



Registration & Stamps Department

Government of Telangana

STATEMENT OF ENCUMBRANCE ON PROPERTY

Application Number: 20740

Cash Receipt No : 4198 of Year 2025

Statement Number: 194070392

Sri/Smt. CH.NITIN CHANDRA having searched for a statement giving particulars of registered acts and encumbrances if any, in respect of the under mentioned property
 Village: PUPPALGUDA, Ward - Block: 0 - 0, Survey Number: 318,319, Extent: 10571.68 Y Bounded by NORTH: 30 METERS ROAD, SOUTH: 30 METERS ROAD, EAST:
 PART OF SURVEY NO.319, WEST: PART OF SURVEY NO.318

Search has been made in Book 1 and in the indexes relating to for 30 years from 01-05-1995 to 23-04-2025 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
1/13	VILL/COL: PUPPALGUDA/ PUPPAL GUDA W-B: 0-0 SURVEY: 318 319 APARTMENT: O FLAT: G-9 EXTENT: 7135.81SQ.Yds BUILT: 64222.33SQ. FT Boundaries: [N]: 30 METERS ROAD [S] PART OF SURVEY NOS 318 & 319 [E]: PART OF SURVEY NO.319 [W]: PART OF SURVEY NO.318 Link Doct: 2662/2022 Book-1 of SRO 1525	(R) 11-02-2025 (E) 11-02-2025 (P) 11-02-2025	0205 Mortgage deed by Co- operative society in f/ o Govt. Mkt.Value:Rs. 209899580 Cons.Value:Rs. 141289126	1.(MR)M/S. MYSCAPE PROPERTIES PRIVATE LIMITED R/P BY G RAVI KUMAR 2.(ME)METROPOLITAN COMMISSIONER HMDA	0/0 2209/2025 [1] of SRO GANDIPET(1525)
2/13	VILL/COL: PUPPALGUDA/ PUPPAL GUDA W-B: 0-0 SURVEY: 318 319 EXTENT: 10571.68SQ.Yds SFT 95130.69 Boundaries: [N]: 30 METERS ROAD [S] 30 METERS ROAD [E]: PART OF SURVEY NO.319 [W]: PART OF SURVEY NO.318 Link Doct: 2662/2022 Book-1 of SRO 1525	(R) 26-06-2024 (E) 26-06-2024 (P) 26-06-2024	0205 Mortgage deed by Co- operative society in f/ o Govt. Mkt.Value:Rs. 222005280 Cons.Value:Rs. 285392070	1.(ME)METROPOLITAN COMMISSIONER,HMDA 2.(MR)M/S. MYSCAPE PROPERTIES PRIVATE LIMITED R/P BY CHALASANI NITIN CHANDRA	0/0 8615/2024 [1] of SRO GANDIPET(1525)
3/13	VILL/COL: PUPPALGUDA/ PUPPAL GUDA W-B: 0-0 SURVEY: 318 319 EXTENT: 11690.41SQ.Yds SFT 105197.70 Boundaries: [N]: 30 METERS ROAD [S] 30 METERS ROAD [E]: PART OF SURVEY NO.319 [W]: PART OF SURVEY NO.318 Link Doct: 2662/2022 Book-1 of SRO 1525	(R) 26-06-2024 (E) 26-06-2024 (P) 26-06-2024	0205 Mortgage deed by Co- operative society in f/ o Govt. Mkt.Value:Rs. 245498610 Cons.Value:Rs. 315593100	1.(MR)M/S. MYSCAPE PROPERTIES PRIVATE LIMITED R/P BY CHALASANI NITIN CHANDRA 2.(ME)METROPOLITAN COMMISSIONER,HMDA	0/0 8614/2024 [1] of SRO GANDIPET(1525)
4/13	VILL/COL: PUPPALGUDA/ PUPPAL GUDA W-B: 0-0 SURVEY: 318 319 EXTENT: 20742.04SQ.Yds SFT 17340.35 Boundaries: [N]: 30 METERS ROAD [S] 30 METERS ROAD [E]: PART OF SURVEY NO.319 [W]: PART	(R) 26-06-2024 (E) 26-06-2024 (P) 26-06-2024	0205 Mortgage deed by Co- operative society in f/ o Govt. Mkt.Value:Rs. 435582840 Cons.Value:Rs. 559950000	1.(ME)METROPOLITAN COMMISSIONER,HMDA 2.(MR)M/S. MYSCAPE PROPERTIES PRIVATE LIMITED R/P BY CHALASANI NITIN CHANDRA	0/0 8613/2024 [1] of SRO GANDIPET(1525)



