

తెలంగాణ तेलंगाना TELANGANA

SI.No. 7188 Date 24-12-2019.Rs.50/-

Sold to Sri/Smt/Ms_R_madhayi

sto, W/o, Bfo R Rate Shwan Row

For whom _____Self & akhas plo Hyp

K 731443

Ch.V.SATYANARAYANA LICENCED STAMP VENDOR LIC. NO: 15-21-037/2012, RL.No15-21-043/2018 H.NO: 48-452/4, Ganesh Nagar, Chintal, Quthbullapur Mandal, Medchal Dist. Hyd—500 054. Phone: 9390005464

SALE DEED

Jana de mar

THIS DEED OF SALE is made and executed on this the 6 day of 2020 at S.R.O. Quthbullapur by:

Sri. POLAVARAPU CHANDRA SEKHAR RAO S/o. late VENKATA KRISHNAIAH, aged about 79 years, Occ. Retd. Employee, R/o. D.No. 13/ I/20, Thulasi Nagar, 2nd Road, Kanuru, Vijayawada-520007. (Pan No. ADEPP1224E, Aadhaar No. IIII 1055).

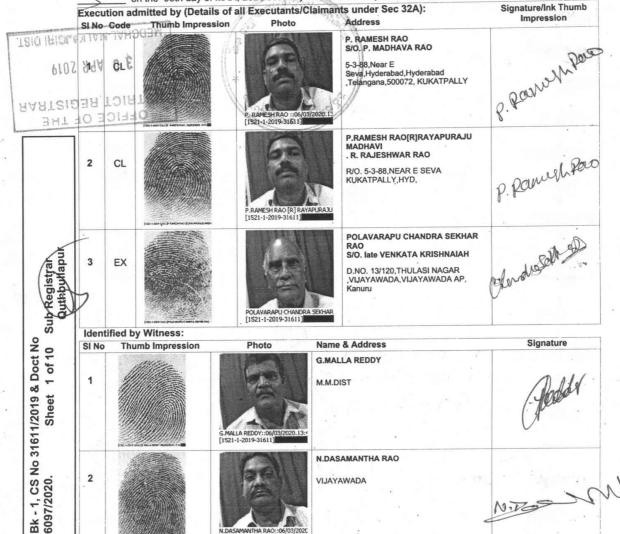
Hereinafter referred to as the "VENDOR" which term shall mean and include all their/his heirs, executors, administrators, legal representatives, successors, nominees and assignees etc. of the First Part:

IN FAVOUR OF

1. Sht. RAYAPURAJU MADHAVI W/o. Sri. R. RAJESHWAR RAO, aged about 39 years, Occ: House Wife, R/o. 5-2-12, Ramalayam Street, Kukatpally, Hyderabad. (Pan No. BMEPR4580D, Aadhaar No. 19003, Mobile No. 9959077784)

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Quthbullapur along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 64315/- paid between the hours of on the 06th day of MAR, 2020 06th day of MAR, 2020 by Sri Polavarapu Chandra Sekhar Rao



06th day of March,2020

2

Signature of Sub Registrar

-	E-	KYC Details as received from UIDAI:	
SI No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX3385 Name: Guttakadi Malla Reddy	S/O Guttakadi Narsimha Reddy, Bowrampet, Rangareddi, Andhra Pradesh, 500043	
2	Aadhaar No: XXXXXXXX8725 Name: Nimmagadda Dasamantha Rao	S/O Nimmagadda Ramamohana Rao, Vijayawada (Urban), Krishna, Andhra Pradesh, 520010	

N.DASAMANTHA RAO

VIJAYAWADA

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N.DASAMANTHA RAO [1521-1-2019-31611]





2. Sri. P. RAMESH RAO S/o. P. MADHAVA RAO, aged about 38 years, Occ: Business, R/o. 5-3-88, Near 'E' Seva, Kukatpally, Hyderabad-72. (Pan No. APMPP5557J, Aadhaar No. 2016-2016)

Hereinafter referred to as "VENDEES" which term shall mean and include all their/his heirs, executors, administrators, legal representatives, successors, nominees and assignees etc., of the Other part:

WHEREAS the **Vendor** is the absolute Owner, Peaceful Possessor and Purchaser of the Agricultural Land bearing Sy.No. **166/19 (166/)**, admeasuring **Ac.2-05.75 Gts** (Out of Ac.6-05 Gts), Situated at **Bowrampet Village** and Gram Panchayath, Quthbullapur Mandal, R.R.District, having purchased the same from Smt. C. SANDHYA W/o. Sri. C. SRINIVASA RAO & OTHERS (3), Under Regd. Sale Deed bearing Doct. No. **23604/2006**, Book-I, Dt: 20th day of November, 2006, Regd. at **District Registrar of Ranga Reddy.** And the said property is De-Notified from the Collector, Medchal-Malkajgiri District, Vide its Letter No. E1/1829/2018, Dated: 16-08-2018.

And Later on the same land was mutated and incorporated in the Pattedar Pass Book, Vide Pattedar Pass Book and Title Deed No. **T06040060721**, and Khata No. **2011**, Issued by Govt. of Telangana of Deputy Collector & Tahsildar, Dundigal-Gandimaisamma Mandal, Medchal-Malkajgiri District.

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SI No	Aadhaar Details	Address:	Photo
3	Aadhaar No: XXXXXXXXX1055 Name: Polavarapu Chandra Sekhara Rao	S/O Polavarapu Venkata Krishnaiah, Vijayawada (Rural), Krishna, Andhra Pradesh, 520007	9

Endorsement: Stamp Duty, Tranfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.

Description	In the Form of							
of Fee/Duty	Stamp Papers	Challan u/S 41of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	Total	
Stamp Duty	100	0	514520	0	0	0	514620	
Transfer Duty	NA	0	192945	0	0	0	192945	
Reg. Fee	NA	. 0	64315	0	. 0	0	64315	
User Charges	NA	0	100	0	0	0	100	
Total	100	0	771880	0	0	0	771980	

Rs. 707465/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 64315/- towards Registration Fees on the chargeable value of Rs. 12863000/- was paid by the party through E-Challan/BC/Pay Order No ,101S2H250120,3719RC260120 dated ,25-JAN-20,26-JAN-20 of ,sbiepay/,sbiepay/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 371880/-, DATE: 25-JAN-20, BANK NAME: Sbiepay, BRANCH NAME: , BANK REFERENCE NO: 7264557311712, PAYMENT MODE:CC-1000200, ATRN:7264557311712, REMITTER NAME: RAYAPURAJU MADHAVI AND OTHERS, EXECUTANT NAME: POLAVARAPU CHANDRA SEKHAR RAO, CLAIMANT NAME: RAYAPURAJU MADHAVI AND OTHERS). (2). AMOUNT PAID: Rs. 400000/-, DATE: 26-JAN-20, BANK NAME: Sbiepay, BRANCH NAME: ABANK REFERENCE NO: 1808538787626, PAYMENT MODE:CC-1000200, ATRN:1808538787626, REMITTER NAME: RAYAPURAJU MADHAVI AND OTHERS, EXECUTANT NAME: POLAVARAPU CHANDRA SEKHAR RAO, CLAIMANT NAME: RAYAPURAJU MADHAVI AND OTHERS).

Date:

06th day of March,2020

Signature of Registering Officer

Quthbullapur

Certificate of Registration

Registered as document no. 6097 of 2020 of Book-1 and assigned the identification number 1 - 1521 - 6097 - 2020 for Scanning on 06-MAR-20 .

Regietering Officer
Outhbullapur
(V.Jyothi)







WHEREAS the Vendor in need of funds has offered to sell the Agriculture land as shown below:-

Total admeasuring: Ac.2-05.75 Gts

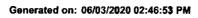
(Out of Ac.6-05 Gts), Situated at **Bowrampet Village** and Gram Panchayath, Dundigal-Gandimaisamma Mandal, Medchal-Malkajgiri District -Telangana State above mentioned property and hereinafter referred to as the schedule property to the Vendees for a total sale consideration of **Rs. 1,28,63,000/- (Rupees One Crore Twenty Eight Lakhs and Sixty Three Thousand Only)** and the Vendees have agreed to purchase the same for the said sale consideration from the Vendor.

