



A 347603

SUB REGISTRAR  
& EX-OFFICIO STAMP VENDOR  
KHAPRA

తెలంగాణ తెలంగాణ TELANGANA

No. 53009 Date 12/08/15 Rs 100/-

Id To K. Prabhakar Reddy

D/o. W/o K. P. Reddy R/o H/2.

r Whome r/s S.M. Modi Commercial Complex, Sec-bad

**RECTIFICATION DEED  
(BY SELF DECLARATION)**

This Deed of Rectification Deed is made and executed on the 18<sup>th</sup> day of August 2015 at SRO, Secunderabad by:

Sri Satish Chandra Modi, Son of Late Manilal C. Modi, aged about 71 years, Occupation: Business, Proprietor M/s. S. M. Modi Commercial Complex having registered office at Karbala Maidan, Secunderabad hereinafter called the "Vendor" (Which expression where the context so permits shall mean and include its successors in interest, nominee, assignee, etc.).

In favour of

Sri Rajesh J. Kadakia, Son of Jayantilal M. Kadakia, aged about 59 years, residing at 1-10-176, Opposite: Hyderabad Public School, Begumpet, Hyderabad, hereinafter called the "Buyer"

Satish Modi

**Presentation Endorsement:**

Presented in the Office of the Joint Sub-Registrar, Secunderabad along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 1000/- paid between the hours of 12 and 7 on the 22/8/15 by Sri Satish Chandra Modi

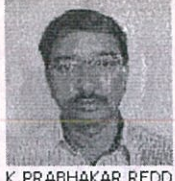
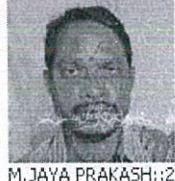
Execution admitted by (Details of all Executants/Claimants under Sec 32A):

SI No Code Thumb Impression Photo Address Signature/Ink Thumb Impression

|   |    |                                                                                   |                                                                                   |                                                                                                                           |                    |
|---|----|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|--------------------|
| 1 | FP |  |  | SATISH CHANDRA MODI<br>PROPRIETOR M/S S.M.MODI<br>COMMERCIAL COMPLEX<br>S/O. LATE MANILAL C.MODI<br>KARBALA MAIDAN, SEC 6 | <u>Satish Modi</u> |
|---|----|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|--------------------|

Identified by Witness:

SI No Thumb Impression Photo Name & Address

|   |                                                                                   |                                                                                   |                                                             |
|---|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------------------------------------------------|
| 1 |  |  | K.PRABHAKAR REDDY<br>5-4-187/3,4,SOHAM<br>MANSION,MG RD,SEC |
| 2 |  |  | M.JAYA PRAKASH<br>5-4-187/3,4,SOHAM<br>MANSION,MG RD,SEC    |

22nd day of August, 2015

Signature of Joint SubRegistrar  
Secunderabad

Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.

| Description of Fee/Duty | In the Form of |                          |      |                             |                  | Total |
|-------------------------|----------------|--------------------------|------|-----------------------------|------------------|-------|
|                         | Stamp Papers   | Challan u/S 41 of IS Act | Cash | Stamp Duty u/S 16 of IS act | DD/BC/ Pay Order |       |
| Stamp Duty              | 100            | 0                        | 0    | 0                           | 0                | 100   |
| Transfer Duty           | NA             | 0                        | 0    | 0                           | 0                | 0     |
| Reg. Fee                | NA             | 0                        | 0    | 0                           | 1000             | 1000  |
| User Charges            | NA             | 0                        | 0    | 0                           | 100              | 100   |
| Total                   | 100            | 0                        | 0    | 0                           | 1100             | 1200  |

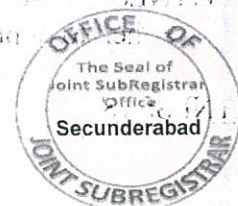
Date  
22nd day of August, 2015

Signature of Registering Officer  
Secunderabad

DD NO: 360135 DT. 18/08/15, Kotak Mahindra Bank, R.P. Road.



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- A. WHEREAS by a Sale Deed dated 1<sup>st</sup> day of August 1986, executed between the Vendor and the Buyer, who are also the parties to this Rectification Deed, registered as document no. 499 of 1990, at the Sub-Registrar, Secunderabad (hereinafter referred to as the Principal Deed). By way of the Principal Deed, the Vendor sold and the Buyer purchased office space bearing no.C-3, admeasuring about 1,430 sft on the third floor, in the building known as S. M. Modi Commercial Complex, bearing municipal no.5-4-187/5, situated at Karbala Maidan, Ranigunj, Secunderbad.
- B. Whereas in the Principal Deed in page no.8, i.e., Annexure – 1A, it is clearly mentioned that the undivided share of land pertaining to the office space sold by the Vendor to the Buyer, referred to above, is 31.77 sq.yds out of the land on which S. M. Modi Commercial Complex has been constructed.
- C. Whereas in the said Principal Deed inadvertently the following clerical mistake was made:
- In page no.7, i.e., in the ‘Scheduled of the Property Hereby Conveyed’ undivided share of land was not mentioned.
- D. WHEREAS the Buyer has requested the Vendor to rectify the said clerical mistake by means of this Rectification Deed.

