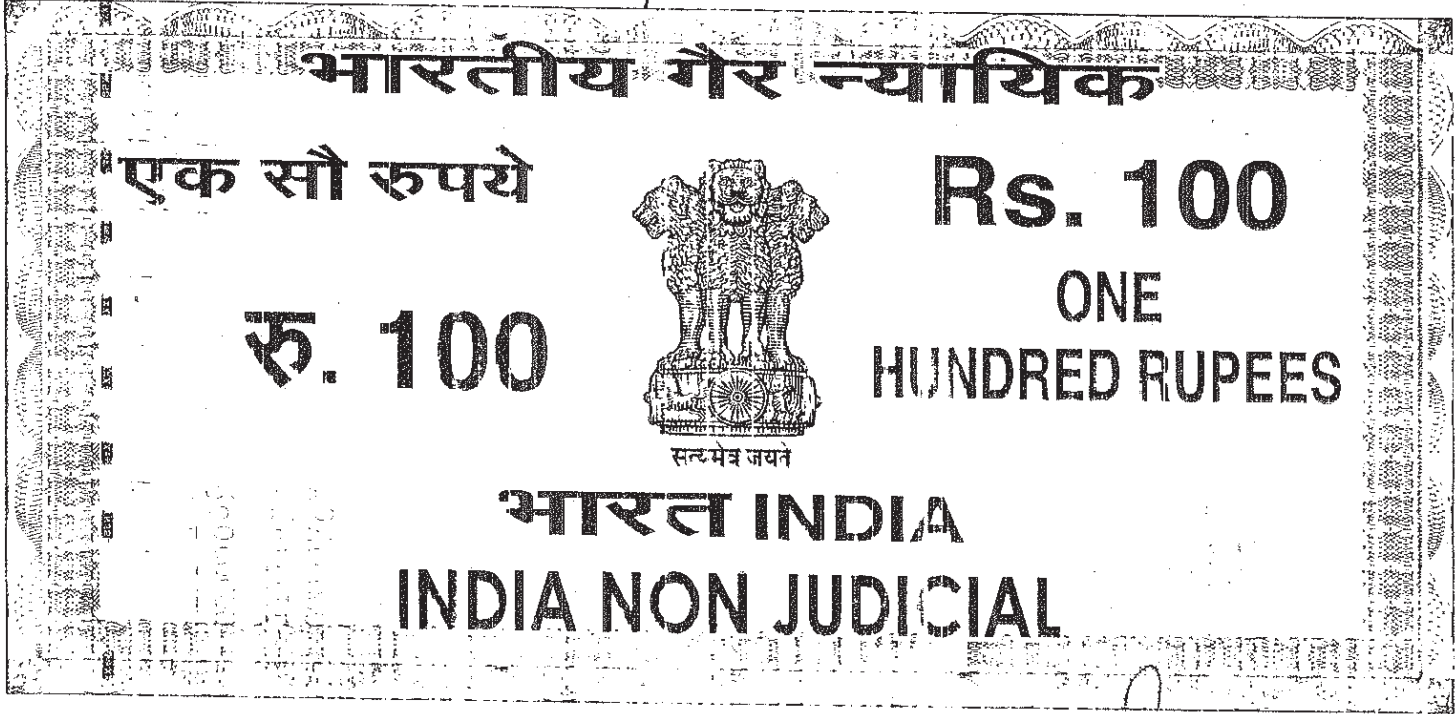


SCANNED

1786/11

27



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

U 493221

Sl.No. 24530 Dt: 17-03-2011 Rs.100/-
 Name : Santosh
 S/o.Shankar
 For Whom : M/s.Modi & Modi Constructions, Sec-bad

K.SATISH KUMAR
 Licenced 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 7th day of May 2011 at S.R.O, Keesara, Ranga Reddy District by and between:

M/s. MODI & MODI CONSTRUCTIONS 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.)

