



ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

28AA 374040

DATE : 06-11-2010 SERIAL NO : 10,265 DENOMINATION : 20

Purchased By :

K.MOHANKUMAR  
S/O K.KRISHNA MURTHY  
R/O HYDERABAD

Sub Registrar  
Ex.Officio Stamp Vendor  
S.R.O. SHAMIRPET

For Whom :

\*\*\*SE\*\*\*

TRUE COPY OF DOCT No 1389/2010  
Copy Prepared by K.Vijaya laxmi (T.A.)  
Copy Compared by  
S.R.O Shamirpet  
Dated 8/11/2010

Sub Registrar  
Shamirpet



CC. 1389/10

Doc No 1389/10

P. 58/10



C.S.  
1300

ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

S. No. 6568, 22/7/2010  
Sold to Vishal Goel  
S/o. Mr. Ch. Goel P.O. Hyd  
Whom. Alexander Tech Pvt Ltd Hyd



AM 520024

K. Rama Chandravathi

K. RAMA CHANDRAVATHI  
STAMP VENDOR (L. No. 27/99, RL.No.16/2008),  
6-3-387, Beside Banjara Durbar Hotel, Panjagutta,  
HYDERABAD - 500 082. Phone. No. 23351799

SALE DEED

This Deed of Sale (this "Deed") is executed on this the 23<sup>rd</sup> day of July, 2010 at Hyderabad

BY

1. Guduru Malla Reddy, son of Guduru Narasimha Reddy, aged about 42 years, residing at H.No.6-1-164/13, Padmarao Nagar, Secunderabad - 500 361, Andhra Pradesh ("Malla Reddy"); and
2. Panda Radhika, wife of P.Rama Krishna, aged about 42 years, residing at H.No.6-1-132/27, Padmarao Nagar, Secunderabad - 500 361, Andhra Pradesh ("Radhika").

Malla Reddy and Radhika are hereinafter together referred to as 'the Vendors,' (which expression shall wherever the context so admits mean and include their respective heirs, executors, administrators and successors) of the FIRST PART.

Guduru Malla Reddy

Radhika Panda

K. Rama Chandravathi



Subscribed and  
Charged



#### ENDORSEMENT

Certified that the following amounts have

been paid in respect of this document:

Challan No. 649,638 Dt. 29/1/10

#### I. Stamp Duty:

1. In the shape of stamp papers
2. In the shape of challan  
(u/s. 41 of I.S. Act. 1899)
3. In the shape of cash  
(u/s. 41 of I.S. Act. 1899)
4. adjustment of stamp duty  
u/s. 16 of I.S. Act. 1899, if any

Rs. 100/-

Rs. 15,97,500/-

Rs. —

Rs. —

#### II. Transfer Duty:

1. In shape of challan
2. In the shape of cash

Rs. —

Rs. —

#### III. Registration fees:

1. In the shape of challan
2. In the shape of cash

Rs. 88,750/-

Rs. —

#### IV. User Charges

1. In the shape of challan
2. In the shape of cash

Rs. 200/-

Rs. —

Total Rs. 16,86,550/-

*Maddu*  
SUB REGISTRAR  
SHAMIRPET

1వ పుస్తకము 20/0 వ సం॥ పు. (P.56) 1389  
దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
ఈ కాగితము పరుస సంఖ్య 1

సబ్-రిజిస్ట్రారు



Sub-Registrar  
Shamirpet

AND

Touchstone Realtors Private Limited, a company incorporated under the provisions of the Companies Act, 1956, having its registered office at No.31 (8-2-622/1/1/A3), Classic Emerald, Beside HSBC Road No.10, Banjara Hills, Hyderabad-500 034, represented by its Director Mr. Pachipala Dora Swamy son of Reddappa, aged about 39 years, (hereinafter referred to as the "Confirming Party", which expression shall, unless repugnant to the context or meaning thereof, be deemed to include its successors and assigns) of SECOND PART.

IN FAVOUR OF

Alexandria Gachibowli II Tech Park Private Limited, a company incorporated under the Companies Act, 1956 and having its registered office at Suite No 23, 3rd Floor, NSL Icon, Plot No 1-4, Road No 12, Banjara Hills, Hyderabad -500034 represented by its authorized signatory Mr. Vishal Goel, aged about 36 years, son of S.L.Goel (hereinafter referred to as the "Purchaser", which expression shall, unless repugnant to the context or meaning thereof, be deemed to include its successors and assigns) of the THIRD PART.

