

SCANNED

1997/09



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

Date : 09-04-2009

Serial No : 8,640

Denomination : 100

R 148086

Purchased By :

G. VENKATESH

S/O G.A. RAO

SECURAD

For Whom :

MODI & MODI CONSTRUCTIONS

SECURAD

[Signature]
Sub Registrar
Ex-Officio Stamp Vendor
G.S.O., C&IG Office, Hyd

AGREEMENT FOR CONSTRUCTION

This Agreement for Construction is made and executed on this the 30th day of April 2009 at SRO, Keesara, Ranga Reddy District by and between:

M/S. MODI & MODI CONSTRUCTIONS a registered partnership firm having its office at 5-4-187/3&4, II Floor, Soham Mansion, M.G. Road, Secunderabad - 500 003 represented by its Managing Partner Mr. Soham Modi, S/o. Sri Satish Modi, aged about 39 years, Occupation: Business, hereinafter referred to as the Builder (which term shall mean and include its successors in office, administrators, executors / nominees / assignees, etc.)

AND

MR. P. V. S. CHANDRA SEKHARAM, SON OF LATE SHRI. P. SURYANARAYANA aged about 48 years, Occupation: Service, residing at D-1/502, Karishma Apartments, Vidhansabha Road, Shankarnagar, Raipur - 492001, Chattisgarh, hereinafter referred to as the Buyer (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

For MODI & MODI CONSTRUCTIONS

[Signature]
Partner

[Signature]



ప్రస్తుతము 2008 నం॥ వృ..... 1992
 దస్తావేజు మొత్తము కొగితముల సంఖ్య..... 14
 4 కొగితముల వరుస సంఖ్య.....

సబ్-రెజిస్ట్రారు

THE FOLLOWING AMOUNTS HAVE
 IN RESPECT OF THIS DOCUMENT

To..... 280200 Rs. 20/4/9
 28,00.00

Duty:

1. In the shape of stamp duty

Rs. 100

2. In the shape of ad valorem

Rs. 28100

3. In the shape of stamp duty

Rs.

4. In the shape of stamp duty

Rs.

5. In the shape of stamp duty

6. In the shape of stamp duty

7. In the shape of stamp duty

8. In the shape of stamp duty

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25. In the shape of stamp duty

26. In the shape of stamp duty

27. In the shape of stamp duty

28. In the shape of stamp duty

29. In the shape of stamp duty

30. In the shape of stamp duty



Transfer Duty:

1. In the shape of cash

Rs.

2. In the shape of cash

Rs.

Registration fees:

1. In the shape of challan

Rs. 100.0

2. In the shape of cash

Rs.

User Charges:

1. In the shape of challan

Rs. 100

2. In the shape of cash

Rs.

Total Rs. 29300

SUB REGISTRAR
 KEESARA

WHEREAS:

- A) The Builder is the absolute owner and possessor of the land admeasuring about Ac. 6-28 Gts. forming part of Sy. No. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara 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	Sy. No.	Extent of Land (in Acres)
1.	6095/2005	20.09.2005	134, 135 & 136	Ac. 2-08 Gt.
2.	7972/2004	10.08.2004	128, 129, 132, 133, 136	Ac. 2-10 Gt.
3.	8657/2004	21.09.2004	128, 129, 133, 136	Ac. 2-10 Gt.
Total Extent of Land				Ac. 6-28 Gts.

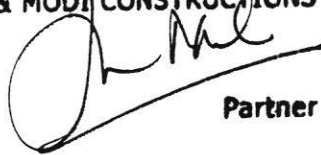
All the above Sale Deeds are registered at the office of Sub-Registrar, Shamirpet, R.R. District and are executed by the following owners:

- Shri M. Hanumath Rao, S/o. Late Shri Chinna Rama Chary
- Shri M. Kashinatham, S/o. Late Shri Chinna Rama Chary
- Shri M. Venunadham, S/o. Late Shri Chinna Rama Chary
- Shri M. Srinivasa Chary, S/o. Late Shri Chinna Rama Chary
- Shri M. Narayana, S/o. Late Shri Chinna Rama Chary
- Shri M. Pranavanadham, S/o. Hanumath Rao
- Shri M. Pravarakya, S/o. Shri Kashinatham

The above executants of the Sale Deeds are hereinafter collectively referred to as Former Owners.

