

6953/9



తెలంగాణ తెలంగాణ TELANGANA

Sl. No. 4269 Date 11-03-2019

Sold To: Praveen Surya s/o, Rajeshwar P. Hyd

For Whom: Self

Sharad
M 420508

B. SHARADA
(Licenced Stamp Vendor)
L.No: 141504/2017 R.No: 141504
H.No: 21-315, Farooqnagar (M), R. Rangareddy
PIN-509216, Ph: 98494

SALE DEED

This Deed of Sale is made and executed on this 11th day of March, 2019, regd. at Sub-Registrar Office Farooqnagar, Dist. Rangareddy.

- 1) Sri KONDREDDY SRINIVASULU S/o K.RAMAIHAH, aged about 42 years, Occu Business, R/o H.No.2-59/1, Near Mazid, Palmakul, Shamshabad Mandal, Rangareddy Dist.,- 509325.(Aadhaar No.7134 1576 1393) PAN No.AZBPK7276J, Mobile No.9346425860.
- 2) Sri MUSTI VENKATESHAM S/o M.YADAIHAH, aged about 43 years, Occu Business, R/o H.No.3-57/1, Palmakul, Shamshabad Mandal, Rangareddy Dist.,- 509325.(Aadhaar No.7930 3990 9362) PAN No.BGOPV2230C, Mobile No.9347955789.

(Hereinafter called as VENDORS of the First Part, which term shall unless repugnant to the context otherwise means and includes his/their legal representative (s) executor(s), assignee(s) and etc..)

IN FAVOUR OF

Mr. PRAVEEN SURYA S/o S.RAJESHWAR, aged about 40 years, Occu Business, R/o Flat No.202, D M estate, Himayath Nagar, Hyderabad - 500029. T S (Aadhaar No.5433 4580 2370) PAN No.BBSPS9890J. Mobile No.9963362225.

(Hereinafter called as VENDEE of the Second Part, which term shall unless repugnant to the context otherwise means and includes his legal representative(s), executor(s), assignee(s) and etc..)

1) B. Srinivasaiah

2) Musti Venkatesham

Contd.2

Praveen

H130

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Farooq Nagar along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 16700/- paid between the hours of 12 and 1 on the 12th day of MAR, 2019 12th day of MAR, 2019 by Sri Praveen Surya

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

Sl No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 PRAVEEN SURYA:12 [1415-1-2019-7130]	PRAVEEN SURYA S/O. S.RAJESHWAR Flat No.202,D.M ESTATE,HIMYATHNAGAR,HYDERABA D,Telangana,500029, HIMYATHANAGAR	
2	EX		 MUSTI VENKATESHA [1415-1-2019-7130]	MUSTI VENKATESHAM S/O. M YADIAH 3- 57/1...SHAMSHABAD,RANGAREDDY,Te langana,509325, PALMAKULA	
3	EX		 KONDREDDY SRINIV [1415-1-2019-7130]	KONDREDDY SRINIVASULU S/O. RAMAIAH 2-59/1,NEAR MAZID,SHAMSHABAD,RANGAREDDY, Telangana,509325, PALMAKOLE	

Identified by Witness:

Sl No	Thumb Impression	Photo	Name & Address	Signature
1		 A SRINIVAS:12/03/2 [1415-1-2019-7130]	A SRINIVAS Rangapur	
2		 V PANDU:12/03/20 [1415-1-2019-7130]	V PANDU KONGAGUDA	

12th day of March,2019

Signature of Sub Registrar
Farooq Nagar

Sl No	Aadhaar Details	E-KYC Details as received from UIDAI: Address:	Photo
1	Aadhaar No: XXXXXXXX9362 Name: Musti Venkatesham	S/O Musti Yadaiah, Palmakole, K.v. Rangareddy, Telangana, 509325	
2	Aadhaar No: XXXXXXXX1393 Name: Kondreddy Srinivasulu	S/O Kondreddy Ramaiah, Palmakole, K.v. Rangareddy, Telangana, 509325	

Generated on: 12/03/2019 12:59:13 PM



Bk. 1, CS No 7130/2019 & Doct N
6953/19 Sheet 1 of 12
Sub Registrar
Farooq Nagar



తెలంగాణ తేలంగానా TELANGANA

SI No 4451 Date 11-03-2019.

