

CANNED

Doc No: 2780/2020



తెలంగాణ తెలంగాణ TELANGANA

X 747707

S.No. 20531 Date: 11-11-2019

Sold to: MAHENDAR

S/o. MALLESH

For: MODI FARM HOUSE (HYDERABAD) LLP

K.SATISH KUMAR

LICENSED STAMP VENDOR

LIC No.16-05-059/2012, R.No.16-05-025/2018

Plot No.227, Opp.Back Gate of City Civil Court

West Marredpally, Sec'bad. Mobile: 9849355156

SALE DEED

This Sale Deed is made and executed on this the 28th day of May 2020 at S.R.O, Shankarpally, Ranga Reddy District by and between:

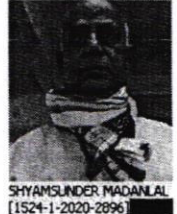
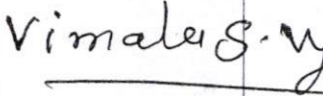
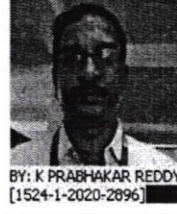
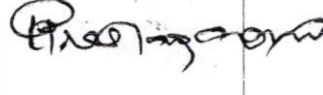
1. M/s. Modi Farm House (Hyderabad) LLP, an incorporated Limited Liability Partnership Firm, having its office at 5-4-187/3 & 4, Soham Mansion, II floor, M. G. Road, Secunderabad – 500 003, duly represented by its Partner M/s. Modi Housing Pvt. Ltd., rep by its Director Mr. Soham Modi S/o. Late Satish Modi, aged about 49 years Occupation: Business, resident of Plot No. 280, Road No. 25, Jubilee Hills, Hyderabad.
2. Sri. Pathapati Sar Raju, S/o. Sri Rama Raju, aged about 63 years, resident of Opp. Ramalayam, Adarsh Nagar, J. P. Road, Bheemavaram, A. P., (Represented by his AGPA holder M/s. Modi Farm House (Hyderabad) LLP, vide document no.956/2015 dated 18.03.2015 and 1471/2015 dated 29.04.2015 registered at the office of the Joint Sub-Registrar, Shankarpally, R. R. Dist).
3. Sri. P. V. Srinivasa Raju, S/o. Sri Sar Raju, aged about 40 years, resident of Opp. Ramalayam, Adarsh Nagar, J. P. Road, Bheemavaram, A. P., (Represented by his AGPA holder M/s. Modi Farm House (Hyderabad) LLP, vide document no.956/2015 dated 18.03.2015 and 1471/2015 dated 29.04.2015 registered at the office of the Joint Sub-Registrar, Shankarpally, R.R. Dist).

For Modi Farm House Hyderabad LLP

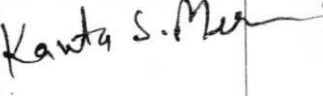
Presentation Endorsement:

Presented in the Office of the Sub Registrar, Shankarpally along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 19000/- paid between the hours of 12 and 1 on the 28th day of MAY, 2020 by Sri K Prabhakar Reddy

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

SI No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 SHYAMSUNDER MADANLAL [1524-1-2020-2896]	SHYAMSUNDER MADANLAL VYAS S/O. MADANLAL VYAS R/O. PLOT NO.14 BANJARA ORCHIDS ASHA OFFICERS COLONY, R K PURAM, SECUNDERABAD	
2	CL		 VIMALA SHYAM VYAS::28/0 [1524-1-2020-2896]	VIMALA SHYAM VYAS W/O. SHYAMSUNDER MADANLAL VYAS R/O. PLOT NO.14 BANJARA ORCHIDS ASHA OFFICERS COLONY, R K PURAM, SECUNDERABAD	
			 BY: K PRABHAKAR REDDY (SP, [1524-1-2020-2896]	REP-BY: K PRABHAKAR REDDY (SPA HOLDER) S/O. K.PADMA REDDY R/O. 5-4-187/3 & 4, SOHAM MANSION, 2ND FLOOR, MG ROAD,, SECUNDERABAD	

Identified by Witness:

SI No	Thumb Impression	Photo	Name & Address	Signature
1		 KANTA SUNIL MERANI::28/05/2 [1524-1-2020-2896]	KANTA SUNIL MERANI HYDERABAD	
2		 SUNIL KUMAR MERANI::21 [1524-1-2020-2896]	SUNIL KUMAR MERANI HYDERABAD	

28th day of May, 2020

Signature of Sub Registrar
Shankarpally**E-KYC Details as received from: UIDAI:**

SI No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX9204 Name: Kandi Prabhakar Reddy	Amberpet, Hyderabad, Telangana, 500013	
2	Aadhaar No: XXXXXXXX0785 Name: Vimala S Vyas	W/O Shyamsunder Madanlal Vyas, Malkajgiri, Hyderabad, Andhra Pradesh, 500056	

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సబ్ రిజిస్ట్రార్
శంకర్పల్లి, రంగారెడ్డి.



