

6424/08

SCANNED

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भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



ONE
HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL


ఆంధ్ర ప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

P 36050

09-07-2008 Serial No : 27,642 Denomination : 100

Purchased By :

MESH
D. SETHARAM
AD


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

For Whom :

MODI CONSTRUCTION'S

SALE DEED

This Sale Deed is made and executed on this the 11th day of August 2008 at Secunderabad by and between:

M/S. MODI & MODI CONSTRUCTIONS a registered partnership firm having its office at 54-187/3&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 38 years, hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignees, etc.)

IN FAVOUR OF

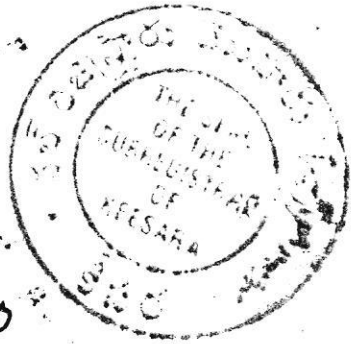
MR. RAMA KRISHNA RAO PONNANA, SON OF LATE SRI DALAPPANNA PONNANA aged about 32 years, residing at Chinna Street, Buditi (Post), Srikakulam District, hereinafter referred to as the Vendee (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

ENDORSEMENT

That the following amounts have been paid in respect of this document:

No. 751863 Dt. 7.18.08
2,40,000

Handwritten notes and stamps at the top right of the page.



- I. Stamp Duty:
 - 1. in the shape of stamp papers Rs. 100
 - 2. in the shape of challan (Sec. 41 of I.S. Act, 1899) Rs. 21500
 - 3. in the shape of cash (Sec. 41 of I.S. Act, 1899) Rs.
 - 4. Payment of stamp duty (Sec. 16 of I.S. Act, 1899, if any) Rs.
- II. Transfer Tax:
 - 1. in shape of challan Rs.
 - 2. in the shape of cash Rs.
- III. Registration fees:
 - 1. in the shape of challan Rs. 1200
 - 2. in the shape of cash Rs.
- IV. Other Charges:
 - 1. in the shape of challan Rs. 100
 - 2. in the shape of cash Rs.

Total Rs. 22900
SUB REGISTRAR
KEESARA

WHEREAS:

- A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-28 Gts. forming part of Sy. No. 128, 129, 132-136 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:

- a. Shri M. Hanumath Rao, S/o. Late Shri Chinna Rama Chary
- b. Shri M. Kashinatham, S/o. Late Shri Chinna Rama Chary
- c. Shri M. Venunadham, S/o. Late Shri Chinna Rama Chary
- d. Shri M. Srinivasa Chary, S/o. Late Shri Chinna Rama Chary
- e. Shri M. Narayana, S/o. Late Shri Chinna Rama Chary
- f. Shri M. Pranavanadham, S/o. Hanumath Rao
- g. Shri M. Pravarakya, S/o. Shri Kashinatham

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

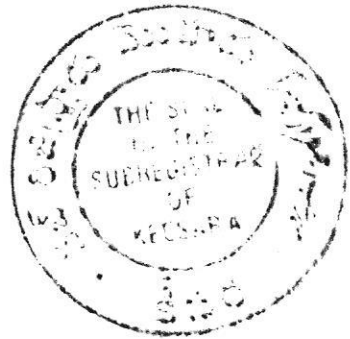
- B) The Former Owners are the sons and grand sons of Late Shri M. China Rama Chary the original pattedar of the land. By way of partition deed dated 05.09.2002 duly registered with S.R.O. Shamirpet, Ranga Reddy District vide document no. 4838/2002, the Former Owner at serial no. 'a to e' above became the owners of the Schedule Land. Former Owner at serial no. 'f' is the son of Former Owner at serial no. 'a'. Former Owner serial no. 'g' is the son of Former Owner at serial no. 'b'. Vide proceeding of the Mand 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/tickets 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 Vendor herein.

For MODI & MODI CONSTRUCTIONS



సబ్-రిజిస్ట్రార్

నామం... ఆగస్టు నెం 11... వ తేదీ
నామం... (నామం) మానం 20... వ తేదీ
నాం... 12... నెంబరు... గిరిజల మధ్య
...
... K. Prabhakar Reddy
...
... (200 / ...) ...



