



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

3736 12/08 100=-

VENKATESH

S. G. A. RAO

PARAMOUNT BUILDERS

SEEAD

LEELA G CHIMALGI!  
STAMP VENDOR  
N. 12/2008  
5-4-76/A, Leela, Ranigunt  
SECUNDERABAD-500 003

### SALE DEED

This Sale Deed is made and executed on this the <sup>7<sup>th</sup></sup> day of June 2008 at Secunderabad by:

M/S. PARAMOUNT BUILDERS, a registered partnership firm having its office at 5-4-187/3&4, 4 Floor, Soham Mansion, M. G. Road, Secunderabad 500 003, represented by its Managing Partner Mr. Soham Modi, S/o. Sri Satish Modi, aged about 38 years Occupation: Business and its Partner Mr. Samit Gangwal, S/o. Mr. S. K. Gangwal, aged about 34 year, Occupation: Business, hereinafter called the "Vendor" (Which expression where the context so permits shall mean and include its successors in interest, nominee, assignee, etc.).

AND

1. MR. B. ANAND KUMAR, Son of Mr. B. B. Ramulu, aged about 39 years, residing at H. No. 10, Venkateshwara Nagar, Moula-Ali, Hyderabad - 500 040,
  2. SRI NAREDDY KIRAN KUMAR, SON OF MADHUSUDHAN REDDY, aged about 34 years, residing at Plot No. 275, Venakateshwara Nagar, Meerpet, Moula -Ali, Hyderabad-40,
  3. SRI. M. KANTHA RAO, SON OF M. LAXMAN RAO, aged about 38 years, residing at Plot No. 152, Vivekanada Nagar Colony, Kukatpally, Hyderabad.
  4. SRI. K. KANTHA REDDY, SON OF K. RAM REDDY, aged about 56 years, residing at Nereducherela (Village & Mandal), Nalgonda District,
- being represented by Mr. Soham Modi, S/o. Sri Satish Modi, aged about 38 years, Managing Partner of M/s. Paramount Builders who are the Agreement of Sale cum General Power of Attorney Holders by virtue of document no. 16413/06, dated 31.10.2006, registered at S.R.O. Shameerpet, hereinafter called the "Original Owners" (which expression where the context so permits shall mean and include their successors in interest, nominees, assignees herein, etc.).

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

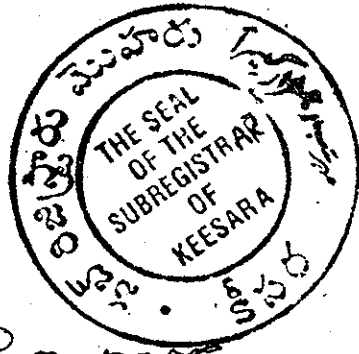
11 APR 2008

1 ప్రస్తుతము 2008 ప.సం.180 ..... 2868

దస్తావేజు మొత్తం కొగితముల సంఖ్య ..... 14

ఈ కొగితము వదున సంఖ్య ..... 1

సబ్-రెజిస్ట్రార్



2008 సం. 180 వ. సం. 17 వ. తేదీ  
1930 వ. సం. 2008 వ. సం. 17 వ. తేదీ  
సంఖ్య 2 మరియు 7 గంటల వద్ద  
కనక బాబ్ - రిజిస్ట్రారు అఫీసులో  
శ్రీ/శ్రీమతి K. Prabhakar  
రిజిస్ట్రేషన్ చట్టము 1908లోని సెక్షన్ 32.ఎ ను  
అనుసరించి సమర్పించవలసిన ఫోటోగ్రాఫులు  
మరియు వేలిముద్రలతో సహా దాఖలు చేసి దుస్తులు  
చూ. 1440 యి చెల్లించినట్లు

ప్రాసియూచివల్లు ఒప్పుకొన్నది  
పక్షము బాటిన వైపు

Prabhakar s/o. K. P. Reddy o.c.c. Service  
2nd floor, Solam mansion,  
(0) 5-4-187/3 & 4,  
M. G. Road, Sec' Bad, through attested SPA bar  
Presentation of documents vide SPA No.  
1/2007 at S.R., Shamirpet. R. R. Dist.