WHEREAS:

A. Malla Reddy is the absolute owner of land in Survey Nos.189, 204 and 205/E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy District admeasuring Ac.1 20 gts, he having acquired the same in the following manner:

1. Survey No. 189 (measuring Ac.0.14 gts.), Survey No. 204 (measuring Ac. 0.20 gts.) and Survey No. 205/E (measuring Ac. 0.19 gts.) of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy District, under a sale deed dated March 04, 2004 executed by Dasari Narsalah, Dasari Ramulu and Dasari Chandraiah registered as document No. 2705/2004 with the Sub Registrar of Assurances, Shamirpet;
2. Survey No. 189 (measuring Ac.0.02 gts.) and Survey No. 204 (measuring Ac. 0.05 gts.) of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy District, under a sale deed dated April 27, 2004 executed by D.Ramulu and D.Sanjeewa registered as document No. 4795/2004 with the Sub Registrar of Assurances, Shamirpet;

*Handwritten signatures:* *Chintu*, *Rachik*, *Pudg*, *Maharaj*, *Vishal*

*Stamps:*  
Circular stamp: Touchstone Realtors (P) Limited, Hyderabad  
Circular stamp: Alexandria Gachibowli II Tech Park Private Limited, Hyderabad

*Handwritten number:* 2

*Handwritten signature:* *me*

*Handwritten text:* Shamirpet

2010 వ సం॥ జూలై నెల 23 వ తేది  
 1932 వ కౌ.శ.సం॥ మాసము 1 వ తేది  
 పగలు 3 మరియు 4 గంటల మధ్య

కామర్షియల్ సబ్ రిజిస్ట్రారు అఫీసులో  
 శ్రీ/శ్రీమతి Guduru Malla Reddy  
 రిజిస్ట్రేషన్ చట్టము, 1908 లోని సెక్షన్ 32-ఎ ను  
 అనుసరించి సమర్పించవలసిన ఫోటో గ్రాఫులు మరియు  
 వేలిముద్రలతో సహా దాఖలు చేసి రుసుము  
 రూ. 88.750/- లు చెల్లించినారు.  
 ప్రాసెసింగ్ నట్లు ఒప్పుకొన్నది  
 ఎడమ బొటన ద్వారా

నంబరు 2010 వ సం॥ పి.56 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య 20

ఈ కాగితము వరుస సంఖ్య 2

సబ్-రిజిస్ట్రారు



Complete Guduru Malla Reddy శ్రీ  
 H.No 6-1-164/13, Padmarao Nagar,

ఎడమ బొటన ద్వారా

Radhika

Padma Radhika w/o P. Ramaswamy  
 H.No. 6-1-152/2A, Padmarao Nagar,  
 Secunderabad - 500361

ఎడమ బొటన ద్వారా

Ramam

P. DORA SWAMY S/o RENOAPPA  
 Flat 3B, Atlas Appalak Red Cross  
 Bajana Hills Hyderabad, 500034

ఎడమ బొటన ద్వారా

Vishal

VISHAL GOEL, S/o S.L. GOEL  
 Road 12, BANAJARA HILLS, HYDERABAD

ఎడమ బొటన ద్వారా

Ratul Singh RAMU S/O A.K. SINGHA, SERVICE  
 AR/100, SAFODAROUNG ENCLAVE, NEW DELHI-29  
 J. KRISHNA RAO S/o BASAVA RAO, Employee  
 H.No. 8-2-224/604/13, Bahadur Nagar, Hyderabad

2010 వ సం॥ జూలై నెల 23 వ తేది సబ్-రిజిస్ట్రారు  
 1932 వ కౌ.శ.సం॥ మాసము 1 వ తేది కామర్షియల్

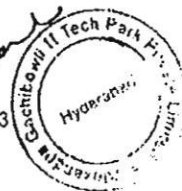
Sub-Registrar  
 Shamirpet

- B. Radhika is the absolute owner of land in Survey No. 189 (measuring Ac.0.33 gts.) and Survey No. 204 (measuring Ac. 1.09 gts.) of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy District, she having acquired the same under a sale deed dated March 04, 2004 executed by Dasari Sailu, Dasari Anjiah, Dasari Sathalah, Dasari Narasimha, Dasari Papalah, Dasari Mallesha, Dasari Kumar and Dasari Srinivas registered as document No. 2706/2004 with the Sub Registrar of Assurances, Shamirpet;
- C. the land acquired by the Vendors in the above mentioned manner, totally admeasuring 3 acres 22 guntas is morefully described in the schedule hereunder and hereinafter referred to as the 'Schedule Property';
- D. The Confirming Party had entered into an agreement of sale dated July 21, 2010 with the Vendors to purchase the Schedule Property, in accordance with the terms and conditions detailed therein; and
- E. The Confirming Party assigned its right in favour of the Purchaser and the Purchaser has come forward to purchase the Schedule Property from the Vendors and the Confirming Party.

**NOW, THEREFORE, THIS DEED WITNESSETH AS FOLLOWS:**

That in consideration of Rs. 1,77,50,000 (Rupees One Crore Seventy Seven Lakhs and Fifty Thousand) ("Sale Consideration") paid in the following manner:

- a. a sum of Rs.32,00,000 (Rupees Thirty Two Lakhs ) paid vide demand draft bearing No. 277265 dated July 17, 2010, drawn on UCO Bank, Hyderabad in favour of Malla Reddy by the Confirming Party and thereafter reimbursed by the Purchaser to the Confirming Party;
- b. a sum of Rs.45,50,000 (Rupees Forty Five Lakhs and Fifty Thousand ) paid vide Cheque bearing No. 277266 dated July 17, 2010, drawn on UCO Bank, Hyderabad in favour of Radhika by the Confirming Party and thereafter reimbursed by the Purchaser to the Confirming Party; and



