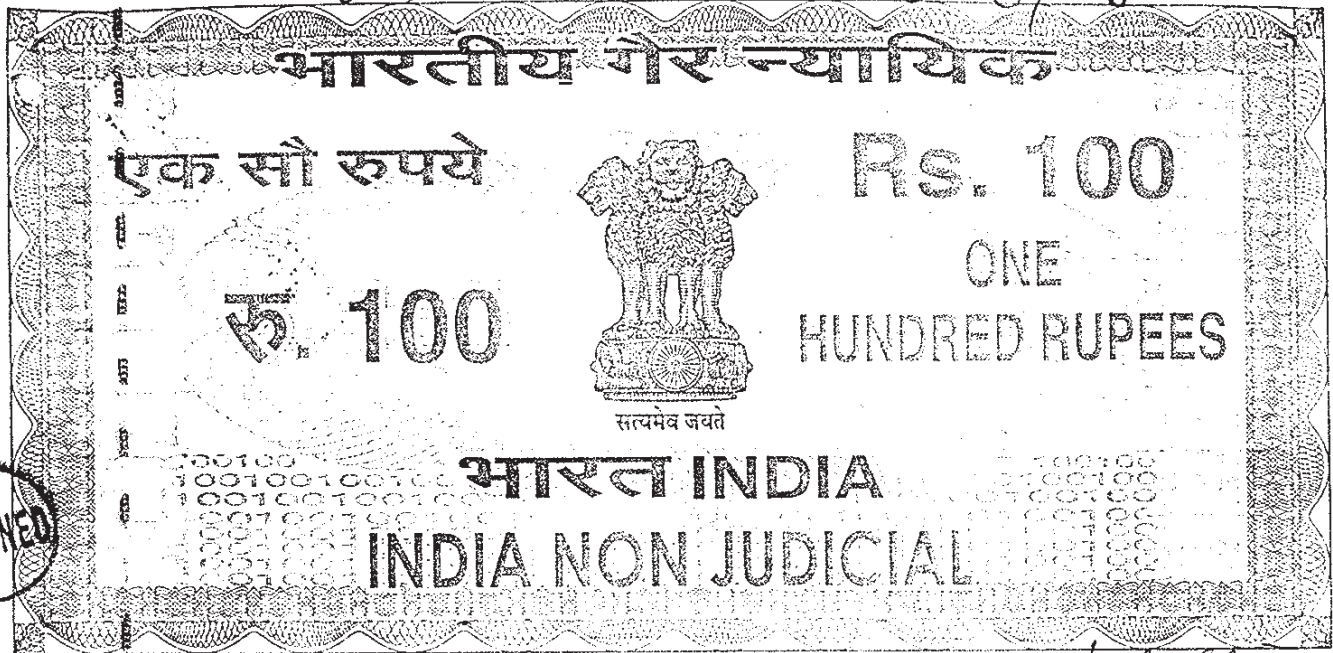




ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

5028 22/5/08 10- SEC-BAD
G. VENKATESH
3/0 G. RAO
MEHTA & MODI HOMES

LEELA G CHIMALGA
STAMP VENDOR
SECUNDERABAD-500 00

SALE DEED

This Sale Deed is made and executed on this the 30th day of June 2008 at Secunderabad and between:

MRS. 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 38 years, Occupation: Business and Mr. Suresh U. Mehta, Son of 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

MR. IBRAHIM ABDUL HAMEED MUNSHI, SON OF MR. ABDUL HAMEED MUNSHI, aged about 35 years, residing at 406, Sheshangri Mansion, Anand Nagar, Khairtabad, 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

Partner

For Mehta and Modi Homes

Partner

STATEMENT
certified that the following amounts have been paid in respect of this document:

Stamp Duty:

1. in the shape of stamp papers.....	Rs. 100/-
2. in the shape of challan (u/s.41 of I.S.Act, 1899).....	Rs. 3360/-
3. in the shape of cash (u/s.41 of I.S.Act, 1899).....	Rs. —
4. adjustment of stamp duty u/s.16 of I.S.Act, 1899, if any.....	Rs. —

Transfer Duty:

1. in the shape of challan.....	Rs. 9560/-
2. in the shape of cash.....	Rs. —

Registration fee:

1. in the shape of challan.....	Rs. 2390/-
2. in the shape of cash.....	Rs. —

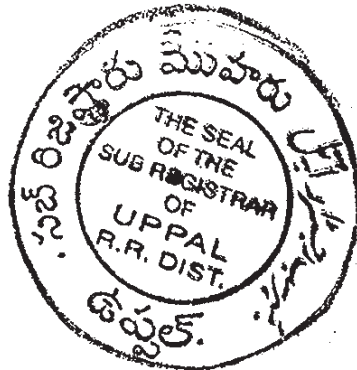
User Charges:

1. in the shape of challan.....	Rs. 100/-
2. in the shape of cash.....	Rs. —

Sub-Registrar: 200/- Total: Rs. 43020/-

1 వ పుస్తకము. రాయ్/నెల...
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య... 4... ఈ కాగితపు వరుస
సంఖ్య..... 1000

సబ్-రిజిస్ట్రార్



1920- వ.సం. 4... నెల... 4... తేది
1920- వ.శ.శా... మాసము... 3... తేది
పగలు... 12... మరియు... గంటల మధ్య
ఉప్పల్ సబ్-రిజిస్ట్రారు అఫీసులో

శ్రీ K. Prashant Reddy...
రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను
అనుసరించి సమర్పించవలసిన తీర్మానాలు
మరియు వేలిముద్రలతో సహా దాఖలుచేసి
రుసుము రూ||... 2390/- చెల్లించినారు.

Receipt No. 795960 of 17/10/06. Vid
BRH, Habsiguda Branch, Sec'bad

దాసే యిచ్చినట్లు ఒప్పుకొన్నది
ఎడమ ప్రతిమవ్రేలు



చిరుపించినది.

K. Prashant Reddy
S-L-187/3 & 4,
M.G. Road, Sec'bad,
Registration of documents, vide G/A No.
20/12/06 at SRG, Uppal.

1. గ్రా. సమీపం లో గలల్లా రైతుల... నుండి గ్రా. అంబేద్కర్

2. గ్రా. సమీపం లో గలల్లా రైతుల... నుండి గ్రా. అంబేద్కర్

2002-వ.సం. 4... నెల... 4... తేది
1920-వ.శ.శా... మాసము... 3... తేది.
సబ్-రిజిస్ట్రార్

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.	2560/2004	01/03/2004	202 Sq. Yds.
11.	11573/2004	23/11/2004	Ac. 0-38 Gts.
12.	1655/2005	21/02/2005	Ac. 0-25 Gts.
13.	2247/2005	11/03/2005	Ac. 1-22 Gts.
14.	4973/2005	21/05/2005	Ac. 0-15 ½ Gts.
15.	4974/2005	21/05/2005	Ac. 0-29 1/3 Gts.
16.	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.

For MEHTA AND MODI HOMES


Partner

For MEHTA AND MODI HOMES


Partner

సంఖ్య.....సంఖ్య

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య.....ఈ కాగితపు వరుస

సంఖ్య.....


సబ్ రిజిస్ట్రార్

Endorsement Under Section 42 of Act II of 1908
No. 6006.....of 2008. Date 4/7/08

I hereby certify that the proper deficit
stamp duty of Rs. 42920/- Rupees. Forty two thousand -
nine hundred and twenty only
has been levied in respect of this instrument
from Sri. K. Prabhakar Reddy
on the basis of the agreed Market Value
consideration of Rs. 478000/- being
higher than the consideration agreed Market
Value.

S.R.O. Uppal

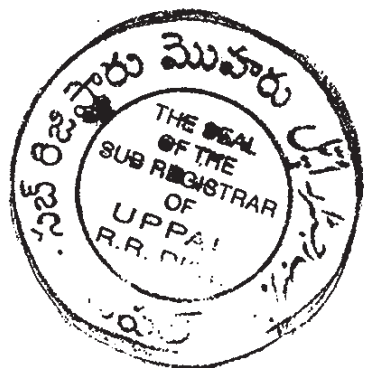
Date 4/7/08

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

Registration Endorsement

An amount of Rs. 42920/- towards Stamp Duty
Including Transfer duty and Rs. 2390/-
towards Registration Fee was paid by the party
through Challan Receipt Number 795960
Dated 4/7/08 at SBH Habsiguda Branch. Secbad.

S.B.H. Habsiguda
A/c No. 01000050700
S.R.O. Uppal



- E) The Vendee is desirous of purchasing a plot of land bearing no. 210, admeasuring 239 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 4,78,000/- (Rupees Four Lakhs Seventy Eight Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

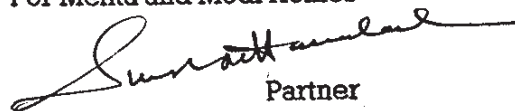
NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. The Vendor do hereby convey, transfer and sell the Plot No. 210, admeasuring 239 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. 4,78,000/- (Rupees Four Lakhs Seventy Eight 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.
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. 45,410/- is paid by way of challan no. 795963 dated 04.07.08, drawn on SBH, Habsiguda, Hyderabad.