నిరూపించినది

- ① S. Ramakrishna s/o. S. Marasab o.c.c. Business  
R/o. 1-9-286/2/4/5, Ramnagar Gundur  
Near Vidyanagar, Hyderabad.
- ② S. Subramanyam s/o. S. Narshimulu o.c.c. Business  
R/o. 1-1-770/1, Prina Plaza, Flat no. 105  
Opp: Genere bank, Gandhinagar, Hyderabad

Handwritten signature

2008 సం. 180 వ. సం. 17 వ. తేదీ సబ్-రెజిస్ట్రార్  
1930 వ. సం. 2008 వ. సం. 17 వ. తేదీ కనక

IN FAVOUR OF

DR. B. MURALI KRISHNA, SON OF MR. B. VENKATA RAMANAIAH, aged about 36 years, residing at 1-11-110/92/A/15, Tatachary Colony, Shyamlal Building, Begumpet, Hyderabad, hereinafter called 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. Shri B. Anand Kumar, Shri Nareddy Kiran Kumar, Shri M. Kanta Rao and Shri K. Kanta Reddy, the Original Owners herein, were the absolute owners and possessors of open agricultural land in Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts. by virtue of Deed of Conveyance of land dated 9.09.2004 registered as document bearing no. 9210/2004 and Release Deed dated 27.10.2004 and registered as document no. 9246/2004 at the office of the Sub Registrar, Shameerpet R. R. District (hereinafter this land is referred to as the SCHEDULED LAND) and is more particularly described in Schedule 'A' at the foot of the document.
- B. The Original Owners have purchased the Scheduled Land for a consideration from its previous owners namely:
- Shri M. Venu, S/o. Shri Mallaiah
  - Shri Madhusudhan, S/o. of Late Shri G. Sattaiah.
  - Shri K.V. Rama Rao, S/o. Shri Gopal Rao
- C. The Scheduled Land was Government land and the same was placed for sale on open auction on 17.09.2003. The previous owners Shri M. Venu and two others have participated in the auction and the auction was knocked down in favour of them as they being the highest bidders. The open auction conducted has been confirmed in favour of the previous owners namely M. Venu and two others vide proceedings of the Collector, R. R. District vide proceeding no. LC2/7278/2003 dated 20.09.2003.
- D. The previous owners Shri M. Venu and two others and the Original Owners have reached into an understanding for participating in the open auction and upon confirmation of the auction the sale consideration was arranged and paid by pooling all the resources of the seven participants (i.e., previous owners Shri M. Venu and two others and all the four VENDORS). The Scheduled Land was agreed to be purchased jointly with all the seven persons having broadly the following share.
- 3/7 of the share will be held by M. Venu and two others equally i.e., each person will have 1/7 share.
  - Balance 4/7 of the share will be held by the remaining four persons as follows:
    - Shri. B. Anand Kumar – 27% of 4/7 share i.e., 15.42%
    - Shri. N. Kiran Kumar – 20% of 4/7 share i.e., 11.42%
    - Shri. M. Kanta Rao – 37% of 4/7 share i.e., 21.16%
    - Shri. K. Kanta Reddy – 16% of 4/7 share i.e., 9.15%

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

1 వ పుస్తకము 2008 సంపు ..... 3868 .....

పుస్తకము విలువను కలిపియు సంఖ్య..... 69 .....

ఈ కారితముల నెరుగ సంఖ్య..... 7 .....

సబ్-రిజిస్ట్రారు

**REFUND**  
 Certified that the following amounts have been paid in respect of the following:

By Challan No. 54952 in 26/08  
 S.P.H. Revenue Office of the name of  
 consideration of Rs. 52400000

I. Stamp Duty

1. In the shape of stamp papers	Rs 100
2. In the shape of stamp (Sec 41 of I.T. Act. 1956)	Rs 20060
3. In the shape of cash (Sec 41 of I.T. Act. 1956)	Rs.
4. Adjustment of stamp duty (Sec 45 of I.T. Act. 1956, if any)	Rs.

II. Transfer Duty

1. In the shape of challan	Rs.
2. In the shape of cash	Rs.

III. Registration fees :

1. In the shape of challan	Rs 1400
2. In the shape of cash	Rs.

IV. User Charges

1. In the shape of challan	Rs 100
2. In the shape of cash	Rs.

Total 21700

*[Handwritten signature]*

1 వ పుస్తకము 2008 సంపు (కా.శ 1930) సంపు

3868 ..... విలువను కలిపియు సంఖ్యను తెలుపుచున్నది. ద్వారా

విలువను కలిపియు సంఖ్యను తెలుపుచున్నది. 3868 / 2008


జన్మదస్తావన.

