C-15536 15469/03 100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

SCANNED

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045714

S. No. 82920 Date 18/12/2003 Rs. 100/-

Sold To K. Srilakshmidevi W/o K. Bhaskar Rao R/o Hyd

For Whom self

G. Sesha Kumari

G.V.L. No. 41/95, R. No. 16/2001-2002

MANSALAGUNDU, SECUNDERABAD

SALE DEED

This Sale Deed is made and executed on this 19th day of December 2003 at Secunderad by:

M/s. MODI PROPERTIES & INVESTMENTS PVT.LTD., a company incorporated under the Companies Act 1956, having its registered office at 5-4-187/3 & 4, III Floor, Soham Mansion, M.G.Road, Secunderabad - 500 003, represented by its Managing Director, Mr. SOHAM MODI, S/o. Mr. Satish Modi, aged about 33 years,

hereinafter called the'vendor' (which expression where the context so permits shall mean and include its successors in interest, nominee, assignee) of THE ONE PART.

IN FAVOUR OF

Mrs. KOPPOLU SRI LAKSHMI DEVI, WIFE OF SRI. KOPPOLU BHASKAR RAO, aged about 38 years, Residing at H.No.1-1-336/107, Vivek Nagar, Chikkadpally, Hyderabad - 500 020.

hereinafter called the 'BUYER' (which expression where the context so permits shall mean and include his heirs, successors, legal representatives, executors, nominees, assignees etc.,) of THE OTHER PART.

Contd.2.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

1వ పుస్తకము 15469/2003

దస్తావేజుల మొత్తం కాగితముల సంఖ్య 15 ఈ కాగితపు వరుస సంఖ్య 1

200 3 వ సం॥ డిసెంబర్ నెల 19 తేదీ

192 5 వ.శ.శా. క్రోధి సంవత్సరము 28 తేది

పగలు 2 మరియు 3 గంటల మధ్య

ఉప్పల్ సబ్-రిజిస్ట్రారు ఆఫీసులో

శ్రీ గౌరంగ్ మోడీ

రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను అనుసరించి సమర్పించవలసిన ఫోటోగ్రాఫులు మరియు వేలిముద్రలతో సహా దాఖలుచేసి

రుసుము రూ॥ 2330/- చెల్లించినారు.

Receipt No. 47670 Dt. 19/12/03 Vide SBH, Habsiguda Branch, Sec'bad.

వ్రాసి యిచ్చినట్లు ఒప్పు కొన్నది.

ఎడమ బ్రొటనవ్రేలు

సబ్-రిజిస్ట్రారు

VC-SEC'BAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

నిరూపించినది.

Gaurang Mody S/o. Jayanthilal mody occ: Business R/o. Flat No. 105, Sapphire Apts, Chikoti Garden, Begumpet, Hyderabad.
-through special power of Attorney, attested vide Power No. 9/2002 at SRO, uppal.

① (K. Prabhakar Reddy S/o. Padma Reddy occ: Service (O) 5-4-187/3&4, M. G. Road, SEC-BAD.

② SRIDHAR S/o. Ramachandraiah, occ: Service (O) 5-4-187/3&4, M. G. Road, Sec'Bad.

200 3 వ.సం॥ డిసెంబర్ నెల 19 వ తేది

192 5 వ.శా.శ. క్రోధి సం॥ మాసం 28 వ రోజు.

సబ్-రిజిస్ట్రారు

100 Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045715

No. 82-92-1 Date 18/12/2003 No. 1002

Sold to K. Srilaxmi W/o K. Bhaskar Rao

For Whom Self

G. Seshu Kumar
G.V.L. No. 41/95, R. No. 10/2001-2005
BALALAGUNDU, SECUNDERABAD

:: 2 ::

WHEREAS

A. The Vendor is the absolute owner and is possessed of all that land forming a part of Survey No.174, admeasuring 4 acres 32 guntas, Situated at Mallapur Village, Uppal Revenue Mandal, Kapra Municipality, Ranga Reddy District., (hereinafter the said land is referred to as the 'SCHEDULE LAND' by virtue of under given registered sale deeds executed in favour of the VENDOR by the former owner M/s. Kissan Cement Pipe Company.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.3..

