

ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH G. Padma Sree B 794557

S. No. 3959 Date 16/11/2007 Rs. 50/-
Name G. Venkatesh
S/o. D/o G.A. Rao
For Whom Mehta & Modi Homes

G. PADMASREE
STAMP VENDOR L.N. 28/2007
5-103/2, Balaji Nagar Colony,
Nagarlam (V) Keesara (M) R. R. Dist
Under S.R.O. Shamirpet.

SALE DEED

This Sale Deed is made and executed on this the 22nd day of November 2007 at Secunderabad by and between:

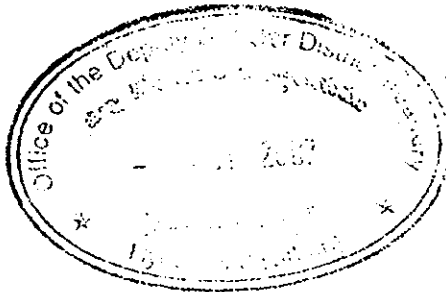
MS. MEHTA & MODI HOMES, a registered partnership firm having its registered office at 5-4-187/3&4, II Floor, Soham Mansion, M.G. Road, Secunderabad – 500 003 represented by its Managing Partners Mr. Soham Modi, Son of Sri Satish Modi, aged about 37 years, Occupation: Business and Mr. Suresh U. Mehta, S/o. Late Sri Uttamlal Mehta, aged about 57 years, Occupation: Business., hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

IN FAVOUR OF

MRS. POONDLA UMA KUMARI, WIFE OF MR. P. THAKUR PRAKASH, aged about 47 years, residing at Plot No. 71, Silver Oak Bungalows (Phase-I), Sy. No. 35 to 39, Cherlapally, Hyderabad, hereinafter referred to as the Vendee (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

For Mehta and Modi Homes
[Signature]
Partner

For Mehta and Modi Homes
[Signature]
Partner



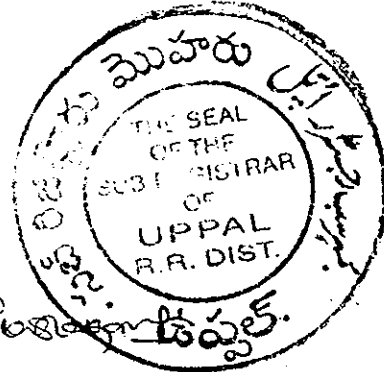
వ పుస్తకము 2006/1/సంఖ...
దస్తావేజాల మొత్తం కాగితముల
పంపింపు... ఈ కాగితపు పరుప
పంపింపు...!

సబ్-రిజిస్ట్రారు

192... సంఖ్య...
పగలు... మరియు... గంటల మధ్య
ఉప్పు... రిజిస్ట్రారు అధికారి

శ్రీ K. Prabhakar Reddy,
రిజిస్ట్రారు చట్టము, 1903 లోని సెక్షన్ 32 ఎ-ను
అనుసరించి పనులను చేపట్టిన పాట్ గ్రాఫులు
మరియు... సహ దాఖలు చేసి
దుసరి... రిజిస్ట్రారు... నిర్ణయించారు.

Receipt No. 760034 Dt. 21/11/2006
284, Habsiguda Branch, Sec'bad



రిజిస్ట్రారు

నాన యిచ్చినట్లు ఒప్పుకొన్నది
ఎదమ ప్రతిపక్షము

K. Prabhakar Reddy, S/o. Mr.K.P.Reddy, Occupation: Service,
(O). 5-4-187/3 & 4, 3rd, Floor, Soham Mansion, M.G.Road, Secunderabad.
Attested GPA, through General Power of Attorney, Vide Doc. No. 201/12/2006
Registered at SRO, Uppal, Rang Reddy District

K. Prabhakar Reddy, S/o. Mr.K.P.Reddy, Occupation: Service,
(O). 5-4-187/3 & 4, 3rd, Floor, Soham Mansion, M.G.Road, Secunderabad.
Attested GPA, through General Power of Attorney, Vide Doc. No. 201/12/2006
Registered at SRO, Uppal, Rang Reddy District



నిరూపించినది.

