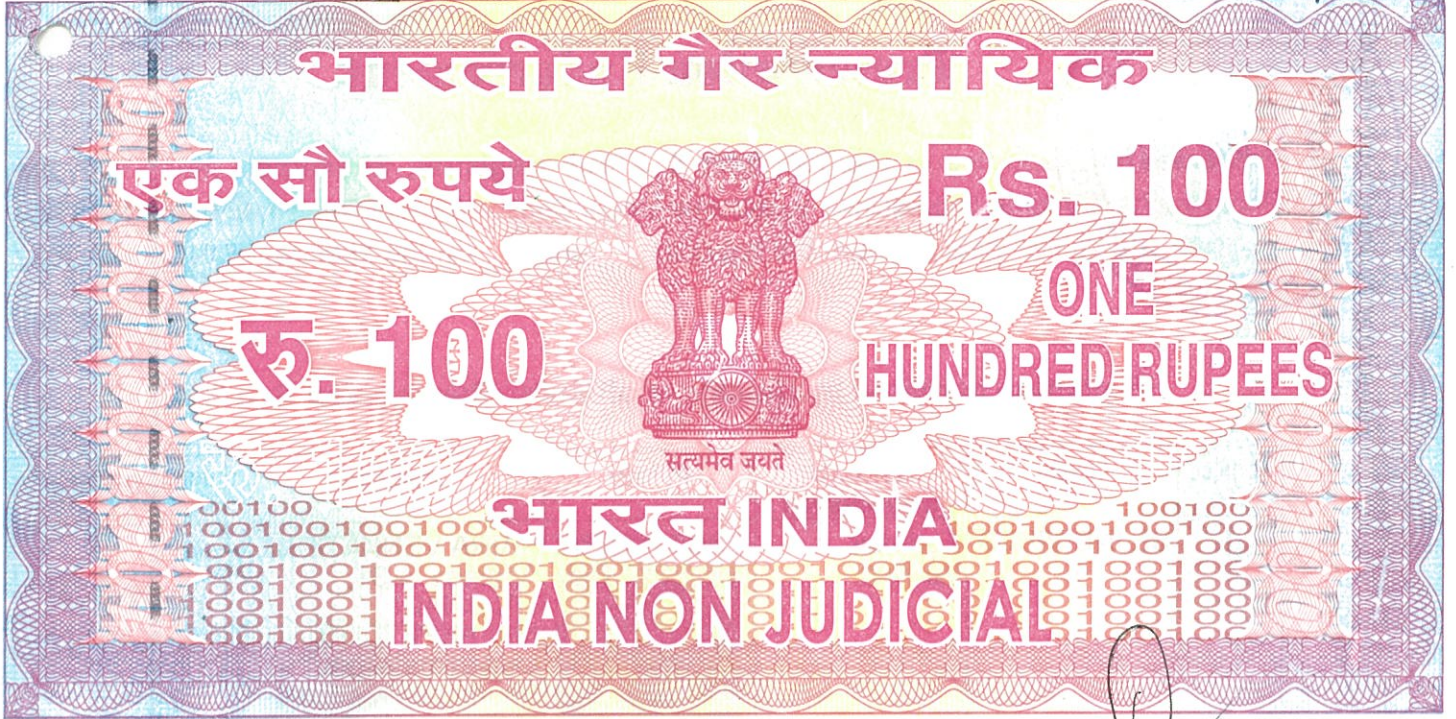


క్ర.సం.	సర్వేనెం. / సబ్ డివిజన్ నెం.	విస్తీర్ణము ఎ. గు.	భూమి పొందిన పద్ధతి	రిమార్కులు	తహశీల్దార్ సంతకం
1	118/C	0.1000	కొనుగోలు	పట్టా	
2	118/B/అ/2	0.1000	కొనుగోలు	పట్టా	
3	118/B/అ/1	0.1000	కొనుగోలు	పట్టా	
4	118/B/అ	0.2100	కొనుగోలు	పట్టా	

5	118/A/3	0.0350	కొనుగోలు	పట్టా	
6	118/A/2	0.0350	కొనుగోలు	పట్టా	
7	118/A/1	0.0400	కొనుగోలు	పట్టా	
పూర్తి విస్తీర్ణము		1.2200			

SCANNED

DocNo:- 109/2022



తెలంగాణ తెలంగాణ TELANGANA

AK 556174

SL. No. 1095, Date: 27-01-2022, Rupees: 100/-

Sold to : Ramesh,

S/o. Late Narsing Rao, R/o. Hyd.

For whom: Modi Realty LG Malakpet LLP.

KODALI RADHIKA

Licensed Stamp Vendor Lic No. 16/7/03/ 22-24

G6, Kubera Towers, Narayanaguda, Hyderabad-29.

Cell: 9866378260, 9440090826

SALE DEED

This Sale Deed is made and executed on this the 15th day of February, 2022 at Hyderabad by and between:

Mr. Kaira Venkatesh, S/o. Late Kaira Pentaiah, aged about 48 years, Occupation: Agriculture. R/o. 4-31, Lalghadi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 3786 3447 7955.

Hereinafter referred to as Vendor.

IN FAVOUR OF

M/s. Modi Realty LG Malakpet LLP, a Limited Liability Partnership Firm having its office at 5-4-187/3 & 4, II floor, Soham Mansion, M.G. Road, Secunderabad-500003, represented by its Designated Partner, Mr. Arjun Bhavesh Mehta, son of Mr. Bhavesh Vasant Mehta aged about 27 years, Occupation: Business [Pan no. CDAPM8953R].

Hereinafter referred to as the Purchaser.