Sold To Praveen Surya S/o Rameshwar R. Hxd

For Whom sell

M 42062

B. SHARADA

(Licenced Stamp Vendor)

L.No: 1415004/2007 R.No: 1415040

H.No: 21-115, Farooqnagar

Farooqnagar (R.R.D.)

PIN-509216, Tel: 9849411

WHEREAS the VENDORS herein are the sole and absolute owners and peaceful possessors of that the agriculture land :-

Sl. No.	VENDOR NAME	Sy.No.	Extent In Ac. Gts.	Link Doct. Nos.
1	Sri KONDREDDY SRINIVASULU S/o K.RAMIAH	24/KA/1	0-31	3525/2018
		24/LU/1	0-15	103/2018
		34/A/A/A	0-38	3666/2017
		34/A/A/AA/1	0-25	103/2018
		34/A/AA/AA	0-08	2396/2017
		34/E1/1	0-31	3525/2018
2	Sri MUSTI VENKATESHAM S/o M.YADIAH	24/KA/2	0-31	3525/2018
		34/A/A/AA/2	0-25	103/2018
		34/A/E/AA	0-17	2395/2017
		34/E1/2	0-31	3525/2018
		24/LU/2	0-15	103/2018
TOTAL			6-27	

R. Srinivasulu
Praveen Surya

Praveen

SI No	Aadhaar Details	Address:	Photo
3	Aadhaar No: XXXXXXXX2370 Name: Praveen Surya	S/O S Rajeshwar, Himayathnagar, Hyderabad, Telangana, 500029	

Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.

Description of Fee/Duty	In the Form of						Total
	Stamp Papers	Challan u/S 41 of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS Act	DD/BC/ Pay Order	
Stamp Duty	100	0	133400	0	0	0	133500
Transfer Duty	NA	0	50070	0	0	0	50070
Reg. Fee	NA	0	16700	0	0	0	16700
User Charges	NA	0	110	0	0	0	110
Total	100	0	200280	0	0	0	200380

Rs. 183470/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 16700/- towards Registration Fee on the chargeable value of Rs. 3337500/- was paid by the party through E-Challan/BC/Pay Order No 655WQI110319,782PKY120319 dated 11-MAR-19, 12-MAR-19 of SBIN/IBKL

Online Payment Details Received from SBI e-P

(1) AMOUNT PAID: Rs. 198760/-, DATE: 11-MAR-19, BANK NAME: SBIN, BRANCH NAME: , BANK REFERENCE NO: 4707041935616, PAYMENT MODE: CASH-1000200, ATRN: 4707041935616, REMITTER NAME: PRAVEEN SURYA, EXECUTANT NAME: K SRINIVASULU AND OTHER, CLAIMANT NAME: PRAVEEN SURYA), (2). AMOUNT PAID: Rs. 1520/-, DATE: 12-MAR-19, BANK NAME: IBKL, BRANCH NAME: , BANK REFERENCE NO: 8953064592810, PAYMENT MODE: NB-1000200, ATRN: 8953064592810, REMITTER NAME: PRAVEEN SURYA, EXECUTANT NAME: K SRINIVASULU AND OTHER, CLAIMANT NAME: PRAVEEN SURYA).

Date:
12th day of March, 2019

Signature of Registering Officer
Farooq Nagar

Registered as document no. 6953 of
2019 and assigned the identification
number I-1415-6953/19 for scanning
on 12th march

Registering Officer
Farooq Nagar
R. Satish Kumar
Sub-Registrar
Farooqnagar, R.R. Dist.



Generated on: 12/03/2019 12:59:13 PM



Total an extent of Ac.6-27Gts., Situated at : Kongaguda Rev. Village & Mellaguda Thanda G.P.,(Old Kondannaguda G.P.,) Farooqnagar Mandal, Rangareddy Dist., (Hereinafter referred to as SCHEDULE PROPERTY and more fully described in the schedule hereto) and the schedule land purchased by VENDORS (as above mentioned link documents) and having their Title Deed Nos.1) T05060120110, Patta Nos.1) 257, 2) 258, issued by Tahsildar of Farooqnagar Mandal.

