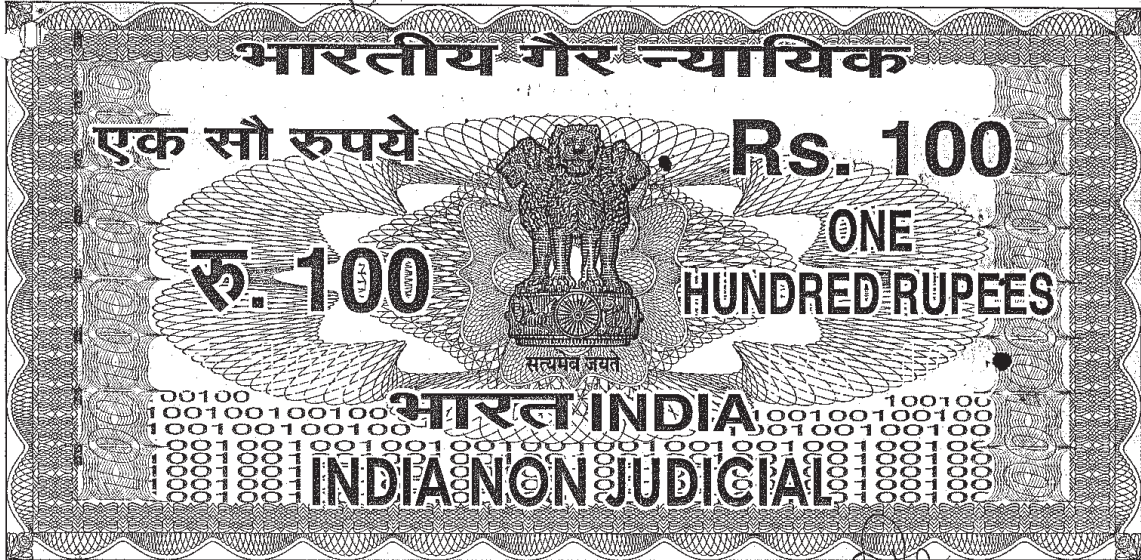


SCANNED

B-11 Doc No 2180/2011 B-11

C.S.
2129



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

S.No. 53765 22/06/2011 100

Sold to... Ramesh

S/o. B. H. W. Narasimha Rao

For Whom Kadakia & Modi Housing

K. SATISH KUMAR T 907264

Licensed Stamp Vendor
LIC.No.15-18-013/2000
REN.No.15-18-016/2009
H.No.5-2-30, Premavathipet (V),
Rajendranagar Mandal,
Ranga Reddy District.
Ph.No.9849355156

SALE DEED

This Sale Deed is made and executed on this the 28th day of November 2011 at S.R.O., Shamirpet, Ranga Reddy District by and between:

M/s. KADAKIA & MODI HOUSING, 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 Managing Partner Mr. Soham Modi, S/o. Sri Satish Modi, aged about 41 years, Occupation: Business, hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignees, etc.)

INFAVOUR

Mr. SYED SIBGATHULLAH VAJID, SON OF Mr. SYED MUZAFFARULLAH, aged about 58 years, Occupation: Retired., residing at H. No. 4-1-18/1/A, Tilak Road, Abids, Hyderabad - 500 001., hereinafter referred to as the Vendee (which term shall mean and include his/her heirs, legal representatives, administrators, executors, successor in interest, assignees, etc).

For KADAKIA & MODI HOUSING

Partner

2180

దేవులకమ్మ 20|| వ సం|| పు.....

దస్తావేజు మొత్తము కౌగితముల సంఖ్య.....

ఈ కౌగితము వరుస సంఖ్య.....

20|| వ సం|| డిసెంబర్

1933|| వ శ్రీశ్రీ హయల

వగలు.....

కామిన్ పేట్ సబ్ రిజిస్ట్రారు అఫీసులో

శ్రీ/శ్రీమతి. K. Prabhakar Reddy

రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32-ఎ ను

అనుసరించి సమర్పించవలసిన ఫోటోగ్రాఫులు మరియు

వేతివలుద్రులతో సహా దాఖలు చేసి రిజిస్ట్రారు

చూ. 9551-.....లు చెల్లించినారు.

