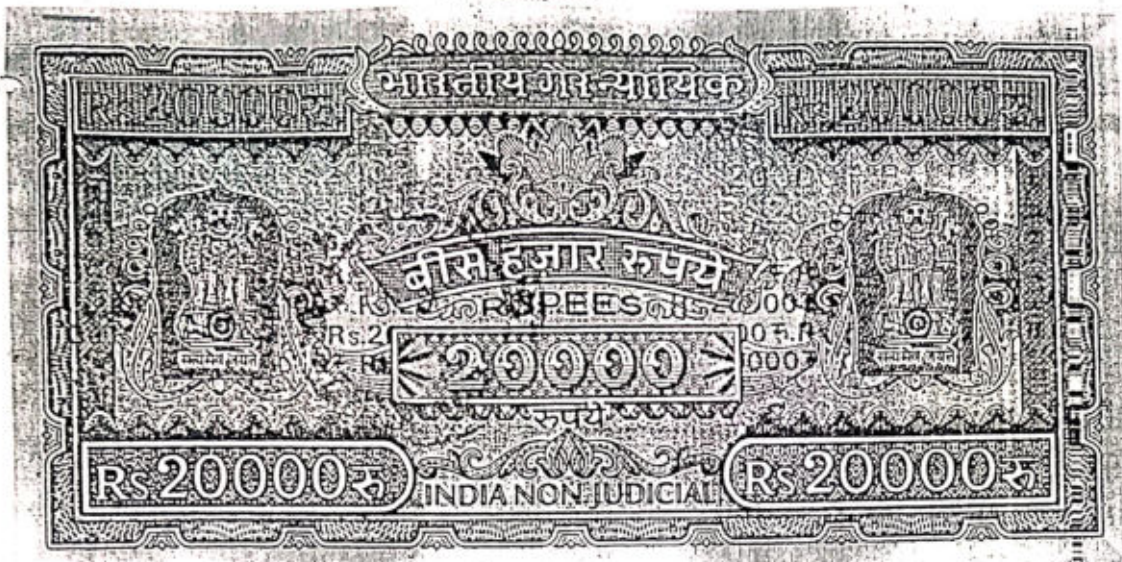




00CC 53178 J

Purchased By :

For Whom :

TIRUMAL REDDY

SELF

Sub Registrar
Ex. Office Stamp Vengal Rao
S. S. RAYATHNAGAR

AGREEMENT OF SALE CUM GENERAL POWER OF ATTORNEY

THIS DEED OF AGREEMENT OF SALE CUM GENERAL POWER OF ATTORNEY is made and executed on this 1st day of January, 2000, by and between:-

Smt. SAMA ANITHA, W/o. SAMA PRABHAKAR REDDY, aged about 24 years, Occ: Household, R/o. H. No. 5-4-125/2, Venkateswara Complex, Vanasthalipuram, R.R. Dist.

(Hereinafter called the "VENDOR")

A N D

PATI TIRUMAL REDDY, S/o. P. YADI REDDY, aged about 23 years, Occ: Business, R/o. Plot No. 181, Huda Sainagar, Vanasthalipuram, HYDERABAD - 70.

(Hereinafter called the "PURCHASER")

S. Anitha

P. Tirumal

500Rs.



S.No. 532 Date 18/12/2000 Rs. 55520
 Sold To P. Tirumala Reddy S/o P. Yashu Reddy
 For Whom Self S/o Hridi

S. ASHOK

S.V.L. NO: 4/98

INJAPPOOR, R. R. DIST.

2

The expressions of 'the Vendor' and 'the Purchaser' herein used shall wherever the context so admits mean and include their respective heirs, executors, successors, legal representatives, administrator, assignees and nominees, etc., as parties themselves.

WHEREAS the Vendor is the sole and absolute owner and peaceful possessor of Agricultural Wet land in Survey No. 47/ B, admeasuring Ac. 0-12 Gts., situated at SAHEBNAGAR KALAN Village, Hayathnagar Revenue Mandal, Ranga Reddy District, (hereinafter called the "said property"), having purchased the same property from Sri Sama Lakshminarayana Reddy, S/o. Narsimha Reddy and another, through a Sale Deed Doct. No. 5071/99 of Book-I, Volume No. 5146, at pages 281 to 286, dated: 21-7-1999, regd. in S.R.O., Hyderabad East.

S. Anila

500Rs



S.No. 533 AP7/IL/B
Date 10/1/2000 Rs. 500/-

55521

S. ASHOK
S.V.L. NO. 4/98
INJAPUR, R.R. DIST

Sold to: P. T. Industrial Estate, 1/2, P. T. Estate, Rajahmundry

For Witness: S. Ashok 10/1/2000

WHEREAS the Vendor being in need of money for her urgent family necessities has offered to sell the above said property, and has for the purpose described in the Schedule hereto free from encumbrances to the Purchaser a total sale consideration of Rs. 4,50,000/- (Rupees Four Lakhs Fifty thousand only) and the Purchaser has agreed to purchase the same for the said consideration from the Vendor.

