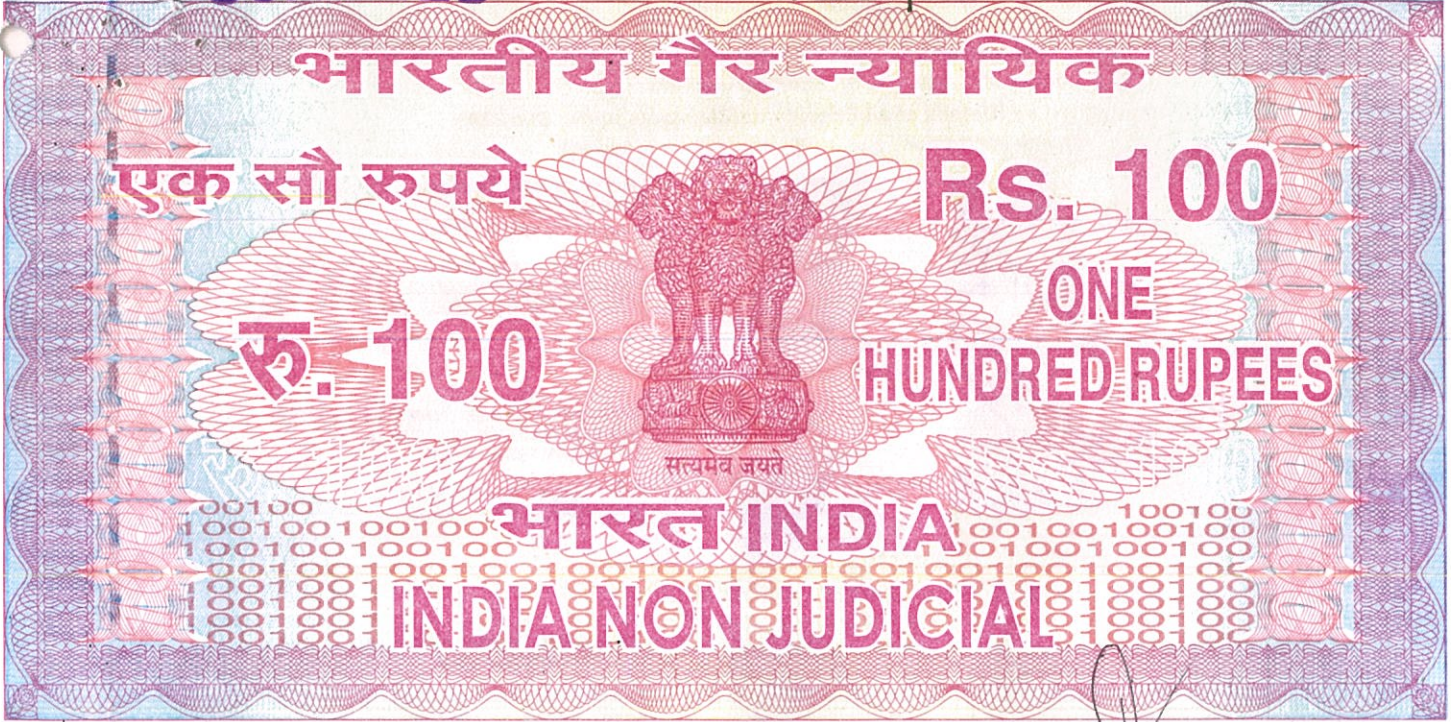


SCANNED

7609/2021

ORIGINAL



తెలంగాణ తెలంగాణ TELANGANA

AG 665191

SL. No. 14882, Date: 07-07-2021, Rupees: 100/-
 Sold to : Ramesh,
 S/o. Late Narsing Rao, R/o. Hyd.
 For whom: Modi Realty Pocharam LLP.

KODALI RADHIKA
 Licensed Stamp Vendor Lic No. 7/10, 16/7/04/ 19-21
 G6, Kubera Towers, Narayanaguda, Hyderabad-29.
 Cell: 9866378260, 9440090826

SUPPLEMENTARY JOINT DEVELOPMENT AGREEMENT

This Supplementary Joint Development Agreement is made and executed on this 15th day of July, 2021 by and between:

1. Shri. Sriramoju Sambeshwar Rao, S/o. Shri S. Ramabrahmam, aged 58 years, Occupation: Business, R/o. Flat No. 903, LH-5, Lanco Hills, Near Delhi Public School, Manikonda, Hyderabad-500 089.
2. Smt. Sriramoju Ramadevi, W/o. Sriramoju Sambeshwar Rao, aged 50 years, Occupation: House maker, R/o. Flat No. 903, LH-5, Lanco Hills, Near Delhi Public School, Manikonda, Hyderabad-500 089.
3. Smt. Sriramoju Manjula, W/o. S. Shiva Prakash, aged 45 years, Occupation: House maker, R/o. Flat 10904, Walnut Block, Indu Fortune Fields Gardenia Apts, KPHB Colony Phase-13, Kukatpally, Hyderabad.
4. Smt. Vinnakota Mallika, W/o. Shri Vinnakota Srinivas, aged 47 years, Occupation: House maker, R/o. 8-298, Vinnakotavari Street, Mangamoor Road, Ongole-2, Prakasham, Andhra Pradesh 523002

[Signature]

For MODI REALTY POCHARAM LLP
[Signature]
 Designated Partner

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Narapalli along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 1000/- paid between the hours of 12 and 1 on the 15th day of JUL, 2021 15th day of JUL, 2021 15th day of JUL, 2021 15th day of JUL, 2021 15th day of JUL, 2021 by Sri Sambeshwar Rao

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

Sl No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL			M/S MODI REALTY POCHAMRAM LLP REP BY SOHAM MODI S/O. LATE SATISH MODI R/O 5-4-187/3 AND 4, M. G. ROAD, SECUNDERABAD, SECUNDERABAD, TELANGANA, 500003, TS	
2	EX			SRIRAMOJU SABESHWAR RAO (GPA HOLDER OWNERS NO 2 TO 22) S/O. S RAMABRAHMAM R/O F O 903 LH-5 LANCO HILLS MANJKONDA, HYDERABAD	
3	EX			SRIRAMOJU SAMBESHWAR RAO S/O. S RAMABRAHMAM FLAT NO. 903. LH-5, NEAR DELHI PUBLIC SCHOOL, LANCO HILLS, MANIKONDA, HYDERABAD, Telangana, 500089, MANIKONDA	

Identified by Witness:

Sl No	Thumb Impression	Photo	Name & Address	Signature
1			K PRABHAKAR REDDY S/O K PADMA REDDY R/O AMBERPET	
2			E VENUGOPALA REDDY S/O E MALLA REDDY R/O KONDAPUR	

15th day of July, 2021

Signature of Sub Registrar
Narapalli

E-KYC Details as received from UIDAI:

Sl No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX2627 Name: Sriramoju Sambeswar Rao	S/O Sriramoju Ramabrahmam, Puppalaguda, K.v. Rangareddy, Telangana, 500089	
2	Aadhaar No: XXXXXXXX4389 Name: Soham Satish Modi	S/O Satish Modi, Khairatabad, Hyderabad, Telangana, 500034	

