

DOCT NO. 1719/12

A-316



SCANNED
746
827
338

ఆంధ్ర ప్రదేశ్ రాష్ట్రం ANDHRA PRADESH

Sl. No. **8037** Date: 30-03-2012, Rs.100/-
 Purchaser: CH. RAMESH S/O CH. NARSINGA RAO R/O HYD.
 For Whom : M/s. GREEN WOOD ESTATES

AS 884636
 S. Poshetty
S. POSHETTY
 STAMP VENDOR BHONGIR
 L.No.23-01-003/2009
 R.No.23-01-011/2012
 H.No. 1-7-771, R.E. Nagar, BHONGIR-500199
 Dist. Nalgonda, Cell:9609557240

SALE DEED

This Sale Deed is made and executed on this 16th day of April 2012 at SRO, Vallabhnagar, Hyderabad by:

M/s. GREENWOOD ESTATES, a registered partnership firm, having its office at 5-4-187/3 & 4, II floor, Soham Mansion, M. G. Road, Secunderabad, -500 003, represented by its Partners / Authorised representatives Shri. Soham Modi, Son of Shri. Satish Modi aged about 42 years, Occupation: Business, resident of Plot No. 280, Jubilee Hills, Hyderabad, and Smt. K. Sridevi, W/o. Shri. K. V. S. Reddy, aged about 34 years, Occupation: Business, R/o. Flat No. 502, Vasavi Homes, Uma Nagar, 1st lane, Begumpet, Hyderabad, hereinafter called the "Vendor".

AND

1. Shri. Karnati Bhaskar, S/o. Shri. K. Narsimha, aged about 45 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
2. Shri. K. Gopinath, S/o. Shri. K. Bhaskar aged about 22 years, Occupation Business, Resident of H. No. 2-44/1, Sai Nagar, Chaitanyapuri, Dilshuknagar, Hyderabad.
3. Shri. A. Purushotham, S/o. Shri. A. Vittal, aged about 45 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, Jayamansion, Kavadiguda, Hyderabad.
4. Shri. A. Srinivas, S/o. Shri. A. Vittal, aged about 38 years, Occupation Business, Resident of H. No. 1-3-1/C/1, Flat No. 101, 1st floor, Jayamansion, Kavadiguda, Hyderabad.
5. Shri. Belide Venkatesh, S/o. Shri. Eashwaraiiah, aged about 45 years, Occupation Business, Resident of H. No. 1-3-2/C/1, Kisan Nagar, Bhongir, Nalgonda Dist. being represented by Shri. Soham Modi, Son of Shri. Satish Modi aged about 42 years, and Smt. K. Sridevi, W/o. Shri. K.V.S. Reddy, aged about 34 years, the Managing Partners/ Authorised Representatives of M/s. Greenwood Estates who is the Joint Development Agreement cum General Power of Attorney Holders by virtue of document no. 4101/07, dated 13.09.2007, registered at S.R.O. Vallab Nagar, hereinafter called the "Owners".

For Greenwood Estates

For Greenwood Estates

Partner

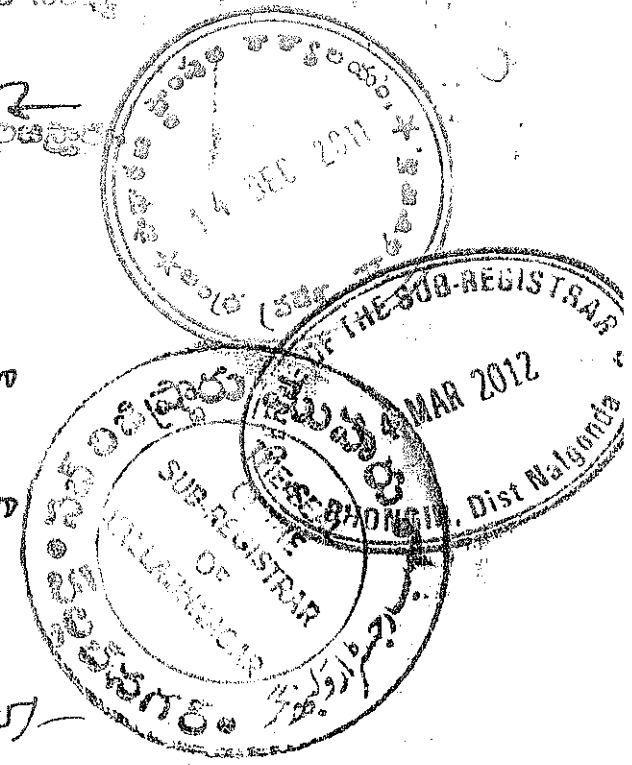
Partner

1వ ప్రభుత్వము 2012 సం/నా.డి.10 34 వ.సం.పా
 కచ్చితము నం. 1719 మొత్తము కారితముల నం.పా
 (1)

ENDORSEMENT

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

I. Stamp Duty:		
1. in the shape of stamp papers.....	Rs.	100 >w.
2. in shape of challan (u/s.41 of I.S.Act..1899).....	Rs.	51150 >w
3. in the shape of cash (u/s.41. of I.S.Act,1899)	Rs.	=
4. adjustment of stamp duty u/s.16 of I.S.Act,1999,if any	Rs.	=
II. Transfer Duty.		
1. In the shape of challan	Rs.	20500 >w
2. In the shape of cash	Rs.	=
III. Registration fees:		
1. In the shape of challan	Rs.	5125 >w
2. In the shape of cash	Rs.	=
IV. User Charges.		
1. in the shape of challan	Rs.	100 >w
2. in the shape of cash	Rs.	=



