



తెలంగాణ తెలంగాణ TELANGANA

Y 109196

SI.No. 1980 Date: 25.08.2020
Name : T.VIJAYA KUMAR
S/O : T.SUBBA RAO
For Whom: T.RAJA BALASUBRAHMANYAM

K.UMA
Licensed Stamp Vendor
Lic.No.15-27-065/2011, RL.No.15-27-063/2020
2-63,Karmanghat,L.B.Nagar, R.R.District
HYDERABAD-500074
Ph : 9505321907

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT I, Mr.Thota Raja Balasubrahmanyam S/o Thota Vijaya Kumar, Aged 33 Years, now residing at #27, Barker AVE, Apt # 1121, White Plains, New York, NY 10601, U.S.A., hereby nominate, constitute and appoint, Mr. Thota Vijaya Kumar, S/o Thota Subba Rao, residing at H.No.12-13-34, St.No.5, Tarnaka, Secunderabad as my Attorney in my name and on my behalf to do or execute all or any of the acts, deeds and things hereinafter mentioned that is to say:

* Whereas, I, Intend availing loan from Indian Overseas Bank, Mallapur Branch (hereinafter called "Bank") for Housing loan purpose.

** Whereas upon the sanction of the said loan to me by the Bank, I have to create mortgage security of my individual/joint property at Flat No.A-906, in Block-A, 9th Floor, admeasuring 1800 Sft. U.D.S.58.39 Sq.Yds., out of 11213 Sq.Yds., including Carparking in Sy.No.82/1, Mallapur Village, Uppal Mandal, Medchal-Malkajgiri District 500 076 building name known as MAYFLOWER PLATINUM and/or execute loan documents in connection with Home Loan granted to be granted to me by Indian Overseas Bank (Hereinafter called the Bank)

Contd....2/p



*** Whereas I have to create mortgage security of my individual/Joint property at Indian Overseas Bank and/or execute loan documents in connection with home loan/credit facilities granted/ to be granted to me by Indian Overseas Bank (hereinafter called the Bank)

**** Whereas I have to execute loan documents and create mortgage security of the property to be purchased at **Flat No.A-906, Block-A,9th Floor, admeasuring 1800 Sft. U.D.S.58.39 Sq.Yds., out of 11213 Sq.Yds., including Carparking in Sy.No.82/1, Mallapur Village, Uppal Mandal, Medchal-Malkajgiri District 500 076 building name known as PLATINUM.** In connection with home loan granted/to be granted to me either singly or jointly, by Indian Overseas Bank.

Whereas due to my stay abroad I am / I will not be in a position to personally execute the said documentation and it has been considered convenient and necessary for me to appoint an Attorney for availing Housing Loan from the Bank and to complete all formalities in connection with the loan/credit facilities, as may be stipulated by the Bank.

Hence I authorize the above named **MR. THOTA VIJAYA KUMAR, S/o Thota Subba Rao, residing at H.No.12-13-34, St.No.5, Tarnaka, Secunderabad** as my Attorney in my name and on my behalf to do or execute all or any of the acts, deeds and things required by the Bank pursuant to the loan sanctioned in my favour.

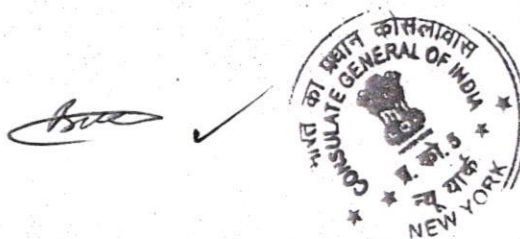
WHEREAS I undertake to the Bank that the present Power of Attorney is irrevocable.

AND WHEREAS I unconditionally agree, ratify and confirm that all acts, deeds and things lawfully done by my Attorney should be construed as my act.

NOW by this Deed of Power of Attorney, I hereby appoint my father, **MR. THOTA VIJAYA KUMAR, S/O THOTA SUBBA RAO** as my attorney and expressly authorize to exercise the following powers without prejudice to the generality thereof, in my name and on my behalf to do all or any of the following acts and things.

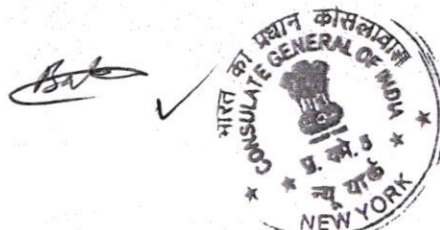
1. To apply for loan(s)/ credit facilities with the Bank as also any further or additional loan for such amount as may be required and/or as the Attorney may deem fit and for that purpose to pay the processing fee/s and sign the application/s in my name and on my behalf and to furnish all the details and information required by the Bank and to give any statement letter, clarification or any other writing required or necessary for availing of the said loan/s from the Bank and from time to time to follow up the said application/s and do such other things and deeds as may be necessary in relation thereto.
2. To accept the loan offer letter/s and sign the acceptance/s thereof in token of my acceptance of the terms and conditions therein contained and to pay on my behalf the necessary fees if any and other charges leviable in respect of the said loans.