*Emth*

*Radhika Reddy*

*Radhika Reddy*

*Radhika Reddy*

*me*

1వ పుస్తకము 2010 వ సం॥ పు. (P.56) 1389  
 దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
 ఈ కాగితము పయన సంఖ్య 3

సబ్-రిజిస్ట్రారు

An Amount of Rs. 1597500/- towards Stamp Duty including Transfer  
 Duty and Rs. 88750/- towards Registration Fee was paid by the party  
 through Challan Receipt Number 649638 Dated 29/11/2010  
 at S.B.H. Bank Thumkunta Branch

Hallal 23/11/10

Sub Registrar

1వ పుస్తకము 2010 సం॥ (కా.శ. 1932) సం॥ పు  
 1389 నెం. గుగా రిజిస్టరు చేయబడినది. స్టాంపు  
 నిమిత్తం గుర్తింపు నెంబరు 1516 1389 2010  
 ఇవ్వబడినది.  
 2010 సం॥ 2

Hallal 23/11/10

సబ్-రిజిస్ట్రారు అధికారి

Note: One copy has been registered along  
 with the original

Hallal 23/11/10  
 SUB-REGISTRAR  
 SHAMIRPET



Sub Registrar  
 Shamirpet



- c. a sum of Rs.43,00,000 (Rupees Forty Three Lakhs) paid vide demand draft bearing No. 389534 dated July 23, 2010 and drawn on The Hongkong and Shanghai Banking Corporation Limited in favour of Malla Reddy and the balance sum of Rs.57,00,000 (Rupees Fifty Seven Lakhs) paid vide demand draft bearing No. 389535 dated July 23, 2010 and drawn on The Hongkong and Shanghai Banking Corporation Limited in favour of Radhika, the receipt of the entire Sale Consideration is hereby acknowledged by the Vendors as the complete consideration for the sale of the Schedule Property to the Purchaser.

the Vendors hereby grant, convey, sell, transfer and assign the Schedule Property including ways and other amenities, ditches, drains, fences, water-courses, waterways, easements, advantages, liberties, rights and privileges in any way appertaining thereto or reputed to be with the entire estate, right, title, interest, claim and demand of the Vendors into and upon the Schedule Property unto the use of the Purchaser to HAVE AND TO HOLD the same absolutely and free from all encumbrances, charges, trusts, liens, claims and demands whatsoever.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that the Vendors have good and perfect right, title and authority to convey their respective portions comprising the Schedule Property hereby conveyed and transferred to the Purchaser in the manner herein contemplated and confirm that neither the Vendors nor the Confirming Party or the Vendors' predecessors-in-title have done or suffered any act, deed or thing whereby the Schedule Property is encumbered, affected or impeached in estate, title or otherwise.

The Confirming Party hereby declares and covenants that it has quitclaim any interest in the Schedule Property all having been transferred by the assignment.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that there are no encumbrances, charges, trusts, liens, attachments, claims or demands whatsoever, subsisting on the Schedule Property and that the same is not the subject-matter of any suit or litigation or proceeding and has not been offered as security or otherwise to any Court or Revenue Authority or any other person or entity.

*Com Mr*

*Radhika Reddy*

*Radhika Reddy*

*Radhika Reddy*



*me*

1వ పుస్తకము 200 వ సం॥ పు. (P.56) 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య 20

ఈ కాగితము వరుస సంఖ్య 4



సబ్-రిజిస్ట్రార్



  
సబ్-రిజిస్ట్రార్  
శామీర్ పేట్

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that the Vendors have not received any notice for acquisition or requisition of the Schedule Property or any part thereof, or any other notice that may adversely affect the marketability of title of the Schedule Property or the continued retention, use or enjoyment thereof and that there is no law, regulation, order or impediment in force that comes in the way of the Purchaser enjoying the use of the Schedule Property.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that there are no proceedings instituted by or against the Vendors or the Confirming Party or the Vendors' predecessors-in-title in respect of the Schedule Property or any portion thereof and pending in any Court of law.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that the execution and the performance of this Deed would not conflict with any applicable law as of the date hereof or any agreement or document to which the Vendors and the Confirming Party are a party and would not be against or in violation of any court order, judgment or decree.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that the Vendors are the unconditional and absolute owner of the Schedule Property and as such the Vendors are absolutely entitled to sell and transfer the Schedule Property and the Vendors have not, nor any one on their behalf done, committed or omitted any act, deed, matter or thing whereby the Vendors right to own, hold, use and occupy, sell and transfer the Schedule Property is or can be forfeited, extinguished or rendered void or voidable, AND the Vendors and the Confirming Party hereby covenant that they will keep the Purchaser indemnified from or against all actions, suits and proceedings, claims, demands, fines, losses, penalties, prosecutions, costs, charges, expenses, damages and/or other liabilities of whatsoever nature made or suffered or incurred by or caused to be imposed or levied on the Purchaser by reason or virtue of any defect or alleged defect in title of the Vendors or their predecessors-in-title to the Schedule Property or any part thereof. The Vendors and the Confirming Party shall also do whatever is necessary to perfect the title of the Purchaser to the Schedule Property. Further, the Vendors and the Confirming Party shall keep the Purchaser indemnified against all actions, claims, losses, inconveniences that may arise from any individual or entity claiming to be the owner(s) of the Schedule Property or any part thereof.

