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5563/2020

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D/1265/2020

Application No : APLMDK150210001432

File No. : D/315/2015



DEED OF CONVEYANCE

(As per the Terms and Conditions of G.O.MS.No. 59, Revenue (Assn.I) Department, Date: 30.12.2014 read with G.O.MS.No.12, Revenue (Assn.I) Department, Date: 30.01.2015)

Tahsildar, SIDDIPET (URBAN) Mandal, Proceedings No. D/315/2015, Dated: 31/12/2015, This Deed of Conveyance is made and executed on this _____ day of _____, 20____ at Sub-Registrar, _____ (concerned Sub- Registrar), between.

The Government of Telangana represented by its Tahsildar, SIDDIPET (URBAN) Mandal of SIDDIPET District.
(Hereinafter referred to as the First Party)

AND

Sri. GADDAM BALA KISHAN S/o/H/o/F/o BAL NARAYANA Age (43) Years , Occupation: SELF EMPLOYED, R/o. Premises No. H.NO.1-90, VADDERA COLONY, PRASHANTHAGAR, SIDDIPET H.No. H.NO.1-90, VADDERA COLONY, PRASHANTHAGAR, SIDDIPET Locality VADDERA COLONY, PRASHANTHAGAR SIDDIPET District,
(Hereinafter referred to as the Second Party)

The terms 1st and 2nd party above includes all their successors, Administrators, representatives, assignees, etc., wherever the context mean and required.

Whereas, the Government of Telangana has issued G.O.Ms.No.59, Revenue (Assn.I) Department, dated 30.12.14 read with G.O.MS.No.12 , Revenue (Assn.I) Department, Date: 30.01.2015 for Transfer of Rights on certain possessions/encroachments on unobjectionable Government lands held by people, on payment basis for both residential and non-residential purposes situated in the State by way of functional buildings/dwelling units, duly stipulating certain terms and conditions for such regularisation.

Whereas, the Second Party herein who was in occupation of the Government land situated at Sy.No. 1907 Premises No. H.NO.1-90, VADDERA COLONY, PRASHANTHAGAR, SIDDIPET Locality VADDERA COLONY, PRASHANTHAGAR to an extent of 200 square yards in village SIDDIPET URBAN Mandal SIDDIPET (URBAN) District SIDDIPET (More fully described in the schedule) has applied and approached the Government of Telangana seeking regularisation of the encroachment under his/her occupation in terms of the said G.O.

Whereas, the committee constituted under the said G.O. has examined the application of the Second Party and has accorded its approval to regularize the occupation of the land mentioned in the schedule on payment of basic value, as per rates prescribed in the aforesaid G.O. and the same has been intimated to the 2nd party.

Whereas, the Second Party in pursuance of the said intimation, has paid a sum of RS.32,500/- (THIRTY TWO THOUSAND FIVE HUNDRED RUPEES ONLY) in favour of Government of Telangana in accordance with the pattern prescribed in the said G.O.

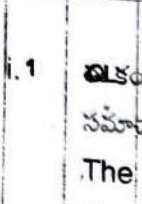
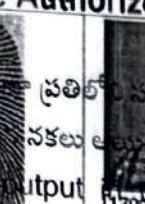
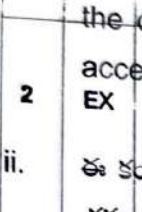
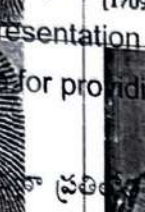
Signature

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Siddipet along with the Photographs & Thumb Impressions a Under Section 32A of Registration Act, 1908 and fee of Rs. /- paid between the hours of 10:00 AM to 4:00 PM on the 06th day of JUN, 2020 by Sub Registrar

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

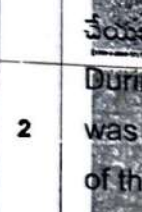
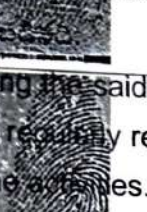
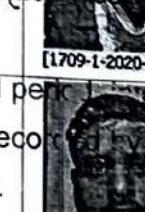
Declaration by the Authorized Agent for Delivering the Electronic Services

i. 1			GADDAM BALA KISHAN S/O. BAL NARAYANA WADDERA COLONY PRASHANTH NAGAR SIDDIPET, SIDDIPET	
2			TAHSILDAR SIDDIPET S/O.	

