

ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

నెం.

3398

శ్రీమతి / శ్రీ

ఈ దిగవ ఉదహరించిన దస్తావేజును మరియు రుసుము పుచ్చుకోవడమైనది.

దస్తావేజు స్వభావము	అ	ఆ		
దస్తావేజు విలువ	306000	327000		
స్థాంపు విలువ రూ..	1300	1300		
దస్తావేజు నెంబరు	13327	13328		
రిజిస్ట్రేషన్ రుసుము	1530	1635		
లోటు స్థాంపు యూజర్ చార్జీలు	30240	32130		
అధనపు షీట్లు	120	120		
5X.....	/	/		
మొత్తం	31890	33885	65445	

RETURNED
REGISTRAR

అక్షరాలలో రుసుములు చెల్లించినట్లుగా సర్దుబాటు చేయబడినది.
రూపాయలు మాత్రమే

తేది

వాపసు తేది సా. 4 గంటలకు

Note : Document will be returned at 3.30 pm. to 5.00 pm.

Sub Registrar
UPPAL



CG. 13383

13328/02

100Rs.



SCANNED

17188 Date 29/10/2003 1001-46751

M. Ratna Devi D/o M. Venkat Rao
Sd/- R/o Hyd.

AP23LDD

R. NARENDER
SVL NO. 42 95
R. No. 1/2001-2003
RAM NAGAR, HYDRABAD

SALE DEED

This Sale Deed is made and executed on this 4th day of NOV. 2003 at Secunderabad 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

M.RATNA DEVI, DAUGHTER OF SRI. M.VENKAT RAO, aged about 48 years, Residing at H.No.1-10-176, Begumpet, Hyderabad.

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

Contd.2.

For Modi Properties & Investments Pvt. Ltd.

Managing Director

2003 వ సం॥ నవంబర్ నెల 4 వ తేది

1925 వ.శ.శా.కా.క్రొ.మాసము 13 వ తేది

మరియు 4 గంటల మధ్య

ఉప్పల్ సబ్-రిజిస్ట్రారు అఫీసులో

శ్రీ గౌరంగ మోద్య

రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను

అనుసరించి ముద్దించవలసిన పోబోగ్రాఫులు

మరియు పేలిముద్రలతో పూర్తిచేసి

రుసుము రూ॥ 1635/- చొప్పున

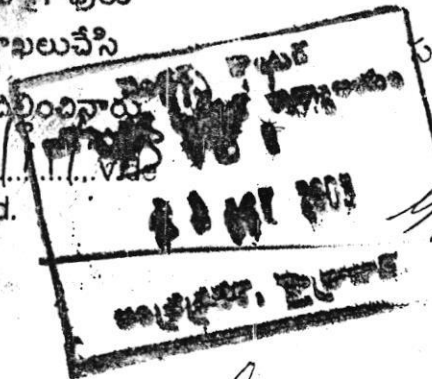
Receipt No. 8501 Dt. 4/11/2003
SBH, Habsiguda Branch, Sec'bad.

నపుస్తకము 13328/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 1



వాసి యిచ్చినట్లు ఒప్పు కొన్నది.
ఎడమ బ్రతునవేలు



Signature of Gaurang mody

Gaurang mody S/o. Jayantial mody
occ: Business - Elc. flat no. 105, Sapphire
Apts, Chikoti Gardens, Begumpet, Habs.
Through Special Power of Attorney, attested
vide Power No. 9/2002 at Sec, Uppal.

① Prallab Reddy

(K. Prallab Reddy S/o. Padma Reddy,
occ: Service (C) S-U-187/344, M.G. Road
Sec'bad.

② Ramachandrababu

S/O. Ramachandrababu, occ: Service
(C) S-U-187/344, M.G. Road, Sec'bad

Handwritten mark

2003 వ.సం॥ నవంబర్ నెల 4 వ తేది

1925 వ.శ.శా.కా.క్రొ.మాసం 13 వ తేది.

సబ్-రిజిస్ట్రారు

100Rs.



No. 17189 Date 29/10/2003 Rs. 100/- 45752
Sold To M. Ralna Devi D/o M. Venkat Rao P231.DD
For Whom Self R/o Hyd

R. NAGENDER
SVL No. 42/95
R. No. 1/2001-2003
RAM NAGAR, HYDRABAD

:: 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.

