



Vedic Constructions

United Avenues Survey No.418,425,470, Manchirevula Narsingi,
Hyderabad - 500 030 T.S.

To,
The Manager,
SBI Bank,
Hyderabad Branch.

Date: 27.01.2020
Place: Hyderabad.

Dear Sir,

This is to confirm that we have sold flat no. 602 on the Fifth floor in block no. 'B' of 'AMIGO UNITED AVENUES' situated at Survey Nos. Sy. Nos. 418, 425 & 470 of Manchirevula Village, Rajendranagar Revenue Mandal, Ranga Reddy District to Mr.Binnuri Prashanth, Son of Mr.Sachitananda Murthy Binnuri, for total Consideration of Rs. 57,20,775/- (Rupees Fifty Seven Lakhs Twenty Thousand Seven Hundred and Seventy Five only) of which Rs 5,70,000 /- (Rupees Five Lakhs Seventy Thousand only) received by us and the balance Rs. 51,50,775/- (Rupees Fifty One Lakhs Fifty Thousand Seven Hundred and Seventy Seven only) is due.

We here by assure that the said flat as well as the said building and the land appurtenant thereto are not subject to encumbrance, charge or liability of any kind whatsoever and that the entire property is free and marketable and the constructions are made as per the approved plans by the local concerned authorities.

We further confirm that we have a clear legal and marketable title to said property and every part thereof. And that all taxed and dues in respect thereof have been paid upto the date.

We further confirm that we have "No Objection" to your giving a loan to the said purchasers, Mr.Binnuri Prashanth, Son of Mr.Sachitananda Murthy Binnuri, and mortgaging the said flat to you by way of security for repayment of the said loan. Notwithstanding anything to the contrary contained in our agreement of sale dated 25.07.2019, Mr.Binnuri Prashanth, Son of Mr.Sachitananda Murthy Binnuri, in favouring the above purchasers, we also undertake to inform and give proper notice to the flat owners of the association which is recognized by the Govt. of Andhra Pradesh is formed about the flat being so mortgaged. We hereby undertake to forward the original title deeds of the purchasers of the above said flat duly registered directly to SBI without parting the same with the allotted of the first during the tendency of the loan under intimation to the borrower.

We further agree that in case the agreement for sale of the flat / premises executed between ourselves and Mr.Binnuri Prashanth, Son of Mr.Sachitananda Murthy Binnuri, is terminated or otherwise the flat / premises purchase transaction is cancelled on account of non payment of own contribution or for any reason whatsoever, then your bank shall have priority over the sum or sums of money advanced Mr.Binnuri Prashanth, Son of Mr.Sachitananda Murthy Binnuri, and paid to us, and we hereby undertake to forthwith refund to you without demur, such sum / sums of money paid to us.

Yours faithfully,

For M/s Vedic Constructions



Authorised Signatory.