



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

U 501719

S.No. 5084 Date 05/10/2009 Rs. 100/-
 Sold To... Anil Kumar
 U/o. D/o. ... Nagasimha
 For Whom... Modi & Modi Constructions

A. DINESH
 STAMP VENDOR
 S.V.L. No. 41/2007,
 Shankar Nagar, Pochampaduguda
 CHATRAPATI S. R. D. D.

AGREEMENT FOR LAND DEVELOPMENT CHARGES

This Agreement is made and executed on this the 15th day of October 2009 at SRO, Keesara, Rang 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

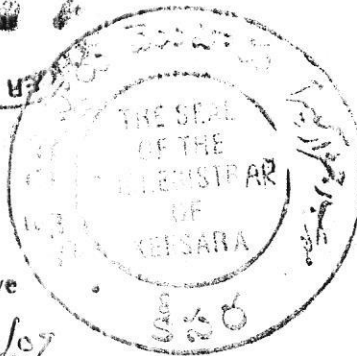
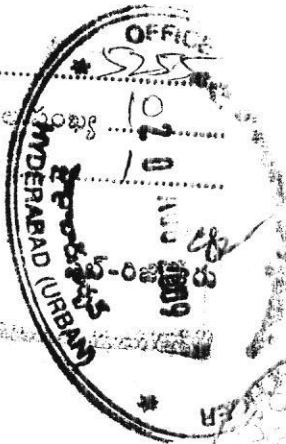
MR. ADITYA JAISWAL, SON OF MR. ASHOK KUMAR JAISWAL aged about 28 years, Occupation: Service, residing at H. No. 3-5-1037, 1st Floor, Narayanguda, Hyderabad - 500 029, hereinafter referred to as the Buyer (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc.).

For MODI & MODI CONSTRUCTIONS

Page 1 of 4

[Signature]
 Partner

ఏ ప్రకరము 2009 న॥ ౪



ENDORSEMENT

Certified that the following amounts have been paid in respect of this document:
By cheque No. 17456

By challenge No. 174476 Dt. 16/10/07
I. Same Duty:

L. Slavery Only:

1. In the shape of starfish

$$H_0: \rho = 0$$

2. The [illegible] [illegible]

(U.S. 81-5117-2-1-9)

85 15310 / -

3. in the shape of a...

1945-1946

Rs.

4. Adjusted duty duty

W9.26 of 30. Am 1399 if any

Lucas

H. Transfer Date:

3. In shape of challan

R's

2. the shape of cash

RS

Registration fees:

1. In the shape of challan

Rs. 1050/-

- 2 In the shape of cash

Rs.

IV. Charges

- in the shape of chain

Rs 100/-

2. in the shape of cash

25

Total Rs 16510/-

**SUB REGISTRAR
KEESARA**

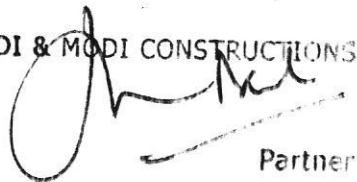
WHEREAS:

- A) The Buyer has entered into an Agreement of Sale dated 22nd day of July 2009 for purchase of a house along with an identifiable plot of land (plot no. 12) in the project known as Nilgiri Homes, situated at Sy. Nos. 128, 129, 132, 133, 134, 135 & 136 situated at Rampally Village, Keesara Mandal, Ranga Reddy District. As per the terms and conditions of the said agreement of sale, the Buyer has agreed to pay development charges on land to the Builder at the time of registration of the Sale Deed, along with the consideration mentioned in the sale deed.
- B) The Buyer has purchased plot of land bearing plot no. 12 admeasuring 179 sq. yds. under a Sale Deed dated 15.10.2009 registered as document no. 5254/09, in the Office of the Sub-Registrar, Keesara, R. R. District. This Sale Deed was executed subject to the condition that the Buyer shall pay the development charges on land for the development of land by laying of roads, drainage lines, electrical lines, water lines, development of parks and other developments as per the rules of HUDA.
- C) The parties hereto after discussions and negotiations have reached into certain understandings, terms and conditions etc., for the payment of development charges and are desirous of recording the same into writing.

