



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

09AA 688663

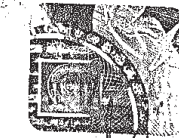
Date : 14-03-2006 Serial No : 7,981 Denomination : 100

Purchased By :
SRI HARI RAMANUJAM

SELF

For Whom :

S/O KRISHNA MACHARYULU
HYDERABAD



Sub Reg. Secy
Ex-Officio Stamp Vendor
S.R.O. UPPAL

SALE DEED

This Sale Deed is made and executed on this the 16th day of March 2006 at Secunderabad by and between:

M/S. MEHTA & MODI HOMES, a registered partnership firm having its registered office at 5-4-187/3&4, III Floor, Soham Mansion, M.G. Road, Secunderabad - 500 003 represented by its Managing Partners Mr. Soham Modi, Son of Sri Satish Modi, aged about 36 years, Occupation: Business and Mr. Suresh U. Mehta, Son of Late Sri Uttamlal Mehta, aged about 56 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

MR. V. SRI HARI RAMANUJAM, SON OF MR. KRISHNAMACHARYULU, aged about 31 years, residing at H. No 9-195, Pandu Ranga Nagar Colony, Via Erragadda, Hyderabad - 500018, 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

For Mehta and Modi Homes

Partner

Partner

వ పుస్తకము..... 442. రిజిస్టరు

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య..... 9. ఈ కాగితపు వరుస

సంఖ్య.....

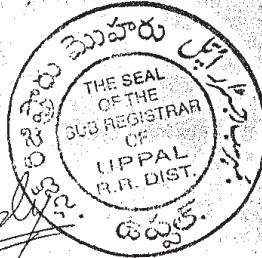
2006- వ సం॥..... ఏప్రిల్..... నెల..... 16..... తేది
1927- వ.శ.శా.దే.క్షా.ది.మా.సము.సం. తేది
పగలు..... 1..... మరియు..... 2..... గంటల మధ్య
ఉప్పుర్ సబ్-రిజిస్ట్రారు ఆఫీసులో

శ్రీ గౌరంగ్ మోద్య S/o. Jaganthil mody.....
రిజిస్ట్రేషన్ చట్టము 1908 లోని సెక్షన్ 32 ఎ-ను
అనుసరించి సమర్పించబడిన పాటోగ్రాఫులు
మరియు వేలిముద్రలలో సహదాభిలుషేసి
తునుము రూ॥..... 102.00..... చెల్లించినారు.

Receipt No. 167280..... Dt. 16.4.06. Vide
SBH, Habsiguda Branch, Sec'bad

వాస యిచ్చినట్లు ఒప్పుకోన్నది.

ఎడమ ప్రొటనధేలు



నిరూపించినది.

Gaurang mody S/o. Jaganthil mody occ: Business
R/o. flat No. 105, Sapphire Apts, Chikoh
Gardens, Begumpet, Hyderabad, through
General Power of Attorney for Presentation
of documents, vide doc. NO. 64/248/05
at JRO, Lippal.

1) K.P. Reddy S/o. K.P. Reddy
occ: Service (o) 5-6-18, 13 & 4, M.G. Road,
SEC'BAD.

2) Ramana Rao S/o. Krishna Rao occ: Business
R/o. 2-3-64/10, Ambapur, Hyderabad.

2006.వ.సం॥..... ఏప్రిల్..... నెల..... వ తేది
1927.వ.శా.శా.దే.క్షా.ది.మా.సం.సం. వ తేది.

సబ్-రిజిస్ట్రారు

100Rs.



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

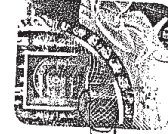
09AA 688664

Date : 14-03-2006 Serial No : 7,988 Denomination : 100

Purchased By :
SRI HART RAMANUJAM

For Whom :

SELF

52/1, JRG CHIPA, MAHARAJULU
HYDRAABAD
WHEREAS:Sub-Registrar
Ex-Officio Stamp, Vendor
S.R.O. UPEAL

- A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-05 Gt. forming part of Sy. No. 35, 36, 37, 38 & 39 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.

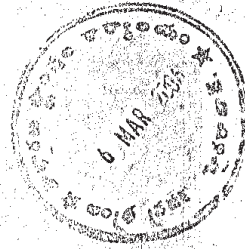
Sl. No.	Sale Deed Doc. No.	Dated	Sy. No.	Extent of Land (in Guntas)	Extent of Land (in Acre)
1.	9733/2003	19/8/2003	39	Gt. 80-00	Ac. 2-00 Gt.
2.	11955/2003	30/09/2003	36 37 38 59	Gt. 0-50 Gt. 18-50 Gt. 9-00 Gt. 52-00	Ac. 2-00 Gt.
				Gt. 80-00	
3.	13200/2003	01/11/2003	35 36 37	Gt. 11-00 Gt. 60-50 Gt. 13-50	Ac. 2-05 Gt.
				Gt. 85-00	
Total Extent of Land					Ac. 6-05 Gts.