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5. Smt. Kasula Uma, W/o Shri Y.S.N. Murthy, aged 59 years, Occupation: House maker, R/o. 4-3-147, Kanda Swamy Lane, Sulthan Bazar, Hyderabad-500 001, presently residing at Kiranmai Yachareni, 10329, Clover Pine DR, Tampa, FL 33647, USA.
6. Sri. Chandan Gunda, S/o. Shri G. Ramulu, aged 56 years, Occupation: Business, R/o. Mantri Paradise, No. 201, B. G. Road, Bengaluru-560 076, Karnataka.
7. Smt. G. Hemasri, W/o. Shri G. Chandan, aged 51 years, Occupation: Doctor, R/o. Mantri Paradise, No. 201, B. G. Road, Bengaluru-560 076, Karnataka.
8. Smt. Sampath Shanthi, W/o. Sri. S. Prabhakar Reddy, aged about 48 Years, Occupation: House Wife, R/o. H. No. 1-8-B3/F13/HIG, Baglingam Pally, Hyderabad, Telangana-500 044.
9. Smt. Yemmanur Nandini, W/o. Shri Late Mukku Venkat Ratna Prasad, aged 41 years, Occupation: House wife, R/o. 1-10-117, Street No. 11, Ashok Nagar, Hyderabad - 20, Telangana.
10. Smt. Baddepudi Venkatesh Lalitha, W/o. Mukku Venkatesh, Mother of Shri Late Mukku Venkat Ratna Prasad, aged 76 years, Occupation: Housewife, R/o. No. 3, Sathiyapuri Street, West Mambalam, Chennai, Tamilnadu-600 033.
11. Shri Nama Venkata Ramana Rao, S/o. Shri N. Narayana Rao, aged 55 years, Occupation, Engineer, R/o. Villa No. 41, Beverly Palms, Nizampet Road, Near Water Tank, Nizampet, K. V. Rangareddy, Telangana-500 090.
12. Shri. S. Niranjan Reddy, S/o. Shri S. Vidyasagar Reddy, Aged 49 years, Occupation: Advocate, R/o. Prem Parvat, M2, H. No.8-2-545, Road No. 14, Banjara Hills, Hyderabad-500 034.
13. Shri. Mahesh Kumar Chadawalawada, S/o. Shri Subbaiah Naidu Chadawalawada aged 47 years, Occupation: Health Care Professional, R/o: H. No # 3-12-92/147, Flat No# 36, Mounika Rock Hill's, L. B. Nagar, Rock Town Colony, Chinthalakunta, Hyderabad, Telangana-500 074, Presently Residing at 15281, W Pinewood Lane, Libertyville, Illinois-60048-USA.
14. Shri. Potluri Rahul, S/o. Late P. Venkateshwara Rao, aged 65 years, Occupation: Private Employee, R/o. H. No. 2-16-138/402, Prashanthi Nagar, Uppal, Medchal-Malkajgiri, Telangana-500 039.
15. Smt. Arugapalli Lavanya, W/o. Shri. Ravi Nandana Chakravarthi, aged 43 years, Occupation: Private Employee, R/o. Flat No. 106, Seven Hills Residency, Plot No. 105, Prashanthi Hills, Road No. 1A, Sy. No. 191/D, Nizampet, Medchal-Malkajgiri, Telangana-500 090.
16. Shri Boggarapu Chinna Rosaiah, S/o. Shri Ranganayakulu, aged 52 years, Occupation: Business, R/o. 401, Sree Ameya Residency, B-102, Madhura Nagar, Hyderabad-500 038.

For MODI REALTY POCHIARAM LLP

Designated Partner

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						
	Stamp Papers	Challan u/S 41 of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	Total
Stamp Duty	100	0	2568070	0	0	0	2568170
Transfer Duty	NA	0	0	0	0	0	0
Reg. Fee	NA	0	1000	0	0	0	1000
User Charges	NA	0	200	0	0	0	200
Mutation Fee	NA	0	0	0	0	0	0
Total	100	0	2569270	0	0	0	2569370

Rs. 2568070/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 1000/- towards Registration Fees on the chargeable value of Rs. 293910600/- was paid by the party through E-Challan/BC/Pay Order No ,D43K7N150721,748V2K210621,8448BL130721,396MTZ070721,430TG3060721,3808GZ210621 dated ,15-JUL-21,21-JUN-21,13-JUL-21,07-JUL-21,06-JUL-21,21-JUN-21 of ,YESB/,YESB/,YESB/,YESB/,YESB/,YESB/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 1000/-, DATE: 15-JUL-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 3780674972237,PAYMENT MODE:NB-1001138,ATRN:3780674972237,REMITTER NAME: MR. K. PRABHAKAR REDDY,EXECUTANT NAME: MR.SRIRAMOJU SAMBESHWAR RAO AND OTHES,CLAIMANT NAME: MODI REALTY POCHARAM LLP).(2). AMOUNT PAID: Rs. 1000/-, DATE: 21-JUN-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 6317781102522,PAYMENT MODE:NB-1001138,ATRN:6317781102522,REMITTER NAME: MR. K. PRABHAKAR REDDY,EXECUTANT NAME: MR.SRIRAMOJU SAMBESHWAR RAO AND OTHES,CLAIMANT NAME: MODI REALTY POCHARAM LLP).(3). AMOUNT PAID: Rs. 800000/-, DATE: 13-JUL-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 7856638289735,PAYMENT MODE:NB-1001138,ATRN:7856638289735,REMITTER NAME: MR. SOHAM MODI,EXECUTANT NAME: MR. SRIRAMOJU SAMBESHWARA RAO AND OTHERS,CLAIMANT NAME: MODI REALTY POCHARAM LLP).(4). AMOUNT PAID: Rs. 800000/-, DATE: 07-JUL-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 0126622805113,PAYMENT MODE:NB-1001138,ATRN:0126622805113,REMITTER NAME: MR. SOHAM MODI,EXECUTANT NAME: MR. SRIRAMOJU SAMBESHWAR RAO AND OTHERS,CLAIMANT NAME: MODI REALTY POCHARAM LLP).(5). AMOUNT PAID: Rs. 958270/-, DATE: 06-JUL-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 5594312408217,PAYMENT MODE:NB-1001138,ATRN:5594312408217,REMITTER NAME: MR. SOHAM MODI,EXECUTANT NAME: MR. SRIRAMOJU SAMBESHWAR RAO AND OTHERS,CLAIMANT NAME: MODI REALTY POCHARAM LLP).(6). AMOUNT PAID: Rs. 9000/-, DATE: 21-JUN-21, BANK NAME: YESB, BRANCH NAME: , BANK REFERENCE NO: 4928755179740,PAYMENT MODE:NB-1001138,ATRN:4928755179740,REMITTER NAME: MR. K. PRABHAKAR REDDY,EXECUTANT NAME: MR. SRIRAMOJU SAMBESHWAR RAO AND OTHERS,CLAIMANT NAME: MODI REALTY POCHARAM LLP).

Date:

15th day of July,2021

[Signature]
Signature of Registering Officer
Narapalli

Certificate of Registration

Registered as document no. 7609 of 2021 of Book-1 and assigned the identification number 1 - 1529 - 7609 - 2021 for Scanning on 15-JUL-21 .

[Signature]
Registering Officer
Narapalli
(P.Sandhya Rani)

Note:- one Copy / Copies / has have
to be Register along with the Original

[Signature]
Registrar

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17. Shri Kodiyalam Krishna, S/o. Shri K. Vardan, aged 54 years, Occupation: Business, R/o. 14/16, Thirumurthi Nagar, 5th Street, Nungambakkam -600 034, Chennai, Tamil Nadu.
18. Shri. Vijay Kumar Bajaj, S/o. Shri K. L. Bajaj, aged 68 years, Occupation: Business, R/o. A/4B, Anugraha Apartments, No. 41 (old-19), Nungambakkam High Road, Chennai-600 034.
19. Shri. Chaluvadi Srinivas, S/o. Shri Chaluvadi Krishna Murthy, aged 57 years, Occupation Engineer, R/o. 308 Indu Fortune Fields, KPHB Phase-13, Kukatpally Hyderabad-500 072, Presently residing at 13359 Gray hawk Blvd Frisco, TX 75033, USA.
20. Shri N. S. R. Murthy, S/o. Shri Narsaiah, aged 68 years, Occupation: Service, R/o. Plot No. 83, 89/90, Flat No. 403, Vaishali Nagar, Near Manjeera Pipe Line Road, Madinaguda, Miyapur, Hyderabad, Telangana-500 049
21. Smt. Geetha Vanam, W/o. Shri Sridhar Vanam, aged 48 years, Occupation: House Maker, R/o. Flat No. 501, 18-1-24/C, Vaishnavi Towers K. T. Road, Tirupati-517 501, Presently residing at 59 Springfield Drive Il ford - IG2 6PT, United Kingdom
22. Smt. Pasupuleti Hemavathi, W/o. Shri Pasupuleti Prasad, aged 61 years, Occupation: House Maker, R/o. Plot No.103 SulochanaSadan Ashram, Sri Ramachandra Mission, Mannavarappadu, Amancherla, Nellore, Andhra Pradesh-524345.

