



Government of Telangana
Registration And Stamps Department

4634/2020

Payment Details - Citizen Copy - Generated on 21/03/2020 12:26 PM

SRO Name: 1526 Kapra

Receipt No: 1785

Receipt Date: 21/03/2020

Name: SUMAN R. MULANI

Transaction: Sale Deed

CS No/Dost No: 1660 / 2020

Chargeable Value: 3589000

DD No:

Challan No:

E-Challan No: 8723IC190320

Bank Name:

DD Dt:

Challan Dt:

E-Challan Dt: 19-MAR-20

E-Challan Bank Name: SBIN

Bank Branch:

E-Challan Bank Branch:

Account Description

Amount Paid By

	Cash	Challan	DD	E-Challan
Registration Fee				17945
Transfer Duty /TPT				53835
Deficit Stamp Duty				143460
User Charges				100
Total:				215340

In Words: RUPEES TWO LAKH FIFTEEN THOUSAND THREE HUNDRED FORTY ONLY

Prepared By: KISHORE

Signature by SR

07/03/20
2-5-164

SCANNED



తెలంగాణ తెలంగాణ TELANGANA

S.No. 4566 Date: 09-10-2015

Sold to: Smt. SUMAN R MULANI

W/o. Shri RATAN N MULANI

For Whom: SELF

D 716748

T. LALITHA

LICENSED STAMP VENDOR
LIC.No.16-09-074/2012,
Plot No.32, H.No.3-48-266,
Kakaguda, Karkhana,
Canmtt. Sec'bad. Ph:7842562342

SALE DEED

This Sale Deed is made and executed on this the 21st day of March 2020 at S.R.O, Kapra, Medchal-Malkajgiri District by and between:

Mrs. Suman R. Mulani, Wife of Mr. Ratan N. Mulani, aged about 58 years, residing at Plot No. 30, 31, Surya Nagar Colony, inside Kaushalya Estate, Kharkhana, Secunderabad {Pan No.AHCPM9208R}, hereinafter called the "Vendor" (Which expression where the context so permits shall mean and include his/her/their heirs, successors, legal representative, executors, nominee, assignee etc.).

AND

M/s. Vista Homes, a registered Partnership firm having its office, at 5-4-187/3 & 4, 2nd Floor, Soham Mansion, M. G. Road, Secunderabad - 500 003., represented by its Partners:-
(1) M/s. Summit Sales LLP (formerly known as M/s. Summit Housing Pvt. Ltd) rep., by authorised signatory, Shri Soham Modi, S/o. Late Satish Modi, aged about 49 years, Occupation: Business, resident of Plot No. 280, Road No. 25, Jubilee Hills, Hyderabad and (2) Shri Bhavesh V. Mehta, S/o. Late Vasant U. Mehta, aged about 48 years, Occupation: Business, resident of Uttam Towers, D. V. Colony, Secunderabad, hereinafter called the "Consenting Party"

For VISTA HOMES

Suman R. Mulani

Partner

For VISTA HOMES

Partner

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Kapra along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 17945/- paid between the hours of 12 and 1 on the 21st day of MAR, 2020 by Sri Soham Modi

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

SI No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 PRAMOD KUMAR AVULA::21/03/20 [1526-1-2020-1660]	PRAMOD KUMAR AVULA S/O. LATE.GOPAL SWAMY FLAT NO.G-03 BUILDING 106 THE GARDENS, JEBAL ALI DUBAI UAE	A. Pramod
2	EX		 SUMAN R. MULANI::21/03/20 [1526-1-2020-1660]	SUMAN R. MULANI W/O. RATAN N. MULANI PLOTNO.30,31 SURYA NAGAR CLY KHARKHANA SEC BAD	Suman R. Mulani
3	EX		 CONSENTING PARTY REP BY [1526-1-2020-1660]	CONSENTING PARTY REP BY K.PRABHAKAR REDDY S/O. K.PADMA REDDY 5-4-187/3&4 2 ND FLOOR, SOHAM MANSION M.G.ROAD SEC BAD	K. Prabhakar Reddy

Identified by Witness:

SI No	Thumb Impression	Photo	Name & Address	Signature
1		 B SUJATHA::21/03/2020.12:11 [1526-1-2020-1660]	B SUJATHA HYD-BAD	B Sujatha
2		 RATAN N MULANI::21/03/2020 [1526-1-2020-1660]	RATAN N MULANI HYD-BAD	Ratan N. Mulani

