



L-H-Clery
E 646548

LEELA G. CHIMALG!

STAMP VENDOR

NY 102120 -

See Ben

5-4-78/A, Cellar, Ranigumf
SECUNDERABAD-500 003

96735
1000
1000

M/S. MEHTA & MODI HOMES, a registered partnership firm having its registered office at 5-4/187/3&4, II Floor, Soham Mansion, M.G. Road, Secunderabad – 500 003 represented by its Managing Partners Mr. Soham Modi, Son of Sri Satish Modi, aged about 36 years, Occupation: Business and Mr. Suresh U. Mehta, Son of Late Sri Uttamlal Mehta, aged about 56 years, Occupation: Business., hereinafter referred to as the Vendor (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

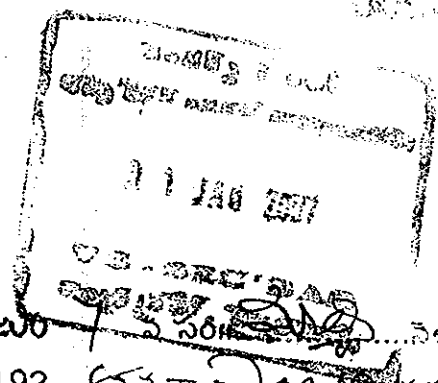
0000

For Mehta and Modi Homes

For Mehta and Modi Homes


Partner

Samuel H. Kline
Partner

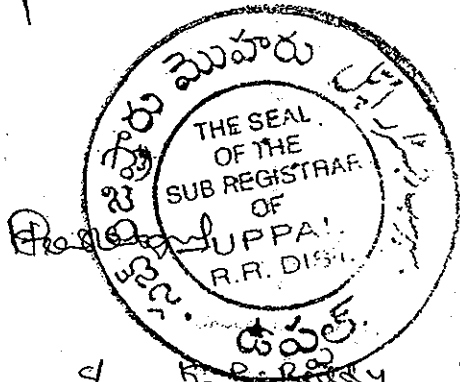


2886/07
 వ పుస్తకము.....సం||
 దస్తావేజాల మొత్తం కాగితముల
 సంఖ్య.....ఈ కాగితపు వరుస
 సంఖ్య.....

192 వ.శ.శా.ప్రా.గి.మా.సం.10...తేది
 పగలు...../...../.....గంటల మధ్య
 ఉప్పల్ సబ్-రిజిస్ట్రారు ఆఫీసులో

సబ్-రిజిస్ట్రారు

శ్రీ R. Probhakar Reddy
 రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32 ఎ-ను
 అనుసరించి సమర్పించవలసిన పోబోగ్రాఫులు
 మరియు పేలిముద్రలతో సహా దాఖలుచేసి
 రుసుము రూ|| 2470/- చెల్లించినారు.



Receipt No. 191130 Dt. 1/3/07 Vide
 SBH, Habsiguda Branch, Sec'bad

సానుబంధము లున్నట్లు
 తదమ ప్రతినిధులు



శ్రీ R. Probhakar Reddy & Co. Service
 5-A-187/3 & 4, 2nd floor, Saham nagar
 M-G Road, Sec'bad, through attested GA
 for Presentation of Documents, vide GA no.
 201/3K.2/06 at SRO, Uppal, R. R. Dist

సాపేక్షించినది

1. R. Raghunath: S/o:- R. Venkatesh & Co. Service
 A/o:- HANOVER-12-1-87; Amberpet, Sec'bad-17

2. R. Raghunath

KIRAN REDDY S/o. RAMESH REDDY & Co. BUSINESS
 A/o. 2-3-64/10/20, Amberpet, Hyderabad.

200.7.వ.సం||.....తేది
 192వ.శా.శా.ప్రా.గి.మా.సం.10...తేది

సబ్-రిజిస్ట్రారు

WHEREAS:

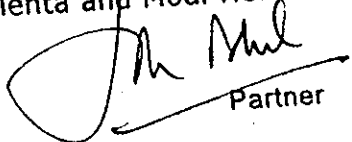
- A) The Vendor is the absolute owner and possessor of the land admeasuring about Ac. 6-09 Gt. forming part of Sy. No. 291, situated at Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District by virtue of various registered sale deeds as given hereunder and hereinafter referred to as the Schedule Land.

