ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

నెం. 3742

శ్రీమతి / శ్రీ Gousang Shadi

ఈ దిగవ ఉదహరించిన దస్తావేజును మరియు రుసుము పుచ్చుకోవడమైనది. 21/3 24/3 82

దస్తావేజు స్వభావము				
దస్తావేజు విలువ	128000	576000		
స్టాంపు విలువ రూ..	6500	5100		
దస్తావేజు నెంబరు	3453	3454		
రిజిస్ట్రేషన్ రుసుము	3625	2880	RETURNED	
లోటు స్టాంపు	13750	6360		
యూజర్ చార్జీలు			SUB-REGISTRAR	
అధనపు షీట్లు	95	95		
5 X.....	25	25		
మొత్తం	14950	9360 =	24855	

అక్షరాల Rs Twenty Four Thousand Eight Hundred Fifty Five (రూపాయలు మాత్రమే)

తేది 24/3/2003

వాపసు తేది _____ సా. 4 గంటలకు

సబ్‌రిజిస్ట్రారు

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

U.5462/03

3453/2003

Ack no: 8243/03

भारतीय गैर न्यायिक

10000 रु. Rs.10000

10000 रु. Rs.10000

10000 रु. Rs.10000 दस हज़ार रुपये

10000 रु. Rs.10000 RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

Date : 21-03-2003 Serial No : 3,149 Denomination : 10,000 04AA 033000

Purchased By : For Whom :

P.SURENDER KUMAR SELF & OTHERS

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

21/3/03

Sub Registrar

Ex.Officio Stamp Vendor

S.R.O. UPPAL

SALE DEED

This Sale Deed is made and executed on this 24th day of March 2003 at Secunderad by:

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

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

IN FAVOUR OF

1. Mr. P.SURENDER KUMAR, SON OF LATE. P.NEELAKANTA RAO, aged about 50 years,

2. Mrs. P.SARADA, WIFE OF SRI. P.SURENDER KUMAR, aged about 46 years,

Both are Residing at H.No.12-5-149/10/1 & 1 A, Vijayapuri, South Lalaguda, Secunderabad - 500 017.

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

Contd.2.

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

200.3వ.సం॥.....నెల.....తేది
192.వ.శా.శ.....మాసం.3.తేది.
పగలు..14..మరియు..12...గంటల మధ్య
సబ్-రిజిస్ట్రారు ఉప్పల్ ఆఫీసులో
.....గౌరవ్ మోడీ.....
రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్
32-ఎ ను అనుసరించి సమర్పించవలసిన
ఫోటో గ్రాఫు(లు) మరియు వేలిముద్రలతో
సహా దాఖలు చేసి రుసుము రూ॥.3625/-
చెల్లించినవారు.....

వ్రాసి యిచ్చినట్లు ఒప్పు కొన్నది.

ఎడమ బ్రొటనవ్రేలు

నిరూపించినది.

1 (1) (K. Prabhakar Reddy S/o. Padma Reddy
Occ: Pvt Service (O) 5-4-187/3&4, M.G
Road, Sec'bad

2 (2) (SEKHAR S/o. Ramchandraiah, Occ: Service
(O) 5-4-187/3&4, M.G. Road, Sec'bad.

200.3వ.సం॥.....నెల.....వ తేది
192.వ.శా.శ.....మాసం.3.వ తేది.

సబ్-రిజిస్ట్రారు

సాధారణ స్టాంపుల కార్యాలయం
1 FEB 2003
హైదరాబాద్

1-వ పుస్తకము 2573 సం॥
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య...15...ఈ కాగితపు వరుస
సంఖ్య.....1.....

సబ్-రిజిస్ట్రారు

Gaurang Modi S/o. Jayanthilal Modi
Occ: Business R/o. Flat No. 105,
Cherokee Gardens,
Secunderabad.

Through Special Power of Attorney, attested
vide Power No. 9/2002 dt. SRO, Uppal.

THE SEAL OF THE SUB REGISTRAR UPPAL

भारतीय गैर न्यायिक

10000 रु. Rs.10000

दस हज़ार रुपये

RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

Date : 21-03-2003 Serial No : 3,148 Denomination : 10,000

04AA 032999

Purchased By :

P.SURENDER KUMAR

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

For Whom :

SELF & OTHERS

Sub Registrar
Ex.Officio Stamp Vendor
S.R.O. UPPAL

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 FEB 2003

I వ పుస్తకమందు 3453/సం॥లో
దస్తావేజుల మొత్తం కాగితములు
సంఖ్య 5 కాగితపు వరుస
సంఖ్య 2

సబ్-రిజిస్ట్రారు

Endorsement Under Section 42 of Act II of 1899

No. 3453 of 3 24/3/03

I hereby certify that the proper deficit stamp duty of Rs. 13750/- rupees Thirteen thousand Seven hundred and fifty only has been levied in respect of this instrument from Sri. Gourang Modi on the basis of the agreed Market Value consideration of Rs. 7,25,000/- being higher than the consideration agreed Market Value.