- B) The Former Owners are the sons and grand sons of Late Shri M. China Rama Chary the original pattedar of the land. By way of partition deed dated 05.09.2002 duly registered with S.R.O. Shamirpet, Ranga Reddy District vide document no. 4838/2002, the Former Owner at serial no. 'a to e' above became the owners of the Schedule Land. Former Owner at serial no. 'f' is the son of Former Owner at serial no. 'a'. Former Owner at serial no. 'g' is the son of Former Owner at serial no. 'b'. Vide proceeding of the Mandal Revenue Officer bearing no. B/1321/2004 dated 15.06.2004 the names of the former Owners at serial nos. a to e were mutated in the revenue records and patta passbooks/title books were issued to them. All the Former Owners have joined together for the execution of above referred sale deeds so as to assure and ensure a perfect legal marketable title free from any claims whatsoever in favour of the Builder herein.

For MODI & MODI CONSTRUCTIONS


Partner



1 వ పుస్తకము సంఖ్య..... 1992
 దస్తావేజు మొత్తం కాగితముల సంఖ్య..... 14
 ఈ కాగితము వరుస సంఖ్య..... 2

సబ్-రిజిస్ట్రార్



1992 ఏప్రిల్ 20 వ తేది
 దస్తావేజు క్రింద మానం 10 వ తేది
 1/..... మరియు గంటల మధ్య
 1/..... విడిస్ట్రా ఆఫీసులో
 1/..... P. V. S. Chandra Sekharan
 1908 లోని సెక్షన్ 10 ని సు
 అనుసరించి వసుర్పించవలసిన భూమి ప్లాట్లు
 మరియు వేలిముద్రలతో సహా దాఖలు చేసి రుసుము
 రూ॥ 1000/- లు చెల్లించినారు.
 ప్రాసెయిన్గ్ నట్టు ఒప్పుకొన్నది
 తక్షణమే బాటస వేలు

Signature

Signature

K. Prabhakar Reddy, S/o. K. Padma Reddy, Occupation: Service,
 (O). 5-4-187/3 & 4, 2nd Floor, Soham Mansion, M.G. Road,
 Secunderabad-03, through attested GPA/SPA for presentation
 of documents, Vide GPA/SPA No. 12/354/08
 dated 29.3.08 registerer at SRO, Keesara
 Ranga Reddy District.

విక్రయదాతల ప్రేలు -

Signature

P. V. S. Chandra Sekharan
 S/o. Late P. Suryanarayana Occ: Service
 R/o. D-1/502, Kanishma Apts,
 Vidhan Sabha Road, Shankarnagar, Rajpur-
 492001,

① Signature

Venkataram Reddy S/o. Enji Reddy Occ: Service
 R/o. 11-187/2, Rd No. 2, Green Hills Colony
 Santoshnagar, Hyderabad.

② Signature

A. LAKSHMINARAYANA S/o. SASHARMA
 Occ: SERVICE - R/o. LALAPET, SEC-DAB

2008 నాటి పత్రం 30 వ తేది
 1930 వ.శ.శ సం. క్రింద మానం 10 వ తేది
 సబ్-రిజిస్ట్రార్
 కేసరా

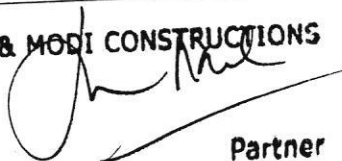
- C) The Builder is desirous of developing the Scheduled Land by constructing row / independent house thereon and have obtained a tentative layout from HUDA vide Permit No. 6092/MP2/Plg/HUDA/07 dated 16/11/2007. The proposed project of development is styled as 'NILGIRI HOMES'.
- D) The Builder in the scheme of the development project have planned that the prospective buyers will eventually become the absolute owner of the identifiable land (i.e., plot of land) together with the independent house constructed thereon.
- E) The Buyer has purchased plot of land bearing plot no. 59 admeasuring 240 sq. yds. under a Sale Deed dated 30.04.2009 registered as document no. 1995/09 in the Office of the S.R.O. Keesara, Ranga Reddy District. This Sale Deed was executed subject to the condition that the Buyer shall enter into a Agreement for Construction and Agreement for Land Development Charges with the Builder for construction of a house on the plot of the land.
- F) The Buyer has inspected all the documents of the title of the Builder in respect of the Scheduled Land and the plot of land bearing plot no. 59 and also about the capacity, competence and ability of the Builder to construct the house thereon and providing certain amenities and facilities which are attached to and/or are common to the entire project of Nilgiri Homes.
- G) The Buyer is desirous of having a house constructed for him by the Builder on plot of land bearing no. 59 as a part of the development project taken up by the Builder and the Builder is willing to undertake the said construction of the house.
- H) The Buyer as stated above had already purchased the plot of land bearing no. 59 and the parties hereto have specifically agreed that this construction agreement and the Sale Deed dated 30.04.2009 referred herein above are and shall be interdependent agreements.
- I) The parties hereto after discussions and negotiations have reached into certain understandings, terms and conditions etc., for the construction of the house and are desirous of recording the same into writing.