Contd.3..

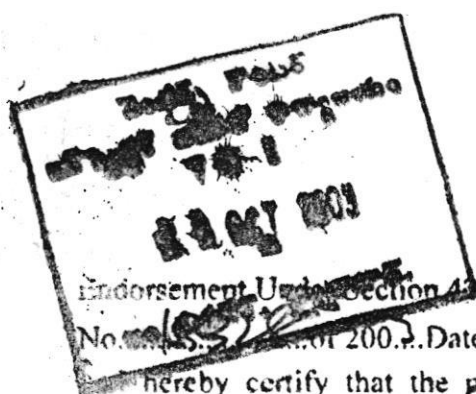
For Modi Properties & Investments Pvt. Ltd.


Managing Director

1 వ పుస్తకము. 13328/1

దస్తవేజాల మొత్తం కాగితముల
సంఖ్య. 15. ఈ కాగితపు వరుస
సంఖ్య. 2

సబ్-రిజిస్ట్రారు



Endorsement Under Section 42 of Act II of 1894
No. 15328 of 2003. Date 4/11/03

hereby certify that the proper deficit
stamp duty of Rs. 32130/- Rupees

one hundred thirty two thousand

has been levied in respect of this instrument
from Sri. Ganesan Modi
on the basis of the agreed Market Value
consideration of Rs. 321000/- being
higher than the consideration agreed Market
Value.

S.R.O. Uppal

Sub Registrar

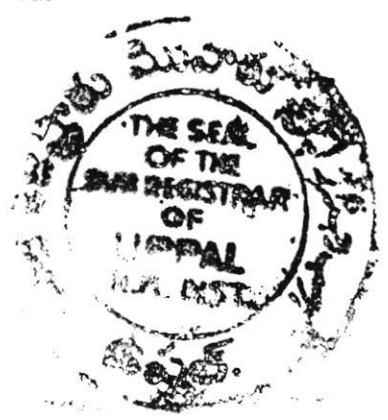
Dated: 4/11/03

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

Registration Endorsement

An amount of Rs. 32130/- Towards Stamp Duty
Including Transfer duty and Rs. 1635/-
towards Registration Fee was paid by the party
through Challan Receipt Number 6501
Dated 4/11/03 at SBH Habsiguda Branch, Sec'bad.

S.B.H. Habsiguda
A/c No: 01000050786
of S.R.O. Uppal.





17190 Date 20/12/2003 100/-
 M. Ralva Devi Dom Venkata Rao
 45753
 Rlo Hyd

R uy
 R. NAFENDIA
 SVL No. 42/95
 R. No. 1/2001-2003
 RAM NAGAR, HYDRABAD

:: 3 ::

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. Nb.1507-1/99
07/04/99	19 Guntas	2608/99	Sub-Registrar, Uppal, R.R.Dist., Book No.1, Scan. No.2015/99

1వ పుస్తకము..13328/03

దస్తావేజాల నమిత్తం కాగితముల

పరిశీలన...ఈ కాగితపు వరుస



సబ్-రిజిస్ట్రారు

1వ పుస్తకము సం॥ (కా.శ) పు..13328/03

నెంబరుగా రిజిస్టరు చేయబడి స్కానింగు నిమిత్తం

గుర్తింపు నెంబరు..1-2003 ఇవ్వడమైన

2003 సం॥ 5 నెంబరు


రిజిస్ట్రేరింగు అధికారి





17/1/97 Date 29/12/2000 Rs 100

M. Kalna Devi D/o M. Venkat Rao AP231.DD

Sell

R/o Hyd.

:: 4 ::

R. NABENDE
SVL No. 42 95
R. No. 1/2001-2003
RAM NAGAR, HYD'BAD

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 certain 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.

