

AGREEMENT OF SALE

**THIS AGREEMENT OF SALE IS ENTERED INTO AT BANGALORE ON
BY AND BETWEEN:-**

- 1. Sri. A NARAYANA REDDY, S/o. late Veera Reddy, Age 56 years,**
- 2. Sri. VIJAYA KUMAR, S/o Narayana Reddy, Age 30 years,**
- 3. N.PRATIMA , D/o. Narayana Reddy, Age 24 years.**

All are residing at Lakshminarayanapura village, Sarjapur hobli, Anekal taluk, Bangalore.
LAND OWNERS/VENDORS.

Represented by their General Power of Attorney Holder **Mr .R. MAHESH BABU**, Managing Director, **M/s VMAKS BUILDERS PRIVATE LIMITED**, having its office at No..... hereinafter jointly and severally referred to as the '**DEVELOPER/VENDORS**' (which expression wherever it so requires shall mean and include all their and each of their legal representative, administrators, executors, successors-in-interest, and assigns etc.), **OF THE ONE PART:**

AND

MR/ MRS.

Hereinafter referred to as the '**PURCHASER**' (which expression wherever it so requires shall mean and include his/her/their legal heirs, representatives, administrators, successors and assigns etc.,) **OF THE OTHER PART.**

The **1 to 3** are the absolute owners in peaceful possession and enjoyment of the properties are stated below:

Item No.1

The property measuring 37 ¼ Guntas which is the portion of 1 Acre 24 gunta of land in Sy. No. 12/1 situated at Kammasandra village, Attibele Hobli, Anekal Taluk, Bangalore. The said land has been converted for use of residential purpose as per the order of Special Deputy Commissioner Bangalore on dated 28-1-2005 Vide No. BDS:ALN(A)SR 256:2004-05.

WHEREAS one Ramana Bovi, S/o late Sri. Peddamuni was the absolute owner by virtue of orders case No. 79/60-61 passed by the Special Deputy Commissioner for Abolition of Inams, Bangalore. Accordingly the said Ramana Bovi was entitled to be registered as an occupant /owner of the land measuring 1 acra 24 guntas in Sy. NO.12/1, situated at Kammasandra village, Attibele Hobli, Anekal Taluk, Bangalore.

WHEREAS being the absolute owner Ramana Bovi, S/o late Sri. Peddamuni, along with his wife Smt. Chinnamma and his son Muniyappa have sold the said 1 Acre 24 guntas of land in Sy. No. 12/1 through sale deed dated 18-11-1991 vide Registered No.1789, Book-1, vol1635, at page No. 40-45, in favour of A.NARAYANA REDDY and it is also mentioned in the family partitioned deed dated 20-12-2010 vide Reg. Doc . No.SRJ-1-03881-2010-11, in the office of the Sub-Registrar, Anekal.