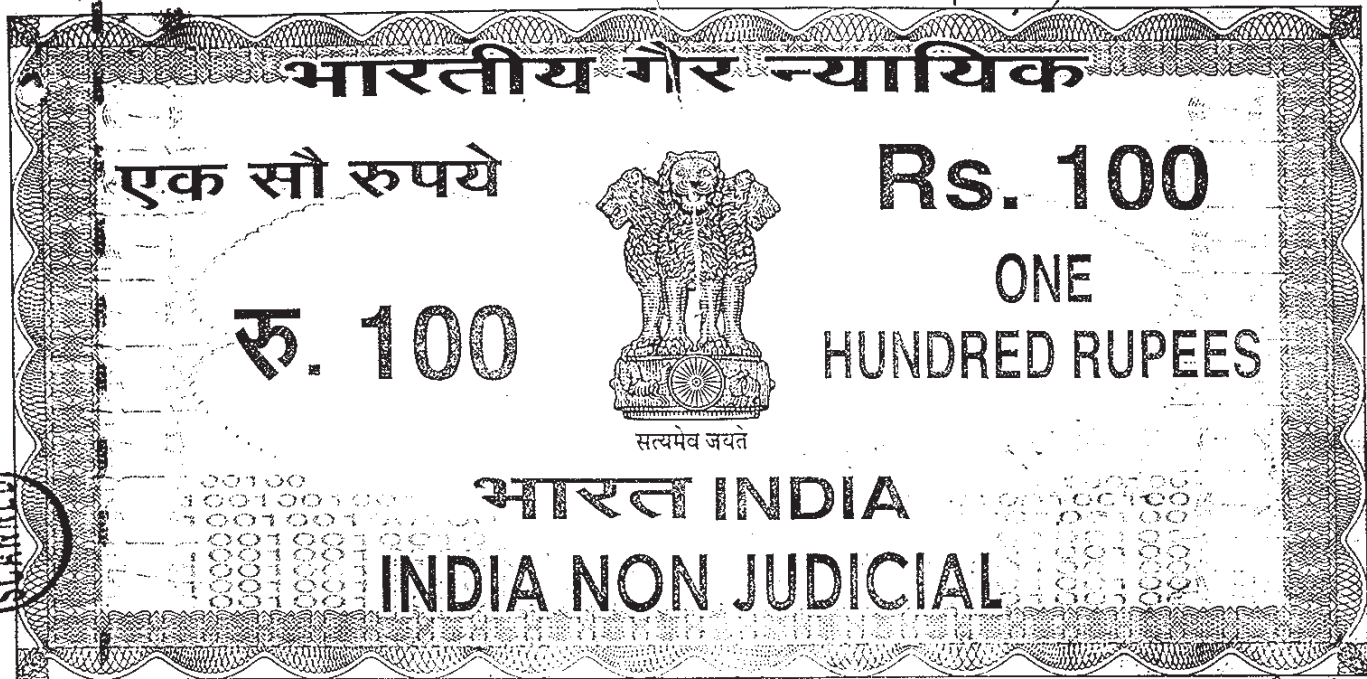


240 C.S No. 3531 DOCT. No. 3531/2007 Acc No: 3619



ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

1669 12-2-07 10000

D. Phani Kumar

D. N. Murthy

Mehta & Modi Homes Sec 3

480480
EELA G. CHIMALG!
STAMP VENDOR
5-4-76/A, Cellar, Ranigum
SECUNDERABAD-500 003

SALE DEED

This Sale Deed is made and executed on this the ¹⁵14 day of March 2007 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. PACHALLA SUBRAHMANYA SURESH KUMAR, SON OF MR. P. VENKATA SIVARAMA KRISHNA SARMA, aged about 43 years, residing at Abudhabi Polymers Company Ltd., (Borouge), P. O. Box No. 6925, Abudhabi, U. A. E., hereinafter referred to as the Vendee (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc.)