①

s/o V. VENKATA R/o. 303, Pinnacle Pride Apts,
Umanager, 1st Street, Begumpet, Hyderabad.

②

Kiran S/o. Rama Rao occ: Business
R/o. 101. Sri Sai Apts, Nagole 'x' Road
Hyderabad.

200... సంఖ్య... వచయ్య... నెల... తది
192... సంఖ్య... వచయ్య... నెల... తది.

సబ్-రిజిస్ట్రారు

भारतीय गैर न्यायिक

पचास
रुपये

रु. 50



FIFTY
RUPEES

Rs. 50

INDIA NON JUDICIAL

ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH *G. Padma Sree* B 794558
 S. No. *260* Date *16/11/2007* Re *50/-*
 Name *G. Venkatesh*
 S/o. *D/o. W/o. G. A. Rao*
 For Whom *Mehta & Modi Homes*
 STAMP VENDOR L.N - 28/2007
 S-103/2, P. Laji Nagar Colony,
 Nagaram (V) Keesara (M) R. R. Dist.
 Under S.R.O. Shamirpet.

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.

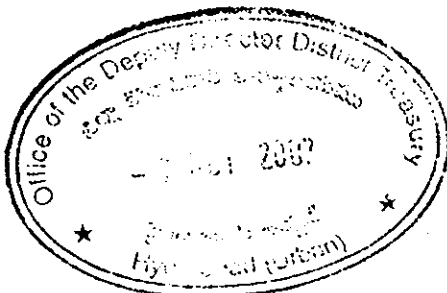
Sl. No.	Sale Deed Doc. No.	Dated	Extent of Land
1.	1756/2004	13/02/2004	202 Sq. Yds.
2.	1757/2004	13/02/2004	202 Sq. Yds.
3.	1758/2004	13/02/2004	202 Sq. Yds.
4.	1759/2004	13/02/2004	202 Sq. Yds.
5.	1760/2004	13/02/2004	202 Sq. Yds.
6.	2556/2004	01/03/2004	202 Sq. Yds.
7.	2557/2004	01/03/2004	202 Sq. Yds.
8.	2558/2004	01/03/2004	202 Sq. Yds.
9.	2559/2004	01/03/2004	202 Sq. Yds.
10.	2557/2004	01/03/2004	202 Sq. Yds.
11.	2560/2004	01/03/2004	202 Sq. Yds.

For Mehta and Modi Homes

[Signature]
Partner

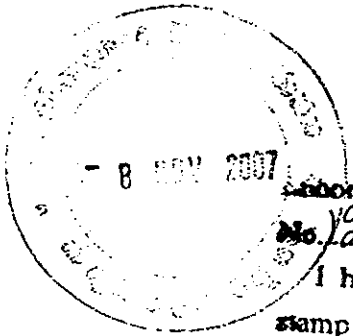
For Mehta and Modi Homes

[Signature]
Partner



వ పుస్తకము ది. 22.11.07 నాంబ
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య... 10... ఈ కాగితపు పరుతి
 సంఖ్య... 2.....

పబ్-రిజిస్ట్రారు



Endorsement Under Section 42 of Act II of 1878

No. 2234 of 2007 Date 22/11/07

I hereby certify that the proper deficit
 stamp duty of Rs. 46520 Rupees Four Six Thousand
 Four Hundred Twenty Rupees only
 has been levied in respect of this instrument
 from Sri. K. Probhakar Reddy
 on the basis of the agreed Market Value
 consideration of Rs. 518000/- being
 higher than the consideration agreed Market
 Value.