Hereinafter jointly referred to as the Owners, and severally as Owner No. 1 and Owner No. 2, Owner No. 3, Owner No. 4, Owner No. 5, Owner No. 6, Owner No. 7, Owner No. 8, Owner No. 9, Owner No. 10, Owner No. 11, Owner No. 12, Owner No. 13, Owner No.14, Owner No. 15, Owner No. 16, Owner No. 17, Owner No. 18, Owner No. 19, Owner No. 20, Owner no. 21 & Owner no. 22 respectively.

The Owner nos. 2 to Owner no. 22 are represented by Owner no.1 as their registered GPA holder duly authorized to sign this Supplementary Joint Development Agreement by way of registered agreement dated 17th September 2019 registered as document no. 13207/19 at SRO Narapally, Medchal-Malkajgiri District.

AND

M/s. Modi Realty Pocharam LLP, a limited liability partnership firm having its office at 5-4-187/3 & 4, II Floor, Soham Mansion, M. G. Road, Secunderabad-500 003 and represented by its duly authorized representative, Mr. Soham Modi, S/o. Late Satish Modi, aged about 51 years, Occupation Business.

Hereinafter referred to as the Developer.

The expressions Owners and Developer shall mean and include unless it is repugnant to the context, their respective heirs, legal representatives, administrators, executors, successor in interest, assignees, nominees and the like.

For MODI REALTY POCHARAM LLP

Designated Partner

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Narapalli



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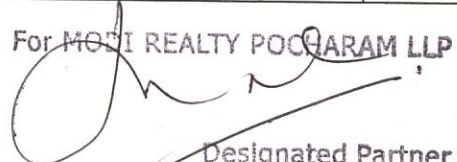
WHEREAS:

1. The Owners and the Developer have entered into a Joint Development Agreement cum General Power of Attorney (JDA) dated 17-09-2019, registered as document no.13207/19 at SRO Narapally for development of Scheduled Land A, details of which are given hereunder.
2. The Owner no. 1 herein and the Developer have entered into a Joint Development Agreement cum General Power of Attorney dated 21-12-2019, registered as document no.13206/19 at SRO Narapally for development of Scheduled Land B, details of which are given hereunder.
3. The Scheduled Land A and Scheduled Land B are being jointly developed as a single Housing Project. The combined land is hereafter referred to as Scheduled Land C, details of which are given hereunder.
4. The Owners (22 numbers) are joint owners of undivided share in Scheduled Land A as per the details mentioned in the JDA. The Owners and the Developer have agreed to develop Scheduled Land A and Scheduled Land B (i.e., Scheduled Land C) jointly as a single housing project and the Owners/Developer herein shall be allotted proportionate flats /share in constructed area in the housing complex proposed to be developed on Scheduled Land C. the details of ownership of land in the combined Scheduled Land C is as follows:

Sl. No.	Ownership of land	Description of land	Land area	(%) Percentage share in land
1.	Shri. Sriramoju Sambeshwar Rao	Scheduled Land B	Ac. 0-31.50 gts.,	100
2.	Shri. Sriramoju Sambeshwar Rao	Scheduled Land A	Ac. 1-28 gts.,	19.25
3.	Smt. Sriramoju Ramadevi	Scheduled Land A	Ac. 1-28 gts.,	4.25
4.	Smt. Sriramoju Manjula	Scheduled Land A	Ac. 1-28 gts.,	4.25
5.	Smt. Vinnakota Mallika	Scheduled Land A	Ac. 1-28 gts.,	4.25
6.	Smt. Kasula Uma	Scheduled Land A	Ac. 1-28 gts.,	4.25
7.	Sri. Chandan Gunda	Scheduled Land A	Ac. 1-28 gts.,	4.25
8.	Smt. G. Hemasri,	Scheduled Land A	Ac. 1-28 gts.,	4.25
9.	Smt. Sampath Shanthi	Scheduled Land A	Ac. 1-28 gts.,	4.25
10.	Smt. Yemmanur Nandini,	Scheduled Land A	Ac. 1-28 gts.,	4.25
11.	Smt. Baddepudi Venkatesh Lalitha,	Scheduled Land A	Ac. 1-28 gts.,	4.25
12.	Shri Nama Venkata Ramana Rao	Scheduled Land A	Ac. 1-28 gts.,	4.25
13.	Shri. S. Niranjan Reddy	Scheduled Land A	Ac. 1-28 gts.,	4.25
14.	Shri. Mahesh Kumar Chadalawada	Scheduled Land A	Ac. 1-28 gts.,	2.125
15.	Shri. Potluri Rahul	Scheduled Land A	Ac. 1-28 gts.,	1.0625
16.	Smt. Arugapalli Lavanya,	Scheduled Land A	Ac. 1-28 gts.,	1.0625
17.	Shri Boggarapu Chinna Rosaiah	Scheduled Land A	Ac. 1-28 gts.,	4.25
18.	Shri Kodyalam Krishna	Scheduled Land A	Ac. 1-28 gts.,	4.25
19.	Shri. Vijay Kumar Bajaj	Scheduled Land A	Ac. 1-28 gts.,	4.25
20.	Shri. Chaluvadi Srinivas	Scheduled Land A	Ac. 1-28 gts.,	4.25
21.	Shri N.S.R. Murthy	Scheduled Land A	Ac. 1-28 gts.,	4.25
22.	Smt. Geetha Vanam,	Scheduled Land A	Ac. 1-28 gts.,	4.25
23.	Smt. Pasupuleti Hemavathi	Scheduled Land A	Ac. 1-28 gts.,	4.25



For MOJI REALTY POCARAM LLP



Designated Partner

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Sl. No	Ownership of land	Share in Scheduled Land C	Percentage share in Scheduled Land C
1.	Shri. Sriramoju Sambeshwar Rao	Ac. 1-04.59 gts.,	44.81%
2.	Smt. Sriramoju Ramadevi	Ac. 0-02.89 gts.,	2.90%
3.	Smt. Sriramoju Manjula	Ac. 0-02.89 gts.,	2.90%
4.	Smt. Vinnakota Mallika	Ac. 0-02.89 gts.,	2.90%
5.	Smt. Kasula Uma	Ac. 0-02.89 gts.,	2.90%
6.	Sri. Chandan Gunda	Ac. 0-02.89 gts.,	2.90%
7.	Smt. G. Hemasri,	Ac. 0-02.89 gts.,	2.90%
8.	Smt. Sampath Shanthi	Ac. 0-02.89 gts.,	2.90%
9.	Smt. Yemmanur Nandini	Ac. 0-02.89 gts.,	2.90%
10.	Smt. Baddepudi Venkatesh Lalitha,	Ac. 0-02.89 gts.,	2.90%
11.	Shri Nama Venkata Ramana Rao	Ac. 0-02.89 gts.,	2.90%
12.	Shri. S. Niranjan Reddy	Ac. 0-02.89 gts.,	2.90%
13.	Shri. Mahesh Kumar Chadalawada	Ac. 0-01.45 gts.,	1.45%
14.	Shri. Potluri Rahul	Ac. 0-00.73 gts.,	0.72%
15.	Smt. Arugapalli Lavanya,	Ac. 0-00.73 gts.,	0.72%
16.	Shri Boggarapu Chinna Rosaiah	Ac. 0-02.89 gts.,	2.90%
17.	Shri Kodiyalam Krishna	Ac. 0-02.89 gts.,	2.90%
18.	Shri. Vijay Kumar Bajaj	Ac. 0-02.89 gts.,	2.90%
19.	Shri. Chaluvadi Srinivas	Ac. 0-02.89 gts.,	2.90%
20.	Shri N.S.R. Murthy	Ac. 0-02.89 gts.,	2.90%
21.	Smt. Geetha Vanam,	Ac. 0-02.89 gts.,	2.90%
22.	Smt. Pasupuleti Hemavathi	Ac. 0-02.89 gts.,	2.90%