AND WHEREAS the Vendor has also agreed to give a Irrevocable General Power of Attorney in favour of the Purchaser in respect of the said property.

NOW THIS DEED OF AGREEMENT OF SALE CUM GENERAL POWER OF ATTORNEY WITNESSES AS FOLLOWS:-

It is hereby agreed between the Vendor and the Purchaser that the Vendor has agreed to sell, and the Purchaser has agreed to purchase the said property for the sum of Rs. 4,50,000/- (Rupees Four Lakhs Fifty thousand only) free from encumbrances.

The Purchaser has already paid the full consideration of Rs. 4,50,000/- (Rupees Four Lakhs Fifty thousand only) to the Vendor, the receipt of which the Vendor hereby admits and acknowledges.

S. Ashok

10/1/2000

500Rs.



No. 534 Date 7/11/2008 Rs. 55522
 P. Tirumal Reddy s/o P. Yadi Reddy
 S. A. s/o Hud

S. KSH/OK
 S.V.L. NO. 4/98
 INJAPUR, R.R. DIST.

4

The Purchaser shall bear all expenses of sale such as stamp duty registration fees etc., in respect of the sale deed or deeds. The Vendor shall deliver the vacant possession of the said property and the original documents relating to the said property to the Purchaser at the time of registration of regular sale deed. The said property will be conveyed in whole or in parts in favour of the Purchaser or his nominee or nominees.

Time is not the essence of this contract.

The Vendor assures the Purchaser that there are no encumbrances, charges, mortgages or subsisting agreement of sale in respect of the said property in favour of the any person or persons.

That the land is not an assigned land within the meaning of A.P. Assigned Lands (Prohibition of Transfers) Act 9 of 1977 and it does not belonging to and is not under mortgage to the govt. or its agencies and undertakings. There is no house or any construction in the said land.

S. Anila

[Signature]

500Rs



AP7/II/B

55523

S. K. S. B. O. K.
S.V.L. NO: 4/98
INJAPUR, R. R. DIST.

No. 5345 Date 12/1/2000 Rs. 500/-

P. Titumal Reddy s/o P. Yarli Reddy
Set s/o And.

5

The Vendor is not surplus land holder under A.P. Land Reforms (Ceiling on Agricultural Holdings) Act 1 of 1973.

The Vendor hereby declare that there are no Mango Trees/Coconut Trees/Betel Leaf gardens/Orange groves or any such other gardens; that there are no Mines or quarries of Granite or such other valuable stones; that there are no Machinery, no fish ponds etc., in the land now being transferred; that if any suppression of facts is noticed, at a future date. The Vendor will be liable for prosecution as per law, besides payment of deficit duty.

Due to domestic pre-occupations and having taken the entire sale consideration from the Purchaser, the Vendor hereby appointed the Purchaser as her Attorney and the Purchaser has agreed to act in the name and on behalf of the Vendor as her Agent.

S. Anil

1

PSB

500Rs.



AP7AL/B
 536 12/1/2000 55524
 Date 12/1/2000
 P. T. Journal Registry s/o P. T. Journal Registry
 Sat s/o T. J. R.

S. L. S. J. K.
 S. M. L. S. J. K.
 INJAPUR, K. R. DIST.

6

The Vendor do hereby irrevocably authorises the said Purchaser to do, the following acts in the name and on behalf of the Vendor namely:-

To enter into sub-contract for the sale of the said property for any consideration which he deems reasonable in his absolute discretion and receive the earnest money and acknowledge the receipt of the same.

To sell the said property to the Sub-Agreement holder or his nominee or nominees.

To execute the sale deed or deeds in favour of himself or sub-Purchaser or purchasers, receive the consideration money, to present the sale deed or deeds executed by him in favour of the Sub-Purchaser or purchasers before the concerned registering authorities officer, admit execution and receipt of consideration and procure the registration of the said deed or deeds.

To mortgage the said property with Banks/any financial institutions.

To execute, sign and file all the statements, petitions, application and declarations and get necessary exemptions, permissions, etc., necessary for and incidental to the completion of registration of the said sale deed/deeds.

S. Anil

SK



20 Rs.

537 Date 18/1/2000 Rs. 20/-
P. Tirumal Reddy s/o P. Yadi Reddy
To 'Sub' a/o Bud
For Whom

S. ASHOK
S.V.L. NO: 4/93
HAROLD P. 1000

7

To complete the sale of the said property and handover the possession of the said property to the Sub-Purchaser or Purchasers.

To appear and act in all courts, civil, criminal revenue whether original or appellate, in the Registration and other Offices, of the State and Central Government and of local bodies in relation to the said property and to appoint Advocate or Advocates for looking after litigations, to prosecute and defend civil and criminal cases.