I వ పుస్తకము 15469/2003 నెం
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 15 ఈ కాగితపు వరుస
సంఖ్య 2

సబ్-రిజిస్ట్రారు

15 DEC 2003
VC-SEC'BAD

Endorsement Under Section 42 of Act II of 1899
No. 15469 of 2003 Date 19/12/03

I hereby certify that the proper deficit stamp duty of Rs. 46960/- Rupees Forty Six thousand Nine hundred and Sixty only.
has been levied in respect of this instrument from Sri Gaurang Modi
on the basis of the agreed Market Value consideration of Rs. 4660000/- being higher than the consideration agreed Market Value.

S.R.O. Uppal
Dated: 19/12/03

Sub Registrar
and Collector U/S. 41&42
INDIAN STAMP ACT

Registration Endorsement

An amount of Rs. 46960/- towards Stamp Duty Including Transfer duty and Rs. 2330/- towards Registration Fee was paid by the party through Challan Receipt Number 47670
Dated 19/12/03 at SBH Habsiguda Branch, Sec'bad.

S.B.H. Habsiguda
A/c No. 01000050780
of S.R.O. Uppal.

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045716

G. No. 82922 Date 18/12/2003 Rs. 100

Sold to K. Sri Laxmi Devi W/o K. Bhaskar Rao

For Whom Self R/o Hyd

Q. Seshu Kumar
G.V.L. No. 41/95, R. No. 16/2001-2002
BAMALAGUNDU, SECUNDERABAD

Sale Deed Dated	Schedule and area of land	Document No.	Registered with
03/10/96	1 acre 10 guntas	25/97	Sub-Registrar, Uppal, R.R.Dist. Book No.1. Vol. No.2485, Page No. 169 to 186
31/12/97	1 acre 3 guntas	562/98	Sub-Registrar, Uppal, R.R.Dist. Book No.1, Vol. No.2682, Page No. 31 to 48
22/09/98	1 acre	7989/98	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Vol. No.2845, Page No. 53 to 66
24/02/99	1 Acre along with A.C. Sheet Shed 1500 Sft.,	1491/99	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Scan. No.1507-1/99
07/04/99	19 Guntas	2608/99	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Scan. No.2015/99

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.4..

1 వ పుస్తకము 15469/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 3

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC-BAD

1 వ పుస్తకము సం॥ (కా.శ) పు 15469/03

నెంబరుగా రిజిస్టరు చేయబడి స్కానింగు నిమిత్తం

గుర్తింపు నెంబరు 15469 1-2003 ఇవ్వడమైన

2003 సం॥ డిసెంబరు నెల 19 తేది

రిజిస్టరింగు అధికారి

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100 Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045717

No. 82923 18/12/2003 100

K. Srilakshmi devi S/o K. Bhaskar Rao

For Whom Self

Sd/-

G. [illegible]

D.V. L. No. 41/93, R. No. 10/2001-2002

NAMPALLY CHADI, SECUNDERABAD

:: 4 ::

TOTAL AREA: 4 Acres 32 Guntas

B. Originally, the Schedule land belonged to a partnership firm M/s. Kissan Cement Company, by virtue of a registered sale deed dated 29/12/1972, registered as document No.1883 in Book-I, Volume No.304, page 188 to 190, in the office of the Sub-Registrar, Hyderabad East, executed by its former owner M/s. I A L & Company.

C. The Vendor on the Schedule Land has constructed/is constructing at his own cost blocks of residential apartments as a Group Housing Scheme named MAYFLOWER PARK, consisting of nine blocks, each having stilts plus five floors, along with certaing common amenities, recreation facilities, roads, lighting etc.,

D. The Vendor has obtained the necessary technical approval from HUDA Vide permission No.4549/P4/HUDA/99, dated 07-09-1999 and building permit No.BA/236/99-2000 dated 22-09-1999 from Kapra Municipality for construction of 9 (Nine) blocks of residential apartments as stated above on the Schedule Land.

Contd.5..

For Modi Properties & Investments Pvt. Ltd.