NOW THEREFORE THIS AGREEMENT FOR CONSTRUCTION WITNESSETH AS UNDER THAT:

1. The Builder shall construct for the Buyer a Deluxe Villa admeasuring 1829 sq. ft. of built-up area on plot of land bearing plot no. 59 as per the plans and specifications annexed hereto (as Annexure A & Annexure B respectively) for a consideration of Rs. 28,20,000/- (Rupees Twenty Eight Lakhs Twenty Thousand Only).
2. The Buyer shall pay to the Builder the above said consideration of Rs. 28,20,000/- (Rupees Twenty Eight Lakhs Twenty Thousand Only) in the following manner.

Installment	Amount (Rs.)	Due date of payment
I	13,00,000/-	27.03.2009
II	5,70,000/-	27.04.2009
III	9,50,000/-	31.12.2009

For MODI & MODI CONSTRUCTIONS


Partner



పుస్తకము 2008 నంబర్ 1797
 ఉస్తావేబు వెలుక్రము కాగితముల సంఖ్య 14
 కాగితముల పదున సంఖ్య 3

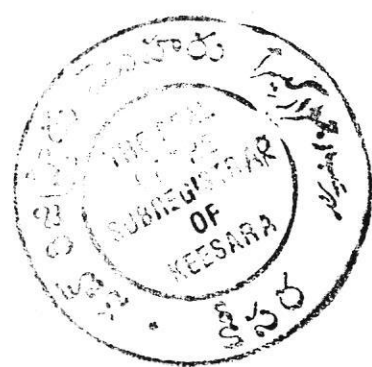
నబ్-బిజినెసురు

An amount of Rs. 28100 towards stamp duty
 including transfer duty and Rs. 1000
 towards registration fee on the Market Value
 of Rs. 28120000 was paid by me
 Party through challan Receipt No. 200249
 dated 30/4/19 at SBH Keesara Br Keesara

Sub-Registrar
 Keesara

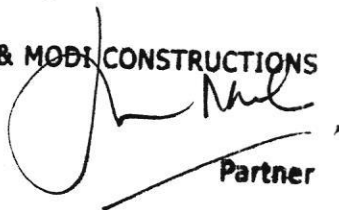
1వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 2వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 3వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 4వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 5వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 6వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 7వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 8వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 9వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797
 10వ పుస్తకము 2008 నంబర్ (1797) పంపు
 1797

నబ్-బిజినెసురు



4. In case the Scheduled House is completed before the scheduled date of completion / delivery mentioned below, the entire balance outstanding as on such date of completion shall become due and payable, notwithstanding the installments and due dates mentioned in above. The Buyer shall be liable to pay the balance outstanding within 15 days of receiving an intimation from the Builder as to completion of the Scheduled House, notwithstanding the installments and due dates mentioned above.
5. The Buyer at his discretion and cost may avail housing loan from Bank / Financial Institutions. The Buyer shall endeavour to obtain necessary loan sanctioned within 30 days from the date of provisional booking. The Builder shall under no circumstances be held responsible for non-sanction of the loan to the Buyer for whatsoever reason. The payment of installments to the Builder by the Buyer shall not be linked with housing loan availed / to be availed by the Buyer.
6. The Buyer has handed over the vacant and peaceful possession of the plot of land bearing no. 59 to the Builder for the purpose of construction of the house.
7. The Builder shall construct the house in accordance with the plans and designs and as per specifications annexed hereto as Annexure A & Annexure B respectively. Cost of any additions and alterations made over and above the specifications at the request of the Buyer shall be charged extra.
8. The Builder shall be liable to pay all such amounts for and on behalf of the Buyer as may be required by concerned government / quasi government departments for water & electricity connections and for any other amenities. Such payments shall solely be borne by the Builder.
9. The Builder shall complete the construction of the house and handover possession of the same on or before 31st December 2009, with a further grace period of 6 months. However, the Builder shall not be liable and responsible if they are unable to construct and deliver the possession of the said house within the stipulated period if the construction is delayed or stopped by the reason of non-availability of essential inputs like steel, cement etc. or on account of prevention, obstruction, prohibition, ordinance, legislation and/or notification by any governmental / quasi governmental authorities and agencies or account of any other reasons which are beyond the control of the builder like war, civil commotion etc. The Buyer shall not have any right to claim any interest, loss or damage or shall not insist for the refund of any amount till the work is completed.

