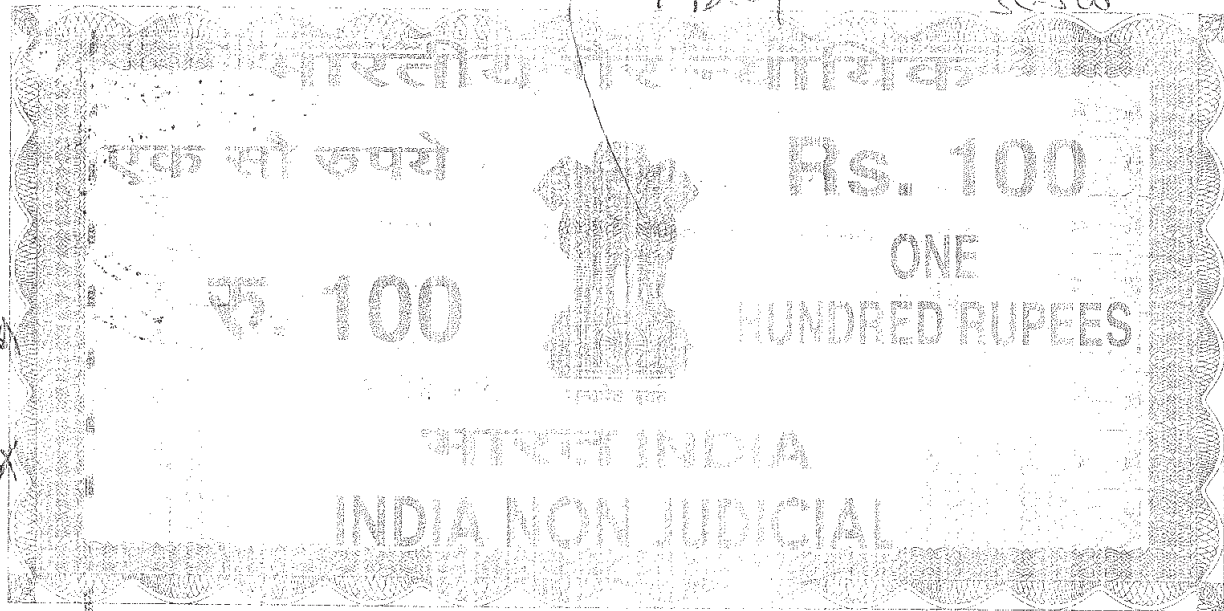




ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

Date : 23-02-2012

Serial No : 16,386

Denomination : 100 AS 973665

Purchased By :

K. PRAHAJAN REDDY
S/O K.P. REDDY
HYD.

Sub Registrar
Ex-officio Stamp Vendor
S.R.O. KAPPA

For Whom :

M/S PARAMOUNT BUILDERS
SEC-BAD.

SALE DEED

This Sale Deed is made and executed on this the 12th day of March 2012 at SRO, Keesara, Ranga Reddy District by:

M/s. PARAMOUNT BUILDERS, a registered partnership firm having its office at 5-4-187/3 & 4, II Floor, M. G. Road, Secunderabad 500 003, represented by its Managing Partner Mr. Soham Modi, S/o. Sri Satish Modi, aged about 42 years, Occupation: Business, and Mr. Samit Gangwal, S/o. Mr. S. K. Gangwal, aged about 40 year, Occupation: Business, hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

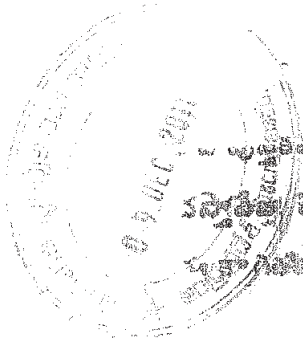
AND

1. SRI. B. ANAND KUMAR, SON OF SRI. B. N. RAMULU, aged about 39 years, residing at H. No. 10, Venkateshwara Nagar, Moula-Ali, Hyderabad.
2. SRI NAREDDY KIRAN KUMAR, SON OF MADHUSUDHAN REDDY, aged about 34 years, residing at Plot No. 275, Venkateshwara Nagar, Meerpet, Moula -Ali, Hyderabad.
3. SRI. M. KANTHA RAO, SON OF M. LAXMAN RAO, aged about 38 years, residing at Plot No. 152, Vivekanada Nagar Colony, Kukatpally, Hyderabad.
4. SRI. K. KANTHA REDDY, SON OF K. RAM REDDY, aged about 56 years, residing at Nereducherala (Village & Mandal), Nalgonda District,

being represented by Mr. Soham Modi, S/o. Sri Satish Modi, aged about 42 years, Managing Partner of M/s. Paramount Builders who are the Agreement of Sale cum General Power of Attorney Holders by virtue of document no. 16413/06, dated 31.10.2006, registered at S.R.O. Shameerpet, hereinafter called the "Original Owners" (which expression where the context so permits shall mean and include their successors in interest, nominees, assignees herein, etc.).