NOW THIS DEED OF SALE WITNESSES AS FOLLOWS:

- 1) That in pursuance of the above offer and in acceptance of consideration the Vendees have already paid the entire sale consideration amount of Rs. 1,28,63,000/- (Rupees One Crore Twenty Eight Lakhs and Sixty Three Thousand Only), to the Vendor as detailed below:-
- a) Rs.39,00,000/- through RTGS Transfer from "HDFC BANK", Vide its UTR No. HDFCR52019021665237389, Dt: 16-02-2019.
- b) **Rs.25,00,000/-** through RTGS Transfer From "CORPORATION BANK", Vide its UTR No. CORPR22019110100710225, Dt: 01-11-2019.
- c) Rs.13,50,000/- through RTGS Transfer From "CORPORATION BANK",, Vide its UTR No.CORPR22019110600639403, Dt: 06-11-2019.

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- d) **Rs.10,00,000/-** through NEFT Transfer from "ICICI BANK", Dt: 16-02-2019.
- e) **Rs.15,00,000/-** through NEFT Transfer from "ICICI BANK", Vide its Ref. No. 1850820676, Dt: 19-11-2019.
- f) **Rs.5,00,000/-** through NEFT Transfer from "ICICI BANK", Vide its Ref. No. 1850824772, Dt: 19-11-2019.
- g) **Rs.10,00,000/-** through: NEFT Transfer from "ICICI BANK", Vide its Ref. No. 1851725167, Dt: 20-11-2019.
- h) **Rs.9,00,000/-** through NEFT Transfer from "ICICI BANK", Vide its Ref. No. 1867001001, Dt: 09-12-2019.
- i) Rs.2,13,000/- through NEFT Transfer from "ICICI BANK", Vide its Ref. No. 1880105380, Dt: 27-12-2019, towards the full and final settlement of the same. That the Vendor has acknowledge the receipt of the said sum and release the Vendees from any future liability of payment in this transaction. That the Vendor also hereby declare and transfer the said land by the ABSOLUTE SALE to the Vendees TO HAVE and TO HOLD the same absolutely forever together with all the rights, title, liens, easements, advantages and appurtenances pertaining in which the Vendor is having in respect of the said land.
- 2) That the Vendor has to-day handed over the vacant and peaceful physical possession of the said land to the Vendees and assure to keep indemnified from all losses, costs, expenses, damages and whatever may be the Vendees shall be put into reason of any defect in the title of the said land hereby conveyed.
- 3) That the Vendor further covenant with the Vendees that if the Vendees shall be deprived of whole or any part on account of any defect in the title of the Vendor, they/she/he shall indemnify and compensate the Vendees against the same.
- 4) That the Vendees shall hold and enjoy the said land as the absolute owners as they/he/she likes without any coercion or hindrance either from the Vendor or from the third party claims.
- 5) That the said land is free from all encumbrances, charges, sales, gifts, mortgages, and court attachments etc.
- 6) That there are no legal impediments whatsoever for the Vendor conveying the said land in favour of the Vendees herein.

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- 7) That the land effected by this document is not an assigned land as defined in Sec. 2(1) Act 9 of 1977.
- 8) That the Vendor have paid all the revenue taxes upto-date in respect of the said land. If any dues found unpaid the Vendor will be liable to pay all such dues on later date. That the Vendees shall pay hereafter all taxes in respect of the said land.
- 9) That the Vendor further and for more perfectly conveying and assuring the said land and every part thereof in manner aforesaid according to the true intent and meaning of this deed.
- 10) That the Vendor further agree to sign all such papers and petitions which shall be required reasonably in getting mutation in the revenue records or in any other concerned departments at the expenses of the Vendees only.
- 11) That the Vendor hereby agree and deliver all the Original title pahanies/receipts, etc. in respect of the said land to the Vendees.
- 12) We 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 being transferred that if any suppression of facts is noticed at a future date, We will be liable for prosecution as per law, besides the payment of deficit duty.
- 13) That the parties hereby declare that the particulars furnished above are true and correct as required under Section 27 of the Indian Stamp Act. And the Parties agree to abide by the Provisions of Indian Stamp Act to pay the amounts due including previous arrears if any under any section of Indian Stamp Act in lieu of prosecution under section 64 of Indian Stamp Act.