WHEREAS the VENDORS have offered to sell the schedule property for their family necessities to the VENDEE for a total sale consideration of **Rs.33,37,500/- (Rupees Thirty three lakhs thirty seven thousand and five hundred Only)** and the VENDEE has agreed to purchase the same for the said consideration.

WHEREAS the VENDEE has paid the total sale consideration of **Rs.33,37,500/- (Rupees Thirty three lakhs thirty seven thousand and five hundred Only)** by way of (as mentioned below)

- 1) Rs.18,50,000/-paid through Cheque No.000044, Dt.11-03-2019, drawn on HDFC Bank,Hyderguda Branch, Hyderabad infavaour of VENDOR No.1,
- 2) Rs.6,00,000/-paid through Cheque No.000046, Dt.11-03-2019, drawn on HDFC Bank,Hyderguda Branch, Hyderabad infavaour of VENDOR No.2,
- 3) Rs.5,50,000/-paid through Cheque No.045944, Dt.11-03-2019, drawn on ICICI Bank,Hyderabad Main Branch, Hyderabad infavaour of VENDOR No.2,
- 4) Rs.3,37,500/-paid by way of cash to the VENDOR No.2,

to the VENDORS and the receipt whereof the VENDORS hereby agrees, admits, confirms and acknowledges.

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:

1) In pursuance of the above agreement and in consideration of the receipt of the total sale consideration of **Rs.33,37,500/- (Rupees Thirty three lakhs thirty seven thousand and five hundred Only)** well and truly paid by the VENDEE to the VENDORS (as stated above) the VENDORS doth grant, sell, assign, convey and transfer all that the schedule property by way of absolute sale together with all rights, title, claims, demands, interest, unto the VENDEE absolutely and forever to hold and enjoy the same as absolute owner thereof.

2) The VENDORS hereby covenants that they are the sole and absolute owner of the schedule property and has every right, competency and authority to sell, transfer, and alienate the same absolutely in favour of the VENDEE.

3) The VENDORS hereby covenants that the schedule property hereby sold is free from all encumbrances such as Mortgage, Charge, Lien, attachments private and Govt., or other charges of any nature whatsoever. The VENDORS hereby further covenants that he has not done any act where by the schedule property hereby sold is either encumbered or he is in any way debarred or prohibited from selling and transferring the same in favour of the VENDEE.