*Comptroller*

*Radiant Panda*

*Ramona*  
*Vishnu*



*me*

1వ పుస్తకము 2010 వ సం॥ పు. (P.56) 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య 20

ఈ కాగితము వరుస సంఖ్య 5

సబ్-రిజిస్ట్రార్



Sub-Registrar  
Shameerpeta

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that there are no rights of easement, path ways, public roads, traditional rights of use as access or otherwise given by either of them or their predecessors-in-title and there are no protected tenants registered under the provisions of Andhra Pradesh (Telangana Area) Tenancy & Agricultural Lands Act, 1950 or any other applicable law with respect to the Schedule Property and further declare and confirm that the Schedule Property or any portion thereof was never under the purview of the Urban Land (Ceiling & Regulation) Act, 1976.

The Vendors and the Confirming Party hereby declare and covenant to the Purchaser that all rates, taxes, assessments, dues, levies and outgoings of whatsoever nature up to this day have been paid by the Vendors and that the Schedule Property can be used for non agricultural purposes.

The Vendors and the Confirming Party hereby covenant to the Purchaser that they shall at all times do and execute all such further acts, deeds, things and assurances as may be reasonably required by the Purchaser for better or further effectuating and assuring the conveyance hereby made or the title of the Purchaser to the Schedule Property hereby sold and conveyed.

The Vendors and the Confirming Party hereby put the Purchaser in vacant and peaceful possession of the Schedule Property.

The Vendors have on this day handed over originals of the following documents pertaining to the Schedule Property.

1. Sale Deed bearing Document No. 2705/2004, dated 04.03.2004 executed by Dasari Narsaiah, Dasari Ramulu and Dasari Chandralah in favour of G.Malla Reddy.
2. Sale Deed bearing Document No. 3803/1998, dated 01.12.1998 executed by Nemuri Bikshapathi, Nemuri Sathyanarayana and Nemuri Narasimhulu in favour of Dasari Narsaiah
3. Sale Deed bearing Document No. 4795/2004, dated 27.04.2004 executed by D.Ramulu and D.Sanjeeva Rao in favour of G.Malla Reddy
4. Sale Deed bearing Document No. 2706/2004, dated 04.03.2004 executed by Dasari Sailu, Dasari Anjaiah, Dasari Sathalah, Dasari Narasimha, Dasari Papaiah, Dasari Mallesha, Dasari Kumar and Dasari Srinivas in favour of Panda Radhika

*Dasari*

*Radhika*

*Panda*

*Vishwanath*



*me*  
[Faint text and lines]

1వ పుస్తకము 2010 వ సం॥ పు. (P.S. 6) 1389

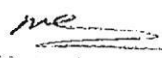
దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 20

ఈ కాగితము వరుస సంఖ్య..... 6

సబ్-రిజిస్ట్రార్



శామిర్‌పేట్, 10/10/20

  
Sub-Registrar  
Shamirpet

5. Mutation Proceedings issued by MRO, Shamirpet Mandal in Proc.No. B/1150/04, dated 15.09.04 evidencing mutation in favour of G.Malla Reddy for the lands in Sy.No's. 189 (Ac.0.14 gts.), 204 (Ac.0.20 gts.) and 205 (Ac.0.19 gts.), total admeasuring Ac.1.13 gts
6. Mutation Proceedings issued by MRO, Shamirpet Mandal in Proc.No. B/1149/04, dated 15.09.04 evidencing mutation in favour of G.Malla Reddy for the lands in Sy.No's. 189 (Ac.0.02 gts.) and 204 (Ac.0.05 gts.), total admeasuring Ac.0.07 gts
7. Mutation Proceedings issued by MRO, Shamirpet Mandal in Proc.No. B/1156/04, dated 15.09.04 evidencing mutation in favour of Panda Radhika for the lands in Sy.No's. 189 (Ac.0.33 gts.) and 204 (Ac.1.09 gts.), total admeasuring Ac2.02 gts
8. Pattadar Pass Book No. 445024 and Title Deed Pass Book No. 446530 of Guduru Malla Reddy *[Photo copy]*
9. Pattadar Pass Book No. 437830 and Title Deed Pass Book No. 442270 of Panda Radhika
10. Memo issued by Deputy Tahsildar, Shamirpet Mandal, which reveals that on verification of the PT Scanned Register for the year 1950-51, they have not found any entries revealing Sy. Nos. 189, 201 to 205 in the PT Scanned Register
11. Memo issued by Deputy Tahsildar, Shamirpet Mandal, which reveals that on verification of the scanned Register for the years 1954-55 (Khasra Pahani) and 1955- 58 (Sessla Pahani), they have not found the register in the office at present and as such unable to issue the certified copy of the said registers
12. Endorsement issued by Tahsildar, Shamirpet in No. B/3216/2010, dated 04.05.2010 informing that as per revenue records, i.e., Pahani for the year 2005-06 the land bearing Sy.Nos, 189, 201, 202, 203, 204, 205 stand Patla and as per the said Pahani no land acquisition proceedings have been initiated
13. Market value certificate and letter informing that there is no prohibition for registration against the properties, in Sy. Nos. 189, 201, 202, 203, 204 and 205. issued by SRO, Shamirpet, dated 26.04.2010.