2008 సంపు ..... 7 ..... పేరు

*[Handwritten signature]*  
సబ్-రిజిస్ట్రారు కిరీకూరు



- E. In continuation and completion of the auction process and on receipt of the entire bid amount, the Government of Andhra Pradesh represented by District Revenue Officer and Additional District Magistrate, R. R. District have executed Deed of Conveyance of land dated 9.09.2004 in favour of seven persons namely three previous owners and four Original Owners herein. This conveyance deed is registered as document no. 9210/2004 and is registered at the office of the Sub Registrar, Shameerpet R. R. District.
- F. The previous owners Shri M. Venu, Shri G. Madhu Sudhan and Shri K.V. Rama Rao have executed a Release Deed dated 27.10.2004, releasing their 3/7 share admeasuring Ac. 1-13.13 Gts., in favour of Original Owners for a consideration. This Release Deed is registered as document no. 9246/2004 at the office of the Sub Registrar, Shameerpet R. R. District. The share in land ownership of the Original Owners upon execution of this release deed is as under:
- |                                    |       |
|------------------------------------|-------|
| a. Shri. B. Anand Kumar            | - 27% |
| b. Shri. N. Nara Reddy Kiran Kumar | - 20% |
| c. Shri. M. Kanta Rao              | - 37% |
| d. Shri. Kanta Reddy               | - 16% |
- G. The above said four persons namely Shri B. Anand Kumar and three others have together joined into partnership to run the business under the name of M/s. Bhargavi Developers, hereinafter referred to as the Firm. The partnership is evidenced by a Deed of Partnership dated 30.07.2004. The profit sharing ratios of the partners is in the same ratio as their ratio of share in the land holding as given in clause (h) above which is in evidence of their understanding as to their respective share in the Scheduled Land.
- H. The Original Owners have sold the Scheduled Land to M/s. Bhargavi Developers and the Vendors herein by way of Agreement of Sale cum General Power of Attorney, registered as document nos. 16412/06 and 16413/06 dated 31.10.2006 and 31.10.2006, respectively. By virtue of the said agreement of sale cum general power of attorney, M/s. Bhargavi Developers and the Vendors herein have become owners of undivided share of land admeasuring Ac. 1-01 Gts., and Ac. 2-03 Gts. respectively.
- I. M/s. Bhargavi Developers and the Vendor have agreed to jointly develop the entire Scheduled Land by constructing residential apartments under a group housing scheme called as 'PARAMOUNT RESIDENCY'.
- J. The Original Owners and the Vendor hereto have applied to the Urban Development Authority for obtaining necessary building construction and other permissions at the cost of the Vendor. The permissions have been received from HUDA vide their Proceeding No. 6008/P4/Plg/HUDA/2006, dated 14.09.2006. In accordance with the sanctioned plan in all 260 number of flats in 6 blocks aggregating to about 2,28,800 sft., along with parking on the stilt floor and other amenities are proposed and agreed to be constructed.

For Paramount Builders  
  
 Partner

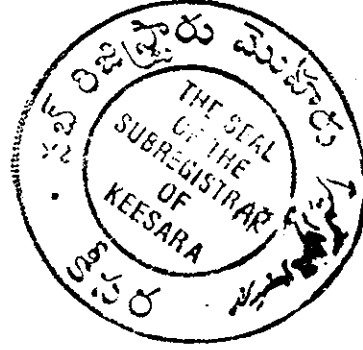
For Paramount Builders  
  
 Partner

1 వున్నకము 2098 సం॥ వు 3868

దస్తానా మొత్తము కాగితముల సంఖ్య 14

ఈ కాగితముల వారు సంఖ్య 3

సబ్-రిజిస్ట్రారు



K. M/s. Bhargavi Developers and the Vendor for the purposes of joint development of the scheduled land have reached into an understanding whereby they have purchased their respective shares as mentioned above in the total land area of Ac. 3-04 Gts. To give effect to this broad understanding, the M/s. Bhargavi Developers and the Vendor have executed following documents:

- (a) Joint Development Agreement, registered as document no. 16768/06, dated 31.10.2006.
- (b) Agreement of Sale-cum General Power of Attorney in favour of the Vendor, registered as document no. 16413/06, dated 31.10.2006.
- (c) Agreement of Sale-cum General Power of Attorney in favour of the M/s. Bhargavi Developers, registered as document no. 16412/06, dated 31.10.2006.

The above documents are registered with the office of the Sub-Registrar Office, Shameerpet.

L. By virtue of above referred documents, the M/s. Bhargavi Developers and the Vendor hereto have identified and determined their respective ownership of 260 flats, along with proportionate parking space proposed to be constructed in a group housing scheme named and styled as 'PARAMOUNT RESIDENCY' together with their respective proportionate undivided share in the Scheduled Land.