వాసియ్యిరమ్మ ఒప్పకొన్నది

ఎవరు ప్రాధాన భూలు



K. Prabhakar Reddy S/o. K. P. Reddy, Occ. Sennie
R/o. S-4-187/3 & 4, 1st floor, Soham Mansions,
M. G. Road, Sec. 6th, through G.P.A. for presentation
of documents, vide G.P.A. no. 02/1882/2010, dt 27.1
at SRO, Shamirpet, R.R. District.

విశదీకరించు

①

CH. Venkateswara Reddy S/o. Late Ch. Venkateswara Reddy

1-21-54/111 - Venkateswara Reddy

Relief - 15

②

CH. Venkateswara Reddy S/o. Late Ch. Venkateswara Reddy

Occ. Sennie. R/o. 11-187/2, Road no. 2

Green Hills Colony, Hyderabad.

20|| వ సం|| డిసెంబర్ 8

M. L. L.

1933|| వ శ్రీశ్రీ హయల 17

వగలు.....

WHEREAS:

- A) The Vendor is the absolute owner and possessor of the land admeasuring about 25,250 Sq.yds, forming part of Sy. No. 1139 of Shamirpet Village, Shamirpet 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	Sy. No.	Extent of Land (in Sq.yds.)
1.	12499/2006	30.08.2006	1139	5050 Sq.yds
2.	8096/2006	30.05.2006	1139	5050 Sq.yds
3.	8097/2006	30.05.2006	1139	5050 Sq.yds
4.	8098/2006	30.05.2006	1139	5050 Sq.yds
5.	11482/2006	10.08.2006	1139	5050 Sq.yds
Total Extent of Land				25250 Sq.yds

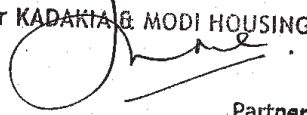
All the above Sale Deeds are registered at the office of Sub-Registrar, Shamirpet, R. R. District and are executed by the following owners:

- Smt. Immanni Sathyaveni W/o. Shri. Sheshagiri Rao
- Shri. Immanni Ravi Kiran S/o. Shri. Sheshagiri Rao
- Shri. Immanni Sathyanarayana Krishna Prasad S/o. Shri. Sheshagiri Rao
- Smt. Immanni Seetha Mahalaxmi W/o. Shri. P. Ranjit

The above executants of the Sale Deeds are hereinafter collectively referred to as Former Owners.

- B) The Former Owners purchased the land from the pattedars of the land vide Sale Deed bearing No. 2674/89 dated 18.04.1989. Vide proceeding of the Mandal Revenue Officer bearing no. B/2190/1989 dated 02.06.1989 the names of the Former Owners were mutated in the revenue records and patta passbooks/title books were issued to them.
- C) The Vendor is desirous of developing the Scheduled Land by constructing independent bungalows thereon and have obtained a permit for building construction from HUDA vide Permit No. 660/MP2/Plg/HUDA/07, dated 12/05/2008.
- D) The Vendee is desirous of purchasing a plot of land bearing no. 11, admeasuring 191 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 1,91,000/- (Rupees One Lakh Ninety One Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

For KADAKIA & MODI HOUSING



Partner

1వ పుస్తకము 2011 వ సం|| పు..... 2180
 2వ పుస్తకము కాగితముల సంఖ్య..... 11
 3వ కాగితము వరుస సంఖ్య..... 2


 సబ్-రిజిస్ట్రార్

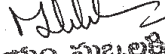
ENDORSEMENT
 Certified that the following amounts have been paid in respect of this documents

Sl No.	Description of tax duty	In the form of					Total
		Stamp papers	Challan u/s 41 of I.S Act	Cash	Stamp duty u/s 16 of I.S Act	DD/BK/ Pay order	
1	Stamp duty	100	9450				9550
2	Registration fee	—	5730				5730
3	Registration fee	—	955				955
4	Other charges	—	100				100
	Total	100	16235				16335

"Rs. 15180/- towards stamp duty including
 T.D. under section 41 of the I.S. Act 1899 and
 Rs. 955/- towards Registration fee
 on the chargeable value of Rs. (91,000/-)
 were paid by the party through
 Bank of India vide challan/DD/BC?
 Pay order no. 357116 date 8.12.2011


 Sub-Registrar
 Collector U/S 41 of I.S Act

1వ పుస్తకము 2011 సం|| (కా.న 1033) సం|| పు
 2180.....నెంబరుగా రిజిస్టరు చేయబడినది స్కానింగ్
 నిమిత్తం సుద్ధించు నెంబరు 1516 - I - 2180 - 2011
 ఇవ్వబడినది
 2011 సం|| 8 సెంటర్ నెంబరు..... 8