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner



1 వ పుస్తకము..... 4/12/8/06
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య..... 9..... ఈ కాగితపు పరుస
సంఖ్య..... 2.....

సబ్-రిజిస్ట్రారు

Government Under Section 42 of Act 11 of 1908

No. 4128 of 2006 Date 16/3/06

I hereby certify that the proper deficit
stamp duty of Rs. 17860/- Rupees (Seventeen

thousand eight hundred and sixty only

has been levied in respect of this instrument
by Gaurang Mody
on the basis of the agreed Market Value
consideration of Rs. 204000/- being
higher than the consideration agreed Market
Value.

S.R.O. Uppal

Dated 16/3/06

Sub Registrar
and Collector U/S. 41 & 4
INDIAN STAMP ACT

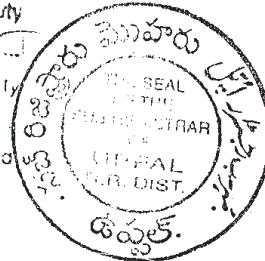
Registration Endorsement

An amount of Rs. 17860/- towards Stamp Duty
including Transfer duty and Rs. 1620/-

towards Registration Fee was paid by the party
through Challan Receipt Number 162780

Dated 16/3/06 at SBH Habsiguda Branch Secbad

S.B.H. Habsiguda
A/c No. 01000050780
of S.R.O. Uppal.





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

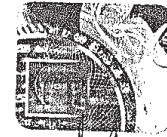
09AA 688665

Date : 14-03-2005 Serial No : 7,989 Denomination : 100

Purchased By :
SRI HARI LAKSHMI

For Whom :

***SELF**



S/O KRISHNA MAHARAJULU
HYDERABAD

Sub Registrar
Ex. Officio Stamp Vendor
S.R.O. UPPAL

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

- Shri P. Sanjeeva Reddy, S/o. Late Shri P. Sai Reddy,
- Shri P. Radha Krishna Reddy, S/o. Shri P. Sanjeeva Reddy
- Ms. P. Gayatri, D/o. Shri P. Sanjeeva Reddy
- Shri P. Balram Reddy, S/o. Shri P. Sanjeeva Reddy

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

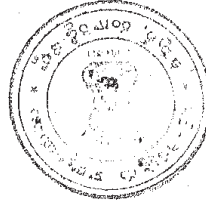
- The Scheduled Land stood in the name of Shri P. Sai Reddy as patta land (patta no. 20, passbook no. 177970, title deed no. 10420) and upon his death on 27/05/1998 the patta was granted to Former Owner at serial no. 'a' above by effecting mutation in the revenue records. Former Owners at serial no. b to d above are the children of Former Owner at serial no. 'a'. All the Former Owners have joined together for the execution of above referred sale deed so as to assure and ensure a perfect legal marketable title free from any claims whatsoever in favour of the Vendor herein.
- The Vendor have plotted the Scheduled Land into Plots and have obtained a layout from HUDA vide Permit No. 50/MPZ/HUDA/04 dated 30/09/2004.

For Mehta and Modi Homes

[Signature]
Partner

For Mehta and Modi Homes

[Signature]
Partner

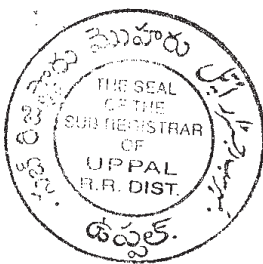


1 వ పుస్తకము 4128/నంబు
 దస్తావేజుల మొత్తం కారితముల
 సంఖ్య.....9...ఈ కారితపు వరుస
 సంఖ్య.....2.....

సబ్-రిజిస్ట్రారు

1 వ పుస్తకము సం॥ (శా.క) పు. 4128/నంబు
 నింబరుగా రిజిస్టరు చేయబడి స్కానింగు నిమిత్తం
 గుర్తింపు సంఖ్య 4128...1-2006 వ్యవస్థాపన
 2006 సం॥ మార్చి నెల...16...తే

రిజిస్ట్రారు గారి సహకారము





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

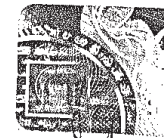
09AA 688666

Date : 11.07.2000 Serial No : 1,990 Denomination : 100

Purchased By :
SRI HARI RAMANILAM

For Whom :

SELF

570 KILSHBA TRACTORY OLD
HYDERABADSub Registrar
Ex-Officio Stamp Vendor
S.R.O. UPEAL

- D) The Vendee is desirous of purchasing a plot of land bearing no. 59 admeasuring 204 Sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 2,04,000/- (Rupees Two Lakhs Four 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:

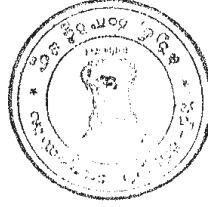
1. The Vendor do hereby convey, transfer and sell the Plot No. 59 admeasuring 204 Sq. yds. forming part of Sy. Nos. 35 to 39 of Cherlapally Village, Ghatkesar Mandal, R. R. District, which is herein after referred to as the Scheduled Plot and more particularly described in the schedule and the plan annexed to this Sale Deed in favour of the Vendee for a consideration of Rs. 2,04,000/- (Rupees Two Lakhs Four 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 Scheduled Plot.

For Mehta and Modi Homes

Partner

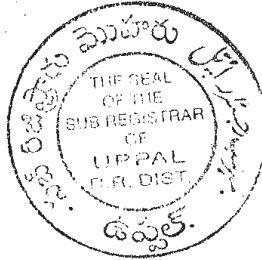
For Mehta and Modi Homes

Partner



1 వ పుస్తకము... 4/2... 8/16
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య... 9... ఈ కాగితపు వరుస
సంఖ్య... 4...

పబ్-రెజిస్ట్రార్





ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

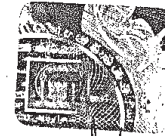
09AA 688667

Date : 14-03-2006 Serial No : 1,991 Denomination : 100

Purchased By :
SRI HARI BANARJAN

For Whom :

SELF

Sub Registrar
Ex-Officio Stamp Vendor
S.R.O. UPPAL

S/O KRISHNA DAS HASTHUR

HYDERABAD

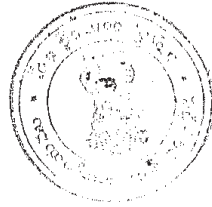
3. The Vendor further covenant that the Schedule Plot is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby give warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled 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. 18,980/- is paid by way of Challan No. 167280, dated 15.03.06, drawn on SBH, Habsiguda Branch, Hyderabad.

For Mehta and Modi Homes

Partner

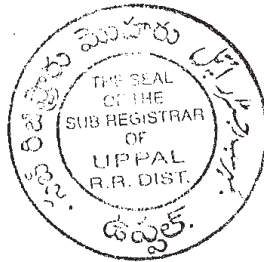
For Mehta and Modi Homes

Partner



1 వ పుస్తకము... 4128/806
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య... 9. ఈ కాగితపు వరుస
సంఖ్య... 5

సబ్-రిజిస్ట్రార్



SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 59 admeasuring about 204 Sq. yds. forming part of Sy. Nos. 35, 36, 37, 38 and 39, situated at Block No. 2, Old Village, Cherlapally, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	:	Plot No. 58
South	:	Plot No. 60
East	:	Plot No. 50
West	:	40' 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. 
(V. P. Reddy)
2. 
(Ramana Rao)

For Mehta and Modi Homes

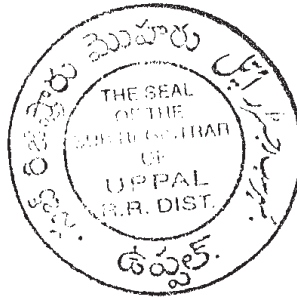

VENDOR

For Mehta and Modi Homes


Partner

1 వ పుస్తకము.....4/28/94
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....9..ఈ కాగితపు పరుస
సంఖ్య.....6

సబ్-రిజిస్ట్రార్



REGISTRATION PLAN SHOWING		PLOT NO. 59, FORMING A PART	
IN SURVEY NOS. 35, 36, 37, 38 & 39		Situated at	
CHERLAPALLY VILLAGE,		GHATKESAR	Mandal, R.R. Dist.
VENDORS:	M/S. MEHTA & MODI HOMES, REP. BY ITS MANAGING PARTNERS		
	1. SRI SOHAM MODI, S/O. SRI SATISH MODI		
	2. SRI SURESH U. MEHTA, S/O. LATE UTTAMLAL MEHTA		
VENDEE:	MR. V. SRI HARI RAMANUJAM, S/O. MR. KRISHNA MACHARYULU		
REFERENCE:	SCALE:	INCL:	EXCL:
AREA: 204	SQ. YDS.	SQ. MTRS.	

Plot No. 58

40' wide road

52'-6"

35'-0"
Plot No. 59
35'-0"

52'-6"

Plot No. 50

Plot No. 60

LOCATION PLAN

WITNESSES:

1.

2.