5. Application for building permit for development of Scheduled Land C was applied for and HMDA has issued letter no.12159/P4/Plg/HMDA/2018 dated 18.12.2020 approving the proposed development with certain terms and conditions, including payment of development charges/permit fees.
6. The details of the proposed development as per the building permit are as follows:
 - a. No. of flats: 256
 - b. Total saleable area of flats (super built-up area): 3,65,310 sft.
 - c. Total no. of car parkings: 310, each of about 105 sft.
 - d. Net land area for development after road widening: 10,987 sq yds.
 - e. Undivided share of land for every 1,000 sft of saleable area/super built-up area: 30.076 sq yds.
7. As per building permit order, other correspondence and documentation with HMDA and other departments the proposed development of flats in the 10 upper floors (excluding the parking floors in the basement) has been referred to as ground floor , first floor, second floor and so on. However, in the documentation between the Vendor and the Purchaser (including in the registered JDA) the flats on each floor have been labeled as A101, A201, A301 and so on till A1001, signifying block number, floor number and flat number. For the purpose of this agreement 10 floors have been numbered as first floor, second floor till tenth floor. The usage of the term 'ground floor' has been avoided.

For MODI REALTY POCHARAM LLP

Designated Partner

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8. The division of saleable area/super built-up area, parking area, no. of flats, no. of car parkings, undivided share of land between the Owners and Developer of Scheduled Land C with respect to the above referred JDA is as follows:

Sl. No.	Description	Share of 22 co-owners	Share of Developer	Total
1.	No. of Flats	92	164	256
2.	Total saleable area of flats (super built-up area) in sft.	1,31,945 sft	2,33,365 sft	3,65,310 sft
3.	Total no. of car parkings	112	198	310
4.	Undivided share of land in sq yds	3,968 sq yds	7,019 sq yds	10,987 sq yds

9. Each flat shall be allotted one car parking. However, after allotting 256 car parks to 256 flats, 54 car parks shall remain unallotted. Out of the said 54 car parks, 19 car parks shall jointly belong to the 22 co-owners in proportion to their ownership and Scheduled Land C. the remaining 35 unallotted car parkings shall exclusively belong to the Developer.
10. The Owners and Developer have identified and determined their respective ownership of the 256 flats, along with proportional parking space proposed to be constructed in a group housing scheme named and styled as 'Nilgiri Heights' together with their respective proportionate undivided share in the Scheduled Land C. The details of the share of respective ownership of the parties is contained in Annexure A attached herein.
11. The entire terrace area in the proposed apartment complexes in the Housing Project and other areas not specifically mentioned herein (less the area provided for common services like the lift rooms, water tanks, generator exhausts and antennae etc.,) shall belong to the Owners and the Developer in the ratio 36:64 respectively.
12. The Scheduled Land C on which the housing project is taken up will be transferred and conveyed to eventual purchasers of residential unit(s) as un-divided and unidentifiable share in proportion to the constructed area of the flats.
13. The expression 'residential unit(s)' expressed above under the scheme of development of housing project shall mean and include unless it is repugnant to the context and meaning flat(s) together with undivided share in Scheduled Land C and appurtenant parking or allotted parking in the basement floors. The Owners and Developer shall sell residential units to intending purchasers as a package.
14. The details of share of residential units/flats belonging/allotted to the Owners and Developer are given in Annexure A. It is explicitly agreed between the Owners herein that each co-owner shall become exclusively owner of their share of flats/residential units allotted to them and that each co-owner shall be entitled to sell their share of flats/residential units along with parking and undivided share of land to prospective customers or their nominees without further reference to each other or the Developer. Similarly, it is explicitly agreed between the parties herein that the Developer shall become exclusive owner of its share of flats/residential units allotted to it and that the Developer shall be entitled to sell its share of flats/residential units along with parking and undivided share of land to prospective customers or their nominees without further reference to the Owners. The Owners and Developer shall execute all such documents that are required to transfer perfect title to nominees or prospective purchasers of the Owners/Developer's share of flats. At the request of the Owners the Developer shall join in executing sale deed/conveyance deed in favour of prospective purchasers. Similarly, at the request of the Developer, the Owners shall join in executing sale deed/conveyance deed in favour of prospective purchasers.

For MODI REALTY POCHARAM LLP

Designated Partner

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Narapalli



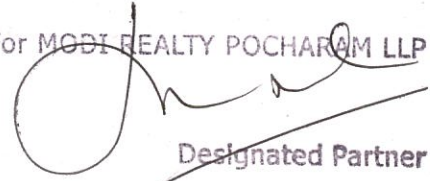
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15. That the apportionment amongst Owners of the residential units received by them from time to time from the Developer is purely an internal arrangement and none of them will raise any objection or claim against third parties/buyers/prospective purchasers/ Developer from non apportionment/non receipt of the residential units for whatever reason.
16. That for the purposes of commencement of the development under this JDA, the Owners on this day, agree to let the Developer enter the Scheduled Land, excavate and start the development work and to do and perform all necessary acts for construction of the housing project. The Owner share delivered the constructive and actual position of the Scheduled Land to the Developer on this day.
17. It is clarified that built-up area of each flat shall mean the area of the flat covered by external walls on all four sides including wall thickness, balconies, ducts. The super built-up area of each flat shall be the built-up area plus the proportionate area of common passages, lifts, lobbies, fire ducts, electrical ducts, headroom, lift room, electrical room, clubhouse, etc. Typically 1,000 sft of super built-up area would include 800 sft of built-up area plus 200 sft of common areas. Super built-up area would exclude parking areas. The areas of flats/residential units mentioned herein are super built-up areas unless stated otherwise. The details of built-up areas and carpet areas of each flat is given in Annexure -A. The carpet area mentioned therein is as defined under the RERA Act, 2016, i.e., 'Carpet area means the net usable floor area of an apartment excluding the area covered by external walls, areas under service shafts, exclusive balcony or veranda area and exclusive open terrace area, but includes the area covered by internal partition walls of the apartment'.
18. It is clarified that car parking in the basement shall be of two types: a. Single car parking shall mean a parking slot for one car admeasuring about 105 sft (about 7' 6" x 14') b. Family car parking shall mean a parking slot of two cars parked one behind the other admeasuring about 210 sft (about 7' 6" x 28'). The allotment of car parking shall be in proportion to the allotment of Flats to the Owners and the Developer. The Owners and the Developer shall sell single car parking or family car parking falling to their share to prospective customers by metes and bounds, as given herein.
19. By way of Joint Development Agreement cum General Power of Attorney dated 17-09-2019 & 21-12-2019 bearing document nos.13207/19 & 13206/19 and this Supplementary Joint Development Agreement, the Developer shall be fully entitled to sell and convey residential units to prospective customers without any further reference to the Owners.
20. That the Owners shall provide/make available all necessary documents (originals) pertaining to the title to the Scheduled Land A and Scheduled Land B in order to enable the prospective purchasers to obtain loans from financial institutions, banks, etc.
21. This Supplementary Joint Development Agreement is executed in 2 originals one each for the Developer and Owners.
22. The cost of registration and execution of this Supplementary Joint Development Agreement shall be borne by the Developer in full.
23. It is agreed by all the Owners that Owner no. 1, Mr. S. Sambeshwara Rao shall hereafter represent all the Owners for any communication with the Developer, statutory authorities, prospective customers and the like with regard to the day to day operations related to the housing project. The Owners agree to ratify any such correspondence by Owner no. 1 herein, as and when called for.