2012 వ సం. ఏప్రిల్ నెల 16 తేదీన
 1934 వ సం. ఏప్రిల్ నెల 27 తేదీన

12 ముద్రలు 1 ముద్రలు ముద్ర వల్లభీరంగ నభ రాజస్థాన్
 క. ప్రబాకర్ రెడ్డి

అభ్యర్థి అభ్యర్థిని అభ్యర్థించు అభ్యర్థిని అభ్యర్థించు అభ్యర్థిని అభ్యర్థించు
 సురక్షితముగా ఉంచుటకు అభ్యర్థిని అభ్యర్థించు అభ్యర్థిని అభ్యర్థించు
 దాఖలు చేసిన తరువాత 5125 >w లు చెల్లించినట్లు
 పాపం అభ్యర్థి అభ్యర్థించు
 అభ్యర్థి అభ్యర్థించు

Prabhakar
 K. Prabhakar Reddy, S/o. K. Padma Reddy, Occupation: Service,
 (O). 5-4-1877/3 & 4, 2nd Floor, Sohan Mansion, M.G. Road,
 Secunderabad-03, through attested GPA/GPA for presentation
 of documents, Vide GPA/GPA No. 8/BRV/05
 dated 19-11-08, registerer at SRO, Vallabhnagar
 Ranga Reddy District.

Shiv Kumar Viswanath
 S/o. Mr. Vishwanath, Occ. Service
 R/o. # 403, D.V. Township Suthanagar, Old Safilguda
 Sec'bad - 056.

D. PAVAN KUMAR S/o. D. ANJANEYULU, SERVICE
 R/o. 2-653/2, PARVATAPURAM, UPPAL, HYDERABAD.

B. Rajkumar S/o. Mukund Rao, Service - R/o-1-16
 M. Bollaram, Sec'bad



① Paravathu

② B. Ling

2012 వ సం. ఏప్రిల్ నెల 16 తేదీన
 1934 వ సం. ఏప్రిల్ నెల 27 తేదీన
 B. Bhagavanth Reddy
 నభ-రిజిస్ట్రారు
 కచ్చితము

IN FAVOUR OF

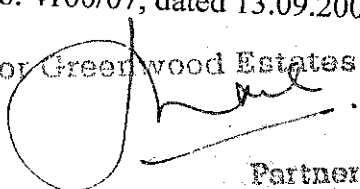
Mr. SHIV KUMAR VISWANATH, SON OF Mr. VISWANATH, aged about 34 years, Occupation: Service, residing at Block no.6, Flat no. 403, D. V. Township Sudhanagar, Old Safilguda, Secunderabad - 500 056., hereinafter called the "Buyer" (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

The expression Vendors, Owners and Buyer shall mean and include his/her/their heirs, successors, legal representatives, executors, nominees, assignees etc.

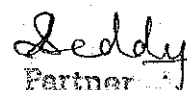
WHEREAS:

- A. The Vendor is the absolute owner, possessor and in peaceful enjoyment of land forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, admeasuring Ac. 3-00 Gts. by virtue of registered sale deed dated 8.02.2007, bearing document no. 741/2007 and, Sale Deed dated 5.01.2007 bearing document no. 64/2007 duly registered at the office of the Sub-Registrar, Vallab Nagar, R. R. District.
- B. The Vendor has purchased a portion of the land admeasuring about Ac. 1-00 Gts., from its previous owner Shri. Bhaker K. Bhatt vide doc no. 741/2007 referred to above. Shri. Bhasker K Bhatt became the owner of the said Ac. 1-00 Gts., of land in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District by virtue of registered sale deed dated 5.01.2007 bearing document no. 62/2007 and duly registered at the office of the Sub-Registrar, Vallab Nagar, R. R. District.
- C. The Owners were the absolute owners, possessors and in peaceful enjoyment of land forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District, admeasuring Ac. 3-05 Gts. by virtue of registered sale deed dated 5.01.2007, bearing document no. 63/2007 duly registered at the office of the Sub-Registrar, Vallab Nagar, R. R. District.
- D. The Vendors Land along with the Owners Land totally admeasuring Ac. 6-05 Gts., in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District is hereinafter the referred to as the SCHEDULED LAND and is more particularly described at the foot of the document.
- E. The Vendor and the Owners have purchased the SCHEDULED LAND for a consideration from its previous owners and pattedars namely:
- a. Shri. M. Jagan Mohan Reddy, S/o. late Shri. Shankar Reddy
 - b. Shri M. Madhu Mohan Reddy, S/o. late Shri. Shankar Reddy
 - c. Shri. M. Sudhir Reddy, S/o. late Shri. Narayana Reddy
 - d. Shri. M. Sushanth Reddy, S/o. late Shri. Narayana Reddy
- F. The Vendor and the Owners have entered into an Joint Development Agreement dated 13.09.2007 in respect of development of the property admeasuring Ac. 6-05 Gts., forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R. R. District which is herein after referred to as the SCHEDULED LAND. This Joint Development Agreement is registered with SRO, Vallab Nagar as document bearing no. 4100/07, dated 13.09.2007.

For Greenwood Estates


Partner

For Greenwood Estates


Partner

1వ పుస్తకము 2012 సం/కా. 1934 వ సంఖ్య
 దస్తావేజు నెం: 1719 మొత్తము లక్ష రూపాయల నుండి
 (14) ఈ కారితము వయన నంబ్ర (2)

ENDORSEMENT US 41 & 42 OF I.S. ACT

No. 1719/12 Date 16/4/12

I hereby Certify that the deficit Stamp duty
51150/- (Rs. Fifty one thousand
one Hundred and fifty only

has been levied in respect of the movement from
 Executant of this doct on the asis of agreed
 Market Value of Rs. 1025000/-
 bear higher than the consideration.