IN FAVOUR OF

MR. TANGIRALA B. V. S. K. S. P. SARMA, SON OF LATE T. B. C. RAM MOHAN RAO, aged about 40 years, Occupation: Service, residing at H. No. 1-1-189/1 & 2, Balaji Enclave, Kapra, Hyderabad - 500 062. 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 MODI & MODI CONSTRUCTIONS

Partner

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WDA
13/11/2013



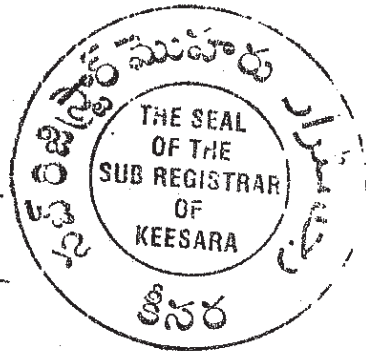
It is hereby notified that the following amount has to be paid in respect of this document:
/ challan No. 8.1.4 2.2.4 D. 13/11/13

Stamp Duty:

1. In the shape of stamp papers

Rs 100 |

Rs 9660 |



2. In the shape of cash

Rs

3. In the shape of cash

Rs

II. Value

1. In the shape of cash

Rs

2. In the shape of cash

Rs

III. Registration Fee

1. In the shape of cash

Rs 610 |

2. In the shape of cash

Rs

IV. User Charges

1. In the shape of cash

Rs 600 |

2. In the shape of cash

Total

10470 |

T. Nagaiyah
SUB REGISTRAR
KEESARA

WHEREAS:

- A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-28 Gts. forming part of Sy. Nos. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara 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 Acres)
1.	6095/2005	20.09.2005	134, 135 & 136	Ac. 2-08 Gt.
2.	7972/2004	10.08.2004	128, 129, 132, 133, 136	Ac. 2-10 Gt.
3.	8657/2004	21.09.2004	128, 129, 133, 136	Ac. 2-10 Gt.
Total Extent of Land				Ac. 6-28 Gts.

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

- Shri M. Hanumath Rao, S/o. Late Shri Chinna Rama Chary
- Shri M. Kashinatham, S/o. Late Shri Chinna Rama Chary
- Shri M. Venunadham, S/o. Late Shri Chinna Rama Chary
- Shri M. Srinivasa Chary, S/o. Late Shri Chinna Rama Chary
- Shri M. Narayana, S/o. Late Shri Chinna Rama Chary
- Shri M. Pranavanadham, S/o. Hanumath Rao
- Shri M. Pravarakya, S/o. Shri Kashinatham

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

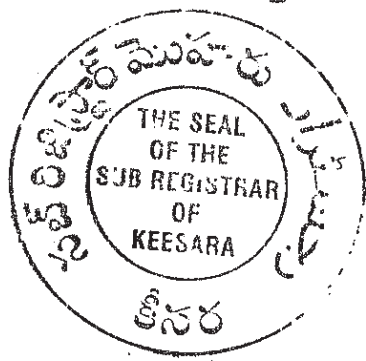
- B) The Former Owners are the sons and grand sons of Late Shri M. China Rama Chary the original pattedar of the land. By way of partition deed dated 05.09.2002 duly registered with S.R.O. Shamirpet, Ranga Reddy District vide document no. 4838/2002, the Former Owner at serial no. 'a to e' above became the owners of the Schedule Land. Former Owner at serial no. 'f' is the son of Former Owner at serial no. 'a'. Former Owner at serial no. 'g' is the son of Former Owner at serial no. 'b'. Vide proceeding of the Mandal Revenue Officer bearing no. B/1321/2004 dated 15.06.2004 the names of the former Owners at serial nos. a to e were mutated in the revenue records and patta passbooks/title books were issued to them. All the Former Owners have joined together for the execution of above referred sale deeds so as to assure and ensure a perfect legal marketable title free from any claims whatsoever in favour of the Vendor herein.

For MODI & MODI CONSTRUCTIONS


Partner

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K. prabhakar Reddy

610/-
Rangaraj



K. Prabhakar Reddy, S/o. K. Padma Reddy, Occupation: Service,
(O). 5-4-187/3 & 4, 2nd Floor, Soham Mansion, M.G. Road,
Secunderabad-03, through attested GPA/SPA for presentation
of documents, Vide GPA / SPA No. 10/BKX/08,
dated 05.03.08 registerer at SRO Keesara,
Ranga Reddy District.

