లాదిల్ శాసనసభ నియోజక వర్గం

Facsimile Signature of
Electoral Registration Officer
43. - Medchal Assembly Constituency
చిరునామాలో మార్పు ఉన్నప్పుడు మారిన చిరునామాతో మీ
పేరు జాబితాలో చేర్చుటకు మరియు అదే సంఖ్యతో కార్డు
పొందుటకు సంబంధిత ఫారంలో ఈ కార్డును పంపించుటకు తెలుపవలెను.
In case of change in address, mention this Card No. in the
relevant form for including your name in the Roll at the
changed address and to obtain the card with same number
67 / 1225



భారత ఎన్నికల సంఘము
గుర్తింపుకార్డు

ELECTION COMMISSION OF INDIA
IDENTITY CARD

YAV0395731



పేరు పేరు : చెవా సాఈ బాబు

Elector's Name : Cheva Sai Babu

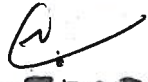
తండ్రి పేరు : మల్లెయ్యాల

Father's Name :Malliah

లింగము / Sex : పు / M

పుట్టిన తేదీ / Date of Birth XX/XX/1982

1వ పుస్తకము 2017 వ సం॥ పు. (P.130) 2646
దస్త్రాల మొత్తము కాగితముల సంఖ్య 11
ఈ కాగితము వరుస సంఖ్య 7


నామంబు



2
FORM - 6
[(See Rule-16 (1))]

Name of the Licence holder:

S. Arund Needy

Son/Wife/Daughter of:

S. Salm Needy

Name to be written across the photograph (Part of the seal and signature of the L.A. to be on the photo and part on the DL)



DL Number :

16328 / 1000 / 04

Date of Issue :

3
13.12.1984

Name Son/Wife/Daughter of :

3
Addl. Licensing Authority
Signature of the Licensing Authority
13/12/84
S. Arund Needy
S. Salm Needy

Temporary Address :

451A
M. Bolaners

Official Address (if any) :

De

Permanent Address :

De

Date of Birth :

21.5.1976

Educational Qualifications :

Optional Blood group with RH Factor :

1వ పుస్తకము 2012 వ సం॥ 12 వ సంగ్రహం.....
దస్త్రీల మొత్తము కొనితముల సంఖ్య..... 11
ఈ కొనితము వరుస సంఖ్య..... 8

P-130 2646

జ-1000



1వ ప్రకాశము 2012 వ సం॥ పు. (P.130) 2646
దస్తావేజు మొత్తము కాగితముల సంఖ్య 11
ఈ కాగితము వారస సంఖ్య 9

సబ్-రిజిస్ట్రార్



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

G KRISHNA GOLD

G G CHANDRIAH

10/10/1984

Permanent Account Number

AOIPG8066J

G Krishna Gold
19/10/1984
Signature



శ్రీ శ్రీ వ్యక్తము నది 12 వ సం॥ త్న..... (P.130) 2646

వస్త్రావేత మొక్కను కా గిరముల సంఖ్య..... 11

ఈ కా గిరము వస్తు సంఖ్య..... 10

(Handwritten signature)

నర్-రిజిస్ట్రార్



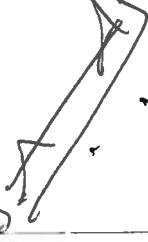


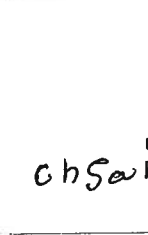


Photographs and FingerPrints As per Section 32A of Registration Act 1901

RegNo/Year: 2642/2012 of SRO:1516 Report Date: 07-DEC-12 05:09 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	Photo	Signature	Address
1	CL				S ANAND REDDY HNO.1-5- 1086/3,MANGAPURAM COLONY,, LOYALA ACADEMY ROAD,OLD ALWAL,SEC-BAD
2	EX			 chsaibabu	CHEVVA SAIBABA HNO.4-66,KOLTHUR (V), SHAMEERPET (M) R.R.DIST

Identified by

Witness 1

Witness 2

Photos and TIs
captured by me

Capture of Photos and TIs
done in my presence

P.130 2646

1వ స్థానము 20¹² వ సం॥ పు.....
దస్త్రీయ మొత్తము గా గిరము సంఖ్య.....
ఈ గా గిరము వదన సంఖ్య.....


సబ్-రిజిస్ట్రార్