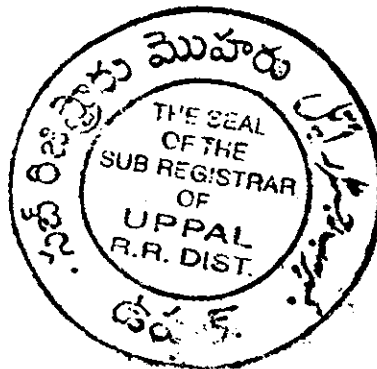
S. R.O. Uppal

[Signature]
 Sub Registrar

Dated 22/11/07 and Collector U/S. 41 & 4
 INDIAN STAMP ACT
 Registration Endorsement

An amount of Rs. 46520 towards Stamp Duty
 including Transfer duty and Rs. 2550
 towards Registration Fee was paid by the party
 through Challan Receipt Number 760034
 Dated 22/11/07 at SBH Habsiguda Branch, Sec 6

A/c No. 01060059700
 of S.R.O. Uppal



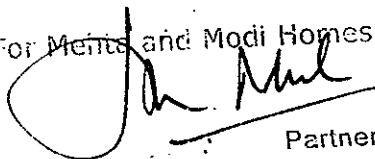
12.	11573/2004	23/11/2004	Ac. 0-38 Gts.
13.	1655/2005	21/02/2005	Ac. 0-25 Gts.
14.	2247/2005	11/03/2005	Ac. 1-22 Gts.
15.	4973/2005	21/05/2005	Ac. 0-15 ½ Gts.
16.	4974/2005	21/05/2005	Ac. 0-29 1/3 Gts.
17.	6495/2005	07/07/2005	Ac. 1-22 ½ Gts.

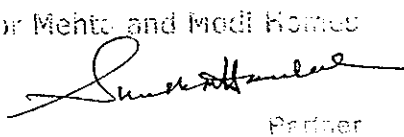
All the above Sale Deeds are registered at the office of the Sub-Registrar, Uppal, R. R. District.

- 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 layout from HUDA vide Permit No. 03/MP2/HUDA/2006 dated 15.02.2006.
- E) The Vendee is desirous of purchasing a plot of land bearing no. 256 admeasuring 370 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 5,18,000/- (Rupees Five Lakhs Eighteen 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. 256 admeasuring 370 sq. yds. forming part of Sy. No. 291 of Cherlapally Village, Ghatkesar Mandal, R. R. District, which is herein after 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. 5,18,000/- (Rupees Five Lakhs Eighteen Thousand Only). The Vendor hereby admit and acknowledge the receipt of the said consideration.

For Mehta and Modi Homes

 Partner


For Mehta and Modi Homes

 Partner

1వ పుస్తకము. 12871/సంగం

మొదటి మొత్తం కాగితముల

...10...ఈ కాగితపు పదున

మొత్తం 3.....

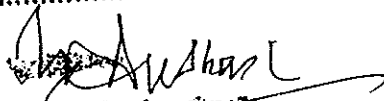

పబ్-రిజిస్ట్రారు

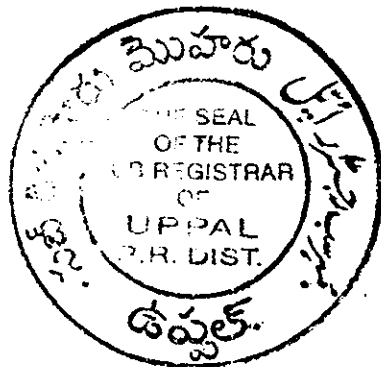
1వ పుస్తకము. 12871/07

నెంబరుగా రిజిస్ట్రారు ద్వారా జన్మనంబు నిమిత్తం

గుర్తింపు నెంబరు. 12871/1-2007 జన్మపట్టిక

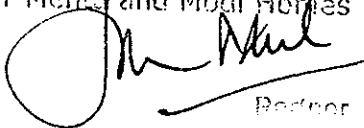
2007 నాంబరు 22.....ఈ


రిజిస్ట్రారు ఆఫీసు

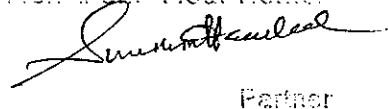


2. The Vendor hereby covenant that Scheduled Plot is the absolute property belonging to it by virtue of various registered sale deeds referred to herein in the preamble of this Sale Deed and has absolute right, title or interest in respect of Scheduled Plot.
3. The Vendor further covenant that the Schedule 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. 49,205 /- is paid by way of challan No. 760034, dated 21.11.07, drawn on SBH, Habsiguda, Hyderabad.