NOW THEREFORE THIS AGREEMENT WITNESSETH AS UNDER:

1. The Buyer has agreed to pay a sum of Rs. 15,41,000/- (Rupees Fifteen Lakhs Fourty One Thousand Only) as the development charges to the Builder for development of the layout into plots by laying of roads, drainage lines, electrical lines, water lines etc., as per the rules of HUDA.
2. The Buyer has already paid an amount of Rs. 5,21,000/- (Rupees Five Lakhs Twenty One Thousand Only) before entering into this agreement, which is admitting and acknowledged by the builder.
3. The Buyer shall pay to the Builder the balance amount for development charges of Rs. 10,20,000/- (Rupees Ten Lakhs Twenty Thousand Only) on or before 20.10.2009.
4. The Buyer shall liable to pay the development charges on land irrespective of the stage of development of the layout. The Buyer shall pay the amount as stated above and shall not raise any objection on this count.

For MODI & MODI CONSTRUCTIONS

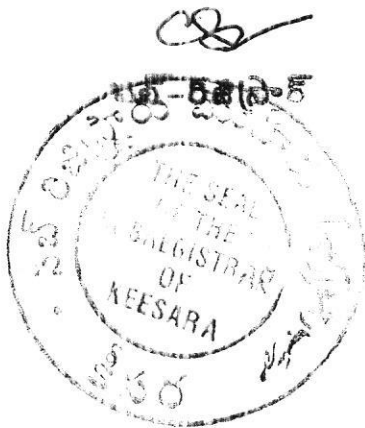


Partner

2009 వ సం॥ను.....

చట్టపత్రము కౌగితముల సంఖ్య.....

ఈ కౌగితము వరుస సంఖ్య.....



2009 వ సం॥ లెక్కపూర్వము 21 వ తేది
1980 వ.శ.సం. లెక్కపూర్వము 29 వ తేది
చేసెను 2 వ రియ 3 గంటల మధ్య
కేసర డిస్ట్రిక్ట్ - రిజిస్ట్రారు ఆఫీసులో
K. Prabhakar Reddy
కౌగితము 1908లోని సెక్షన్ 32.ఎ ను
అనుసరించి నమోదుచేయబడిన ఫోటోగ్రాఫులు
మరియు వేరియండ్రియల్ నోట్ దాఖలు చేసి రుసుము
రూ॥ 1.000/- లు చెల్లించినారు,
ప్రాసియూచింగ్ ఒప్పందము
ఎడమ బొటన చేతు

Prabhakar

Prabhakar

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 GPMSPA for presentation
of documents, Vide GPA / SPA No. 12/2008/08
dated 29.3.08 registerer at SRO, Keesara,
Ranga Reddy District.



ఎడమ బొటన చేతు Ranjana



గిర్రాపించినది

Ranjana Jaiswal W/o. Ashok Kumar Jaiswal
Occ: Housewife - R/o. 3-5-1037, 5th floor
Narayana Nagar, Hyderabad, Representative cum
GPA Holder.

1) రేగ్ శ్రీ కోటేశ్వర రావు డి.ఎస్.ఆర్. అక్కర్ల బిజినెస్ ఆఫీస్ నగరా-1
Keesara (M) R.R.D.M.

2) Venkat Ramana Reddy S/o. Anji Reddy Occ: Service
R/o. 11-187/2, 2nd floor, Green Hills Colony,
Secunderabad.

2009 వ సం॥ లెక్కపూర్వము 21 వ తేది
1981 వ.శ.సం. లెక్కపూర్వము 29 వ తేది
చేసెను 2 వ రియ 3 గంటల మధ్య
కేసర డిస్ట్రిక్ట్ - రిజిస్ట్రారు ఆఫీసులో
K. Prabhakar Reddy
కౌగితము 1908లోని సెక్షన్ 32.ఎ ను
అనుసరించి నమోదుచేయబడిన ఫోటోగ్రాఫులు
మరియు వేరియండ్రియల్ నోట్ దాఖలు చేసి రుసుము
రూ॥ 1.000/- లు చెల్లించినారు,
ప్రాసియూచింగ్ ఒప్పందము
ఎడమ బొటన చేతు

5. That the Buyer shall be liable to pay simple interest calculated @ 1.5% per month on all delayed payments of installments. Under no circumstances shall the Buyer delay the payment of installments for more than 1 month from the due date.
6. 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 construction.
7. 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.
8. 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.
9. 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.
10. Stamp duty and Registration amount of Rs. 16,410/- is paid by way of challan No. 174476, dated 16.10.2009, drawn on SBH, Keesara Branch, Ranga Reddy District.