For MODI REALTY POCHARAM LLP



Designated Partner

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SCHEDULE LAND A

All that portion of the land area to the extent of Ac. 1-28 gts., forming a part of Sy. No. 27, situated at Pocharam Village, Ghatkesar Mandal, under S.R.O. Narapally and bounded by:

North	Cart way
South	Land in Sy. No. 27 – Scheduled Land B
East	Land in Sy. No. 27
West	Road

SCHEDULE LAND B

All that portion of the land area to the extent of Ac. 0-31.50 gts., forming a part of Sy. No. 27, situated at Pocharam Village, Ghatkesar Mandal, under S.R.O. Narapally and bounded by:

North	Land in Sy. No. 27 - Scheduled Land A
South	Land in Sy. No. 27
East	Land in Sy. No. 27
West	Road

SCHEDULE LAND C

All that portion of the land area to the extent of Ac. 2-19.50 gts., forming a part of Sy. No. 27, situated at Pocharam Village, Ghatkesar Mandal, under S.R.O. Narapally and bounded by:

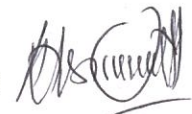
North	Cart way
South	Land in Sy. No. 27
East	Land in Sy. No. 27
West	Road

In Witness whereof the Owners and Developer have affixed their signatures on this Supplementary Joint Development Agreement on the day, the month and year first above mentioned in presence of the following witnesses at Hyderabad

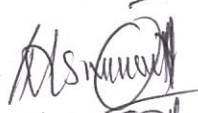
1. Shri. Sriramoju Sambeshwar Rao:



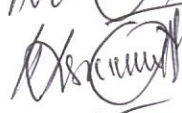
2. Smt. Sriramoju Ramadevi, Represented by its GPA holder S. Sambeshwar Rao:



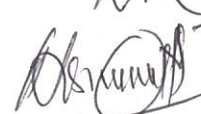
3. Smt. Sriramoju Manjula, Represented by its GPA holder S. Sambeshwar Rao:



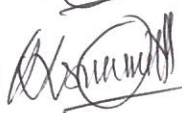
4. Smt. Vinnakota Mallika, Represented by its GPA holder S. Sambeshwar Rao:



5. Smt. Kasula Uma, Represented by its GPA holder S. Sambeshwar Rao:



6. Sri. Chandan Gunda, Represented by its GPA holder S. Sambeshwar Rao:



7. Smt. G. Hemasri, Represented by its GPA holder S. Sambeshwar Rao:



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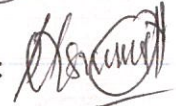
8. Smt. Sampath Shanthi, Represented by its GPA holder S. Sambeshwar Rao:



9. Smt. Yemmanur Nandini, Represented by its GPA holder S. Sambeshwar Rao:



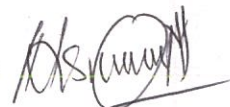
10. Smt. Baddepudi Venkatesh Lalitha, Represented by its GPA holder S. Sambeshwar Rao:



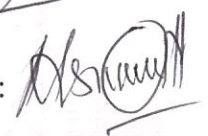
11. Shri Nama Venkata Ramana Rao, Represented by its GPA holder S. Sambeshwar Rao:



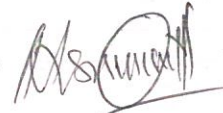
12. Shri. S. Niranjan Reddy, Represented by its GPA holder S. Sambeshwar Rao:



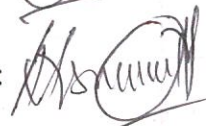
13. Shri. Mahesh Kumar Chadalahada, Represented by its GPA holder S. Sambeshwar Rao:



14. Shri. Potluri Rahul, Represented by its GPA holder S. Sambeshwar Rao:



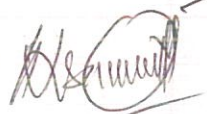
15. Smt. Arugapalli Lavanya, Represented by its GPA holder S. Sambeshwar Rao:



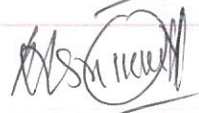
16. Shri Boggarapu Chinna Rosaiah, Represented by its GPA holder S. Sambeshwar Rao:



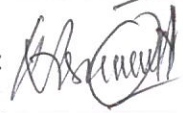
17. Shri Kodiyalam Krishna, Represented by its GPA holder S. Sambeshwar Rao:



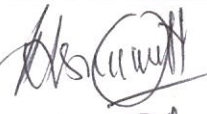
18. Shri. Vijay Kumar Bajaj, Represented by its GPA holder S. Sambeshwar Rao:



19. Shri. Chaluvadi Srinivas, Represented by its GPA holder S. Sambeshwar Rao:



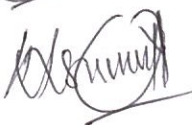
20. Shri N.S.R. Murthy, Represented by its GPA holder S. Sambeshwar Rao:



21. Smt. Geetha Vanam, Represented by its GPA holder S. Sambeshwar Rao:



22. Smt. Pasupuleti Hemavathi, Represented by its GPA holder S. Sambeshwar Rao:

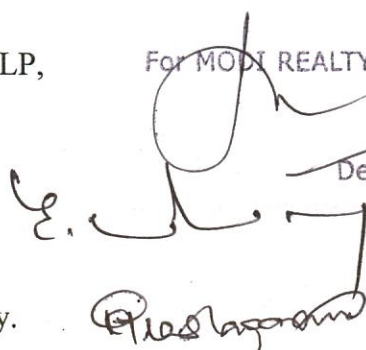


For M/s. Modi Realty Pocharam LLP,
represented by Mr. Soham Modi:

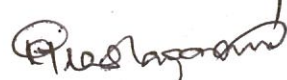
For MODI REALTY POCHARAM LLP

Designated Partner

Witness no.1: Venugopal Reddy:



Witness no. 2: K. Prabhakar Reddy.



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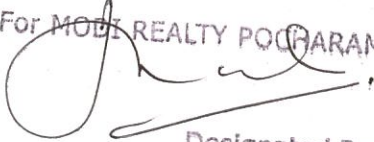


Supplementary Joint Development Agreement Annexure A

S No.	Block/ Flat No.	Block No.	Flat No.	Floor	Carpet Area in sq ft	Built- up area in sq ft	Super Built- up area in sq ft	Undivid ed share of land in sq yds.	Allotted to
1	A101	A	1	1	968	1,087	1,350	40.60	Developer
2	A102	A	2	1	960	1,104	1,380	41.50	Developer
3	A103	A	3	1	963	1,140	1,425	42.86	Developer
4	A104	A	4	1	964	1,079	1,350	40.60	Developer
5	A105	A	5	1	940	1,054	1,325	39.85	Developer
6	A106	A	6	1	967	1,161	1,450	43.61	Developer
7	A107	A	7	1	940	1,054	1,325	39.85	Developer
8	A108	A	8	1	963	1,140	1,425	42.86	Developer
9	A109	A	9	1	963	1,140	1,425	42.86	Developer
10	A201	A	1	2	968	1,087	1,350	40.60	Developer
11	A202	A	2	2	960	1,104	1,380	41.50	Developer
12	A203	A	3	2	963	1,140	1,425	42.86	Developer
13	A204	A	4	2	964	1,079	1,350	40.60	Developer
14	A205	A	5	2	940	1,054	1,325	39.85	Developer
15	A206	A	6	2	967	1,161	1,450	43.61	Developer
16	A207	A	7	2	940	1,054	1,325	39.85	Developer
17	A208	A	8	2	963	1,140	1,425	42.86	Developer
18	A209	A	9	2	963	1,140	1,425	42.86	Developer
19	A301	A	1	3	993	1,140	1,425	42.86	Owner No. 3
20	A302	A	2	3	960	1,140	1,425	42.86	Owner No. 1
21	A303	A	3	3	963	1,140	1,425	42.86	Developer
22	A304	A	4	3	964	1,140	1,425	42.86	Owner No. 5
23	A305	A	5	3	967	1,161	1,450	43.61	Developer
24	A306	A	6	3	967	1,161	1,450	43.61	Developer
25	A307	A	7	3	967	1,161	1,450	43.61	Developer
26	A308	A	8	3	963	1,140	1,425	42.86	Developer
27	A309	A	9	3	963	1,140	1,425	42.86	Developer
28	A401	A	1	4	993	1,140	1,425	42.86	Owner No. 6
29	A402	A	2	4	960	1,140	1,425	42.86	Owner No. 7
30	A403	A	3	4	963	1,140	1,425	42.86	Developer
31	A404	A	4	4	964	1,140	1,425	42.86	Owner No. 8
32	A405	A	5	4	967	1,161	1,450	43.61	Developer
33	A406	A	6	4	967	1,161	1,450	43.61	Developer
34	A407	A	7	4	967	1,161	1,450	43.61	Developer
35	A408	A	8	4	963	1,140	1,425	42.86	Developer
36	A409	A	9	4	963	1,140	1,425	42.86	Developer
37	A501	A	1	5	993	1,140	1,425	42.86	Owner No. 10
38	A502	A	2	5	960	1,140	1,425	42.86	Owner No. 11
39	A503	A	3	5	963	1,140	1,425	42.86	Owner No. 9
40	A504	A	4	5	964	1,140	1,425	42.86	Developer
41	A505	A	5	5	967	1,161	1,450	43.61	Developer
42	A506	A	6	5	967	1,161	1,450	43.61	Developer
43	A507	A	7	5	967	1,161	1,450	43.61	Developer
44	A508	A	8	5	963	1,140	1,425	42.86	Developer
45	A509	A	9	5	963	1,140	1,425	42.86	Developer
46	A601	A	1	6	993	1,140	1,425	42.86	Owner No. 12
47	A602	A	2	6	960	1,140	1,425	42.86	Owner No. 2
48	A603	A	3	6	963	1,140	1,425	42.86	Owner No. 16
49	A604	A	4	6	964	1,140	1,425	42.86	Developer
50	A605	A	5	6	967	1,161	1,450	43.61	Owner No. 16
51	A606	A	6	6	967	1,161	1,450	43.61	Owner No. 4
52	A607	A	7	6	967	1,161	1,450	43.61	Developer
53	A608	A	8	6	963	1,140	1,425	42.86	Developer
54	A609	A	9	6	963	1,140	1,425	42.86	Developer
55	A701	A	1	7	993	1,140	1,425	42.86	Owner No. 17
56	A702	A	2	7	960	1,140	1,425	42.86	Owner No. 18