21st day of March,2020

Signature of Sub Registrar
Kapra

E-KYC Details as received from UIDAI:

SI No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX0326 Name: Suman R Mulani	W/O Ratan N Mulani, Tirumalagiri, Hyderabad, Telangana, 500009	
2	Aadhaar No: XXXXXXXX9204 Name: Kandi Prabhakar Reddy	Amberpet, Hyderabad, Telangana, 500013	

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Kapra

IN FAVOUR OF

Mr. Pramod Kumar Avula, Son of Late Gopal Swamy, aged about 43 years, Occupation: Service residing at Flat No. G-03, Building 106, The Gardens, Jebal Ali, Dubai, UAE., hereinafter called the "Buyer" (Which expression where the context so permits shall mean and include his/her/their heirs, successors, legal representative, executors, nominee, assignee, etc.).

WHEREAS:

- A. The Vendor is the absolute and exclusive owner and possessor of deluxe apartment bearing flat no. 404 on the fourth floor, in block no. 'E', admeasuring 950 sft. of super built-up area (i.e., 760 sft. of built-up area & 190 sft. of common area) together with proportionate undivided share of land to the extent of 57.71sq. yds. and a reserved parking space for single car in the basement admeasuring about 100 sft. in the residential complex named as "Vista Homes", forming part of Sy. Nos. 193, 194 and 195, situated at Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District) hereinafter referred as Scheduled Flat and is more fully described at the foot of the document. The Vendor under an understanding with the Builder i.e., M/s. Vista Homes, has purchased undivided share of land pertaining to the Scheduled Flat from the Builder vide sale deed bearing no.1544/2013, dated 25.03.2013 registered at the office of the Sub-Registrar, Kapra and the Builder has agreed to construct the Scheduled Flat.
- B. Originally, land admeasuring Ac. 5-25 Gts., in Survey Nos. 193, 194 & 195, Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District) (hereafter referred to as the Schedule Land) belonged to a partnership firm M/s. Vista Homes having purchased the same by virtue of various registered sale deeds and Agreement of Sale cum General Power of Attorney as given hereunder.

Sl. No.	Deed Doc. No.	Dated	Extent of Land
1.	1426/2007	19.02.2007	Ac. 3-01 gts.
2.	3000/2007	21.04.2007	Ac.1-10 gts.
3.	4325/2007	16.06.2007	Ac.0-12 gts.
4.	(AGPA) 1842/09	30.07.2009	Ac.1-02 gts.

- C. Whereas M/s. Vista Homes (herein after referred to as the Builder) has agreed to develop land admeasuring about Ac.5-25 Gts., forming a part of Sy. Nos. 193, 194 & 195, Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District), hereinafter referred to as the Scheduled Land. The development consisting of 403 flats in 9 blocks with certain common amenities is named as 'Vista Homes' and obtained necessary technical approval from GHMC in file no. 24386/11/04/2012, permit no.17811/HO/EZ/Cir-1/2012 dated 11.12.2012.
- D. The Buyer is desirous of purchasing flat no. 404 on the fourth floor, in block no. 'E', in the proposed group housing scheme known as Vista Homes and has approached the Vendor.
- E. The Buyer has inspected all the title documents of the Vendor in respect of the Scheduled Flat and the Buyer upon such inspection etc., is satisfied as to the title of the Scheduled Flat.

Suman R. Avula

For VISTA HOMES

[Signature]
Partner

For VISTA HOMES

[Signature]
Partner

E-KYC Details as received from UIDAI:

SI No	Aadhaar Details	Address:	Photo
3	Aadhaar No: XXXXXXXX2927 Name: Avula Pramod Kumar	S/O Avula Gopal Swamy, Nagaram, K.v. Rangareddy, Telangana. 500083	

Endorsement: Stamp Duty, Tranfer 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	143460	0	0	0	143560
Transfer Duty	NA	0	53835	0	0	0	53835
Reg. Fee	NA	0	17945	0	0	0	17945
User Charges	NA	0	100	0	0	0	100
Total	100	0	215340	0	0	0	215440

Rs. 197295/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 17945/- towards Registration Fees on the chargeable value of Rs. 3589000/- was paid by the party through E-Challan/BC/Pay Order No .87231C190320 dated ,19-MAR-20 of ,SBIN/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 215340/-, DATE: 19-MAR-20, BANK NAME: SBIN, BRANCH NAME: , BANK REFERENCE NO: 1171229975811, PAYMENT MODE: CASH-1000200, ATRN: 1171229975811, REMITTER NAME: PRAMOD KUMAR AVULA, EXECUTANT NAME: SUMAN R MULANI, CLAIMANT NAME: PRAMOD KUMAR AVULA).