RULE - 3 MAIN STATEMENT

Sy.No	Village	Value Per Acre	Extent (Ac-Gts)	Total Amount
166/19/ \$\frac{2}{3}\$ 166/19/\$\frac{1}{2}\$ 166/19/\$\frac{1}{3}\$ (As per Webland)	BOWRAMPET	60,00,000	0-12.25 0-36.75 0-24.50 0-12.25 Ac.2-05.75 Gts	1,28,63,000/-

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SCHEDULE OF PROPERTY

All that the Agricultural Land in Survey No's as shown below:-

Survey No's.	Extent Ac. Gts
166/19/ ລ໌	0-12.25
(As Per Webland)
166/19/ໃ	0-36.75
(As Per Webland)
166/19/₩ (As Per Webland	0-24.50
166/19/ 2	0-12.25
(As Per Webland)

Total admeasuring: Ac.2-05.75 Gts

(Out of Ac.6-05 Gts), Situated at **Bowrampet Village** and Gram Panchayath, Dundigal-Gandimaisamma Mandal, Medchal-Malkajgiri District -Telangana State., Sub-Dist: Quthbullapur, Dist & Regd-Dist: Medchal-Malkajgiri, bounded as follows:

NORTH: Ag. Land in Survey No.166/18

SOUTH: 40' Road EAST: 40' Road

WEST: Ag. Land in Survey No. 166/19 Part

IN WITNESS WHEREOF THE VENDOR has set his hands to these papers with free will and consent on the day, Month and Year first above mentioned.

WITNESSES

1.

Posts

VENDOR

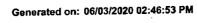
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BK - 1, CS No 31611/2019 & Doct No 6097/2020. Sheet 6 of 10 Sub Regist Courtibut





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

Finger Print in Block Ink	Passport Size Photograph (B/W)	Name & Permanent Postal Address of Presentant/ Seller/Buyer
(Left Thumb)	(6/11)	R. MADHAVI
	60	M. K. KHIZIAMAK HAN
		N. 5-2-12 Ramalayan Flee Kuralpally Hyd
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	and all anno	Spa of BUTER
Application of the second of t	DL em	P. RAMESH RAD
		SIS P. MADHAVA RAO
		18/e . 38, ou Butunh.
	1-9	Sp. P. MADHAVA RAO Bte. 38, on Butum. Plo. 5-3-88 Near E'Seva Euled pally Ayd-72
	R.R. O. W.	(Aadhan 316 403375556)
	(In Johnson	
	1010	Clandes Sex 101
Witnesses:		Signature of Executants
Note: If the Buyer(s) be signed.	is / are not present before th	e Sub-Registrar, the following request should
I/We send herewith	me our photograph(s) and fin	gerprints in the form prescribed, through my
	n the office of the Sub-Registra	s I/We cannot appear personally before the or of Assurances
P. Ramey		Cell
Signature of the Rep Witnesses:		Signature of the Buyer (s)
1. Harby		
2.	Me	
3. Illiaut	N_	
Iullaw		
I vacaco	04 100	

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జిల్లా: మడ్బల్-మల్కాజిగిరి

డివిజన్ : మల్కాజగిరి

మండలకా గండిమైసమ్మో దుండిగల్ గ్రామం _{కాట్}భారంపేట్స్

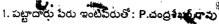
పాస్ బుక్త్ సెం.

