

143.80 5000 444 Man 16 Balaji Naga Rajs others

90 K.S Hushy

THE POORES OF THE

SALE DEED

SALE DEED EXECUTED this 31st day of March,
1980 by Master Hemantha Kumar Gupta, minor aged 17 years,
student, residing at 3.6.286/2, Hyderguda, Hyderabad represented by his father and natural guardian Sri Ram Kumar
Gupta S/o Kedar Nath R/o 3.6.286/2, Hyderguda, Hyderabad
(Hereinafter called the VENDOR).

In favour of

1. K. S. Murthy son of Late K.N. Rao aged 59 years, residing at 2.2.647/182, Sarada Nagar, Hyderabad-13.

contd ... 2/-





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- 2. K. Balaji Nagaraj, son of Sri K.S. Murthy aged 24 years, residing at 2.2.647/182, Sarada Nagar, Hyderabad-13.
- 3. K. Dev Sen son of K.S. Murthy Minor aged 18 Years and
- 4. Master K. Anil Kumar son of Sri K.S. Murthy, Minor aged 15 years.

(Hereinafter called the Purchasers No. 3 and 4 being a minors represented by their father and natural Guardian Sri K.S. Murthy residing at 2.2.647/182, Sarada Nagar, Hyderabad - 13.)

WHEREAS the VENDOR is the absolute owner of the Scheduled mentioned property, having purchased the same under a registered sale deed dt. 12.11.1974 from Smt. Laxmi S. Kace Roman Gum Narayana and Sri M. Shankar Narayana.

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WHEREAS The Vendor has agreed to sell and the Purchasers have agreed to buy the Scheduled mentioned property (delineated within red marked boundaries in the Plan annexed to this deed) by an agreement dated 6th January, 1979 entered into by Natural Guardian R.K. Gupta.

NOW THIS DEED OF SALE WITNESSETH:

In consideration of the sum of Rs. 1,50,000/-1. (One Lakh fifty thousand only) out of which Rs. 90,000/was paid on 6.1.1979 and Rs. 60,000/- (Rs. Sixty thousand only) was paid on 13.3.1980 (totalling Rs. 1,50,000/-(Rs. One Lakh fifty thousand only) the receipt of which

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entire sum the Vendor hereby acknowledge) the wendor conveys by way of absolute sale all the property comprised in the Scheduled hereto to hold the same to the Purchasers as absolute owners.

- 2. The Vendor does hereby covenant that he is the abosolute owner of the Schedule mentioned property and that he is entitled to sell the same.
- The Vendor covenants that no other persons has any manner of interest in the same and that there is no maintenance charge, easement or any other obligations by way of dower etc., attached to or affecting the said property.
- 4. The Vendor covenants that he has not entered into any previous agreement to sell in respect of the schedule-mentioned property with any other person.
- The Vendor will, at the cost of the persons rerequiring the same, execute and do every assistance or
 thing necessary for further or more perfectly assuring title
 to the said property to the PURCHASERS as isreasonable required by them.
- payable to the Government, Municipality and other local and Public authorities in respect of the schedule-amentioned property. If there is anything unpaid the Vendor alone shall be responsible for the payment of the same upto this date.
- 7. The Vendor further covenant with the Purchasers that in case the Purchasers in deprived of the whole orany part of the Schedule- mentioned property by reason of any

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defect in title thereto or any encumbrances or charges on the same the Vendor will pay to the Purchasers such damages as may be occasioned by reason of such deprivation.

The Vendor has already put the purchasers in 8. possession of the Schedule-mentioned propertyin Aug 1978.

SCHEDULE

All that House bearing Municipal No. 2.2.647/182, situated at Central Excise colony, Taluk Hyderabad Bistrict Myderabad, Andhra Pradesh, within the jurisdiction of Municipal Limits, admeasuring (600) Square yards or equivalent to (510.60) square meters bounded as below:

On the North by: Road 30 feet wide.

Building under a construction On the South by: belonging to Sri V.Appala Raju

On the East by : Road 30 feet wide.

Buidding belong to Sri On the West by : V. Satyamarayana Reddy.

In witness whereof the parties hereto have signed this deed on this 31 day of Marcha 80.

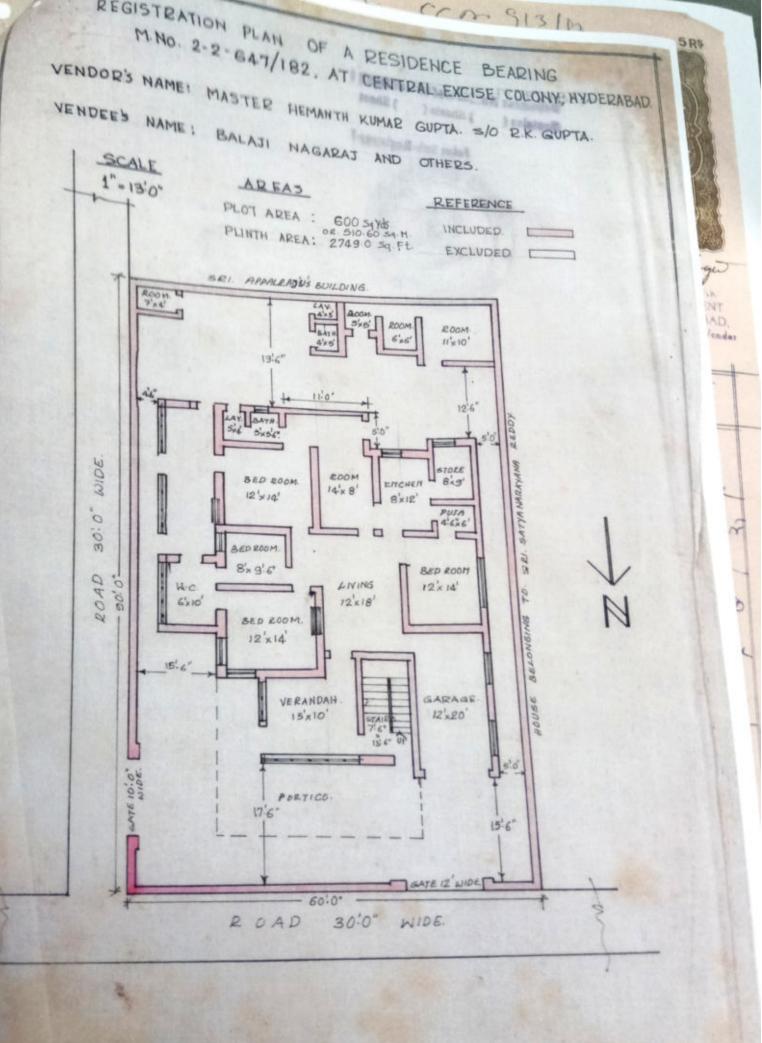
WITNESSES:-

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