For MODI REALTY POCHARAM LLP



Designated Partner

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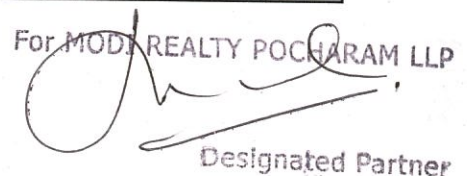


Supplementary Joint Development Agreement Annexure A

S No.	Block/ Flat No.	Block No.	Flat No.	Floor	Carpet Area in sq ft	Built- up area in sq ft	Super Built- up area in sq ft	Undivid ed share of land in sq yds.	Allotted to
57	A703	A	3	7	963	1,140	1,425	42.86	Developer
58	A704	A	4	7	964	1,140	1,425	42.86	Developer
59	A705	A	5	7	967	1,161	1,450	43.61	Developer
60	A706	A	6	7	967	1,161	1,450	43.61	Owner No. 5
61	A707	A	7	7	967	1,161	1,450	43.61	Developer
62	A708	A	8	7	963	1,140	1,425	42.86	Developer
63	A709	A	9	7	963	1,140	1,425	42.86	Developer
64	A801	A	1	8	993	1,140	1,425	42.86	Owner No. 20
65	A802	A	2	8	960	1,140	1,425	42.86	Owner No. 19
66	A803	A	3	8	963	1,140	1,425	42.86	Developer
67	A804	A	4	8	964	1,140	1,425	42.86	Developer
68	A805	A	5	8	967	1,161	1,450	43.61	Owner No. 4
69	A806	A	6	8	967	1,161	1,450	43.61	Owner No. 3
70	A807	A	7	8	967	1,161	1,450	43.61	Owner No. 4
71	A808	A	8	8	963	1,140	1,425	42.86	Developer
72	A809	A	9	8	963	1,140	1,425	42.86	Developer
73	A901	A	1	9	993	1,140	1,425	42.86	Owner No. 21
74	A902	A	2	9	960	1,140	1,425	42.86	Developer
75	A903	A	3	9	963	1,140	1,425	42.86	Developer
76	A904	A	4	9	964	1,140	1,425	42.86	Owner No. 22
77	A905	A	5	9	967	1,161	1,450	43.61	Owner No. 1
78	A906	A	6	9	967	1,161	1,450	43.61	Owner No. 2
79	A907	A	7	9	967	1,161	1,450	43.61	Owner No. 1
80	A908	A	8	9	963	1,140	1,425	42.86	Developer
81	A909	A	9	9	963	1,140	1,425	42.86	Developer
82	A1001	A	1	10	993	1,140	1,425	42.86	Developer
83	A1002	A	2	10	960	1,140	1,425	42.86	Developer
84	A1003	A	3	10	963	1,140	1,425	42.86	Developer
85	A1004	A	4	10	964	1,140	1,425	42.86	Developer
86	A1005	A	5	10	967	1,161	1,450	43.61	Developer
87	A1006	A	6	10	967	1,161	1,450	43.61	Developer
88	A1007	A	7	10	967	1,161	1,450	43.61	Developer
89	A1008	A	8	10	963	1,140	1,425	42.86	Developer
90	A1009	A	9	10	963	1,140	1,425	42.86	Developer
91	B110	B	10	1	972	1,130	1,410	42.41	Developer
92	B111	B	11	1	970	1,164	1,450	43.61	Developer
93	B112	B	12	1	940	1,054	1,325	39.85	Developer
94	B117	B	17	1	970	1,164	1,450	43.61	Developer
95	B118	B	18	1	955	1,140	1,425	42.86	Developer
96	B119	B	19	1	940	1,054	1,325	39.85	Developer
97	B120	B	20	1	970	1,164	1,450	43.61	Developer
98	B210	B	10	2	972	1,130	1,410	42.41	Developer
99	B211	B	11	2	970	1,164	1,450	43.61	Developer
100	B212	B	12	2	940	1,054	1,325	39.85	Owner No. 13
101	B217	B	17	2	970	1,164	1,450	43.61	Owner No. 22
102	B218	B	18	2	955	1,140	1,425	42.86	Developer
103	B219	B	19	2	940	1,054	1,325	39.85	Owner No. 13
104	B220	B	20	2	970	1,164	1,450	43.61	Developer
105	B310	B	10	3	972	1,130	1,410	42.41	Developer
106	B311	B	11	3	970	1,164	1,450	43.61	Developer
107	B312	B	12	3	970	1,164	1,450	43.61	Developer
108	B313	B	13	3	963	1,140	1,425	42.86	Developer
109	B314	B	14	3	990	1,158	1,450	43.61	Developer
110	B315	B	15	3	993	1,140	1,425	42.86	Developer
111	B316	B	16	3	963	1,140	1,425	42.86	Developer
112	B317	B	17	3	970	1,164	1,450	43.61	Developer



For MODI REALTY POCHARAM LLP



Designated Partner

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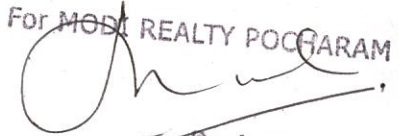