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

S.R.O. Uppal

Dated 24/3/03

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

भारतीय गैर न्यायिक

10000 रु. Rs.10000

दस हज़ार रुपये

RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

04AA 032998

Date : 21-03-2003 Serial No : 3,147 Denomination : 10,000

Purchased By : For Whom :

P.SURENDER KUMAR SELF & OTHERS

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

Sub Registrar,
Ex.Officio Stamp Vendor
S.R.O. UPPAL

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

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

Contd.4..

సాధారణ స్టాంపుల కార్యాలయం
1 FEB 2003
హైదరాబాద్.

I వ పుస్తకము 3457 సం॥పు
దస్తావేజుల మీద కాగితముల
సంఖ్య 15 కాగితపు వరుస
సంఖ్య 3

సబ్-రిజిస్ట్రారు

I వ.పుస్తకము 2003.సం॥శా.శ.
1924.సం॥పు 3453..నెంబరుగా
రిజిష్టరు చేయబడి స్కానింగు
నిమిత్తం గుర్తింపు నెంబరుగా –
..3462 – 1 = 1507 ఇవ్వడమైనది.
2003 వ.సం॥ మార్చి 21 నెలయందు తేది

సబ్-రిజిస్ట్రారు

సబ్ రిజిస్ట్రారు మీర్‌పేట్
THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.
ఉప్పల్.

भारतीय गैर न्यायिक

10000 रु. Rs.10000

दस हज़ार रुपये

RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

Date : 21-03-2003 Serial No : 3,146 Denomination : 10,000 04AA 032997

Purchased By : For Whom :

P.SURENDER KUMAR SELF & OTHERS

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

Sub Registrar
Ex.Officio Stamp Vendor
S.R.O. UPPAL

TOTAL AREA: 4 Acres 32 Guntas

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

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

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

Contd.5..

For Modi Properties & Investments Pvt. Ltd.

Managing Director

స్టాంపుల కార్యాలయం
1 FEB 2003
ఆంధ్ర ప్రదేశ్, హైదరాబాద్.

I వ పుస్తకము 4 వ సంపుటి
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 15 తేది కాగితపు వరుస
సంఖ్య 4

సబ్-రిజిస్ట్రార్

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

भारतीय गैर न्यायिक

10000 रु. Rs.10000

दस हज़ार रुपये

RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

Date : 21-03-2003 Serial No : 3,145 Denomination : 10,000 04AA 032996

Purchased By : For Whom :

P.SURENDER KUMAR SELF & OTHERS

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

Sub Registrar
Ex.Officio Stamp Vendor
S.R.O. UPPAL

E. The Purchaser is desirous of purchasing all that Flat bearing No.501, on the Fifth Floor, in Block No.I in **MAY-FLOWER PARK** constructed by the Vendor having a super built-up area of 1200 Sft., together with undivided share in the Schedule Land to the extent of 48 Sq.Yards and a reserved scooter and car parking space admeasuring about 15 Sft., & 100 sft., in apartment Block No.I, as a package, which hereinafter is referred to as the SCHEDULED PREMISES for a consideration of Rs.7,25,000/- (Rupees Seven Lakhs Twenty Five Thousand only) and the VENDOR is desirous of selling the same.

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

NOW THIS SALE DEED WITNESSETH AS UNDER:

1. That in pursuance of the aforesaid agreement and in consideration of said sum of Rs.7,25,000/- (Rupees Seven Lakhs Twenty Five Thousand only) paid by the Purchaser herein, the receipt of which is acknowledged by the Vendor, the Vendor do hereby sell, transfer, convey unto the Purchaser the Scheduled Premises which is more particularly described at the foot of this document and shown in detail in the plan annexed hereto.

Contd.6..

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

సాధారణ స్టాంపుల కార్యాలయం
హైదరాబాద్.
1 FEB 2003

I వ పుస్తకము 253/స్టాంపులు
దస్తావేజుల మొత్తం కాగితములు
సంఖ్య 45 ఈ కాగితపు వరుస
సంఖ్య 5

సబ్-రిజిస్ట్రారు

సబ్ రిజిస్ట్రారు కార్యాలయం
THE SEAL OF THE SUB REGISTRAR OF UPPAL R.R. DIST.
ఉప్పల్.