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Sheet 1 of 1
Sub Registrar
Shankarpally

4. Sri. P. U. N. Varma, S/o. Sri Sar Raju, aged about 38 years, resident of Opp. Ramalayam, Adarsh Nagar, J. P. Road, Bheemavaram, A. P., (Represented by his AGPA holder M/s. Modi Farm House (Hyderabad) LLP, vide document no. 956/2015 dated 18.03.2015 and 1471/2015 dated 29.04.2015 registered at the office of the Joint Sub-Registrar, Shankarpally, R. R. Dist).

Hereinafter jointly referred to as Vendors and severally as Vendor no.1, Vendor no.2, Vendor no.3 and Vendor no.4 respectively (which term shall mean and include its successors in office, administrators, executors / nominees / assignee etc.)

IN FAVOUR OF

1. Mrs. Vimala Shyam Vyas, Wife of Mr. Shyamsunder Madanlal Vyas, aged about 58 years
2. Mr. Shyamsunder Madanlal Vyas, Son of Mr. Madanlal Vyas, aged about 57 years both are residing at Plot No. 14, Banjara Orchids, Asha Officers Colony, R. K. Puram, Secunderabad - 500 056, hereinafter referred to as the Vendee (which term shall mean and include his / her heirs, legal representatives, administrators, executors, successor in interest, assignee, etc).

WHEREAS:

- A. M/s. Modi Farm House (Hyderabad) LLP, the Vendor no.1 herein, is the absolute owner of land admeasuring Ac. 31-34 gts., forming a part of Sy. Nos. 33, 43, 44, 46 of Yenkapally Village, Chevella Mandal, R. R. District, herein after referred to as Schedule Land and more fully described at the foot of this document, by the way of the below referred recitals and documents.
- B. Mr. Koridina Laxminarayana purchased agricultural land admeasuring Ac. 21-28 gts., forming a part of Sy. nos. 44 & 46 of Yenkapally Village, Chevella Mandal, R. R. District vide sale deed bearing document no. 64/1996, registered at SRO Chevella, from the original pattedars of the land namely Palgutta Yella Reddy, Palgutta Narsimha Reddy, Palgutta Penta Reddy, Palgutta Narayana Reddy, Palgutta Manikya Reddy, Bommididi Venkat Reddy, Palgutta Kista Reddy, Palgutta Lachamma and Palgutta Gopal Reddy. Names of the pattedars are appropriately reflected in the pahanis.
- C. The said land admeasuring Ac. 21-28 gts, was mutated in favour of K. Laxminarayana vide mutation order no. ROR/3/96 dated 27.07.1999. Patta Passbook bearing no. Z-259556 and title book bearing no. Z-184403 was issued by the revenue department to him. K. Laxminarayana name is also appropriately reflected in the pahanis.
- D. Mr. K. Laxminarayana in turn sold the entire land to P. V. Subba Rao, T. Srinivasa Buchi Babu, K. Annapurna, P. Vijaya, P. Radha Kumari and K. Annapurna, P. Vijaya by way of 2 registered sale deeds bearing document nos. 1314/2000 & 5267/2001 registered at SRO Chevella.
- E. Mr. P. V. Subba Rao, T. Srinivasa Buchi Babu, K. Annapurna, P. Vijaya & P. Radha Kumari sold an extent of Ac. 20-00 gts., out of the said land to M. Krishna Mohan and B. Umamaheshwar Rao by way of 2 registered sale deeds bearing document no. 6541/2005 & 6542/2002 registered at SRO Chevella.

For Modi Farm House Hyderabad LLP

Designated Partner

E-KYC Details as received from UIDAI:			
SI No	Aadhaar Details	Address:	Photo
3	Aadhaar No: XXXXXXXX7511 Name: Shyamsunder Madanlal Vyas	S/O Late Madanlal Vyas, Malkajgiri, Hyderabad, Andhra Pradesh, 500056	

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	151900	0	0	0	152000
Transfer Duty	NA	0	57000	0	0	0	57000
Reg. Fee	NA	0	19000	0	0	0	19000
User Charges	NA	0	100	0	0	0	100
Total	100	0	228000	0	0	0	228100

Rs. 208900/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 19000/- towards Registration Fees on the chargeable value of Rs. 3800000/- was paid by the party through E-Challan/BC/Pay Order No ,7555CN270520 dated ,27-MAY-20 of ,YESB/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 228000/-, DATE: 27-MAY-20, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 1946421632729,PAYMENT MODE:NB-1000200,ATRN:1946421632729,REMITTER NAME: PRABHAKAR REDDY,EXECUTANT NAME: MODI FARM HOUSE HYDEABAD LLP,CLAIMANT NAME: MRS. VIMALA SHYAM VYAS) .

