



STATEMENT OF ENCUMBRANCE ON PROPERTY

Application Number: **151170**

Cash Receipt No : **2657 of Year 2023**

Statement Number: **139157039**

Sri/Smt. TEJA HOMES PVT LTD having searched for a statement giving particulars of registered acts and encumbrances if any, in respect of the under mentioned property

Village: **PATANCHERU[P], Survey Number: 753,754,754/^C,756,770, Bounded by NORTH: FULL, SOUTH: FULL, EAST: FULL, WEST: FULL**

Search has been made in **Book 1** and in the indexes relating to for **22 years from 01-01-2001 to 25-05-2023** for acts and encumbrances affecting the said property, and that on such search the following acts and encumbrances appear.

Sl. No.	Description of the Property	Registration Date Execution Date Presentation Date	Nature & Mkt. Value Con. Value	Name of Parties Executant (EX) & Claimants (CL)	Vol/Pg No. CD No. Doct No./Year [Schedule No.] SRO
1/10	VILL/COL: PATANCHERU[P]/G H M C W-B: 0-2 SURVEY: 767 754 754/^C 753 756 EXTENT: 7432.86SQ.Yds BUILT: 66896SQ. FT Boundaries: [N]: OPEN TO SKY [S] OPEN TO SKY [E]: OPEN TO SKY [W]: OPEN TO SKY Link Doct: 557/2022 of SRO 1711 Link Doct: 3278/2023 of SRO 1711 Link Doct: 3281/2023 of SRO 1711 Link Doct: 3279/2023 of SRO 1711 Link Doct: 3280/2023 of SRO 1711	(R) 08-02-2023 (E) 08-02-2023 (P) 08-02-2023	0202 Mortgage without Possession Mkt.Value:Rs. 125615356 Cons.Value:Rs. 147171200	1.(ME)THE COMMISSIONER GREATER HYDERABAD MUNICIPAL CORPORATION (GHMC) 2.(MR)M/S.TEJA HOMES PVT LTD REPRESENTED BY MARREDDY SIVA PRASAD REDDY	0/0 4586/2023 [1] of SRO SANGAREDDY(17 11)
2/10	VILL/COL: PATANCHERU[P]/G H M C W-B: 0-2 SURVEY: 754 EXTENT: 4840SQ.Yds BUILT: 281395SQ. FT Boundaries: [N]: LAND BELONGS TO MOHD JAFFAR SAB [S] LAND IN SURVEY NO.752, 749 OF VINOD KUMAR, CH JANGAIAH [E]: LAND IN SURVEY NO.746 OF M VISHWANATHAM [W]: LAND IN SURVEY NO.755 OF RAMA KRISHNA REDDY Link Doct: 8636/2005 of SRO 1711	(R) 30-01-2023 (E) 25-01-2023 (P) 25-01-2023	0110 Development Agreement Cum GPA Mkt.Value:Rs. 306034500 Cons.Value:Rs. 306034500	1.(EX)M/S.MARUPURU ESTATES PRIVATE LIMITED REPRESENTED BY MARUPURU DAMODAR REDDY 2.(CL)M/S.TEJA HOMES PVT LTD., REPRESENTED BY MARREDDY SIVA PRASAD REDDY	0/0 3281/2023 [1] of SRO SANGAREDDY(17 11)
3/10	VILL/COL: PATANCHERU[P]/G H M C W-B: 0-2 SURVEY: 756 EXTENT: 2783SQ.Yds BUILT: 82000SQ. FT Boundaries: [N]:	(R) 30-01-2023 (E) 25-01-2023	0110 Development Agreement Cum GPA	1.(CL)M/S.TEJA HOMES PVT LTD REPRESENTED BY MARREDDY SIVA PRASAD REDDY 2.(EX)VENKAT GANESH	0/0 3280/2023 [1] of SRO