For MODI REALTY LG MALAKPET LLP

AB mella

Designated Partner

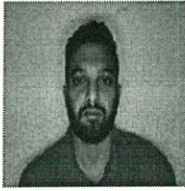
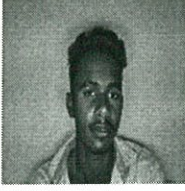
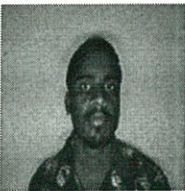
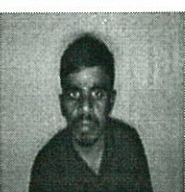
K. Sangeetha
K. Sangeetha
K. Sangeetha

K. Sangeetha

Presentation Endorsement

Presented in the Office of the Tahsildar & Jt Sub Registrar, Shamirpet along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs.75625.00/- paid between the hours of ____ and ____ on the 15th day of February, 2022 by Sri

Execution admitted by (Details of all Seller/Buyer under Sec 32A):

S. No.	Code	Thumb Impression	Photo	Address	Signature
1	SE:INDIVIDUAL	Aadhaar Verified		KAIRA VENKATESH, Address: 4-31, LALGHADI MALAKPET, Lalgadimalakpet, Shamirpet, Medchal- Malkajigiri, India	K-3005 K-3005
2	BU: Authorized Person	Aadhaar Verified		ARJUN BHAVESH MEHTA Authorized by MODI REALTY LG MALAKPET LLP, Address: Hyderabad, India	A Bhavesh
3	CONSENTING PARTY	Aadhaar Verified		KAIRA SUNIL KUMAR, Address: 4-31, LALGHADI MALAKPET, SHAMIPET MANDAL, MEDCHAL- MALKAJGIRI DISTRICT -500078,	K-Sunil
4	CONSENTING PARTY	Aadhaar Verified		KAIRA ANIL KUMAR, Address: 4-31, LALGHADI MALAKPET, SHAMIRPET MANDAL, MEDCHAL- MALKAJGIRI DISTRICT-500078,	6.4
5	CONSENTING PARTY	Aadhaar Verified		KAIRA PRAVEEN KUMAR, Address: 4-31, LALGHADI MALAKPET, SHAMIRPET, MEDCHAL- MALKAJGIRI DISTRICT-500078,	12 PRAVEEN

Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

Generated On : 19/02/2022 11:44:35 AM



AND

1. Mr. Kaira Narsimha, S/o. Late Kaira Pentaiah, aged about 45 years, Occupation: Agriculture. R/o. 4-1/B, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 2479 4638 8576.
2. Mrs. Kaira Susheela, W/o. Kaira Venkatesh, aged about 43 years, Occupation: Housewife. R/o. 4-31, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 6609 5175 3044.
3. Ms. Kaira Sangeetha, D/o. Kaira Venkatesh, aged about 23 years, Occupation: Student. R/o. 4-31, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 2837 9485 8742.
4. Mr. Kaira Anil Kumar, S/o. Kaira Venkatesh, aged about 28 years, Occupation: Service. R/o. 4-31, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 2785 2150 7106.
5. Mr. Kaira Praveen Kumar, S/o. Kaira Venkatesh, aged about 25 years, Occupation: Service. R/o. 4-31, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 6352 9254 7628.
6. Mr. Kaira Sunil Kumar, S/o. Kaira Venkatesh, aged about 21 years, Occupation: Student. R/o. 4-31, Lalgudi Malakpet. Shamirpet Mandal, Medchal-Malkajgiri District, Aadhaar No. 5470 0311 3746.
7. Mr. S. Anand Reddy, S/o. S. Satha Reddy, aged about 45 years, Occupation: Business, R/o. H. No. 1-5-1076/3/301, Golden Palace Apartment, Father Balaiah Nagar, Old Alwal, Secunderabad, Aadhaar No. 2047 2903 9289.

Hereinafter jointly referred to as Consenting Parties and severally as Consenting Party no.1, Consenting Party no. 2 and so on.

The term Vendor, Consenting Party and Purchaser shall unless repugnant to the context or meaning thereof shall mean and include their representatives, executors, administrators and assignees etc.

WHEREAS:

- A. Mr. Syed Reham, Syed Osman and Syed Yakub Hussain were the original owners and pattedars of land admeasuring Ac. 1-22 gts., forming a part of Sy. No.118 of Lalgudi Malakpet Village, Shamirpet Mandal, Medchal-Malkajgiri District, Telangana. Their names were duly recorded in the Pahanis.

For MODI REALTY LG MALAKPET LLP

AB mella
Designated Partner

K. Sangeetha

K. Anil Kumar

K. Sunil

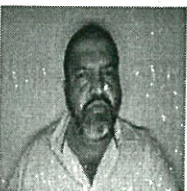
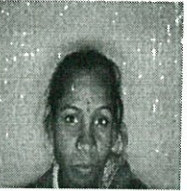
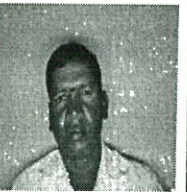
K. Sangeetha

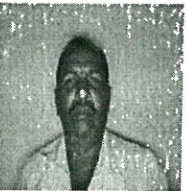
K. Praveen

K. Praveen

K. Sunil

P. A

	PARTY	Verified		Address: 4-31, LALGHADI MALAKPET, SHAMIRPET MANDAL, MEDCHAL- MALKAJGIRI DISTRICT-500078,	K. S. S. S.
7	CONSENTING PARTY	Aadhaar Verified		S ANAND REDDY, Address: 1-5- 1076/3/301, GOLDEN PALACE APTS, FATHER BALAIAH NAGAR, OLD ALWAL, SECUDERABAD,	S. A. S.
8	CONSENTING PARTY	Aadhaar Verified		KAIRA SANGEETHA, Address: 4-31, LALGHADI MALAKPET, SHAMIRPET, MEDCHAL- MALKAJGIRI DISTRICT-500078,	K. Sangeetha
9	CONSENTING PARTY	Aadhaar Verified		KAIRA NARSIMHA, Address: 4-1/B, LALGHADI MALAKPET, SHAMIRPET MANDAL, MEDCHAL- MALKAJGIRI DISTRICT-500078,	K. N. S. S.