John Modi

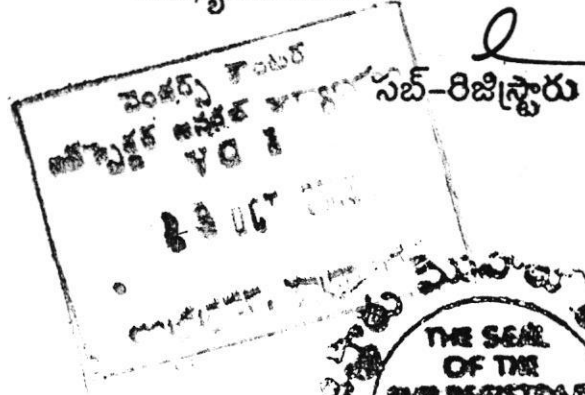
Managing Director

1వ పుస్తకము! 3324/193

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య... 15... ఈ కాగితపు వరుస

సంఖ్య... 4.....





1752 Date 29/10/2003 No. 1007 46755

Old To M. Ralna Devi plm Venkat Rao

Self Rlo thd

AP23LDD

R. NARENDRA
SVL No. 42/95
R. No. 1/2001-2003
RAM NAGAR, HYD'ABAD

:: 5 ::

E. The Purchaser is desirous of purchasing all that Flat bearing No.303, on the Third Floor, in Block No.H in MAY-FLOWER PARK constructed by the Vendor having a super built-up area of 775 Sft., together with undivided share in the Schedule Land to the extent of 31 Sq.Yards and a reserved scooter parking space admeasuring about 15 Sft., in apartment Block No.H, as a package, which hereinafter is referred to as the SCHEDULED PREMISES for a consideration of Rs.2,20,500/- (Rupees Two Lakhs Twenty Thousand Five Hundred) 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.2,20,500/- (Rupees Two Lakhs Twenty Thousand Five Hundred 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.

[Signature]
Managing Director

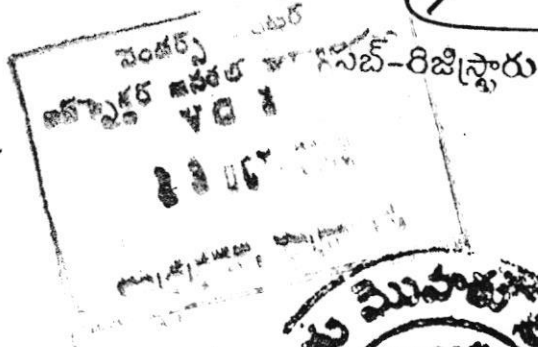
Contd.6..

1 వ పుస్తకము: 328/3

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య: 15... ఈ కాగితపు వరుస

సంఖ్య: 5.....



[Faint, mostly illegible text in Telugu script, likely a legal notice or affidavit.]



17153 Date 29/10/2003 Rs 100

46755

AP231DD

m. Balna Devi D/o m. Venkat Rao

Self

R/o And.

R. NAFEINDE
SVL No. 42 95
R. No. 1/2001-2002
RAM NAGAR, HYD/2

:: 6 ::

2. Henceforth the Vendor shall not have any right, title or interest in the Scheduled Premises 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 do hereby confirm and acknowledge the same.

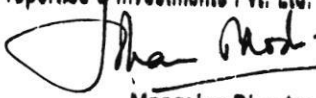
4. The Purchaser do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Mayflower Park as follows:

i) The Purchaser shall not put forth any independent or exclusive 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.

Contd.7..

For Modi Properties & Investments Pvt. Ltd.


Managing Director

1 వ పుస్తకము... 13328/3

దస్తావేజాల మొత్తం కాగితము

సంఖ్య... 15... ఈ కాగితపు వరుస

సంఖ్య... 6

మంజూరు
శాసన
సబ్-రిజిస్ట్రారు
13328/3



...and have any right
...which shall be
...without any let or
...thereupon them

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...and the same shall be
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...independant
...which
...is hereby
...shall be
...of the

...the same
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...of the same

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17194 Date 29/10/2003 100/- 45757

M. Ralva Devi D/o M. Venkat Rao

AP231.DD

Self

R/o Hyd.

R. NARENDRA
SVL No. 42 95
R. No. 1/2001-2002
RAM NAGAR, HYD'ABAD

:: 7 ::

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, electricity etc.,

iv) The common facilities and services (lifts, corridors, passages, staircases, 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 whatsoever.

For Modi Properties & Investments Pvt. Ltd.

Contd.8..

Tha Modi
Managing Director

సంఖ్య.....