For Paramount Builders

For Paramount Builders



1726
17



Handwritten signature

ENDORSEMENT

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

Sl. No.	Description	In the form of			Stamp value, if 10 or 100 Taka	D/MSC/ Pay order	Total
		Stamp	Value	Amount			
1	Stamp Fee	100/-	62900				63000
2	Registration fee						4500
3	User charges						100
4	Total						67600/-

INFAVOUR OF

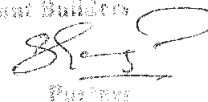
1. Mr. T.SRIDHAR, SON OF LATE T. SREEKANTHA DASS, aged about 39 years, Occupation: Service.
2. Mrs.K.M.PRASANNA LAKSHMI, WIFE OF Mr. T.SRIDHAR, aged about 37 years, both are residing at Flat No. 302, Vishnavi Residency, 7-1-215/D/1/B, Dharamkaram Road, Ameerpet, Hyderabad - 500 016., hereinafter called the "Buyer" (which expression where the context so permits shall mean and include his/her/their heirs, successors, legal representative, executors, nominees, assignee etc.).

WHEREAS:

- A. Shri B. Anand Kumar, Shri Nareddy Kiran Kumar, Shri M. Kanta Rao and Shri K. Kanta Reddy, the Original Owners herein, were the absolute owners and possessors of open agricultural land in Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts. by virtue of Deed of Conveyance of land dated 9.09.2004 registered as document bearing no. 9210/2004 and Release Deed dated 27.10.2004 and registered as document no. 9246/2004 at the office of the Sub Registrar, Shamerpeta R. R. District (hereinafter this land is referred to as the SCHEDULED LAND) and is more particularly described in Schedule 'A' at the foot of the document.
- B. The Original Owners have purchased the Scheduled Land for a consideration from its previous owners namely:
 - i. Shri M. Venu, S/o. Shri Mallaiiah
 - ii. Shri Madhusudhan, S/o. of Late Shri G. Sattaiah.
 - iii. Shri K.V. Rama Rao, S/o. Shri Gopal Rao
- C. The Scheduled Land was Government land and the same was placed for sale on open auction on 17.09.2003. The previous owners Shri M. Venu and two others have participated in the auction and the auction was knocked down in favour of them as they being the highest bidders. The open auction conducted has been confirmed in favour of the previous owners namely M. Venu and two others vide proceedings of the Collector, R. R. District vide proceeding no. LC2/7278/2003 dated 20.09.2003.
- D. The previous owners Shri M. Venu and two others and the Original Owners have reached into an understanding for participating in the open auction and upon confirmation of the auction the sale consideration was arranged and paid by pooling all the resources of the seven participants (i.e., previous owners Shri M. Venu and two others and all the four VENDORS). The Scheduled Land was agreed to be purchased jointly with all the seven persons having broadly the following share.
 - a. 3/7 of the share will be held by M. Venu and two others equally i.e., each person will have 1/7 share.
 - b. Balance 4/7 of the share will be held by the remaining four persons as follows:
 - i. Shri. B. Anand Kumar - 27% of 4/7 share i.e., 15.42%
 - ii. Shri. N. Kiran Kumar - 20% of 4/7 share i.e., 11.42%
 - iii. Shri. M. Kanta Rao - 37% of 4/7 share i.e., 21.16%
 - iv. Shri. K. Kanta Reddy - 16% of 4/7 share i.e., 9.15%

For Government Builders

Partner

For Government Builders

Partner

పుస్తకము 2012-13 సం. 1726
 దస్తావేజు వెలుపల గానీయబడిన సంతకము.....17
 2
 ఈ కౌ గానీయబడిన సంతకము.....

2012-13 సం. 1726 సం. 21
 1932 సం. 1726 సం. 31
 పేరు 2 పేరు 3 గుంటూరు మండల
 కేంద్ర పట్టణ - రెవెన్యూ అధికారి
 శ్రీ/శ్రీమతి.....K. Prabhakar Reddy
 రెవెన్యూ కలెక్టరు గారికి సెక్షన్ 32.2 వ
 అనుబంధం ప్రకారం పంపించిన పాత్రావులు
 మరియు వేరియేషన్లతో సహా దాఖలు చేసి రుసుము
 రూ. 4,500/- లు చెల్లించినారు
 వాటిని సమీక్షించి ఒప్పుకొన్నది
 ఎడమ బాటన పేరు

చి-02/03/07

K. Prabhakar Reddy

K. Prabhakar Reddy



K. Prabhakar Reddy, S/o. K. Padma Reddy, Occupation: Service,
 (O). 5-4-18773 & 4, 2nd Floor, Soham Mansion, M.G. Road,
 Secunderabad-53, through attested GPA/SPA for presentation
 of documents, Vide GPA / SPA No. 01/0007
 dated 11-01-07 registered at SRO, Shamirpet
 Ranga Reddy District.

బహుమందినది

1

Ch. Venkat Ramanna Reddy
 S/o. Late Anji Reddy
 Occ: Service - S/o. 11-18712
 Rd no. 2, Green Hills Colony, Hyderabad.

2

Ch. Venkat Ramanna Reddy

Ch. Venkat Ramanna Reddy S/o. Anji Reddy
 Occ: Service - S/o. 1-5/1
 Ch. Bollaram, Sec: 18, Hyderabad.