*Ganesh*

*Radhika Reddy*

*A. Lakshman*

*Vishwanath*



1వ పుస్తకము 20/0 వ సం॥ పు. (P.56) 1389  
దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 7

సబ్-రిజిస్ట్రార్



Sub-Registrar  
Shamirpet



# SCHEDULE

Andhra Pradesh - Ranga Reddy District - Ranga Reddy Registration District - Shamirpet  
Sub-District - Turkapally Village - Lands admeasuring 3 acres 22 guntas in Survey Nos. 189,  
204 & 205/E as detailed in the table hereunder:

| Sl. No.      | Survey No.          | Extent Ac. gts                         | Independent Boundaries                                                                                                                                                                                         | Consolidated Boundary for the entire land of Ac. 3.22 gts.                                                                                    |
|--------------|---------------------|----------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| 1.           | 189<br>204<br>205/E | 0.14<br>0.20<br>0.19<br>-----<br>1.13  | North: Agricultural land of Panda Radhika, South : Thurkapally to Kolthur ICICI (R&B) Road, East : Agricultural land of Balakrishna and others and West : Agricultural land of Malla Reddy and others          | North: Private Lands in Sy.No. 191;<br><br>South: Main Road connecting Turkapally and Kolthoor villages and partially by Lands in Sy.No. 203; |
| 2            | 189<br>204          | 0.02<br>0.05<br>-----<br>0.07          | North: Agricultural land of Venugopal Reddy, South : 60' Wide road (Kolthur to Ananthram), East : Agricultural land of Balakrishna and others and West : Agricultural land of Malla Reddy                      | East: Private Lands in Sy.No's. 190 and 203;                                                                                                  |
| 3            | 189<br>204          | 0.33<br>1.09<br>-----<br>2.02<br>----- | North: Agricultural land of G.Venugopal Reddy and others, South: Agricultural land of G.Malla Reddy, East: Agricultural land of Balakrishna and others and West : Agricultural land of Malla Reddy and others. | West: Remaining Land in Sy.No. 205.                                                                                                           |
| Total Extent |                     | 3.22                                   |                                                                                                                                                                                                                |                                                                                                                                               |

IN WITNESS WHEREOF the parties have hitherto set their hands and signature to this  
Deed of Sale at Hyderabad, the day, the month and year mentioned above.

SIGNED AND DELIVERED by the

Vendors above named

Gurudu Malla Reddy

Panda Radhika

*Radhika Panda*

*A. R. Ranga*  
*Witness*



Stamp

పుస్తకము 2010 వ సం॥ ప (P.56) 1389  
షామీర్పేట మొత్తము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 8

సబ్-రిజిస్ట్రార్



Sub-Registrar  
Shameerpeta

SIGNED AND DELIVERED by the  
Confirming Party  
Touchstone Realtors Private Limited

Through its authorised signatory



*[Signature]*

Name : Pachipala Dora Swamy

Designation : Director

SIGNED AND DELIVERED by the  
Purchaser

Alexandria Gachibowli II Tech Park Private Limited  
Through its authorised signatory

*[Signature]*



Name : Vishal Goel

Designation : Director

in the presence of

Witnesses:-

1. *[Signature]* Rahul Sinha

2. *[Signature]*

*[Signature]*

*[Signature]* Radhika Pandey

*[Faint stamp and signature]*  
Shan

వ పుస్తకము 2010 వ సం॥ పు (P.56) 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య 20

ఈ కాగితము పరుస సంఖ్య 9

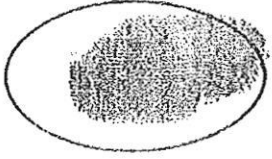
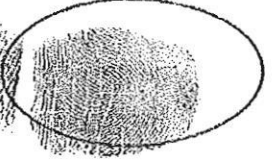
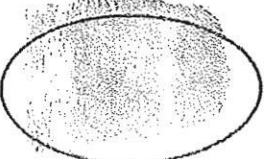
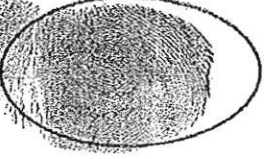
✓

సబ్-రిజిస్ట్రార్



Sub-Registrar  
Shameerpeta

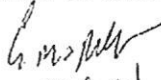
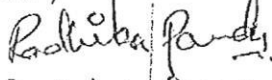
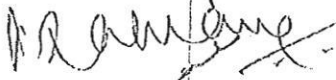
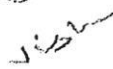
**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32 A OF  
REGISTRATION ACT, 1908**

| FINGER PRINT IN BLACK<br>(LEFT THUMB)                                               | PASS PORT SIZE<br>PHOTOGRAPH                                                        | NAME & PERMANENT<br>POSTAL ADDRESS OF<br>PRESENTANT & SELLER<br>BUYER                         |
|-------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|
|    |    | G. Malla Reddy<br>S/o G. Narasimha Reddy<br>H-No 6-1-164/13,<br>Padma Rao Nagar, Secunderabad |
|    |    | P. Rashika<br>W/o P. Ramakrishna<br>H-NO. 6-1-132/27,<br>Padma Rao Nagar, Secunderabad        |
|   |   | P. Dorababany<br>S/o Reddappa<br>Post No. 10, Banjara Hills,<br>Hyderabad                     |
|  |  | Vishal Goyal<br>S/o S.L. Goyal<br>Road No. 12, Banjara Hills,<br>Hyderabad.                   |