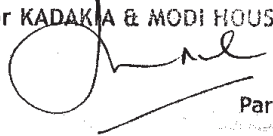

 యం. సుబ్బలక్ష్మి
 సబ్-రిజిస్ట్రార్ అధికారి



NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

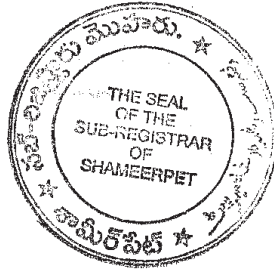
1. The Vendor do hereby convey, transfer and sell the Plot No. 11, admeasuring 191 sq. yds., forming part of Sy. No. 1139 situated at Shamirpet Village, Shamirpet Mandal, Ranga Reddy District, which is herein after referred to as the Scheduled Plot and more particularly described in the schedule and the plan annexed to this Sale Deed in favour of the Vendee for a consideration of Rs. 1,91,000/- (Rupees One Lakh Ninety One 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 the 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. 16,235/- is paid by way of challan No. 357/16, dated 8.12.11, drawn on State Bank of Hyderabad, Thumkunta Branch, Ranga Reddy District.

For KADAKIA & MODI HOUSING


Partner

1వ పుస్తకము 2011 వ సం॥ పు..... 2180
దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 11
ఈ కాగితము వరుస సంఖ్య..... 3

సబ్-రిజిస్ట్రారు



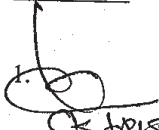
SCHEDULED PLOT

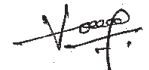
ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 11, admeasuring about 191 sq. yds, in the project known as "BLOOMDALE" forming part of Sy. No. 1139 of Shamirpet Village, Shamirpet Mandal, Ranga Reddy District, marked in red in the plan annexed hereto and bounded on:

North	Plot No. 12
South	Plot No. 10
East	Neighbor's Land
West	30' wide road

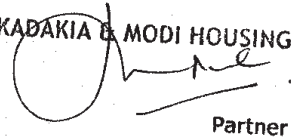
IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESS:

1. 
CK SRINIVAS PRASAD

2. 
(CH. VENKATRAMANA REDDY)

For KADAKIA & MODI HOUSING

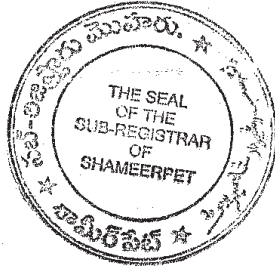

Partner

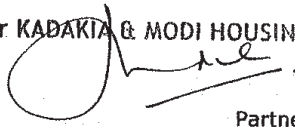
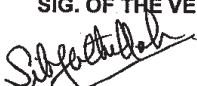
(Soham Modi)
VENDOR


VENDEE

1వ పుస్తకము 20.11 వ సం॥ పు.....2180
దస్తావేజు మొదలైన కౌగితముల సంఖ్య.....11
ఈ కౌగితము వరుస సంఖ్య.....4

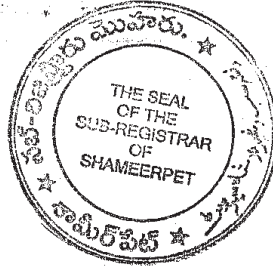

సబ్-రిజిస్ట్రారు



REGISTRATION PLAN SHOWING		PLOT NO.11, FORMING A PART	
IN SURVEY NOS. 1139		Situating at	
SHAMIRPET VILLAGE,		SHAMIRPET	Mandal, R. R. Dist.
VENDOR: M/S.KADAKIA & MODI HOUSING, REPRESENTED BY ITS MANAGING PARTNER			
MR. SOHAM MODI, SON OF SRI SATISH MODI			
BUYER: MR. SYED SIBGATHULLAH VAJID, SON OF MR. SYED MUZAFFARULLAH			
REFERENCE: AREA: 191	SCALE: SQ. YDS.	INCL: SQ. MTRS. ☐	EXCL: ☐
Plot No. 12 53'-0" 32'-6" Plot No.11 Plot No. 10 30' wide road Neighbor's Land N			
WITNESSES: 1.  2. 		For KADAKIA & MODI HOUSING  Partner SIG. OF THE VENDOR  SIGN. OF THE BUYER	