2012-13 సం. 1726 సం. 21
 1932 సం. 1726 సం. 31
 పేరు 2 పేరు 3 గుంటూరు మండల
 కేంద్ర పట్టణ - రెవెన్యూ అధికారి

- E. In continuation and completion of the auction process and on receipt of the entire bid amount, the Government of Andhra Pradesh represented by District Revenue Officer and Additional District Magistrate, R. R. District have executed Deed of Conveyance of land dated 9.09.2004 in favour of seven persons namely three previous owners and four Original Owners herein. This conveyance deed is registered as document no. 9210/2004 and is registered at the office of the Sub Registrar, Shameerpet R. R. District.
- F. The previous owners Shri M. Venu, Shri G. Madhu Sudhan and Shri K.V. Rama Rao have executed a Release Deed dated 27.10.2004, releasing their 3/7 share admeasuring Ac. 1-13.13 Gts., in favour of Original Owners for a consideration. This Release Deed is registered as document no. 9246/2004 at the office of the Sub Registrar, Shameerpet R. R. District. The share in land ownership of the Original Owners upon execution of this release deed is as under:
- | | | |
|----|----------------------|-------|
| a. | Shri. B. Anand Kumar | - 27% |
| b. | Shri. N. Kiran Kumar | - 20% |
| c. | Shri. M. Kanta Rao | - 37% |
| d. | Shri. Kanta Reddy | - 16% |
- G. The above said four persons namely Shri B. Anand Kumar and three others have together joined into partnership to run the business under the name of M/s. Bhargavi Developers, hereinafter referred to as the Firm. The partnership is evidenced by a Deed of Partnership dated 30.07.2004. The profit sharing ratios of the partners is in the same ratio as their ratio of share in the land holding as given in clause (h) above which is in evidence of their understanding as to their respective share in the Scheduled Land.
- H. The Original Owners have sold the Scheduled Land to M/s. Bhargavi Developers and the Vendors herein by way of Agreement of Sale cum General Power of Attorney, registered as document nos. 16412/06 and 16413/06 dated 31.10.2006 and 31.10.2006, respectively. By virtue of the said agreement of sale cum general power of attorney, M/s. Bhargavi Developers and the Vendors herein have become owners of undivided share of land admeasuring Ac. 1-01 Gts., and Ac. 2-03 Gts. respectively.
- I. M/s. Bhargavi Developers and the Vendor have agreed to jointly develop the entire Scheduled Land by constructing residential apartments under a group housing scheme called as 'PARAMOUNT RESIDENCY'.
- J. The Original Owners and the Vendor hereto have applied to the Urban Development Authority for obtaining necessary building construction and other permissions at the cost of the Vendor. The permissions have been received from HUDA vide their Proceeding No. 6008/P4/Plg/HUDA/2006, dated 14.09.2006. In accordance with the sanctioned plan in all 260 number of flats in 6 blocks aggregating to about 2,28,800 sq.ft., along with parking on the stilt floor and other amenities are proposed and agreed to be constructed.

For Paramount Builders

Partner

For Paramount Builders

Partner

. ఎ పుస్తకం 2012 వ సం. 1726
 దస్తావేజు వెంట్రా కాపీలు సమగ్రము..... 17
 ఈ కాపీలు సమగ్రము..... 3

[Handwritten signature]

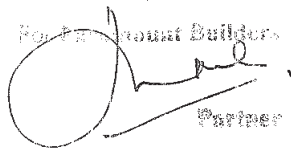
Rs. 62,900/- towards stamp duty including T.D.
 under section 41 of the I.S. Act 1899.
 and Rs. 4500/- Towards Registration fee on the
 chargeable value of Rs. 900,000/- were paid by
 the party through T.D. 101744 vide
 challan/DD/BC/Pay order No. 24/3/12 date

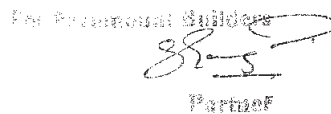
[Signature]
 Sub-Registrar
 Collector U/S 41 of I.S. Act

1935
 పుస్తకం 2012 సం. 1726 వ. సం. (కా.స. 1899) కింద
 1726 వ. సం. మొదటిగా రిజిస్ట్రేషన్ చేయబడినది. పుస్తకం
 విమర్శించి గుర్తింపు నెంబరు 1726/2012
 జన్మించినది.
 20/3/12 తేదీ. మంత్రి. సం. 2-1 ప. తే. 3.