**WITNESSES**

1. Rahul Siroha
2. 

**SIGN OF EXECUTANTS :**

me  
 \_\_\_\_\_  
 \_\_\_\_\_

1వ పుస్తకము 20/0వ సం॥ పు. (P.56)/389  
దస్తావేజు రుద్దుము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 10

  
సబ్-రిజిస్ట్రార్



శామిరపేట



Sub-Registrar of  
Shameerpeta

# TOUCHSTONE

Extracts of Minutes of the Board of Directors of M/s Touchstone Realtors Private Limited Ltd held on 20th July 2010 held at the registered office of the Company:

Sale of the properties held in the name of Company.

The Chairman of the Board has intimated to the members of the company that the properties held in the name of the company are being sold and after discussing the same the board has passed the following resolution unanimously:

"RESOLVED THAT the Company on Sale or agreement of Sale of the Properties held in the name of the Company and Mr P. Dora Swamy Director of the company is be and hereby authorized to sign on all the documents on behalf of the Company that are required for disposing/ making agreements of the properties held in the name of the Company.

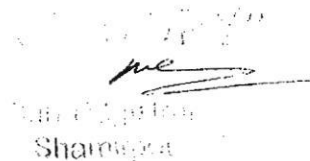
// For and on behalf of the Board //

  
P. Dora Swamy  
Director

  
V. Sreekanth  
Director



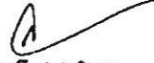
TOUCHSTONE REALTORS (P) LIMITED  
Plot No.31, H.No. 8-2-622/11/A3, Classic Emerald, Road No.10, Banjara Hills, Hyderabad 500 034  
Phones: 040-2330 3377 / 4477. FAX : 040-2330 1177

  
Shamika

1వ పుస్తకము 20/0 వ సం॥ పు. (P.56) 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 20

ఈ కాగితము వరుస సంఖ్య..... 11

  
సబ్-రిజిస్ట్రార్



"1011-2444"



Sub-Registrar  
Shamirpet



**Alexandria Gachibowli II Tech Park Private Limited**  
Regd. Off. 3<sup>rd</sup> Floor, Stanford Park, Road No.2, Banjara Hills, Hyderabad - 500 034

Certified Extract of the Minutes of the meeting of the Board of Directors of Alexandria Gachibowli II Tech Park Private Limited held on July 21, 2010 at 2<sup>nd</sup> Floor, Frontline Grandeur, NO.114, Walton Road, Bangalore - 560 001 at 10:00 a.m.

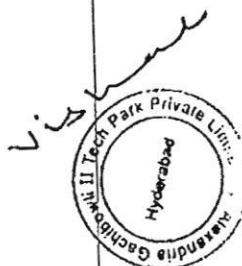
1. To purchase land in survey nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district totally admeasuring 3 acres 22 Guntas  
"RESOLVED THAT the Company be and is hereby authorized to: (a) enter into an assignment agreement with Touchstone Realtors Private Limited in terms of which the rights of Touchstone Realtors Private Limited under the agreement to sell dated July 19, 2010 with regard to land in Survey nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district admeasuring 3 Acres 22 Guntas would be assigned to the Company for a consideration of Rs. 2,24,50,000 (Rupees Two Crores Twenty Four Lakhs Fifty Thousand Only) in total and (b) after obtaining an assignment from Touchstone Realtors Private Limited, to purchase land in Survey Nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district admeasuring 3 Acres 22 Guntas from Gurudu Malla Reddy and Panda Radhika and to make payment of a sum of Rs. 1,77,50,000 (Rupees One Crore Seventy Seven Lakhs Fifty Thousand Only) in total, as sale consideration to Gurudu Malla Reddy and Panda Radhika, with Touchstone Realtors Private Limited, signing the sale deed as a consenting party.

RESOLVED FURTHER THAT the Company be and is hereby authorized to pay the consideration and/or deposits as set forth in that certain Assignment Agreement between the Company and Touchstone Realtors Private Limited to Touchstone Realtors Private Limited and to pay the sale consideration to Gurudu Malla Reddy and Panda Radhika for sale of land in Survey Nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district admeasuring 3 Acres 22 Guntas in favour of the Company.

RESOLVED FURTHER THAT Vishal Goel, be and is hereby authorized to execute any letter of intent, the assignment agreement, sale deed, affidavits and any other documents required to consummate the sale transaction in favour of the Company in respect of land in Survey Nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district admeasuring 3 Acres 22 Guntas and also to present the assignment agreement, sale deed and other documents for registration before the jurisdictional sub-registry and to do all matters incidental for the transfer of the right, title and interest in respect of land in Survey Nos. 189, 204 and 205E of Turkapally Village Revenue Accounts, Shamirpet Mandal, Ranga Reddy district admeasuring 3 Acres 22 Guntas in favour of the Company, including to take possession of the same, based on the documents approved by the authorized signatories set forth in the Signature Authority Memorandum."