Managing Director

I వ పుస్తకము 5469/2003

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 7

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC-BAD

THE SEAL OF THE SUB REGISTRAR OF CAPITAL A.P. HYD.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045718

G.No. 82924 18/12/2003 1002

Sold to K. Sri Lakshmi devi W/o K. Shankar Rao R/o Hyd

For Whom Self

G. [illegible]

O.V. L. No. 41/95, R. No. 16/2001-2002

MALAKPET, SECUNDERABAD

E. The Purchaser is desirous of purchasing all that Flat bearing No.408, on the Fourth Floor, in Block No.D in **MAY-FLOWER PARK** constructed by the Vendor having a super built-up area of 700 Sft., together with undivided share in the Schedule Land to the extent of 28 Sq.Yards and a reserved scooter parking space admeasuring about 15 Sft., in apartment Block No.D, as a package, which hereinafter is referred to as the SCHEDULED PREMISES for a consideration of Rs.4,66,000/- (Rupees Four Lakhs Sixty Six Thousand only) and the VENDOR is desirous of selling the same.

F. The Vendor and the Purchaser are desirous of reducing into writing the terms of Sale.

NOW THIS SALE DEED WITNESSETH AS UNDER:

1. That in pursuance of the aforesaid agreement and in consideration of said sum of Rs.4,66,000/- (Rupees Four Lakhs Sixty Six Thousand only) paid by the Purchaser herein, the receipt of which is acknowledged by the Vendor, the Vendor do hereby sell, transfer, convey unto the Purchaser the Scheduled Premises which is more particularly described at the foot of this document and shown in detail in the plan annexed hereto.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.6..

I వ పుస్తకము 15468/2003 సంఖ్య

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 5

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC-BAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045719

No. 82925 18/12/2003 100

Sold to K. Srikrishna and M.O. Krishnamurthy

For Whom Self

G. Shiv Kumar
S.V.L. No. 41/95, R. No. 10/2001-2002
MARALAGUNDU, SECUNDERABAD

2. Henceforth the Vendor shall not have any right, title or interest in the Scheduled Prmises which shall be enjoyed absolutely by the Purchaser without any let or hindrance from the Vendor or anyone claiming through them.

3. The Vendor has delivered vacant position of the Scheduled Premises to the Purchaser and the Purchaser doth herey confirm and acknowledge the same.

4. The Purchaser do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Mayflower Park as follows:

i) The Purchaser shall not put forth any independent or execlusive claim, right or title over the land on which the Scheduled Premises 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 MAYFLOWER PARK.

ii) That the Purchaser has examined the title deeds, plans, permissions and other documents and the construction and fixtures and fittings fitted and installed in the schedule premises and is fully satisfied and the Purchaser shall not hereafter raise any objection on this account.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.7..

1వ పుస్తకము 15461/2003

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 6

సబ్-రిజిస్ట్రారు

సబ్ రిజిస్ట్రార్ కార్యాలయము

15 DEC 2003

V.C. - SEC'BAD

ఆంధ్రప్రదేశ్, హైదరాబాద్.

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045720

No. 82926 18/10/2003 100

Sold to K. Sri Lakshmi devi S/o K. Bhaskar Rao R/o Hyd

For Whom Self

G. Sekhar Kumar
R.V.L. No. 41/95, R. No. 16/2001-2002
MAMALAGUNDU, SECUNDERABAD

iii) That the Purchaser shall become a member of May Flower Park Owners Association that has been formed by the Owners of the apartments in MAYFLOWER PARK constructed on the SCHEDULE LAND. As a member, the PURCHASER shall abide by the rules and bye laws framed by the said association which is the administrator, and supervisor of common services (lifts, corridors, passages, staircase, 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 purchaser 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, eletricity etc.,

iv) The common facilities and services (lifts, corridors, passages, staricases, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and other properties of common enjoyment in the MAYFLOWER PARK, shall vest jointly with the owners of the various tenements/apartment/parking space and shall be maintained, managed the administered collectively by the said owners of the various tenements/apartment/store/parking space and/or by the 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 whatseover.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.8..

1వ పుస్తకము 1546 సం/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 7

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC'BAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL

100 Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045721

S. No. 82927 18/12/2003 100/-

Sold to K. Srilakshmi and Mr. K. Chandrasekhar

For Whom Self

G. Sreenivas
G.T.L. No. 41/95, D. No. 16/2001-2002
MARALAGUNDU, SRIKAKULAM

v) The Purchaser 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 Schedule Premises from the date of delivery of its possession by the Vendor to the Purchaser.

vi) The Vendor shall have the right to construct other buildings, adjoining to and/or linked or near about and/or adjacent to the existing residential apartments of Mayflower Park and the Purchaser shall not make any objection or interruption nor make any claims to the proposed constrtuctions and it is hereby specifically declared that roads, passages, toilets, drainage, water pipelines, sewage connections, electric cables, open air space, overhead tanks and the transformer room shall be used commonly and jointly by the owners, occupiers and Purchaser(s) of the premises in Mayflower Park and the adjacent buildings and structures that may be constructed by the Vendor herein and the Said facilities shall be enjoyed jointly in common by the occupants, owners or the Purchaser(s) of the said building and strucutres without any hindrance or objection of any king whatsoever.

contd.9..