[Signature]
 L. RAVINDER
 సబ్-రిజిస్ట్రేటరు, కేసర

- K. M/s. Bhargavi Developers and the Vendor for the purposes of joint development of the scheduled land have reached into an understanding whereby they have purchased their respective shares as mentioned above in the total land area of Ac. 3-04 Gts. To give effect to this broad understanding, the M/s. Bhargavi Developers and the Vendor have executed following documents:
- (a) Joint Development Agreement, registered as document no. 16768/06, dated 31.10.2006.
 - (b) Agreement of Sale-cum General Power of Attorney in favour of the Vendor, registered as document no. 16413/06, dated 31.10.2006.
 - (c) Agreement of Sale-cum General Power of Attorney in favour of the M/s. Bhargavi Developers, registered as document no. 16412/06, dated 31.10.2006.
- The above documents are registered with the office of the Sub-Registrar Office, Shameerpet.
- L. By virtue of above referred documents, the M/s. Bhargavi Developers and the Vendor hereto have identified and determined their respective ownership of 260 flats, along with proportionate parking space proposed to be constructed in a group housing scheme named and styled as 'PARAMOUNT RESIDENCY' forming part of Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, together with their respective proportionate undivided share in the Scheduled Land.
- M. The Buyer is desirous of purchasing a semi-deluxe apartment bearing flat no. 506 on the fifth floor, in block no. '3C' having a super built-up area of 530 sft together with undivided share in the scheduled land to the extent of 34.76 sq. yds., and a reserved parking space for two wheeler on the stilt floor bearing no. 42, admeasuring about 15 sft. In the building known as Paramount Residency and has approached the Vendor, such apartment is hereinafter referred to as the Scheduled Apartment.
- N. The Vendor has represented to the Buyer that the Scheduled Apartment has fallen to the share of Vendor and thus absolutely belongs to it by virtue of above referred various agreements.
- O. The Buyer has inspected all the documents of the title 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 Paramount Residency. The Buyer upon such inspection etc., is satisfied as to the title and competency of the Vendor.
- P. 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. 9,00,000/- (Rupees Nine Lakhs Only) and the Buyer has agreed to purchase the same.
- Q. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.

For Paramount Builders

Partner

For Paramount Builders

Partner

.. పుస్తకము 20/2-సం పు	172-6
వస్త్రావేదిక	17
ఈ గ్రంథమునకు వ్రాసిన పుస్తకము	4



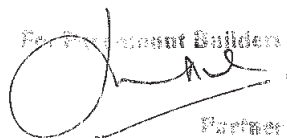
- R. The Original Owners at the request of the Vendor and Buyer are joining in execution of this agreement so as to assure perfect legal title in favour of the Buyer and to avoid in future any litigations. The Original Owners have has no share in the sale consideration agreed herein.

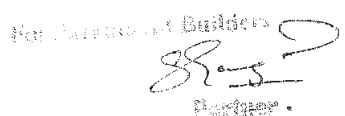
NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the semi-deluxe apartment bearing flat no. 506 on the fifth floor, in block no. '3C', having a super built-up area of 530 sft. (i.e., 424 sft. of built-up area & 106 sft. of common area) in building known as Paramount Residency together with
 - a. Undivided share in scheduled land to the extent of 34.76 sq. yds.
 - b. A reserved parking space for two wheeler on the stilt floor bearing no. 42, admeasuring about 15 sft.

Situated at Sy. No. 176, situated at Nagaram Village, Keesara 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. 9,00,000/- (Rupees Nine Lakhs Only). The Vendor hereby admits and acknowledges the receipt of the said consideration in the following manner:

- i. Rs. 7,45,791/- (Rupees Seven Lakhs Fourty Five Thousand Seven Hundred and Ninety One Only) paid by way of DD. No. 437881, dated 19.03.2012 issued by CITI Bank, Hyderabad.
 - ii. Rs. 1,54,209/- (Rupees One Lakh Fifty Four Thousand Two Hundred and Nine Only) (Part Payment) paid by way of cheque no. 470490, dated 22.12.2011, drawn CITI Bank, Hyderabad.
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.

For Paramount Builders

Partner

For Paramount Builders

Partner

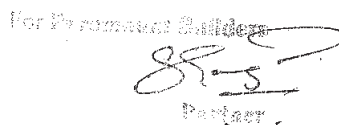
అనుకము 2012 కనెక్ట్.....1726.....
- వ్యవసాయ పరిపాలనా సంస్థల పరిధి.....17.....
- కార్యాచరణ పరిధి.....5.....

అ.వి.ఆర్.ఎ.

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.
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 Paramount Residency as follows:-
 - a. 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 PARAMOUNT RESIDENCY.
 - b. 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.
 - c. That the Buyer shall become a member of the Paramount Residency Owners Association that has been / shall be formed by the Owners of the apartments in PARAMOUNT 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.

For Paramount Builders

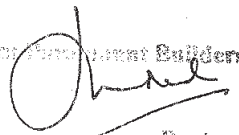
Partner

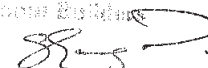
For Paramount Builders

Partner

172-6
17
6

W-1818

- d. 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 PARAMOUNT 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.
- e. 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.
- f. 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.
- g. That the blocks of residential apartments shall always be called PARAMOUNT RESIDENCY and the name thereof shall not be changed.
- h. 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.
- i. 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.
10. Stamp duty and Registration amount of Rs. 67,500/- is paid by way of challan no. 101744, dated 21.3.12, drawn on State Bank of Hyderabad, Keesara Branch, R. R. District and an amount of Rs. 13,125/- paid by the way of pay order No. 167483, dated 12.3.12, HDFC Bank, S. D. Road, Secunderabad.