For MODI & MODI CONSTRUCTIONS

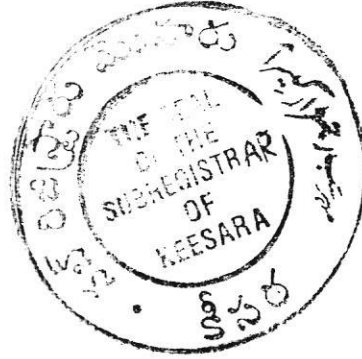


Partner



వృత్తికము 2013 సం॥ వృ 1992
దస్తావేజు మొత్తము కాగితముల సంఖ్య 14
ఈ కాగితముల పదున సంఖ్య 9

సబ్-రిజిస్ట్రారు



10. The Builder upon completion of construction of the house shall intimate to the Buyer the same at his last known address and the Buyer shall within 15 days of such intimation take possession of the house provided however, that the Buyer shall not be entitled to take possession if he / she has not fulfilled the obligations under this agreement. After such intimation the Builder shall not be liable or responsible for any loss, theft, breakages, damages, trespass and the like.
11. The Buyer upon taking possession of the house shall own and possess the same absolutely and to the exclusion of the Builder and shall have no claims against the Builder on any account including any defect in the construction.
12. The Buyer upon receipt of the completion intimation from the Builder as provided above shall thereafter be liable and responsible to bear and pay all taxes and charges for electricity, water and other services and outgoings payable in respect of the said house.
13. The Buyer shall not be allowed to alter any portion of the house that may change its external appearance without due authorization from the Builder and / or Association / Society In-charge of maintenance for an initial period ending upto 2020 and all the houses in the project of Nilgiri Homes shall have a similar elevation, color, scheme, compound wall, landscaping, trees etc. for which the Buyer shall not raise any obstructions / objections.
14. The Builder shall deliver the possession of the completed house together with the redelivery of the plot of land to the Buyer only upon payment of entire consideration and other dues by the Buyer to the Builder.
15. The Buyer shall not cause any obstructions or hindrance and shall give reasonable access, permission, assistance etc. to the Builder or to his nominated contractors or their agents, nominees etc. to construct, repair, examine, survey, make such additions, alterations to the structures etc., that may be necessary for execution of the Nilgiri Homes project.
16. The Buyer shall not cut, maim, injure, tamper or damage any part of the structure of any part of the house nor shall the Buyer make any additions or alterations in the house without the written permission of the Builder and / or any other body that may be formed for the purposes of maintenance of the Nilgiri Homes Project.
17. The Buyer agrees that under no circumstances including that of any disputes or misunderstandings, the Buyer shall not seek or cause the stoppage or stay of construction or related activity in the Nilgiri Homes project or cause any inconvenience or obstructions whatsoever. However, the claim of the Buyer against the Builder shall be restricted to a monetary claim, which shall not exceed 10% of the consideration as damages in case of any breach or violation of obligations by the Builder. This understanding is specifically reached amongst the parties for the overall interest of the other Buyers in the project and for the smooth uninterrupted execution of the works for the project as a whole.

For MODI & MODI CONSTRUCTIONS


Partner



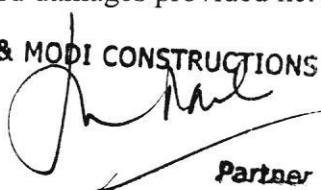
అక్షరములు 179.2
చిన్నచేయి 19
ఇ. కొగితములు పయనము 3

సబ్-రజిస్ట్రారు

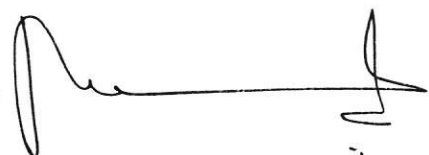


18. The Builder shall have the right to construct other houses and provide necessary common amenities and facilities on the Scheduled Land that is required under the scheme of development of Nilgiri Homes and the Buyer shall not make any objection or interruption nor make any claims to the proposed constructions etc. It is further, hereby specifically declared that roads, passages, drainage, water pipelines, sewerage connections, electric cables, transformer room, recreational facilities, gardens etc. which are for the common enjoyment of the occupants of Nilgiri Homes shall be enjoyed jointly in common by the occupants, owners or the buyers of the respective houses without any hindrance or objection of any kind whatsoever.
19. It is hereby agreed and understood explicitly between the parties hereto the Buyer shall be solely responsible for payment of any sales taxes, VAT, service tax or any other similar levy that may become leviable with respect to the construction of the house under this agreement, or the sale deed, and/or the agreement for Land development charges.
20. The Buyer shall also from time to time sign and execute the application for registration, other papers and documents necessary for the formation and registration of the society / association.
21. That the Buyer shall become a member of the association / society which shall be formed to look after the maintenance of the Nilgiri Homes Project and shall abide by its rules. Until the society / association is formed the Buyer shall pay to the Builder such proportionate cost of outgoings such as common water charges, common lights, repairs, salaries of clerk, watchman, sweepers etc., as may be determined by the Builder. If the Buyer ever fails to pay maintenance charges for his/her house, the association shall be entitled to disconnect and stop providing all or any services to the scheduled house including water, electricity, etc. The Buyer shall pay a sum of Rs. 40,000/- & 60,000/- for row houses & independent houses respectively, by way of deposit in favour of the Association / Society towards the corpus fund at the time of taking possession of the completed apartments
22. Any delay or indulgence on the part of the Builder in enforcing any of the terms of this agreement of forbearance or giving of time to the Buyer shall not be construed as a waiver on the part of the Builder of any breach or non compliance of any of the terms and conditions of this agreement by the Builder nor shall the same prejudice the rights of the first party in any manner.
23. The Buyer hereby covenants and agrees with the Builder that if he fails to abide with the terms and conditions of this agreement the Builder shall be entitled to cancel this agreement without any further action and intimation to the Buyer. The Builder upon such cancellation shall be entitled to forfeit a sum equivalent to 10% of the total agreed consideration as liquidated damages from the amounts paid by the Buyer to the Builder. The Builder shall further be entitled to allot, convey, transfer and assign the said house to any other person of their choice and only thereafter, the Builder will refund the amounts paid by the Buyer after deducting liquidated damages provided herein.