For MODI & MODI CONSTRUCTIONS



Partner

1వ పుస్తకము 2009 సం. పు. 5255

దస్తావేజు మొత్తము కాగితముల సంఖ్య

ఈ కాగితముల వరుస సంఖ్య



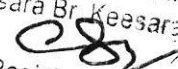
సబ్-రిజిస్ట్రారు

An amount of Rs. 15310 towards stamp duty
including transfer and Rs. 1000/-

including transfer and Rs. 1000/- see on the Market Value

Rs. 10,20,000/- was paid by me

Dated 16/10/09 Sub-Registrar Keesara


Sub-Registrar
Keesara

1వ పుస్తకము 2009 సం. (కా.శ. 1931) సం.పు

5255 మొత్తము రజిస్ట్రారు చేయబడినది. స్టాంపు

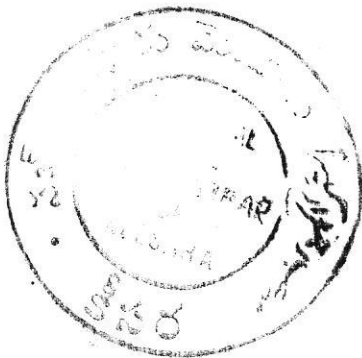
మొత్తం గుర్తింపు నెంబరు 1530-5255/2009

ఇవ్వబడినది.

2009 సం. అక్టోబరు నెల. 21 వ తేది



సబ్-రిజిస్ట్రారు అధికారి



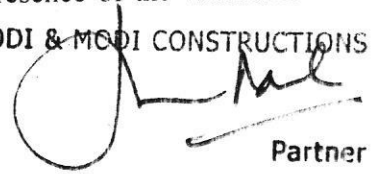
SCHEDULED PROPERTY

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 12 admeasuring about 179 sq. yds. in Nilgiri Homes 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. 13
South	Plot no. 11
East	30' wide Road
West	Plot no. 18

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

For MODI & MODI CONSTRUCTIONS


Partner

(Soham Modi)
BUILDER

WITNESS:

1. 
2. 


BUYER. (GPA HOLDER)

1వ పుస్తకము 2000 నా. పు 5255
దస్తావేజు మొత్తము కాగితముల సంఖ్య 10
ఈ కాగితముల వరుస సంఖ్య 4

సబ్-రిజిస్ట్రారు



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

Sl. NO.

FINGER PRINT
IN BLACK
(LEFT THUMB)

NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT / SELLER / BUYER



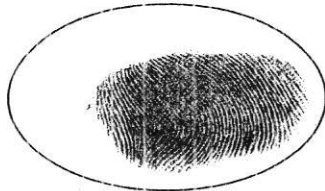
VENDOR: / BUILDER:

M/S. MODI & MODI CONSTRUCTIONS,
HAVING ITS OFFICE AT 5-4-187/3 & 4
II FLOOR, SOHAM MANSION
M. G. RAOD, SECUNDERABAD
REP. BY ITS PARTNERS.

MR. SOHAM MODI
S/O. MR. SATISH MODI

GPA FOR PRESENTING DOCUMENTS
VIDE DOC NO. 12/BK/IV/2008 DT. 29.03.2008

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

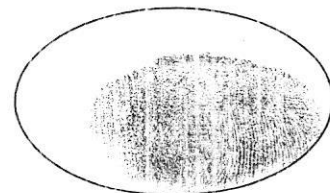
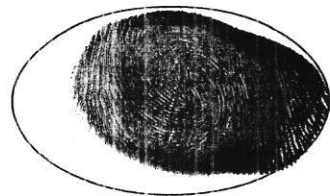


BUYER:

MR. ADITYA JAISWAL
S/O. MR. ASHOK JAISWAL
R/O. H. NO. 3-5-1037, 1ST FLOOR,
NARAYANGUDA,
HYDERABAD - 500 029.

REPRESENTATIVE:

MRS. RANJANA JAISWAL
W/O. MR. ASHOK JAISWAL
R/O. H. NO. 3-5-1037, 1ST FLOOR,
NARAYANGUDA,
HYDERABAD - 500 029.



SIGNATURE OF WITNESSES:

- 1.
- 2.

For MODI & MODI CONSTRUCTIONS

Partner
SIGNATURE OF EXECUTANTS

I stand herewith my photograph(s) and finger prints in the form prescribed, through my representative, Mrs. Ranjana Jaiswal as I cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Keesara, Ranga Reddy District.