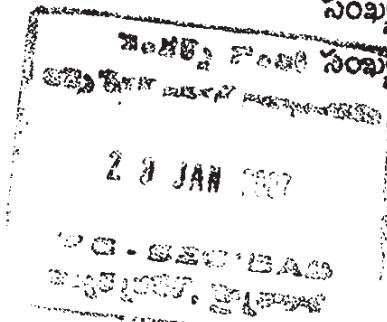
For Mehta and Modi Homes


Partner

For Mehta and Modi Homes


Partner

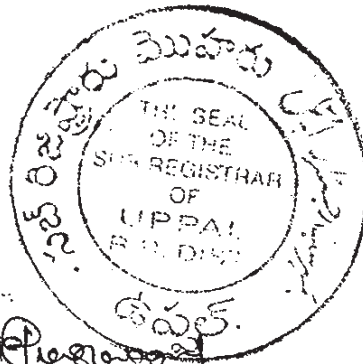
1 వ పుస్తకము... 2వ పుస్తకము...
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య... ఈ కాగితపు వరుస



సబ్-రిజిస్ట్రారు

192 వ సం॥... 14 వ తేది
192 వ సం॥... 14 వ తేది
పగలు... మరియు... గంటల మధ్య
ఉప్పల్ సబ్-రిజిస్ట్రారు ఆఫీసులో

శ్రీ... 1950/... చెల్లించినారు.
రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 వ-ను
అనుసరించి సమర్పించవలసిన పాబ్లికేషన్లు
మరియు వేలిముద్రలతో సహా దాఖలుచేసి
రుసుము రూ॥... చెల్లించినారు.



Receipt No. 192843-14/3/10
SBH, Mahsiguda Branch, Sec'bad

ప్రాసెస్ యిచ్చినట్లు ఒప్పు కొన్నది.
ఎడమ బ్రౌవనవ్రేలు

ప్రొడ్యుస్. S/a K. P. Reddy & Co. Service
at 5-4-187/3 & 4, 2nd Floor, Soham mansion
M. & Road, Sec'bad, Through attested GPA
for Presentation of Documents, vide GPA
No. 201/187/106 of SRO, Uppal, R.R. Dist.

చిరూపించినది.

1. 187/106

ప్రొడ్యుస్. S/a P. Dharmaj & Co. Service
No. 1-10-263, New Bonempaly, Sec'bad-4.

Ramesh Reddy S/a Krishna Reddy
Office Business No. 2-3-64/10/12
Amberpet, Hyderabad

200 వ సం॥... 14 వ తేది
192 వ సం॥... 14 వ తేది

సబ్-రిజిస్ట్రారు

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 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

1వ పుస్తకము 3535/సంఖ్య

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 1 ఈ కాగితపు వరుస

సంఖ్య

సబ్-రెజిస్ట్రార్

Endorsement Under Section 42 of Act 11 of 187
No. 3535 of 200 Date 14/3/07

I hereby certify that the proper deficit
stamp duty of Rs. 35000/- Rupees has been collected as
The General Public Revenue only
has been levied in respect of this instrument
from Sri. K. Gireesh Kumar Reddy
on the basis of the agreed Market Value
consideration of Rs. 390,000/- being
higher than the consideration agreed Market
Value.

S.R.O. Uppal

Dated 14/3/07

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

NOTE: D.S.D. Rs. & D.R.F. Rs. Total

Rs. 7 has been collected as

agreed M.V of Rs. 0/-

Registration Endorsement

An amount of Rs. 54300/- Towards Stamp Duty
including Transfer duty and Rs. 1950/-
towards Registration Fee was paid by the party
through Challan Receipt Number 192847
Dated 14/3/07 at SBI Habsguda Branch Sec'bad.