भारतीय गैर न्यायिक

10000रु. Rs.10000

10000 रु. Rs.10000

10000 रु. Rs.10000 दस हजार रुपये

10000 रु. Rs.10000 RUPEES TEN THOUSAND

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

Date : 21-03-2003 Serial No : 3,144 Denomination : 10,000 04AA 032995

Purchased By : For Whom :

P.SURENDER KUMAR SELF & OTHERS

S/O. LATE P.NEELAKANTA RAO

R/O. SEC-BAD

21/3/03

Sub Registrar

Ex.Officio Stamp Vendor

S.R.O. UPPAL

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

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

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

i) The Purchaser shall not put forth any independent or execlusive claim, right or title over the land on which the Scheduled Premises is constructed and it is hereby specifically agreed and declared that the said land shall be held, owned and possessed jointly by the owners of the respective apartment/parking space in MAYFLOWER PARK.

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

Contd.7..

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

1 వ పుస్తకము 3453/2003

దస్తావేజుల మొత్తం కాగితముల

సంఖ్య 15 ఈ కాగితపు వరుస

సంఖ్య 6

సబ్-రిజిస్ట్రారు

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

AP 23 II T G. Seshu Kumar

S.V. L. No. 41/95, L. No. 10/2001-2002

MALAKPET, HYDERABAD

14046 21/3/2003 500/ 86838

Sold to P. Surender Kumar S/o late P. Neelakanta Rao

Sell of Ones

Rs. seeles

iii) That the Purchaser shall become a member of May Flower Park Owners Association that has been formed by the Owners of the apartments in MAYFLOWER PARK constructed on the SCHEDULE LAND. As a member, the PURCHASER shall abide by the rules and bye laws framed by the said association which is the administrator, and supervisor of common services (lifts, corridors, passages, staircase, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and properties of common enjoyment and shall pay such amounts as may be decided to the association every month for the proper maintenance of the common services. If the purchaser ever fails to pay maintenance charges for his apartment, the association shall be entitled to disconnect and stop providing all or any services to the schedule apartment including water, eletricity etc.,

iv) The common facilities and services (lifts, corridors, passages, staricases, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and other properties of common enjoyment in the MAYFLOWER PARK, shall vest jointly with the owners of the various tenements/apartment/parking space and shall be maintained, managed the administered collectively by the said owners of the various tenements/apartment/store/parking space and/or by the association and the Vendor shall in no manner be liable, accountable or responsible for the management administration, maintenance or upkeep of the aforesaid building(s) or the common facilities etc., or on any other account whatseover.

Contd.8..

For Modi Properties & Investments Pvt. Ltd.

Managing Director

17 MAR 2013

I వ పుస్తకము 3453/2013 సంఖ్య
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 15 ఈ కాగితపు వరుస
సంఖ్య 7

సబ్-రిజిస్ట్రార్

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

14047 - 24/3/2003 500/ 86839AP 23 II T G. Seshu Kumar

P. Surender Kumar S/o Late P. Neelakanta Rao

Selling Others

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

NAMALAGUNDU, RANGAREDDY

Rlo. Secbad

v) The Purchaser alone shall be liable and responsible for payment of all levies, rates, taes, assessment, duties etc., assessed or payable to the Municipal authorities or other local bodies or authorities in respect of the Schedule Premises from the date of delivery of its possession by the Vendor to the Purchaser.

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

contd.9..

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

17 MAR 2003

I వ పుస్తకము 3453/03
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 1 ఈ కాగితపు వరుస
సంఖ్య 5

సబ్-రిజిస్ట్రార్

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

14048 21/3/2003 500/ 80840 AP 23 M T G. Sri Kumar

S.V. L. No. 41/96, Dt. 19/2001-2002

HAMALAGUDA, SECUNDERABAD

P. Surender Kumar S/o late Sri Sri Others

P. Neelakanta Rao

R/o. Sec'bad

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..

17 MAR 2003

1వ పుస్తకము ..... సంఖ్య
దస్తావేజుల మొత్తం కాగితములు
సంఖ్య ..... ఈ కాగితపు వరుస
సంఖ్య .....

సబ్-రిజిస్ట్రారు

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

86841 AP 23 K T G. Sesha Kumar

S.V. L. No. 41/95, H. No. 16/2001-2002

HAMALAGUNDU, SECUNDERABAD

No. 1049 24/3/2003

To P. Surender Kumar S/o late P. Neelakanta Rao

Self & others R/o. Sec'bad

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

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

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

7. The Market value of the property is Rs.7,25,000/-.

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

Contd.11..