SIGNATURE OF THE REPRESENTATIVE

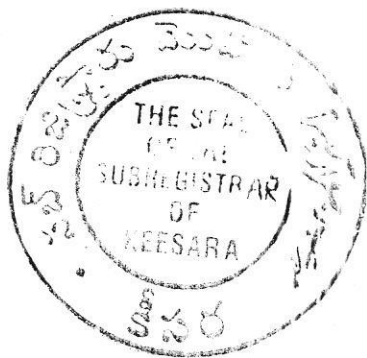
SIGNATURE OF BUYER

1వ పుస్తకము 20000 ము.పు 5255

దస్తావేజు మొత్తము కొగితముల సంఖ్య 10

ఈ కొగితముల వరుస సంఖ్య 5

సబ్-రిజిస్ట్రారు

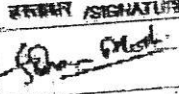


स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER
ABMP146725H

नाम / NAME
SONAM SATISH MODI

पिता का नाम / FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि / DATE OF BIRTH
15-10-1989

हस्ताक्षर / SIGNATURE


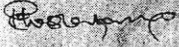
मुख्य आयकर अधिकारी, आंध्र प्रदेश
 Chief Commissioner of Income-tax, Andhra Pradesh

आयकर विभाग
 INCOME TAX DEPARTMENT

प्रभुहकार रेड्डी क
 PRABHAKAR REDDY K

पद्मा रेड्डी कान्डी
 PADMA REDDY KANDI

15/01/1974
 Permanent Account Number
AWSP8104E

हस्ताक्षर

 Signature

भारत सरकार
 GOVT. OF INDIA

10062008

Prabhaakar

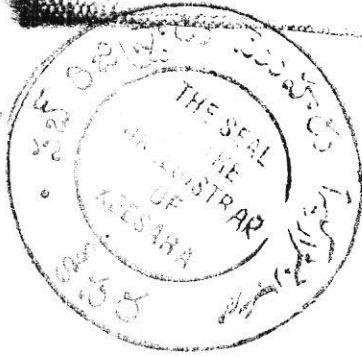
1వ పన్నకము 2009 ను. పు 5255

చస్తావేబు మొత్తము కాగితముల సంఖ్య 100

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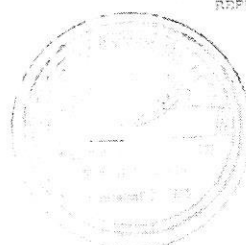
[Handwritten notes in cursive script]



1. संस्कृत भाषा विज्ञान विभाग का अध्यक्ष पद पर प्राप्त हो गया है ।
 2. उप राष्ट्र पति का पद पर प्राप्त हो गया है ।
 3. उप राष्ट्र पति का पद पर प्राप्त हो गया है ।
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 9. उप राष्ट्र पति का पद पर प्राप्त हो गया है ।
 10. उप राष्ट्र पति का पद पर प्राप्त हो गया है ।

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BY ORDER OF THE PRESIDENT OF THE
REPUBLIC OF INDIA



270

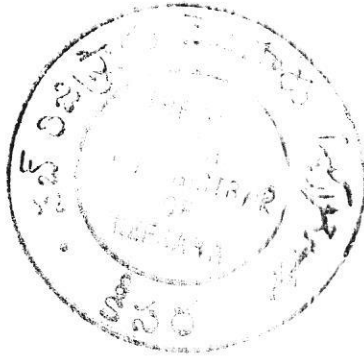
CONCLUSIONS

For Document 000501

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గీత పుస్తకము 2009 పా.పు 5255
దస్తావేజు మొత్తము కొగితముల సంఖ్య 16
ఈ కొగితముల పనుల సంఖ్య 7


సబ్-రిజిస్ట్రార్



EX-100-2000

5-5-1057
WPS
New York
New York
New York

THE UNIVERSITY OF CHICAGO

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1. The first of these is the fact that the Government has not been able to secure the necessary funds to carry out its policy. This is due to the fact that the Government has not been able to secure the necessary funds to carry out its policy.

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10. The tenth of these is the fact that the Government has not been able to secure the necessary funds to carry out its policy. This is due to the fact that the Government has not been able to secure the necessary funds to carry out its policy.

