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7772

19/10/06



No. 1675/2006-07
 Dated 16/3/06
 ANDHRA PRADESH
 OLD TO... K. Ramulu S/o. K. Bala Krishnaiah (late)
 R. R. Dist.
 OR WHOM... Self.

05AA 364506
 G. NAGESH
 20/06

SALE DEED

This SALE DEED is made and executed on this the 31st day of March, 2006, at S.R.O. Shameerpet, Ranga Reddy District, by and between.

1. Sri BOINI NARSIMULU S/o: Late Sri B. VENKAIAH, aged about 40 years, Occ: Agriculture,
 2. Sri BOINI JAHANGIR S/o: Late Sri B. VENKAIAH, aged about 30 years, Occ: Agriculture,
 3. BOINI ANAND S/o: B. NARSIMULU, aged about 19 years, Occ: Student,
 4. Smt R. NARSAMMA W/o: R. NARSAIAH, aged about 60 years, Occ: Housewife, R/o: Turkapally Village, Shamirpet Mandal, R. R. Dist.,
- The Vendors No. 1, 2 and 3 are the Residents of Kolthur Village, Shamirpet Mandal, R. R. Dist,
 (Hereinafter referred to as " VENDORS" of the First Part):

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B. Anand

B. Anand

କୃତ୍ତିମ ସମ୍ବେଦନା

ॐ नमो भगवते वासुदेवाय
 श्रीकृष्णाय नमः



Seal of the District Registrar of Mangalore

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.....

076

IN FAVOUR OF

1. Sri K. RAMULU S/o: Late Sri K. Bala Kistaiah, aged about 42 years, Occ: Agriculture, R/o: Kolthur Village, Shameerpet Mandal, R.R. Dist.,
2. Sri BAKKAGARI BHUPAL REDDY S/o: B. SATHI REDDY, aged about 28 years, Occ: Agriculture, R/o: Kolthur Village, Shamirpet Mandal, R. R. Dist.,

Hereinafter referred to as "VENDEE" of the Second Part:

'Both' the terms the VENDORS and the VENDEES shall mean and include all their heirs, successors, executors, legal representatives, administrators, assignees and nominees etc'

And Whereas the VENDOR No.1, herein is the sole and absolute owner & Peaceful Possessor of the Agriculture Land in Survey No. 193, admeasuring Ac.0-15 Gts, Situated at Turkapally Village & Grampanchayat, Shameerpet Mandal, Ranga Reddy Dist., vide Patta No. B33, Pass Book No. 442146, and Title Deed No. 442146.

And Whereas the VENDOR No. 2 herein is the sole and absolute owner & Peaceful Possessor of the Agriculture Land in Survey No. 193, admeasuring Ac .0-15 Gts, Situated at Turkapally Village & Grampanchayat, Shameerpet Mandal, Ranga Reddy Dist., vide Patta No. B34, Pass Book No. 442145, and Title Deed No. 442145.

And the Vendor No. 3 is the Legal heir of the Vendor No. 1 and Vendor No. 4 is the Daughter of the Vendor No. 1 & 2 Grandfather., and they had been entered in this deed to avoid future problems and legal complications.

WHEREAS the VENDOR No. 1 has offered to sell the agriculture land in Sy. No. 193, admeasuring Ac. 0-15 Gts, and Vendor No. 2 has offered to sell the agriculture land in Sy. No. 193 admeasuring Ac.0-15 Gts., thus total land admeasuring Ac.0-30 Gts, Situated at Turkapally Village & Grampanchayat, Shameerpet Mandal, R. R. Dist., more fully described in the Schedule, hereinafter referred to as Scheduled Property., from the said property free from all encumbrances to the VENDEES for a total consideration of Rs. 55,000/- (Rupees Fifty Five Thousand Only) and the VENDEES had agreed to purchase the same for the said consideration.

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1వ పుస్తకము 2006 సం:

దస్తావేజు మొక్క మొత్తము కారితముల సంఖ్య

ఈ కారితముల వరుస సంఖ్య

జాయింట్ సబ్ రిజిస్ట్రారు-1

ఎర్రమ గ్రామన క్రెడె

K. S. Sanyal



K. S. Sanyal & Co. Agents

Kollur & Shamshabad

ఎర్రమ గ్రామన క్రెడె

B. Reddy

S/o B. Sathu Reddy & Co. Agents

Kollur & Shamshabad

① D. Venkatesh

S/o D. Narasimha
cc: Busin R/o Kollur by
R.R.N.

② K. Yadaiah

S/o K. Sanyal, cc: Agent
R/o Lagudi murti, R.R. Des.