1) 12. Anivash
2) Atalash

Praveer

Bk - 1, CS No 7130/2019 & Doct No

6953/19, Sheet 3 of 12

Sub Registrar
Farooq Nagar



Generated on: 12/03/2019 12:59:13 PM



- 4) The VENDORS hereby covenants that if any defect is found, discovered or established in their title with regard to the schedule property hereby sold and / or due to such defective title if the VENDEE is deprived wholly or part of the schedule property, the VENDORS shall indemnify, reimburse and compensate the VENDEE to the extent of the loss caused to the VENDEE.
- 5) The VENDORS hereby covenants that they have put the VENDEE in physical, vacant and actual possession of the schedule property. The VENDEE shall be entitled to enjoy the said possession and receive all rents and profits there from without any interruption, claims or disturbance either by the VENDORS or any other person / s claiming through or under the VENDORS.
- 6) All easmentary rights pertaining to the schedule property hereby sold and so far available to and enjoyed by the VENDORS shall now be available to and enjoyed by the VENDEE.
- 7) The VENDORS hereby covenants that they shall support every application made and every proceeding taken by the VENDEE for due transfer and mutation of the schedule property in favour of the VENDEE.
- 8) The VENDORS hereby covenants that all taxes, rates, cesss, charges etc., payable / liable in respect of the schedule property up to the date of this sale deed has been paid by the VENDORS. If any such amount remains unpaid or if the same is recovered from the VENDEE, the VENDORS shall reimburse the same to the VENDEE.
- 9) The VENDORS hereby covenants that they have delivered the original title deeds and other relevant documents in her possession to the VENDEE showing his/her ownership with regard to the schedule property and undertakes to produce any other documents if found.
- 10) The VENDORS hereby declares, confirms and assures that the schedule of property is not surplus land vested in the Government under the A.P. Land Reforms (Ceiling on Agricultural Holdings) Act, 1973 nor the schedule of property is the assigned land and not hit by the provision of A.P. Assigned Lands (Prohibition of Alienation) Act, 1977. Thus, the schedule property is clear and clean in every respect and there is no legal impediment or hurdle in alienating the schedule of property in favour of the VENDEE herein.
- 11) The VENDORS hereby covenants with the VENDEE that they shall do and execute all such lawful acts, deeds, things whatsoever for further and more perfectly conveying and assuring the schedule property to the VENDEE according to the true intent and meaning of this sale deed.
- 12) That the VENDORS hereby declares that there is no Mango trees, Coconut trees, betel leaf gardens, orange lawns or any such other gardens and that there are no mines or quarries of granites or such other valuable stones and that there are no machineries, in the land now being transferred and that if any concealment of acts is noticed at the due date, the VENDORS will be liable for prosecution as per law besides payment of deficit stamp duty
- 13) That the VENDORS further declare that there are No Protected Tenants over the schedule land.

1) B. Srinivasulu
2) Balakrishna

Praveen

Bk - 1, CS No 7130/2019 & Doct No

6953/19 Sheet 4 of 12

Sub Registrar
Farooq Nagar



Generated on: 12/03/2019 12:59:13 PM



SCHEDULE OF THE PROPERTY HEREBY SOLD

All that the agricultural land (as mentioned below) **Total Ac.6-27Gts.**, Situated at :
 Situated at : Kongaguda Rev. Village, Mellaguda Thanda G.P., (Old
 Kondannaguda G.P.,) Farooqnagar Mandal, Rangareddy Dist., under Sub-
 registration Shadnagar, and District registration Rangareddy Dist.,

Sl. No.	VENDOR NAME	Sy.No.	Extent In Ac. Gts.
1)	Sri KONDREDDY SRINIVASULU S/o K.RAMAI AH	24/KA/1	0-31
		24/LU/1	0-15
		34/A/A/A	0-38
		34/A/A/AA/1	0-25
		34/A/AA/AA	0-08
		34/E1/1	0-31
2)	Sri MUSTI VENKATESHAM S/o M.YADAI AH	24/KA/2	0-31
		34/A/A/AA/2	0-25
		34/A/E/AA	0-17
		34/E1/2	0-31
		24/LU/2	0-15
TOTAL			6-27

Bounded by :

NORTH : Land of Neighbors
 SOUTH : J.P.Darga to Eklaskhanpet Road
 EAST : Land of Redya, Balya & brothers
 WEST : 30'.0" Wide Road Land in Sy.Nos.24&34

1) Sri KONDREDDY SRINIVASULU
 2) Sri MUSTI VENKATESHAM

Praveen

Bk - 1, CS No 7130/2019 & Doct No

6953/17 Sheet 5 of 12

Sub Registrar
Fardooq Nagar



Generated on: 12/03/2019 12:59:13 PM



MARKET VALUE STATEMENT UNDER RULE -III

Village	Sy.Nos.	Extent Ac. Gts.	Market Value per Acre	Total Market Value
KONGAGUDA	24/KA/1	0-31	Rs.3,00,000/-	Rs.20,02,500/- Consideration Value Rs.33,37,500/-
	24/LU/1	0-15		
	34/A/A/A	0-38		
	34/A/A/AA/1	0-25		
	34/A/A/AA	0-08		
	34/E1/1	0-31		
	24/KA/2	0-31		
	34/A/A/AA/2	0-25		
	34/A/E/AA	0-17		
	34/E1/2	0-31		
	24/LU/2	0-15		
TOTAL		6-27		Rs.33,37,500/-

IN WITNESSES WHEREOF the parties hereto have signed and executed this DEED OF SALE on this the day, month and the year of aforementioned.