[Signature]
 Collector & Sub-Registrar
 Vallabh Nagar
 (Under the Indian Stamp Act)

ENDORSEMENT

Certified tha the following amounts have been paid in respect of this documents

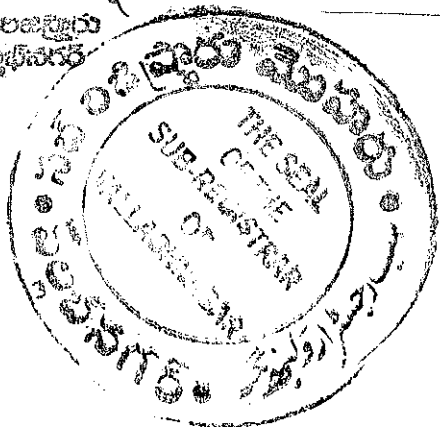
Sl. No.	Description of Fee/Duty	In the form of					Total
		Stamp Papers	Challen Serial of I.S. Act	Cash	Stamp duty Us/ 16 of I.S. Act	DD/BC/ Pay Order	
1	Stamp Duty	100	51150	D.O no. 1690	70	51250/-	
2	Transfer Duty	-	20500	Date. 16/4/12.	-	20500/-	
3	Registration Fee	-	5125	HDFC Bank Ltd	-	5125/-	
4	User Charge	-	100	Jelamserabad.	-	100/-	
	Total	100	76875			76975/-	

[Signature]
 సబ్ రిజిస్ట్రారు
 వల్లభనగర్

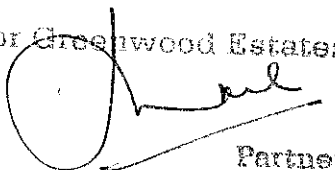
1వ పుస్తకము 2012 సం/ కా. 1934 వ సంఖ్య
1719 నెంబరుగా రిజిస్ట్రారు వయనడినది స్వానింగ్
 నిమిత్తం గుర్తింపు నెంబరు 1719 2012.

తేదీ - 16/4/12.

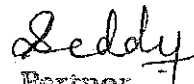
[Signature]
 బ. భగవంతుల రావు
 సబ్ రిజిస్ట్రారు
 వల్లభనగర్



- G. As per the terms of Joint Development Agreement, the Owners and the Vendor have agreed to share the proposed constructed areas as contained in Clause 11 and Annexure VI to the above referred Joint Development Agreement.
- H. Broadly the Owners shall be entitled to 61 flats aggregating to 88,445 Sft of constructed area along with 4,738 sq. yds of undivided share of land in the SCHEDULED LAND. The Vendor shall be entitled to 284 flats aggregating to 4,06,070 Sft of constructed area along with 21,749 sq. yds of undivided share of land in the SCHEDULED LAND.
- I. The Vendor has obtained the necessary permissions from Hyderabad Urban Development Authority and the Alwal Municipality vide their Letter No. 3822/P4/P/H/07, dated 9.7.2007. In accordance with the sanctioned plan in all 345 number of flats in 3 blocks aggregating to about 4,94,525 sft along with parking on the stilt floor and other amenities are proposed and agreed to be constructed
- J. The proposed development consisting of 345 flats in 3 blocks with certain common amenities is named as 'GREENWOOD RESIDENCY'.
- K. The Buyer is desirous of purchasing a deluxe apartment bearing flat no. 316 on the third floor, in block no. 'A' admeasuring 1230 sft. of super built-up area (i.e., 984 sft. of built-up area & 246 sft. of common area) together with proportionate undivided share of land to the extent of 65.88 sq. yds., and a reserved parking space for single car on the stilt floor admeasuring about 100 sft., in the proposed group housing scheme known as GREENWOOD RESIDENCY and has approached the Vendor. Such apartment hereinafter is referred to as Scheduled Apartment.
- L. The Vendor has represented by to the Buyer that the Scheduled Apartments has fallen to the share of Vendor and thus absolutely belongs to it by virtue of the above refereed various agreements.
- M. The Buyer has inspected all the title documents 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 GREENWOOD RESIDENCY. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.
- N. 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.10,25,000/-(Rupees Ten Lakhs Twenty Five Thousand Only) and the Buyer has agreed to purchase the same.
- O. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.
- P. The 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 Owners have has no share in the sale consideration agreed herein.

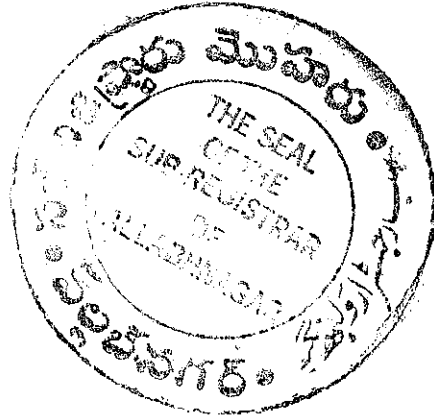
For Greenwood Estates

Partner

For Greenwood Estates


Partner

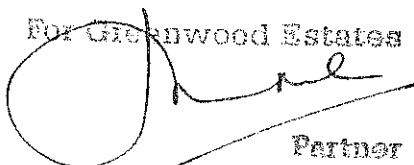
1వ పుస్తకము 2012 నం/కా.నె.19 34..... బే.నం.పు
క ప్రవేశ నం/1719..... మొత్తము కా.నె.యల సంఖ్య
(14) ఈ కాగితము పరుల సంఖ్య (3)

నల్-కె.కె.కె.