సంఖ్య : 100
తేదీ : 10/10/1950
సబ్-రిజిస్ట్రారు
జిల్లా రిజిస్ట్రారు
హైదరాబాద్





No. 12195 Date 29/10/2003 1007-46753
 Sold To M. Ramesh devi D/o M. Venkat Rao
 R/o Aye
 :: 8 ::

AP231DD

R. NARENDRA
 SVL No. 42/03
 R. No. 1/2001-02
 RAM NAGAR, HYDRABAD

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 constructions 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 structures without any hindrance or objection of any kind whatsoever.

contd.9..

For Modi Properties & Investments Pvt. Ltd.

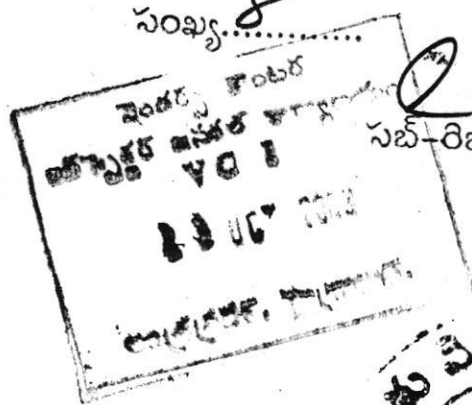

 Managing Director

1వ పుస్తకము. 133? 8/12/33

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య.. 15... ఈ కాగితపు వరుస

సంఖ్య.. 8



సబ్-రిజిస్ట్రారు



The undersigned, Sub-Registrar of Uppal, in the District of Nellore, do hereby certify that the above mentioned documents are the original documents of the said person and are not copies or extracts thereof.

The undersigned, Sub-Registrar of Uppal, in the District of Nellore, do hereby certify that the above mentioned documents are the original documents of the said person and are not copies or extracts thereof.



17186 Date 25/10/2003 100/- 48753

Pay To M. Raghava devi D/o M. Venkat Rao

Self R/o Hdpd

AP 221.00

R. NARENDER

SVL No. 42/95

R. No. 1/2001-2003

RAM NAGAR, HYD'ABAD

:: 9 ::

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..

1వ పుస్తకము... 1332/1233

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య... 15... ఈ కాగితపు వరుస

సంఖ్య.....

మొదట పంపింపబడిన
దస్తావేజుల మొత్తం కాగితములు
401
1332/1233
మొదట పంపింపబడిన

సబ్-రిజిస్ట్రారు





17197... 29/10/2003... 100/-

M. Ralna Devi O/o M. Venkatesh Rao

Self

R/o Hyd.

R. NAGENDER
SVL No. 42/95
R. No. 1/2001-2003
RAM NAGAR, HYD'ABAD

:: 10 ::

xi) The Purchaser 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 maintaining the living standards of the apartments, occupiers at a high 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 extraordinarily 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 covenants 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. 3,27,000/-

Rs. 33,885/- paid by way of Challan No. 850)
Dated: 4/11/2003, drawn on SBH, Habsiguda Branch.

Contd.11..

Eor Modi Properties & Investments Pvt. Ltd.

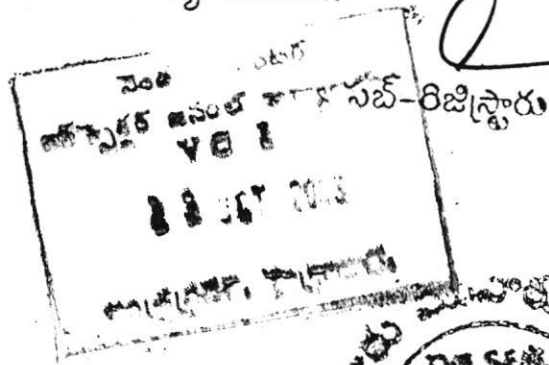
Tha Modi
Managing Director

1వ పుస్తకము 13228/1వ

దస్తావేజాల మొత్తం కాగితము

సంఖ్య...15...ఈ కాగితపు వరుస

సంఖ్య...10



ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
చేత సమీక్షించి
అనుమతి పొందిన
పిమ్మట మాత్రమే
ఇది వర్తించును.

ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
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పిమ్మట మాత్రమే
ఇది వర్తించును.

ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
చేత సమీక్షించి
అనుమతి పొందిన
పిమ్మట మాత్రమే
ఇది వర్తించును.

ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
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అనుమతి పొందిన
పిమ్మట మాత్రమే
ఇది వర్తించును.

ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
చేత సమీక్షించి
అనుమతి పొందిన
పిమ్మట మాత్రమే
ఇది వర్తించును.

ఈ కాగితమును ద్వారా
జనరల్ కార్యాలయము
లోని రిజిస్ట్రారు
చేత సమీక్షించి
అనుమతి పొందిన
పిమ్మట మాత్రమే
ఇది వర్తించును.



17158.....Date 29/10/2003 Rs. 100

46781

M. Ralna Devi do M. Venkat Rao

sell

Rlo Ltd

AP231.DD

R. NARENDER
SVL No. 42/95
R. No. 1/2001-2003
RAM NAGAR, HYD'BAU

:: 11 ::

SCHEDULE OF PROPERTY HEREBY SOLD

All that the Flat bearing No.303, on Third Floor in Block No.H, having super-built-up area of 775 Sft., with undivided share of land to the extent of 31 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 :: Flat No.302.

SOUTH :: Landscape Gardens.

EAST :: Open to Sky & 30' Wide Road.

WEST :: Flat No.304.

Contd.12..

For Modi Properties & Investments Pvt. Ltd.

John Modi
Managing Director

1వ పుస్తకము...! 3378/1

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య...15...ఈ కాగితపు వరుస

సంఖ్య...11



MAHARSA R.R. DIST.

MAHARSA R.R. DIST.

MAHARSA R.R. DIST.

MAHARSA R.R. DIST.

MAHARSA R.R. DIST.

MAHARSA R.R. DIST.



17155 29/10/2003 100/- 46762
 M. Balra Devi D/o M. Venkata Rao
 self R/o Hyd

R uy
 R. NAGENDER
 SVL NO. 42 95
 R. No. 1/2001-2003
 RAM NAGAR, HYDRA

AP231.00

:: 12 ::

IN WITNESS WHEREOF the Vendor hereto has signed this
 Sale Deed on the 4th day of NOV 2003 in the
 presence of the following witnesses;

WITNESSES:

1. Prabakar
 (S. Prabakar Reddy)

For Modi Properties & Investments Pvt. Ltd.

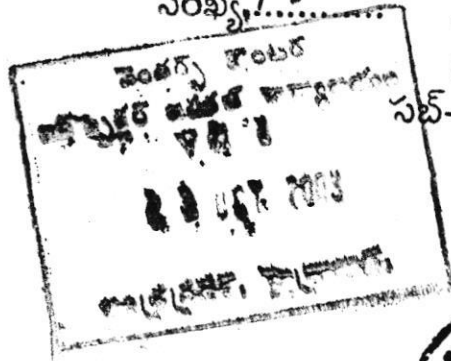
Mani Mohan
 Managing Director
 VENDOR

2. Sridhar
 (SRIDHAR)

For Modi Properties & Investments Pvt. Ltd.

Mani Mohan
 Managing Director

1వ పుస్తకము/.....నామ
 దస్తావేజుల మొత్తం కాగితము
 సంఖ్య.../...ఈ కాగితపు వరుస
 సంఖ్య.../...



సబ్-రిజిస్ట్రారు





17000 29/10/2003 1007
 m. Raltna Devi D/o m. Venkat Reddy
 sells ANNEXURE - 1 - A

R. N. NARAYAN
 SVL No. 42/55
 R. No. 1/2001-2003
 RAM NAGAR, HYDRA.

- 1) Description of the Building: Flat No.303, on Third Floor in Block No.H, 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.
- 2) Age of the Building : 1 year
- 3) Total extent of site : 31 Sq.yds. U/S Out of Ac.4-32 Gts,
- 4) 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 : 775 Sft.,
 - f) In the 4th Floor :
 - g) In the 5th Floor :
- 5) Annual Rental Value : Rs.6000/-
- 6) Municipal Taxes per Annum : Rs.
- 7) Executant's estimate of the MV of the Building : Rs.3,27,000/-

For Modi Properties & Investments Pvt. Ltd.