Supplementary Joint Development Agreement Annexure A

S No.	Block/ Flat No.	Block No.	Flat No.	Floor	Carpet Area in sft	Built- up area in sft	Super Built- up area in sft	Undivid ed share of land in sq yds.	Allotted to
113	B318	B	18	3	955	1,140	1,425	42.86	Developer
114	B319	B	19	3	970	1,164	1,450	43.61	Owner No. 20
115	B320	B	20	3	970	1,164	1,450	43.61	Owner No. 21
116	B410	B	10	4	972	1,130	1,410	42.41	Developer
117	B411	B	11	4	970	1,164	1,450	43.61	Owner No. 17
118	B412	B	12	4	970	1,164	1,450	43.61	Developer
119	B413	B	13	4	963	1,140	1,425	42.86	Developer
120	B414	B	14	4	990	1,158	1,450	43.61	Owner No. 19
121	B415	B	15	4	993	1,140	1,425	42.86	Developer
122	B416	B	16	4	963	1,140	1,425	42.86	Developer
123	B417	B	17	4	970	1,164	1,450	43.61	Developer
124	B418	B	18	4	955	1,140	1,425	42.86	Developer
125	B419	B	19	4	970	1,164	1,450	43.61	Owner No. 18
126	B420	B	20	4	970	1,164	1,450	43.61	Developer
127	B510	B	10	5	972	1,130	1,410	42.41	Developer
128	B511	B	11	5	970	1,164	1,450	43.61	Owner No. 12
129	B512	B	12	5	970	1,164	1,450	43.61	Developer
130	B513	B	13	5	963	1,140	1,425	42.86	Developer
131	B514	B	14	5	990	1,158	1,450	43.61	Developer
132	B515	B	15	5	993	1,140	1,425	42.86	Developer
133	B516	B	16	5	963	1,140	1,425	42.86	Developer
134	B517	B	17	5	970	1,164	1,450	43.61	Developer
135	B518	B	18	5	955	1,140	1,425	42.86	Developer
136	B519	B	19	5	970	1,164	1,450	43.61	Developer
137	B520	B	20	5	970	1,164	1,450	43.61	Developer
138	B610	B	10	6	972	1,130	1,410	42.41	Developer
139	B611	B	11	6	970	1,164	1,450	43.61	Developer
140	B612	B	12	6	970	1,164	1,450	43.61	Developer
141	B613	B	13	6	963	1,140	1,425	42.86	Developer
142	B614	B	14	6	990	1,158	1,450	43.61	Owner No. 9
143	B615	B	15	6	993	1,140	1,425	42.86	Developer
144	B616	B	16	6	963	1,140	1,425	42.86	Developer
145	B617	B	17	6	970	1,164	1,450	43.61	Developer
146	B618	B	18	6	955	1,140	1,425	42.86	Developer
147	B619	B	19	6	970	1,164	1,450	43.61	Owner No. 10
148	B620	B	20	6	970	1,164	1,450	43.61	Owner No. 11
149	B710	B	10	7	972	1,130	1,410	42.41	Developer
150	B711	B	11	7	970	1,164	1,450	43.61	Developer
151	B712	B	12	7	970	1,164	1,450	43.61	Developer
152	B713	B	13	7	963	1,140	1,425	42.86	Developer
153	B714	B	14	7	990	1,158	1,450	43.61	Owner No. 6
154	B715	B	15	7	993	1,140	1,425	42.86	Developer
155	B716	B	16	7	963	1,140	1,425	42.86	Developer
156	B717	B	17	7	970	1,164	1,450	43.61	Developer
157	B718	B	18	7	955	1,140	1,425	42.86	Developer
158	B719	B	19	7	970	1,164	1,450	43.61	Owner No. 7
159	B720	B	20	7	970	1,164	1,450	43.61	Owner No. 8
160	B810	B	10	8	972	1,130	1,410	42.41	Owner No. 1
161	B811	B	11	8	970	1,164	1,450	43.61	Owner No. 1
162	B812	B	12	8	970	1,164	1,450	43.61	Owner No. 1
163	B813	B	13	8	963	1,140	1,425	42.86	Owner No. 1
164	B814	B	14	8	990	1,158	1,450	43.61	Owner No. 1
165	B815	B	15	8	993	1,140	1,425	42.86	Owner No. 1
166	B816	B	16	8	963	1,140	1,425	42.86	Owner No. 1
167	B817	B	17	8	970	1,164	1,450	43.61	Owner No. 1
168	B818	B	18	8	955	1,140	1,425	42.86	Owner No. 1



For MODI REALTY POCARAM LLP



Designated Person

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Narapalli

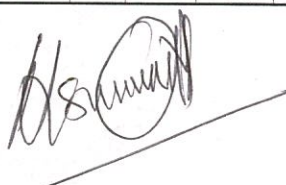


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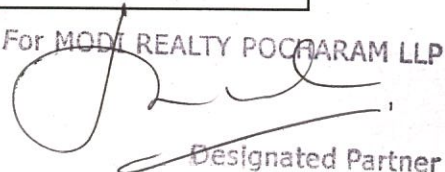


Supplementary Joint Development Agreement Annexure A

S No.	Block/ Flat No.	Block No.	Flat No.	Floor	Carpet Area in sq ft	Built- up area in sq ft	Super Built- up area in sq ft	Undivid ed share of land in sq yds.	Allotted to
169	B819	B	19	8	970	1,164	1,450	43.61	Owner No. 1
170	B820	B	20	8	970	1,164	1,450	43.61	Owner No. 1
171	B910	B	10	9	972	1,130	1,410	42.41	Owner No. 1
172	B911	B	11	9	970	1,164	1,450	43.61	Owner No. 1
173	B912	B	12	9	970	1,164	1,450	43.61	Owner No. 1
174	B913	B	13	9	963	1,140	1,425	42.86	Owner No. 1
175	B914	B	14	9	990	1,158	1,450	43.61	Owner No. 1
176	B915	B	15	9	993	1,140	1,425	42.86	Owner No. 1
177	B916	B	16	9	963	1,140	1,425	42.86	Owner No. 1
178	B917	B	17	9	970	1,164	1,450	43.61	Owner No. 1
179	B918	B	18	9	955	1,140	1,425	42.86	Owner No. 1
180	B919	B	19	9	970	1,164	1,450	43.61	Owner No. 1
181	B920	B	20	9	970	1,164	1,450	43.61	Owner No. 1
182	B1011	B	11	10	970	1,164	1,450	43.61	Developer
183	B1012	B	12	10	970	1,164	1,450	43.61	Developer
184	B1017	B	17	10	970	1,164	1,450	43.61	Developer
185	B1019	B	19	10	970	1,164	1,450	43.61	Developer
186	B1020	B	20	10	970	1,164	1,450	43.61	Developer
187	C121	C	21	1	940	1,054	1,325	39.85	Developer
188	C122	C	22	1	970	1,164	1,450	43.61	Owner No. 1
189	C123	C	23	1	940	1,054	1,325	39.85	Developer
190	C124	C	24	1	955	1,140	1,425	42.86	2/3rd Owner No. 10, 1/3rd Owner No. 9
191	C125	C	25	1	964	1,079	1,350	40.60	Owner No. 1
192	C126	C	26	1	964	1,079	1,350	40.60	Owner No. 1
193	C127	C	27	1	960	1,104	1,380	41.50	Developer
194	C221	C	21	2	940	1,054	1,325	39.85	Owner No. 14
195	C222	C	22	2	970	1,164	1,450	43.61	Developer
196	C223	C	23	2	940	1,054	1,325	39.85	Owner No. 15
197	C224	C	24	2	955	1,140	1,425	42.86	2/3rd Owner No. 11, 1/3rd Owner No. 12
198	C225	C	25	2	964	1,079	1,350	40.60	Owner No. 1
199	C226	C	26	2	964	1,079	1,350	40.60	Developer
200	C227	C	27	2	960	1,104	1,380	41.50	Developer
201	C321	C	21	3	970	1,164	1,450	43.61	Developer
202	C322	C	22	3	970	1,164	1,450	43.61	Developer
203	C323	C	23	3	967	1,160	1,450	43.61	Developer
204	C324	C	24	3	955	1,140	1,425	42.86	2/3rd Developer, 1/3rd Owner No. 12
205	C325	C	25	3	974	1,144	1,425	42.86	Developer
206	C326	C	26	3	963	1,140	1,425	42.86	Developer
207	C327	C	27	3	963	1,140	1,425	42.86	Developer
208	C421	C	21	4	970	1,164	1,450	43.61	Developer
209	C422	C	22	4	970	1,164	1,450	43.61	Developer
210	C423	C	23	4	967	1,160	1,450	43.61	Developer
211	C424	C	24	4	955	1,140	1,425	42.86	2/3rd Owner No. 16, 1/3rd Owner No. 17
212	C425	C	25	4	974	1,144	1,425	42.86	2/3rd Owner No. 18, 1/3rd Owner No. 17
213	C426	C	26	4	963	1,140	1,425	42.86	Developer
214	C427	C	27	4	963	1,140	1,425	42.86	Developer
215	C521	C	21	5	970	1,164	1,450	43.61	Developer
216	C522	C	22	5	970	1,164	1,450	43.61	Developer
217	C523	C	23	5	967	1,160	1,450	43.61	Developer
218	C524	C	24	5	955	1,140	1,425	42.86	2/3rd Owner No. 19, 1/3rd Owner No. 20
219	C525	C	25	5	974	1,144	1,425	42.86	2/3rd Owner No. 2, 1/3rd Owner No. 3
220	C526	C	26	5	963	1,140	1,425	42.86	Developer
221	C527	C	27	5	963	1,140	1,425	42.86	Developer
222	C621	C	21	6	970	1,164	1,450	43.61	Developer
223	C622	C	22	6	970	1,164	1,450	43.61	Developer
224	C623	C	23	6	967	1,160	1,450	43.61	Developer