Identified by Witness:					
S. No.	Code	Thumb Impression	Photo	Address	Signature
1	WIT.	Aadhaar Verified		SITARANJANEYULU BURRI, Address: INJAPUR,	K. S. S. S.
2	WIT.	Aadhaar Verified		KANREDDY RAJIREDDY, Address: LALGADIMALAKPET,	K. N. S. S.

Date
19 February 2022

Signature Of Registering Officer
Tahsildar & Joint Sub Registrar
Shamirpet Mandal

Generated On : 19/02/2022 11:44:35 AM



- B. Mr. Syed Osman, S/o. Yakub sold land admeasuring Ac. 1-00 gts., in Sy. No. 115 & 118 of Lalgahadi Malakpet Village by way of Sada Binama to Burukuri Yadaiah, Son of B. Seethaiah. The sale was validated by way of certificate no. B/287/89 dated 10-5-1990 issued by the MRO Shamirpet. Out of the said Ac. 1-00 gts., Ac. 0-29 gts., was purchased by B. Yadaiah in Sy. No. 118.
- C. Mr. Syed Yakub Rahman sold land admeasuring Ac. 0-11 gts., in Sy. No. 118 of Lalgahadi Malakpet Village by way of Sada Binama to Seetakam Ramaiah, son of Seetakam Venkaiah. The sale was validated by way of certificate no. B/299/89 dated 10-06-1990 issued by the MRO Shamirpet. After the death of S. Ramaiah the land devolved his 3 sons S. Bikshapathi, S. Venkatesh and S. Anjaneyulu by way of proceeding no. B/1067/04 issued by the MRO Shamirpet. S. Bikshapathi, S. Venkatesh and S. Anjaneyulu sold the said 11 guntas to Smt. G. S. Amruta Kiran, W/o. G. M. Swami Rao by way of sale deed registered as document no. 9312/05 dated 21-12-2005 at SRO Shamirpet. Smt. G. S. Amruta Kiran in turn sold the said 11 guntas to Birkuri Yadaiah by way of sale deed registered as document no. 1006/06, dated 23-01-2006 at SRO Shamirpet.
- D. Mr. Syed Rehman, S/o. Yakub sold 12 guntas in Sy. No. 118 of Lalgahadi Malakpet Village to Berkuri Yadaiah by way of sale deed registered as document no. 1275/91, dated 20-02-91 at SRO Shamirpet.
- E. Accordingly Berkuri Yadaiah became absolute owner of Ac. 1-12 gts., forming a part of Sy. No.118 of Lalgahadi Malakpet Village, Shamirpet Mandal, Medchal-Malkajgiri District, Telangana. Patta passbook was issued to Berkuri Yadaiah by the revenue department (Patta no. 272, Passbook no. 83780).
- F. Mr. Bekuri Yadaiah sold 20 guntas out of the land owned by him to late Kaira Pentaiah by way of sale deed registered as document no. 8854/05 dated 13-12-2004 registered at SRO Shamirpet. The said Ac. 0-20 gts., was mutated in favour of late Kaira Pentaiah by Thasildar Shamirpet by way of proceeding no. B/850/2011 dated 05-05-2011. Patta passbook was issued to late Kaira Pentaiah as per details given below:

Pattedar	Patta No	Pass book no.	Title book no	Extent of land in Sy. No. 118
Kaira Pentaiah	1949	--	598905	Ac. 0-20 gts.

- G. Mr. Kaira Pentaiah died on 17-12-2013. After the death of Kaira Pentaiah the said 20 guntas devolved to his sons and only legal heirs Kaira Narsimha & Kaira Venkatesh by way of proceeding issued by MRO Shamirpet bearing no. B/1378/2019 dated 11-05-2019. Patta passbooks were issued to Kaira Narsimha and Kaira Venkatesh as per the details given below. Their names were appropriately reflected as owners of 10 guntas each in the Dharani Portal.

Pattedar	Patta No	Title book no	Extent of land in Sy. No. 118
Kaira Narsimha	60297	T06130131390	Ac. 0-10 gts.
Kaira Venkatesh	60298	T06130131389	Ac. 0-10 gts

For MODI REALTY LG MALAKPET LLP

AB Mahla
Designated Partner

K. S. S. S. S.

K. S. S. S. S.

K. S. S. S.

K. S. S.

K. S. S. S.

K. S. S.

[Signature]



Generated On : 19/02/2022 11:44:35 AM



H. Mr. Kaira Venkatesh, the Vendor herein has agreed to sell Ac. 0-10 gts., forming a part of Sy. No.118 of Lalgudi Malakpet Village, Shamirpet Mandal, Medchal-Malkajgiri District, Telangana, hereinafter referred to as the Scheduled Property to the Purchaser for a total consideration of Rs. 10,00,000/-.

I. At the request of the Purchaser the family members of the Vendor i.e., Consenting Parties No.1 to 6 have joined in executing this document to ensure perfect title to the Purchaser. The Purchaser has further requested Consenting Party no. 7 to join in executing this deed to confirm that he has no right, title or interest of whatsoever nature in the Scheduled Property.