Date:
28th day of May,2020

Signature of Registering Officer
 Shankarpally

Certificate of Registration

Registered as document no. 2780 of 2020 of Book-1 and assigned the identification number 1 - 1524 - 2780 - 2020 for Scanning on 28-MAY-20 .

Registering Officer
 Shankarpally
 (Syed Siraj Anwar)



- F. Mr. M. Krishna Mohan and B. Umamaheshwar Rao in turn executed a Agreement of Sale cum General Power of Attorney registered as document no. 10374/2005 registered at SRO Chevella for an extent of Ac. 20-00 gts., in favour of G. Ramchander and P. Ravinder.
- G. Mr. Pallagutta Narsimha Reddy the original pattedar of a portion of Sy. No. 33, Yenkapally Village, Chevella Mandal, R.R. District sold an extent of Ac. 0-37 gts., in favour of M. Ramana Rao vide sale deed bearing document no. 3680/2003. Pallagutta Penta Reddy, Pallagutta Narayana Reddy and Palagutta Manikya Reddy the original pattedars of a portion of Sy. No. 33, Yenkapally Village, Chevella Mandal, R.R. District sold an extent of Ac. 0-37 gts., in favour of M. Ramana Rao vide sale deed bearing document no. 5130/2003. The names of the original pattedars are appropriately reflected in the pahanis.
- H. Mr. Kamari Iswaraiah, Kamari Narayana, Kamari Yadamma, Kamari Manjula, the original pattedars of land admeasuring Ac.8-05 gts., being Sy. no. 43 Yenkapally Village, Chevella Mandal, R. R. District sold the entire land to M. Aruna vide sale deed bearing document no. 4994/2000 registered at SRO Chevella. The names of the Kamari family are appropriately reflected in the pahanis.
- I. Mr. M. Ramana Rao & M. Aruna in turn sold the entire extent purchased by them admeasuring Ac.9-39 gts., in Sy. nos. 33 & 43 to C. Sudhakar Reddy & A. Ravinder Reddy vide document bearing no. 9424/2005 registered at SRO Chevella.
- J. Mr. C. Sudhakar Reddy & A. Ravinder Reddy in turn sold Ac. 9-39 gts., in Sy. No. 33 & 43 of Yenkapally Village, Chevella Mandal, R. R. District to P. U. N. Verma (Vendor no. 4 herein) vide sale deed bearing document no. 5402/2006 registered at SRO Chevella.
- K. M. Krishna Mohan and B. Umamaheswar Rao represented by their Agreement of Sale cum General Power of Attorney holders G. Ram Chander & P. Ravinder sold an extent of Ac. 15-00 gts., to P. V. S. Raju (Vendor no.3 herein) and Ac. 5-00 gts., to P.S. Raju (Vendor no. 2 herein) vide sale deeds bearing document nos. 6331/2006 & 6330/2006 registered at SRO Chevella.
- L. Revenue department has mutated the land in favour of P. U. N. Verma vide mutation order no. G/1856/2007, P.V.S. Raju vide mutation order no. G/1854/2007 and P. S. Raju vide mutation order no. G/1858/2007. Patta Passbooks and title books were issued in their favour as per the details given below.

Extent of land in Ac – Gts.,

Sl. No.	Name of Pattedar	Patta no	Passbook no	Sy. No.33	Sy. No. 43	Sy. No. 44	Sy. No. 46
1	P. U. N. Verma	370	511481	1-34	8-05	--	--
2	P. V. S. Raju	371	511453	--	--	11-33	3-07
3	P. S. Raju	369	51148	--	--	--	5-00

- M. Mr. P.U.N. Verma exchanged land admeasuring Ac. 1-21 gts., forming part of Sy. No. 33, belonging to him with Ac. 1-21 gts., in Sy. No. 44 belonging to Palgutta Madhav Reddy, the original pattedar of the land vide registered exchange deed bearing document no. 1510/2015 registered at SRO Shankarpally.