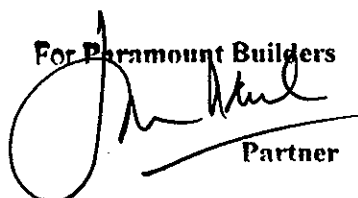
M. The Buyer is desirous of purchasing a semi-deluxe apartment bearing flat no. 205 on second floor, in block no. '3C' having a super built-up area of 530 sft.(i.e., 424 sft. of built-up area & 106 sft. of common area) together with undivided share in the scheduled land to the extent of 34.76 sq. yds. and a reserved parking space for two wheeler bearing no. 14 admeasuring about 15 sft. in the building known as Paramount Residency and has approached the Vendor, such apartment is hereinafter referred to as the Scheduled Apartment.

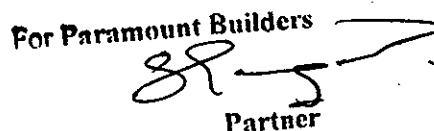
N. The Vendor has represented to the Buyer that the Scheduled Apartment has fallen to the share of Vendor and thus absolutely belongs to it by virtue of above referred various agreements.

O. The Buyer has inspected all the documents of the title 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 Paramount Residency. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.

P. 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. 2,88,000/- (Rupees Two Lakhs Eighty Eight Thousand Only) and the Buyer has agreed to purchase the same.

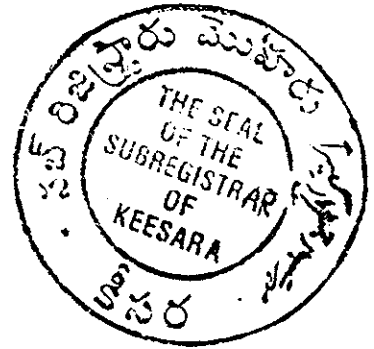
Q. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.

For Paramount Builders  
  
Partner

For Paramount Builders  
  
Partner

1 వుత్తరము 2008 నంబర్ 3968  
దస్తావేజు మొత్తము లాగితముల సంఖ్య 14  
ఈ లాగితముల పరిగణన సంఖ్య 9

సబ్-రిజిస్ట్రారు





R. The Original Owners at the request of the Vendor and Buyer are joining in execution of this agreement so as to assure perfect legal title in favour of the Buyer and to avoid in future any litigations. The Original Owners have has no share in the sale consideration agreed herein.

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the Semi-deluxe apartment bearing flat no. 205 on second floor in block no. '3C', having a super built-up area of 530 sft. (i.e., 424 sft. of builtup area & 106 sft. of common area) in building known as Paramount Residency together with
  - a. undivided share in scheduled land to the extent of 34.76 sq. yds.
  - b. A reserved two wheeler parking space bearing no. 14 admeasuring about 15 sft. situated at Sy. No. 176, situated at Nagaram Village, Keesara 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. 2,88,000/- (Rupees Two Lakhs Eighty Eight Thousand Only) issued by LIC Housing Finance Ltd and the Vendor hereby admit and acknowledge the receipt of the said consideration.
2. The Vendor hereby covenant 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 covenant 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 have 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 covenant 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.

For Paramount Builders

  
Partner

For Paramount Builders

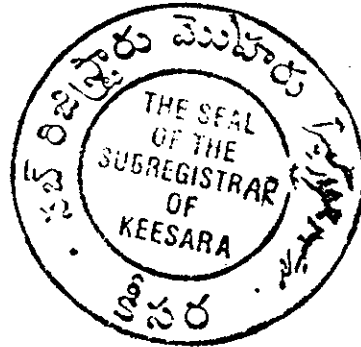
  
Partner

1 వుత్తరము 2008 వంశ పు 2868 .....

దస్తావేజు యొక్క యొక్క లోకముల సంఖ్య.....14.....

6 కాగితముల వరుస సంఖ్య.....5.....

నవ-రిజిస్ట్రారు



7. The Vendor hereby covenant that the Vendor have 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.
9. The Buyer do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Paramount Residency 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 PARAMOUNT RESIDENCY.
  - 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 Paramount Residency Owners Association that has been / shall be formed by the Owners of the apartments in PARAMOUNT RESIDENCY 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.
  - 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 PARAMOUNT RESIDENCY, 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 Paramount Builders  
  
Partner

For Paramount Builders  
  
Partner

1 వృత్తకము 2008 నంబర్ వు ..... 2868 .....