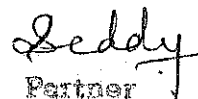


NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the semi-finished, deluxe apartment bearing flat no. 316 on the third floor, in block no. 'A', having a super built-up area of 1230 sft. (i.e., 984 sft. of built-up area & 246 sft. of common area) in building known as Greenwood Residency together with:
 - a) An undivided share in the Schedule Land to the extent of 65.88 sq. yds.
 - b) A reserved parking space for single car on the stilt floor, admeasuring about 100 sft.situated at forming a part of Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri 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. 10,25,000/- (Rupees Ten Lakhs Twenty Five Thousand Only) issued by IDBI Bank Lt., Chapel Road, Hyderabad.. The Vendor hereby admits and acknowledges 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 has 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.

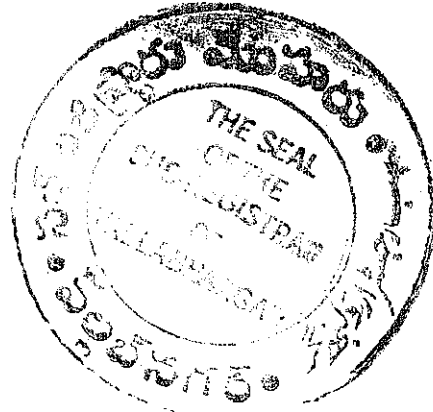
For Greenwood Estates

Partner

For Greenwood Estates

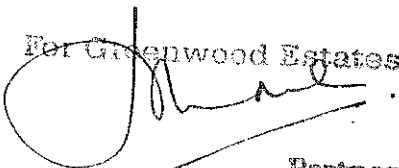

Partner

1వ పట్టణము 2012 సం/అ.క.1034..... ప.నం.పు.
క. ప.నం. 1714 మొత్తము లాగితముల సంఖ్య
(14) ఈ లాగితము వరుస సంఖ్య (4)

సబ్-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 Greenwood Residency as follows:-
- i. 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 GREENWOOD RESIDENCY.
 - ii. 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.
 - iii. That the Buyer shall become a member of the Greenwood Residency Owners Association that has been / shall be formed by the Owners of the apartments in GREENWOOD 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.
 - iv. 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 GREENWOOD 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.

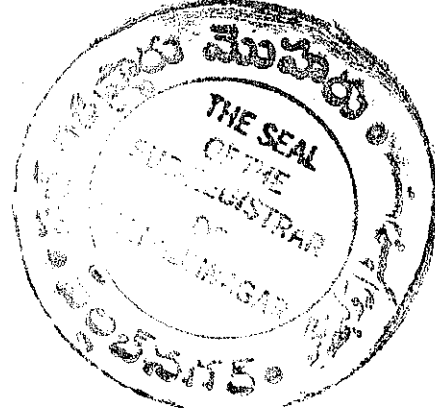
For Greenwood Estates

Partner

For Greenwood Estates


Partner

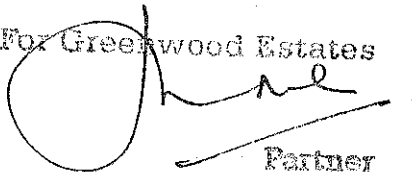
1వ పుస్తకము 2012 సం/అ.శ.1934..... కనం.పా
క్ర.సం. 1719..... మొట్టమొదటి భాగముల సంఖ్య
(4) ఈ భాగము వరుస సంఖ్య (5)

సచి-రజిస్ట్రారు



- v. 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.
- vi. 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.
- vii. That the blocks of residential apartments shall always be called GREENWOOD RESIDENCY and the name thereof shall not be changed.
- viii. 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 building 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.
- ix. 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 void able 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; (i) install cloths drying stands or other such devices on the external side of the building.
10. Stamp duty and Registration amount of Rs. 76,875/- is paid by way of pay order no. 169070, dated 16.4.12, and VAT an amount of Rs. 36,775/- paid by way of pay order no. 169071, dated 16.4.12, both are drawn on HDFC Bank, S. D. Road Branch, Secunderabad.

For Greenwood Estates



Partner

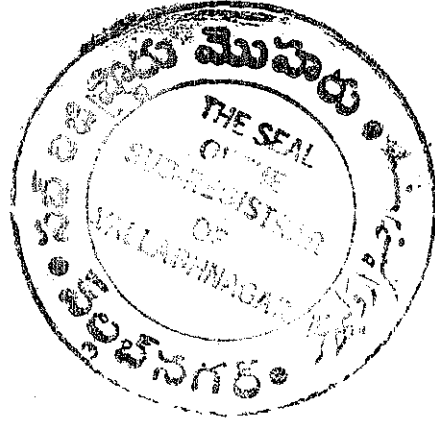
For Greenwood Estates



Partner

1వ ప్రకటన 2012 సం/క.1934 వనంపు
దస్తావేల నం. 1719 మొత్తము ఆగితముల సంఖ్య
(14) ఈ ఆగితము వరుస సంఖ్య (6)

సబ్-రిజిస్ట్రారు



SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT PORTION OF THE LAND AREA to the extent of Ac. 6-05 gts., in Sy. Nos. 202, 203, 204, 205 & 206 situated at Kowkur Village, Malkajgiri Mandal, R.R. District, under S.R.O. Vallab Nagar and bounded as under:

North By	Land in Sy. No. 202
South By	Village boundary of Yapral
East By	Land in Sy. No. 202
West By	Land in Sy. No. 207 & 212

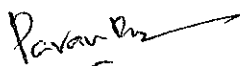
SCHEDULE 'B'