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	OF SURVEY NO.318 Link Doct: 2662/2022 Book-1 of SRO 1525				
5/13	VILL/COL: PUPPALGUDA/ PUPPAL GUDA W-B: 0-0 SURVEY: 318 319 EXTENT: 36049.42SQ.Yds Boundaries: [N]: CLUB HOUSE & 100 FT ROAD [S] 100 FT ROAD [E]: PART OF SY NO 319 [W]: PART OF SY NO 318	(R) 23-02-2022 (E) 29-01-2022 (P) 29-01-2022	0110 Development Agreement Cum GPA Mkt.Value:Rs. 540741300 Cons.Value:Rs. 1320000000	1.(EX)PACIFICA (INDIA) PROJECTS PVT LTD A.SRINIVAS 2.(EX)GREAT INDIA DEVELOPERS LLP (R/P) CHALASANI NISITA 3.(EX)CR INFRASTRUCTURE LLP (R/P) CHALASANI NITIN CHANDRA 4.(EX)SURYA INFRA IT PARKS LLP (R/P) K.SRINIVAS RAO 5.(CL)MYSCAPE PROPETIES PVT LTD (R/P) CHALASANI NITIN CHANDRA	0/0 2662/2022 [1] of SRO GANDIPET(1525)
6/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 319/PART 337/ PART EXTENT: 43 Guntas FARM LAND NO 8 Boundaries: [N]: FARM LAND NUMBER 6 IN SURVEY NUMBER 337 [S] 30 FEET WIDE ROAD IN SURVEY NUMBER 319 [E]: LAND IN SURVEY NUMBER 317 [W]: FARM LAND NUMBER 7 IN SURVEY NUMBER 319 AND 337 Link Doct: 2925/1999 Book-1 of SRO 1518 Link Doct: 1480/1999 Book-1 of SRO 1518	(R) 07-07-2011 (E) 29-04-2011 (P) 07-07-2011	0110 Development Agreement Cum GPA Mkt.Value:Rs. 12040000 Cons.Value:Rs. 0	1.(CL)M/S.SURYA INFRA IT PARKS PVT LTD REP BY K.SRINIVAS RAO 2.(EX)M.K.SHERIFF	0/0 CD_Volume: 36 1930/2011 [1] of SRO GANDIPET(1525)
7/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 319/PART 337/ PART EXTENT: 43 Guntas 60000 SQ.FEETS Boundaries: [N]: 20 FEET VIDE ROAD IN SURVEY NUMBER 319 [S] PART OF SURVEY NUMBER 319 [E]: LAND IN SURVEY NUMBER 317/PART [W]: FARM LAND NUMBER 10 IN SURVEY NUMBER 319 Link Doct: 2925/1999 Book-1 of SRO 1518 Link Doct: 1480/1999 Book-1 of SRO 1518	(R) 07-07-2011 (E) 29-04-2011 (P) 07-07-2011	0110 Development Agreement Cum GPA Mkt.Value:Rs. 12040000 Cons.Value:Rs. 60080000	1.(CL)M/S.SURYA INFRA IT PARKS PVT LTD REP BY K.SRINIVAS RAO 2.(EX)M.K.SHERIFF	0/0 CD_Volume: 36 1930/2011 [2] of SRO GANDIPET(1525)