[illegible][illegible]

1వ పుస్తకము 2009 సం. వు 5255
దస్త్రపేజీ మొత్తము కొగితముల సంఖ్య 10
ఈ కొగితముల నరూప సంఖ్య 8

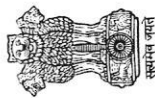
084

సబ్-రిజిస్ట్రార్



C. J. 175,

GPA HOLDER



इसके द्वारा, आपत गणपत्य के राष्ट्रपति के नाम पर, उन पक्ष से विनम्र
इस बात से सरिफा हो, यह प्रार्थना एवं अपेक्षा की जाती है कि वे वाहक को बिना रोक-टोक,
आजादी से जाने-जाने दें, और उसे हर तरह की ऐसी सहायता और युवा श्रदान करें
जिसकी उसे आवश्यकता हो !

THESE ARE TO REQUEST AND REQUIRE IN THE NAME OF THE
PRESIDENT OF THE REPUBLIC OF INDIA ALL THOSE WHOM IT MAY
CONCERN TO KNOW THE ANSWER TO PASS THEREWITH WITHOUT LETTING
HINDERANCE, AND TO AFFORD HIM OR HER, EVERY ASSISTANCE AND
PROTECTION OF WHICH HE OR SHE MAY STAND IN NEED.

भारत गणराज्य के राष्ट्रपति के आदेश से दिया गया
BY ORDER OF THE PRESIDENT OF THE
REPUBLIC OF INDIA



पी राजस्थान

P. RAJAIAH

कवे वासुधोर्द अत्रिकादः

For Passport Officer

इंदरानाद/Hyderabad.

टाईप /Type
P

राष्ट्रीय कोड /Country Code
IND

पासपोर्ट नं. /Passport No.

IND

E 8794884

उपनाम /Surname
JAI SWAL

दिये गये नाम / Given Names
RANJANA

राष्ट्रीयता / Nationality
INDIAN

लिंग /Sex
F

जन्मतिथि /Date of Birth
22/06/1950

जन्म स्थान /Place of Birth
HYDERABAD

AP

जारी करने का स्थान /Place of Issue
HYDERABAD

जारी करने की तिथि /Date of Issue समाप्ति की तिथि /Date of Expiry
 21/04/2004 20/04/2014

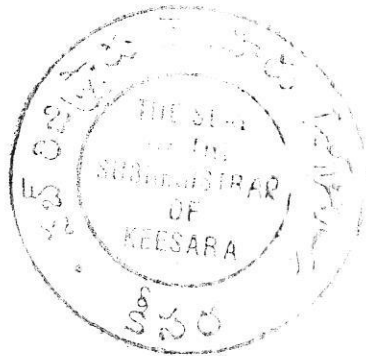
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20/04/2014

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1వ పుస్తకము సంఖ్య 5255
దస్తవేజు మొత్తము కాగితముల సంఖ్య 10
ఈ కాగితముల వేరుస సంఖ్య 9

08/11
పబ్-0జిక్సరు



चुकीकरण
विदेशों में रहने वाले भारतीय नागरिकों को स्तर दी जाती है कि वे अपने को निरन्तर भारतीय
मिशन / सीके पर सूचित कराते हैं।

चेतावनी

एक पासपोर्ट भारत सरकार की संपत्ति है। पासपोर्ट अधिकारी से इस पासपोर्ट के संबंध में कोई
सूचना मिलने पर विचारों इसे सुरक्षित करना चाहिए है, उनका तुलना अनुप्राप्त किया जाए।
एक पासपोर्ट एक ज्ञात किसी भी देश से भारत में प्रवेश करने। एक पासपोर्ट भारत या उसके
बाह्य अधिकृत अधिकार के कब्जे में ही रहना चाहिए। इसी किसी भी प्रकार के फायदा या बिना नहीं
दिया जाना चाहिए।
किसी भी ज्ञात, सीके को ज्ञात या नष्ट हो जाने पर, उसकी रिपोर्ट तुरन्त भारत में निरन्तर
संबंधित अधिकारी को (यदि उसे ज्ञात करने में हो) निरन्तर भारतीय मिशन या अन्य
निरन्तर प्रेषित कर देना चाहिए। निरन्तर प्रेषण के प्रकार से अधिकृत अधिकारी को
ज्ञात करना।

REGISTRATION

INDIAN CITIZENS RESIDENT ABROAD ARE ADVISED TO REGIS-
TER THEMSELVES AT THE NEAREST INDIAN MISSION / POST.