SUB-REGISTRAR

S.B.H. Habsguda
A/c No. 01008050780
S.R.O. Uppal

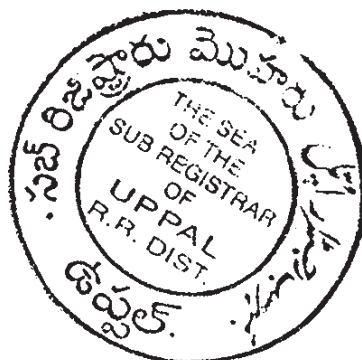
NOTE: Construction Agreement filed
along with this sale deed for

Rs. 374850/- and Stamp duty

Paid Rs. 60485/- Dt. 14/3/07

19900/-

SUB-REGISTRAR



- E) The Vendee is desirous of purchasing a plot of land bearing no. 240 admeasuring 325 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs.3,90,000/- (Rupees Three Lakhs Ninety 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:

- a. The Vendor do hereby convey, transfer and sell the Plot No. 240 admeasuring 325 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.3,90,000/- (Rupees Three Lakhs Ninety 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. 56,945/- is paid by way of challan No. 192847, dated 14.03.07, drawn on SBH, Habsiguda, Hyderabad.

For Mehta and Modi Homes


Partner

For Mehta and Modi Homes


Partner

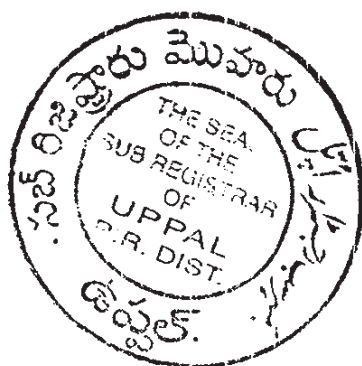
1 వ పుస్తకము డి.కె.సి.సం॥
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య.....ఈ కాగితపు వరుస
 సంఖ్య.....

(Handwritten signature)

సబ్-రిజిస్ట్రారు

1 వ పుస్తకము సం॥ (కా.శ) పు.....3535/07
 నెంబరుగా రిజిస్టరు చేయబడి స్థానికు నిమిత్తం
 గుర్తింపు నెంబరు...3535-1-2007-ఇవ్వడమైన
 2007 సం॥ మార్చి 14.....

(Handwritten signature)
 రిజిస్ట్రారు



SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 240 admeasuring about 325 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	Plot No. 241
South	Plot No. 239
East	Plot No. 237
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. 
2. 

For Mehta and Modi Homes



Partner

(Soham Modi)
VENDOR

For Mehta and Modi Homes



Partner

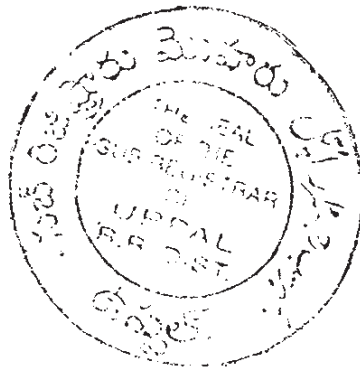
(Suresh U Mehta)
VENDOR


VENDEE

వ. న. ప్రకాశం: పెళ్ళి సరికి
పెళ్ళి వేళులు మొత్తం కాగితము
... శ్రీ ... వారు

+

✓



REGISTRATION PLAN SHOWING

PLOT NO 240, 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:

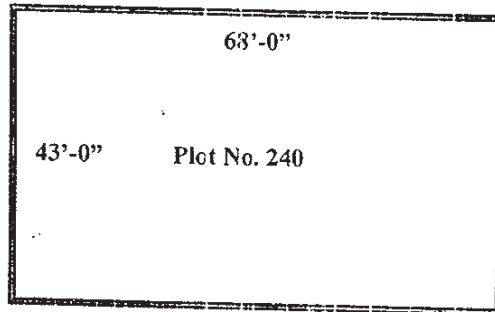
MR. P. SUBRAHMANYA SURESH KUMAR, SON OF MR. P. V. S. KRISHNA SARMA

REFERENCE:
AREA:

325

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

40' wide road



Plot No. 241

63'-0"

43'-0"

Plot No. 240

Plot No. 237

Plot No. 239

N
↑

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner

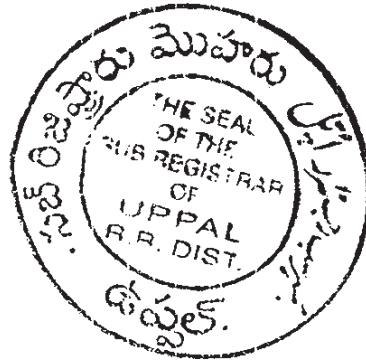
WITNESSES:

1.