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Sl. No.	Property	Registration Date Execution Date Presentation Date	Nature & Mkt. Value Con. Value	Executant (EX) & Claimants (CL)	CD No. Doct No./Year [Schedule No.] SRO
8/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 310 311 318 319 EXTENT: 34.36 Acres Boundaries: [N]: SY NO 337 AND PART OF 319 [S] SY NO 294, 295 [E]: SY NO 312, 313, 314, 317 [W]: SY NO 308, 320, PART OF 310 & 319, 80FT MASTER PLAN ROAD	(R) 13-10-2008 (E) 04-10-2008 (P) 04-10-2008	0110 Development Agreement Cum GPA Mkt.Value:Rs. 374524000 Cons.Value:Rs. 1266730400	1.(EX)M/S GREAT INDIA DEVELOPERS PVT LTD (REP.BY) CHALASANI RAMESH 2.(EX)M/S CR INFRASTRUCTURE PVT LTD (REP.BY) CHALASANI RAMESH 3.(EX)M/S SURYA INFRA IT PARKS PVT LTD (REP.BY) SRINIVASA RAO 4.(CL)PACIFICA HYDERABAD PROJECTS DEVELOPERS PVT LTD (R/P) VIKRAM AGNIHOTRI	0/0 CD_Volume: 12 3882/2008 [@] of SRO GANDIPET(1525)
9/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 319 320 EXTENT: 368 Guntas Boundaries: [N]: AGRI.LAND IN SY.NO.319, 320 AND 327 [S] AGRI.LAND IN SY.NOS.308 AND 318 [E]: AGRI.LAND IN SY.NO.317 [W]: AGRI.LAND IN SY.NO.321	(R) 04-08-2006 (E) 31-07-2006 (P) 31-07-2006	0101 Sale Deed Mkt.Value:Rs. 5009400 Cons.Value:Rs. 5010000	1.(EX)K.SURYANARAYANA AND OTHERS 2.(CL)M/S M/S CR INFR.PVT.LTD.,RE.BY.,CH.RAMESH 3.(EX)RE.BY.GPA HOL.,CHALASANI RAMESH	0/0 CD_Volume: 312 10551/2006 [@] of SRO RAJENDRA NAGAR(1518)
10/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 311 310 318 EXTENT: 386 Guntas Boundaries: [N]: AGRI.LAND IN SY.NOS.308 AND 318 [S] AGRI.LAND IN SY.NO.310 AND 311 [E]: AGRI.LAND IN SY.NO.312 [W]: AGRI.LAND IN SY.NO.309	(R) 04-08-2006 (E) 31-07-2006 (P) 31-07-2006	0101 Sale Deed Mkt.Value:Rs. 5254425 Cons.Value:Rs. 5254500	1.(CL)M/S SURYA INFRA IT PARKS PVT.LTD.,RE.BY.,K.SRINIVAS RAO 2.(EX)K.SURYANARAYANA AND OTHERS 3.(EX)RE.BY.GPA HOL.,CHALASANI RAMESH	0/0 CD_Volume: 312 10550/2006 [@] of SRO RAJENDRA NAGAR(1518)
11/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 311 318 EXTENT: 459 Guntas Boundaries: [N]: AGRI.LAND IN SY.NO.319 AND 317 [S] AGRI.LAND IN SY.NO.311 AND 318 [E]: AGRI.LAND IN SY.NO.312, 313 AND 317 [W]: AGRI.LAND IN SY.NO.308	(R) 04-08-2006 (E) 31-07-2006 (P) 31-07-2006	0101 Sale Deed Mkt.Value:Rs. 6248138 Cons.Value:Rs. 6249000	1.(EX)K.SURYANARAYANA AND OTHERS 2.(EX)RE.BY.GPA HOL.,CHALASANI RAMESH 3.(CL)M/S SURYA INFRA IT PARKS PVT.LTD.,RE.BY.,K.SRINIVAS RAO 4.(CL)M/S GREAT INDIA DEV.PVT.LTD.,RE.BY.,CH.RAMESH	0/0 CD_Volume: 312 10549/2006 [@] of SRO RAJENDRA NAGAR(1518)
12/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 321(PART) EXTENT: 40.3 Guntas Boundaries: [N]: 20'WIDE ROAD IN SY.NO.319 [S] PART OF SY.NO.319 [E]: LAND IN SY.NO.317/P [W]: FARM LAND NO.10 IN SY.NO.319	(R) 22-07-1999 (E) 22-07-1999 (P) 22-07-1999	0101 Sale Deed Mkt.Value:Rs. 302400 Cons.Value:Rs. 322500	1.(EX)K.SURYANARAYANA 2.(EX)SMT.Y.SUJATHA 3.(EX)Y.RAVINDRA 4.(EX)SMT.M.ANURADHA 5.(EX)M.S.RAJU 6.(EX)K.SAMBASIVA RAO 7.(EX)P.NARAYANA 8.(EX)S.SRINIVASA RAO 9.(EX)M.SRIHARI 10.(EX)1 TO 9 ARE REP.BY REPRESENTED BY CH.RAMESH	5/0 CD_Volume: 1518_0005 2925/1999 [1] of SRO RAJENDRA NAGAR(1518)



