35 3 22 M. 50 3 8. 0 దస్తాపేజాల మొత్తం కాగితముల Bassia Pobl సంఖ్య...ర్...ఈ కాగితపు వరుస Es and with the same 2 3 JAH 2007 368# June de. szc. dad entrings biens 200 + 3 non. Lylla 25. 26.00 పగలు......మరియు ఉప్పల్ సబ్-రిజిస్ట్రారు ఆఫీసులో & Kinstabhakanhanooy రిజిగ్బ్ షన్ $^{\vee}$ చ**ట్టము, 1908 లోన**ెప్టెక్షన్ 32 ఎ $_{+}$ ను అనుసరించి **సమర్పించవలసిన** పోటోగ్రాఫులు మరియు పేలిముడ్రలతో సహ ధాఖలుచేసి SBH, Habsiguda Branch, Sec'bad Slo The Ready oce: service (0) 5-4-187/384, and floor, 30 ham mansion రాసి యిచ్చివట్లు ఒప్పు కొన్నది, M. G. Road. Rec' Rad, through attested GRA ఎడమ బ్రొటన[పేలు tor Presentation or Documents, vide GRA 201 / 3K 12 / 06 at sea uppal. రూ ఎంచినది. S/O T. SATYA WARAYAMA MURTHY GEOUPHTION: SERVICE I. Mango Roo C-2, I FLOOK, VEDWAS APTS, PLOT # 1254, 1945 MAIN RO, ANNANAGOK WEST, CHENNAI 600040 Sto. RAMESH REDDY OCO'S BUSINESS R/2. 101. SRI SAI EPB. Magale colony. Hind.

The Model Homes

WHEREAS:

A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-09 Gt. forming part of Sy. No. 291, situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District by virtue of various registered sale deeds as given hereunder and hereinafter referred to as the Schedule Land.

	r		
Sl.	Sale Deed	Dated	Extent of
No.	Doc. No.		Land
1.	1756/2004	13/02/2004	202 Sq. Yds.
2.	1757/2004	13/02/2004	202 Sq. Yds.
3.	1758/2004	13/02/2004	202 Sq. Yds.
4	1759/2004	13/02/2004	202 Sq. Yds.
5.	1760/2004	13/02/2004	202 Sq. Yds.
6.	2556/2004	01/03/2004	202 Sq. Yds
7.	2557/2004	01/03/2004	202 Sq. Yds
8.	2558/2004	01/03/2004	202 Sq. Yds
9.	2559/2004	01/03/2004	202 Sq. Yds
10.	2560/2004	01/03/2004	202 Sq. Yds
11.	11573/2004	23/11/2004	Ac. 0-38 Gts.
12.	1655/2005	21/02/2005	Ac. 0-25 Gts.
13.	2247/2005	11/03/2005	Ac. 1-22 Gts.
14.	4973/2005	21/05/2005	Ac. 0-15 ½ Gts.
15.	4974/2005	21/05/2005	Ac. 0-29 1/3 Gts.
16.	6495/2005	07/07/2005	Ac. 1-22 ½ Gts.

All the above Sale Deeds are registered at the office of the Sub-Registrar, Uppal, R. R. District.

- B) Originally the Scheduled Land stood in the name of Shri P. Sai Reddy as patta land and upon his death on 27/05/1998 the patta was granted in favour of his only son Sri P. Sanjeeva Reddy (patta no. 20, passbook no. 177970, title book no. 10420)
- C) The said Sri P. Sanjeeva Reddy executed an Agreement of Sale cum General Power of Attorney with possession in favour of Sri Kasula Shankar Goud, S/o. Rajaiah, vide document no. 535/04 dated 20.01.2004, registered at the Sub-Registrar, Uppal for sale of about Ac. 6-30 Gts. in Sy. No. 291 of Cherlapally Village, Ghatkesar Mandal, R. R. District. The Scheduled Land forms a portion of the said land. The Vendor has purchased the Scheduled Land by virtue of the above referred sale deeds which were executed by Sri Kasula Shankar Goud, S/o. Sri Rajaiah and Sri P. Sanjeeva Reddy, represented by its Agreement of Sale cum General Power of Attorney holder Sri Kasula Shankar Goud.
- D) The Vendor is desirous of developing the Scheduled Land by constructing independent bungalows thereon and has obtained a tentative layout from HUDA vide Permit No. 03/MP2/HUDA/2006 dated 15.02.2006.