CAUTION

THIS PASSPORT IS THE PROPERTY OF THE GOVERNMENT OF
INDIA. ANY COMMUNICATION RECEIVED BY HOLDER FROM THE
PASSPORT AUTHORITY REGARDING THIS PASSPORT, INCLUDING
DEMAND FOR ITS SURRENDER, SHOULD BE COMPLIED WITH IM-
MEDIATELY.
PASSPORT SHOULD NOT BE SENT OUT OF ANY COUNTRY BY POST.
IT SHOULD BE IN THE CUSTODY EITHER OF THE HOLDER OR OF
A PERSON AUTHORIZED BY THE HOLDER. IT MUST NOT BE ALTE-
RED OR MUTILATED IN ANY WAY.

LOSS, THEFT OR DESTRUCTION OF PASSPORTS SHOULD BE IMM-
EDIATELY REPORTED TO THE NEAREST PASSPORT AUTHORITY IN
INDIA OR (IF THE HOLDER IS ABROAD) TO THE NEAREST INDIAN
MISSION AND TO THE LOCAL POLICE, ONLY AFTER EXHAUSTIVE
ENQUIRIES SHALL A REPLACEMENT PASSPORT BE ISSUED.

पिता का नाम/कानूनी अभिभावक /Name of Father/Legal Guardian

PADAM PRASAD JAISWAL

माता का नाम /Name of Mother

URMILA JAISWAL

पति या पत्नी का नाम /Name of Spouse

ASHOK KUMAR JAISWAL

पता /Address

H.NO. 3-5-1037 UPSTAIRS

NARAYANGUDA

HYDERABAD AP

पुराने पासपोर्ट का नं. और इसके जारी होने का स्थान एवं तिथि: Old Passport No. with date and Place of issue
S753234 13/09/1994 HYDERABAD

फाइल नं. /File No.

HYDE00970404

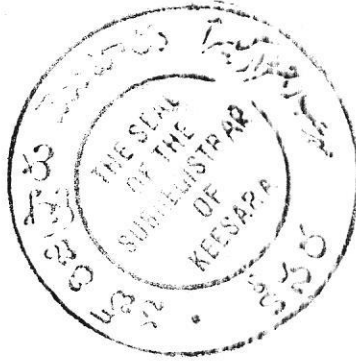
1వ పుస్తకము 2000 లోని పు 5255

దస్తావేజు మొత్తము కాగితముల సంఖ్య 12

ఈ కాగితముల వరుస సంఖ్య 10



ఉప-రీతి స్థాన



REGISTRATION PLAN SHOWING

PLOT NO.12, FORMING A PART

IN SURVEY NOS.

128, 129, 132, 133, 134, 135 & 136

Situated at

RAMPALLY VILLAGE,

KEESARA

Mandal, R.R. Dist.**VENDOR:**

M/S. MODI & MODI CONSTRUCTIONS, REPRESENTED BY ITS PARTNER

MR. SOHAM MODI, SON OF SRI SATISH MODI

BUYER:

MR. ADITYA JAISWAL, SON OF ASHOK KUMAR JAISWAL

REFERENCE:
AREA:

179

SCALE:
SQ. YDS.**INCL:**
SQ. MTRS.**EXCL:**

Plot No. 13



50'-0"

Plot No. 18

30'-6"

Plot No. 12

30' Wide Road

Plot No. 11

WITNESSES:

1.

2.

For MODI & MODI CONSTRUCTIONS

Partner

SIG. OF THE VENDOR

SIGN. OF THE BUYER

(GPA HOLDER)

ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

నెం. 1757
శ్రీమతి / శ్రీ M/s. Modi & Modi CONSTRUCTIONS, Rep-ary
ఈ దిగువ ఉదహరించిన దస్తావేజులు మరియు రుసుము పుచ్చుకోవడమైనది. SOHANI MODI

దస్తావేజు స్వభావము	SALE	Development	Construction	Rempondly
దస్తావేజు విలువ	179000	agreement 1541000	agreement 25,80,000 -	
స్టాంపు విలువ రూ.	100	100	100	
దస్తావేజు నెంబరు	5254	5255	5256/09	
రిజిస్ట్రేషన్ రుసుము				
లోటు స్టాంపు(D.S.D.)	895	1000	1000	
GHMC (T.D.)	16010	15310	25700	
యూజర్ ఛార్జీలు	100	100	100	
అదనపు షీట్లు				
5 x				
మొత్తం	17005	16410	26800/- =	60,215/-

Chalek NO
① 12/11/2014
② 12/11/2016
③ 12/11/2015
Date 16/10/09

(అక్షరాల

NIL

రూపాయలు మాత్రమే)

తేది

వాపసు తేది

21/10/09



సబ్ రిజిస్ట్రారు

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