WITNESSES

1 2 

SIG. OF VENDEE



SIG. OF VENDORS




Bk - 1, CS No 7130/2019 & Doct No

6953/19

Sheet 6 of 12

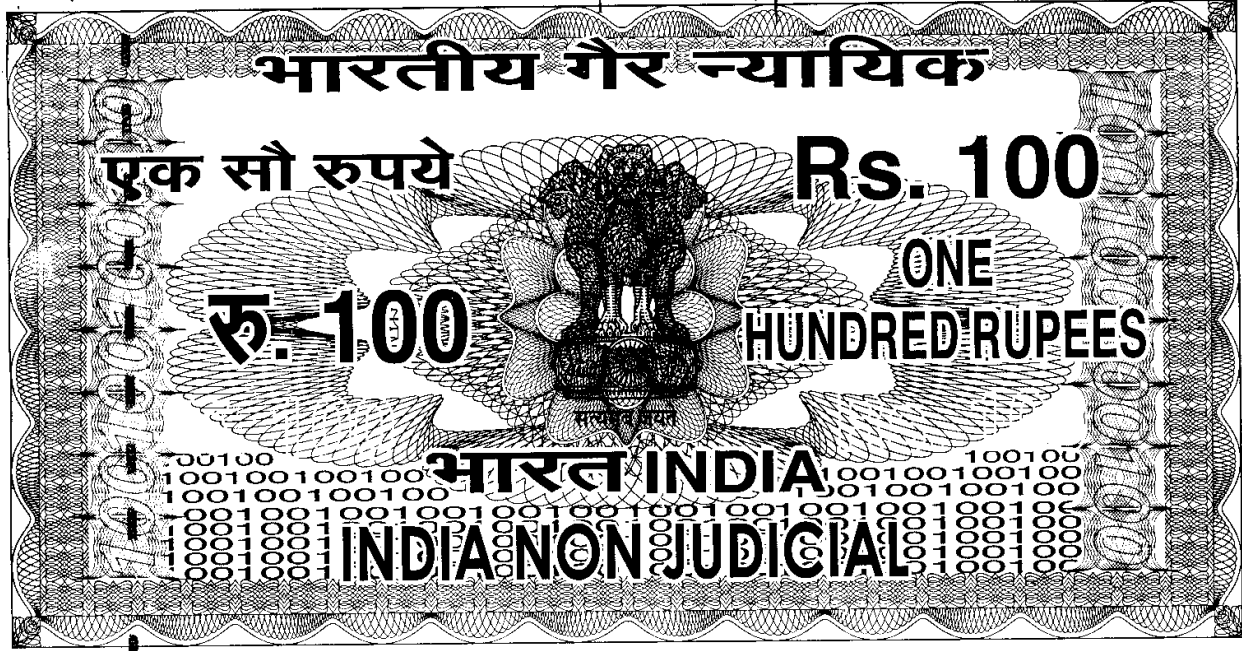
Sub Registrar
Farooq Nagar



Generated on: 12/03/2019 12:59:13 PM



7034/2020



తెలంగాణ తెలంగాణ TELANGANA

Sl.No. 1167 Dt. 30/05/2020
Sold Praveen Surya S/o S. Rajeshwar
For whom... Smt. ... R/o Hyderabad

AA 232924

I. RAJENDER

(Licenced Stamp Vendor)

L.No. 1415001/2016 R.No. 1415063/2019

H.No. 17-278 Indira Nagar Colony,

Shadnagar Farooqnagar (M) R.R. Dt.

PIN-509216 Ph 9848684969

SALE DEED

This Deed of Sale is made and executed on this 30th day of May, 2020, regd. at Sub-Registrar Office Farooqnagar, Dist. Rangareddy.

Sri KONDREDDY SRINIVASULU S/o K.RAMAIAH, aged about 43 years, Occu : Business, R/o H.No.2-59/1, Near Mazid, Palmakul, Shamshabad Mandal, Rangareddy Dist.,- 509325.(Aadhaar No.7134 1576 1393) PAN No.AZBPK7276J, Mobile No.9346425860.