Sl. No.	Sale Deed Doc. No.	Dated	Extent of Land
1.	1756/2004	13/02/2004	202 Sq. Yds.
2.	1757/2004	13/02/2004	202 Sq. Yds.
3.	1758/2004	13/02/2004	202 Sq. Yds.
4.	1759/2004	13/02/2004	202 Sq. Yds.
5.	1760/2004	13/02/2004	202 Sq. Yds.
6.	2556/2004	01/03/2004	202 Sq. Yds.
7.	2557/2004	01/03/2004	202 Sq. Yds.
8.	2558/2004	01/03/2004	202 Sq. Yds.
9.	2559/2004	01/03/2004	202 Sq. Yds.
10.	2560/2004	01/03/2004	202 Sq. Yds.
11.	11573/2004	23/11/2004	Ac. 0-38 Gts.
12.	1655/2005	21/02/2005	Ac. 0-25 Gts.
13.	2247/2005	11/03/2005	Ac. 1-22 Gts.
14.	4973/2005	21/05/2005	Ac. 0-15 ½ Gts.
15.	4974/2005	21/05/2005	Ac. 0-29 1/3 Gts.
16.	6495/2005	07/07/2005	Ac. 1-22 ½ Gts.

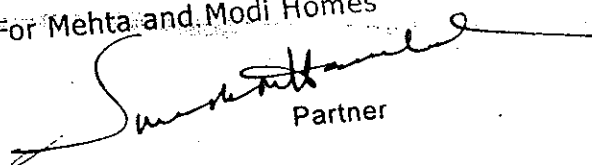
All the above Sale Deeds are registered at the office of the Sub-Registrar, Uppal, R. R. District.

- B) Originally the Scheduled Land stood in the name of Shri P. Sai Reddy as patta land and upon his death on 27/05/1998 the patta was granted in favour of his only son Sri P. Sanjeeva Reddy (patta no. 20, passbook no. 177970, title book no. 10420)
- C) The said Sri P. Sanjeeva Reddy executed an Agreement of Sale cum General Power of Attorney with possession in favour of Sri Kasula Shankar Goud, S/o. Rajaiah, vide document no. 535/04 dated 20.01.2004, registered at the Sub-Registrar, Uppal for sale of about Ac. 6-30 Gts. in Sy. No. 291 of Cherlapally Village, Ghatkesar Mandal, R. R. District. The Scheduled Land forms a portion of the said land. The Vendor has purchased the Scheduled Land by virtue of the above referred sale deeds which were executed by Sri Kasula Shankar Goud, S/o. Sri Rajaiah and Sri P. Sanjeeva Reddy, represented by its Agreement of Sale cum General Power of Attorney holder Sri Kasula Shankar Goud.
- D) The Vendor is desirous of developing the Scheduled Land by constructing independent bungalows thereon and has obtained layout from HUDA vide Permit No. 03/MP2/HUDA/2006 dated 15.02.2006.

For Mehta and Modi Homes


Partner

For Mehta and Modi Homes


Partner

1 వ పుస్తకము 2888/07
 దస్తావేజుల మొత్తం కాగితముల
 సంఖ్య 6..... ఈ కాగితపు వరుస
 సంఖ్య 2.....

పబ్-రిజిస్ట్రార్

I hereby certify Under Section 42 of Act II of 1864
 No. 2888 of 2007. Date 1/3/07

I hereby certify that the proper deficit
 stamp duty of Rs. 46315 Rupees. Forty four thousand -
 three hundred fifteen only
 has been levied in respect of this instrument
 from Sri. K. P. Reddy
 on the basis of the agreed Market Value
 consideration of Rs. 493500/- being
 higher than the consideration agreed Market
 Value.