J. The parties hereto are desirous of reducing the terms and conditions of sale into writing.

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. The Purchaser has paid the total sale consideration of Rs. 10,00,000/- (Rupees Ten Lakhs Only) and the receipt of which is hereby admitted and acknowledged by the Vendor. The details of the payment made are as follows:

Sl. No.	Pay order no.	Date	Amount	Drawn on
1.	651463	20-01-2022	10,00,000/-	YES Bank, Begumpet branch

2. For the total sale consideration as mentioned above the Vendor do hereby grant, convey, transfer and sell the Scheduled Property unto and in favour of the Purchaser by way of absolute sale.

3. The Vendor declare that:

- The Vendor is the absolute owner of the Scheduled Property.
- There are no other claimants to the Scheduled Property.
- No other party has any claim to any easement rights in the Scheduled Property.
- The recitals mentioned in this deed are true to the best of the Vendor knowledge.
- There are no proceedings or suits pending in any court of law, revenue department, statutory authorities, tribunals, etc., in relation to the Scheduled Property.
- The Vendor gives guarantee of title to the Purchaser.
- The Vendor indemnifies the Purchaser against any claim made by any party on the Scheduled Property.
- The Vendor has paid all taxes and charges to the concerned authorities in relation to the Scheduled Property, as on this day and if any claim is made on this count, it shall be the Vendor responsibility to pay the same.
- The Vendor agrees to sign and execute all such documents that may be required to effectively transfer / mutate / convey the Scheduled Property to the Purchaser.

4. The Vendor has on this day has delivered vacant peaceful possession of the Scheduled Property to the Purchaser and the Purchaser shall be entitled to hold and enjoy the same as absolute owner thereof from this day.

For MODI REALTY LG MALAKPET LLP

AB mehta
Designated Partner

K. Venkatesh

K. Venkatesh

K. Venkatesh

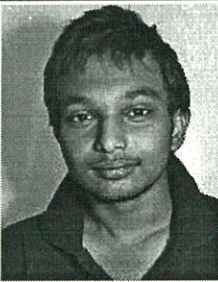
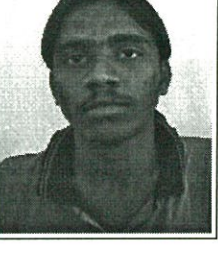
K. Venkatesh

K. Venkatesh

K. Venkatesh

K. Venkatesh

K. Venkatesh

S. No.	Aadhar Details	Address	Photo
1	Aadhaar No: XXXXXXXX9297 Arjun Bhavesh Mehta	Arjun Bhavesh Mehta, Address: C/O: Bhavesh Vasant Mehta, H NO-1-10-32 block-c,flat no-503, 5th floor, welkkin park, NA, Hyderabad, INDIA	
2	Aadhaar No: XXXXXXXX8576 Kaira Narsimha	Kaira Narsimha, Address: S/O: Kaira Pentaiah, 4-1/B, lal gadi Malakpet, NA, K.v. Rangareddy, INDIA	
3	Aadhaar No: XXXXXXXX3044 Kaira Susheela	Kaira Susheela, Address: W/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	
4	Aadhaar No: XXXXXXXX8742 Kaira Sangeetha	Kaira Sangeetha, Address: D/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	
5	Aadhaar No: XXXXXXXX7106 Kaira Anil Kumar	Kaira Anil Kumar, Address: S/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	

Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

Generated On : 19/02/2022 11:44:35 AM



DETAILS OF SCHEDULE PROPERTY

All that land admeasuring Ac. 0-10 gts., forming a part in Sy. no.118/B/AA/2 of Lalgudi Malakpet Village, Shamirpet Mandal, Medchal-Malkajgiri District, Telangana and bounded by:

East	Passage
West	Land in Sy. No. 117
North	Land belonging to Purchasers in Sy. No. 118
South	Land in Sy. No. 116

IN Witnesses Whereof this Sale Deed is made and executed on this the 28th January, 2022 at Hyderabad by the parties hereto in presence of the witnesses mentioned below

Vendor: Mr. Kaira Venkatesh:

K. Venkatesh

For MODI REALTY LG MALAKPET LLP

Purchaser: M/s. Modi Realty LG Malakpet LLP:

AB malik
Designated Partner

Consenting Party no. 1: Mr. Kaira Narsimha:

K. Narsimha

Consenting Party no. 2: Mrs. Kaira Susheela:

K. Susheela

Consenting Party no. 3: Ms. Kaira Sangeetha:

K. Sangeetha

Consenting Party no. 4: Mr. Kaira Anil Kumar:

A. Kumar

Consenting Party no. 5: Mr. Kaira Praveen Kumar:

K. PRAVEEN

Consenting Party no. 6: Mr. Kaira Sunil Kumar:

K. Sunil

Consenting Party no. 7: Mr. S. Anand Reddy:

S. Anand Reddy

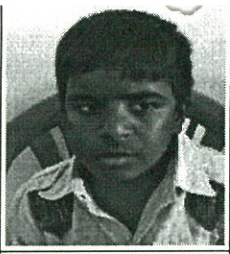
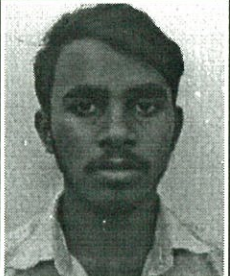
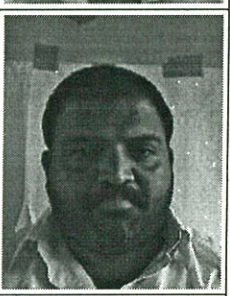
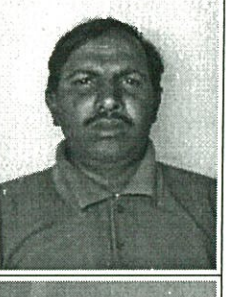
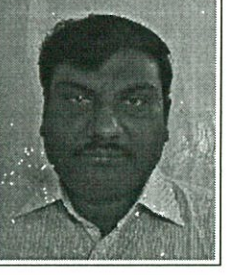
Witness no. 1:

K. RATIREDDY

Witness no. 2:

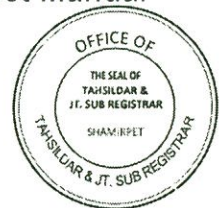
K. Ratireddy

Tahsildar & Joint Sub-Registrar

	Kaira Praveen Kumar	Address: S/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	
7	Aadhaar No: XXXXXXXX3746 Kaira Sunil Kumar	Kaira Sunil Kumar, Address: S/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	
8	Aadhaar No: XXXXXXXX9289 Samala Anand Reddy	Samala Anand Reddy, Address: C/O: Samala Satha Reddy, 1-5-1076/3/301, Father Balaiah Nagar, NA, Hyderabad, INDIA	
9	Aadhaar No: XXXXXXXX7955 Kaira Venkatesh	Kaira Venkatesh, Address: S/O: Kaira Pentayya, 4-31, Lalgadi Malakpet, NA, K.v. Rangareddy, INDIA	
10	Aadhaar No: XXXXXXXX8311 Kanreddy Rajireddy	Kanreddy Rajireddy, Address: S/O: Kanreddy Yadireddy, 5-76, lal gadi Malakpet, NA, K.v. Rangareddy, INDIA	
11	Aadhaar No: XXXXXXXX3820 Sitaramanjaneyulu Burri	Sitaramanjaneyulu Burri, Address: S/O Koteswara Rao Burri, Plot No 1, 6-107/1, Sri Venkateswara Colony, NA, K.v. Rangareddy, INDIA	

Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

Generated On : 19/02/2022 11:44:35 AM





Government of Telangana

Tahsildar & Jt. Sub Registrar Office, Shamirpet, Medchal-Malkajigiri

eChallan

Challan No. REG2200209333

Remitter Details		Buyer - Authorized Person	
Name	ARJUN BHAVESH MEHTA Authorized by MODI REALY LG MALAKPET LLP		
Address	M G ROAD, SECUNDERABAD, 5-4-187/3 AND 4, 2 FLOOR SOHAM MANSION, Hyderabad, Telangana, 500003		
Aadhaar No.	xxxxxxxx9297		
Mobile No.	8978310773		
Details of the Amounts Remitted (in INR)			
Stamp Duty	55000		
Transfer Duty	15000		
Registration Fee	5000		
Mutation Charges	625		
PPB Charges (Including Courier Charges)	0		
Total Amount	75625		
In Words Rupees	SEVENTY FIVE THOUSAND SIX HUNDRED TWENTY FIVE RUPEES ONLY		
Amount paid By	Buyer - Authorized Person		
Party Details			
Seller Name	KAIRA VENKATESH		
Address	4-31, LALGHADI MALAKPET, Lalgadimalakpet, Shamirpet, Medchal-Malkajigiri, Telangana, 500078		
Buyer - Authorized Person Name	ARJUN BHAVESH MEHTA Authorized by MODI REALTY LG MALAKPET LLP		
Address	M G ROAD, SECUNDERABAD, 5-4-187/3 AND 4, 2 FLOOR SOHAM MANSION, Hyderabad, Telangana, 500003		
Document Information			
Property Details as per Dharani: Village, Mandal & District	Lalgadimalakpet, Shamirpet, Medchal-Malkajigiri		
Passbook Number of Seller	T06130131389		
Passbook Number of Buyer	T06130131665		
Document Nature	SALE		
Transaction Type	Registration		

Tahsildar & Jt. Sub Registrar Office,
Shamirpet, Medchal-Malkajigiri
Shamirpet Mandal

Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of the instruments.

In the form of								
Descripti on of Fee/Duty	Stamp Paper	Challan u/S 41 of Is Act	E- challan	Cash	T-App	Stamp duty u/S 16 of Is Act	DD/BC/P ay Order	Total
Stamp Duty	0.00	0	55000	0	0	0.00	0	55000
Transfer Duty	0	0	15000	0	0	0	0	15000
Reg Fee	0	0	5000	0	0	0	0	5000
User Charges	0	0	0	0	0	0	0	0
PPB Charges	0	0	0	0	0	0	0	0
Mutation Charges	0	0	625	0	0	0	0	625
Total	0.00	0	75625	0	0	0.00	0	75625

Total Deficit amount for document is Rs. 0/-.

Rs. 70000 towards Stamp Duty including T.D Under Section 41 of I.S Act,1899 and Rs 5000/- towards Registration Fees on the chargeable value of Rs 1000000/- was Paid by the party through E-Challan/BC/Pay Order No. REG2200209333 dated 16-02-2022 of SBIN/.

Online Payment Details received from SBI e-PAY

(1).AMOUNT PAID Rs: 75625.00/- DATE: 16-02-2022, BANK NAME:SBIN, BRANCH NAME:, BANK REFERENCE NO: 111615176230, PAYMENT CODE: ,ATRN: 3263820603636,REMMITER NAME: ARJUN BHAVESH MEHTA Authorized by MODI REALY LG MALAKPET LLP, EXECUTANT NAME: KAIRA VENKATESH, CLAIMAINT NAME: MODI REALTY LG MALAKPET LLP.