For Medi Farm House Hyderabad LLP

Designated Partner

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Shankarpally



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N. By virtue of the above referred documents, recitals and records, Mr. P. U. N. Verma, P. V. S. Raju and P. S. Raju (hereinafter jointly referred to as the Original Owners) became the absolute owners and possessors of land admeasuring Ac. 29-39 gts., forming a part of Sy. nos. 33, 43, 44 & 46, Yenkapally Village, Chevella Mandal, R. R. District as per details given below:

Extent of land in Ac – Gts.,

S. No.	Name of Pattedar	Patta no	Passbook no	Sy. No.33	Sy. No. 43	Sy. No. 44	Sy. No. 46
1	P. U. N. Verma	370	511481	0-13	8-05	1-21	--
2	P. V. S. Raju	371	511453	--	--	11-33	3-07
3	P. S. Raju	369	51148	--	--	--	5-00

- O. However, due to encroachments and road widening the Original Owners were in physical possession of 1 and admeasuring Ac.29-24 gts., forming a part of Sy. nos. 33, 43, 44 & 46, Yenkapally Village, Chevella Mandal, R. R. District. The Original Owners have given up all claims of land admeasuring Ac. 0-15 gts., being the short fall in the physical extent of land.
- P. M/s. Modi Farm House (Hyderabad) LLP, the Vendor no.1 herein has purchased the entire extent of the land admeasuring Ac. 29-24 gts., from the Original Owners by way of two registered Agreement of Sale cum General Power of Attorney with Possession dated 18th March 2015 and 29th April, 2015 registered as document nos. 956/2015 and 1471/2015 at the SRO Shankarpally, R.R. District.
- Q. M/s. Modi Farm House (Hyderabad) LLP purchased an additional land admeasuring Ac. 2-10 gts., forming a part of Sy. No. 44, Yenkapally Village, Chevella Mandal, R.R. District from Ramesham Chinna Mallaiah & others by way of registered sale deed bearing document no. 2040/15 dated 05.06.2015 registered at the SRO Shankarpally, R.R. District. Ramesham Chinna Mallaiah purchased the said land from Turpu Jangaiah by way of sale deed bearing no. 1053/96 dated 03.07.1996 registered at SRO Chevella. Upon the death of Ramesham Chinna Mallaiah his son Ramesham Haridas became the sole legal heir of the said land. The names of Turpu Jangaiah, Ramesham Chinna Mallaiah and Ramesham Haridas were appropriately recorded in the revenue records. Mutation was effected in favour of Ramesham Haridas vide order no. B/689/13 dated 14.03.13 and patta passbooks and title books were duly issued to Ramesham Haridas.
- R. The Vendor no. 1 has absolute rights to develop and sell any portion of the Scheduled Land by virtue of the above referred documents, deeds and agreements.
- S. The Vendor no.1 herein has developed/proposes to develop the Schedule Land into about 50 farmhouses of about ½ acre each by providing the required facilities and amenities appurtenant to such a development. The proposed project of development on the entire Scheduled Land is styled as 'SERENE FARMS'.
- T. The Vendee is desirous of purchasing agricultural land/farmland bearing farm no.5, admeasuring about 2420 Sq. yds, (½ acre) forming a part of the Scheduled Land being developed by the Vendor no. 1 and the Vendor no. 1 is desirous of selling the same for a consideration of Rs.38,00,000/- (Rupees Thirty Eight Lakhs Only) on the following terms and conditions.

For Modi Farm House Hyderabad LLP

Designated Partner

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Shankarpally

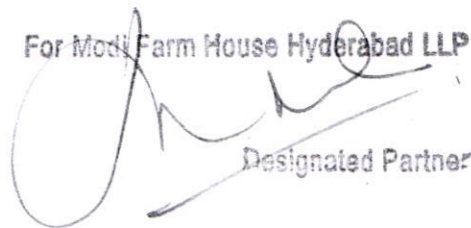
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NOW THEREFORE THIS SALE DEED WITNESSETH AS FOLLOWS:

1. The Vendors do hereby convey, transfer and sell the agricultural land / farmland bearing farm no. 5, admeasuring about 2420 Sq. yds, (½ acre) in Serene Farms situated at Sy. Nos. 33, 43, 44 & 46 of Yenkapally Village, Chevella Mandal, R. R. District, which is herein after referred to as the Scheduled Property 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.38,00,000/- (Rupees Thirty Eight Lakhs Only). The Vendors hereby admit and acknowledge the receipt of the said consideration.
2. The Vendors hereby covenant that Scheduled Property is the absolute property belonging to them by virtue of various deeds referred to herein in the preamble of this Sale Deed.
3. The Vendors further covenant that the Schedule Property is free from all sorts of encumbrances, charges, cess or attachment of whatsoever nature and as such the Vendors hereby gives warranty of title. If any claim is made by any person either claiming through the Vendors or otherwise in respect of the Scheduled Property it shall be the responsibility of the Vendors alone to satisfy such claims. In the event of Vendee being put to any loss on account of any claims on the Scheduled Property, the Vendors shall indemnify the Vendee fully for such losses.
4. The Vendors have on this day delivered vacant peaceful possession of Scheduled Property to the Vendee.
5. The Vendor no. 1 hereby covenants that it shall sign, verify and execute such further documents as are required so as to effectively transfer/mutate the Scheduled Property unto and in favour of the Vendee in the concerned departments.
6. The Vendor no. 1 hereby covenants that the Vendor no. 1 have paid all taxes, cess, charges to the concerned authorities relating to Scheduled Property 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 no. 1 to clear the same.