Date: 4/10/2003

signature of the Executant
 Managing Director

C E R T I F I C A T E

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

Date: 4/10/2003

signature of the Executant
 Managing Director

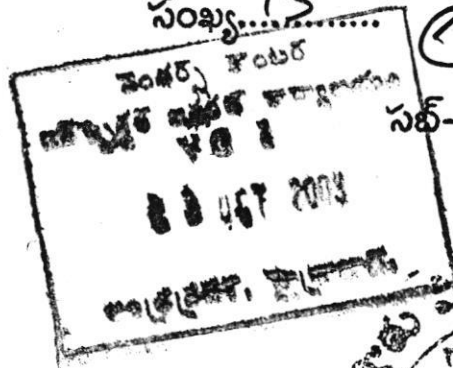
Managing Director

1వ పుస్తకము! 3228/2 కా 3

దస్తావేజాల మొత్తం కాగితము

సంఖ్య! 15 ఈ కాగితపు వరుస

సంఖ్య! 13



సబ్-రిజిస్ట్రారు



FLAT NO. 303, 3rd FLOOR, BLOCK - II
REGISTRATION PLAN SHOWING OF MAY FLOWER PARK
IN SURVEY NOS. 174 Situated at

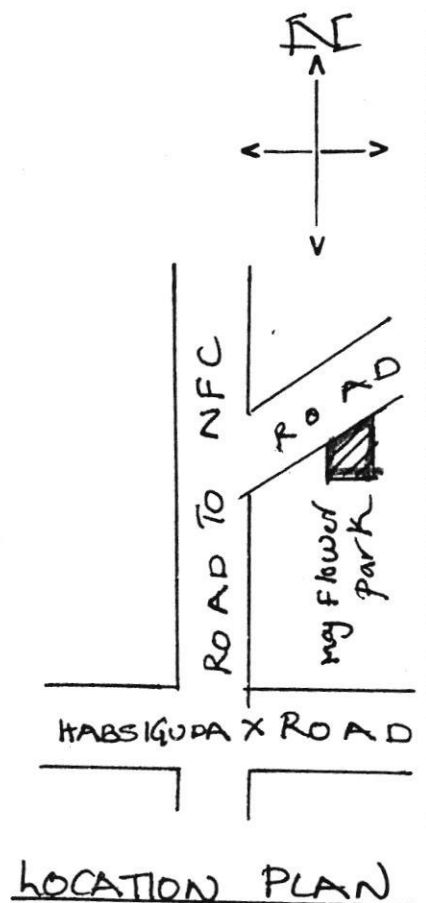
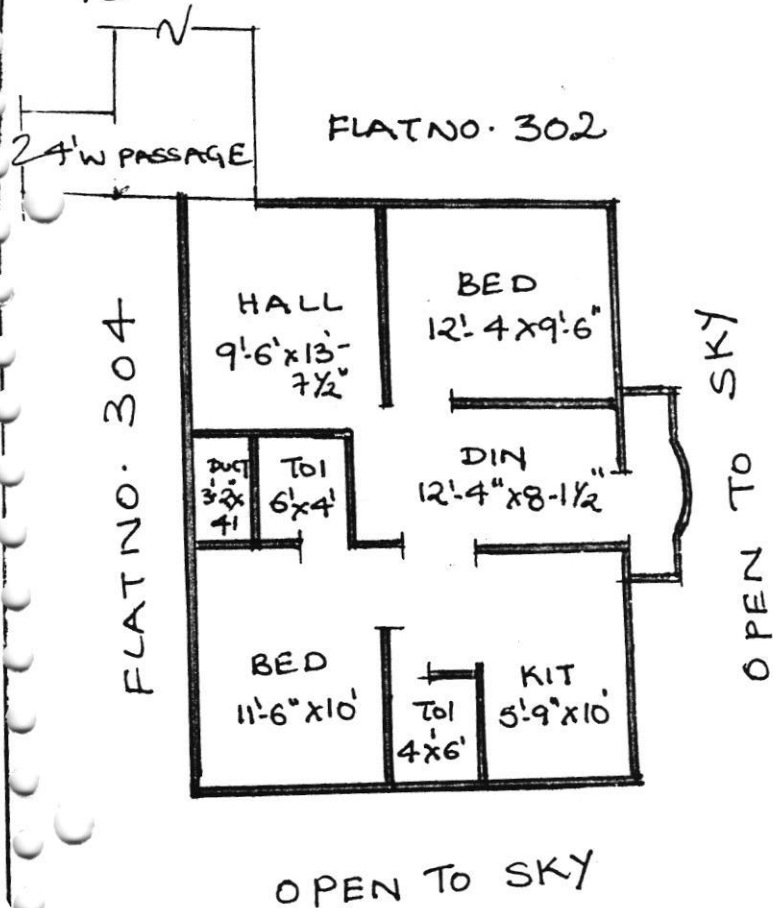
MALLAPUR C/D UPPAL Mandal, R.R. Dist.