For Mehta and Modi Homes

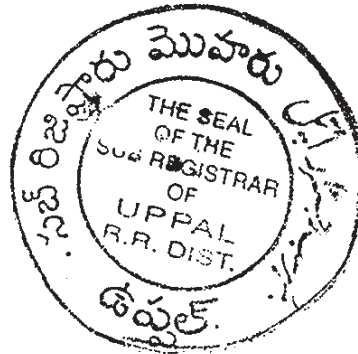

Partner

For Mehta and Modi Homes


Partner

1 వ పుస్తకము సం॥ (శా.శ) పు... 6006/68
 దస్తావేజుల మొత్తం కాగితము
 సంఖ్య... కి... ఈ కాగితపు వరు
 సంఖ్య... 3.....
 పరిశీలకు

1 వ పుస్తకము సం॥ (శా.శ) పు... 6006/68
 నెంబరుగా రిజిస్టరు చేయబడి స్కానింగు నిమిత్తం
 గుర్తింపు నెంబరు... 6006... 1-200 గీతవ్యవహార
 200 గీత సం॥... నెల... 4... తది
 రిజిస్టరింగు అధికారి



SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 210, admeasuring about 239 sq. yds. forming part of Sy. No. 291, situated at Block No. 2, Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	Compound wall & neighbor's land
South	Plot No. 209
East	Plot No. 201
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. *St. (Suresh)*

2. *Sury*

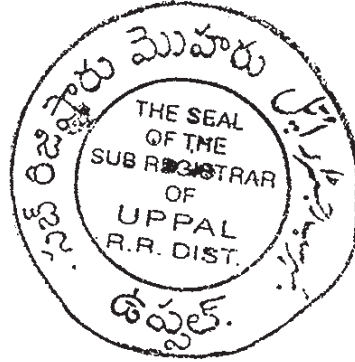
For Mehta and Modi Homes
(Signature)
Partner
(Soham Modi)
VENDOR

For Mehta and Modi Homes
(Signature)
Partner
(Suresh U Mehta)
VENDOR

× *(Signature)*
VENDEE

1 న పుస్తకము.....సంఖ్య
దస్తవేజాల మొత్తం కాగితముల
సంఖ్య...శ్రీ...ఈ కాగితపు వయస్
దినము...4.....

జడ్-మిస్ట్రీ



REGISTRATION PLAN SHOWING

PLOT NO. 210, 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: MR. IBRAHIM ABDUL HAMEED MUNSHI, SON OF MR. ABDUL HAMEED MUNSHI**REFERENCE:**
AREA:

239

SCALE:
SQ. YDS.**INCL:**
SQ. MTRS.**EXCL:**

40' wide road

Compound wall & Neighbours Land

57'-6"

38'-3"

Plot No. 210

36'-5"

Plot No. 201

Plot No. 209

N
↑**WITNESSES:**

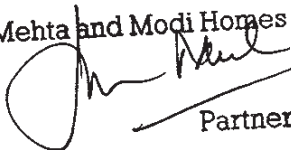
1.



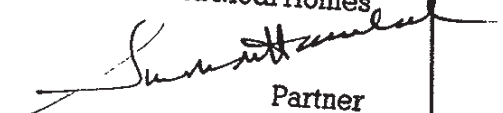
2.



For Mehta and Modi Homes


Partner

For Mehta and Modi Homes


Partner**SIG. OF THE VENDOR**
SIG. OF THE BUYER

1 వ పుస్తకము. 69.96/నాళి

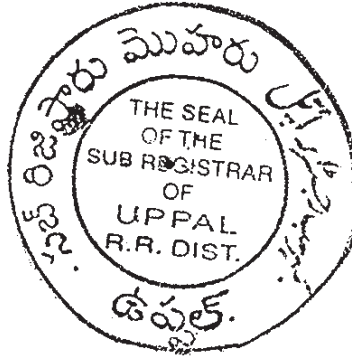
దస్తావేజుల నెయిత్తుం కాగితముల

సంఖ్య... 8... ఈ కాగితపు నదు

పరిశ్రమ... క...