For MODI REALTY POCHARAM LLP



Designated Partner

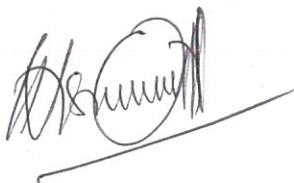
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7609/2021. Sheet 13 of 15 Sub Registrar
Narapalli

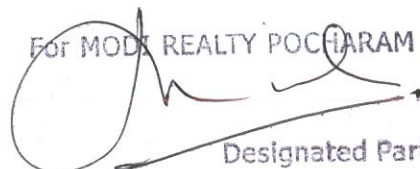


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S No.	Block/ Flat No.	Block No.	Flat No.	Floor	Carpet Area in sft	Built- up area in sft	Super Built- up area in sft	Undivid ed share of land in sq yds.	Allotted to
225	C624	C	24	6	955	1,140	1,425	42.86	2/3rd Owner No. 21, 1/3rd Owner No. 20
226	C625	C	25	6	974	1,144	1,425	42.86	2/3rd Owner No. 22, 1/3rd Owner No. 6
227	C626	C	26	6	963	1,140	1,425	42.86	Developer
228	C627	C	27	6	963	1,140	1,425	42.86	Developer
229	C721	C	21	7	970	1,164	1,450	43.61	Developer
230	C722	C	22	7	970	1,164	1,450	43.61	Developer
231	C723	C	23	7	967	1,160	1,450	43.61	Developer
232	C724	C	24	7	955	1,140	1,425	42.86	Owner No. 1
233	C725	C	25	7	974	1,144	1,425	42.86	Owner No. 5
234	C726	C	26	7	963	1,140	1,425	42.86	Developer
235	C727	C	27	7	963	1,140	1,425	42.86	2/3rd Owner No. 7, 1/3rd Owner No. 6
236	C821	C	21	8	970	1,164	1,450	43.61	Owner No. 1
237	C822	C	22	8	970	1,164	1,450	43.61	Owner No. 1
238	C823	C	23	8	967	1,160	1,450	43.61	Owner No. 1
239	C824	C	24	8	955	1,140	1,425	42.86	Owner No. 1
240	C825	C	25	8	974	1,144	1,425	42.86	Owner No. 1
241	C826	C	26	8	963	1,140	1,425	42.86	Owner No. 1
242	C827	C	27	8	963	1,140	1,425	42.86	Owner No. 1
243	C921	C	21	9	970	1,164	1,450	43.61	Owner No. 1
244	C922	C	22	9	970	1,164	1,450	43.61	Owner No. 1
245	C923	C	23	9	967	1,160	1,450	43.61	Owner No. 1
246	C924	C	24	9	955	1,140	1,425	42.86	2/3rd Owner No. 8, 1/3rd Owner No. 9
247	C925	C	25	9	974	1,144	1,425	42.86	Developer
248	C926	C	26	9	963	1,140	1,425	42.86	Developer
249	C927	C	27	9	963	1,140	1,425	42.86	Developer
250	C1021	C	21	10	970	1,164	1,450	43.61	Developer
251	C1022	C	22	10	970	1,164	1,450	43.61	Developer
252	C1023	C	23	10	967	1,160	1,450	43.61	Developer
253	C1024	C	24	10	955	1,140	1,425	42.86	Developer
254	C1025	C	25	10	974	1,144	1,425	42.86	Developer
255	C1026	C	26	10	963	1,140	1,425	42.86	Developer
256	C1027	C	27	10	963	1,140	1,425	42.86	Developer



For MODS REALTY POCHIARAM LLP

 Designated Partner

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Narapalli



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भारत सरकार
GOVERNMENT OF INDIA

శ్రీరామోజు సందీప్వర్ రావు
Sriramoju Sambeswar Rao
DOB: 15-03-1962
Gender: Male

9231 1335 2627

आधार - आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

S/O శ్రీరామోజు రామబ్రహ్మం, ఫ్లాట్ నెం
903, ఎల్.హిల్స్-5, లాంకో హిల్స్, నేర్
దెల్లీ పబ్లిక్ స్కూల్, మణికోండ,
పుప్పలగూడ, పుప్పలగూడ,
రాజేంద్రనగర్, కె.వి.రంగారెడ్డి, తెలంగాణ,
500089

Address:
S/o Sriramoju Ramabrahmam,
Flat No 903, Lh-5, Lanco Hills, Near
Delhi Public School, Manikonda,
Puppalguda, Puppalguda,
Rajendra Nagar, K.v. Rangareddy,
Telangana, 500089

1947
1800 300 1947

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P.O. Box No. 1947,
Bengaluru-560 001

भारत सरकार
GOVERNMENT OF INDIA

सोहन सलेश मोदी
Sohun Satesh Modi
DOB: 25-03-1969
Gender: Male

3146 8727 4389

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

S/O. सोहन मोदी, प्लॉट नं. 280,
रोड नं. 25, नंदनम
टेम्पल जूबिली हिल्स,
खुशालाबाद, राजराज हिल्स,
हैदराबाद
आंध्र प्रदेश 500034

Address:
S/O. Satesh Modi plot no. 280,
road no. 25, near peddamma
temple jubilee hills,
Khushalabad, Rajara Hills,
Hyderabad
Andhra Pradesh 500034

ఆధార్ - ఆధార్ - సామాన్యమానవుడి హక్కు

Aadhaar - Aam Aadmi ka Adhikar

INDIAN UNION DRIVING LICENCE
TELANGANA STATE

54791995
PRABHAKAR REDDY K
K PADMA REDDY
2-3-64/10/24
JAISWAL GARDEN
AMBERPET
AMBERPET
HYDERABAD - 500013

Issued On: 18/12/2014

Non Transport Light Motor Vehicle Non Transport, Motor Cycle With Gear

Date of Validity 14/01/2024

Transport

Date of Validity

Badge No.

Reference No. DLRTS0111176314

Original LA. RTA-HYDERABAD-EZ

Date of First Issue 04/01/1995

Date of Birth 15/01/1974

Blood Group

DL200705/14

भारत सरकार
GOVERNMENT OF INDIA

ఈథముక్కల వెనుగోపాల రెడ్డి
Ethamukkala Venugopala Reddy
పుట్టిన తేదీ / DOB : 04/11/1951
పురుషుడు / MALE

4759 9632 6679

भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

యెనుకామ:
S/O లేట్ ఈథముక్కల మల్లా రెడ్డి,
ఫ్లాట్ నెం-1205, ట్రాన్క్విల్
టౌవర్స్, వైట్ ఫీల్డ్స్, నేర్
వాటర్ మార్క్ బిల్డింగ్, కండపూర్,
కె.వి.రంగారెడ్డి, తెలంగాణ,
500084

Address:
S/O Late Ethamukkala Mallia
Reddy, Flat No-1205, Tranquil
Towers, White Fields, Beside
Water Mark Building, Kondapur,
K.v. Rangareddy, Telangana,
500084

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1800 300 1947

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www.uidai.gov.in

P.O. Box No. 1947,
Bengaluru-560 001

ఆధార్ - సామాన్యమానవుడి హక్కు

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7609/2021. Sheet 15 of 15 Sub Registrar
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