For Paramount Builders

Partner

For Paramount Builders

Partner

. వ పుస్తకము 20 ప్రకరణములు.....172-6.....
 వస్త్రవేషము తొలగించు కార్యముల సంఖ్య.....17.....
 ఈ కార్యము తరువాత సంఖ్య.....7.....

వ-001/20

SCHEDULE 'A'

SCHEDULE OF LAND

ALL THAT THE TOTAL OPEN LAND being Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, admeasuring Ac. 3-04 Gts. and bounded by:

North By	Sy. Nos. 198, 182, 180 & 177
South By	Sy. Nos. 175, 174 & 167
East By	Sy. No. 159
West By	Sy. No. 198

SCHEDULE 'B'

SCHEDULE OF APARTMENT

All that portion forming a semi-finished, semi-deluxe apartment bearing flat no. 506 on the fifth floor in block no. '3C', admeasuring 530 sft. of super built-up area (i.e., 424 sft. of built-up area & 106 sft. of common area) together with proportionate undivided share of land to the extent of 34.76 sq. yds., and a reserved parking space for two wheeler on the stilt floor bearing no. 42, admeasuring about 15 sft., in residential apartment named as "Paramount Residency", forming part of Sy. No. 176, situated at Nagaram Village, Keesara Mandal, R. R. District, marked in red in the plan enclosed and bounded as under:

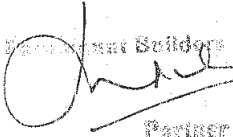
North By	Open to Sky
South By	Open to Sky
East By	Open to Sky & 6' wide corridor
West By	Open to Sky

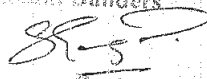
IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESS:

1.



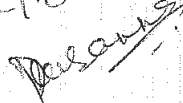
For Paramount Builders

Partner

For Paramount Builders

Partner
VENDOR

2.



BUYER



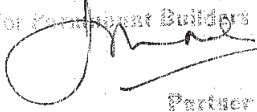
..... అనుబంధము 2011 ప్రకటనలు.....	1726
..... సస్టేనబుల్ డెవలప్మెంట్ ఛార్టు.....	17
..... ఈ రికార్డును పరిశీలించండి.....	8



ANNEXTURE-1-A

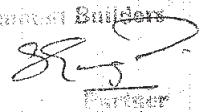
1. Description of the Building : SEMI-DELUXE apartment bearing flat no. 506 on the fifth floor, in block '3C' of Paramount Residency, situated at Sy. No. 176, Nagaram Village, Keesara Mandal, Ranga Reddy District.
- (a) Nature of the roof : R. C. C. (G+5)
- (b) Type of Structure : Framed Structure
2. Age of the Building : Under Construction
3. Total Extent of Site : 34.76 sq. yds., U/S Out of Ac. 3-04 Gts.
4. Built up area Particulars:
- a) In the Stilt Floor : 15 Sft for Parking space for scooter
- b) In the First Floor : -
- c) In the Second Floor : -
- d) In the Third Floor : -
- e) In the Fourth Floor : -
- f) In the Fifth Floor : 530 Sft
5. Annual Rental Value :
6. Municipal Taxes per Annum :
7. Executant's Estimate of the MV of the Building : Rs. 9,00,000/-

For Paramount Builders



Partner

For Paramount Builders



Partner

Signature of the Executants

Date: 12.03.2012

C E R T I F I C A T E

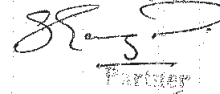
I do hereby declare that what is stated above is true to the best of my knowledge and belief.

For Paramount Builders



Partner

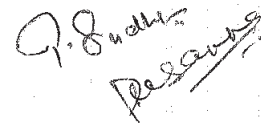
For Paramount Builders



Partner

Signature of the Executants

Date: 12.03.2012



ప పుస్తకము 2012-సం||పు 1726
సస్తావేళ తెలుగు భాషావిజ్ఞాన పరిషత్ 17
ఈ కాగితము పరిషత్ పరిషత్ 9

మొత్తం

REGISTRATION PLAN SHOWING

FLAT NO. 506 IN BLOCK NO. '3C'

ON THE FIFTH FLOOR IN PARAMOUNT RESIDENCY

IN SURVEY NOS. 176 (PART)

SITUATED AT

NAGARAM VILLAGE,

KEESARA

MANDAL, R.R. DIST.

VENDOR:

M/S. PARAMOUNT BUILDERS REPRESENTED BY ITS PARTNERS

MR. SOHAM MODI, SON OF MR. SATISH MODI

MR. SAMIT GANGWAL, SON OF MR. S. K. GANGWAL

BUYER:

1. MR. T.SRIDHAR, SON OF LATE T. SREEKANTHA DASS

2. MRS.K.V.PRASANNA LAKSHMI, WIFE OF MR. T.SRIDHAR

REFERENCE:

AREA: 34.76

SCALE:

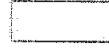
SQ. YDS. OR

INCL:

SQ. MTRS.