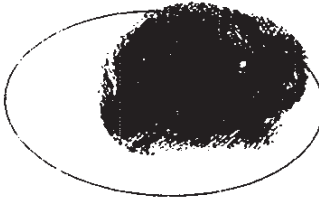
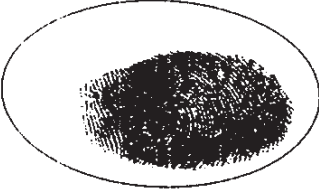
2.

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

[Handwritten signature]
2015-08-17



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

S. 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. 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, III FLOOR SOHAM MANSION, M. G. ROAD SECUNDERABAD - 500 003. GPA FOR PRESENTING DOCUMENTS: MR. K. PRABHAKAR REDDY S/O. K. PADMA REDDY (O). 5-4-187/3 & 4, II FLOOR SOHAM MANSION, M. G. ROAD SECUNDERABAD - 500 003.
			
			

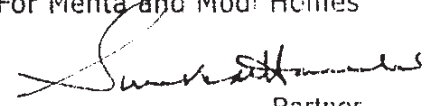
SIGNATURE OF WITNESSES:

1. 
2. 

For Mehta and Modi Homes


Partner

For Mehta and Modi Homes


Partner

SIGNATURE OF EXECUTANTS

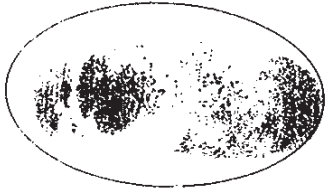
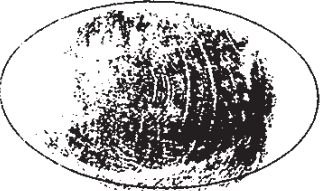


1 వ పుస్తకము. 2 వ పుస్తకము.
చిన్న పేజీల మొత్తం కాగితముల
మొత్తం 9. ఈ కాగితపు వరుస
6


F. S. S. S.



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

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<u>PURCHASER:</u> MR. P. SUBRAHMANYA SURESH KUMAR S/O. MR. P. V. SIVARAMA KRISHNA SARMA R/O. ABUDHABI POLYMERS COMPANY LTD (BOROUGE), P. O. BOX NO. 6925 ABUDHABI, U. A. E
			<u>REPRESENTATIVE:</u> MR. PULLABHATLA KAMESWARA RAO S/O. MR. PULLABHATLA SURYANARAYANA R/O. FLAT NO. 202, SONY CLASSIC APARTMENTS, GEETA NAGAR RAMA KRISHNAPURAM (POST) SECUNDERABAD - 500 056.

SIGNATURE OF WITNESSES:

1 
2 

For Mehta and Modi Homes

Partner

For Mehta and Modi Home:

Partner
SIGNATURE OF EXECUTANTS

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

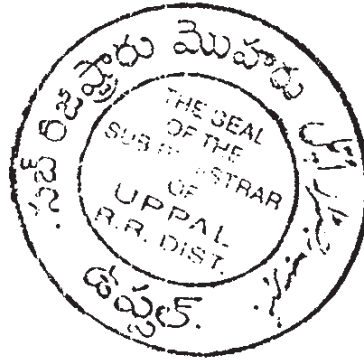
I/We stand herewith my/our photograph(s) and finger prints in the form prescribed, through my representative, Mr. Pullabhatla Kameswara Rao, as I / We cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Uppal, Ranga Reddy District.


SIGNATURE OF THE REPRESENTATIVE


SIGNATURE(S) OF BUYER(S)

1 వ పుస్తకము ప్రకటన సంగతి
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య.....ఈ కాగితపు వరుస
సంఖ్య.....