For Modil Farm House Hyderabad LLP



Designated Partner

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SCHEDULED LAND

All that part and parcel of agricultural land admeasuring about Ac.31-34 Gts., forming a part of Sy. Nos. 33, 43, 44 & 46 of Yenkapally Village, Chevella Mandal, Ranga Reddy District and bounded by:

North	Neighbours land in Sy. No. 33
South	60 ft Road
East	Government land
West	Neighbours Land

SCHEDULED PROPERTY

All that piece and parcel of agricultural land / farmland bearing farm no.5, admeasuring about 2420 Sq. yds, (½ acre) forming part of Sy. Nos. 33, 43, 44 & 46 of Yenkapally Village, Chevella Mandal, Ranga Reddy District, marked in red in the plan annexed hereto and bounded on:

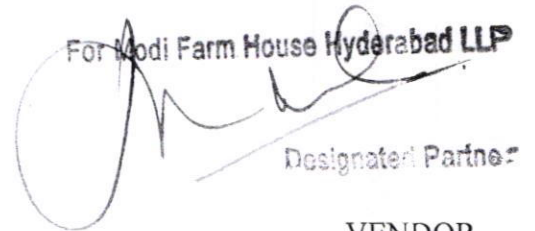
North	30' wide road
South	60' wide road
East	Farm No. 6
West	Farm No. 4

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. Kant S. Meru
2. J. Menar

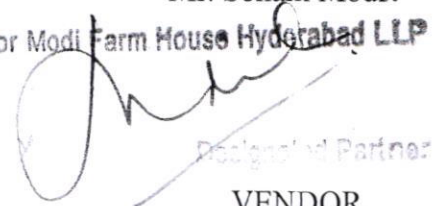
For Modi Farm House Hyderabad LLP


Designated Partner

VENDOR

Sri. Pathapati Sar Raju, P. V. Srinivasa Raju &
P. U. N. Varma.rep by his AGPA holder
M/s. Modi Farm House (Hyderabad) LLP,
duly rep by its Managing Partner,
Mr. Soham Modi.

For Modi Farm House Hyderabad LLP


Designated Partner

VENDOR

Vimala S. yas

VENDEE

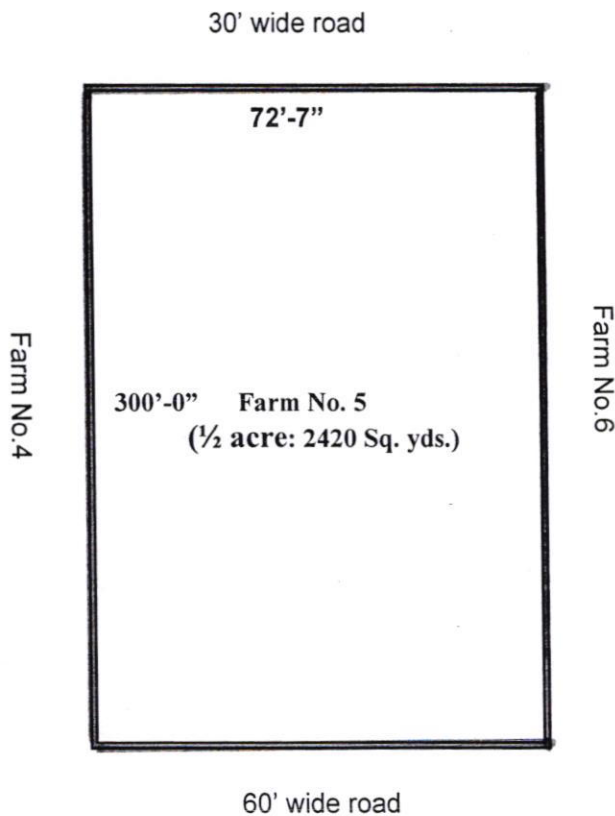
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PLAN OF THE SCHEDULED PLOT:



For M/s. Modi Farm House (Hyderabad) LLP
rep. by its Partner M/s. Modi Housing Pvt. Ltd.,
rep. by its Director Partner Mr. Soham Modi.