హాపించినది

Presenting
K. Prabhakar Reddy s/o. C.P. Reddy occ: Servi
r/o S-4-187/3 & 4, 2nd floor, Bolam mangi
M. G. Road, Sec 2nd, through attested GPA to
Presentation of documents, vide GPA no.
12/BK/08 at SRO, Keesara, R.R. Dist

P. Chandra (Alias P. Jogalea)
S/o. P. DALA APPANNA
H.No:- 2-3-64/10/25
Jaiswal Gardens, Amberpet, Hyd-13.

Rama Rao s/o. Krishna Rao occ: Business
R/o 1-34, Krishnanager; Meerpet, Moulali, And

2008 నామం... ఆగస్టు నెం 11... వ తేదీ
1930 నామం... (నామం) మానం 20... వ తేదీ

- C) The Vendor is desirous of developing the Scheduled Land by constructing row independent house thereon and have obtained a tentative layout from HUDA vide Permi No. 6092/MP2/Plg/HUDA/07 dated 16/11/2007.
- D) The Vendee is desirous of purchasing a plot of land bearing no. 57 admeasuring 240 sq yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs.2,40,000/- (Rupees Two Lakhs Forty Thousand Only) and the Vendor is desirous of selling the same on the following terms and conditions:

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. The Vendor do hereby convey, transfer and sell the Plot No. 57 admeasuring 240 sq. yds forming part of Sy. No. 128, 129, 132-136 situated at Rampally Village Keesara Mandal, Ranga Reddy District, which is herein after referred to as the Scheduled Plot and more particularly described in the schedule and the plan annexed to this Sale Deed in favour of the Vendee for a consideration of Rs.2,40,000/- (Rupees Two Lakhs Forty Thousand Only) and the Vendor hereby admit and acknowledge the receipt of the said consideration.
2. The Vendor hereby covenant that Scheduled Plot is the absolute property belonging to it by virtue of various registered sale deeds referred to herein in the preamble of this Sale Deed and has absolute right, title or interest in respect of the Scheduled Plot.
3. The Vendor further covenant that the Schedule Plot is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby give warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled Plot it shall be the responsibility of the Vendor alone to satisfy such claims. In the event of Vendee being put to any loss or account of any claims on the Scheduled Plot, the Vendors shall indemnify the Vendee fully for such losses.
4. The Vendor have this day delivered vacant peaceful possession of Scheduled Plot to the Vendee.
5. The Vendor hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate Scheduled Plot unto and in favour of the Vendee in the concerned departments.
6. The Vendor hereby covenant that the Vendor have paid all taxes, cess, charges to the concerned authorities relating to Scheduled Plot payable as on the date of this Sale Deed. If any claim is made in this respect by any department/authorities, it shall be the responsibility of the Vendor to clear the same.
7. Stamp duty and Registration amount of Rs. 22,800/- is paid by way of challan No.751863, dated 07.08.2008, drawn on SBH, Keesara Branch, Ranga Reddy District.

[Handwritten signature]
Sub-Registrar
Keesara

An amount of Rs. 21500 towards stamp duty
including transfer duty, and Rs. 1200
towards registration fee on the Market Value
of Rs. 240000 was paid by the
Party through challan receipt No. 751863
dated 7/8/08 at SBI Keesara Br. Keesara

[Handwritten signature]
Sub-Registrar
Keesara

6424
6424/2008

[Handwritten signature]
Sub-Registrar
Keesara




SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 57 admeasuring about 240 sq. yds. forming part of Sy. No. 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. 58
South	Plot No. 56
East	30' wide road
West	Plot No. 50

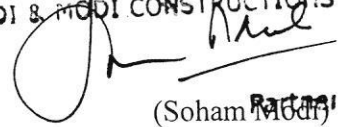
IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESS:

1. 

2. 

MODI & MODI CONSTRUCTIONS



(Soham Modi)
VENDOR



VENDEE

Handwritten signature or initials



REGISTRATION PLAN SHOWING

PLOT NO. 57, FORMING A PART

REGISTRATION NO.: 128, 129, 132, 133, 134, 135 & 136

Situated at

RAMPALLY VILLAGE, KEESARA

Mandal, R.R. Dist.

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

MR. SOHAM MODI, SON OF SRI SATISH MODI

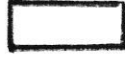
BUYER: MR. RAMA KRISHNA RAO PONNANA SON OF LATE SRI DALAPPANNA PONNANA

REFERENCE:
EA:

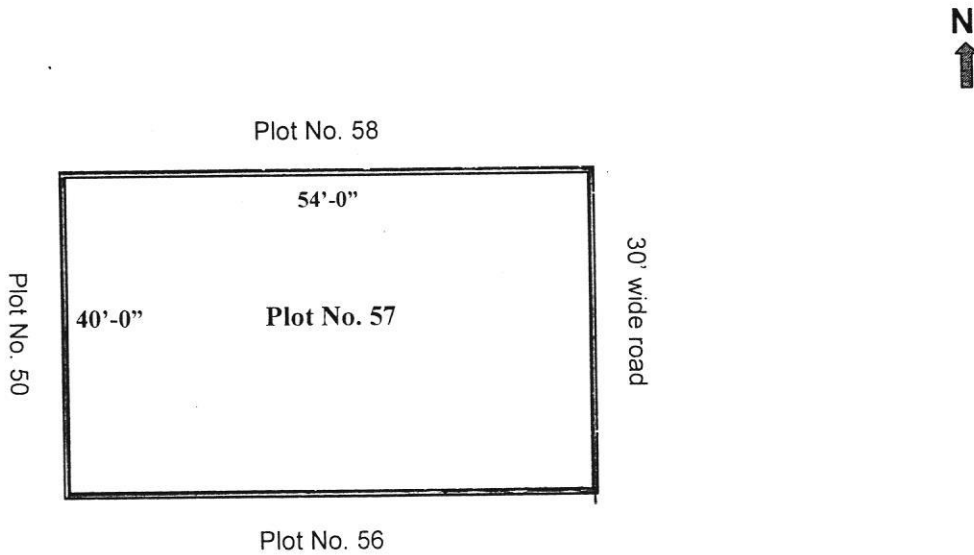
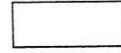
240

SCALE:
SQ. YDS.

INCL:
SQ. MTRS.



EXCL:



WITNESSES:

1. P. Chandrababu
2. M. Anand

for MODI & MODI CONSTRUCTION

Part
SIG. OF THE VENDO

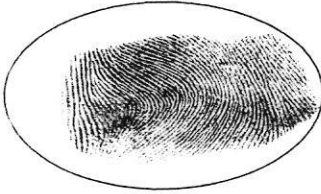

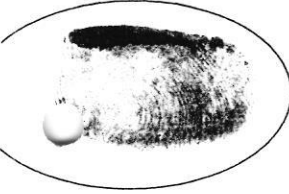

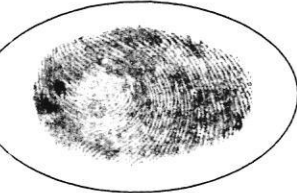

SIG. OF THE BUYE

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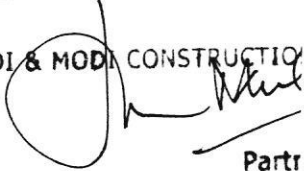
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**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908.**

<u>NO.</u>	<u>FINGER PRINT IN BLACK (LEFT THUMB)</u>	<u>PASSPORT SIZE PHOTOGRAPH BLACK & WHITE</u>	<u>NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER</u>
			<u>VENDOR:</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 MANAGING PARTNER MR. SOHAM MODI S/O. MR. SATISH MODI
			<u>SPA FOR PRESENTING DOCUMENTS:</u> MR. K. PRABHAKAR REDDY S/O. MR. K. PADMA REDDY (O). 5-4-187/3 & 4 III FLOOR, SOHAM MANSION M. G. ROAD, SECUNDERABAD - 500 003.
			<u>BUYER:</u> MR. RAMA KRISHNA RAO PONNANA S/O. LATE SRI DALAPPANNA PONNANA R/O. CHINNA STREET, BUDITI (POST), SRIKAKULAM DISTRICT

SIGNATURE OF WITNESSES:

1. 
2. 

For MODI & MODI CONSTRUCTION

 Partr
 SIGNATURE OF EXECUTAN



6

[Handwritten signature]
Sub-Registrar

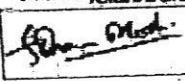


PERMANENT ACCOUNT NUMBER
ABMP16725H

चर नाम
SOHAM SATISH MODI

पिता का नाम / FATHER'S NAME
SATISH MANLAL MODI

जन्म तिथि / DATE OF BIRTH
18-10-1989

हस्ताक्षर / SIGNATURE


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

ANDHRA PRADESH
 DRIVING LICENCE
DLDAP011193022002

प्रमाणित ड्राइवर
K PRASAD REDDY K
2-3-67/1125
JRISHYAM CHANDRAN
HYDERABAD

31-07-2002

DUPLICATE

Licensing Authority
 RTA-HYDERABAD-E2



12
2000



Sattallah Khan
 Attache (Visa)
 Embassy of India
 STOCKHOLM



ये नमूने दस्तावेज, भारत प्रत्यक्ष के अधिकार के नाम पर, उन नाम से प्रेषित
 श्रेणी में आते हैं, जो वे केंद्र के अधिकार के नाम पर प्रेषित हैं।
 THESE ARE TO REQUEST AND REQUIRE IN THE NAME OF THE
 PRESIDENT OF THE REPUBLIC OF INDIA ALL THOSE WHOM IT MAY
 CONCERN TO ALLOW THE BEARER TO PASS FREELY WITHOUT LET OR
 HINDRANCE AND TO AFFORD HIM OR HER, EVERY ASSISTANCE AND
 PROTECTION OF WHICH HE OR SHE MAY STAND IN NEED.
 BY ORDER OF THE PRESIDENT OF THE
 REPUBLIC OF INDIA