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

VENDEE : M. RATNA DEVI
D/O: M. VENKAT RAO

REFERENCE : SCALE: 1" =
AREA : 31 SQ. YDS. OR 25.91 SQ. MTRS. INCL: EXCL:

U/S. OUT OF AC. 4-32 GTS



WITNESSES :

1. [Signature]
2. [Signature]

For Modi Properties & Investments Pvt. Ltd.

[Signature]
SIG. OF THE VENDOR
Managing Director

1 వ పుస్తకము 133 28/1/23

దస్తవేజాల మొత్తం కాగితముల

సంఖ్య..15..ఈ కాగితపు పదున

సంఖ్య..14.....

సబ్-రిజిస్ట్రారు

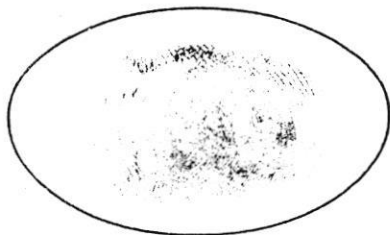


PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

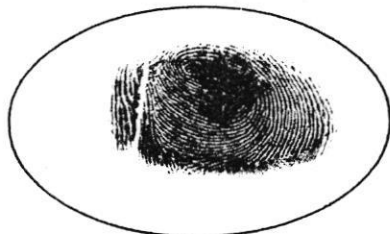
Sl.No. FINGER PRINT
IN BLACK INK (LEFT
THUMB)

PASSPORT SIZE
PHOTOGRAPH
BLACK & WHITE

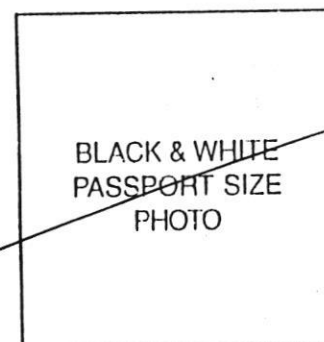
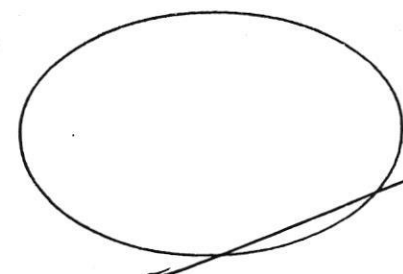
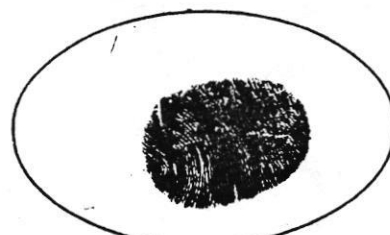
NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT/SELLER/
BUYER



VENDOR:-
M/s. MODI PROPERTIES & INVESTMENTS
Pvt. Ltd., having its (D) 5-4-187 / 84
M.G. Road, Sec 2ad, Reg by its
MD. MR. SOHAM MODI
SPA:-
MR. GAURANG MODY
R/o. Flat NO. 105, Sapphire
Apts, Chikoti Gardens,
Begumpet, HYDERABAD.



PURCHASER:-
M. RATNA DEVI
R/o. H.No:- 1-10-176,
Begumpet,
HYDERABAD.



BLACK & WHITE
PASSPORT SIZE
PHOTO

SIGNATURE OF WITNESSES

1. [Signature]
2. [Signature]

For Modi Properties & Investments Pvt. Ltd.

[Signature]

Managing Director

SIGNATURE OF THE EXECUTANT'S

1 వ పుస్తకము! 332/2023

దస్తావేజాల మొత్తం కాగితముల

సంఖ్య...! 5 ఈ కాగితపు వరుస

సంఖ్య...! 5

సబ్-రిజిస్ట్రారు