2006 వ సం. ఏప్రిల్ నెం. 1 వ తేది
1922 వ. సం. ఏప్రిల్ మొత్తము 11 వ తేది

జాయింట్ సబ్ రిజిస్ట్రారు-1

03..

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:

That in the pursuance of the said sale agreement and in consideration of the said sum of Rs. 55,000/- (Rupees Fifty Five Thousand Only) is already paid by the VENDEES to the VENDORS hereby accepts, admits, acknowledges and the VENDORS hereby sells, conveys and transfers to the VENDEES the schedule mentioned property in favour of the VENDEES together with all rights and easements that are attached or reputed to be attached thereto.

Whereas the VENDORS hereby assures and covenants with the VENDEES that the VENDORS is the sole and absolute owner of the schedule mentioned property and is solely entitled to convey the same to the VENDEES and nobody else has any right, title or interest in the SCHEDULE PROPERTY and the property is free from all kinds of encumbrances, mortgages, charges, dues, demands liens and court attachments, whatsoever in favour of any one and the sale is an out and out and absolute sale.

That the VENDORS further declares that VENDORS will sign all the papers, documents to perfect the title of VENDEES in respect of the SCHEDULE PROPERTY hereby sold.

That the VENDORS has handed over all the link documents papers and petitions which are required reasonably in getting mutation in the GRAM PANCHAYAT records or in any other concerned departments.

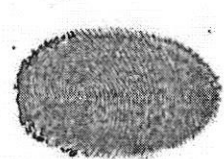
That the VENDORS further declares that the VENDEES can enjoy the SCHEDULE PROPERTY as sole and absolute owner without any disturbance let or hindrances either from the VENDORS or anyone else claiming through or under the VENDORS.

That the VENDORS shall be bound to indemnify the VENDEES against any loss that VENDEES may be put to by reasons of any defect in the title to the VENDORS and the VENDEES shall be entitled to recover from the VENDORS all such expenses that VENDEES may be put to by reasons of any litigations concerning to the title or possession of the property mentioned in the SCHEDULE.

04..

 B. Anand

B. Anand



1వ పుస్తకము 2006 నంబర్ 7910

దస్తావేజు యొక్క మొత్తము కారితముల సంఖ్య

ఈ కారితముల పరిమితి సంఖ్య

జాయింట్ సబ్ రిజిస్ట్రారు-బీ

An Amount Of Rs. 4930/-
Towards
Stamp Duty including Transfer duty and
Registration Fees
Was Paid by This Party Through Challan
Receipt No. 523023 dated 13/3/06
SBH Bharath nagar Branch

Joint Sub-Registrar
Ranga Reddy

ENDORSEMENTS UNDER SECTIONS 41 & 42 OF ACT 11 OF 1831

File No: 290006

Dated: 1/4/06

I here by certify that the proper/default stamp duty of Rs. 4930/-

has been levied in respect of this instrument from

the basis of agreed value of Rs. 55000/-

being higher than the Government agreed Market Value 1893

District Registrar's Office

Ranga Reddy

Dated: 1/4/06

Registrar/Collector
Under the Indian Stamp Act

Registered as Document No. 2910 on

2006/1928 and assigned the

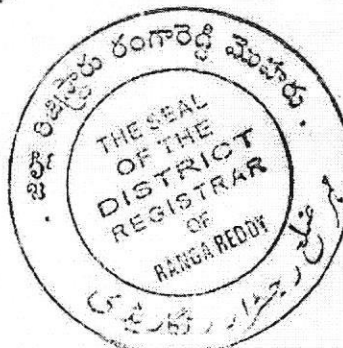
Identification Number 10-1-7910-2006

For Scanning.

Date: 1/4/06

Notarizing Office.

జిల్లా రిజిస్ట్రారు అధికారి పరంగా



That the VENDORS has paid all the taxes, charges, payable in respect of the SCHEDULE PROPERTY upto the date of registration and the same shall be paid by the VENDEES in future.

The VENDORS has delivered to the VENDEES the vacant and peaceful possession of the SCHEDULE PROPERTY.

The SCHEDULE PROPERTY under the transfer is not covered or belongs to any categories such as Assigned Land, Government Land, Land meant for Ceiling Acquisition or land under acquisition by Government Authorities or under any restrictions for transfer.

ALL the land affected by this Document is not an assigned land as defined in Section 2 (1) Act 9 of 1977, and there is no house or house structure is existing on the said land.

I, hereby declare that there are no Mango Trees/Coconut Trees, Betel leaf gardens/ Orange Groves; that there are no mines or quarries of granites or such other valuable stones; that there are no machinery no fish ponds etc., in the land now being transferred that if nay suppression of facts is notices at a future date, I will be liable for prosecution as per law besides the payment of deficit duty.