(Hereinafter called as VENDOR of the First Part, which term shall unless repugnant to the context otherwise means and includes his legal representative (s) executor(s), assignee(s) and etc.,)

IN FAVOUR OF

Mr. PRAVEEN SURYA S/o S.RAJESHWAR, aged about 41 years, Occu : Business, R/o Flat No.202, D M estate, Himayath Nagar, Hyderabad – 500029. T.S. (Aadhaar No.5433 4580 2370) PAN No.BBSPS9890J. Mobile No.9963362225.

(Hereinafter called as VENDEE of the Second Part, which term shall unless repugnant to the context otherwise means and includes his legal representative(s), executor(s), assignee(s) and etc.,)

G. Srinivasulu

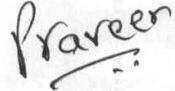
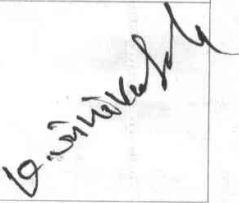
Contd.2..

Praveen

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Farooq Nagar along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 2625/- paid between the hours of 5 and 6 on the 30th day of MAY, 2020 by Sri Praveen Surya

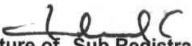
Execution admitted by (Details of all Executants/Claimants under Sec 32A):

SI No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 PRAVEEN SURYA::30 [1415-1-2020-7356]	PRAVEEN SURYA S/O. S.RAJESHWAR 202.D M ESTATE,HIMAYATHNAGAR,HYDERAB AD,Telangana,500029, HIMAYATHNAGAR	
2	EX		 KONDREDDY SRINIVASULU [1415-1-2020-7356]	KONDREDDY SRINIVASULU S/O. K.RAMAIHAH 2-59/1,NEAR MAZID,SHAMSHABAD,RANGAREDDY, Telangana,509325, PALMAKUL	

Identified by Witness:

SI No	Thumb Impression	Photo	Name & Address,	Signature
1		 VENKATESHAM::30/ [1415-1-2020-7356]	VENKATESHAM PALAMAKUL	
2		 A SRINIVAS::30/05/202 [1415-1-2020-7356]	A SRINIVAS RANGAPUR	

30th day of May,2020


Signature of Sub Registrar
Farooq Nagar

E-KYC Details as received from UIDAI:

SI No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX1393 Name: Kondreddy Srinivasulu	S/O Kondreddy Ramaiah, Palmakole, K.v. Rangareddy, Telangana, 509325	
2	Aadhaar No: XXXXXXXX2370 Name: Praveen Surya	C/O Rajeshwar Surya, Himayathnagar, Hyderabad, Telangana, 500029	

Bk - 1, CS No 7356/2020 & Doct No
7034/2020. Sub Registrar
Sheet 1 of 7 Farooq Nagar



Generated on: 30/05/2020 04:45:37 PM



WHEREAS the VENDOR herein is the sole and absolute owner and peaceful possessor of that the agriculture land :

Sl. No.	VENDOR NAME	Sy.No.	Extent In Ac. Gts.	Link Doct. Nos.
1	Sri KONDREDDY SRINIVASULU S/o K.RAMIAH	34/AAAA/1/1 34/AEA/1/1	0-20 0-15	16789/2018
TOTAL			0-35	

Total an extent of Ac.0-35Gts., Situated at : Kongaguda Rev. Village & Mellaguda Thanda G.P.,(Old Kondannaguda G.P.) Farooqnagar Mandal, Rangareddy Dist., (Hereinafter referred to as SCHEDULE PROPERTY and more fully described in the schedule hereto) and the schedule land purchased by VENDOR and having his Title Deed No.T05060120110, Patta No. 257, issued by Tahsildar of Farooqnagar Mandal.

WHEREAS the VENDOR have offered to sell the schedule property for his family necessities to the VENDEE for a total sale consideration of **Rs.5,25,000/- (Rupees Five lakhs twenty five thousand Only)** and the VENDEE has agreed to purchase the same for the said consideration.