Leaf

CH. Venkat Ramana Reddy S/o Late Anji Reddy
CC: Service. R/o 11-187/2, Road No.2
Green Hills Colony, Secunderabad, Hyderabad

[Signature]

K. KRISHNA PRASAD. S/o LATE K. RAMANUJAM
1-21-54/1/1, Venkata Ramana. Secbad-15.

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T. Nagaraj

- C) The Vendor is desirous of developing the Scheduled Land by constructing row / independent house thereon and have obtained a tentative layout from HUDA vide Permit No. 6092/MP2/Plg/HUDA/07 dated 16/11/2007.
- D) The Vendee is desirous of purchasing a plot of land bearing no. 27, admeasuring 122 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs.1,22,000/- (Rupees One Lakh Twenty Two 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. 27, admeasuring 122 sq. yds. forming part of Sy. Nos. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara 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.1,22,000/- (Rupees One Lakh Twenty Two 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. 10,370/- is paid by way of challan No. 814574, dated 15/11, drawn on SBH, Keesara Branch, Ranga Reddy District.

For MODI & MODI CONSTRUCTIONS


Partner

వి. పుస్తకము మొ. / వి. పుస్తకము 1786
 వస్త్రములు మొ. / వి. పుస్తకము 8
 ఈ రెండింటి మొ. / వి. పుస్తకము 3

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 1786-8-3

an amount of Rs. 9660/- towards stamp duty
 including transfer tax of Rs. 650/-
 towards registration tax on the Market Value
 of Rs. 122000/- was paid by me
 Party No. 814224
 dated 13/5/11 at Keesara Br. Keesara
 T. Nagaraj
 Sub-Registrar
 Keesara

ద్వితీయ వి. పుస్తకము (ర. 1933)
 1786-8-3 మొ. / వి. పుస్తకము 8
 మొ. / వి. పుస్తకము 3
 1786/2011

13 వ తేది
 T. Nagaraj
 పరి-రిజిస్టరు



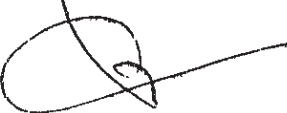
SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 27, admeasuring about 122 sq. yds. forming part of Sy. Nos. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara Mandal, Ranga Reddy District. marked in red in the plan annexed hereto, bounded on:

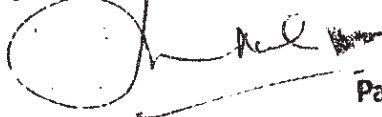
North	30' wide Road
South	Plot No. 26
East	30' wide road
West	Neighbour's land

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. 
(VENKATESH RAMANA REDDY)
2. 
(KRISHNA PRASAD)

For MODI & MODI CONSTRUCTIONS


Partner

Soham Modi)
VENDOR


VENDEE

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REGISTRATION PLAN SHOWING

PLOT NO. 27, FORMING A PART

IN SURVEY NO.

128, 129, 132, 133, 134, 135 & 136

Situated at

RAMPALLY VILLAGE

KEESARA

Mandal, R.R. Dist.**VENDOR:**

M/S MODI & MODI CONSTRUCTIONS, REPRESENTED BY ITS PARTNER

MR. SOHAM MODI. SON OF SRI SATISH MODI

BUYER:

MR. TANGIRALA B. V. S. K. S. P. SARMA, SON OF LATE. T. B. C. RAM MOHAN RAO

REFERENCE:**AREA:**

122

SCALE:

SQ. YDS.

INCL:

SQ. MTRS.

**EXCL:**

Neighbors Land

30' wide road

46'-0"

24'-0"

Plot No. 27

30' wide road

Plot No. 26

N

**WITNESSES:**

1.

2.