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner

Page 2

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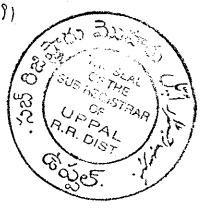
Sub Reed Sub

An amount of Rs. 2410 towards Stamp Duty Including Transfer duty and Rs. 134 towards Registration Fee was paid by the party through Challey Receipt Number. 62563 11979 Oated 4 3811 Habsigada Branch, Sec'bad.

6.B.H. Habsiguda A/c No. 01000050780 of S.R.O. Uppet

NOTE: Construction Agreement filed along with this sale deed for Rs 2005 000 (- and Stamp duty/

SUB REGISTRAL



E) The Vendee is desirous of purchasing a plot of land bearing no. 209, admeasuring 224 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 2,69,000/- (Rupees Two Lakhs Sixty Nine Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

- 1. The Vendor do hereby convey, transfer and sell the Plot No. 209, admeasuring 224 sq. yds. forming part of Sy. No. 291 of Cherlapally Village, Ghatkesar Mandal, R. R. District, which is hereinafter referred to as the Scheduled Plot 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. 2,69,000/- (Rupees Two Lakhs Sixty Nine Thousand Only). The Vendor hereby admit and acknowledge the receipt of the said consideration.
- 2. The Vendor hereby covenant that Scheduled Plot 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 Plot.
- 3. The Vendor further covenant that the Schedule Plot is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby give warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled Plot it shall be the responsibility of the Vendor alone to satisfy such claims. In the event of Vendee being put to any loss on account of any claims on the Scheduled Plot, the Vendors shall indemnify the Vendee fully for such losses.
- 4. The Vendor have this day delivered vacant peaceful possession of Scheduled Plot to the Vendee.
- 5. The Vendor hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate Scheduled Plot unto and in favour of the Vendee in the concerned departments.
- 6. The Vendor hereby covenant that the Vendor have paid all taxes, cess, charges to the concerned authorities relating to Scheduled Plot 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.
- 7. Stamp duty and Registration amount of Rs. 25,550/-/- is paid by way of challan no. 191991, dated 24.02.07, drawn on SBH, Habsiguda, Hyderabad. and an amount of Rs. 19,950/- by challan no. 191993, of 24.02.07.

For Mehta and Modi Homes

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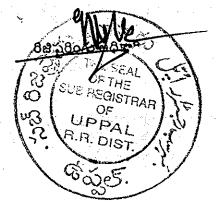
Partner

For Mehta and Modi Homes

Partner

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పబ్-రిజిస్ట్రాగు



SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 209, admeasuring about 224 sq. yds. forming part of Sy. No. 291, situated at Block No. 2, Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	Plot No. 210
South	Plot No. 208
East	Plot No. 202
West	40' 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. T. Navannya Ros

2.

For Mehtaland Modi Homes

Partner

(Soham Modi) VENDOR

For Menta and Modi Homes

(Suresh U Mehta) V E N D O R

VENDEE

గ్రాఫ్ ప్రస్తుక్తము.డినినిస్స్ సంగ్రాఫ్ట్ తస్వావేజుల మొత్తం కాగితముల సంఖ్య....దీ..ఈ కాగితపు వరుస్తు సంఖ్య....దీ...