17 MAR 2003

I వ పుస్తకము 3453/సంవత్సరము
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 15 ఈ కాగితపు వరుస
సంఖ్య 10

సబ్-రిజిస్ట్రారు

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

14050 21/3/2002 SDO/ 86842 AP 23 II T G. Seshu Kumar

S.V.L. No. 41/95, R. No. 10/2001-2002

MAMALAGUNDU, SECUNDERABAD

P. Surender Kumar S/o late P. Neelakanta Rao

Selr & others Rb. Sec'bad

:: 11 ::

SCHEDULE OF PROPERTY HEREBY SOLD

All that the Flat bearing No.501, on Fifth Floor in Block No.I, having super-built-up area of 1200 Sft., with undivided share of land to the extent of 48 Sq.Yds., and a reserved scooter and car parking space admeasuring about 15 Sft.,& 100 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 :: 40' Wide Road.

SOUTH :: Flat No.502.

EAST :: Children Park.

WEST :: Corridor & Flat No.508.

Contd.12..

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

17 MAR 2003

I వ పుస్తకము 345 సంఖ్య
దస్తావేజుల మొత్తం 6 కాగితములు
సంఖ్య 6 కాగితపు వరుస
సంఖ్య 1

సబ్-రిజిస్ట్రారు

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

500Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

1405 / 21/3/2003 500/ 86843 AP 23 III 70 G. Sesha Kumar

S.V. L. No. 41/95, R. No. 13/2001-200

NAMALAGUNDU, SRIKAKULAM

P. Surender Kumar S/o late P. Neelakanta Rao

Sellers Others

R/o. Seelad

IN WITNESS WHEREOF the Vendor hereto has signed this Sale Deed on the 24th day of March 2003 in the presence of the following witnesses;

WITNESSES:

1. (K. PRABHAKAR REDDY)

2. [SRIDHAR]

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

VENDOR

17 MAR 2003

1వ పుస్తకము నెం. 253/03 సం॥లు
దస్తావేజుల మొత్తం కాగితముల
సంఖ్య 1 రూ. కాగితపు వత్తుల
సంఖ్య 1

సబ్ రిజిస్ట్రారు

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

500 Rs.

INDIA NON JUDICIAL

५०० रु. Rs 500

सत्यमेव जयते

भारत

पाँच सौ रुपये FIVE HUNDRED RUPEES

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

A N N E X U R E - 1 - A

1) Description of the Building: Flat bearing No.501, in Fifth Floor in Block No.I, 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 : 48 Sq.yds. U/S Out of Ac.4-32 Gts.

4) Built up area particulars :
a) Cellar, Parking area : 100 Sft., for car parking space
: 15 Sft., for scooters parking space
b) In the Ground Floor :
c) In the 1st Floor :
d) In the 2nd Floor :
e) In the 3rd Floor :
d) In the 4th Floor :
e) In the 5th Floor : 1200 Sft.

5) Annual Rental Value : Rs.5,000/-
6) Municipal Taxes per Annum : Rs.
7) Executant's estimate of the MV of the Building : Rs.7,25,000/-

For Modi Properties & Investments Pvt. Ltd.,

Date: 24/03/2003 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.

Signature of the Executant

Date: 24/03/2003

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

17 MAR 2003

I వ పుస్తకమందు క్ర.సం.
దస్తావేజుల మొత్తం కాగితములు
సంఖ్య...15... ఈ కాగితపు వరుస
సంఖ్య...1...