For Modi Farm House Hyderabad LLP

Dedicated Partner

VENDOR

Vimala S. Yes

PURCHASER

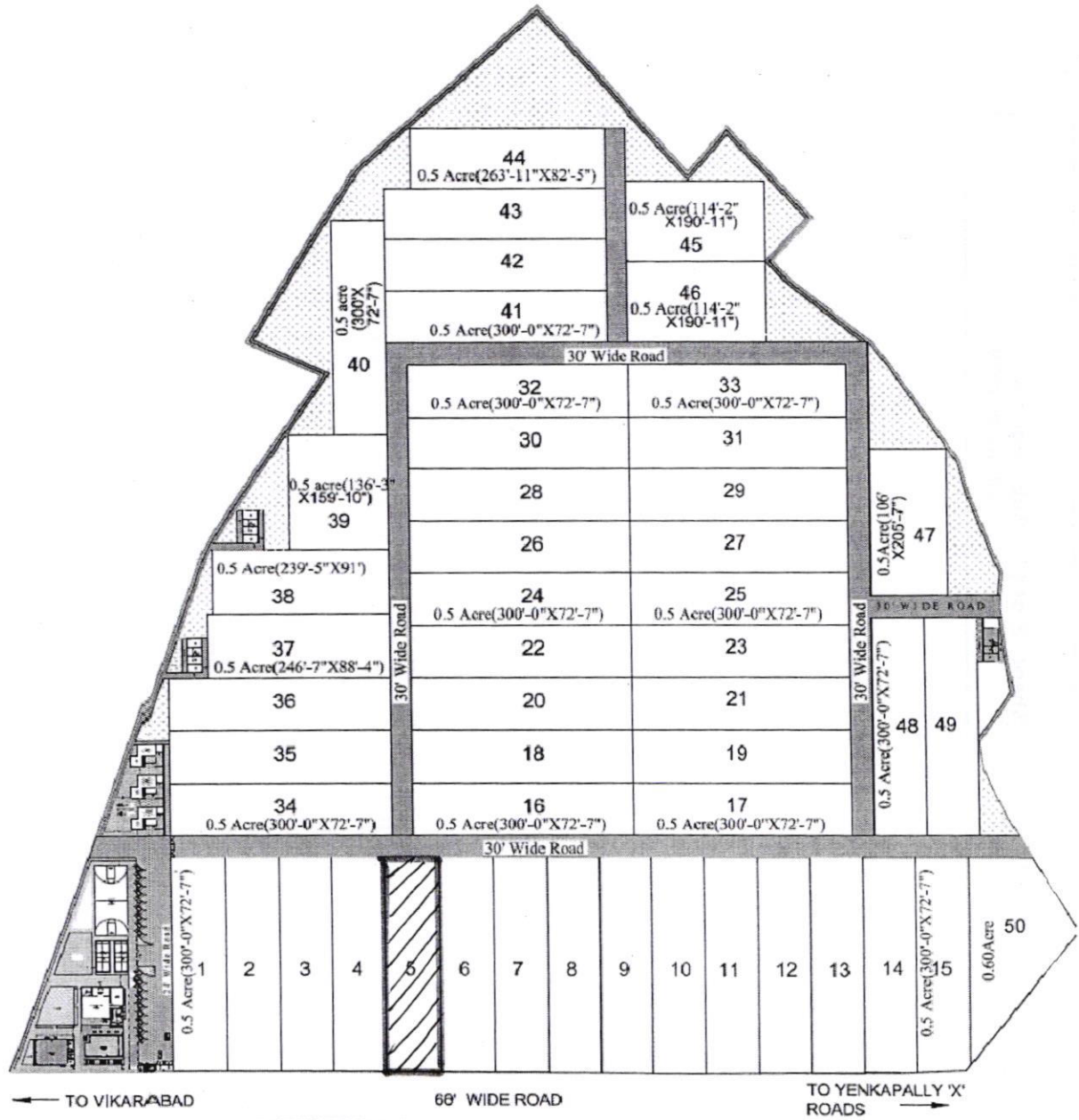
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Shankarpally



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LAYOUT PLAN OF THE HOUSING PROJECT:



For M/s. Modi Farm House (Hyderabad) LLP
rep. by its Partner M/s. Modi Housing Pvt. Ltd.,
rep. by its Director Partner Mr. Soham Modi.

For Modi Farm House Hyderabad LLP

VENDOR

Designated Partner

Vimala S. Vyes

PURCHASER

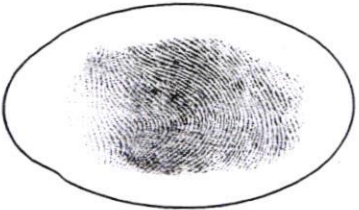
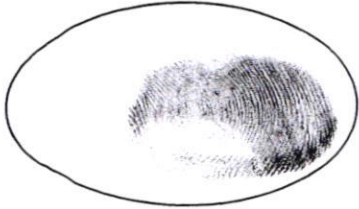
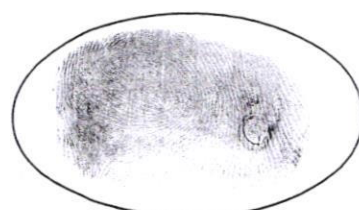
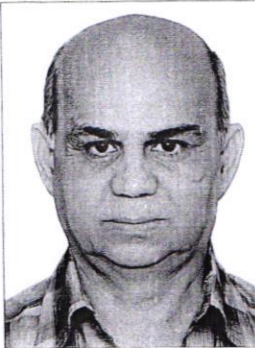