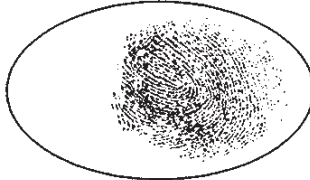
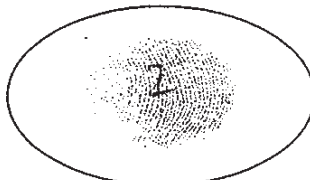
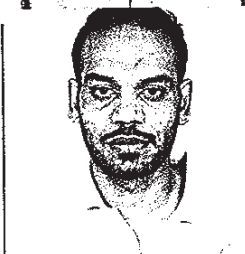
కలె

పద్-రిజిస్ట్రార్



1/20/21

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 II FLOOR, SOHAM MANSION M. G. ROAD, 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, II FLOOR SOHAM MANSION, M. G. ROAD SECUNDERABAD - 500 003.
			GPA FOR PRESENTING DOCUMENTS: 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.
			PURCHASER: MR. IBRAHIM ABDUL HAMEED MUNSHI S/O. MR. ABDUL HAMEED MUNSHI R/O. 406, SHESHANGRI MANSION ANAND NAGAR, KHAIRATABAD HYDERABAD.
			REPRESENTATIVE: MR. MOHAMMAD NAZIR ALI S/O. MOHAMMAD IQBAL ALI R/O. 406, SHESHANGRI MANSION ANAND NAGAR, KHAIRATABAD HYDERABAD.

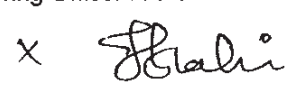
SIGNATURE OF WITNESSES:

1. 
2. 

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, Mr. NAZIR ALI MD. as I / We cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Uppal, Ranga Reddy District.

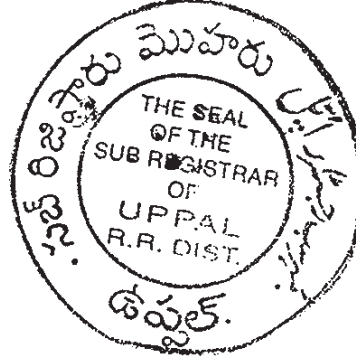

SIGNATURE OF THE REPRESENTATIVE


SIGNATURE(S) OF BUYER(S)

1వ పుస్తకము. 6.000/నాణెం
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య....డి....ఈ కాగితపు వరుస
సంఖ్య.....6.....

ఆర్

పద్-రిజిస్ట్రారు



న పుస్తకము. 6006/1087

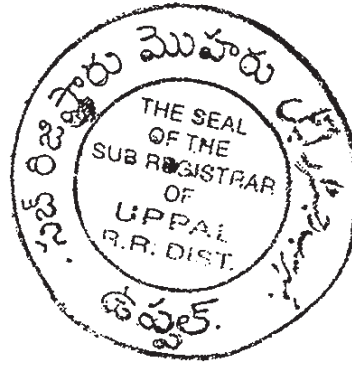
దస్తవేజుల ముద్రాం నాగిరముల

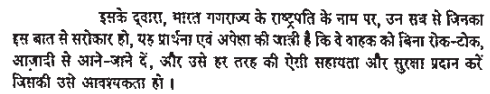
పంక్తి.....శీ..... కాగితపు పుస్తకము

పంక్తి.....7.....

1800

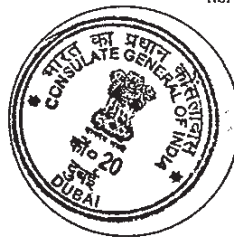
వి. రిజిస్ట్రారు





THESE ARE TO REQUEST AND REQUIRE IN THE NAME OF THE PRESIDENT OF THE REPUBLIC OF INDIA ALL THOSE WHOM IT MAY CONCERN TO ALLOW THE BEARER TO PASS FREELY WITHOUT LET OR HINDRANCE, AND TO AFFORD HIM OR HER, EVERY ASSISTANCE AND PROTECTION OF WHICH HE OR SHE MAY STAND IN NEED.

भारत गणराज्य के राष्ट्रपति के आदेश से दिया गया
BY ORDER OF THE PRESIDENT OF THE
REPUBLIC OF INDIA



me xaxx

M.K. XAXA
Assistant Consular Officer
Consulate General of India
Dubai (U.A.E.)



भारत गणराज्य REPUBLIC OF INDIA

ref / Type

ಕಾರ್ಡ್ ನಂ. /Passport No.

Subname /Surname

67692629

ਦਿੱਤੇ ਜਾਏ ਗਿਆ / Given Names

I BRAHIM ABDUL HAMID MUNSHI
 राष्ट्रियता /Nationality लिंग /Sex जन्मतिथि /Date of Birth

INDIAN

जन्म स्थान /Place of Birth

M 19/07/1972

BOMBAY
जगादी एडरने का द्याग /Place of Issue

DUBAI

कार्दो भःरने को दिनांक /Date of Issue रजाकिर को दिनांक /Date of Expiry

2.6/05/2008

25/05/2018

[illegible]

1 వ పుస్తకము. 6000/నరికొ
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య...శ్రీ...ఈ కాగితపు వరుస
సంఖ్య...శ్రీ.....

శ్రీ

పబ్-రిజిస్ట్రార్