Date:

21st day of March, 2020

Signature of Registering Officer

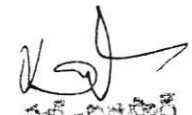
Kapra

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Kapra

వివాదము 2020 సం/క.క.1941
పై 1634 నెంబరుకు రికార్డు చేయబడి
స్థానిక న్యాయస్థాన ద్వారా నెంబరు 1526
పై 1634/2020 నా యొక్క హస్తాక్షరించి
2020 సం/మార్చి నెం 21 రోజున


సబ్-రెజిస్ట్రార్
కాపా
హస్తాక్షరించినది.

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- F. The Vendor has agreed to sell the Scheduled Flat together with proportionate undivided share in land and parking space as a package for a total consideration of Rs. 35,89,000/-(Rupees Thirty Five Lakhs Eighty Nine Thousand Only) and the Buyer has agreed to purchase the same.
- G. The Vendor and the Buyer are desirous of reducing into writing the terms of sale.
- H. The Consenting Party at the request of the Vendor and Buyer are joining in execution of this agreement so as to assure perfect legal title in favour of the Buyer and to avoid in future any litigations. The Consenting Party have has no share in the sale consideration agreed herein.

NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLOWS:

1. In pursuance of the aforesaid agreement the Vendor do hereby convey, transfer and sell the deluxe apartment bearing flat no. 404 on the fourth floor, in block no. 'E', having a super built-up area of 950 sft. of super built-up area (i.e., 760 sft. of built-up area & 190 sft. of common area) in building known as Vista Homes together with:
 - a) An undivided share in the Schedule Land to the extent of 57.71 sq. yds.
 - b) A reserved parking space for single car on the basement, admeasuring about 100 sft.situated at Sy. Nos. 193, 194 and 195, situated at Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District), which is hereinafter referred to as the Scheduled flat and more particularly described at the foot of this sale deed and in the plan annexed to this sale deed in favour of the Buyer for a total consideration of Rs.35,89,000/-(Rupees Thirty Five Lakhs Eighty Nine Thousand Only). The Vendor hereby admits and acknowledges the receipt of the said consideration.
2. The Vendor further covenant that the Scheduled Flat is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendor hereby gives warranty of title. If any claim is made by any person either claiming through the Vendor or otherwise in respect of the Scheduled Flat it shall be the responsibility of the Vendor alone to satisfy such claims. In the event of Buyer being put to any loss on account of any claims on the Scheduled Flat, the Vendors shall indemnify the Buyer fully for such losses.
3. The Vendor has this day delivered vacant peaceful possession of the Scheduled Flat to the Buyer.
4. Henceforth the Vendor shall not have any right, title or interest in the Scheduled Flat which shall be enjoyed absolutely by the Buyer without any let or hindrance from the Vendor or anyone claiming through them.
5. The Vendor hereby covenant that they shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate the Scheduled Flat unto and in favour of the Buyer in the concerned departments.