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13/13	VILL/COL: PUPPALGUDA/ PUPPALGUDA W-B: 0-0 SURVEY: 337/PART 319/ PART EXTENT: 43 Guntas Boundaries: [N]: FARM LAND NO.6 IN SY.NO.337 [S] 30'FT WIDE ROAD IN SY.NO.319 [E]: LAND IN SY.NO.317, [W]: FARM LAND 7, IN SY.NO.319&337	(R) 13-04-1999 (E) 13-04-1999 (P) 13-04-1999	0101 Sale Deed Mkt.Value:Rs. 322500 Cons.Value:Rs. 300000	11.(EX)A.M.RAVINDRA RAO 12.(EX)CH.RAVI BABU 13.(EX)CH.RAMESH BABU 14.(EX)Y.KESAVA RAO 15.(EX)Y.BOSE BABU 16.(EX)SMT.RANGU JAYA 17.(EX)KONERU NAGA BHUSHANAM 18.(EX)10 TO 16 ARE RE.BY. REPRESENTED BY CH.RAMESH 19.(EX)CHERUKURI RAMA KRISHNA 20.(EX)M.PRABHAKAR REDDY 21.(EX)K.RAJESH REDDY 22.(EX)K.SUDHAKAR REDDY 23.(EX)SMT.GULABI BAI 24.(EX)17 TO 21 ARE REP.BY. REPRESENTED BY CHALASANI RAMESH 25.(EX)CHALASANI RAMESH 26.(EX)Y.A.KOTESHWARA RAO 27.(EX)P.SRINIVAS 28.(EX)22 TO 24 ARE REP.BY. REPRESENTED BY CH.RAMESH 29.(CL)M.K.SHARIFF 1.(EX)K.SURYANARAYANA 2.(EX)Y.SUJATHA 3.(EX)Y.RAVINDRA 4.(EX)M.ANURADHA 5.(EX)M.S.RAJU 6.(EX)K.SAMBASIVA RAO 7.(EX)P.NARAYANA 8.(EX)S.SRINIVASA RAO 9.(EX)M.SRIHARI 10.(EX)1 TO 9 REP BY GPA REPRESENTED BY CH.RAMESH 11.(EX)A.M.RAVINDRA RAO 12.(EX)CH.RAVI BABU 13.(EX)CH.RAMESH BABU 14.(EX)Y.KESAVA RAO 15.(EX)Y.K.RAO REP BY GPA REPRESENTED BY CH.RAMESH 16.(EX)Y.BOSE BABU 17.(EX)SMT.RANGU JAYA 18.(EX)KONERU NAGABHUSHANAM 19.(EX)CHERUKURI RAMAKRISHNA 20.(EX)C.R.KRISHNA REP BY GPA REPRESENTED BY CH.RAMESH' 21.(CL)M.K.SHERIFF	0/0 CD_Volume: 1518_0003 1480/1999 [1] of SRO RAJENDRA NAGAR(1518)
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1. 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.
2. Received Rs. 500 towards EC Fee against Cash Receipt No. 4198
3. I also certify that except the aforesaid acts and encumbrances no other act and encumbrances affecting the said property have been found
4. Search made and certificate prepared by / SUKESH REDDY
5. Search verified and certificate examined by /
6. Result: '13 out of 411 are included in the statement.'

OFFICE SEAL & DATE

Signature of Register Officer
SUB-REGISTRAR
Gandipet, R.R. Dist. T.S.
4/24/2025 12:20