To sign and verify plaints, written statements, petitions of claims and objections of all kinds and file them in such courts and offices and to appoint Advocates and other legal practitioners to file and receive back documents to deposit and withdraw moneys and grant receipts in relation to the said property.

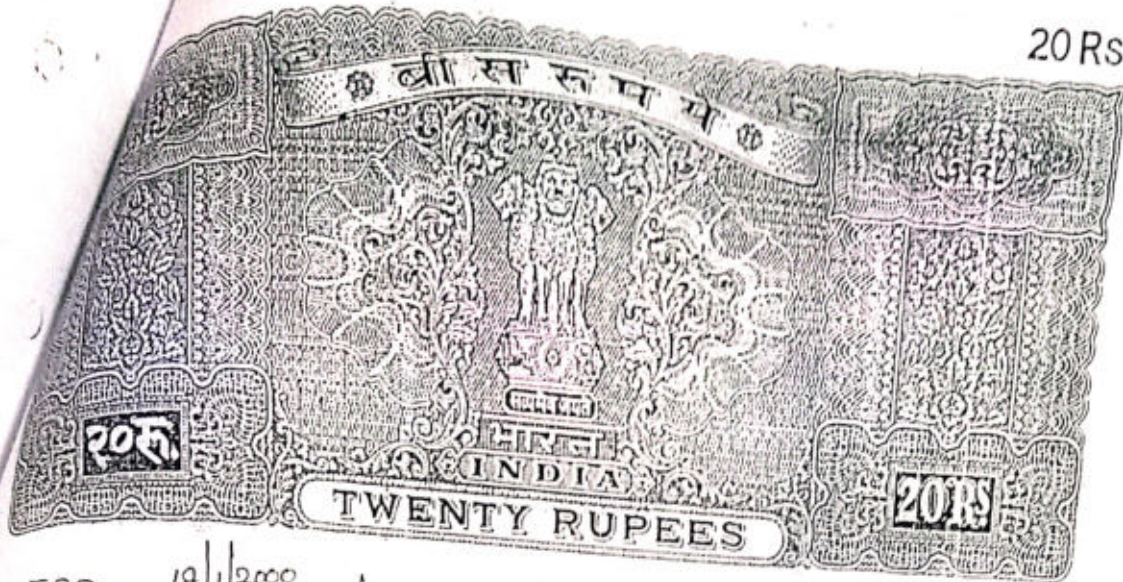
Generally to act as the Attorney or Agent of the Vendor in relation to the said property in relation to the matter aforesaid and to execute and do all deeds, acts and things in relating to the said property as fully and effectually in all respects as the Vendor herself would do if personally present.

The Vendor for herself, her heirs, executors, successors, legal representatives, administrators, and assignees hereby ratify and confirm and agree to ratify and confirm all the acts, deeds and things lawfully done by the said Attorney, namely the Purchaser in pursuance of these presents.

S. Anil

AP

20 Rs.



No. 538 Date 18/1/2000
Sd/-
P. Tirumal Reddy
Sd/-
Sd/-

Sd/-
S. Ashok
S.V.L. NO. 4/98
R.R. DIST.

SCHEDULE OF THE PROPERTY

All that part and parcel of Agricultural Wet land in Survey No. 41/8, admeasuring Ac. 0-12 Gts. or 0.1215 Hectares, situated at SAHEBNAGAR KALAN Village, Hayathnagar Revenue Mandal, Rang Reddy District, under L.B. Nagar Municipality, Registration Sub-District Hyderabad East, and bounded by:-

NORTH :: 30 ft. Wide Road,
SOUTH :: Land of Sama Gopal Reddy,
EAST :: Land in Survey No. 36,
WEST :: Land of Srinivas Rao,

as clearly shown in RED colour in the plan annexed hereto;

S. Anila

Sd/-



10Rs.

539 Date 18/12/2000 Rs. 10/-

P. Tirumala Reddy S/o P. Yadi Reddy
12/10 Hyd.

S. ASHOK
S.V.L. NO: 4/98
INJAPUR, R.R. DIST.

The Market value of the said property is Rs.4,50,000/- at the rate of Rs.15,00,000/- per acre, A stamp duty of Rs.22,550/- as 5% on M.V. is being paid on this document in pursuance of clarification of IG R&S and CCRA in para II (5) (1) of their Proceedings.No.MV/18289/95, Dt:01-07-1995.

IN WITNESS WHEREOF the parties have set their hands unto this Deed of Agreement of Sale cum General Power of Attorney out of their own free will and consent on the date first above mentioned in the presence of the following witnesses:-

WITNESSES:-

1. S. P. Reddy

2. D. Govardhan Reddy
(Chakraborty)

3. D. Govardhan Reddy
(D. Govardhan Reddy)

S. Ashok
SIG. OF THE VENDOR.

D. Govardhan Reddy
SIG. OF THE PURCHASER.

Draft Prepared By:

D. GOVERDHAN REDDY
3, R. DIST. D.W. L.No. 11/95
RENEWAL No. 26/2000