Suman D. Malani
For VISTA HOMES
[Signature]
Partner

[Signature]
For VISTA HOMES
Partner

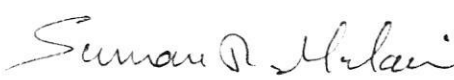
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6. The Vendor hereby covenant that the Vendor have paid all taxes, cess, charges to the concerned authorities relating to the Scheduled Flat payable as on the date of this Sale Deed. If any claim is made in this respect by any department/authorities, it shall be the responsibility of the Vendor to clear the same.
7. That it is hereby agreed and understood explicitly between the parties hereto the Buyer shall be solely responsible for payment of any sales taxes, VAT, service tax or any other similar levy that may become leviable with respect to the sale / construction of the flats under this sale deed.
8. The Buyer do hereby covenant with the Vendor and through the Vendor with other owners of tenements in Vista Homes as follows:-
- i. The Buyer shall not put forth any independent or exclusive claim, right or title over the land on which the Scheduled Flat 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 flat/parking space in Vista Homes.
 - ii. That the Buyer has examined the title deeds, plans, permissions and other documents and the construction and fixtures and fittings fitted and installed in the schedule flat and is fully satisfied and the Buyer shall not hereafter, raise any objection on this account.
 - iii. That the Buyer shall become a member of the Vista Homes Owners Association that has been / shall be formed by the Owners of the flats in Vista Homes constructed on the Schedule Land. As a member, the Buyer shall abide by the rules and by-laws framed by the said association which is the administrator, and supervisor of common services (lifts, corridors, passages, staircases, 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 Buyer ever fails to pay maintenance charges for his flat, the association shall be entitled to disconnect and stop providing all or any services to the schedule flat including water, electricity, etc.
 - iv. The common facilities and services (lifts, corridors, passages, staircases, roads, recreational facilities, gardens, drainage, water supply, electricity and other such services) and other properties of common enjoyment in the Vista Homes, shall vest jointly with the owners of the various tenements/ flats / parking space and shall be maintained, managed and administered collectively by the said owners of the various tenements/flat/store/parking space and/or by the said association and the Vendor/Builder 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 whatsoever.
 - v. The Buyer alone shall be liable and responsible for payment of all levies, rates, taxes, assessment, duties etc., assessed or payable to the Municipal authorities or other local bodies or authorities in respect of the Scheduled Flat from the date of delivery of its possession by the Vendor to the Buyer.

For VISTA HOMES

Partner

For VISTA HOMES

Partner

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- vi. 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 to the Builder and the Buyer shall not have any right, title or claim thereon. The Builder shall have absolute rights to deal with the same in any manner he deems fit without any objection whatsoever from the Buyer.
- vii. That rights of further construction in and around the Schedule Flat / Scheduled Land, and ownership of areas not specifically sold or allotted to any person shall belong only to the Vendor and the Buyer 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 Buyer.
- viii. That the blocks of residential flats shall always be called VISTA HOMES and the name thereof shall not be changed.
- ix. The Buyer further covenant(s) with the Builder and through them to the Buyer(s) of the other premises that he/she/they shall not cut, maim, injure, demolish, tamper or damage any part of the Scheduled Flat or any part of the Scheduled Flat nor shall he/she/they make any additions alterations in the Scheduled Flat without the written permission of the Builder or other body that may be formed for the maintenance of the Flats.
- x. That the Buyer or any person through him shall keep and maintain the flat in a decent and civilized manner and shall do his part in maintaining the living standards of the flats at a very high level. The Buyer shall further endeavor and assist in good up-keep and maintaining the amenities / facilities / areas which are for the common enjoyment of the occupiers / purchasers in the Vista Homes. To achieve this objective the Buyer, inter-alia shall not (a) throw dirt, rubbish etc. in any open place, compound, road, etc. not meant for the same. (b) use the flat for any illegal, immoral, commercial & business purposes. (c) use the flat in such a manner which may cause nuisance, disturbance or difficulty to other occupiers / purchasers in the Vista Homes (d) store any explosives, combustible materials or any other materials prohibited under any law (e) install grills or shutters in the balconies, main door, etc.; (f) change the external appearance of the flats (g) install cloths drying stands or other such devices on the external side of the flats (h) store extraordinary heavy material therein (i) to use the corridors or passages for storage of material (j) place shoe racks, pots, plants or other such material in the corridors or passages of common use.

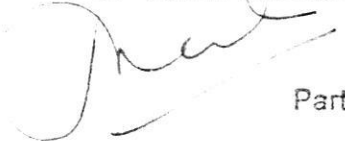
Sumar D. Arora

For VISTA HOMES



Partner

For VISTA HOMES



Partner

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SCHEDULE 'A'

SCHEDULE OF LAND

All that portion of the land area to the extent of 453.20 Sq. yds, in survey nos.193 (Ac.2-21 Gts.), 194 (Ac. 1-02 Gts.) & 195 (Ac. 2-02 Gts.) of Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District) and bounded by:

North By	Sy. No. 199
South By	Sy. No. 199
East By	Sy. No. 199 & 40 ft. wide approach road
West By	Sy. No. 199

SCHEDULE 'B'