Bk - 1, CS No 2896/2020 & Doct No
2780/2020. Sheet 8 of 11 Sub Registrar
Shankarpally

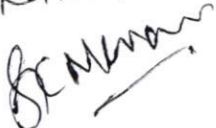
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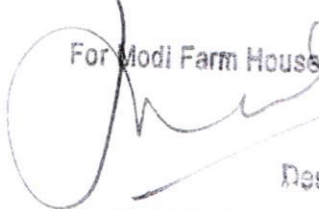
PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32A OF REGISTRATION ACT, 1908.

SL.NO.	FINGER PRINT IN BLACK (LEFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT / SELLER / BUYER
			<u>VENDOR:</u> M/S. MODI FARM HOUSE (HYDERABAD) LLP, HAVING ITS OFFICE AT 5-4-187/ 3 & 4, SOHAM MANSION II FLOOR, M. G. ROAD SECUNDERABAD DULY REP. BY ITS MANAGING PARTNER:- MR. SOHAM MODI S/O. LATE SATISH MODI.
			<u>SPA FOR PRESENTING DOCUMENTS</u> <u>VIDE GPA NO. 72 /BK-IV/2018, DT:13.07.2018</u> <u>AT SRO, SECUNDERABAD:</u> MR. K. PRABHAKAR REDDY S/O. MR. K. PADMA REDDY R/O. AT 5-4-187/3 & 4 SOHAM MANSION 2 ND FLOOR, M. G. ROAD SECUNDERABAD.
			<u>PURCHASER:</u> 1. MRS. VIMALA SHYAM VYAS W/O. MR. SHYAMSUNDER MADANLAL VYAS R/O. PLOT NO. 14, BANJARA ORCHIDS ASHA OFFICERS COLONY R. K. PURAM SECUNDERABAD - 500 056.
			2. MR. SHYAMSUNDER MADANLAL VYAS S/O. MR. MADANLAL VYAS R/O. PLOT NO. 14, BANJARA ORCHIDS ASHA OFFICERS COLONY R. K. PURAM SECUNDERABAD - 500 056.

SIGNATURE OF WITNESSES:

1. Kanta S. Mera
2. 

For Modi Farm House Hyderabad LLP



Designated Partner

SIGNATURE OF THE VENDOR

Vimala S. Vyas

SIGNATURE(S) OF PURCHASER



Bk - 1, CS No 2896/2020 & Doct No 2780/2020. Sheet 9 of 11 Sub Registrar Shankarpally



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भारत सरकार
GOVERNMENT OF INDIA



శోహం సతీష్ మోడి
Soham Satish Modi
పుట్టిన సం./YoB: 1969
పురుషుడు Male



3146 8727 4389

ఆధార్ - ఆధార్ - సామాన్యమానవుడి హక్కు



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా:
S/O: సతీష్ మోడి, ప్లాట్ నెం-
280, రోడ్ నెం-25, పెద్దమ్మ
దేవాలయం దగ్గర జుబిలీ హిల్స్
ఖైరతాబాద్, టంజారా హిల్స్,
హైదరాబాద్
ఆంధ్ర ప్రదేశ్, 500034

Address:
S/O: Satish Modi, plot no-280,
road no-25, near peddamma
temple jubilee hills,
Khairatabad, Banjara Hills,
Hyderabad
Andhra Pradesh, 500034

Aadhaar - Aam Aadmi ka Adhikar



భారత ప్రభుత్వం
Government of India



కండి ప్రభాకర్ రెడ్డి
Kandi Prabhakar Reddy

పుట్టిన సంవత్సరం/Year of Birth: 1974
పురుషుడు / Male



3287 6953 9204

ఆధార్ - సామాన్యని హక్కు

నమోదు సంఖ్య / Enrollment No. : 1027/28203/00049

To
Kandi Prabhakar Reddy
కండి ప్రభాకర్ రెడ్డి
2-3-64/10/24 1FLOOR KAMALA NILAYAM
JAISWAL COLONY
Amberpet
Amberpet, Hyderabad
Andhra Pradesh - 500013

10/07/2013

For Modi Farm House Hyderabad LLP

Designated Partner



Bk - 1, CS No 2896/2020 & Doct No
2780/2020.

