

Government of Telangana Registration And Stamps Department

8056/2025

Payment Details - Citizen Copy - Generated on 03/07/2025, 12:27 PM

SRO Name: 1504 Medchal (R.O)

Receipt No: 8582

Receipt Date: 03/07/2025

Name: K PRABHAKAR REDDY

CS No/Doct No: 8180 / 2025

Transaction: Sale Deed

Challan No:

E-Challan No: 7719PK010725

Chargeable Value: 3300000

DD No:

DD Dt:

Challan Dt:

E-Challan Dt: 01-JUL-25

Bank Name:

Bank Branch:

E-Challan Bank Name: HDFC

E-Challan Bank Branch:

Account Description

Amount Paid By

	Cash	Challan	DD	E-Challan
Registration Fee				16500
Transfer Duty /TPT				49500
Deficit Stamp Duty				181400
User Charges				1000
Mutation Charges				3300
Total:				251700
In Words: RUPEES TWO LAKH FIFTY ONE THOUSAND SEVEN HUNDRED ONLY				

RETURNED

Prepared By: NARESH

Signature by SR

OFF
810505

SCANNED

Phone No:
Sold To/Issued To:
Tharalla ramesh
For Whom/ID Proof:
Self

SMT. T. JAYANTHI
8/8023 44/S,
THIRUMALANAGAR,
AMBERPET,
HYDERABAD 500013
TELANGANA
500175



BOOK - 1 DOC.NO. 8057/2025
JOINT SUB REGISTRAR : MEDCHAL (R.O.)



₹ 0000100/-
ZERO ZERO ZERO ZERO ONE ZERO ZERO

38161911751534827659-0004287
3816191 71/2022

Affidavit



MEMORANDUM OF DEPOSIT OF TITLE DEEDS.

THIS MEMORANDUM DEPOSIT OF TITLE DEEDS is made on this 3rd day of July' 2025 at S.R.O, Medchal (R.O), Medchal-Malkajgiri District by:

Mr. Tharalla Ramesh, Son of Mr. Tharalla Venkaiah, aged about 27 years, Occupation: Service residing at H. No. 5-5, Gullakota Village, Endapalli Mandal, Jagtial District, Telangana-505 526 {Pan No.FDNPR7753G, Mobile No.73374 36526}

(Hereinafter referred to as the "Depositor" / Party on the 1st part", which expression shall unless repugnant to the context or inconsistent with the meaning thereof mean and include her legal heirs, successors executors, administrators and assigns of the one part)

attended the branch office of BANK OF BARODA, M. G. Road Branch at Hyderabad (hereinafter called "BOB") and delivered to and deposited with Shri. Vijayendran Maka aged about 35 years of BOB (TAN NO.MUMB21345C), acting for BOB, the documents of title, evidences, deeds and writings more particularly described in the First Schedule hereunder written (hereinafter called "the said title deeds") in respect of immovable properties belonging to the Depositor and for all that portion forming a deluxe flat bearing no. 310 on the third floor in block no. 'A' admeasuring 800 sft. of super built-up area together with proportionate undivided share of land to the extent of 44.10 sq. yds. and a reserved parking space for single car in the basement admeasuring about 105 sft. in the residential complex named as 'Bloomdale Residency at Genome Valley', forming part of Sy. No. 31, situated at Muraharipally Village, Shamirpet Mandal, Medchal-Malkajgiri District (formerly known as Medchal Mandal, Ranga Reddy District) and more particularly described in the Second Schedule hereunder written both present & future (hereinafter referred to as "the said immovable properties") with intent to create a mortgage by deposit of title deeds to secure on a first charge basis the due repayment and discharge to BOB for their below mentioned financial assistance to Mr.Tharalla Ramesh, Son of Mr. Tharalla Venkaiah

T. Ramesh.

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Medchal (R.O) along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 2470/- paid between the hours of _____ and _____ on the 03rd day of JUL, 2025 by Sri T Ramesh

Execution admitted by (Details of all Executants/Claimants under Sec 32A):

SI No Code	E-kyc Details as Received from UIDAI	Photo	Thumb Impression/ Signature
1 MR	Aadhar No XXXXXXXX5248 NAME: THARALLA RAMESH S/O VENKAIAH GULLAKOTA, VELGATOOR, KARIMNAGAR, TELANGANA, 505526	 THARALLA RAMESH: [1504-1-2025-8179] THARALLA RAMESH S/O. THARALLA VENKAIAH H NO 5-5 GULLAKOTA VILL ENDAPALLI MDL, JAGITAL DIST	 T. Ramesh

Identified by Witness:

SI No	E-kyc Details as Received from UIDAI	Photo	Thumb Impression/Signature
1	Aadhar No: XXXXXXXX5944 NAME: NADIMIDODDI DHAYAKAR C/O NADIMIDODDI SHANTHAIAH Peddapur, Marpalle, K.v. Rangareddy, Telangana, 501106	 N DHAYAKAR::03/07 [1504-1-2025-8179] N DHAYAKAR HYD	 N. Dhayakar
2	Aadhar No: XXXXXXXX3410 NAME: POTHARAVENI VAMSHI C/O POTHARAVENI KOMURIAH Kachapur, Shankarapatnam, Karimnagar, Telangana, 505470	 P VAMSHI::03/07/20: [1504-1-2025-8179] P VAMSHI KAIRMNAGAR	 P. Vamshi

03rd day of July, 2025

Signature of Sub Registrar
Medchal (R.O)

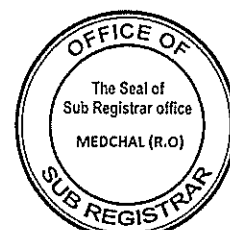
Biometrically Authenticated by
SRO VANAM RENUKA
on 03-JUL-2025 12:33:38

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

Description of Fee/Duty	In the Form of						Total
	Stamp Papers	Challan u/S 41 of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	
Stamp Duty	100	0	12235	0	0	0	12335
Transfer Duty	NA	0	0	0	0	0	0
Reg. Fee	NA	0	2470	0	0	0	2470
User Charges	NA	0	500	0	0	0	500
Mutation Fee	NA	0	0	0	0	0	0
Total	100	0	15205	0	0	0	15305

Rs. 12235/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 2470/- towards Registration Fees on the chargeable value of Rs. 2467000/- was paid by the party through E-Challan/BC/Pay Order No ,7584U6280625 dated ,28-JUN-25 of ,HDFS/

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Nature of facility

LIMIT

i) **Baroda home Loan**

Rs.24,67,000/-

Aggregating to Rs.24,67,000/-(Rupees Twenty Four Lakhs Sixty Seven Thousand Only) together with interest, additional interest, compound interest, further interest by way of liquidated damages, commitment charges, premia on prepayment or on redemption, costs, charges, expenses and other moneys payable under their Heads of Agreement/Loan Agreements/Letters of Sanction/Memorandum of Terms and Conditions amended from time to time.

THE Depositor further stated that the said title deeds so deposited were the only documents of title relating to the said immovable properties in his possession, power and control and that he had a clear and marketable title to the said immovable properties.

The aforesaid deposit of title deeds was deposited by Mr.Tharalla Ramesh, Son of Mr. Tharalla Venkaiah in the presence of Mr. Jambhrunkar Deepakraj (officer of BOB)

FIRST SCHEDULE

(List of documents of title, evidences, deeds and writings)

S.NO	DOCUMENT NUMBER & DOCUMENT DATE	DESCRIPTION OF DOCUMENT	ORIGINAL/CERTIFIED COPY
1	8056/2025, dated 03-07-2025 registered at SRO, Medchal (R.O)	SALE DEED	Original
2	05-10-2024	Agreement of sale	Original

SECOND SCHEDULE

Description of the Scheduled Land

All that part and parcel of land admeasuring Ac.0-39 gts., forming part of Sy. No. 31, situated at Muraharipally Village, Shamirpet Mandal (Erstwhile Medchal Mandal), Medchal-Malkajgiri District (Erstwhile Ranga Reddy District) and bounded by:

North	Neighbour's land
South	Neighbour's land
East	Neighbour's land
West	33 feet wide road & Land belonging to M C Modi Educational Trust

T. Ramesh

Online Payment Details Received from SBI e-Pay :

(1). AMOUNT PAID: Rs. 15255/-, DATE: 28-JUN-25, BANK NAME: HDFC, BRANCH NAME: , BANK REFERENCE NO: 5350823361237, PAYMENT MODE: NB-1001138, ATRN: 5350823361237, REMITTER NAME: MR. THARALLA RAMESH, EXECUTANT NAME: MR. THARALLA RAMESH, CLAIMANT NAME: BANK OF BARODA).

Date:

03rd day of July, 2025

Signature of Registering Officer

Medchal (R.O)

Certificate of Registration

Registered as document no. 8057 of 2025 of Book-1 and assigned the identification number 1 - 1504 - 8057 - 2025 for Scanning on 03-JUL-25 .