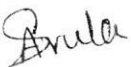
SCHEDULE OF FLAT

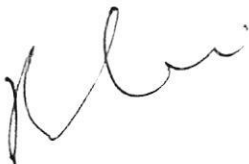
All that portion forming a deluxe apartment bearing flat no.404 on the fourth floor, in block no. 'E', admeasuring 950 sft. of super built-up area (i.e., 760 sft. of built-up area & 190 sft. of common area) together with proportionate undivided share of land to the extent of 57.71 sq. yds. and a reserved parking space for single car in the basement admeasuring about 100 sft. in the residential complex named as "Vista Homes", forming part of Sy. Nos. 193, 194 and 195, situated at Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District) marked in red in the plan enclosed and bounded as under:

North By	Open to Sky
South By	Open to Sky
East By	6'- 6"wide corridor
West By	Open to Sky

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:

WITNESSES:

1. 

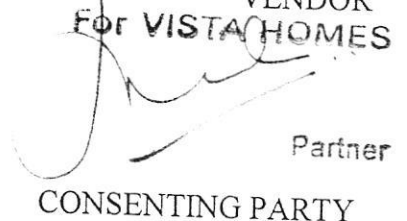
2. 

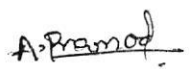


For VISTA HOMES


Partner

VENDOR
For VISTA HOMES


Partner
CONSENTING PARTY


BUYER

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ANNEXUTURE- 1 - A

1. Description of the Building : DELUXE apartment bearing flat no. 404 on the fourth floor, in block no. 'E' of "Vista Homes", Residential Localities, forming part of Sy. Nos. 193, 194 and 195, situated at Kapra Village, Kapra Mandal, Medchal-Malkajgiri District (formerly known as Keesara Mandal, Ranga Reddy District).
- (a) Nature of the roof : R. C. C. (Basement + Ground Floor + Upper 4 Floors)
- (b) Type of Structure : Framed Structure
2. Age of the Building : New
3. Total Extent of Site : 57.71 sq. yds, U/s Out of 453.20 Sq. yds.
4. **Built up area Particulars:**
- a) In the Basement : 100 sft. Parking space for one car
- b) In the Fourth Floor : 950 sft.
5. Annual Rental Value : - -
6. Municipal Taxes per Annum : - -
7. Executant's Estimate of the MV of the Building : Rs. 35,89,000/-

Date: 21.03.2020.

Suman R. Holani



Signature of the Vendor

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.

Date: 21.03.2020.

Suman R. Holani
Signature of the Vendor

FOR VISTA HOMES


Partner

FOR VISTA HOMES


Partner
Signature of the Consenting Party

A. Pramod

Buyer

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ANNEXURE - C

Layout plan of the Housing Project:



For VISTA HOMES

Partner

For VISTA HOMES

Partner
CONSENTING PARTY

Suman R. Laluni

VENDOR

A. Pramod

BUYER

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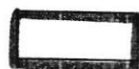
REGISTRATION PLAN SHOWING

FLAT NO. 404 IN BLOCK NO. 'E' ON THE FOURTH FLOOR

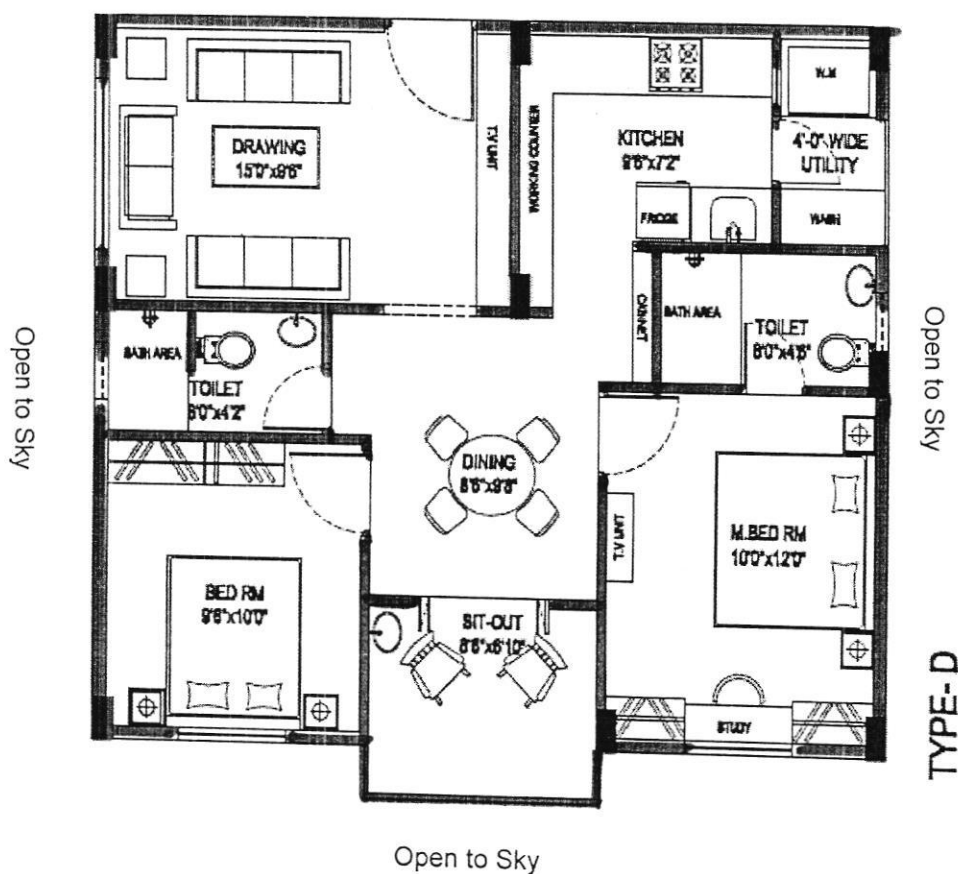
IN THE PROJECT KNOWN AS "VISTA HOMES"