This Document has been executed on _____ on N. J. Stamp worth RS. 20/- D.S.D. RS. 4,930/- Registration Fees Rs. 275/- User Charges Rs. 100/- Total Rs. 5,305/- has been remitted / paid in S.B.H. Thumkunta Branch, vide Receipt No. 523093. Challan No. 220. Dated: 13-03-2006.

SCHEDULE OF THE PROPERTY

Agriculture land in,

Sy. No. 193,

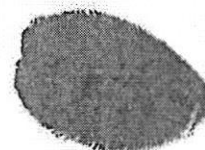
admeasuring Ac. 0-30 Bts,

Situated at **TURKAPALLY** Village & Grampanchayat, Shamirpet Mandal, R.R. District, and bounded as follows:



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B. Anand

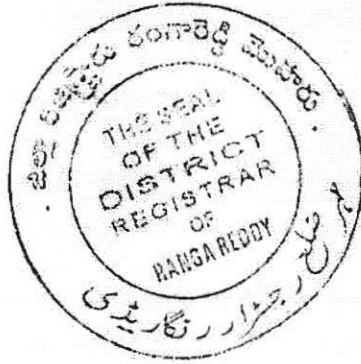


1వ పుస్తకము 2006 సం॥ 7910

దస్తావేజు యొక్క మొత్తము కాగితముల సంఖ్య.....

7 ఈ కాగితముల వరుస సంఖ్య.....

బి.యిండ్ సబ్ రిజిస్ట్రారు-1



NORTH BY: Forest Land.,

SOUTH BY: Ag. land of R. Gonaiah.,

EAST BY: Ag. land of Chakali Pade Kunta.,

WEST BY: Ag. land of Chinna Raji Reddy.,

The value of the land is Rs. 73,000/- Per Acre, and the total value comes to Rs. 55,000/- Only, U/R 3 of A.P.P.U.V.I., Rules 1975, the stamp duty is paid thereon.

IN WITNESS whereof the VENDORS has signed this DEED OF SALE with free will and consent on the day, month and the year first above mentioned in the presence of the following witnesses:

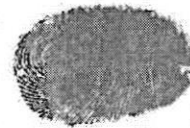
WITNESSETH

1.

[Signature]

2. *H. Kodigali*

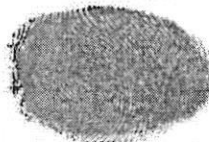
1.



2. *B. S. S. S. S.*

3. *B. Anand*

4.



SIGNATURE OF VENDORS

1వ పుస్తకము 2006 సం॥ 79/10

దస్తావేజు యొక్క మొత్తము కాగితముల సంఖ్య.....

..... ఈ కాగితముల వరుస సంఖ్య.....

జయంతి నవ రిజిస్ట్రారు-1

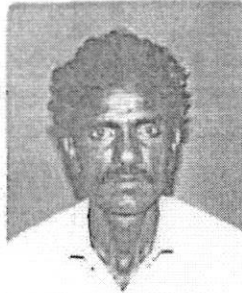
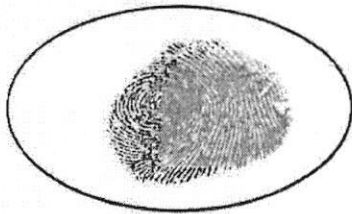


**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32 A OF
REGISTRATION ACT, 1908**

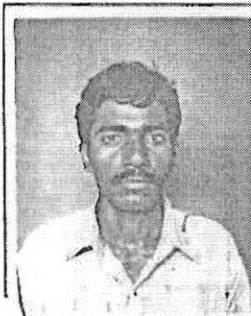
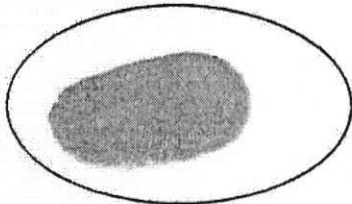
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(LEFT THUMB)

PASS PORT SIZE
PHOTOGRAPH

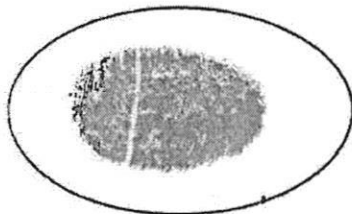
NAME & PERMANENT
POSTAL ADDRESS OF
PRESENTANT / SELLER
BUYER



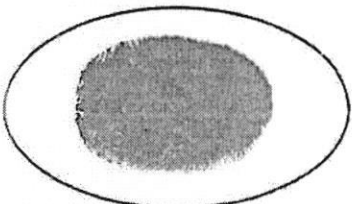
Sri B. Narsimulu
S/o Late B. Venkiah
R/o Turkapally (v).
Shamirpet (m), R.R. Dist



Sri B. Jahangir
S/o Late B. Venkiah
R/o Turkapally (v).
Shamirpet (m), R.R. Dist



Sri B. Anand
S/o B. Narsimulu
R/o Turkapally (v).
Shamirpet (m), R.R. Dist



Sri A. Narsamma
w/o A. Narsiah
R/o Turkapally (v).
Shamirpet (m), R.R. Dist.