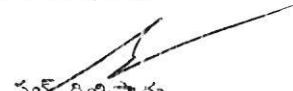
For MODI & MODI CONSTRUCTIONS

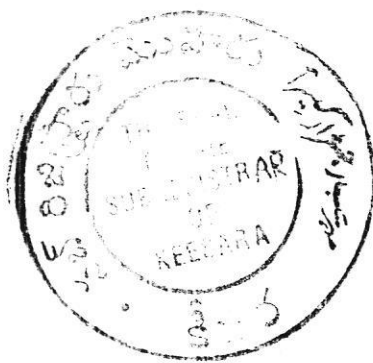


Partner

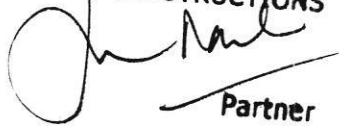


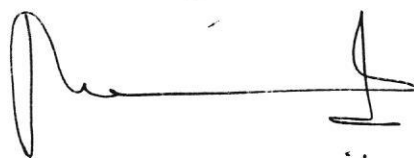
పట్టకము సంఖ్య..... 1992
 పట్టకము మొత్తము కొరవడిన సంఖ్య..... 14
 * కొరవడిన సంఖ్య..... 0


 సహ-రిజిస్ట్రారు



24. The Buyer shall impose all the relevant conditions laid down in this agreement in respect of usage, maintenance, alterations, membership of the association / society etc. upon the transferee, tenant, occupier or user of the house. However, even if such conditions are not laid down expressly by the Buyer or if laid down are inconsistent with the conditions laid down under this agreement, such agreements made by the Buyer shall be subject to terms and conditions contained under this agreement and such inconsistent terms and conditions laid down by the Buyer shall be deemed to be void. Further, such transferee / tenant / occupier etc., shall be bound by the terms and conditions contained under this agreement.
25. That the Buyer or any person through him shall keep and maintain the house in a decent and civilized manner. The Buyer shall further endeavor and assist in good up-keeping and maintaining the amenities / facilities / areas which are for the common enjoyment of the occupiers / buyers of the Nilgiri Homes. To achieve this objective the Buyer, inter-alia shall not (a) Throw dirt, rubbish etc. in any open place, compounds roads etc. no meant for the same. (b) Use the house for any illegal, immoral, commercial & business purposes. (c) Use the house in such a manner which may cause nuisance, disturbance or difficulty to other occupiers / buyers of Nilgiri Homes. (d) Store any explosives, combustible materials or any other materials prohibited under law.
26. It is mutually agreed upon by the parties hereto that all the terms and conditions contained in the booking form as amended from time to time shall be deemed to be the part of this agreement unless otherwise specifically waived and/or differently agreed upon in writing.
27. In case of any dispute between the parties, the matter shall be resolved by arbitration under the provisions of Arbitration and Conciliation Act, 1996. The place of arbitration shall be at Secunderabad and the proceedings shall be in English. The place of legal jurisdiction shall be at Secunderabad.
28. Wherever the Buyer is a female, the expressions 'He, Him, Himself, His' occurring in this agreement in relation to the Buyer shall be read and construed as 'She, Her, Herself'. These expressions shall also be modified and read suitably wherever the Buyer is a Firm, Joint Stock Company or any Corporate Body.
29. In the event of any changes in the terms and conditions contained herein, the same shall be reduced to writing and shall be signed by all the parties.
30. Stamp duty and Registration amount of Rs. 29,200 /- is paid by way of challan No. 200749, dated 30.4.09, drawn on SBH, Keesara Branch, R. R. District.