S.R.O. Uppal

Dated 1/3/07

Sub Registrar
 and Collector U.S. 41&4
 INDIAN STAMP ACT

Registration Endorsement

An amount of Rs. 65610/- towards Stamp Duty
 Including Transfer duty and Rs. 2470/-
 towards Registration Fee was paid by the party
 through Challan Receipt Number 191130
 Dated 1/3/07 at SRI Habsiguda Branch Sec. 2nd.

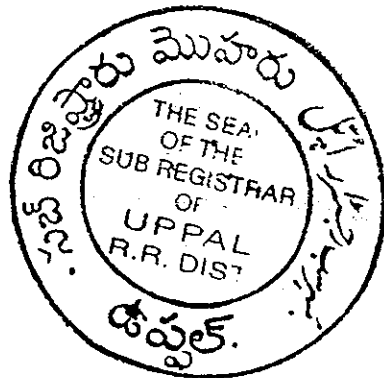
S.R.O. Habsiguda

A/c No. 01000050780

S.R.O. Uppal.

NOTE: Construction Agreement filed
 along with this sale deed for
 Rs. 2139500/- and Stamp duty
 Paid Rs. 213950/- Dt. 1/3/07

SUB-REGISTRAR

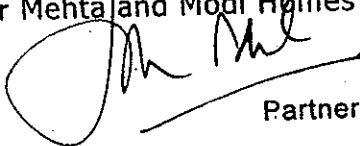


- E) The Vendee is desirous of purchasing a plot of land bearing no. 250 admeasuring 411 sq. yds. hereinafter referred to as the Scheduled Plot forming part of the Scheduled Land for a consideration of Rs. 4,93,500/- (Rupees Four Lakhs Ninety Three Thousand Five Hundred Only) and the Vendor is desirous of selling the same on the following terms and conditions:

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

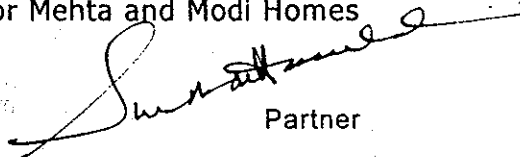
1. The Vendor do hereby convey, transfer and sell the Plot No. 250 admeasuring 411 sq. yds. forming part of Sy. No. 291 of Cherlapally Village, Ghatkesar Mandal, R. R. District, which is herein after referred to as the Scheduled Plot and more particularly described in the schedule and the plan annexed to this Sale Deed in favour of the Vendee for a consideration of Rs. 4,93,500/- (Rupees Four Lakhs Ninety Three Thousand Five Hundred Only). 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 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 on 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. 68175/- is paid by way of challan No. 191130, dated 01.03.07, drawn on SBH, Habsiguda, Hyderabad.

For Mehta and Modi Homes



Partner

For Mehta and Modi Homes



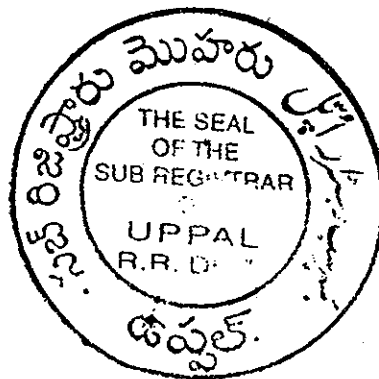
Partner

1వ పుస్తకము 2988/07 సంగీత
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య 1.....ఈ కాగితపు వరుస
సంఖ్య 3.....

సబ్-రిజిస్ట్రార్

1వ పుస్తకము సం॥ (శా.శ) పు 2988/07
నెంబరుగా రిజిస్టరు చేయబడి స్కానింగు నిమిత్తం
గుర్తింపు నెంబరు 2988/07-1-2007 ఇవ్వడమైన
2007 సం॥ మార్చి నెల 1 తేదీ

రిజిస్టరింగు అధికారి



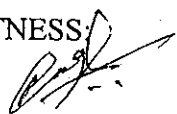
SCHEDULED PLOT

ALL THAT PIECE AND PARCEL OF LAND bearing Plot No. 250 admeasuring about 411 sq. yds. forming part of Sy. No. 291, situated at Block No. 2, Cherlapally Village, Ghatkesar Mandal, Ranga Reddy District, marked in red in the plan annexed hereto, bounded on:

North	Plot No. 249
South	40' wide road
East	40' wide road
West	Plot No. 268

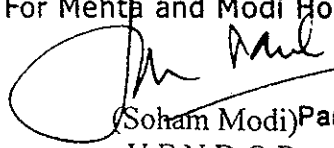
IN WITNESSES WHEREOF this Sale Deed is made and executed on date mentioned above by the parties hereto in presence of the witnesses mentioned below:

WITNESS:

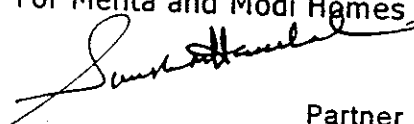
1. 

2. 

For Mehta and Modi Homes


(Soham Modi) Partner
VENDOR

For Mehta and Modi Homes


Partner
(Suresh U Mehta)
VENDOR

VENDEE

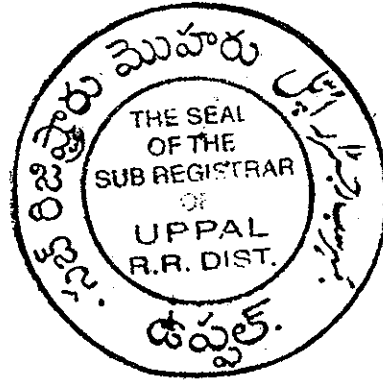
1వ ప్రస్తావన 2888/07

దస్తావేజుల మొత్తం కాగితముల

పంఖ్య...ఈ కాగితపు వరుస

పంఖ్య...6

పేద-రిజిస్ట్రార్.



REGISTRATION PLAN SHOWING

PLOT NO. 250, FORMING A PART

SURVEY NO. 291**Situated at**

CHERLAPALLY VILLAGE, GHATKESAR

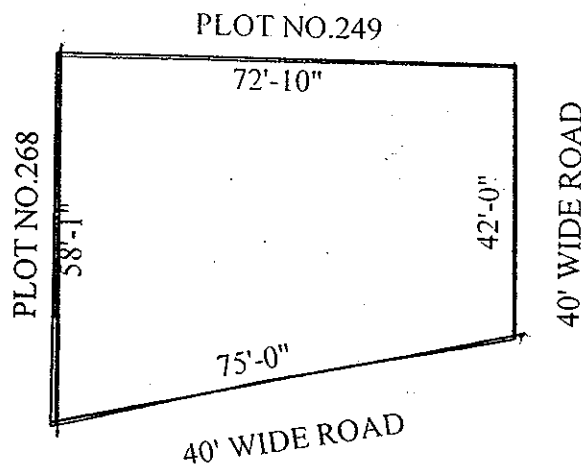
Mandal, R.R. Dist.**VENDOR:** M/S. MEHTA & MODI HOMES, REPRESENTED BY ITS PARTNERS

1. MR. SOHAM MODI, SON OF SRI SATISH MODI

2. MR. SURESH U. MEHTA, SON OF LATE SRI UTTAMLAL MEHTA

BUYER: MR. GARIMELLA SRIRAMAKRISHNA SHRI, SON OF MR. G. N. SOMAYAJULU**REFERENCE:**
AREA:

411

SCALE:
SQ. YDS.**INCL:**
SQ. MTRS.**EXCL:**

For Mehta and Modi Homes

For Mehta and Modi Homes

WITNESSES:

Partner

Partner

1.

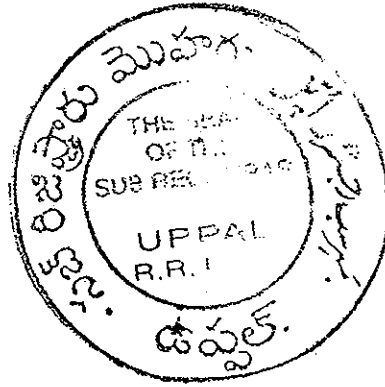
SIG. OF THE VENDOR

2.