WHEREAS the VENDEE has paid the total sale consideration of **Rs.5,25,000/- (Rupees Five lakhs twenty five thousand Only)** by way of Cheque No.000080, Dt.30-05-2020, drawn on HDFC Bank, Hyderguda Branch, Hyderabad to the VENDOR and the receipt whereof the VENDOR hereby agrees, admits, confirms and acknowledges.

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:

1) In pursuance of the above agreement and in consideration of the receipt of the total sale consideration of **Rs.5,25,000/- (Rupees Five lakhs twenty five thousand Only)** well and truly paid by the VENDEE to the VENDOR (as stated above) the VENDOR doth grant, sell, assign, convey and transfer all that the schedule property by way of absolute sale together with all rights, title, claims, demands, interest, unto the VENDEE absolutely and forever to hold and enjoy the same as absolute owner thereof.

2) The VENDOR hereby covenants that they are the sole and absolute owner of the schedule property and has every right, competency and authority to sell, transfer, and alienate the same absolutely in favour of the VENDEE.

3) The VENDOR hereby covenants that the schedule property hereby sold is free from all encumbrances such as Mortgage, Charge, Lien, attachments private and Govt., or other charges of any nature whatsoever. The VENDOR hereby further covenants that he has not done any act where by the schedule property hereby sold is either encumbered or he is in any way debarred or prohibited from selling and transferring the same in favour of the VENDEE.

B. Srinivasulu

Praveen

Endorsement: Stamp Duty, Transfer Duty, Registration Fee and User Charges are collected as below in respect of this instrument.

Description of Fee/Duty	In the Form of						Total
	Stamp Papers	Challan u/S 41 of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	
Stamp Duty	100	0	20900	0	0	0	21000
Transfer Duty	NA	0	7875	0	0	0	7875
Reg. Fee	NA	0	2625	0	0	0	2625
User Charges	NA	0	100	0	0	0	100
Total	100	0	31500	0	0	0	31600

Rs. 28775/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 2625/- towards Registration Fees on the chargeable value of Rs. 525000/- was paid by the party through E-Challan/BC/Pay Order No ,501227300520 dated ,30-MAY-20 of ,HDFS/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 31500/-, DATE: 30-MAY-20, BANK NAME: HDFS, BRANCH NAME: , BANK REFERENCE NO: 0625210987420,PAYMENT MODE:NB-1000200,AT&N:0625210987420,REMITTER NAME: PRAVEEN SURYA,EXECUTANT NAME: K SRINIVASULU,CLAIMANT NAME: PRAVEEN SURYA).

Date:

30th day of May,2020

Signature of Registering Officer
Farooq Nagar

Certificate of Registration

Registered as document no. 7034 of 2020 of Book-1 and assigned the identification number 1 - 1415 - 7034 - 2020 for Scanning on 30-MAY-20 .

Registering Officer
Farooq Nagar
(Mohd Zameeruddin)

Generated on: 30/05/2020 04:45:37 PM



4) The VENDOR hereby covenants that if any defect is found, discovered or established in their title with regard to the schedule property hereby sold and / or due to such defective title if the VENDEE is deprived wholly or part of the schedule property, the VENDOR shall indemnify, reimburse and compensate the VENDEE to the extent of the loss caused to the VENDEE.

5) The VENDOR hereby covenants that he has put the VENDEE in physical, vacant and actual possession of the schedule property. The VENDEE shall be entitled to enjoy the said possession and receive all rents and profits there from without any interruption, claims or disturbance either by the VENDOR or any other person / s claiming through or under the VENDOR.

6) All easmentary rights pertaining to the schedule property hereby sold and so far available to and enjoyed by the VENDOR shall now be available to and enjoyed by the VENDEE.

7) The VENDOR hereby covenants that he shall support every application made and every proceeding taken by the VENDEE for due transfer and mutation of the schedule property in favour of the VENDEE.

8) The VENDOR hereby covenants that all taxes, rates, cess, charges etc., payable / liable in respect of the schedule property up to the date of this sale deed has been paid by the VENDOR. If any such amount remains unpaid or if the same is recovered from the VENDEE, the VENDOR shall reimburse the same to the VENDEE.