సబ్-రిజిస్ట్రారు

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

REGISTRATION PLAN SHOWING FLAT NO. 501 ON 5th FLOOR IN BLOCK NO. I IN MAY FLOWER PARK

IN SURVEY NOS. 174 **Situated at**

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

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

VENDEE : 1) MR. P. SURENDER KUMAR, S/O. LATE. P. NEELAKANTA RAO

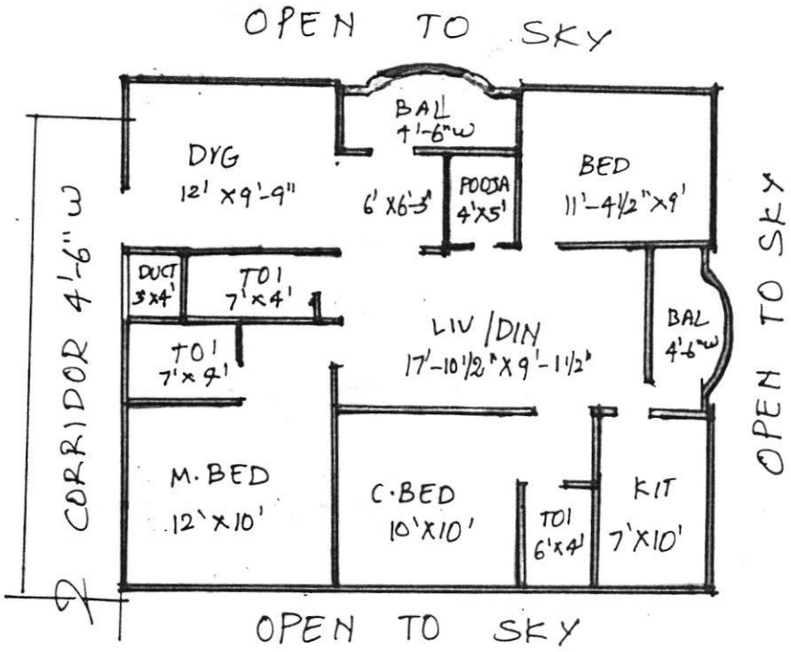
2) MRS. P. SARADA, W/O. SRI. P. SURENDER KUMAR

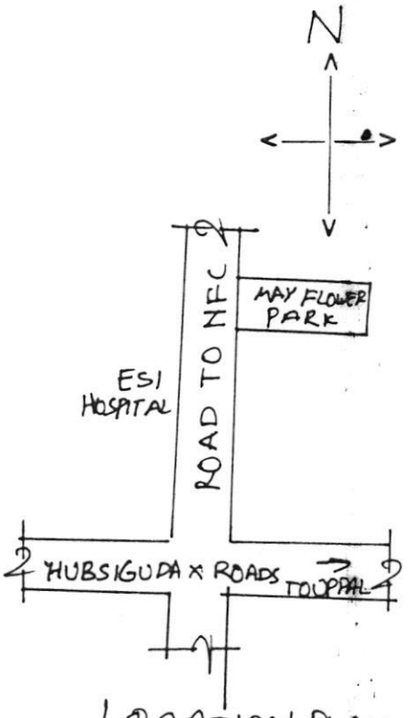
REFERENCE : SCALE: 1"- INCL: EXCL :

AREA : 48 SQ. YDS. OR 40.12 SQ. MTRS.

U/S. OUT OF AC. 4.32 GTS,

SUPER BUILT-UP AREA: 1200 SQ.FT





LOCATION PLAN

For Modi Properties & Investments Pvt. Ltd.,

Managing Director

SIG. OF THE VENDOR

WITNESSES :

1.

2.

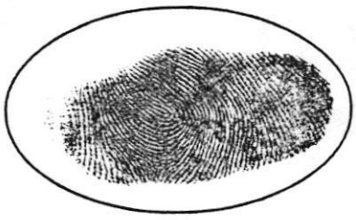
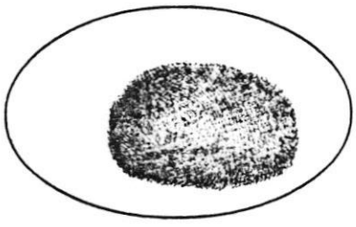
I వ పుస్తకము 7453/2011
దస్తావేజుల మొత్తం సంఖ్య 17 తేదీ కార్తీక పౌర్ణమి
సంఖ్య 14

సబ్-రిజిస్ట్రారు

THE SEAL OF THE SUB REGISTRAR OF UPPAL RANGA REDDY

I.SDI

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

Sl.No.	FINGER PRINT IN BLACK INK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT/SELLER/ BUYER
			VENDOR:- M/s. MODI PROPERTIES & INVESTMENTS PVT. LTD., having its (o) 5-4-187/3,X M.G. Road, Sec'bad, rep by its M.D. Mr. SOHAM MODI S.P.A: GAURANG MODY R/o. Flat NO 105, Sapphire apts, Cheekoti Gardens, Begumpet, HYDERABAD
			PURCHASERS: (1) Mr. P. SURENDER KUMAR R/o. H NO: 12-5-149/10/1 & 1A VIJAYAPURI, South Lalaguda, SEC-BAD. 500 017.
			(2) Mrs. P. SARADA R/o. H.NO. 12-5-149/10/1 & 1A Vijayapuri, South Lalaguda SEC'BAD - 500 017.
			

SIGNATURE OF WITNESSES

1.

2.

SIGNATURE OF THE EXECUTANT'S

I వ పుస్తకము ..... సంగాలు
దస్తావేజులు మొత్తం 5 కాగితములు
సంఖ్య: 1 నుండి 5 కాగితపు వరుస
సంఖ్య: 1 .....

సబ్-రిజిస్ట్రారు

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