For Mehta and Modi Homes

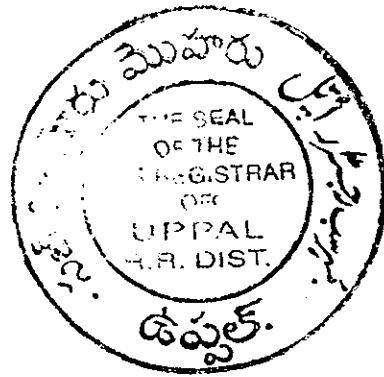

Partner

For Mehta and Modi Homes


Partner

1 వ పుస్తకము/ది.సి.సి.//సంఖ్య
మొదటి జరిగిన మొదటి కార్యక్రమముల
సంఖ్య...10...ఈ కార్యక్రమముల
సంఖ్య...4...


సబ్-రిజిస్ట్రారు



SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 256 admeasuring about 370 sq. yds. forming part of Sy. No. 291, situated at Block No. 2, Old Village, Cherlapally, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

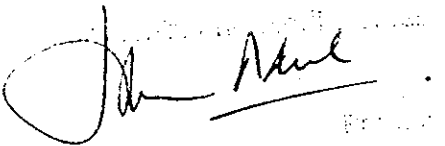
North	40' wide road
South	100' wide road
East	Plot No. 257
West	Plot No. 255

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:

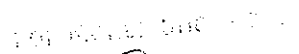
WITNESS:

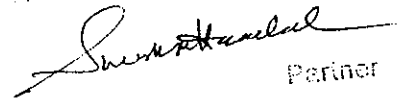
1. 

2. 



(Soham Modi)
VENDOR





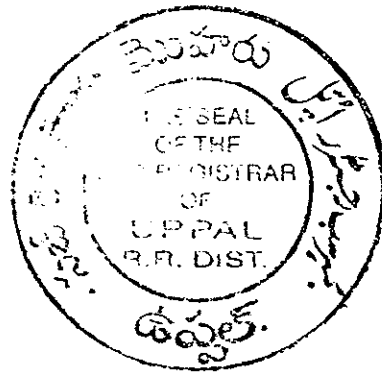
(Suresh U. Mehta)
VENDOR



VENDEE

వ పుస్తకము. 10/10/19...
...
... 10 ...
...
...

పబ్-రిజిస్ట్రారు



REGISTRATION PLAN SHOWING

PLOT NO. 256, FORMING A PART

IN SURVEY NO. 291

Situated at

CHERLAPALLY VILLAGE, GHATKESAR

Mandal, R.R. Dist.

VENDOR: M/S. MEHTA & MODI HOMES, REPRESENTED BY ITS PARTNERS

1. MR. SOHAM MODI, SON OF SRI SATISH MODI

2. MR. SURESH U. MEHTA, SON OF LATE SRI UTTAMLAL MEHTA

BUYER: MRS. POONDLA UMA KUMARI, WIFE OF MR. P. THAKUR PRAKASH

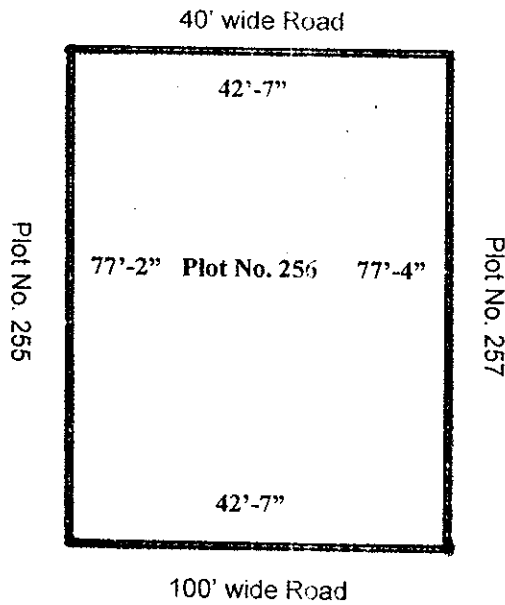
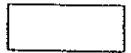
REFERENCE:
AREA: 370

SCALE:
SQ. YDS.