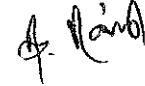
All that portion forming a semi-finished, deluxe apartment bearing flat no. 316 on the third floor, in block no. 'A' admeasuring 1230 sft., of super built-up area (i.e., 984 sft. of built-up area & 264 sft. of common area) together with proportionate undivided share of land to the extent of 65.88 sq. yds., and a reserved parking space for single car on the stilt floor admeasuring about 100 sft. in the residential apartment named as "Greenwood Residency", forming part of Sy. Nos. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District marked in red in the plan enclosed and bounded as under:

North By	Open to Sky & 7' wide corridor
South By	Flat No. 321
East By	Open to Sky
West By	Open to Sky

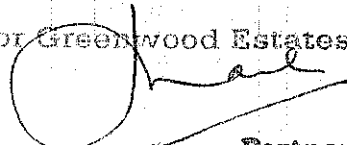
IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESSES:

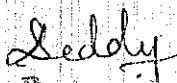
1. 

2. 


For Greenwood Estates


Partner

For Greenwood Estates


Partner

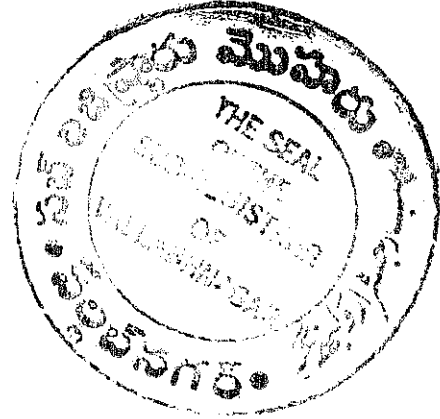
VENDOR



BUYER

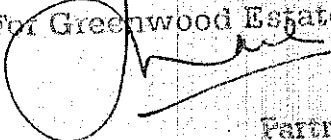
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దస్తావేజు నెం. 1719 మొత్తము తాగితముల సంఖ్య
(14) ఈ తాగితము వదున సంఖ్య (7)

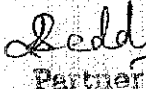
సచి-రిజిస్ట్రారు



ANNEXURE - 1 - A

1. Description of the Building : DELUXE apartment bearing flat no. 316 on the third floor, in block no. 'A' of "Greenwood Residency", Residential Localities, forming part of Sy. Nos. 202, 203, 204, 205 & 206, situated at Kowkur Village, Malkajgiri Mandal, R. R. District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure
2. Age of the Building : Under Construction
3. Total Extent of Site : 65.88 sq. yds, U/S Out of Ac. 6-05 Gts.
4. Built up area Particulars:
- a) In the Stilt Floor : 100 Sft. Parking space for single car
- b) In the First Floor : -
- c) In the Second Floor : -
- d) In the Third Floor : 1230 Sft
- e) In the Fourth Floor : -
- (f) In the Fifth Floor : -
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 10,25,000/-

For Greenwood Estates

Partner

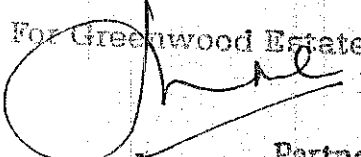
For Greenwood Estates

Partner

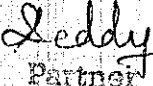
Date: 16.04.2012

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 Greenwood Estates

Partner

For Greenwood Estates

Partner

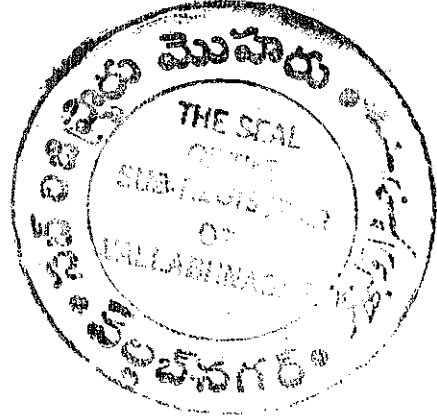
Date: 16.04.2012

Signature of the Executants


Partner

1వ పుస్తకము 2012 సం/శ.శ.1934 వ.సం.వ
దస్తవీజ నెం. 1719 మొత్తము కాగితముల సంఖ్య
(14) ఈ కాగితము వరుస సంఖ్య (8)

సబ్-ఇన్స్పెక్టరు



REGISTRATION PLAN SHOWING

FLAT NO. 316 IN BLOCK NO. 'A' ON THE THIRD FLOOR
IN PROJECT KNOWN AS "GREENWOOD RESIDENCY"