For Modi Properties & Investments Pvt. Ltd.

Managing Director

1వ పుస్తకము 1548/2003 సంవత్సరము

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 8

సబ్-రిజిస్ట్రారు

15 DEC 2003

V.C.-SEC'RAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045722

S. No. 82928 18/12/2003

Sold to K. Srilakshmi S/o K. Shankar Rao

For Whom Self

G. Satyanarayana
G.V.L. No. 41/95, R. No. 16/2001-2002
MANALAGUNDU, RANGAREDDY

vii) That the Purchaser shall be liable to pay his/her/their proportionate share of all loans, deposits or any other costs, charges or payments, made to the Electricity Board, Water works Department, Sewerage Board or any other authority for the provision of water, drainage and electricity connection or installation of a transformer, as determined by the Builder, before taking possession of the Schedule Apartments.

viii) That the Purchaser shall not cause any obstruction or hindrance, to the Vendor and shall give reasonable access, permission assistance to him or his nominate contractors or their agents, nominees etc., or body that may be set up by Vendor to construct, repair, examine, survey the Schedule Premises or make such additions, alterations, etc., that may be necessary and such other acts and things that may be necessary.

ix) 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 on the Vendor and the Purchaser 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 Purchaser.

x) That the blocks of residential apartments shall always be called MAYFLOWER PARK and the name thereof shall not be changed.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.10..

1 వ పుస్తకము 5461 సంవత్సరం 3

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 9

సబ్-రిజిస్ట్రారు

VC-SEC-RAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL REGISTRATION

100Rs.

INDIA NON JUDICIAL

१०० रु.

Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045723

No. 82929 18/12/2003 100

Sold to Kr Srilakshmi devi M/o K Bhaskar Rao

For Whom Self

G. Sesha Kumar
S.V.L. No. 41/95, R. No. 16/2001-2002
MAMALAGUNDU, SECUNDERABAD

xi) The Purchaer further covenant(s) with the Vendor and through them to the Purchaser(s) of the other premises that he/she/they shall not cut, maim, injure, demolish, tamper or damage any part of the Schedule Premises or any part of the Schedule Premises nor shall he/she/they make any additions alterations in the Schedule Premises without the written permission of the Vendor or other body that may be formed for the maintenance of the Apartments.

xii) That the Purchaser shall keep and maintain the Schedule Premises in a decent and civilized manner and shall do his/her/their part in maintaing the living standards of the apartments, occupiers at a hight level. To this end, inter alia, the Purchaser shall not (a) throw dirt, rubbish etc., in any open place, compound etc., (be) 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 extraoridinarily heavy material therein (e) do such things or acts which may render void, or voidable any insurance on the building or part thereof (f) use the premises as an office or for any other commercial purpose.

6. The Vendor convenants with the Purchaser that the Schedule Premises is free from all encumbrances, charges, gifts, mortgages, liens and court attachments.

7. The Market value of the property is Rs.4,66,000/-.

Rs. 49,410 /- paid by way of Challan No. 47670, Dated: 19.12.03, drawn on SBH, Habsiguda Branch.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.11..

1వ పుస్తకము.....సంఖ్య

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య..15....ఈ కాగితపు వరుస

సంఖ్య.....10

సబ్-రిజిస్ట్రారు

15 DEC 2003

C-SEC-RAD

THE SEAL OF THE SUB REGISTRAR ON UPPAL RAJ GIRI

100 Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH

00AA 045724

Sl No. 82930 10/12/2003

Sold to K. Srilakshmi and Mr. K. Bhaskar Rao R/o Hyd

For Whom Self

G. Seshu Kumar
S.V.L. No. 41/95, R. No. 16/2001-2002
MARALAGUNDU, SECUNDERABAD

SCHEDULE OF PROPERTY HEREBY SOLD

All that the Flat bearing No.408, on Fourth Floor in Block No.D, having super-built-up area of 700 Sft., with undivided share of land to the extent of 28 Sq.Yds., and a reserved scooter parking space admeasuring about 15 Sft., as a package in MAYFLOWER PARK Situated at Survey No.174, Block No.4, Residential Localities, Mallapur Village, Uppal Revenue Mandal, Kapra Municipality, Ranga Reddy District., as shown in the annexed plan marked in RED colour and bounded in:

NORTH :: Open Space & Flat No.409.