WITNESSES

- 1.
- 2.

SIGN OF EXECUTANTS :



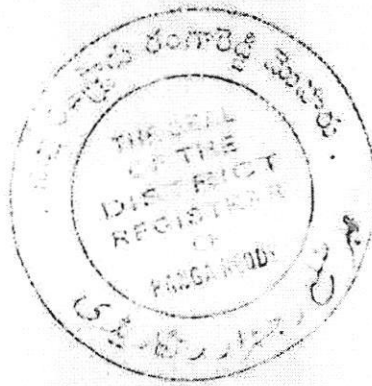
B. Anand

1వ పుస్తకము 2006 సం: 786

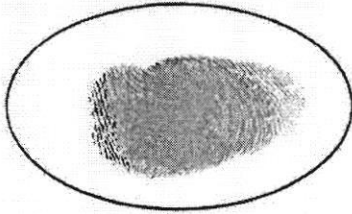
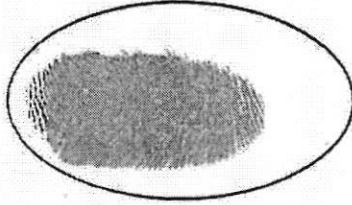
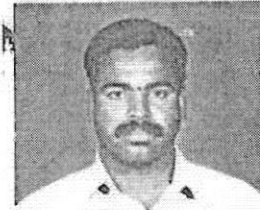
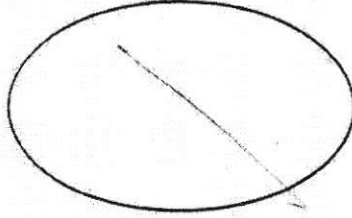
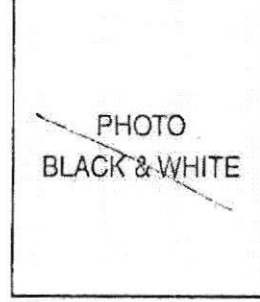
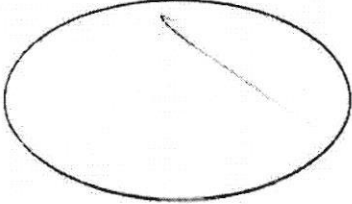
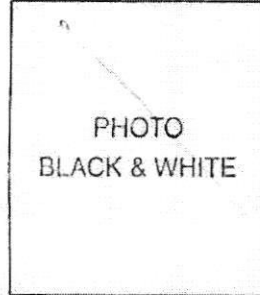
దస్తావేజు యొక్క నెలత్రాము కారితముల సంఖ్య

ఈ కారితముల పలుకు సంఖ్య 6

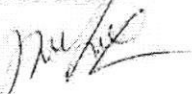
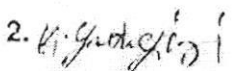
జాబ్బులకు సబ్ జమస్థాయి



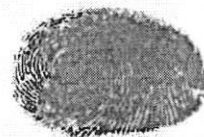
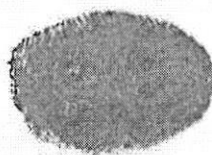
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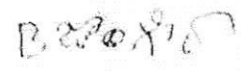
FINGER PRINT IN BLACK (LEFT THUMB)	PASS PORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER BUYER
		<u>Sri K. Ramulu</u> <u>S/o Late K. Bala Kistaiah</u> <u>R/o Kothur (v).</u> <u>Shamirpet (m), R.R. Dist</u>
		<u>Bakkarari Bhupal</u> <u>Reddy R/o Kothur</u> <u>(v). Shamirpet (m)</u> <u>R.R. Dist</u>
		
		

WITNESSES

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SIGN OF EXECUTANTS :




B. Anand

1వ పుస్తకము 2006 సం. 7810

దస్తావేజు యొక్క ముత్తము కాగితముల సంఖ్య.....

7 ఈ కాగితముల ముద్రా సంఖ్య..... 7

చ. నంబే సచి జిల్లాస్థానము-1