IN SURVEY NOS. 202, 203, 204, 205 & 206

KOWKUR VILLAGE, MALKAJGIRI **Mandal, R.R. Dist.**

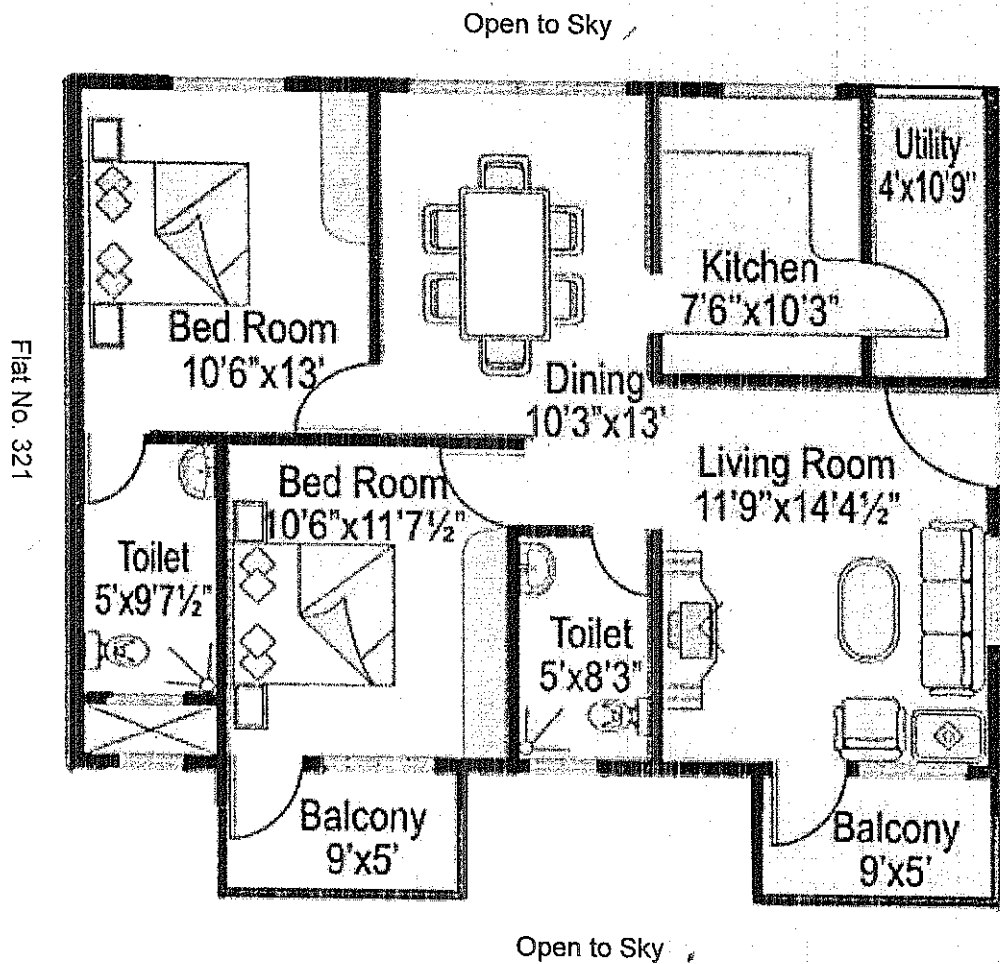
VENDOR: M/S. GREENWOOD ESTATES, REPRESENTED BY ITS PARTNERS

- 1. MR. SOHAM MODI, SON OF MR. SATISH MODI ✓
- 2. MRS. K. SRIDEVI, WIFE OF MR. K. V. S. REDDY ✓

BUYER: MR. SHIV KUMAR VISWANATH, SON OF MR. VISWANATH ✓

REFERENCE: **SCALE:** **INCL:** **EXCL:**
AREA: 65.88 **SQ. YDS. OR** **SQ. MTRS.**

U/S. OUT OF TOTAL: Ac- 6-05Gts.
PLINTH AREA : 1230 Sft.



For Greenwood Estates
[Signature]
Partner

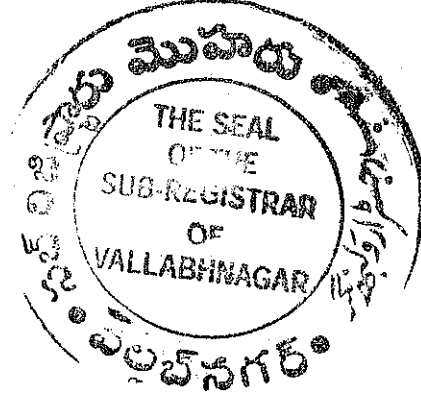
For Greenwood Estates
[Signature]
Partner

WITNESSES:
1. *[Signature]*
2. *[Signature]*

SIG. OF THE VENDOR
[Signature]
SIG. OF THE BUYER


1వ పుస్తకము 2012 సం/శా.క.1934 వ.సం.పు
దస్తవీజ నెం. 1719 మొదటిము కాగితముల సంఖ్య
(14) ఈ కాగితము పదు సంఖ్య (9)

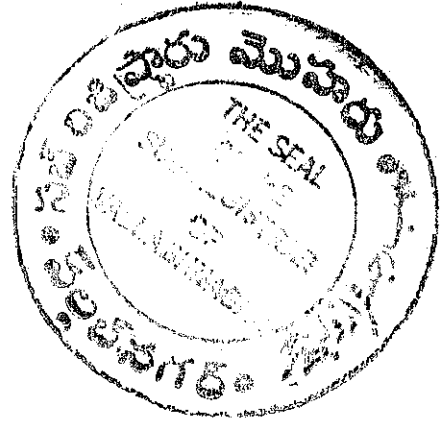
సబ్-రిజిస్ట్రారు





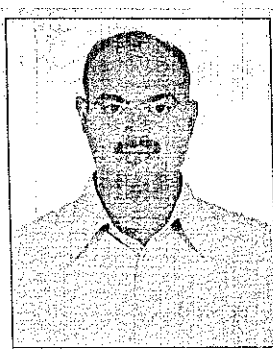
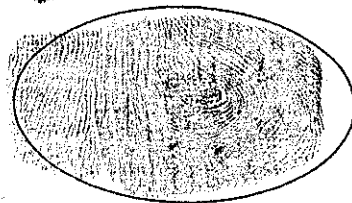
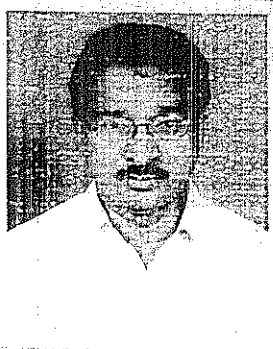
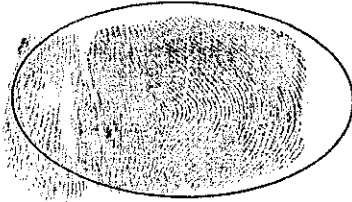
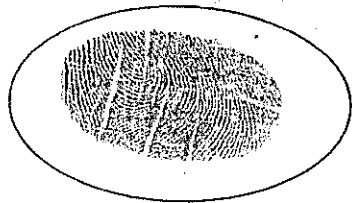
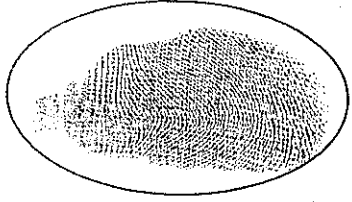
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(14) ఈ కారితము పరుస సంఖ్య (10)


