

Proceedings of the Special Officer & Competent Authority  
Urban Land Ceilings, HYDERABAD

Present: SRI J.C. SHARMA IAS.,

R.Dia. P2/133/79

Dt: 19.10.95

Subj- Urban Land (Ceiling & Regulation) Act, 1976-Hyderabad Urban Agglomeration - Statement u/s 6(1) of the Act filed by Sri Prameedchandra M. Modi - Draft statement u/s 6(1) and 6(3) of the Act issued.

Reads- 1) Statement u/s 6(1) filed by Sri Prameed Chandra M. Modi  
2) Report of Enquiry Officer dt 3.4.80 and 25.5.1994

**O R D E R :-**

Sri Prameed Chandra M. Modi - has filed Statement u/s 6(1) of the Urban Land (Ceiling & Regulation) Act, 1976 declaring the following properties in the Hyderabad Urban Agglomeration.

Sl No	Name	Description of the property	Location	Extent
1	Sri. Prameed Chandra M. Modi.	Land with building	2-A Jeera, Sec'd.	363.00 sqnts
2	-do-	-do-	141 Pender-ghat Road.	3865.00 "

The Statement has been enquired into. The result of the enquiry is as follows:-

1) Land with building Premises No. 141 (old) 1-8-165 to 179 (New) Oxford street, Secunderabad

The declarant has acquired the premises No. 141 (old) 1-8-165 to 179 (New) situated at Oxford street, Secunderabad, through a Registered sale deed No. 894 of 1964 dt 12.5.1964. As per T.S. record the premises is falling in Town survey No. 19, Ward No. 101, Block 'B', the total area of the premises is 8578.00 sq. ntrs. The declarant has gifted an extent of 4331.11 sqntrs., through Registered Gift document Nos. (1) 1611/70 dt 11.8.1970 (2) document No. 1853/71 dt 16.4.1971, (3) Deed. No. 1695/74 dated 10-10-1974. As per the sketch prepared the total area of the premises is 4488.81 sqntrs. which is adopted for computation.

As per the enquiry report of the Enquiry Officer, the building is constructed before the commencement of the Act. It is used for dwelling and non-dwelling purpose, therefore the computation is made as follows:-

Sl No	Description of the property	Nature of the structure	Total area	Plinth area	Appt. land	Addl. appt. prote-cted.	Area vacant land
1.	2.	3.	4.	5.	6.	7.	8.
	1) Land with building preNos. 1-8-165 to 179 Oxford Street Secunderabad.		4488.81	--	--	--	--
		i) Main Building preNo. 1-8-169/1	--	239.96	500.00	500.00	1239.96
		ii) Out house Non-dwelling unit preNo. 1-3-179/2	--	20.90	290.68	--	311.58
		Non-dwelling unit preNo. 1-8-165 (Latrine)	--	825.25	500.00	--	1325.25
		iii) Non-dwelling unit preNo. 1-8-179/1	--	240.79	500.00	--	740.79
			--	371.23	300.00	--	671.23
		<b>Total:</b>	<b>4488.81</b>	<b>1698.13</b>	<b>2290.68</b>	<b>500.00</b>	<b>4488.81</b>

The total area of 4488.81 sents, held by the declarant is protected u/s 4(11) of the Act.

**2) Premises No. 5-3-42 situated at Jeera, Secunderabad:-**

Total area is 563.00 sents. built up area 327.05 and open land 232.95 sents. It was built in 1939. Therefore it is protected u/s 4(11). Thus the declarant does not hold vacant land he is treated as non-surplus holder.

This order is issued subject to the provisions of sub-section (2) of Section 6 and Sections 15, 18, 22 and 38 of the Urban Land (Ceiling & Regulation) Act, 1976.

//attested//

Sd/-  
Special Officer & Competent Authority, ULG., Hyderabad

TO  
Sri. Pramodchandra M. Modi, E/o HNO, 2-A Jeera, SECUNDERABAD

- 2) copy to: The Collector, Hyderabad Dist. 3) copy to: HNO., Hyderabad  
 4) " : Mandal Revenue officer, Secunderabad.  
 5) " : The Commissioner, M.G.H. Hyderabad  
 6) " : The Sub-Registrar, Secunderabad  
 7) " : Supdt. 'A' section