The computer output printouts attached herewith is the correct representation of its original as contained in the computer systems accessed by me for providing the service.

ii. ఈ కంప్యూటర్ సాఫ్ట్వేర్ ప్రతిబింబం యోగింపబడిన అధికృతమైన కంప్యూటర్ సిస్టమ్ నుండి క్రమబద్ధంగా ఉత్పత్తి చేయబడినది.

Identified By Witness: Information contained in the computer printouts has been produced from the aforesaid computer systems during the period over which the computer was used

SI No	Thumb Impression	Photo	Name & Address	Signature
1			M SRINIVAS REDDY THADKAPALLY	
2			M DURGA PRASAD MANDHAPALLY	

iii. ఈ కంప్యూటర్ సాఫ్ట్వేర్ ముద్రణా పత్రం సాధారణంగా కంప్యూటర్ సిస్టమ్లో క్రమబద్ధంగా ఉత్పత్తి చేయబడినది.

iv. During the said period, no material information was regularly recorded by the aforesaid computer system is in the ordinary course of the activities.

06th day of JUN, 2020

Signature of Sub Registrar
Siddipet

Throughout the material part of the said period, the computer was operating properly, Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in and there have been no such operational problems that affect the accuracy of the

Description of Fee/Duty	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	NA	0	0	0	0	0	0
Transfer Duty	NA	0	100	0	0	0	100
Reg. Fee	NA	0	0	0	0	0	0
User Charges	NA	0	100	0	0	0	100
Total	0	0	100	0	0	0	100

Rs. /- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. /- towards Registration Fees on the chargeable value of Rs. 0/- was paid by the party through E-Challan/BC/Pay Order No. 492DJJ020620 dated 02-JUN-20 of KVBL



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NOW THIS DEED OF CONVEYANCE WITNESSETH AS FOLLOWS

- (1) That the Government of Telangana in terms of the provisions of the G.O.Ms.No.59, Revenue (Assn.I) Department dated 30.12.2014 read with G.O.Ms.No.12, Revenue (Assn.I) Department, Date: 30.01.2015, hereby transfers and assigns the ownership rights of the land described in the schedule and the plan annexed thereto, to the Second party and her/his heirs, without prejudice to the third party claims, if any, on the said land, subject to the terms and conditions prescribed in the said G.O. and also the terms and conditions mentioned hereafter.
- (2) That this Regularisation is made subject to the provisions of G.O.Ms.No.59, Revenue (Assn.I) Department, dated 30.12.2014 read with G.O.Ms.No.12, Revenue (Assn.I) Department, Date: 30.01.2015 and the provisions of any law in force for time being or rules and regulations under such law, applicable to this land.
- (3) That the Second Party shall be entitled to peaceful and uninterrupted possession of the scheduled land and shall be entitled to transfer her/his right accrued under this deed to a Third Party, subject to the terms and conditions mentioned in G.O.59 and in this deed as mentioned herein.
- (4) That the Second Party shall be responsible for payment of any taxes, cesses or other statutory payments in respect of the said land.
- (5) That the regularisation does not indemnify the Second Party from pre-existing encumbrances and liabilities, if any, in respect of the said land.
- (6) That in the event of the infringement by the Second Party of any of the conditions of the regularisation, the Government reserves the right to review and cancel the regularisation and resume the land wholly or in part with any buildings thereon and in the event of such resumption, no compensation shall be payable for any improvements that may have been effected, or other works that may have been executed on the land by the Second Party and the Second Party shall not be entitled to the repayment of any amount that has been paid to the Government for the regularisation and the same shall be forfeited to the Government.
- (7) That, if at any later date, it comes to the notice of the First Party, that the Second Party has wilfully suppressed any fact which would otherwise have dis-entitled him/her for regularisation, the Government reserves the right to review and cancel the regularisation and resume the land wholly or in part with any building thereon and in the event of such resumption, no compensation shall be payable for any improvement that may have been effected, or other works that may have been executed on the land by the Second Party and Second Party shall not be entitled to the repayment of any amount that has been paid to the Government for the regularisation and the same shall be forfeited to the Government.
- (8) The Conveyance Deed executed by the respective Tahsildars in favor of the eligible applicants under the G.O. shall be exempted from the payment of Stamp Duty, Registration Fee and Transfer Duty as per the orders of the Government vide GOMs No 59 Rev (Assn-I) dated 31-12-2014.
- (9) That the right of the beneficiary over the Govt. land regularized through this 'Conveyance Deed', is subject to the outcome of the pending court cases, if any.
- (10) Any other conditions as applicable as per rules in force.