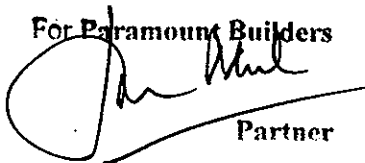
దస్త్రావళి మొత్తము లాగితముల సంఖ్య..... 14 .....

ఈ లాగితముల వరుస సంఖ్య ..... 6 .....

సజ్-రిజిస్ట్రారు



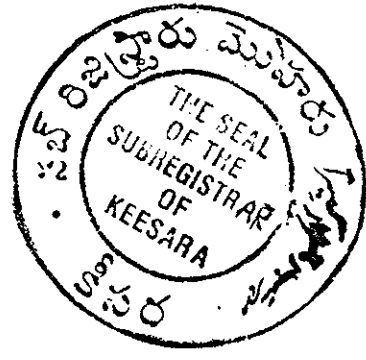
- e. The Buyer alone shall be liable and responsible for payment of all levies, rates, taxes, assessment, duties etc., assessed or payable to the Municipal authorities or other local bodies or authorities in respect of the Scheduled Apartment from the date of delivery of its possession by the Vendor 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 PARAMOUNT RESIDENCY 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 voidable 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. 21600/- is paid by way of challan no. 789582, dated 7.06.08, drawn on State Bank of Hyderabad, Keesara Branch, R. R. District and VAT paid an amount of Rs. 2880/- by the way of Payorder No. 141055, dated 03.06.08, drawn on HDFC Bank, S. D. Road Branch, Secunderabad

For Paramount Builders  
  
Partner

For Paramount Builders  
  
Partner

శక్తికాంక్ష 2008 పంపు 3868  
గొప్పవజు మొత్తము లొగితముల సంఖ్య 14  
ఈ లొగితముల ప్రతుల సంఖ్య 7

నవ-రిజిస్ట్రారు



SCHEDULE 'A'

SCHEDULE OF LAND

All that the total open land being Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts. and bounded by:

North By	Sy. Nos. 198, 182, 180 & 177
South By	Sy. Nos. 175, 174 & 167
East By	Sy. No. 159
West By	Sy. No. 198

SCHEDULE 'B'

SCHEDULE OF APARTMENT


All that portion forming semi-finished semi-deluxe apartment no. 205 on the second floor in block no. '3C', admeasuring 530 sft. of super built up area (i.e., 424 sft. of built-up area & 106 sft. of common area) together with proportionate undivided share of land to the extent of 34.76 sq. yds. and a reserved parking space for two wheeler on the stilt floor bearing no. 14, admeasuring about 15 sft., in residential apartment named as Paramount Residency, forming part of Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, marked in red in the plan enclosed and bounded as under:

North By	Open to sky
South By	Open to sky & Lift
East By	Open to sky & Staircase
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:

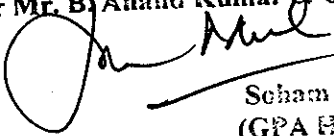
WITNESS:

1. S. Ravi Kumar

For Paramount Builders  
  
Partner

For Paramount Builders  
  
Partner

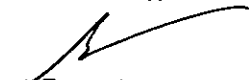
2. S. Subramaniam

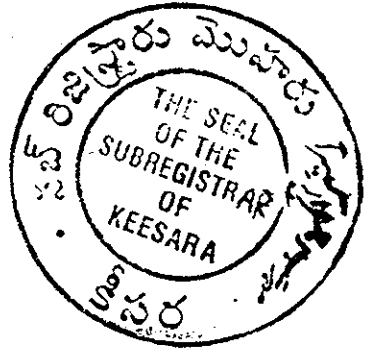
For Mr. B. Anand Kumar & Others  
  
Scham Modi,  
(GPA Holder)

VENDOR

  
BUYER

1 వైద్యకము 2008 సం. నెం. 3868  
దస్తావజా మొత్తము తనిఖీనంబు సంఖ్య 14  
ఈ తనిఖీనంబు వరుస సంఖ్య 8