IN SURVEY NOS. 193, 194 & 195**SITUATED AT**KAPRA VILLAGE, KAPRA MANDAL, MEDCHAL-MALKAJGIRI DISTRICT
(FORMERLY KNOWN AS KEESARA MANDAL, RANGA REDDY DISTRICT).**VENDOR:** MRS. SUMAN R. MULANI, WIFE OF MR. RATAN N. MULANI**CONSENTING PARTIES:** M/S. VISTA HOMES, REPRESENTED BY ITS PARTNERS:-

SHRI. SOHAM MODI, SON OF LATE SATISH MODI & OTHERS

BUYER: MR. PRAMOD KUMAR AVULA, SON OF LATE GOPAL SWAMY**REFERENCE:**
AREA: 57.71 **SCALE:** SQ. YDS. OR**INCL:**
SQ. MTRS.**EXCL:** Total Built-up Area = 950 sft,
Out of U/S of Land = 453.20 Sq.yds.

6'-6" wide corridor

**WITNESSES:**

- 1.
- 2.

For VISTA HOMES

Partner

For VISTA HOMES

Partner

SIGNATURE OF THE VENDOR

SIGNATURE OF THE CONSENTING PARTY

SIGNATURE OF THE BUYER

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Kapra



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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
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VENDOR:

MRS.SUMAN R. MULANI
W/O. MR. RATAN N. MULANI
R/O. PLOT NO. 30, 31
SURYA NAGAR COLONY
INSIDE KAUSHALYA ESTATE
KHARKHANA
SECUNDERABAD.

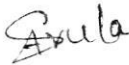
CONSENTING PARTY:

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

1. M/S. SUMMIT SALES LLP., REP.BY ITS
AUTHORISED SIGNATORY
MR. SOHAM MODI,
S/O. LATE SATISH MODI
R/O. PLOT NO. 280, ROAD NO. 25
JUBILEE HILLS, HYDERABAD- 500 034.

2. SHRI. BHAVESH V. MEHTA,
S/O. LATE VASANT U. MEHTA
R/O. UTTAM TOWERS
D. V. COLONY
P. G. ROAD
SECUNDERABAD - 500 003.

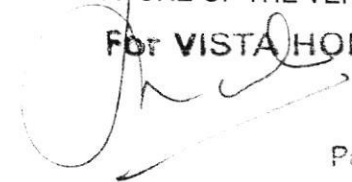
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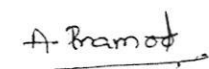
1. 
2. 