INCL:
SQ. MTRS.



EXCL:



WITNESSES:

- 1.
- 2.

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

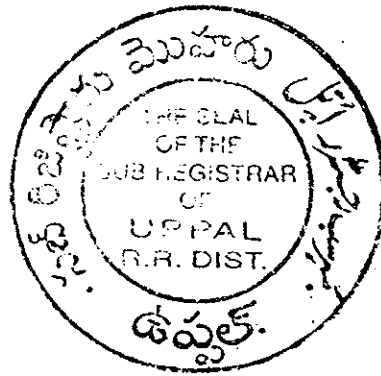
Partner

SIG. OF THE VENDOR

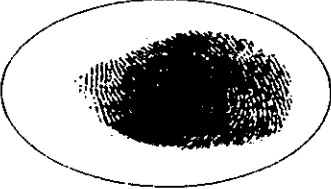






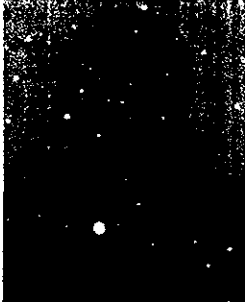
SIG. OF THE BUYER

1 వ పుస్తకము... సంగ్రహము
మొత్తం కాగితముల
10... ఈ కాగితపు వరుస
సంఖ్య...

సబ్-రిజిస్ట్రారు




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

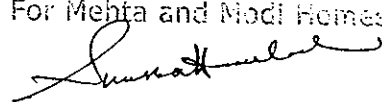
SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<p><u>VENDOR:</u></p> <p>M/S. MEHTA & MODI HOMES HAVING ITS OFFICE AT 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. RAOD, SECUNDERABAD REP. BY ITS PARTNERS</p> <p>1. MR. SOHAM MODI S/O. MR. SATISH MODI</p>
			<p>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</p>
			<p><u>GPA FOR PRESENTING DOCUMENTS:</u></p> <p>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.</p>
			<p><u>BUYER:</u></p> <p>MRS. POONDLA UMA KUMARI W/O. MR. P. THAKUR PRAKASH R/O. PLOT NO. 71 SILVER OAK BUNGALOWS (PHASE-I) SY. NO. 35 TO 39 CHERLAPALLY HYDERABAD.</p>

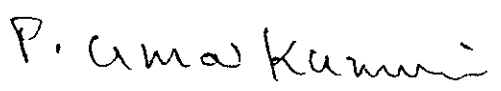
SIGNATURE OF WITNESSES:

1. 

2. 

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner
SIGNATURE OF THE EXECUTANTS