Contd....3/p



3. To request the Bank or agree with the Bank for any change or modification in the loan amount/s, rate/s of interest, period of repayment of loan/s or any other terms and conditions in relation to the loans at any time or from time to time.
4. To receive the disbursement of the said loan/s and for that purpose give effectual discharge and give all the necessary information and documents to assist the Technical and Legal Appraisal of the property/ies offered as collateral mortgage security.
5. To mortgage my property/ies or any property/ies which is/are more fully described in the Schedule annexed hereto or in which I have some share or interest on my behalf with the Bank by deposit of Title Deeds as security for the repayment of the loan/s granted/to be granted by the Bank.
6. To deposit on my behalf the Documents of title to the property/ies and to state on my behalf to any officer of the Bank that the said documents are being deposited for creating a security on the said property/ies by way of equitable mortgage for repayment of the said loan/s. The Attorney is fully authorized to make these statements and convey my intentions to create security on my properties/ies or any other property/ies in which , I have some share or interest.
7. This Attorney is also authorized to create a valid and enforceable equitable mortgage and to execute any loan agreement/s promissory notes, acknowledgement, declaration letter, revival letter, guarantee, indemnity and any other writing and such other documents on my behalf as may be required by the Bank in respect of the loan/s granted or to be granted to me and guaranteeing the repayment of the said loan/s.
8. To execute and register a Memorandum of Deposit of Title Deeds on or after creation of Equitable mortgage by Deposit of Title Deeds with the bank as per bank's format or in any other amended format and also execute and register any other mortgage such as Simple Mortgage, Equitable Mortgage or any other type of Mortgage the Bank may require from time to time. Any other acts, deeds and things including signing of any papers and documents incidental thereto are deemed to be fully authorized and ratified by me.
9. To appear before any District Registrar, Sub-Registrar or any Registering, Authority, having jurisdiction and to present before such authority, Memorandum of Deposit of title deed, simple mortgage deed, any other mortgage deed , deeds, agreements, cancellation deed or writings for registration and to admit the execution thereof and also to admit the documents executed by me and to do all such acts, things and deeds in that behalf as may deem proper or necessary.
10. To admit execution of the Agreement/s for sale before the said Registrar/ Sub-Registrar of Assurance or any other authority as may be required for the purpose.

Contd....4/p



11. To open and/or operate Bank account in the Bank referred herein in India in my name both as resident as well as non-resident.
12. To acknowledge my liability in respect of the loan/s.
13. To receive loan/s and all other documents including title documents on my behalf from the Bank and execute receipt/s thereof.
14. Subject to the guidelines of the Bank's loan scheme and RBI guidelines and foreign exchange regulations to open and or operate Bank Account in Indian Currency or Foreign currency in the Bank in India in my name both resident as well as non-resident.
15. The Attorney is authorized to do all such acts, deeds and things including signing any papers/ documents as are necessary and incidental to the above and that any act or statement or writing of my said Attorney in pursuance hereto shall be deemed to be fully authorized and ratified by me.
16. ***** The Attorney is authorized to purchase house property in my name either singly or jointly with another borrower and to register the agreement(s) and sale deed(s) and to take possession of the property and to lease it out and to do all acts and deeds to maintain and to safeguard the property including attending any repair works and reconstruction and to represent me with the Bank, association, society, Government body, local authority and officials, as may be required and necessary in connection with the said property and housing loan availed from the Bank for purchasing it.

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SCHEDULE OF PROPERTY

All that Flat No.A-906 in Block-A, 9th Floor, admeasuring 1800 Sft, U.D.S.58.39 Sq.Yds., out of 11213 Sq.Yds., including Carparking in Sy.No.82/1, Mallapur Village, Uppal Mandal, Medchal-Malkajgiri Dist 500 076, building known as MAYFLOWER PLATINUM

PLOT BOUNDARIES

North by : Railway Track
South by : Main Road
East by : Open land
West by : 40' Wide Road

FLAT NO.A-906 BOUNDARIES

North by : Corridor
South by : Open to Sky
East by : Open to Sky
West by : Open to Sky

Executed at _____ this the _____ day of _____ 20

Signature : 

Address 27 Barker Ave

APT 1121

White Plains NY 10601



Witnesses:

1. ✓ T. Ram Sai

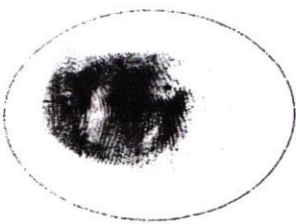
2. ✓ T. R. Jyothi

PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908

FINGERPRINT
BLACK INK
(LEFT THUMB)

PASSPORT SIZE
PHOTO GRAPH
(BLACK & WHITE)

NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT/SELLER/BUYER

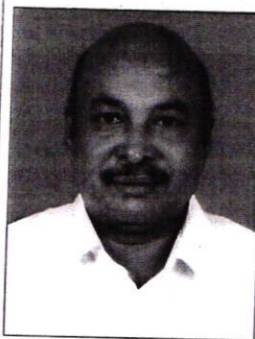


THOTA RAJA BALASUBRAHMANYAM

27 BARKER AVE APT 1121

White Plains

NEW YORK



THOTA VIJAYA KUMAR

S/o. Thota Subba Rao

R/O. H.NO.12-13-34, ST.NO.5

Tannaka, SECUNDERABAD

(ATTORNEY)

SEEN IN THE CONSULATE GENERAL OF
INDIA, NEW YORK, USA

NO. USANC 2953720 DATE SEP 25 2020
THE CONSULATE DOES NOT HOLD ANY
RESPONSIBILITY ABOUT THE CONTENTS
OF THE DOCUMENT.

Vijay Shankar Prasad
Consul (Visa & Attestation)
Consulate General of India
New York

OF WITNESSES:

- ① T. Rangin
- ② T.R. Jyothi

ATTORNEY

EXECUTANT



DAVID GANIS
Notary Public, State of New York
County of Westchester
No. 01GA6103525
My Commission Expires Dec. 29, 2023

David Ganis
9-23-2020