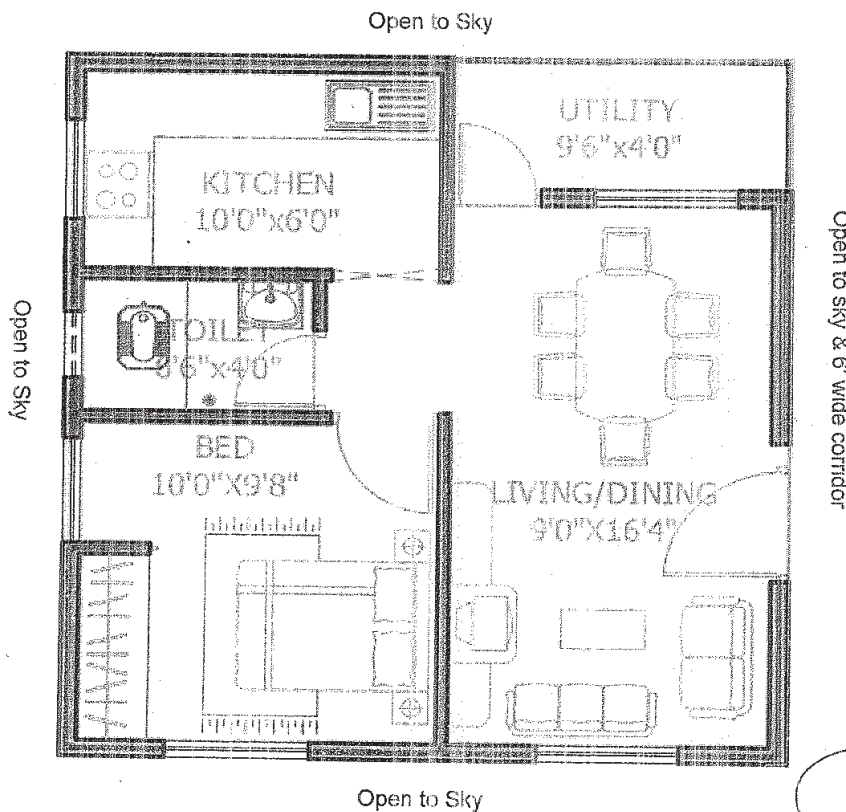


EXCL:



Total Built-up Area = 530 sft.

Out of U/S of Land = Ac. 3-04 Gts.



For Paramount Builders

[Signature]
Partner

For Paramount Builders

[Signature]
Partner

WITNESSES:

1. *[Signature]*

2. *[Signature]*

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

... అక్షరము 2012-13-14.....1726...
 దస్తావీజు మొత్తం కాపీలముఖ సంఖ్య.....17.....
 ఈ కాపీలముఖ సంఖ్య.....10.....

...
 ...

ON ACT, 1908.

SL.NO.

FINGER PRINT
IN BLACK
(LEFT THUMB)

NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT / SELLER / BUYER

VENDOR:

M/S. PARAMOUNT BUILDERS
HAVING ITS OFFICE AT 5-4-187/3 & 4
SOHAM MANSION, II FLOOR,
M. G. ROAD, SECUNDERABAD - 500 003.
REPRESENTED BY ITS PARTNERS

1. MR. SOHAM MODI
S/O. MR. SATISH MODI

2. MR. SAMIT GANGWAL
S/O. MR. S. K. GANGWAL
R/O. PLOT NO. 1211
ROAD NO. 60
JUBILEE HILLS
HYDERABAD - 500 034.

SPA FOR PRESENTING DOCUMENTS
VIDE DOC. NO. 1/2007, Dt.11.01.2006:

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:

1. MR. T.SRIDHAR
S/O. LATE T. SREEKANTHA DASS
R/O. FLAT NO. 302, VISHNAVI RESIDENCY
7-1-215/D/1/B, DHARAMKARAM ROAD
AMEERPET, HYDERABAD - 500 016

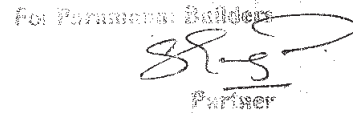
2. MRS.K.V.PRASANNA LAKSHMI
W/O. MR. T.SRIDHAR
R/O. FLAT NO. 302, VISHNAVI RESIDENCY
7-1-215/D/1/B
DHARAMKARAM ROAD, AMEERPET
HYDERABAD - 500 016

SIGNATURE OF WITNESSES:

1. 
2. 




Partner


Partner

SIGNATURE OF THE EXECUTANTS



వి. పుస్తకములు 17-2-19.....1726.....
వస్త్రావళి వివరములు 17.....
ఈ కార్యములు వివరములు 11.....