For Mehta and Modi Homes

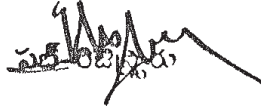
Partner

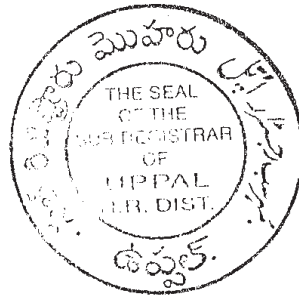
SIG. OF THE VENDOR

For Mehta and Modi Homes

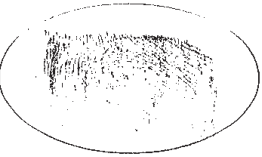
Partner

1 వ పుస్తకము 4/28/06
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య.....9 ఈ కాగితపు వరుస
సంఖ్య.....2

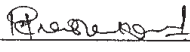

పరిశీలకుడు



**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
			VENDOR: 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. 1. MR. SOHAM MODI S/O. MR. SATISH MODI
			2. MR. SURESH U. MEHTA S/O. LATE UTTAMLAL MEHTA (O). 5-4-187/3 & 4, III FLOOR SOHAM MANSION, M. G. ROAD SECUNDERABAD - 500 003.
			GPA FOR PRESENTATION OF DOCUMENTS: MR. GAURANG MODY S/O. MR. JAYATILAL MEHTA R/O. FLAT NO. 105, SAPPHIRE APTS CHIKOTI GARDENS BEGUMPET, HYDERABAD

SIGNATURE OF WITNESSES:

- 
- 

For Mehta and Modi Homes

For Mehta and Modi Homes


Partner


Partner

SIGNATURE OF THE EXECUTANT'S


SIGNATURE OF THE PURCHASER

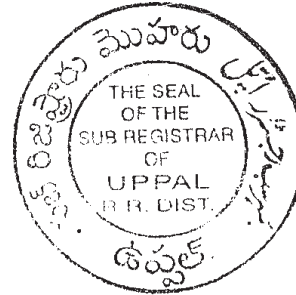
1 వ పుస్తకము... 4/28/1996

దస్తావేజుల మొత్తం కాగితముల

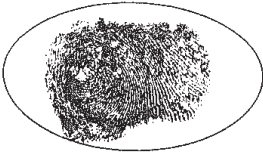
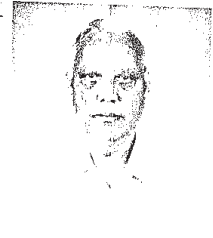
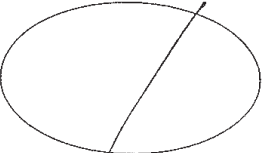
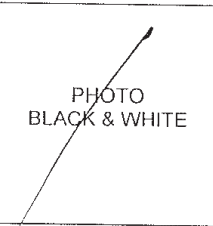
సంఖ్య..... 9. ఈ కాగితపు వరుస

సంఖ్య..... 8

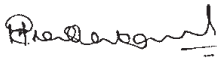

సబ్ రిజిస్ట్రార్



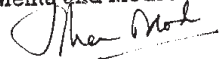
PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

SL. NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			PURCHASER: MR. V. SRI HARI RAMANUJAM S/O. MR. KRISHNAMACHARYULU R/O. 9-195, PANDU RANGA NAGAR CLNY VIA ERRAGADDA HYDERABAD - 500 018.
			REPRESENTATIVE: MR. KRISHNAMACHARYULU R/O. 1-195, PANDU RANGA NAGAR V.A. ERRAGADDA, Colony HYDERABAD - 500 018.
			

SIGNATURE OF WITNESSES:

- 
- 

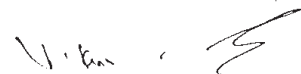
For Mehta and Modi Homes For Mehta and Modi Homes

 Partner  Partner

SIGNATURE OF EXECUTANTS

NOTE: If the Buyer(s) is/are not present before the Sub Registrar, the following request should be signed.

I/We stand herewith my/our photograph(s) and finger prints in the form prescribed, through my representative, _____ as I / We cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Uppal, Ranga Reddy District.


Signature of the Representative


Signature(s) of BUYER(s)

8/59

1 వ పుస్తకము (కా.క) పు.....
ఉత్తరది భూమి కిరి
వెంటరుగా రజిస్టరు చేయబడి స్కానింగు నిమిత్తం
గుర్తింపు నెంబరు.....1-200 ఇన్వెంట్రి
200 నెంబరు.....నెంబరు.....
002-1
అంతరిక్ష భూమి కిరి
..... (కా.క) రిజిస్ట్రేషన్

1 వ పుస్తకము..... 4/28/86

దస్తావేజుల మొత్తం కాగితముల
సంఖ్య..... 7. ఈ కాగితపు వరుస
సంఖ్య..... 9.....