For MODI & MODI CONSTRUCTIONS

Partner



అనుకము 2004 సం. పు R97
చిస్తావేజు మొత్తము కొగితముల సంఖ్య..... 17
4 కొగితముల పరిమాణము 7

సబ్-రిజిస్టరు



SCHEDULED PLOT

- a) ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 59 admeasuring about 240 sq. yds. forming part of Sy. Nos. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	Plot No. 60
South	Plot No. 58
East	30' wide road
West	Plot No. 52

AND

- b) ALL THAT DELUXE VILLA admeasuring 1829 sft. of built-up area to be constructed on the above said plot no. 59 as per the agreed specifications given in detail in Annexure A and as per the plan enclosed as Annexure B.

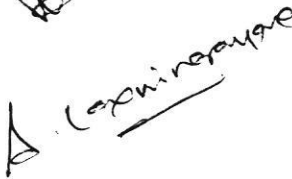
IN WITNESSES WHEREOF this Agreement for Construction is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESS:

1.



2.



For MODI & MODI CONSTRUCTIONS



Partner

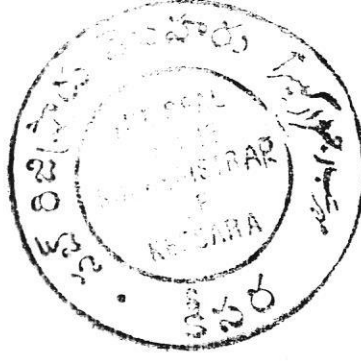
(Soham Modi)
BUILDER



BUYER..

ప్రస్తుతము 200౯ వరకు..... 199౭
చిస్తావేజు మొత్తము, ఇతరముల సంఖ్య..... 1౫
ఇతరముల వరుస సంఖ్య..... 8

మహావిజ్ఞాపకం



ANNEXURE – A

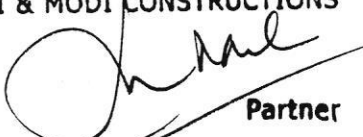
SPECIFICATIONS :

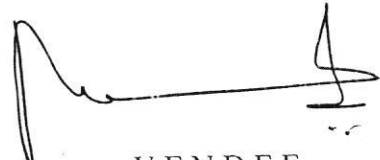
Item	Semi-Deluxe Villa	Deluxe Villa
Structure	RCC	RCC
Walls	4”/6” solid cement blocks	4”/6” solid cement blocks
External painting	Exterior emulsion	Exterior emulsion
Internal painting	Smooth finish with OBD	Smooth finish with OBD
Flooring	Ceramic Tiles	Marble slabs in all rooms
Door frames	Sal wood	Teak wood
Doors	Main door -Panel and Other doors – Flush doors	Panel doors with branded hardware
Electrical	Copper wiring with modular switches	Copper wiring with modular switches
Windows	Powder coated aluminum or UPVC open-able / sliding windows with grills	Powder coated aluminum or UPVC open-able windows with grills
Sanitary	Raasi / Johnson Pedder or similar make	Parryware / Hindware or similar make
C P fittings	Branded C P fittings	Branded ceramic disk quarter turn
Staircase railing	MS railing within MS banister	MS railing within wooden banister
Kitchen platform	Granite slab, 2 ft dado & SS sink	Granite slab, 2 ft dado & SS sink
Plumbing	GI & PVC pipes	GI & PVC pipes
Bathrooms	7’ dado	7’ dado with designer tiles
Water supply	24 hr water supply through community tank with 2,000 lts individual overhead tank in each villa. Separate drinking water connection in kitchen.	24 hr water supply through community tank with 2,000 lts individual overhead tank in each bungalow. Separate drinking water connection in kitchen.

Note:

1. Choice of 2 colours for interiors, 2 combinations of bathroom tiles & sanitary fittings shall be provided.
2. Changes to external appearance and colors shall not be permitted.
3. Fixing of grills to the main door or balconies shall not be permitted.
4. Change of doors or door frames shall not be permitted
5. Changes in walls, door positions or other structural changes shall not be permitted.
6. Only select alterations shall be permitted at extra cost.
7. Specifications / plans subject to change without prior notice.