For VISTA HOMES


Partner


SIGNATURE OF THE VENDOR
For VISTA HOMES


Partner
SIGNATURE OF THE CONSENTING PARTY


SIGNATURE OF THE BUYER

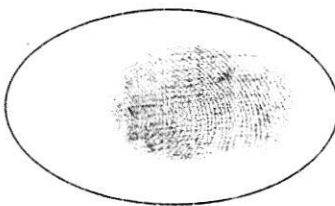
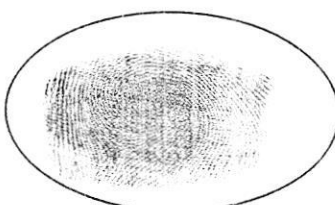


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1634/2020 Sheet 10 of 13 Sub Registrar
Kapra

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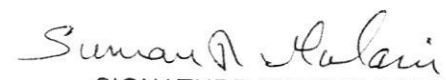
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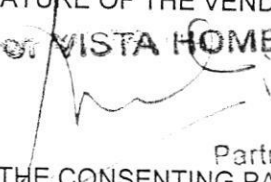
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			GPA FOR PRESENTING DOCUMENTS ON BEHALF OF CONSENTING PARTY VIDE DOC NO. 121/BK- IV/2015 Dt. 18.11.2015: MR. K. PRABHAKAR REDDY S/O. MR. K. PADMA REDDY (O). 5-4-187/3 & 4, II FLOOR SOHAM MANSION M. G. ROAD SECUNDERABAD -500 003.
			BUYER: MR. PRAMOD KUMAR AVULA S/O. LATE GOPAL SWAMY R/O. FLAT NO. G-003 BUILDING 106 THE GARDENS JEBAL ALI, DUBAI, UAE.

SIGNATURE OF WITNESSES:

1. 

2. 


 For VISTA HOMES SIGNATURE OF THE VENDOR

 Partner
 For VISTA HOMES

 Partner
 SIGNATURE OF THE CONSENTING PARTY


 SIGNATURE OF THE BUYER

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1634/2020 Sheet 11 of 13 Sub Registrar
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VENDOR:

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

VISTA HOMES

27/01/2007
Permanent Account Number

AAGFV2068P

06/32007

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ABMPM6725H

नाम /NAME
SOHAM SATISH MODI

पिता का नाम /FATHER'S NAME
SATISH MANILAL MODI

जन्म तिथि /DATE OF BIRTH
18-10-1969

हस्ताक्षर /SIGNATURE

मुख्य आयकर अधिकारी, अंधरा प्रदेश
Chief Commissioner of Income-tax, Andhra Pradesh

For VISTA HOMES

Partner

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
ABMPM6754C

नाम /NAME
BHAVESH VASANT MEHTA

पिता का नाम /FATHER'S NAME
VASANT UTTAMLAL MEHTA

जन्म तिथि /DATE OF BIRTH
02-03-1970

हस्ताक्षर /SIGNATURE

मुख्य आयकर अधिकारी, अंधरा प्रदेश
Chief Commissioner of Income-tax, Andhra Pradesh

For VISTA HOMES

Partner

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

PRABHAKAR REDDY K
PADMA REDDY KANDI

15/01/1974
Permanent Account Number
AWSP8104E

Signature

10062008

Aadhaar No 8287 6958 9204

Prabha Reddy

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1634/2020 Sheet 12 of 13 Sub Registrar
Kapra



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భారత ప్రభుత్వం
Government of India



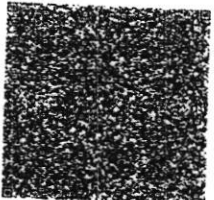
సుమన్ ఆర్ మూలని
Suman R Mulani
పుట్టిన తేదీ/DOB: 11/09/1962
♀ / FEMALE

Suman R. Mulani

XXXX XXXX 0326
VID: 9117 9881 3046 9589

నా ఆధార్, నా గుర్తింపు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India



చిరునామా:
W/O: రత్న ఎన్ మూలని, ప్లాట్ నె 30, సూర్య నగర్
కాలనీ, ఇన్సైడ్ కాశ్యాల్యా ఎస్టేట్, కర్ఖనా, తిరుమలగిరి,
హైదరాబాద్, తెలంగాణ - 500009

Address:
W/O: Ratan N Mulani, Plot no 30, Surya
Nagar Colony, Inside Kaushalya Estate,
Karkhana, Tirumalagiri, Hyderabad,
Telangana - 500009

XXXX XXXX 0326
VID: 9117 9881 3046 9589

నా ఆధార్, నా గుర్తింపు

భారత ప్రభుత్వం
Government of India



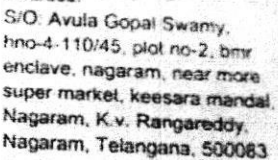
అవుల ప్రమోద్ కుమార్
Avula Pramod Kumar
పుట్టిన తేదీ / DOB: 24/08/1976
పురుషుడు / Male