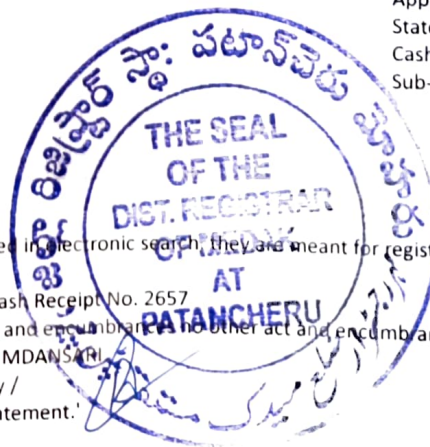
Application No. : 151170
Statement No. : 139157039
Cash Receipt No.: 2657 of Year 2023
Sub-Registrar : PATANCHERU(R.O) 1715

Description of the Property		Registration Date Execution Date Presentation Date	Nature & Mkt. Value Con. Value	Name of Parties Executant (EX) & Claimants (CL)	Vol/Pg No. CD No. Doct No./Year [Schedule No.] SRO
SURVEY NO.751 [S] SURVEY NO.755 [E]: SURVEY NO.752 [W]: SURVEY NO.898 Link Doct: 389/1998 of SRO 1711		(P) 25-01-2023	Mkt.Value:Rs. 89500000 Cons.Value:Rs. 89500000	CONSTRUCTIONS REPRESENTED BY PENIKALAPATI VENKATARAMANA	SANGAREDDY(17 11)
4/10	VILL/COL: PATANCHERU[P]/G H M C W-B: 0-2 SURVEY: 753 754/^C EXTENT: 2299SQ.Yds BUILT: 82000SQ. FT Boundaries: [N]: LAND BELONGS TO MOHD JAFFAR SAB [S] LAND IN SURVEY NO.752, 749 OF VINOD KUMAR, CH JANGAIAH [E]: LAND IN SURVEY NO.746 OF M VISWANATHAM [W]: LAND IN SURVEY NO.75 OF P RAMAKRISHNA REDDY Link Doct: 8636/2005 of SRO 1711	(R) 30-01-2023	0110 Development Agreement Cum GPA	1.(CL)M/S.TEJA HOMES PVT LTD., REPRESENTED BY MARREDDY SIVA PRASAD REDDY	0/0 3279/2023 [1] of SRO
		(E) 30-01-2023	Mkt.Value:Rs. 89500000	2.(EX)GUNAKALA SAI CHARAN TEJA	SANGAREDDY(17 11)
		(P) 30-01-2023	Cons.Value:Rs. 89500000		
5/10	VILL/COL: PATANCHERU[P]/G H M C W-B: 0-2 SURVEY: 770 EXTENT: 605SQ.Yds BUILT: 35666SQ. FT Boundaries: [N]: LAND BELONGS TO SABER [S] LAND BELONGS TO RAMAKRISHNA REDDY [E]: LAND BELONGS TO SABER [W]: LAND BELONGS TO RAMAKRISHNA REDDY Link Doct: 6950/1988 of SRO 1711	(R) 30-01-2023	0110 Development Agreement Cum GPA	1.(CL)M/S.TEJA HOME PVT LTD., REPRESENTED BY MARREDDY SIVA PRASAD REDDY	0/0 3278/2023 [1] of SRO
		(E) 30-01-2023	Mkt.Value:Rs. 38882600	2.(EX)GUNTAKA HEMANTH KUMAR	SANGAREDDY(17 11)
		(P) 30-01-2023	Cons.Value:Rs. 38883000		
6/10	VILL/COL: CHITKUL/HOUSE SITE W-B: 0-0 SURVEY: 248 249 250 PLOT: 12/SOUTHERNPART EXTENT: 171.25SQ.Yds Boundaries: [N]: PLOT NO. 12/NORTHERN PART [S] NEIGHBOURS LAND [E]: PLOT NO.13 [W]: 30' WIDE ROAD Link Doct: 25152/2019 of SRO 1711 Link Doct: 47663/2021 of SRO 1711	(R) 06-01-2022	0101 Sale Deed	1.(EX)NILAM MADHU GPA HOLDER	0/0
		(E) 06-01-2022	Mkt.Value:Rs. 256875	2.(CL)GADILA SRINIVAS GOUD REPRESENTED BY NILAM MADHU GUARDIAN	557/2022 [1] of SRO
		(P) 06-01-2022	Cons.Value:Rs. 257000		SANGAREDDY(17 11)
7/10	VILL/COL: PATANCHERU[P]/PATANCHERU W-B: 0-0 SURVEY: 753/^A 753/^B 753/^C 753/^D 754/^A 754/^B 754/^C	(R) 08-07-2005	0101 Sale Deed	1.(EX)KAMMARI JAGADEESHWAR	0/0 CD_Volume: 173
		(E) 07-07-2005	Mkt.Value:Rs. 418500	2.(EX)P. SUHATHA	8636/2005 [@]
		(P)	Cons.Value:Rs.	3.(EX)V. SUKLA	of SRO
				4.(EX)V. MAMATHA	SANGAREDDY(17