17-2-19

HOUSEHOLD CARD

Card No : PAP16177504357
 Shop No : 762
 Name of Head of Household : Gangwal Samit
 పండ్రి/పేరు : గంగ్వాల్ సమిత్
 Father/Husband name : Sushil Kumar
 పుట్టిన తేదీ/Date of Birth : 20/Oct/71
 వయస్సు/Age : 35
 వృత్తి/Occupation : Own Business
 పండ్రి.నెం./House No. : 8-2-293/82/A/1211
 రోడ్డు/Street : ROAD NO 60
 Colony : JUBILEE HILLS
 Ward : ౮ / Ward-8
 Circle : పండ్రి ౮ / Circle VII
 జిల్లా/District : హైదరాబాద్ / Hyderabad
 Annual Income (Rs.) : 100,000
 LPG Consumer No. (1) : 6203116/(Single)
 LPG Dealer Name (1) : B S Enterprises, HPC
 LPG Consumer No. (2) : 1805/Double
 LPG Dealer Name (2) : Venkata Sai

Family Members Details

S.No	Name	Relation	Date of Birth	Age
2	Arpita	Wife	25/11/72	34
3	Samarth	Son	29/07/00	6

DPL No 102
Jubilee Hills club,
Jubilee Hills

27/01/2006
Incharge

**भारत सरकार
GOVT OF INDIA**

**आयकर विभाग
INCOME TAX DEPARTMENT**

**प्रभाकर रेड्डी
PRABHAKAR REDDY K**

**पद्मा रेड्डी कान्डी
PADMA REDDY KANDI**

15/01/1974
Permanent Account Number
AWSP811AE

60029001

**PERMANENT ACCOUNT NUMBER
AEMPMG725H**

**व्यक्ति का नाम
SOHAN SATISH MODI**

पिता का नाम / FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि / DATE OF BIRTH
19-10-1969

मुख्य अधिकारी का हस्ताक्षर
Chief Commissioner of Income-tax, Andhra Pradesh

For Permanent Builders

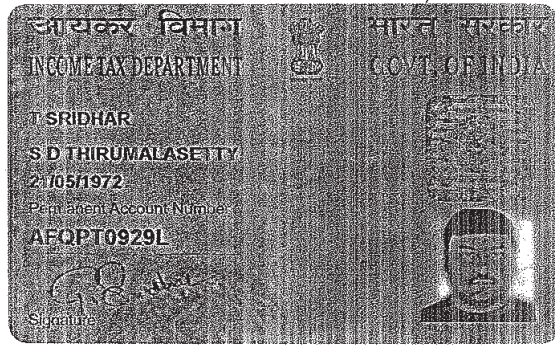
[Signature]
Partner

For Permanent Builders

[Signature]
Partner

..... అల్లకము 12వ సం॥పు..... 1726.....
కస్తావేదా మొదల నాడినముల సంఖ్య..... 17.....
నా కంగిరము నాడిన సంఖ్య..... 12.....

.....



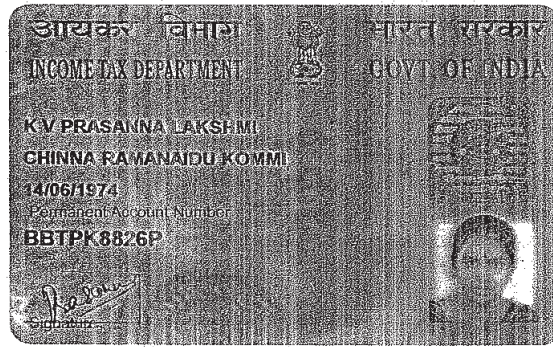
Q. S. S. S.

.. అంశము 2012 వ సంవత్సరము.....1726...

వస్త్రావేశము వల్ల అంశము 2012 వ సంవత్సరము.....17.....

.. అంశము 2012 వ సంవత్సరము.....13.....





Prasanna

వ పుస్తకము 2012 నవంబరు.....1726
 పన్నెండవ ముద్రణ వాణిజ్యమున పరిభాష.....17
 ఈ కాగితము పునరుద్ధరణ పరిభాష.....14

17-11-12

WITNESSES NO. 1

Customer Relations Division

MODI
PROPERTIES &
INVESTMENTS PVT. LTD.



Name : Ch.Venkata Ramana Reddy
Designation : Customer Relations Executive
Signature : 
Valid upto : 30 April 2009
Issuing Authority : 
Blood Group : O +ve
Address:
5-A-187/3&4, IInd Floor,
M.G. Road, Secunderabad-500003.
Ph:040-66335551, 040-27544958
www.modiproperties.com