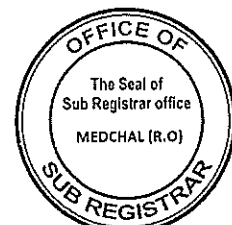
Registering Officer

Medchal (R.O)

(V Renuka)

Bk - 1, CS No 8179/2025 & Doct No 8057/2025.
Sheet 2 of 4
Sub Registrar
Medchal (R.O)

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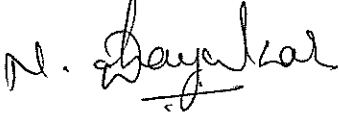
DESCRIPTION OF THE SCHEDULE FLAT

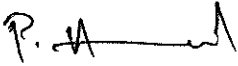
All that portion forming a deluxe flat bearing no. 310 on the third floor in block no. 'A' admeasuring 800 sft. of super built-up area (i.e., 640 sft. of built-up area & 160 sft. of common area) together with proportionate undivided share of land to the extent of 44.10 sq. yds. and a reserved parking space for single car in the basement admeasuring about 105 sft. in the residential complex named as 'Bloomdale Residency at Genome Valley', forming part of Sy. No. 31, situated at Muraharipally Village, Shamirpet Mandal, Medchal-Malkajgiri District (formerly known as Medchal Mandal, Ranga Reddy District) and bounded as under:

- North : Open to Sky & Flat No. 311
- South : Open to Sky & Flat No. 309
- East : Open to Sky & 5' wide corridor
- West : Open to Sky

(More particularly described in Sale Deed Doct No. 8056 of 2025, dated 03-07-2025 of SRO, Medchal (R. O), Medchal-Malkajgiri District.

Witness Signature:

1) 

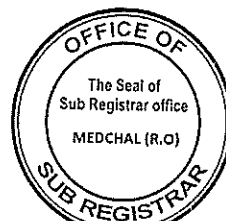
2) 


Signature of Depositor

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Sheet 3 of 4
Sub Registrar
Medchal (R.O)



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భారత ప్రభుత్వం
Government of India

ఆధార్

Aadhaar no. issued: 19/11/2013



తరాల రమేష్
Tharalla Ramesh
పుట్టిన తేదీ/DOB: 21/03/1998
పురుషుడు/ MALE

ఆధార్ అనేది గుర్తింపు రుజువు మాత్రమే, పౌరసత్వం లేదా పుట్టిన తేదీ కి కాదు. ఇది దృఢీకరణతో మాత్రమే ఉపయోగించాలి (ఆన్‌లైన్ ప్రమాణీకరణ లేదా QR కోడ్ / ఆఫ్‌లైన్ XML యొక్క స్కానింగ్ ద్వారా).
Aadhaar is proof of identity, not of citizenship or date of birth. It should be used with verification (online authentication, or scanning of QR code / offline XML).

4368 2939 5248

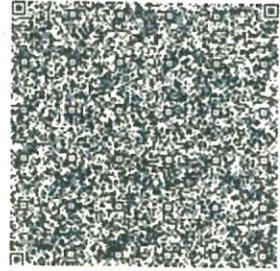
భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India

ఆధార్

చిరునామా:
S/O వెంకయ్య, 5-5, గుల్లకోట, గుల్లకోట, గుల్లకోట,
కరీంనగర్,
తెలంగాణ - 505526

Address:
S/O Venkaiah, 5-5, GULLAKOTA, Gullakota,
PO: Gullakota, DIST: Karimnagar,
Telangana - 505526

Details as on: 05/10/2024



T. Ramesh

4368 2939 5248
VID : 9189 3916 0708 5398

భారత ప్రభుత్వం
Government of India

ఆధార్



నడిమిద్దే ధయాకర్
Nadimidoddi Dhayakar
పుట్టిన తేదీ / DOB : 15/01/1996
పురుషుడు / Male

N. Dhayakar

8839 7474 5944

నా ఆధార్, నా గుర్తింపు

23/02/2013

To
నడిమిద్దే ధయాకర్
Nadimidoddi Dhayakar
C/O Nadimidoddi Shanthaiah,
2-74, Peddapur,
Somaram,
VTC: Peddapur,
PO: Malasomaram,
Sub District: Marpalle, District: K.v. Rangareddy,
State: Telangana,
PIN Code: 501106,

222

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Government of India

ఆధార్

Download Date: 02/03/2021



పోతరవేని వంశీ
Potharaveni Vamshi
పుట్టిన తేదీ/DOB: 08/06/1994
పురుషుడు/ MALE

P. H

4007 2729 3410

Issue Date: 19/02/2021

రిజిస్ట్రేషన్/ Enrolment No.: 2081/11049/20891

To
పోతరవేని వంశీ
Potharaveni Vamshi
C/O: Potharaveni Komuraiah
1-86
Kachapur
Shankarapatnam Mandal
Kachapur
Kachapur
Kachapur
Karimnagar Telangana - 505470
8712311346

Download Date: 02/03/2021

Iss

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