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754/^D EXTENT: 62 Guntas Boundaries: [N]: AGRL.LAND BELONGS TO MOHD. JAFFAR SAB [S] AGRL.LAND IN SY.NO.752, 749 OF VINOD KUMAR & CHARALA JANGAIAH & OTHERS [E]: AGRL.LAND IN SY.NO.746 OF M. VISHWANATHAM [W]: AGRL.LAND IN SY.NO.755 OF P. RAMA KRISHNA REDDY	07-07-2005	418500	5.(EX)K. SUKANYA 6.(EX)K. JAYAMMA 7.(EX)K. PADMA 8.(CL)MOHD. JAFFAR SAB 9.(EX)KAMMARI BUCHAMMA 10.(EX)KAMMARI VEERACHARY 11.(EX)KAMMARI SADANANDAM	11)
8/10 VILL/COL: PATANCHERU W-B: 0-0 SURVEY: , 756/^E, 756/^A, 756/^B, 756/^C, 756/^D, EXTENT: , 4.000 G, 5.000 G, 5.000 G, 5.000 G, 4.000 G, Addl.Desc : WET LAND Boundaries: [N]: SYNO 751 [S] SYNO 755 [E]: SYNO 752 [W]: SYNO 898	(R) 06-02-1998 (E) 05-02-1998 (P) 05-02-1998	5A SALE Mkt.Value:Rs. 34500 Cons.Value:Rs. 34500	1.(E)YAMJALA ANDALAMMA 2.(C)AHMED ALI 3.(E)YAMJALA MUTHYAM 4.(E)YAMJALA RAJESHWAR RAO 5.(E)YAMJALA SRINIVAS 6.(E)YAMJALA SRIKANTH	1715/205 389/1998 [@] of SRO SANGAREDDY(17 11)
9/10 VILL/COL: PATANCHERU W-B: 0-0 SURVEY: , 763, EXTENT: , 0.9 A.G OR 0.09 H, Addl.Desc : WET LAND Boundaries: [N]: K MOHAN LAND [S] NEERUDI RAMAIAH LAND [E]: GANTA NARAYANA LAND [W]: CHIPPA MUTYAM LAND	(R) 30-12-1988 (E) 29-12-1988 (P) 29-12-1988	5A SALE Mkt.Value:Rs. 5250	1.(E)ADIVAIAH JANGAM 2.(C)NARAYANA TAPPA	998/248 6950/1988 [@] of SRO SANGAREDDY(17 11)
10/10 VILL/COL: PATANCHERU W-B: 0-0 SURVEY: , 770, EXTENT: , 0.05 AG OR 0.05 H, Addl.Desc : WET LAND Boundaries: [N]: SABER LAND [S] RAMAKRISHNAREDDY LAND [E]: SABER LAND [W]: RAMAKRISHNAREDD LAND	(R) 30-12-1988 (E) 29-12-1988 (P) 29-12-1988	5A SALE Mkt.Value:Rs. 5250	1.(E)ADIVAIAH JANGAM 2.(C)NARAYANA TAPPA	998/248 6950/1988 [2] of SRO SANGAREDDY(17 11)



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- Boundaries, Extent and Built Up are not used in electronic search; they are meant for registering officer for selecting or deselecting for the search results.
- Received Rs. 500 towards EC Fee against Cash Receipt No. 2657
- I also certify that except the aforesaid acts and encumbrances no other act and encumbrances affecting the said property have been found
- Search made and certificate prepared by / MDANSARI
- Search verified and certificate examined by /
- Result: '10 out of 16 are included in the statement.'