T06040060721









2.తండ్రి/భర్తపేరు

: లేట్ పెంకట కేష్టయ్య

3.స్త్రీ/ప**్ర**ముడు

: Male

4.చిరునామా

: బౌరంపేట్

5.50ean

General

6.ఆధార్ వెంఖ్య

7.పట్టాదారు సంతకం ఎడమ /కుడి చేతి పేలిముద్ర

01



ద్రాహిశీల్గార్ సంతకం

తెలంగాణ ప్రభుత్వము

🕟 జిల్లా : పేడ్చల్-మల్కాజిగిరి

డివిజన్ : మల్కాజగిరి

మండలం : గండిపైసమ్మ దుండిగల్

గ్రామం బార్యపట్ట్

వ్వవ	ನೌಯ	భూమి	వివరములు	తేది	: 22-03-2019×

		TŲ.	*			
క్ర.సం.	సర్వే సెం./ సబ్ డివిజస్ సెం.	విస్తీర్ణము ఎ.గు.	భూమి పొందిన పద్ధతి	రిమార్కులు	తహళీల్దార్ సంతకం ష్ట ే	
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2	166/19/ఓ	0.3675	కొనుగోలు	້ ນໍ່ຢູ່	E meleco	
3	166/19/ఆ	0.2450	కొనుగోలు	పట్టా	E meledo	
4	166/19/ລ	0.1225	కొనుగోలు	tier "	2 mileson	
<u>ۃ</u>	బార్తి విస్తీర్ణము	2.0575		•	•	

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Bk - 1, CS No 31611/2019 & Doct No 6097/2020. Sheet 8 of 10







నిమ్మగడ్డ దశమంత రావు

Nimmagadda Dasamantha Rao



పురుషుడు / Male

5302 8002 8725

సామాన్యుని హక్కు

సమ _ ుఖ్య / Enrollment No. : 1118/60713/02494

Ponugoti Ramesh Rao పొనేగొతి రమవ్ రావూ S/O: Ponugoti Madhava Rao 5-3-88 near e seva near e seva kukatpally Tirumalagiri Kukatpally, Hyderabad Andhra Pradesh - 500072 9000393067



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మీ ఆధార్ సంఖ్య / Your Aadhaar No. :

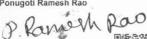
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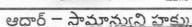
భాంత ప్రభుత్వం Government of India

పొనోగొతి రమేప్ రావూ Ponugoti Ramesh Rao



పుట్టిన సంవత్సంం/Year of Birth: 1980 ည်းထည် / Male

3 5556





भारत सरकार

GOVERNMENT OF INDIA

పోలవరపు చంద్ర శేఖర రావు

Polavarapu Chandra Sekhara Rao పుట్టిన సం./YoB:1938

పురుషుడు Male



क्कि - क्कि - ने कार्य कार्य के कार्य





బారక విశేష గుర్తింపు (పాధికాశ సంస

భారత ప్రభుత్వం Inique Identification Authority of India Government of India

నమోదు సంఖ్య / Enrollment No. : 1046/10073/03892

Rayapuraju Madhavi రాయపురాజు మార్గని



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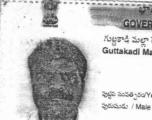


మీ ఆధార్ సంఖ్య / Your Aadhaar No. :

9003

ఆధార్ - సామాన్యుని హక్కు





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భారత ప్రభుత్వం GOVERNMENT OF INDIA

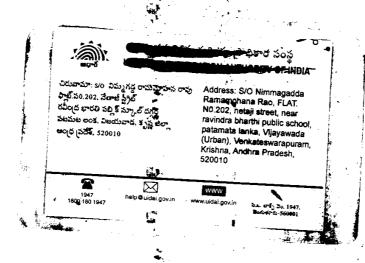
ಗುಟ್ಟತಾఢಿ ಮಲ್ಲಾ ರೌಡ್ಡಿ Guttakadi Malla Reddy

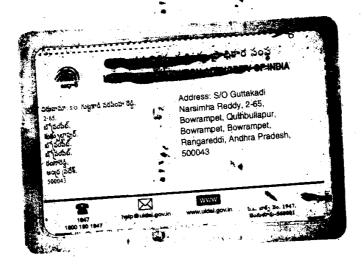
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3385

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भारतीय विकास पहचात प्राधिकरण UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా: S/O: ఏోలవరపు వెంకట కృష్ణయ్య, 13/120, తులస్క్మా నగర్ 2వ రోడ్, ట్లైమ్ హాస్పీటల్ కానూరు, విజయవాడ రూర్గల్,

ఆటోనగర్, కృష్ణ ఆంధ్ర ప్రదేశ్, 520007 Address:

S/O: Polavarapu Venkata Krishnaiah; 13/120, Tulasi Nagar 2nd road, Time Hospital Kanuru, Vijayawada (Rural), Autonagar, Krishna Andhra Pradesh, 520007