REGULARIZING AUTHORITY

[Signature]
Signature of the Tahsildar

Mandal : SIDDIPET (URBAN)

District : SIDDIPET



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SCHEDULE OF THE PROPERTY

That land of an extent of 200 Sq. Yds. in 1907 Sq.No. BLND 1-90, WADDERA COLONY,
PRASHANTHANAGAR, SIDDIPET Premises No. situated at WADDERA COLONY, PRASHANTHANAGAR
 Locality SIDDIPET URBAN Village SIDDIPET (URBAN) Mandal SIDDIPET District under
 registration with the Sub-Registrar, _____ at H.No: 1-90 Locality
Waddera Colony, District: Siddipet and bounded by _____

NORTH	<u>ROAD</u>
SOUTH	<u>SATHAYA</u>
EAST	<u>RAINARSANA</u>
WEST	<u>RAINARSANAH</u>

IN WITNESS WHERE OF the Tahsildar, SIDDIPET (URBAN), Mandal SIDDIPET, DISTRICT TELANGANA who is the authorized Officer under G.O.Ms No 59, Revenue (Asstt.I) Department, dated 30.12.2014 read with G.O.Ms.No.12, Revenue (Asstt.I) Dept., Date:30.01.2015 has executed the sale deed on _____ day of _____ Month, 20____.

REGULATING AUTHORITY

Signature of the Tahsildar
Mandal: SIDDIPET (URBAN)
District: SIDDIPET

WITNESS :