**NOW THEREFORE THIS RECTIFICATION DEED WITNESSES AS FOLLOWS:**

1. The ‘Schedule of the Property Hereby Conveyed’ on page no.7 of the Principal Deed shall hereafter be so read and construed as follows:

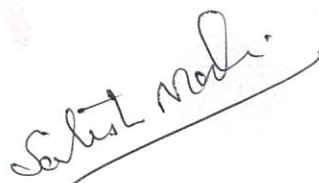
“C-3 office admeasuring to 1,430 sq. feet, along with 31.77 sq. yds, undivided share of land, being the portion of the building known as S. M. Modi Commercial Complex bearing municipal no 5-4-187/5, situated at Karbala Maidan, Ranigunj, Secunderbad.

North : Indian Iron & Steel Corporation  
South : Private Common Road  
East : Staircase  
West : Neighbour’s Building”
2. This Rectification Deed is hereby executed and limited to the above mentioned correction.
3. The Vendor has not received any fresh consideration for the execution and registration of this Rectification Deed.
4. Except the above said correction there is no change in the Principal Deed such as, building name, office / shop no., municipal no., floor, extent, location, etc. This document is therefore hereby executed without consideration to rectify the above said clerical mistake in the Principal Deed.
5. This Deed of Rectification deed shall read along with the Principal Deed and shall deemed to have come into force from the date of execution of the Principal Deed.

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

**WITNESSES:**

1. 
2. 

  
SIGNATURE OF THE VENDOR  
SATISH MODI

Joint SubRegistrar  
Secunderabad

Bk - 4, CS No 104/2015 & Doct No  
/ . Sheet 2 of 3

90/2015

## CERTIFICATE OF REGISTRATION

Registered as Doct. No. 90 of 2015  
(1937SC) of Book IV and  
assigned the Identification Number  
1606 IV 104 2015 for Scanning.

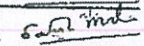
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VENDOR:

|                                                                                      |                                                                                   |
|--------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER                                         | ACQPM0670A                                                                        |
| नाम /NAME                                                                            | SATISH MANILAL MODI                                                               |
| पिता का नाम /FATHER'S NAME                                                           | MANILAL CHAGANLAL MODI                                                            |
| जन्म तिथि /DATE OF BIRTH                                                             | 01-08-1944                                                                        |
| हस्ताक्षर /SIGNATURE                                                                 |  |
| मुख्य आयकर अधिकारी, आंध्र प्रदेश<br>Chief Commissioner of Income-tax, Andhra Pradesh |                                                                                   |

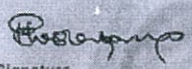
इस कार्ड के खो / मिल जाने पर कृपया जारी करने वाले अधिकारी को सूचित / वापस कर दें  
मुख्य आयकर अधिकारी,  
आयकर भवन,  
दशरथ बाग,  
हैदराबाद - 500 004.

In case this card is lost/found, kindly inform/return to the issuing authority :  
Chief Commissioner of Income-tax,  
Ayakar Bhavan,  
Dasrath Bagh,  
Hyderabad - 500 004.

*Satish modi*

*Satish modi*

WITNESS:

|                                                                                                  |                                                                                     |
|--------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|
| आयकर विभाग<br>INCOME TAX DEPARTMENT                                                              | भारत सरकार<br>GOVT. OF INDIA                                                        |
| PRABHAKAR REDDY K                                                                                |  |
| PADMA REDDY KANDI                                                                                |  |
| 15/01/1974                                                                                       | 10062008                                                                            |
| Permanent Account Number<br>AWSPP8104E                                                           |                                                                                     |
| <br>Signature |                                                                                     |

*Prabhaakar Reddy K*

|                                                                                                   |                                                                                       |
|---------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
| आयकर विभाग<br>INCOME TAX DEPARTMENT                                                               | भारत सरकार<br>GOVT. OF INDIA                                                          |
| MANGILPELLI JAYAPRAKASH                                                                           |  |
| MANGILPELLI VENKATAIAH                                                                            |  |
| 27/08/1975                                                                                        | 12203013                                                                              |
| Permanent Account Number<br>AHDJP0470B                                                            |                                                                                       |
| <br>Signature |                                                                                       |

*M. Jayaprakash*



Bk - 4, CS No 104/2015 & Doct No

/ . Sheet 3 of 3

Joint SubRegistrar  
Secunderabad

908/2015

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