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

WITNESSES NO. 2

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

B M RAJ KUMAR
MUKUND RAO

03/01/1978
Permanent Account Number
AIOPR9833L

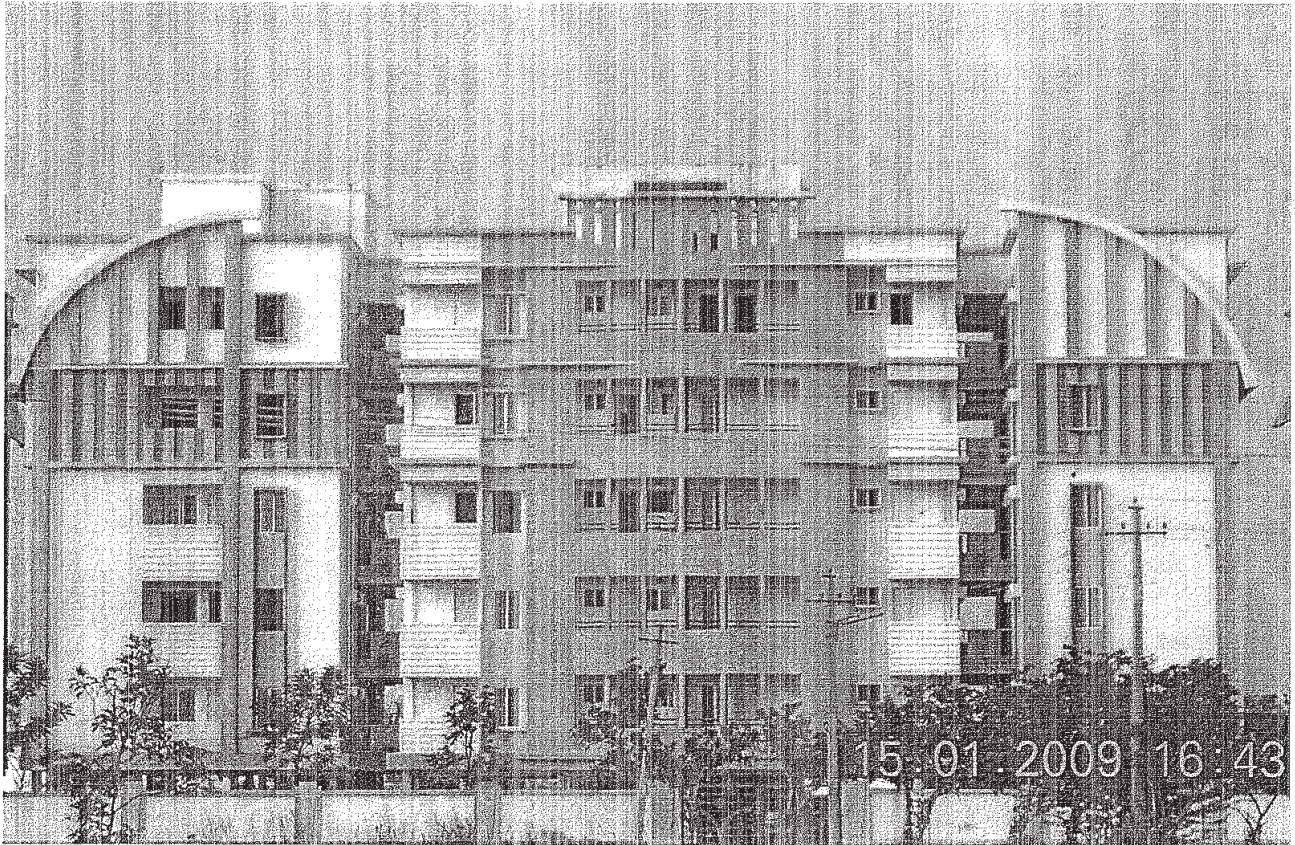

Signature

2022066

इस कार्ड के लो खाने पर / खोया हुआ कार्ड मिलने पर
तुरन्त सूचित करें / रिटर्न
आयकर विभाग, एन एस डी यू
तीकरी मजिल, ट्रेड वर्ल्ड, 4 फ्लोर, कान्हा मिल्स कंपाउंड
एन बी मार्ग, लोअर पार्ल, मुंबई - 400 013

If this card is lost / someone's tax card is found,
please inform / return to:
Income Tax PAN Services Unit, NSDL
4th Floor, Trade World, A Wing,
Kamala Mills Compound,
S. B. Marg, Lower Parol, Mumbai - 400 013.

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



For Paramount Builders
[Signature]
Partner

For Paramount Builders
[Signature]
Partner

.....	172-6
.....	17
.....	16

Handwritten signature or mark.

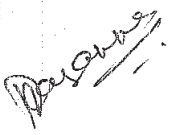
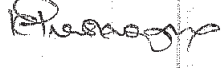
Photographs and FingerPrints As per Section 32A of Registration Act 1908

C.S.No./Year: 1764/2012 of SRO: 1530(KEESARA)

Presentant Name(Capacity): SOHAM MODI(GP)

Report Date: 21/03/2012 12:29:15

This report prints Photos and FPs of all parties

SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1			(CL) K.V. PRASANNA LAKSHMI R/O. 7-1-215/D/1/B DHARMAKARAM ROAD, AMEERPET, HYD-BAD.	
2			(CL) T. SRIDHAR R/O. 7-1-215/D/1/B DHARMAKARAM ROAD, AMEERPET, HYD-BAD.	
10			(EX) REP BY SPA HOLDER K. PRABHAKAR REDDY O/O. 5-4-187/3 & 4, 2ND FLR, M.G. ROAD, SECUNDERABAD-03	

Identified by

Witness 1

Witness 2

Photos and TIs
captured by me

Capture of Photos and TIs
done in my presence

.....కము 20 12వ సంచిక.....172-6.....
 రస్తాపేజా వెళ్ళుం బాధించును సంఖ్య.....17.....
 4 కా రికము తరువ సంఖ్య.....17.....

జి.ఎ.ఎ.ఎ.