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SWATCH THE SEAL THE OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

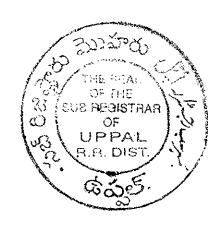
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REGISTRATION PLAN S	HOWING PLOT NO. 209, FORMING A PART					
IN SURVEY NO. 291		Situated at				
CHERLA	APALLY VILLAGE, GHATKESAR	Mandal, R.R. Dist				
VENDOR: M						
1	. MR. SOHAM MODI, SON OF SRI SATISH MODI	n.				
2. MR. SURESH U. MEHTA, SON OF LATE SRI UTTAMLAL MEHTA						
BUYER:	MR. ANAND SUBRAMANI, SON OF MR. M. SUBRAMANI					
	SCALE: INCL: EXCL: SQ. YDS. SQ. MTRS.					
40' wide road	Plot No. 210 57'-6" Plot No. 209 Plot No. 209 Plot No. 208	N ↑				
WITNESSES: 1. T. Navengga kao 2.	Partner Sic	Partner G. OF THE VENDOR BIG. OF THE BUYER				

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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

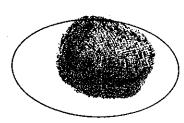
VENDOR:





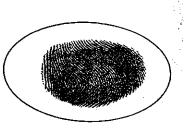
M/S. MEHTA & MODI HOMES HAVING ITS OFFICE AT 5-4-187/3 & 4 All FLOOR, SOHAM MANSION M. G. RAOD, SECUNDERABAD REP. BY ITS PARTNERS

1. MR. SOHAM MODI S/O. MR. SATISH MODI





2. MR. SURESH U. MEHTA S/O. LATE UTTAMLAL MEHTA (O). 5-4-187/3 & 4, III FLOOR SOHAM MANSIOM, M. G. ROAD SECUNDERABAD - 500 003





GPA FOR PRESENTING DOCUMENTS:

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



BUYER:

MR. ANAND SUBRAMANI S/O. MR. M. SUBRAMANI R/o. PLOT NO. 355 NORTH MAIN ROAD ANNANAGAR WEST EXTN CHENNAI - 600 101.

SIGNATURE OF WITNESSES:

T. Menyo Ros

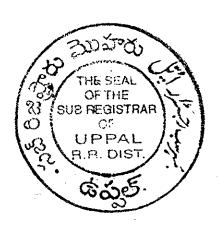
For Mehta and Modi Homes

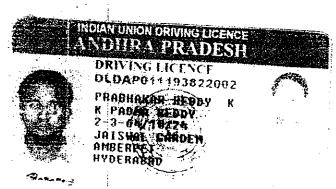
For Mehta and Modi Homes

Partner

SIGNATURE OF THE EXECUTANTS

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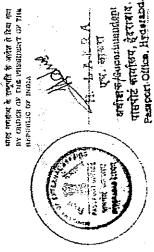


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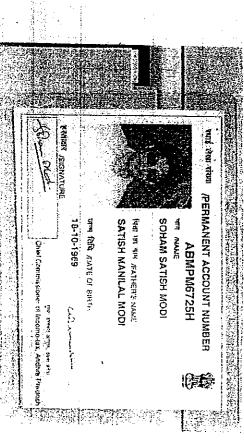
इस पाड़ में लोकम को गण गण एक के गए होने के नाम गर, उन हम हो मिनका अनुबादी ने अति-जाने में, और उने का सत्त की तुनी तमानकों की किया तम-डोक, अनुबादी ने अति-जाने में, और उने का सत्त की तुनी तमामता और तुष्का करा करें टिसाबी गए अस्वस्थलता हो।

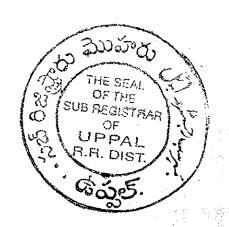
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Commissioner of Income-tax (Computer Operations)

இத்த அட்டை கணமத்போனானே. கண்டெடுக்கப்பட்டானே இவ்வட்டையை விறியோகித்த கீழ்கானும் அதிகாகிக்கு தலவல் அகுப்புபனு அவ்வது திருப்பி அகுப்புமாறு கோறப்படுகிறது.

வருமானவரி ஆணையர் (கணிப்போடி இயக்கம்), 121, மகாத்மா காந்தி சானல், நூல்லம்பாக்கம், செல்னை – 600 034,

In case this card is lost/found, kindly inform/return to the issuing authority:

Commissioner of Income-tax (Computer Operations), 121, Mahatma Gandhi Road,

Nungambakkam, Chennai - 600 034.

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THE SEAL OF THE SUB REGISTRAR OF UPPAL R. R. DIST