SOUTH :: Flat No.407.

EAST :: 4'-6" Wide Corridor.

WEST :: 40' Wide Road.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

Contd.12..

I వ పుస్తకము 1548/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 11

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC-RAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100 Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045725

S. No. 82921 Date 18/12/2003 Rs. 100

Sold to K. Srilakshmideevi S/o K. Shankarrao

For Whom Self R/o Hyd

G. Seshu Kumar
G.V.L. No. 41/95, R. No. 16/2001-2002
MARCLAGUNDU, SECUNDERABAD

:: 12 ::

IN WITNESS WHEREOF the Vendor hereto has signed this Sale Deed on the 19/15 day of December 2003 in the presence of the following witnesses;

WITNESSES:

1. (K. Prabhakar Reddy)

2. (SRIDHAR)

For Modi Properties & Investments Pvt. Ltd.

Managing Director

VENDOR

For Modi Properties & Investments Pvt. Ltd.

Managing Director

1 వ పుస్తకము 15468/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 12

సబ్-రిజిస్ట్రారు

15 DEC 2003

VC-SEC-RAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

100Rs.

INDIA NON JUDICIAL

१०० रु. Rs 100

सत्यमेव जयते

भारत

एक सौ रुपये ONE HUNDRED RUPEES

ఆంధ్ర ప్రదేశ్ आंध्र प्रदेश ANDHRA PRADESH 00AA 045726

S. No. 82932 Dt. 18/12/2003 No. 1002

Sold to K. Sri Lakshmi devi W/o K. Bhaskar Rao

For Whom Self

G. Seshagiri Rao
G.T.L. No. 41/95, R. No. 16/2001-2002
MASAB AGUNDIL SECUNDERABAD

ANNEXURE - 1 - A

)	Description of the Building:	Flat bearing No.408, on Fourth Floor in Block No.D, of MAYFLOWER PARK, at Block No.4, Residential Localities, Mallapur Village, Uppal Mandal, Ranga Reddy District.
	(a) Nature of the roof	: R.C.C. (G+5)
	(b) Type of Structure	: Framed Structure.
)	Age of the Building	: 1 year
)	Total extent of site	: 28 Sq.yds. U/S Out of Ac.4-32 Gts,
)	Built up area particulars	:
	a) Cellar, Parking area	: 15 Sft., for scooter parking space
	b) In the Ground Floor	:
	c) In the 1st Floor	:
	d) In the 2nd Floor	:
	e) In the 3rd Floor	:
	f) In the 4th Floor	: 700 Sft.,
	g) In the 5th Floor	:
)	Annual Rental Value	: Rs.6000/-
6)	Municipal Taxes per Annum	: Rs.
)	Executant's estimate of the MV of the Building	: Rs.4,66,000/-

For Modi Properties & Investments Pvt. Ltd.

Date: 19/12/2003 signature of the Executant

Managing Director

CERTIFICATE

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

For Modi Properties & Investments Pvt. Ltd.