For MODI & MODI CONSTRUCTIONS


Partner
(SOHAM MODI)
VENDOR


VENDEE

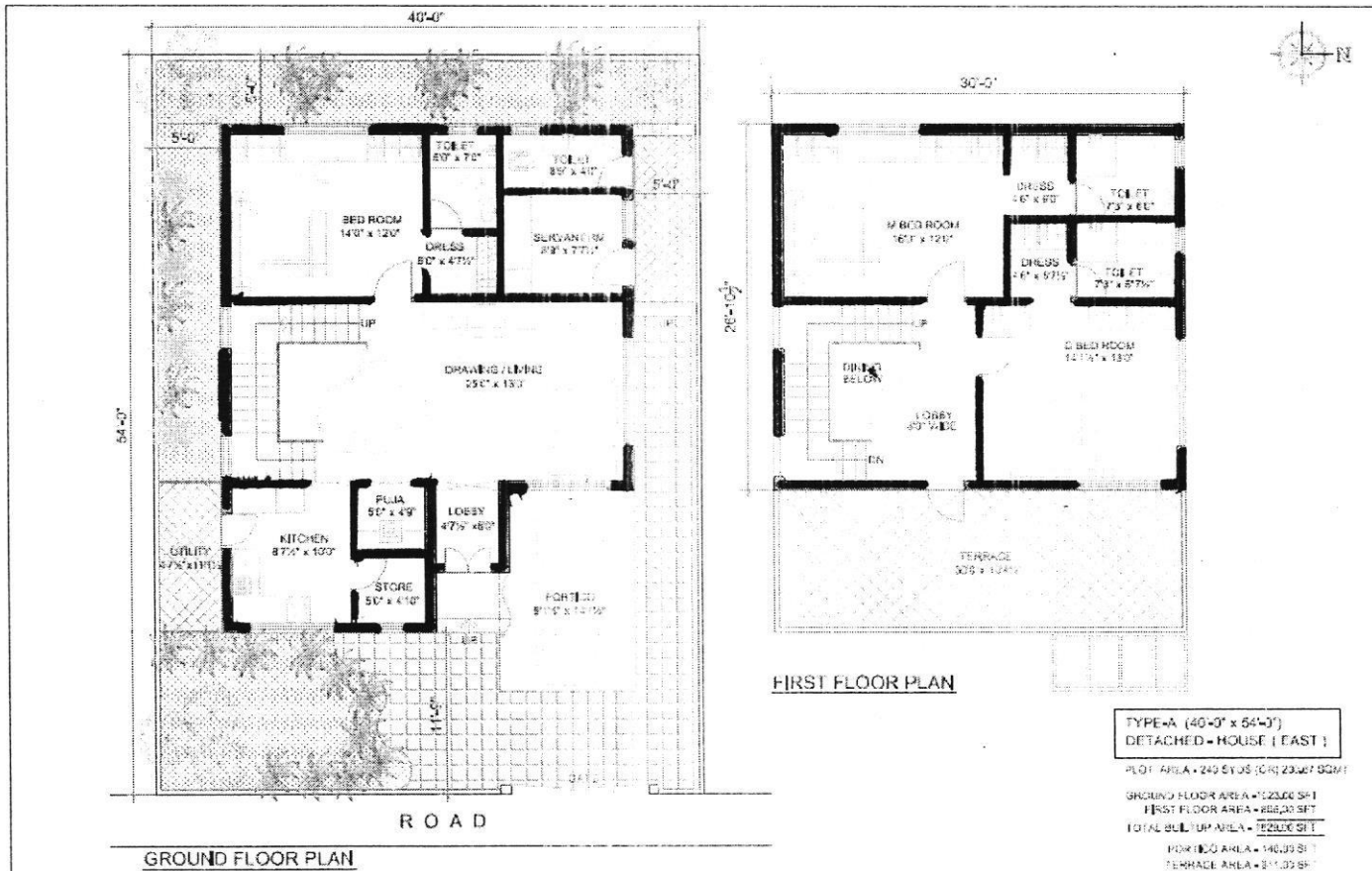
పుస్తకము 2007 1391
దస్తవేజు మొత్తము 14
ఈ కొనితముల వరుస 9

నల్ల రిజిస్ట్రారు

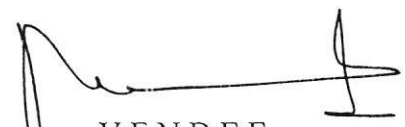


ANNEXURE -B

PLAN FOR CONSTRUCTION OF DELUXE VILLA ON PLOT NO. 59 ADMEASURING
1829SFT. OF BUILT-UP AREA.