Date
19 February 2022

Signature Of Registering Officer
Tahsildar & Joint Sub Registrar
Shamirpet Mandal

Generated On : 19/02/2022 11:44:35 AM





Government of Telangana
Tahsildar & Jt. Sub Registrar Office, Shamirpet ,Medchal-Malkajigiri

Transaction Summary

Application No. : 2200196424

Seller Details		Buyer - Authorized Person Details	
PPB No.	T06130131389	PPB No.	T06130131665
Aadhaar Number	xxxxxxx7955	Aadhaar Number	xxxxxxx9297
Name	KAIRA VENKATESH	Name	MODI REALTY LG MALAKPET LLP (CIN/ Firm/ Society/Trust No. - AAY-3923) Represented by ARJUN BHAVESH MEHTA
Father's / Husband's Name	LATE KAIRA PENTIAH	Father's / Husband's Name	--
Social Status	SC	Social Status	--
Gender	Male	Gender	--
Occupation	Farmer		
Form 60	Yes		
Address	4-31, LALGHADI MALAKPET, Lalgadimalakpet, Shamirpet, Medchal- Malkajigiri, Telangana, 500078	Address	5-4-187/3 AND 4, 2 FLOOR, SOHAM MANSION, M G ROAD, Hyderabad, Telangana, 500003

Details of Land Transferred

Type of Transaction : SALE (SALE DEED)

District : Medchal-Malkajigiri Mandal : Shamirpet Village : Lalgadimalakpet Khata No. : 60298

S.No.	Survey No.	Extent Transferred (Ac.Gts)	Consideration Value (in INR)	Market Value (in INR)	Chargeable Value (in INR)
1	118/B/e/2	0.1000	1000000	327994	1000000
Total		0.1000			1000000

Stamp Duty Details

Charge Type	Amount in INR
Stamp Duty	55000
Mutation Charges	625
PPB Charges (Including Courier Charges)	0
Transfer Duty	15000
Registration Fees	5000
Total Amount	Rs. 75625

Payment of Rs. 75625 /- is made through e-Challan No: REG2200209333 dated 16/02/2022.

Tahsildar & Jt. Sub Registrar Office,

Shamirpet, Medchal-Malkajigiri
Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

Certificate of Registration

Registered as document no. 109 of 2022 of Book1 and assigned the identification number 1-6117-109-2022 for Scanning on 19 February 2022.


Signature Of Registering Officer
(Shamirpet)
Tahsildar & Joint Sub-Registrar
Shamirpet Mandal



Generated On : 19/02/2022 11:44:35 AM





Government of Telangana

Tahsildar & Jt. Sub Registrar Office, Shamirpet, Medchal-Malkajigiri

Undertaking to be filed by the Transferor

I do hereby solemnly affirm and state as follows:

I intend to transfer to Shri/Smt./Kumari **ARJUN BHAVESH MEHTA** Authorized by **MODI REALTY LG MALAKPET LLP** the following land(s):

Village : Lalgadimalakpet

Survey Number and Sub Division No.	Extent of land
118/B/2/2	0.1000
Total	0.1000

- 1 I am the absolute owner and possessor of the above said lands. The extents of land owned by me mentioned herein are correct. ☒
- 2 I have not sold the said land to anyone else. ☒
- 3 There is no court order or injunction restraining transfer of the said land. ☒
- 4 The proposed land transfer is not in contravention of the following laws: ☒
 - The Telangana Land Reforms (Ceiling on Agricultural Holdings) Act, 1973.
 - The Telangana Scheduled Area Land Transfer Regulation, 1970.
 - The Telangana Assigned Lands (Prohibition of Transfers) Act, 1977.
- 5 The said land is not Forest, Endowment, Wakf or Government land. The transfer of the land is not prohibited under Section 22A of Registration Act, 1908. ☒

Declaration

I have carefully read and understood ☒ / clearly been made aware ☒ of the above contents and I declare that the particulars furnished above are true. I will be liable for criminal and civil action, if it is proved otherwise at any point of time.

☒

Place Lalgadimalakpet

Date 16/02/2022

Name KAIRA VENKATESH

S/O LATE KAIRA PENTIAH

R/o Village Lalgadimalakpet

Mandal Shamirpet

PPB No. T06130131389

Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

ly
Book1,CS No. 2200196424 & Doct No __ 109 / 2022__ Sheet 8 of 9 Tahsildar & Jt Sub Registrar
Tahsildar & Joint Sub-Registrar
Shamirpet Mandal



Generated On : 19/02/2022 11:44:35 AM





Government of Telangana

Tahsildar & Jt. Sub Registrar Office, Shamirpet, Medchal-Malkajigiri

Undertaking to be filed by Transferee

I do hereby solemnly affirm and state as follows:

I intend to purchase from Shri/Smt./Kumari **KAIRA VENKATESH** the following land(s):

Village : Lalgadimalakpet

Survey Number and Sub Division No.	Extent of land
118/B/2/2	0.1000
Total	0.1000

- 1 I have verified and satisfied myself with encumbrance particulars to the land and possession and extent on ground. ☒
- 2 I have verified the records and am satisfied with the seller's title to the land. ☒
- 3 The said land is not Forest, Endowment, Wakf or Government land. The transfer of the land is not prohibited under Section 22A of Registration Act, 1908. ☒
- 4 There is no court order or injunction restraining transfer of the said land. ☒
- 5 The proposed land transfer is not in contravention of the following laws: ☒
 - The Telangana Land Reforms (Ceiling on Agricultural Holdings) Act, 1973.
 - The Telangana Scheduled Area Land Transfer Regulation, 1970.
 - The Telangana Assigned Lands (Prohibition of Transfers) Act, 1977.

Declaration

I have carefully read and understood ☒ / clearly been made aware ☒ of the above contents and. I declare that the particulars furnished above are true. I will be liable for criminal and civil action, if it is proved at any point of time. ☒

AB mehta

ARJUN BHAGAT, Designated Partner

Place Hyderabad

Name

Authorized by MODI REALTY

LG MALAKPET LLP

Date 16/02/2022

WY
Tahsildar & Joint Sub-Registrar
Shamirpet Mandal

R/o District
PPB No.