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 BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
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VENDOR:

M/S. GREENWOOD ESTATES
A REGISTERED PARTNERSHIP FIRM
HAVING ITS OFFICE AT 5-4-187/3 & 4
II FLOOR, SOHAM MANSION
M.G. ROAD, SECUNDERABAD - 500 003
REP. BY ITS PARTNERS
1. SHRI. SOHAM MODI
SON OF SHRI. SATISH MODI

2. SMT. K. SRIDEVI
W/O. SHRI. K.V.S. REDDY
R/O. FLAT NO. 502
VASAVI HOMES
UMA NAGAR, 1ST LANE
BEGUMPET
HYDERABAD

SPA FOR PRESENTING DOCUMENTS:
VIDE DOC NO. 8/BK-IV/ 2008 Dt. 19/01/08

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.

BUYER:

MR. SHIV KUMAR VISWANATH
S/O. MR. VISWANATH
R/O. BLOCK NO.6, FLAT NO. 403
D. V. TOWNSHIP SUDHANAGAR
OLD SAFILGUDA
SECUNDERABAD - 500 056

SIGNATURE OF WITNESSES:

1.

2.

For Greenwood Estates


Partner

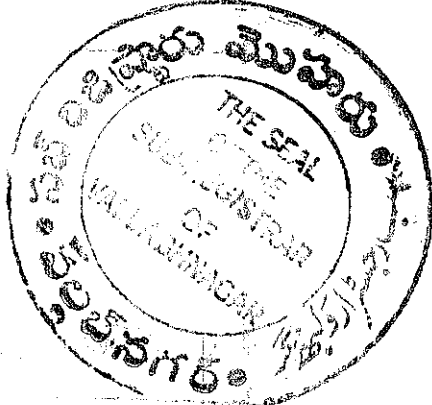
For Greenwood Estates

Partner

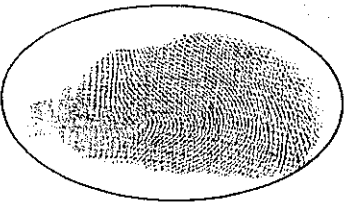

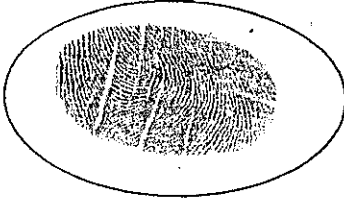

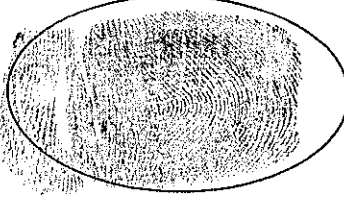
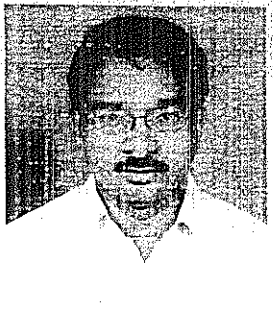
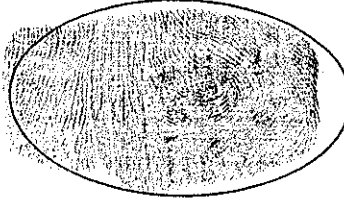

SIGNATURE OF THE EXECUTANTS

1వ పుస్తకము 2012 సం/త.శ.19 కె. వ.నంబు
దస్తావేజు నం. 1719 మొత్తము తాగితముల సంఖ్య
(14) ఈ తాగితము కరుస సంఖ్య (11)

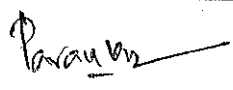
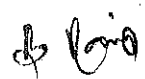

సర్-తజ్జిసి



**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
			<p>VENDOR:</p> <p>M/S. GREENWOOD ESTATES A REGISTERED PARTNERSHIP FIRM HAVING ITS OFFICE AT 5-4-187/3 & 4 II FLOOR, SOHAM MANSION M.G. ROAD, SECUNDERABAD - 500 003 REP. BY ITS PARTNERS</p> <p>1. SHRI. SOHAM MODI SON OF SHRI. SATISH MODI</p> <p>2. SMT. K. SRIDEVI W/O. SHRI. K.V.S. REDDY R/O. FLAT NO. 502 VASAVI HOMES UMA NAGAR, 1ST LANE BEGUMPET HYDERABAD</p> <p>SPA FOR PRESENTING DOCUMENTS: VIDE DOC NO. 8/BK-IV/ 2008 Dt. 19/01/08</p> <p>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.</p> <p>BUYER:</p> <p>MR. SHIV KUMAR VISWANATH S/O. MR. VISWANATH R/O. BLOCK NO.6, FLAT NO. 403 D. V. TOWNSHIP SUDHANAGAR OLD SAFILGUDA SECUNDERABAD - 500 056</p>
			
			
			

SIGNATURE OF WITNESSES:

- 
- 

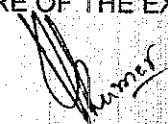
For Greenwood Estates


Partner


For Greenwood Estates

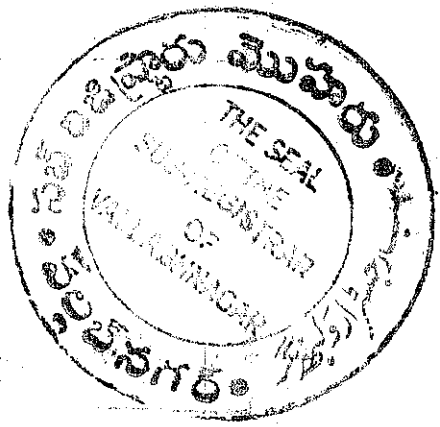

Partner

SIGNATURE OF THE EXECUTANTS




18 వ పుస్తకము 2012 సం/అ.శ.19 24 వ సంపు
తప్పిపోత నెం. 1719 మొత్తము తాగితముల సంఖ్య
(14) ఈ తాగితము పడుట సంఖ్య (11)


సర్-అజిస్టెంట్



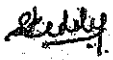
स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
AIYPK2089F



नाम /NAME
SRIDEVI KALICHETI


पिता का नाम /FATHER'S NAME
VENKATA RAMI REDDY NARALA

जन्म तिथि /DATE OF BIRTH
19-04-1977

हस्ताक्षर /SIGNATURE


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

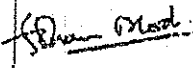
स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ABMPM6725H



नाम /NAME
SOHAM SATISH MODI

पिता का नाम /FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि /DATE OF BIRTH
18-10-1969

हस्ताक्षर /SIGNATURE


Soham Modi
 मुख्य आयकर अधिकारी, आन्ध्र प्रदेश
 Chief Commissioner of Income-tax, Andhra Pradesh

आयकर विभाग
 INCOME TAX DEPARTMENT

भारत सरकार
 GOVT. OF INDIA

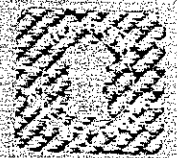

PRABHAKAR REDDY K

PADMA REDDY KANDI

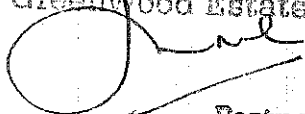
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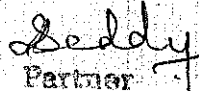
Permanent Account Number
AWSP8104E

Prabha
 Signature

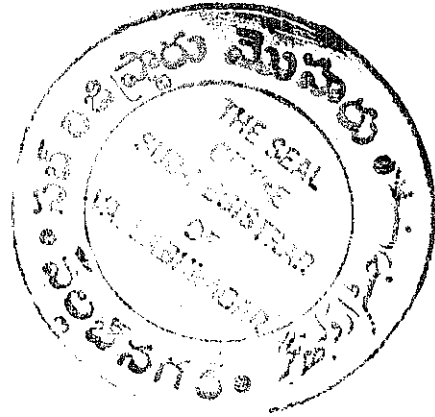
80020000
 10062000

For Greenwood Estates

 Partner

For Greenwood Estates

 Partner

1వ పుస్తకము 2012 సం/త.న.1934..... వ సంపు
దస్త్రపేజీ నెం. 1719... మొత్తము కాగితముల సంఖ్య
(14) ఈ కాగితము వరుస సంఖ్య (12)

సబ్-రిజిస్ట్రారు

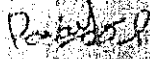


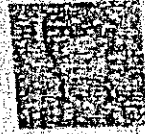
WITNESSES NO. 1

आयकर विभाग
INCOME TAX DEPARTMENT
DOKUPARTHY PAVANKUMAR
ANJANEYULU DOKUPARTHY


भारत सरकार
GOVT. OF INDIA

14/03/1990
Permanent Account Number
BCUPD8249M


Signature



WITNESSES NO. 2

आयकर विभाग
INCOME TAX DEPARTMENT
B M RAJ KUMAR
MUKUND RAO
03/01/1978
Permanent Account Number
AIOPR9833L

Signature

भारत सरकार
GOVT. OF INDIA



22022018

यदि कार्ड के खो जाने पर / खोया हुआ कार्ड मिलने पर
कृपया सूचित करें / लौटाएं
आयकर सेवा सेवा इकाई, एन एस डी यूएल
तीर्थारी मैजिल, ट्रेड वर्ल्ड, ए विंग, कानला मिल्स कंपाउंड
एस. बी. मार्ग, लोअर पैरल, मुंबई - 400 013.

If this card is lost / someone's lost card is found,
please inform / return to:
Income Tax PAN Services Unit, NSDL
3rd Floor, Trade World, A Wing,
Kamala Mills Compound,
S. B. Marg, Lower Parel, Mumbai - 400 013.

Tel: 91-22-2499 4650, Fax: 91-22-2495 0664,
email: tininfo@nsdl.co.in

1వ పుస్తకము 2012 సం/శా.న.19 25 వనం.పే
దస్తావేజు నెం. 1719 మొత్తము కాగితముల సంఖ్య
(14) ఈ కాగితము వరుస సంఖ్య (13)

సబ్-రిజిస్ట్రారు




आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

SHIV KUMAR
VISWANATH
21/08/1977
Permanent Account Number
ADBPV7829A

Signature



Shiv Kumar

1వ పుస్తకము 2012 సం/శా.బి.10 37 వ.సం.వృ
దస్తావేజ నెం. 1719 మొత్తము లాభానియాల సంఖ్య
(14) ఈ కారితము వరుస సంఖ్య (19)

సబ్-రిజిస్ట్రారు