ate: 19/12/2003 signature of the Executant

Managing Director

1వ పుస్తకము 5464/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 13

15 DEC 2003

సబ్-రిజిస్ట్రార్ - SEC'RAD

THE SEAL OF THE SUB REGISTRAR OF UPPAL RR DIST

REGISTRATION PLAN SHOWING FLAT NO. 408, 4TH FLOOR, BLOCK-D OF MAY FLOWER PARK

IN SURVEY NOS. 174 **Situated at**

MALLAPUR (V) UPPAL **Mandal, R.R. Dist.**

VENDORS : M/S. MODI PROPERTIES & INVESTMENTS PVT. LTD., Rep. By: ITS M.D: MR. SOHAM MODI S/O MR. SATISH MODI

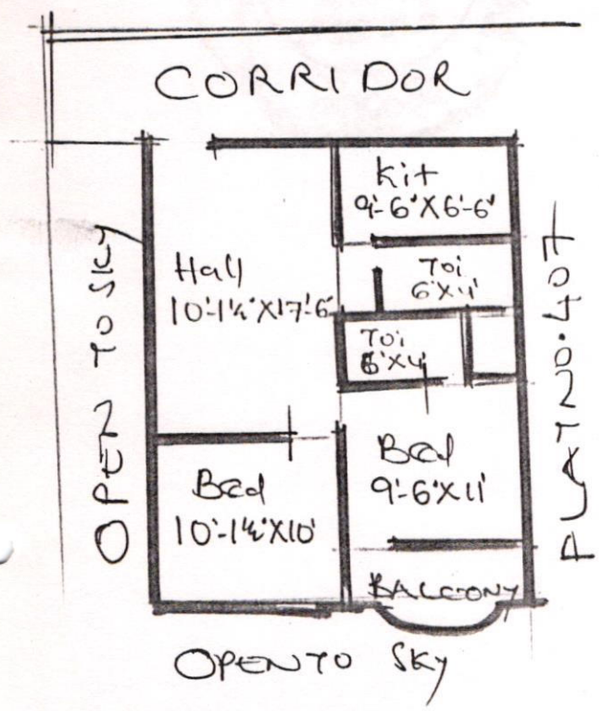
VENDEE : MRS. K. SRI LAKSHMI DEVI W/O. SRI. K. BHASKAR RAO

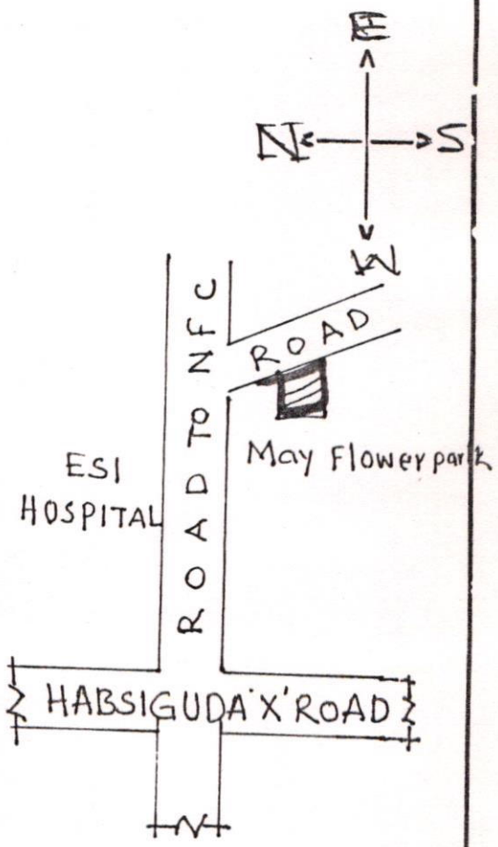
REFERENCE : **SCALE: 1"-** **INCL:** **EXCL:**

AREA : 28 **SQ. YDS. OR** 23.40 **SQ. MTRS.**

U/S OUT OF AC. 4.32 GTS.

SUPER BUILT-UP AREA 700 SQ.FT.





LOCATION PLAN

WITNESSES :

1. _____

2. _____

For Modi Properties & Investments Pvt. Ltd.

SIGN OF THE VENDOR

Managing Director

ఈ పుస్తకము 5468/2003

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 14

సబ్-రిజిస్ట్రారు

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.

D- 408

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

Sl.No.	FINGER PRINT IN BLACK INK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT/SELLER/ BUYER
			VENDOR:- M/s. MODI PROPERTIES & INVESTMENTS Pvt. LTD., having its (o) 5-4-187/3,4 M.G. Road, Sec'Bad Rep by its MD. Mr. SOHAM MODI
			SPA:- Mr. GAURANG MODY R/o. Flat no. 105, Sapphire Apts Chikoti Gardens, Begumpet, HYDERABAD
			PURCHASER:- Mrs. KOPPOLU SRI LAKSHMI DEVI H.No:- 1-1-336/107, Vivek Nagar, Chikkadpally HYDERABAD - 500 020.
		BLACK & WHITE PASSPORT SIZE PHOTO	

SIGNATURE OF WITNESSES

1.

2.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

SIGNATURE OF THE EXECUTANT'S

1 వ పుస్తకము 1574/2023 సంగ్రహ
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య....15.ఈ కాగితపు వరుస
సంఖ్య....15.....

సబ్-రిజిస్ట్రారు

THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.