Hyderabad

T06130131665

Ly
Book1, CS No. 2200196424 & Doct No __109 / 2022__ Sheet 9 of 9 Tahsildar & Jt Sub Registrar Tahsildar & Joint Sub-Registrar
Shamirpet Mandal
Shamirpet



Generated On : 19/02/2022 11:44:35 AM



భారత ప్రభుత్వం
GOVERNMENT OF INDIA

కైర వెంకటేశ్
Kaira Venkatesh

99481 49450

పుట్టిన సంవత్సరం/Year of Birth: 1974
పురుషుడు / Male

3786 3447 7955

ఆధార్ - సామాన్యుని హక్కు

భారత ప్రభుత్వం
Government of India

అర్జున్ భవేష్ మెహతా
Arjun Bhavesh Mehta

పుట్టిన తేదీ / DOB: 07/03/1995
పురుషుడు / Male

89783 10713

7992 1230 9297

నా ఆధార్, నా గుర్తింపు

భారత ప్రభుత్వం
Government of India

కైర నర్సింహ
Kaira Narsimha

పుట్టిన తేదీ/DOB: 01/01/1977
పురుషుడు/ MALE

970460 5116

2479 4638 8576
VID: 9191 9125 7343 9729

నా ఆధార్, నా గుర్తింపు

భారత ప్రభుత్వం
Government of India

కైర సుశీలా
Kaira Susheela

పుట్టిన తేదీ/DOB: 01/01/1978
స్త్రీ/FEMALE

99481 49450

6609 5175 3044
VID: 9113 0862 7907 1034

నా ఆధార్, నా గుర్తింపు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

క. కైర వెంకటేశ్

చిరునామా: S/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మండ్ల, శామీర్ పేట్ మండల్, లాల్ గడి మండ్ల, రాంగారెడ్డి, లాల్ గడి మండ్ల, 500078

Address: S/O: Kaira Pentayya, 4-31, Lalgadi Malakpet, Shameer Pet Mandal, Lalgadimalakpet, K.V. Rangareddy, Lalgadi Malakpet, Andhra Pradesh, 500078

1947 help@uidai.gov.in www.uidai.gov.in

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

చిరునామా: సుబ్బరాజులు భవేష్ వసంత్ మెహతా, ఏన్ ఎస్-1-10-32 బ్లాక్-సి, ఫ్లాట్ నె-503, 5వ ఫ్లోర్, వెల్కిన్ పార్క్, ప్రకాష్ నగర్, సేకండరాబాద్, తెలంగాణ, 500016

Address: C/O: Bhavesh Vasant Mehta, H NO-1-10-32 block-c, flat no-503, 5th floor, welkin park, prakash nagar, Secunderabad, Hyderabad, Telangana, 500016

Print Date: 11/05/2021

7992 1230 9297

1947 help@uidai.gov.in www.uidai.gov.in

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

చిరునామా: S/O: కైర వెంకటేశ్, 4-1/బి, లాల్ గడి మండ్ల, శామీర్ పేట్ మండల్, లాల్ గడి మండ్ల, కే.వి. రాంగారెడ్డి, తెలంగాణ - 500078

Address: S/O: Kaira Pentaiah, 4-1/B, lal gadi Malakpet, Shamirpet Mandal, Lalgadimalakpet, K.v. Rangareddy, Telangana - 500078

2479 4638 8576
VID: 9191 9125 7343 9729

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

చిరునామా: W/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మండ్ల, శామీర్ పేట్ మండల్, లాల్ గడి మండ్ల, కే.వి. రాంగారెడ్డి, తెలంగాణ - 500078

Address: W/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, Shameer Pet Mandal, Lalgadimalakpet, K.v. Rangareddy, Telangana - 500078

6609 5175 3044
VID: 9113 0862 7907 1034



GOVERNMENT OF INDIA

కైర సంగీత

Kaira Sangeetha



99481 49450

పుట్టిన సంవత్సరం/Year of Birth: 1999

స్త్రీ / Female

2837 9485 8742



ఆధార్ - సామాన్యని హక్కు



భారత ప్రభుత్వం
Government of India



కైర అనిల్ కుమార్

Kaira Anil Kumar

పుట్టిన తేదీ/DOB: 11/04/1994

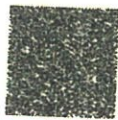
పురుషుడు/ MALE

99481 49450

2785 2150 7106

VID : 9124 7754 5932 3019

నా ఆధార్, నా గుర్తింపు



భారత ప్రభుత్వం
Government of India



కైర ప్రవీణ్ కుమార్

Kaira Praveen Kumar

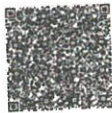
పుట్టిన తేదీ/DOB: 24/07/1997

పురుషుడు/ MALE

99481 49450

6352 9254 7628

నా ఆధార్, నా గుర్తింపు



భారత ప్రభుత్వం
Government of India



కైర సునీల్ కుమార్

Kaira Sunil Kumar

పుట్టిన తేదీ/DOB: 28/08/2001

పురుషుడు/ MALE

99481 49450

5470 0311 3746

VID : 9128 7545 7931 8441

నా ఆధార్, నా గుర్తింపు

Issue Date: 15/09/2021

Download Date: 26/10/2021



భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా: D/O: కైర వెంకటేశ్, 4-31

లాల్ గడి మలక్ పేట్, శామీర్ పేట్ మండల్

లాల్ గడి మలక్ పేట్, లాల్ గడి మలక్ పేట్

కె.వి.రంగారెడ్డి, ఆంధ్ర ప్రదేశ్, 500078

Address: D/O: Kaira

Venkatesh, 4-31, Lalgadi

Malakpet, Shameer Pet

Mandal, Lalgadimalakpet, K.