సబ్ రిజిస్ట్రార్



INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH



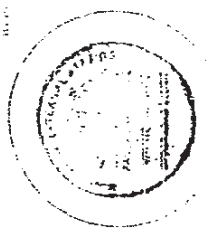
DRIVING LICENCE
OLDAP01193822002
PRABHAKAR REDDY K
K PADMA REDDY
2-3-64/10224
JAI SWAL GARDEN
AMBERPET
HYDERABAD

DUPLICATE
Licensing Authority
STATE UNDERPASSAGE



THIS IS TO CERTIFY THAT THE ABOVE NAMED PERSON IS A
HOLDING A VALID DRIVING LICENCE IN THE STATE OF ANDHRA PRADESH
FOR THE VEHICLE CLASSIFIED AS MOTOR VEHICLE AND IS ENTITLED TO
DRIVE THE SAME IN THE STATE OF ANDHRA PRADESH.
THE LICENCE IS VALID UNTIL THE DATE OF EXPIRATION OF THE LICENCE
AND IS SUBJECT TO THE PROVISIONS OF THE MOTOR VEHICLE ACT, 1988
AND THE RULES THEREUNDER.

DRIVING LICENCE
OLDAP01193822002
PRABHAKAR REDDY K
K PADMA REDDY
2-3-64/10224
JAI SWAL GARDEN
AMBERPET
HYDERABAD



PERMANENT ACCOUNT NUMBER
ABMPM6725H
SOHAM SATISH MODI
Born on 04/07/94, PO: MODI
SATISH MANILAL MODI
Date of Issue: 18-10-1969

भारत गणराज्य REPUBLIC OF INDIA
IND B2791005
MODI
SOHAM SATISH MODI
INDIAN MALE 18-10-1969
PO: HYDERABAD
9-10-2000 8-10-2000

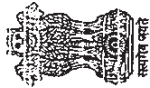
For Mehta and Modi Homes

[Signature]
Partner

[Signature]
Partner

న పుస్తకమునకును ప్రతి
కాగితముల మొత్తం కాగితమున
సంఖ్య..... 9 .. ఈ కాగితపు వయస్
సంఖ్య..... 8 ..
[Signature]
[Name]

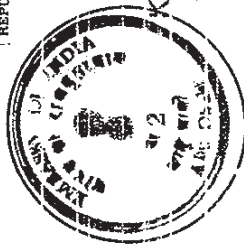




इसके द्वारा, भारत गणराज्य के राष्ट्रपति के नाम पर, उन सब से जिनका इस बात से संकेत है, यह प्रार्थना एवं अपेक्षा की जाती है कि वे यादक को बिना रोक-टोक, आबादी से जाने-माने हैं, और उसे हर तरह की ऐसी सहायता और सुरक्षा प्रदान करें जिसकी उसे आवश्यकता हो।

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



KAMLESH KUMAR
Atteche (Passport)
Embassy of India
Abu Dhabi

भारत गणराज्य REPUBLIC OF INDIA

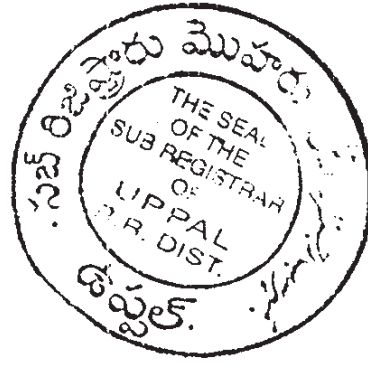


[Signature]

टाइप /Type	राष्ट्रीय कोड /Country Code	पासपोर्ट नं. /Passport No.
	IND	F 4174212
उपनाम /Surname	PACHALIA SUBRAHMANYA	
दिये गये नाम /Given Names	SURESH KUMAR	
राष्ट्रियता /Nationality	लिंग /Sex	जन्म तिथि /Date of Birth
INDIAN	M	10.3.1963
जन्म स्थान /Place of Birth	SRIKAKULAM A.P.	
जारी करने का स्थान /Place of Issue	ABU DHABI	
जारी करने की तिथि /Date of Issue	समाप्ति की तिथि /Date of Expiry	
26.10.2005	25.10.2015	(CP)

1 వ పుస్తకము. పి. న. వెళ్ళి పుంజు
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య..... ఈ కాగితపు వరుస
సంఖ్య.....

సబ్-రిజిస్ట్రార్



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