त गणराज्य INDIA

Country Code: IND
 Passport No. E 5045060
 Name: Ponnana
 Given Name: RAMA KRISHNA RAO
 Nationality: M
 Date of Birth: 03-06-1975
 Place of Birth: BUDITHI, A.P.
 Issue Date: 10-03-2005
 Issue Place: E/I, STOCKHOLM.
 Expiry Date: 09-03-2015
 (F)

Handwritten signature

पंजीकरण
 विदेश में रहे होने पर भी भारतीय नागरिकों को पंजीकृत होना है कि वे अपने ही निवृत्त भारतीय
 मिशन की मदद से पंजीकृत करा सकें।
रोतायगी
 यह पंजीकृत करने के लिए पंजीकृत होना आवश्यक है। पंजीकृत होने के बाद ही आप अपने
 देश में वापस आ सकेंगे।
REGISTRATION
 INDIAN CITIZENS RESIDENT ABROAD ARE ADVISED TO REGISTER 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 IMMEDIATELY.
 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 ALTERED OR MUTILATED IN ANY WAY.
 LOSS, THEFT OR DESTRUCTION OF PASSPORTS SHOULD BE IMMEDIATELY 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 (Father's Name): LATE PONNANA DALAPPANNA
माता का नाम (Mother's Name): PONNANA ANNAPURNA
पति या पत्नी का नाम (Spouse Name):
पता (Address): 1) CHINNA STREET, BUDITHI,
 SRIKAKULAM-538437 2) TORNGATAN 6A,
 34331, ALMHULT, SWEDEN.
पुस्तक संख्या (Passport No.): V-4-03043/11-10-1995 / HYDERABAD.
फाइल नं. (File No.):
 39

6. The ... 8




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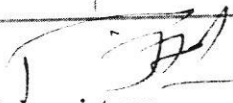
Photographs and FingerPrints As per Section 32A of Registration Act 1908

C.S.No./Year: **007324/2008** of SRO: **1530(KEESARA)**

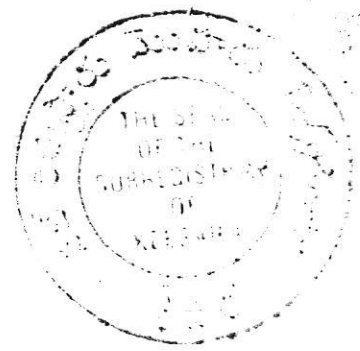
11/08/2008 13:18:05

SINo.	Thumb Impression	Photo	Name and Address of the Party	PartySignature
1		 11-08-2008 13:18:04 [1530-1-2008-7324] RAMA KRISHNA RAO PONNANA	(CL) RAMA KRISHNA RAO PONNANA CHINNA STREET BUDITI (POST) SRIKAKULAMDIST	
2	Manual Enclosure	Manual Enclosure	(EX) SOHAM MODI [R] M/S.MODI & MODI CONSTRUCTIONS 5-4-187/3 & 4 II ND FLOORSOHAM MANSION M.G.ROAD SEC- BAD	
3	Manual Enclosure	Manual Enclosure	(EX) M/S.MODI & MODI CONSTRUCTIONS 5-4-187/3 & 4 II ND FLOORM.G.ROAD SEC-BAD	

Witness Signatures 
Operator Signature 

Subregistrar Signature 

1
Handwritten signature
2015-08-26



**INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH**

DRIVING LICENCE
DLFAP011187512003

JOGA RAO P
P DALA APPANNA
2-3-64/18725
AMBERPET
HYDERABAD



Licensing Authority
RTA-HYDERABAD-EZ

Issue Date: 01/07/2003

318942/03	<u>Class Of Vehicle</u>	<u>Validity</u>
<u>Non-Transport</u>	LMV,MCWG	30/06/2023
<u>Transport</u>		
<u>Hazardous Validity</u>		
<u>Badge No.</u>		
<u>Original No.</u>	DLFAP011187512003	
<u>Original LA.</u>	RTA, HYDERABAD EAST	
<u>DOB</u>	01/07/1981	
<u>Blood Gr.</u>		
<u>Date of 1st Issue</u>	01/07/2003	

of the Government of Karnataka

ಶಿವಮೊಗ್ಗ