Aadhaar - Aam Aadmi ka Adhikar

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Online Challan Proforma[SRO copy]

Challan No: 3719RC260120

Online Challan Proforma[Citizen copy]

Challan No: 3719RC260120

BANK Code: SBH Payment: CC Remmiter Details RAYAPURAJU MADHAVI AND Name **OTHERS** Address HYDERABAD PAN Card Number BMEPR4580D Aadhar Card Number ******670 Mobile Number II Executant Details POLAVARAPU CHANDRA Name SEKHAR RAO Address

HYDERABAD

III Claimant details

RAYAPURAJU MADHAVI AND Name **OTHERS**

Address **HYDERABAD**

IV Document Nature

Nature of Document Sale Deed

Property Situated in(District)

MEDCHAL-MALKAJGIRI

Amount Details

Stamp Duty 400000 Transfer Duty 0 Registration Fee 0 **User Charges** 'n

TOTAL 400000

.Total in Words Four Lakh Rupees Only

Date(DD-MM-YYYY) 26-01-2020

Transaction Id 1808538787626

Signature of remitter

BANK Code: SBH

Payment: CC

Remmiter Details

RAYAPURAJU MADHAVI AND Name

OTHERS HYDERABAD

Address PAN Card Number BMEPR4580D

Aadhar Card Number

******670 Mobile Number

Executant Details

POLAVARAPU CHANDRA Name

SEKHAR RAO Address **HYDERABAD**

III Claimant details

RAYAPURAJU MADHAVI AND Name OTHERS

Address **HYDERABAD**

IV Document Nature

Nature of Document Sale Deed

Property Situated MEDCHAL-MALKAJGIRI in(District)

Amount Details

Stamp Duty 400000 Transfer Duty 0 Registration Fee **User Charges**

TOTAL 400000

Total in Words Four Lakh Rupees Only

Date(DD-MM-YYYY) 26-01-2020

Transaction Id 1808538787626

Signature of remitter

L9hsf

2 Challans



609 Afran

Online Challan F	Proforma[SRO copy]	Online Challan Proforma[Citizen copy]			
Challan No: 1015	S2H250120	Challan No: 101S2H250120			
BANK Code:	Payment : CC	BANK Code: SBH	Payment : CC		
3BH 		I Remmiter Det	tails		
Remmiter Det			RAYAPURAJU MADHAVI AND		
Name	RAYAPURAJU MADHAVI AND OTHERS	Name	OTHERS		
Address	HYDERABAD	Address	HYDERABAD		
PAN Card Number Aadhar Card Number	BMEPR4580D	PAN Card Number Aadhar Card Number	BMEPR4580D		
Mobile Numbe	- *******C7A	Mobile	******670		
		Number	670		
I Executant De		II Executant De	tails		
Name	POLAVARAPU CHANDRA SEKHAR RAO	Name	POLAVARAPU CHANDRA SEKHAR RAO		
Address	HYDERABAD	Address	HYDERABAD		
II Claimant deta	nils	III Claimant deta	ails		
Name	RAYAPURAJU MADHAVI AND OTHERS	Name	RAYAPURAJU MADHAVI AND OTHERS		
Address	HYDERABAD	Address	HYDERABAD		
Document Nature		, Document Nature			
Nature of Document Property	Sale Deed	Nature of Document	Sale Deed		
Situated in(District)	MEDCHAL-MALKAJGIRI	Property Situated in(District)	MEDCHAL-MALKAJGIRI		
/ Amount Detai	ls	V Amount Deta	ils		
Stamp Duty	114520	Stamp Duty	114520		
Transfer Duty	192945	Transfer Duty			
Registration Fee	64315	Registration Fee	64315		
User Charges	100	User Charges	100		
TOTAL	371880	TOTAL	371880		
Total in Words	Three Lakh Seventy One Thousand Eight Hundred Eighty Rupees Only	Total in Words	Three Lakh Seventy One Thousand		
Date(DD-MM- YYYY)	25-01-2020	Date(DD-MM- YYYY)	25-01-2020		
Transaction Id	7264557311712		7264557311712		
Signature of remitter		Signature of remitter	· · · · · · · · · · · · · · · · · · ·		

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