  
నబ-రిజిస్ట్రారు



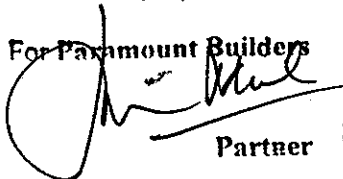


ANNEXTURE-1-A

1. Description of the Building : semi-deluxe flat bearing no. 205 on the second floor, in block '3C' of Paramount Residency, situated at Sy. No. 176, Nagaram Village, Keesara Mandal, Ranga Reddy District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure (semi-finished)
2. Age of the Building : New
3. Total Extent of Site : 34.76 sq. yds., U/S Out of Ac. 3-04 Gts.
4. Built up area particulars :
- (a) Cellar, Parking Area :
- (b) In the Ground Floor : 15 sft. Parking space for two wheeler
- (c) In the First Floor :
- (d) In the Second Floor : 530 sft.
- (e) In the Third Floor :
- (f) In the Fourth Floor :
- (g) In the Fifth Floor :
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 2,88,000/-

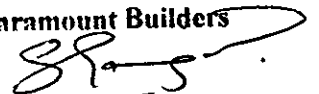
Date: 07.06.2008

For Paramount Builders



Partner

For Paramount Builders




Partner

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 Paramount Builders



Partner

For Paramount Builders



Partner

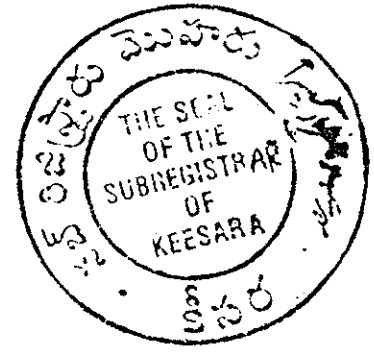
Signature of the Executants

Date: 07.06.2008

B. Humb 

1 వుత్తరము 2608 రంధ్ర పు 3865.....  
దస్తావేజు మొత్తము కాగితముల సంఖ్య 14.....  
ఈ కాగితముల నమన సంఖ్య 9.....

నట-రిజిస్ట్రారు



**REGISTRATION PLAN SHOWING** FLAT NO. 205 IN BLOCK NO. '3C'

ON THE SECOND FLOOR IN PARAMOUNT RESIDENCY

**IN SURVEY NOS.** 176 (PART)

**SITUATED AT**

NAGARAM VILLAGE, KEESARA

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

**VENDOR:** M/S. PARAMOUNT BUILDERS REPRESENTED BY ITS PARTNERS

MR. SOHAM MODI, SON OF MR. SATISH MODI

MR. SAMIT GANGWAL, SON OF MR. S. K. GANGWAL

**BUYER:** DR. B. MURALI KRISHNA, SON OF MR. B. VENKATA RAMANAIAH

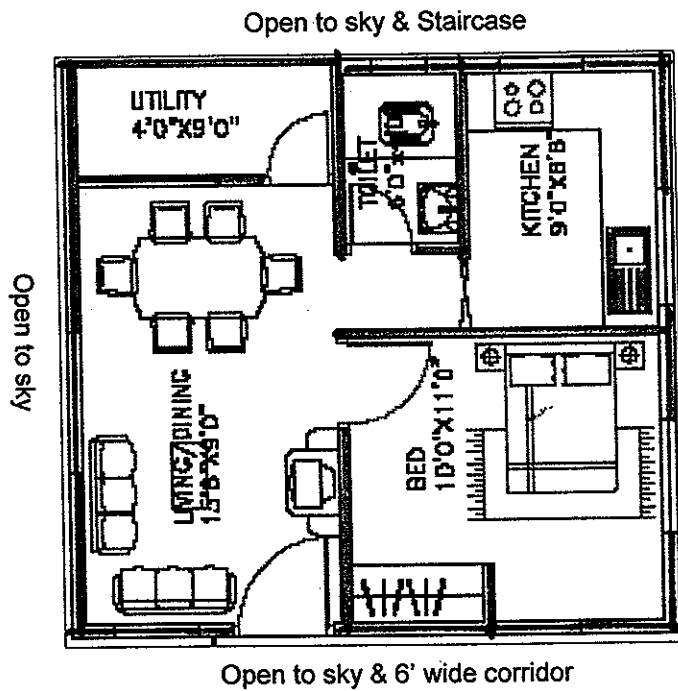
**REFERENCE:**  
**AREA:** 34.76

**SCALE:**  
**SQ. YDS. OR**

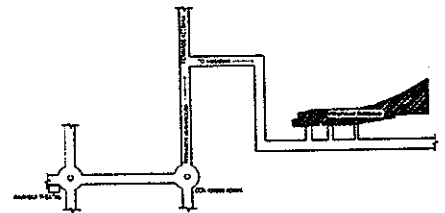
**INCL:**   
**SQ. MTRS.**

**EXCL:** 

Total Built-up Area = 530 sft.  
Out of U/S of Land = Ac. 3-04 Gts.