A. Pramod

XXXX XXXX 2927

నా ఆధార్, నా గుర్తింపు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India



చిరునామా:
S/O: అవుల గోపాల్ స్వామి, ప్లాట్ నె 4-110/45, బిఎంఆర్
ఎన్క్లేవ్, నాగారం, కిసోర మార్కెట్, కిసోర
మండల్, నాగారం, కె.వి.రంగారెడ్డి,
నాగారం, తెలంగాణ, 500083

Address:
S/O: Avula Gopal Swamy,
hno-4-110/45, plot no-2, bmr
enclave, nagaram, near more
super market, keesara mandal,
Nagaram, K.v. Rangareddy,
Nagaram, Telangana, 500083

XXXX XXXX 2927

నా ఆధార్, నా గుర్తింపు

భారత ప్రభుత్వం
GOVERNMENT OF INDIA



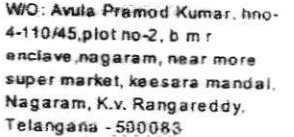
బంగేర సుజాత
Bangera Sujatha
పుట్టిన తేదీ / DOB: 10/12/1981
♀ / FEMALE

Avula

XXXX XXXX 7683

నా ఆధార్, నా గుర్తింపు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA



చిరునామా:
భర్త పేరు: అవుల ప్రమోద్
కుమార్, ఇంటి నెంబర్ -4-
110/45, ప్లాట్ నెంబర్ -2, బి ఎమ్
ఆర్ ఎన్క్లేవ్, నాగారం, మార్
నూపర్ మార్కెట్ దగ్గర, కిసోర
మండల్, నాగారం, కె.వి.రంగారెడ్డి,
తెలంగాణ - 500083

Address:
W/O: Avula Pramod Kumar, hno-
4-110/45, plot no-2, b m r
enclave, nagaram, near more
super market, keesara mandal,
Nagaram, K.v. Rangareddy,
Telangana - 500083

XXXX XXXX 7683

నా ఆధార్, నా గుర్తింపు

భారత ప్రభుత్వం
Government of India



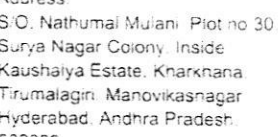
రత్న నాథుమల్ మూలని
Ratan Nathumal Mulani
పుట్టిన తేదీ / DOB: 10/12/1955
పురుషుడు / Male

Ratan

XXXX XXXX 6228

ఆధార్ - సామాన్యుని హక్కు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
Unique Identification Authority of India



చిరునామా:
S/O: నాథుమల్ మూలని, ప్లాట్ నె 30,
సూర్య నగర్ కాలనీ, ఇన్సైడ్ కాశ్యాల్యా
ఎస్టేట్, కర్ఖనా, తిరుమలగిరి,
మనోవికాస్ నగర్, హైదరాబాద్, ఆంధ్ర ప్రదేశ్,
500009

Address:
S/O: Nathumal Mulani, Plot no 30
Surya Nagar Colony, Inside
Kaushalya Estate, Karkhana
Tirumalagiri, Manovikasnagar
Hyderabad, Andhra Pradesh,
500009

XXXX XXXX 6228

నా ఆధార్, నా గుర్తింపు



AXIS BANK LTD

ISSUING BRANCH-

ACCOUNT PAYEE

VALID FOR THREE MONTHS FROM THE DATE OF ISSUE

DATE
दिनांक

D D M M Y Y Y Y

On Demand Pay

KUSHALGUDA TG

2857

मांगे जाने पर

COMMISSIONER GHMC

or order / या उनके आदेश पर

Rupees

रुपये

Three Thousand Five Hundred Eighty Nine only

अदा करें

₹

3,589.00

FOR VALUE RECEIVED

9
8
7
6
5
4
3
2
1

Purchaser: AMULA PRAHOD KUMAR

3957012100105 Payable at Par (82%)

DRAWEE BANK AND BRANCH
अदा करने वाला बैंक और शाखा

CODE NO

AUTHORIZED SIGNATORY

प्रमाणित हस्ताक्षर करने वाले

Y. Rajani Prabhakar

A.V.P. & Branch Head

SS No. 1493 Emp.No. 887

Kushalguda

000632 5002110801

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