Place : Bangalore  
Date: July 21, 2010

*Vishal Goel*  
CHAIRMAN



Sun  
Shri...

వ పుస్తకము 20/0 వ సం॥ పు (P-56) 1389

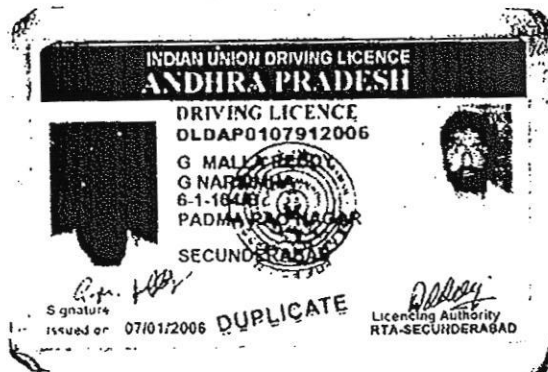
శ్లోపేణ మొత్తము కాగితముల సంఖ్య..... 20

ఈ కాగితము వరుస సంఖ్య..... 12

సబ్-రిజిస్ట్రార్



Sub-Registrar  
Shameerpet



*G. M. Reddy*

|                           | <u>Class Of Vehicle</u> | <u>Validity</u> |
|---------------------------|-------------------------|-----------------|
| M1289839/05               |                         |                 |
| <u>Non-Transport</u>      | LMV,MC                  | 19/08/2012      |
| <u>Transport</u>          |                         |                 |
| <u>Hazardous Validity</u> |                         |                 |
| <u>Badge No.</u>          |                         |                 |
| <u>Reference No.</u>      | 790951987               |                 |
| <u>Original LA.</u>       | RTA SECUNDERABAD        |                 |
| <u>DOB</u>                | 18/01/1968              |                 |
| <u>Blood Gr.</u>          | X                       |                 |
| <u>Date Of 1st Issue</u>  | 22/01/1987              |                 |

KEROX COPY

Sub:  
Sh:

ప పుస్తకము 2010 వ సం॥ పు (P.56) 1389  
దస్తవీజు మొత్తము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 13

సబ్-రిజిస్ట్రార్



Sub Registrar

Shamirpet



ప పుస్తకము 2010 వ సం॥ పు (P.56) 1389

ప్రదేశ మొదలము కాగితముల సంఖ్య 20

ఈ కాగితము వలన సంఖ్య 14

సబ్-రిజిస్ట్రార్



Sub Registrar

Shameerpet

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

TOUCHSTONE REALTORS PRIVATE  
LIMITED

07/07/2005

Permanent Account Number

AACCT2952R

0702005



*me*  
SUDHAKAR  
SHRINIVAS

ప పుస్తకము 2010 వ సం॥ పు. (P.56) 1389

దస్తావేజు మొదలయిన తేదీ..... 20

ఈ కాగితము పుచ్చిన తేదీ..... 15

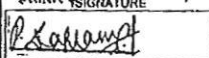
సబ్-రిజిస్ట్రార్



"TRIE OF 10"

Sub-Registrar  
Shamirpet

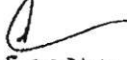


|                                                                                      |                                                                                   |
|--------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER                                        | AFTPP8438D                                                                        |
| नाम / NAME                                                                           | DORA SWAMY PACHIPALA                                                              |
| पिता का नाम / FATHER'S NAME                                                          | REDDAPPA CHARI PACHIPALA                                                          |
| जन्म तिथि / DATE OF BIRTH                                                            | 27-06-1970                                                                        |
| हस्ताक्षर / SIGNATURE                                                                |  |
| मुख्य आयकर अधिकारी, आंध्र प्रदेश<br>Chief Commissioner of Income-tax, Andhra Pradesh |                                                                                   |

*[Handwritten signature]*

*[Handwritten signature]*  
Sub-Commissioner  
Income-tax

1వ పుస్తకము 2010 వ సం॥ పు. (P.56) 1389  
దస్తావేజు మొత్తము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 16

  
సబ్-రిజిస్ట్రార్



శామీర్ పేట్  
  
Sub-Registrar  
Shameerpet



इसके दृष्टान्त, भारत गणतन्त्र के राष्ट्रपति के रूप में उन सब से निवृत्त  
 हुए मत से निर्वाचित थे, यह प्रमाण है कि उनका हित कि वह कार्य को बिना रुके-रूक  
 आगामी ही से जारी-रूकें हैं, और उनके ही द्वारा ही देश में सशान्ति और तुल्यता स्थापित  
 किए जाने वाले कारनामा हो ।

THERE ARE TO REQUEST AND REQUIRE IN THE NAME OF THE PRESIDENT OF THE REPUBLIC OF INDIA ALL THOSE WHOM IT MAY CONCERN TO ALLOW THE BEARER TO PASS TRAVEL WITHOUT LET OR HINDRANCE, AND TO AFFORD HIM OR HER, EVERY ASSISTANCE AND PROTECTION OF WHICH HE OR SHE MAY STAND IN NEED.