SIG. OF THE BUYER

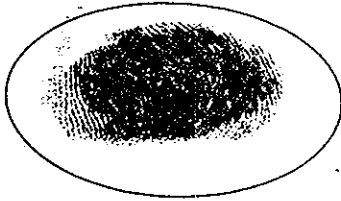
1వ పుస్తకము 288/07
ఉన్నావేజాల మొత్తం కాగితముల
పంఖ్య.....ఈ కాగితపు వరుస
పంఖ్య.....


పబ్లికేషన్స్



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

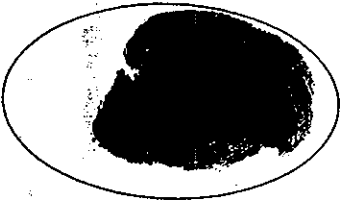
SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
--------	--	--	--



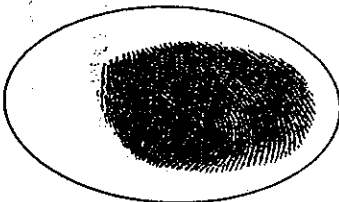
VENDOR:

M/S. MEHTA & MODI HOMES
HAVING ITS OFFICE AT 5-4-187/3 & 4
III FLOOR, SOHAM MANSION
M. G. ROAD, SECUNDERABAD
REP. BY ITS PARTNERS

1. MR. SOHAM MODI
S/O. MR. SATISH MODI



2. MR. SURESH U. MEHTA
S/O. LATE UTTAMLAL MEHTA
(O). 5-4-187/3 & 4, III FLOOR
SOHAM MANSION, M. G. ROAD
SECUNDERABAD - 500 003



GPA FOR PRESENTING DOCUMENTS:

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.

SIGNATURE OF WITNESSES:

1.

2.

For Mehta and Modi Homes

Partner

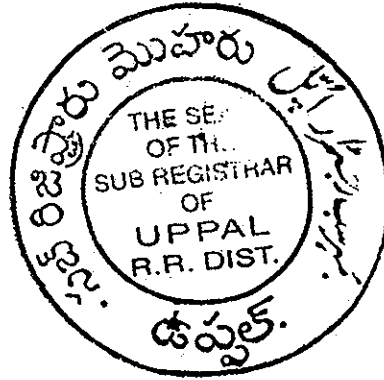
For Mehta and Modi Homes

Partner

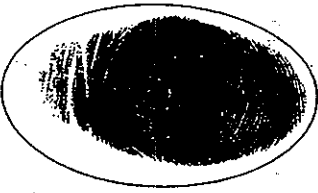
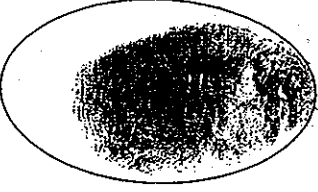
SIGNATURE OF THE EXECUTANTS

1 వ పుస్తకము గీతము. (సం. 7)
దస్తావేజాల మొత్తం కాగితముల
సంఖ్య. 4.....ఈ కాగితపు వరుస
సంఖ్య. 6.....

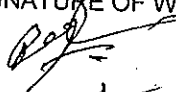

సబ్-రిజిస్ట్రార్



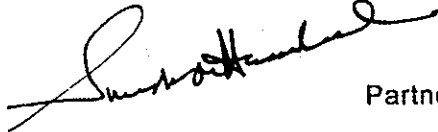
PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH BLACK & WHITE	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			BUYER: MR. GARIMELLA SRIRAMAKRISHNA SHRI S/O. MR. G. N. SOMAYAJULU R/O. 409A, NAGILLA TOWERS SHYAMLAL BUILDING BEGUMPET HYDERABAD - 500 016.
			REPRESENTATIVE: MR. G. N. SOMAYAJULU S/O. R/O. 409A, NAGILLA TOWERS SHYAMLAL BUILDING BEGUMPET HYDERABAD - 500 016.