శ్రీ పుస్తకము 20 || వ సం॥ పు..... 2180
దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 11
ఈ కాగితము వరుస సంఖ్య..... 5

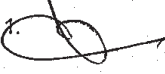
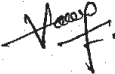
సబ్-రిజిస్ట్రారు



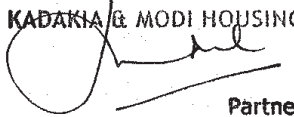
**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908.**

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<u>VENDOR:</u> M/S. KADAKIA & MODI HOUSING HAVING ITS OFFICE AT 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. ROAD, SECUNDERABAD REP. BY ITS MANAGING PARTNER MR. SOHAM MODI S/O. MR. SATISH MODI
			<u>GPA FOR PRESENTING DOCUMENTS</u> <u>VIDE GPA NO. 02/BK-IV/2010, Dt: 27.01.2010.</u> MR. K. PRABHAKAR REDDY S/O. MR. K-PADMA REDDY R/O. 5-4-187/3 & 4 2 ND FLOOR, SOHAM MANSION M. G. ROAD SECUNDERABAD & (REPRESENTATIVE TO BUYER)
			<u>BUYER</u> MR. SYED SIBGATHULLAH VAJID S/O. MR. SYED MUZAFFARULLAH R/O. H. NO. 4-1-18/1/A TILAK ROAD ABIDS HYDERABAD - 500 001..

SIGNATURE OF WITNESSES:

1. 
2. 

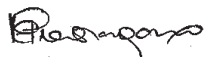
For KADAKIA & MODI HOUSING



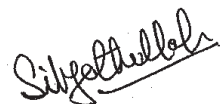
Partner

SIGNATURE OF EXECUTANTS

I stand herewith my photograph(s) and finger prints in the form prescribed, through my representative, Mr. K. Prabhakar Reddy, as I cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Shamirpet, Ranga Reddy District.

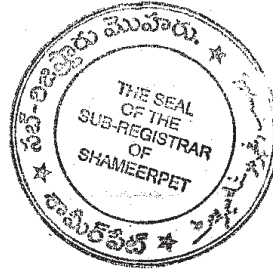


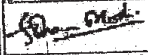
SIGNATURE OF THE REPRESENTATIVE



ఈ పుస్తకము 20, || ప సం|| పు..... 2180
దస్తావేజు మొత్తము కారితముల సంఖ్య..... 11
ఈ కారితము పరుస సంఖ్య..... 6


సబ్-రిజిస్ట్రారు



PERMANENT ACCOUNT NUMBER
 ABMPN6725H
 NAME
 SOHAN SATESH MODI
 FATHER'S NAME
 SATESH MANLAL MODI
 DATE OF BIRTH
 18-10-1989
 SIGNATURE

 Chief Commissioner of Income-tax, Andhra Pradesh

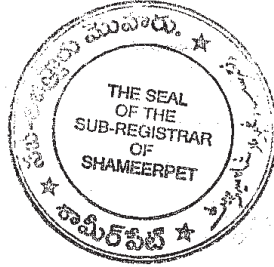
आयकर विभाग
 INCOME TAX DEPARTMENT
 भारत सरकार
 GOVT OF INDIA
 PRABHAKAR REDDY K
 PADMA REDDY KANDI
 15/01/1974
 Permanent Account Number
 AWSP8104E
 Signature



Prabhakkar

దేవులము 20-11 వ సం॥ పు..... 2180
దస్త్రము మొత్తము కాగితముల సంఖ్య..... 11
ఈ కాగితము పరుస సంఖ్య..... 8

సబ్-రిజిస్ట్రారు



स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ACHPV9126D

नाम /NAME
SYED SIBG ATHULLAH VAJID

पिता का नाम /FATHER'S NAME
SYED MUZAFFARULLAH

जन्म तिथि /DATE OF BIRTH
25-02-1953

हस्ताक्षर /SIGNATURE

मुख्य आयकर आयुक्त, बाराक, प्रदेश
Chief Commissioner of Income-tax, Andhra Pradesh

इस कार्ड के खो / मिल जाने पर कृपया जारी करने
वाले प्राधिकारी को सूचित / वापस कर दें
मुख्य आयकर आयुक्त,
आयकर भवन,
बशीर बाग,
हैदराबाद - 500 004.