आज्ञा संख्या: ६७५३/६७  
BY ORDER OF THE PRESIDENT OF THE  
REPUBLIC OF INDIA



सविता नन्दा  
SAVITA NANDA  
Superintendent  
अन्तर्गत पासपोर्ट कार्यालय  
Registrar Passport Office  
दिल्ली/Delhi.

भारत गणराज्य REPUBLIC OF INDIA



|                 |                              |                            |
|-----------------|------------------------------|----------------------------|
| प्राप्त Type    | राष्ट्रता कोड / Country Code | प्राप्त नं. / Passport No. |
|                 | IND                          | G6502406                   |
| उपनाम / Surname |                              |                            |
| GOEL            |                              |                            |

दिए गए नाम / Given Names  
**VISHAL**

|                           |            |                           |
|---------------------------|------------|---------------------------|
| राष्ट्रियता / Nationality | लिंग / Sex | जन्म तिथि / DATE of Birth |
| INDIAN                    | M          | 09/12/1976                |

NEW DELHI

जारी करने का स्थान /Place of issue  
DELHI

आजी कागदोची म्हा दिनांक /Date of issue म्हा दिनांक /Date of Expiry  
03/01/2008 02/01/2018

P<INDG0EL<<VISHAL<<<<<<<<<<<<<<<<<<<<<<<<<<  
66502406<3IND7612091M1801020<<<<<<<<<<<<<<<<<<<

me

సాక్షాత్కరము 20/0 ప సం|| పు. (P.56) 1389  
సాక్షాత్కరము మొత్తము కాగితము సంఖ్య 20  
ఈ కాగితము పదున సంఖ్య 17



సబ్-రిజిస్ట్రారు



  
సాక్షాత్కరము

आयकर विभाग  
INCOME TAX DEPARTMENT



भारत सरकार  
GOVT. OF INDIA

RAHUL SINHA  
ANUJ KUMAR SINHA

10/08/1983  
PAN Card Number

BEZPS3234M

Signature



*Rahul Sinha*

Sub Reg.  
Shan...

1వ పుస్తకము 2010 వ సం॥ పు. (P.56) 1389

దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 20

ఈ కాగితము పరుస సంఖ్య..... 18



సబ్-రిజిస్ట్రారు



శామిరపేట ముహూరు



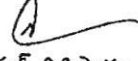
Sub Registrar  
Shamirpet

|                                                                                             |                                                                                   |
|---------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| आयकर विभाग<br>INCOME TAX DEPARTMENT                                                         | भारत सरकार<br>GOVT. OF INDIA                                                      |
| JINAGA KRISHNA RAO<br>BASAVA RAJU JINAGA                                                    |                                                                                   |
| 01/06/1974<br>Permanent Account Number<br>AGSPJ0358A                                        |                                                                                   |
| Signature  |  |

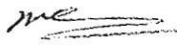
*Car*

Sub-Inspector  
Shimoga

1వ పుస్తకము 20/0 చ సం॥ పు (P.56) 1389  
దస్తావేజు సేద్యము కాగితముల సంఖ్య 20  
ఈ కాగితము వరుస సంఖ్య 19

  
సబ్-రిజిస్ట్రారు



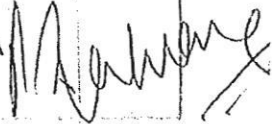
శామీర్ పేట్  
  
సబ్-రిజిస్ట్రారు  
Shameerpet



Photographs and FingerPrints As per Section 32A of Registration Act 1908

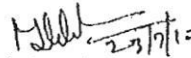
C.S.No./Year: 1300/2010 of SRO: 1516(SHAMIRPET)

23/07/2010 18:59:35

| S.No. | Thumb Impression                                                                    | Photo                                                                               | Name and Address of the Party                                                                                        | Party Signature                                                                      |
|-------|-------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|
| 1     |    |    | (CL) REP BY:- VISHAL GOEL, SUITE NO.23,3RD FLOOR,NSL ICON,P.NO.1-4,ROAD NO.12,BANJARA HILLS,HYD                      |    |
| 2     |    |    | (EX) GUDURU MALLA REDDY H.NO.6-1-164/13,PADMA RAO NAGAR,SEC-BAD,A.P                                                  |   |
| 3     |   |   | (EX) PANDA RADHIKA H.NO.6-1-132/27,PADMARAO NAGAR,SEC-BAD,A.P                                                        |   |
| 4     |  |  | (EX) REP BY:- PACHIPALA DORA SWAMY (DIRECTOR) 31(8-2-622/1/1/A3),CLASSIC EMERALD,BESIDHSBC,R.NO.10,BANJARA HILLS,HYD |  |

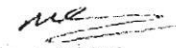
Witness  
Signatures

  
Operator  
Signature

  
Subregistrar  
Signature

1. Rahul Suresh

2- 

  
Subregistrar  
Signature

1వ పుస్తకము 2010 వ సం॥ పు. (P.56) 1389  
దస్తావేజు మొత్తము కాగితముల సంఖ్య..... 20  
ఈ కాగితము వరుస సంఖ్య..... 20

సబ్-రిజిస్ట్రారు



Sub-Registrar  
Shameerpeta