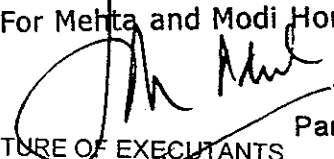
SIGNATURE OF WITNESSES:

1. 
2. 

For Mehta and Modi Homes


Partner

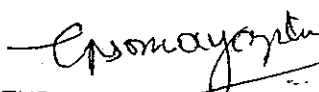
For Mehta and Modi Homes

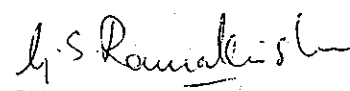

SIGNATURE OF EXECUTANTS

Partner

NOTE: If the Buyer(s) is/are not present before the Sub Registrar, the following request should be signed.

I/We stand herewith my/our photograph(s) and finger prints in the form prescribed, through my representative, Mr. G. N. Somayajulu, as I / We cannot appear personally before the Registering Officer in the Office of Sub-Registrar of Assurances, Uppal, Ranga Reddy District.


SIGNATURE OF THE REPRESENTATIVE


SIGNATURE(S) OF BUYER(S)

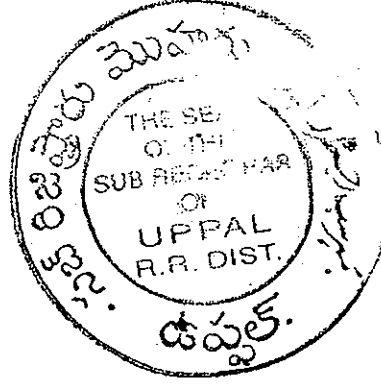
1 వ పుస్తకము 288/97

దస్తావేజాల మొత్తం కాగితము

సంఖ్య...ఈ కాగితపు వరుస

పంఖ్య...


పేర్ ఇచ్చి



INDIAN UNION DRIVING LICENCE ANDHRA PRADESH



DRIVING LICENCE
OLDAP01193822002
PRABHAKAR REDDY K
K PADMA REDDY
2-3-64/10074
JAISHREE GARDEN
AMBERPET
HYDERABAD

06-07-2002 DUPLICATE
Licensing Authority
GTA, HYDERABAD, EC

भारत गणराज्य REPUBLIC OF INDIA
भारत सरकार
पर्यटन विभाग
प्राप्त कार्यालय, हैदराबाद
Passport Office, Hyderabad.

भारत गणराज्य में निवास करने वाले नागरिकों को भारत में प्रवेश करने के लिए आवश्यक है कि वे भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करें।
यदि आप भारत में प्रवेश करने के लिए भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करते हैं, तो आप भारत में प्रवेश करने के लिए भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करते हैं।

भारत गणराज्य में निवास करने वाले नागरिकों को भारत में प्रवेश करने के लिए आवश्यक है कि वे भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करें।
यदि आप भारत में प्रवेश करने के लिए भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करते हैं, तो आप भारत में प्रवेश करने के लिए भारत सरकार द्वारा जारी किया गया वैध दस्तावेज प्रस्तुत करते हैं।

REMARK SIGNATURE
18-10-1969
CHIEF COMMISSIONER OF INCOME TAX, ANDHRA PRADESH

वर्तमान खाता नंबर / PERMANENT ACCOUNT NUMBER
ABMPM6725H
नाम / NAME
SOHAM SATISH MODI
पिता का नाम / FATHER'S NAME
SATISH MANILAL MODI

भारत गणराज्य REPUBLIC OF INDIA
IND
B 2791005
MODI
SOHAM SATISH MODI
INDIAN
MALE
18-10-1969
MUMBAI
HYDERABAD
9-10-2000 8-10-20

For Mehta and Modi Homes

Partner

For Mehta and Modi Homes

Partner

1 వ పుస్తకము 2988/27

దస్తావేజుల మొత్తం కాగితములు

సంఖ్య...ఈ కాగితపు వరుస

సంఖ్య...ఈ

సబ్-రిజిస్ట్రారు