For MODI & MODI CONSTRUCTIONS

Partner

SIG. OF THE VENDOR

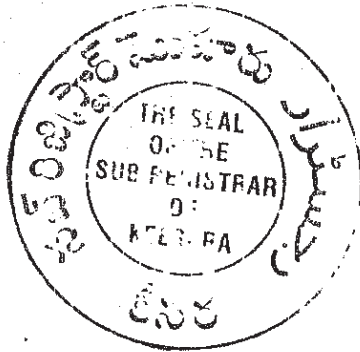
SIG. OF THE BUYER

పాపపురము 200/1 కలనాపర..... 1786

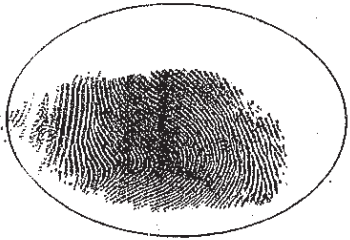
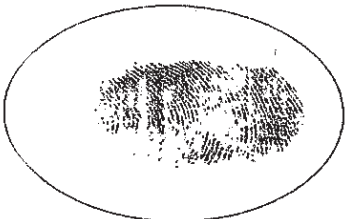
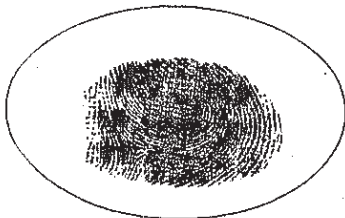
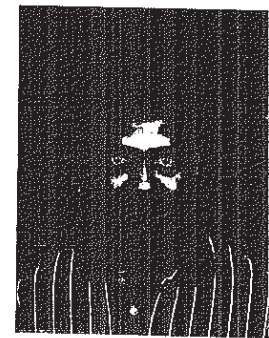
తనెడికా మొత్తం రూపాయల కలనాపర..... 8

ఈ రూపాయల పత్రం కలనాపర..... 5


శా. - 200/1 - F

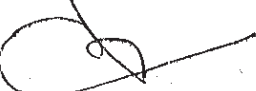


PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

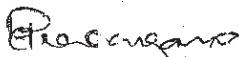
SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<u>VENDOR:</u> M/S. MODI & MODI CONSTRUCTIONS, HAVING ITS OFFICE AT 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. ROAD, SECUNDERABAD REP. BY ITS MANAGING PARTNER MR. SOHAM MODI S/O. MR. SATISH MODI
			<u>SPA FOR PRESENTING DOCUMENTS:</u> <u>VIDE DOC.NO. 12/BK - IV/2008, Dt: 05.03.2008</u> 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.
			<u>BUYERS:</u> MR. TANGIRALA B. V. S. K. S. P. SARMA S/O. LATE T. B. C. RAM MOHAN RAO R/O.H. NO. 1-1-189/1 & 2 BALAJI ENCLAVE KAPRA HYDERABAD - 500 062

SIGNATURE OF WITNESSES

1. 

2. 

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, Keesara, Ranga Reddy District.

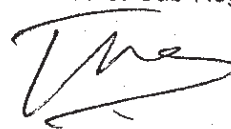


SIGNATURE OF THE REPRESENTATIVE

For MODI & MODI CONSTRUCTIONS

 Partner

SIGNATURE OF THE EXECUTANTS



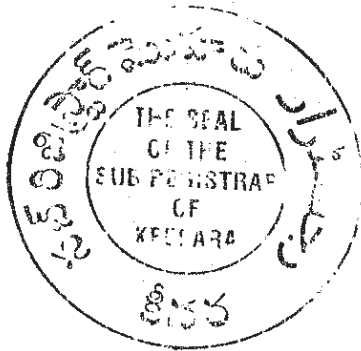
SIGNATURE OF THE BUYER

వి పుష్పము 2011 (వ సం॥)..... 1786

వస్త్రాదుల విషయం కొరతమున సం॥..... 8

ఈ కొరతము వలన సం॥..... 6


సం॥ - 1786



स्थायी लेखा संख्या	PERMANENT ACCOUNT NUMBER	
	ADMPN6725H	
नाम / NAME	SONAM SATERI MODI	
पिता का नाम / FATHER'S NAME	SATERI MANLAL MODI	
जन्म तिथि / DATE OF BIRTH	18-10-1989	
हस्ताक्षर / SIGNATURE		
	मुख्य आयकर अधिकारी, आंध्र प्रदेश 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
AWSPP8104E


Signature



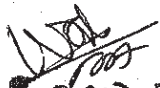
10/05/2018



అ పుస్తకము 221/2 నంబరు.....1786.....

దస్తవీరు పేరు : శాంతిముని నంబరు.....8.....

ఈ కాగితము వలన నంబరు.....7.....


శాంతిముని





PERMANENT ACCOUNT NUMBER
ACXPT3012C



NAME
BVSOSP SARMA TANGIRALA

NAME OF THE R/S NAME
BALA CHANDRA RAMMOCHAN RAO
TANGIRALA

DATE OF BIRTH

19-08-1970

SIGNATURE

CHIEF COMMISSIONER

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~~1286~~
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