V.Rangareddy, Lalgadi

Malakpet, Andhra Pradesh,

500078

K. Sangeetha



1947
1800 180 1947



help@uidai.gov.in



www.uidai.gov.in



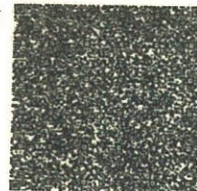
పి.ఎ. హార్స్ వెం. 1947,
తెలంగాణ - 560001

చిరునామా:

S/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మలక్ పేట్, శామీర్ పేట్ మండల్, లల్ గడి మలక్ పేట్, కె.వి. రంగారెడ్డి, తెలంగాణ - 500078

Address:

S/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, Shameer Pet Mandal, Lalgadimalakpet, K.v. Rangareddy, Telangana - 500078



K. Sangeetha

2785 2150 7106

VID : 9124 7754 5932 3019



భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

చిరునామా:

S/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మలక్ పేట్, శామీర్ పేట్ మండల్, లల్ గడి మలక్ పేట్, కె.వి. రంగారెడ్డి, తెలంగాణ - 500078

లాల్ గడి మలక్ పేట్, లాల్ గడి మలక్ పేట్

కె.వి. రంగారెడ్డి, ఆంధ్ర ప్రదేశ్, 500078

తెలంగాణ - 500078

చిరునామా:

S/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మలక్ పేట్, శామీర్ పేట్ మండల్, లల్ గడి మలక్ పేట్, కె.వి. రంగారెడ్డి, తెలంగాణ - 500078

లాల్ గడి మలక్ పేట్, లాల్ గడి మలక్ పేట్

కె.వి. రంగారెడ్డి, ఆంధ్ర ప్రదేశ్, 500078

తెలంగాణ - 500078

K. Praveen

6352 9254 7628

Carry Aadhaar in your smart phone - use
mAadhaar App.



భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ

Unique Identification Authority of India

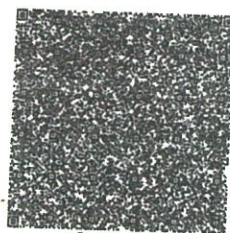


చిరునామా:

S/O: కైర వెంకటేశ్, 4-31, లాల్ గడి మలక్ పేట్, శామీర్ పేట్ మండల్, లల్ గడి మలక్ పేట్, కె.వి. రంగారెడ్డి, తెలంగాణ - 500078

Address:

S/O: Kaira Venkatesh, 4-31, Lalgadi Malakpet, Shameer Pet Mandal, Lalgadimalakpet, K.v. Rangareddy, Telangana - 500078



K. Sunil

5470 0311 3746

VID : 9128 7545 7931 8441



1947



help@uidai.gov.in



www.uidai.gov.in

భారత ప్రభుత్వం
Government of India

సామల ఆనంద్ రెడ్డి
Samala Anand Reddy
పుట్టిన తేదీ/DOB: 21/05/1977
పురుషుడు/ MALE

98480 5 2222

2047 2903 9289
VID : 9136 3772 4147 7179

నా ఆధార్, నా గుర్తింపు

Download Date: 28/10/2020

Issue Date: 23/05/2020

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

చిరునామా:
సంబంధితము: కామల పత్ రెడ్డి, 1-5-1076/3/301,
ఫాదర్ బాలాయ్య నగర్, గోల్డెన్ ప్యాలస్ అప్స్, లాల్ గాడి,
హైదరాబాద్,
తెలంగాణ - 500010

Address:
C/O: Samala Satha Reddy, 1-5-1076/3/301,
Father Balajiah Nagar, Golden Palace Apts,
Alwal, Hyderabad,
Telangana - 500010

2047 2903 9289
VID : 9136 3772 4147 7179

1947 | help@uidai.gov.in | www.uidai.gov.in

భారత ప్రభుత్వం
GOVERNMENT OF INDIA

కన్ రెడ్డి రాజరెడ్డి
Kanreddy Rajireddy

98488 2685 23

పుట్టిన సంవత్సరం/Year of Birth: 1970
పురుషుడు/ Male

6246 2659 8311

ఆధార్ - సామాన్యుని హక్కు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా: S/O: కన్ రెడ్డి యాదరెడ్డి
5-76, లాల్ గాడి మలక్పేట్
కామిరపేట్ మండల్, లాల్ గాడి మలక్పేట్
లాల్ గాడి మలక్పేట్, కె.వి.రంగారెడ్డి
అంధ్ర ప్రదేశ్, 500078

Address: S/O: Kanreddy
Yadireddy, 5-76, lai gadi
Malakpet, shamirpet Mandal,
Laigadimalakpet, K.V.
Rangareddy, Laigadi
Malakpet, Andhra Pradesh,
500078

1947 | help@uidai.gov.in | www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001

भारत सरकार
GOVERNMENT OF INDIA

9100126998

సీతారామంజనేయులు బురి
Sitaramanjaneeyulu Burri
పుట్టిన తేదీ/DOB: 16/08/1967
పురుషుడు/ MALE

Mobile No: 9849629678

4830 9962 3820
VID : 9183 9026 9107 8060

నా ఆధార్ - నా గుర్తింపు

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా:
S/O కోటేశ్వర రావు బురి, ప్లాట్ నో 1, 6-107/1, శ్రీ
వెంకటేశ్వర కాలనీ, గ్రాంపంచాయతీ డగ్గర, ఇంజాపూర్,
హయత్ నగర్, కె.వి.రంగారెడ్డి,
తెలంగాణ - 501510

Address :
S/O Koteswara Rao Burri, Plot No 1, 6- 107/1, Sri
Venkateswara Colony, Near Grampanchayathi,
Injapur, Hayathnagar, K.V. Rangareddy,
Telangana - 501510

4830 9962 3820
VID : 9183 9026 9107 8060

1947 | help@uidai.gov.in | www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001

bu at - 2010