**Location Map**



**WITNESSES:**

1. S. Ramesh Krishna
2. S. Subramanian

For Paramount Builders

  
Partner

For Paramount Builders

  
Partner

**SIG. OF THE VENDOR**



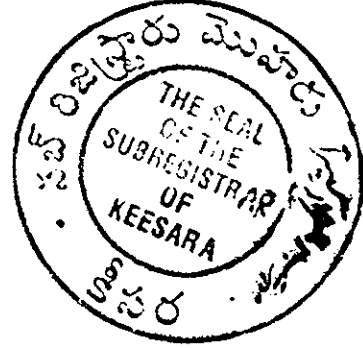
**SIG. OF THE BUYER**

1 ప్రకటనలు 2008 సం: పు 3968 .....




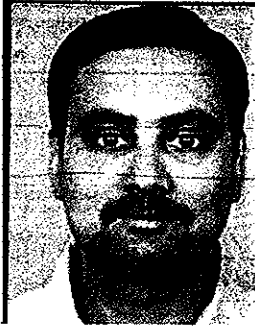
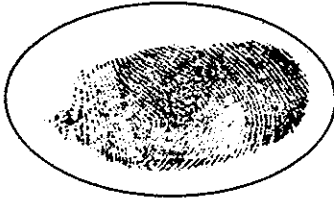


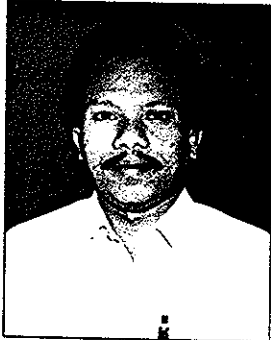
దస్తవేళా మొత్తము కలితముల సంఖ్య 14 .....

ఈ కలితముల వసూల సంఖ్య 10 .....

సబ్-రిజిస్ట్రారు



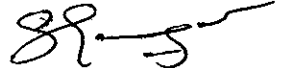
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF  
REGISTRATION ACT, 1908.**

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<u>VENDOR:</u> M/S. PARAMOUNT BUILDERS HAVING ITS OFFICE AT 5-4-187/3&4 II FLOOR, SOHAM MANSION M. G. ROAD SECUNDERABAD - 500 003. REP. BY ITS PARTNERS  1. MR. SOHAM MODI S/O. MR. SATISH MODI
			2. MR. SAMIT GANGWAL S/O. MR. S. K. GANGWAL R/O. PLOT NO. 1211, ROAD NO. 60 JUBILEE HILLS HYDERABAD - 500 034.
			<u>SPA FOR PRESENTING DOCUMENTS:</u>  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.
			<u>BUYER:</u>  DR. B. MURALI KRISHNA S/O. MR. B. VENKATA RAMANAIAH R/O. 1-11-110/92/A/15 TATACHARY COLONY SHYAMLAL BUILDING BEGUMPET HYDERABAD.

SIGNATURE OF WITNESSES:

1. S. Ramesh Kumar
2. S. Subramanian

For Paramount Builders  
  
 Partner

For Paramount Builders  
  
 Partner  
 SIGNATURE OF THE EXECUTANTS

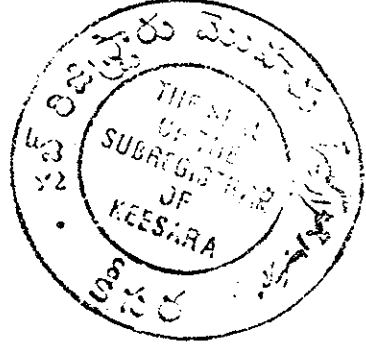
B. Murali Krishna

1 వైద్యకము 2008 నంబర్ 3008.....

దస్తవేది నెంబర్ 14.....

అ లాభముల వేరుకొనుటకు.....