 (SOHAM MODI)
 VENDOR

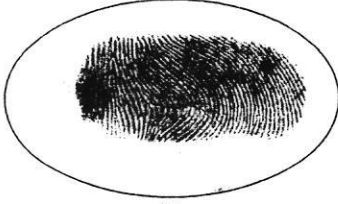
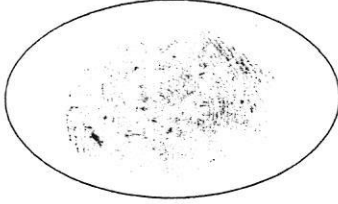

 VENDEE

అధికము 2000 1992
విస్తారము మొత్తము 16
కాగితముల వరుగు 10

నవంబరు 24, 1992



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
			<u>BUILDER:</u> M/S. MODI & MODI CONSTRUCTIONS HAVING ITS OFFICE AT 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. ROAD, SECUNDERABAD REP. BY ITS PARTNER MR. SOHAM MODI S/O. MR. SATISH MODI
			<u>GPA FOR PRESENTING DOCUMENTS</u> <u>VIDE DOC.NO. 12/BK/IV/2008, Dt. 29.03.2008:</u> 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.
			<u>BUYER:</u> MR. P. V. S. CHANDRA SEKHARAM, S/O LATE SHRI. P. SURYANARAYANA R/O.D-1/502, KARISHMA APARTMENTS, VIDHANSABHA ROAD, SHANKARNAGAR, RAIPUR - 492001, CHATTISGARH

SIGNATURE OF WITNESSES:

1.

[Signature]

2.

A. Gop. moneyap

For MODI & MODI CONSTRUCTIONS

[Signature]

Partner

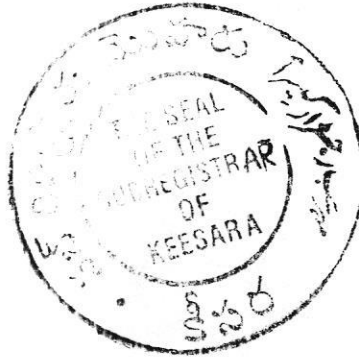
SIGNATURE OF EXECUTANTS

[Signature]

SIGNATURE(S) OF BUYER(S)

పుష్కరము 1992
దస్త్రచేజు పాత్రుల పేర్లను నిమగ్నము చేయుటకు
కాగితముల పత్రములు

శ్రీ-రిజిస్ట్రారు

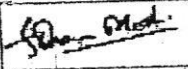


स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ABIMPM6725H

 **नाम / NAME**
SOHAM SATISH MODI

पिता का नाम / FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि / DATE OF BIRTH
18-10-1989

हस्ताक्षर / SIGNATURE


मुख्य आयकर अधिकारी, आंध्र प्रदेश
 Chief Commissioner of Income-tax, Andhra Pradesh

आयकर विभाग
 INCOME TAX DEPARTMENT

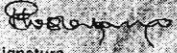
भारत सरकार
 GOVT. OF INDIA

PRABHAKAR REDDY K

PADMA REDDY KANDI

15/01/1974

Permanent Account Number
AWSP8104E

Signature




10062008

చివరికి మొదటి పేజీ 1998
చివరికి మొదటి పేజీ 16
* కొరితమూల నిధికి రుబ్బంది 12

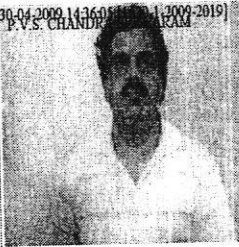
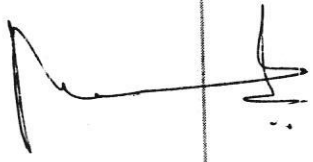
సహ-రిజిస్ట్రారు



Photographs and FingerPrints As per Section 32A of Registration Act 1908

C.S.No./Year: 2019/2009 of SRO: 1530(KEESARA)

30/04/2009 14:37:28

SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1			(CL) P.V.S. CHANDRA SEKHARAM R/O. D- 1/502, KARISHMA APTMTS, VIDHANSABHA ROAD, SHANKARNAGAR, RAIPUR.	
2	Manual Enclosure	Manual Enclosure	(EX) M/S.MODI & MODI CONSTRUCTIONS 5-4- 187/3 & 4 II FLOOR SOHAM MANSIONM.G.RAOA SEC-BAD	

Witness
Signatures

Operator
Signature

Subregistrar
Signature

అక్టోబరు 2009 నంబర్ 1997
విస్తారము మొత్తము కొలితముల సంఖ్య
* కొలితముల వరుస సంఖ్య

సబ్-రిజిస్ట్రారు



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

PVS CHANDRA SEKHARAM

PAPPU SURYANARAYANA

01/06/1960

Permanent Account Number
ARJPS9282Q

Signature

In case this card is lost / found, kindly inform / return to :-
Income Tax PAN Services Unit, UTHSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

यह कार्ड खो जाने पर कृपया सूचित करें/ लौटाएं :
आयकर पैन सेवा यूनिट, UTHSL
प्लॉट नं: 3, सेक्टर 11, सी.बी.डी. बेलपुर,
नवी मुंबई-400 614.

1997
సంవత్సరము 2000 నాటికి
దస్తావేజు మొత్తము కిరీతముల సంఖ్య 14
* కిరీతముల వరుస సంఖ్య 13

సబ్-రిజిస్ట్రారు