In case this card is lost/found, kindly inform/return to
the issuing authority :
Chief Commissioner of Income-tax,
Aayakar Bhavan,
Basheerbagh,
Hyderabad - 500 004.

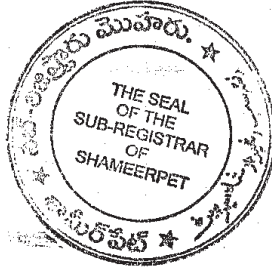
Sibgathullah

శాసనసభాపరిషత్తు 2011 వ సం॥ పు... 2180

జిల్లాపేట మొత్తము కాగితముల సంఖ్య... 11

ఈ కాగితము పరుస సంఖ్య... 9

సబ్-రిజిస్ట్రార్



KRISHNA NO.1

INDIAN NATIONAL CRIMINAL RECORDS
ANDHRA PRADESH
DRIVING LICENCE
DLFAP12875632008
KRISHNA PRASAD H
K HANMANTH RAO
1-21-5400
VENKATARAMAN
ALWANI
RRT 1081

Signature _____
Issued on 23/06/2008

REG. LICENSING AUTH
RTA MEDICAL, RAIPUR

H3337079/08

	Class Of Vehicle	Validity
Non-Transport	LMV	16/06/2014
Transport		
Hazardous Vehicle		
Badge No.		
Original No.	DLFAP12875632008	
Original LA	RTA MEDICAL	
DOB	16/06/1964	
Blood Gr.		
Date of 1st Issue	23/06/2008	

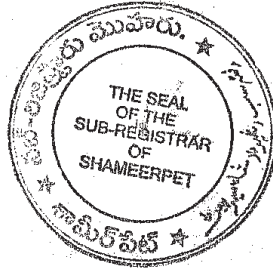
1వ పుస్తకము 20|| వ సం|| పు..... 2180

దస్తవేజు మొత్తము కాగితముల సంఖ్య..... 11

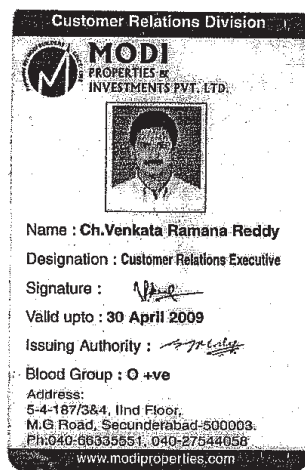
ఈ కాగితము వరుస సంఖ్య..... 10



సబ్-రిజిస్ట్రారు



WITNESSES NO. 2



Resi.Add.:
11-187/2, Road No.2,
Green Hills Colony,
Saroor Nagar,
Hyderabad.
Ph:9393381666, 9246165561

In case of Emergency Call

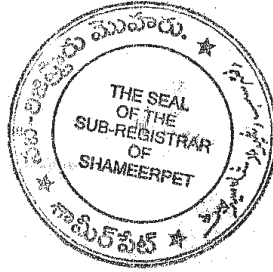
1. Employee must display this card while on duty.
2. This card has to be surrendered while leaving the organization
3. The loss of the card must be reported to the Admin.Div.Immediately

1వ పుస్తకము 20|| వ సం|| పు..... 2180

దస్తవేజు మొత్తము కాగితముల సంఖ్య..... 11

ఈ కాగితము వరుస సంఖ్య..... 10


సబ్-రిజిస్ట్రారు



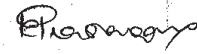
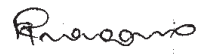
Photographs and FingerPrints As per Section 32A of Registration Act 1908

C.S.No./Year: 002199/2011 of SRO: 1516(SHAMIRPET)

Presentant Name(Capacity): K.PRABHAKAR REDDY(SP)

Report Date: 08/12/2011 13:58:22

This report prints Photos and FPs of all parties

SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1			(CL) SYED SIBGATHULLAH VAJI HNO.4-1- 18/1/A,TILAK ROAD,ABIDS,HYD- BAD, representative K. Prabhakar Reddy.	
4			(SP) K.PRABHAKAR REDDY Not available	

Identified by
Witness 1
Witness 2





Photos and TIs
captured by me.


Capture of Photos and TIs
done in my presence

1వ పుస్తకము 2011 ప సం|| పు..... 2180

దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 11

ఈ కాగితము వరుస సంఖ్య..... 11

సబ్-రిజిస్ట్రారు