Attachment: 1. Photos of the Land with schedule
2. Sketch of the Land

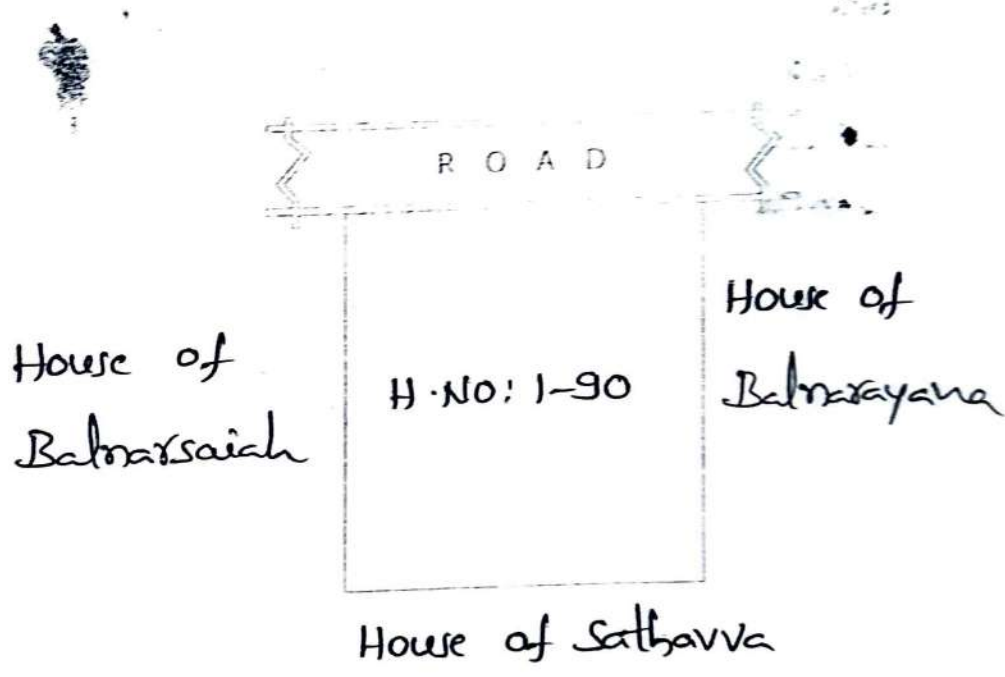
Public Service

SHOWING THE LOCATION SKETCH MAP OF STRUCTURE FOR REGULARISATION
UNDER G.O.M.S. NO. 59 VILLAGE: SIDDIPET MANDAL, SIDDIPET DISTRICT, MEDAK

SURVEY NO. 1907

APPLICATION NO. APLMDK150210001432

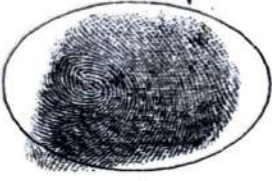
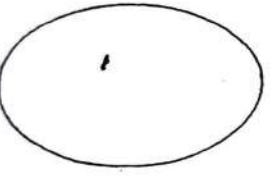
APPLICANT NAME: Gaddam Bela Kishan



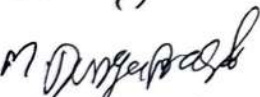
EXTENT 200 SQ YARDS

PREPARED BY

**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908**

SL.NO.	FINGERPRINT IN BLOCK INK (LIFT THUMB)	PASSPORT SIZE PHOTOGRAPH	NAME & PERMANENT POSTAL ADDRESS OF PRESENTANT /SELLER/ BUYER
1.	 Vijay		V. Vijay Sagar Tahsildar Siddipet (U)
2.	 Gaddam		Gaddam Balakrishna S/o Narayana H. No: 7-18 Middoddi (V) & (M) Siddipet
3.			

SIGNATURE OF WITNESSES

- 
- 

Vijay
SIGNATURE OF THE EXECUTENT

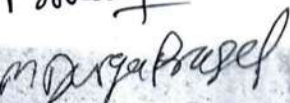
Note : If the Byer (s) is / are not present before the Sub Registrar in the following request should be signed.

I / We sent here with My / our photograph(s) and fingerprints in the form prescribed, through my representative, Sri V. Vijay Sagar S/o. Komuriah R/o Siddipet as I/We cannot appear personally before in the Registering officer in the office of Sub Registrar of Assurances at Siddipet.

Signature of the Representative.


Signature (s) of BUYER (S)

Signature of Witnesses :

- 
- 

GOVERNMENT OF TELANGANA
REVENUE DEPT.

IDENTITY CARD

EMP I.D: 2141917



Name : V.VIJAY SAGAR
Father's Name : KOMURIAH
Designation : Tahasildar
Place of Work : Tahasil Office
Siddipet (U) Mandal
Siddipet Dist.

Sig. of Issuing Authority

Wij f.

Residential Address: H No 5-19 Sagar Street,
Parkal Town & Mandal, Warangal Dist.

Cell: 9848722163

Date of Birth : 07-07-1978

B Group : "AB" -Ve

EMP I.D : 2141917

Identification Marks:

1. A mole on the stomach

Sig. of the Employee