జనరల్ సర్జన్



**HOUSEHOLD CARD**

Card No. : PAPI677620015  
 F.P Shop No : 762  
 Name of Head of Household : Gangwal, Samit  
 Father/Husband name : Sushil Kumar  
 Date of Birth : 20/Oct/71  
 Age : 35  
 Occupation : Own Business  
 House No. : 8-2-293/82/A/1211  
 Street : ROAD NO 60  
 Colony : JUBILEE HILLS  
 Ward : 8 / Ward-8  
 Circle : 87 / Circle VII  
 District : Hyderabad  
 Annual Income (Rs.) : 100,000  
 LPG Consumer No. (1) : 620316/(Single)  
 LPG Dealer Name (1) : B S Enterprises, HPC  
 LPG Consumer No. (2) : 1805/Double  
 LPG Dealer Name (2) : Venkata Sa



**Family Members Details**

S.No	Name	Relation	Date of Birth	Age
2	Arpita	Wife	25/11/72	34
3	Samanth	Son	29/07/00	6

DPL No 102  
 Jubilee Hills club,  
 Jubilee Hills

27/01/2006  
 DPL Incharge

INDIAN UNION DRIVING LICENCE  
**ANDHRA PRADESH**  
 DRIVING LICENCE  
 DLDAPO1193822002  
 PROBATIONER - HONRY K  
 2-3-6  
 JAISWAL  
 AMBERNOL  
 HYDERABAD  
 20/07/2002 DUPLICATE  
 Licensing Authority  
 RTA-HYDERABAD-EE

For Permanent Builders

*[Signature]*  
 Partner

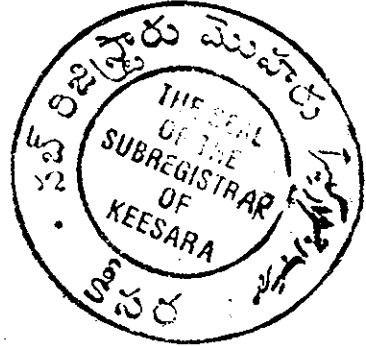
PERMANENT ACCOUNT NUMBER  
**ABWPM6725H**  
 NAME  
 SOHAM SATISH MODI  
 FATHER'S NAME  
 SATISH MANILAL MODI  
 DATE OF BIRTH  
 16-10-1969  
 SIGNATURE  
 Chief Commissioner of Income-Tax, Andhra Pradesh

For Permanent Builders

*[Signature]*  
 Partner

1 ఫిర్యాదు నంబర్ 388  
దస్తావేజు నమోదు కారితముల సంఖ్య 14  
ఈ కారితముల పనుల సంఖ్య 12

సబ్-రిజిస్ట్రారు





आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

BOGA MURALI KRISHNA

VENKATA RAMANAIAH

01/06/1970  
Permanent Account Number

AOJPB8833M

*B. Murali Krishna*  
Signature

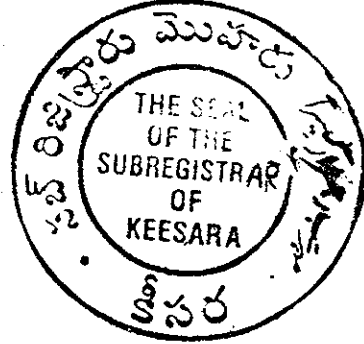


19012008

*B. Murali Krishna*

1 వుత్తకము 2003 నంబు 2868  
చస్తావనా మొత్తము లాగితముల సంఖ్య 14  
ఈ లాగితముల పరుస సంఖ్య 17



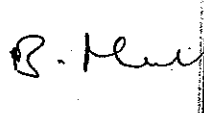
నబ-రిజిస్ట్రారు



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


C.S.No./Year: 004733/2008 of SRO: 1530(KESARA)

07/06/2008 14:26:40

SINo	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1			(CL) B.MURALI KRISHNA R/O.H.NO.1-11- 110/92/A/15,TATACHARY COLONY BUILDING BEGUMPET HYD.	
2	Manual Enclosure	Manual Enclosure	(EX) SOHAM MODI [R] M/S.PARAMOUNT BUILDERS R/O.H.O.5-4- 187/3&4,II ND FLOOR SOHAM MENSION,MG ROAD,SEC-BAD	
3	Manual Enclosure	Manual Enclosure	(EX) SAMIT GANGWAL [R] M/S.PARAMOUNT BUILDERS R/O.H.O.5-4- 187/3&4,II ND FLOOR SOHAM MENSION,MG ROAD,SEC-BAD	
4	Manual Enclosure	Manual Enclosure	(EX) M/S.PARAMOUNT BUILDERS 5-4-187/3&4,II ND FLOOR SOHAM MENSIONM.G.ROAD,SEC -BAD	

Witness  
Signatures

  
Operator  
Signature

  
Subregistrar  
Signature

17 Bank

27 alone

1 వర్ణము 2008 సం.పు ..... 2868

దస్త్రీలు మొత్తము రాగివము సంఖ్య ..... 14

4 రాగివముల వరుస సంఖ్య ..... 14

నవ-రిజిస్ట్రారు