Sheet 10 of 11

Sub Registrar
Shankarpally

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ఆంధ్రప్రదేశ్
సంఘం

ఆధార్

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ

భారత ప్రభుత్వం

Unique Identification Authority of India
Government of India

భారత ప్రభుత్వం

Government of India

నమోదు క్రమసంఖ్య/Enrolment No.: 1111/15218/04845

Vimala S Vyas

విమల ఎస్ వ్యాస్

W/O Shyamsunder Madanlal Vyas
PLOT NO 14 BANJARA ORCHIDS
ASHA OFFICERS COLONY
NEAR HANUMAN TEMPLE
R K PURAM POST
Malkajgiri
Hyderabad
Andhra Pradesh 500056



UF052130709IN

6213070

Vimala S. Vyas

సంఖ్య / Your No.:

9311 8750 0785

- సామాన్యుని హక్కు

To: Shyamsunder Madanlal Vyas
(శ్యాంసుందర్ మదన్లాల వ్యాస్)
S/O Late Madanlal Vyas
PLOT NO 14 BANJARA ORCHIDS
ASHA OFFICERS COLONY
NEAR HANUMAN TEMPLE
R K PURAM POST
Malkajgiri
Hyderabad
Andhra Pradesh - 500056

Date: 23/06/2011



EY 09820773 5 IN

Ref No.: 23062011-11174

మీ ఆధార్ సంఖ్య / Your Aadhaar No.:

8406 8820 7511

ఆధార్ - సామాన్యుని హక్కు



భారత ప్రభుత్వం

GOVERNMENT OF INDIA

శ్యాంసుందర్ మదన్లాల వ్యాస్
Shyamsunder Madanlal Vyas

పుట్టిన సంవత్సరం / Year of Birth : 1962
పురుషుడు / Male

8406 8820 7511



ఆధార్ - సామాన్యుని హక్కు

భారత ప్రభుత్వం

GOVERNMENT OF INDIA

కంటా సునీల్ మేరని
Kanta Sunil Merani

పుట్టిన సంవత్సరం / Year of Birth: 1962
స్త్రీ / Female

8161 7426 5199

ఆధార్ - సామాన్యుని హక్కు



భారత ప్రభుత్వం

GOVERNMENT OF INDIA

సునీల్ కుమార్ మేరని
Sunil Kumar Merani

పుట్టిన సంవత్సరం / Year of Birth: 1962
పురుషుడు / Male

8313 0985 5671

- సామాన్యుని హక్కు



భారత ప్రభుత్వం

GOVERNMENT OF INDIA

విమలమ్మా, S/O శ్యాంసుందర్ మేరని
పిన్ కోడ్ నంబర్ 503 598 5112
ఆనంద్ నగర్ కాన్స్టేబుల్ హౌస్, పైలరాబాద్, హైదరాబాద్
500004

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

Address: S/O Kishanchand
Merani, SAWAN KIRPA H
NO 6-3-598 51/12, ANAND
NAGAR CO. ONY,
KHAIRATABAD
HYDERABAD, Khairatabad
Andhra Pradesh 500004

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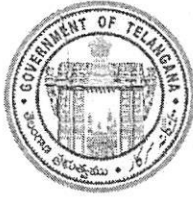
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1947



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Shankarpally

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Government of Telangana Registration And Stamps Department

Payment Details - Office Copy - Generated on 28/05/2020, 12:03 PM

SRO Name: 1524 Shankarpally

Receipt No: 2965

Receipt Date: 28/05/2020

AGREEMENT

1000000

DD No:

DD Dt:

Bank Branch:

E-Challan Bank Name: YESB

E-Challan Bank Branch:

Account Description	Amount Paid By			
	Cash	Challan	DD	E-Challan
Registration Fee				5000
Deficit Stamp Duty				4900
User Charges				100
Total:				10000
In Words: RUPEES TEN THOUSAND ONLY				

Return

Date:
SRO-Shankarpally.

Prepared By: SAIKUMAR

Signature by SR



Government of Telangana



Government of Telangana Registration And Stamps Department

Payment Details - Citizen Copy - Generated on 28/05/2020, 12:05 PM

SRO Name: 1524 Shankarpally

Receipt No: 2966

Receipt Date: 28/05/2020

Name: M/S MODI FARM HOUSE (HYDERABAD) LLP

CS No/Doct No: 2896 / 2020

Transaction: Sale Deed

Challan No:

E-Challan No: 7555CN270520

Chargeable Value: 3800000

DD No:

DD Dt:

Challan Dt:

E-Challan Dt: 27-MAY-20

Bank Name:

Bank Branch:

E-Challan Bank Name: YESB

E-Challan Bank Branch:

Account Description	Amount Paid By			
	Cash	Challan	DD	E-Challan
Registration Fee				19000
Transfer Duty /TPT				57000
Deficit Stamp Duty				151900
User Charges				100
Total:				228000
In Words: RUPEES TWO LAKH TWENTY EIGHT THOUSAND ONLY				

Return

Date:
SRO-Shankarpally.

Prepared By: SAIKUMAR

Signature by SR