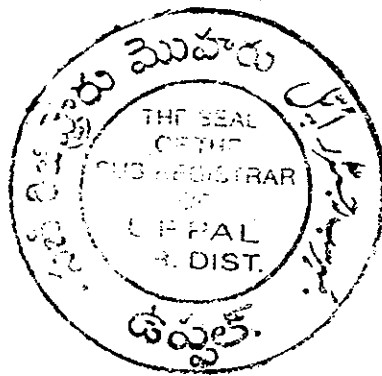
వస్తాను కమిషనరీ. 1/10/2011

మొత్తం కాగితముల

10 కాగితపు వరుస

సంఖ్య 7


పబ్-రిజిస్ట్రారు



**INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH**



DRIVING LICENCE
DL DAP01193822002
PRABHAKAR REDDY K
K PADMA REDDY
23 6/10/72
JATSWAL GARDEN
AMBERPET
HYDRABAD

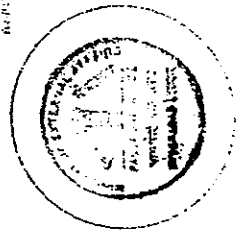
DRIVING LICENCE
OFFICE HYDRABAD



यदि कृपया, चालक लाइसेंस के प्रयोग के लिए, इस लाइसेंस को
सही ढंग से पहनाएं। यह लाइसेंस के अंक के साथ ही धारक को सही ढंग से पहनाएं।
अपराधी के अर्थ-व्यय में, यह 35 रु. तक की चालक लाइसेंस को प्राप्त करने के लिए
प्रस्तावित है।

THIS CAR IS TO BE USED ONLY FOR THE PURPOSE OF THE ROAD OF THE
RESIDENTS OF THE DISTRICTS OF ANDHRA PRADESH. THIS LICENCE IS NOT VALID
UNLESS IT IS WORN WITH THE CAR. THE LICENCE IS NOT VALID WITHOUT THE
CORRECTLY WORN CAR. THE LICENCE IS NOT VALID WITHOUT THE CORRECTLY
WORN CAR. THE LICENCE IS NOT VALID WITHOUT THE CORRECTLY WORN
CAR. THE LICENCE IS NOT VALID WITHOUT THE CORRECTLY WORN CAR.

यदि कृपया, चालक लाइसेंस के प्रयोग के लिए, इस लाइसेंस को
सही ढंग से पहनाएं। यह लाइसेंस के अंक के साथ ही धारक को सही ढंग से पहनाएं।
अपराधी के अर्थ-व्यय में, यह 35 रु. तक की चालक लाइसेंस को प्राप्त करने के लिए
प्रस्तावित है।



PERMANENT ACCOUNT NUMBER
ABMPM6725H

NAME
SOHAM SATISH MODI

FATHER'S NAME
SATISH MANILAL MODI

DATE OF BIRTH
18-10-1969

भारत गणराज्य REPUBLIC OF INDIA

IND B2791005

MODI

SOHAM SATISH MODI

INDIAN MALE 18-10-1969

HYDRABAD


9-10-2000 8-10-2010

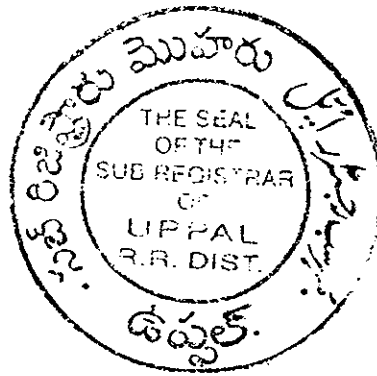
For Mehta and Modi Homes
Mehta
Partner

Modi
Partner

1 వ పుస్తకము ది. 2. 11. 1901 నాంబ
కాగితముల

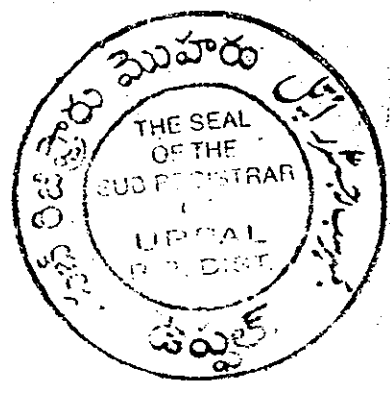
10 కాగితపు వరుస
నీ


సబ్-రెజిస్ట్రారు



1 వ పుస్తకము! ది.సి.సి. సంగం
అంబేద్కర్ నెలకుం కాగితముల
10... కారితపు వరుస
... 9

సబ్-రిజిస్ట్రారు





10/14/2007

1 వ పుస్తకము ది. కె. కె. సెం||
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....10.....ఈ కాగితపు వరుస
సంఖ్య.....10.....


పబ్-రిజిస్ట్రారు