9) The VENDOR hereby covenants that he has delivered the original title deeds and other relevant documents in her possession to the VENDEE showing his/her ownership with regard to the schedule property and undertakes to produce any other documents if found.

10) The VENDOR hereby declares, confirms and assures that the schedule of property is not surplus land vested in the Government under the A.P. Land Reforms (Ceiling on Agricultural Holdings) Act, 1973 nor the schedule of property is the assigned land and not hit by the provision of A.P. Assigned Lands (Prohibition of Alienation) Act. 1977. Thus, the schedule property is clear and clean in every respect and there is no legal impediment or hurdle in alienating the schedule of property in favour of the VENDEE herein.

11) The VENDOR hereby covenants with the VENDEE that he shall do and execute all such lawful acts, deeds, things whatsoever for further and more perfectly conveying and assuring the schedule property to the VENDEE according to the true intent and meaning of this sale deed.

12) That the VENDOR hereby declares that there is no Mango trees, Coconut trees, betel leaf gardens, orange lawns or any such other gardens and that there are no mines or quarries of granites or such other valuable stones and that there are no machineries, in the land now being transferred and that if any concealment of acts is noticed at the due date, the VENDOR will be liable for prosecution as per law besides payment of deficit stamp duty.

12. 5. 2018

Fraveen

Bk - 1, CS No 7356/2020 & Doct No
7034/2020. Sheet 3 of 7 Sub Registrar
Farooq Nagar



Generated on: 30/05/2020 04:45:37 PM



13) That the VENDOR further declare that there are No Protected Tenants over the schedule land.

SCHEDULE OF THE PROPERTY HEREBY SOLD

All that the agricultural land (as mentioned below) **Total Ac.0-35Gts., Situated at : Situated at : Kongaguda Rev. Village, Mellaguda Thanda G.P., (Old Kondannaguda G.P.) Farooqnagar Mandal, Rangareddy Dist., under Sub-registration Shadnagar, and District registration Rangareddy Dist.,**

SI. No.	VENDOR NAME	Sy.No.	Extent In Ac. Gts.
1	Sri KONDREDDY SRINIVASULU S/o K.RAMIAH	34/AAAA/1/1 34/AEA/1/1	0-20 0-15
TOTAL			0-35

Bounded by :

NORTH : Land of Neighbors
SOUTH : Land of Vendee (Praveen Surya)
EAST : Land of Neighbors
WEST : 30'.0" Wide Road

MARKET VALUE STATEMENT UNDER RULE -III

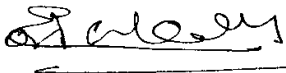
Village	Sy.Nos.	Extent Ac. Gts.	Market Value per Acre	Total Market Value
KONGAGUDA	34/AAAA/1/1	0-20	Rs.6,00,000/-	Rs.5,25,000/-
	34/AEA/1/1	0-15		
TOTAL		0-35		Rs.5,25,000/-

IN WITNESSES WHEREOF the parties hereto have signed and executed this DEED OF SALE on this the day, month and the year of aforementioned.

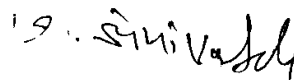
WITNESSES

SIG. OF VENDEE

SIG. OF VENDOR

1 
2 





Bk - 1, CS No 7356/2020 & Doct No
7034/2020. Sheet 4 of 7 Sub Registrar
Farooq Nagar



Generated on: 30/05/2020 04:45:37 PM



తెలంగాణ ప్రభుత్వము

తహశిల్దార్ కార్యాలయము, ఫరూఖ్ నగర్

నెం. 16/320/2019

తేది :- 20-03-2019



తహశిల్దార్, ఫరూఖ్ నగర్ మండలము

విషయము :- భూమి హక్కుల రికార్డు కింగ్ డొమైన్ గ్రామము ఫరూఖ్ నగర్ మండలము

ఖరీదు దారు పేరిట హక్కుల రికార్డులో మార్పులు చేయుటకు ఉత్తర్వులు జారీ చేయుట గురించి.

నిర్దేశము :- దరఖాస్తుదారు (A. D. M.) విచారము కింగ్ డొమైన్ గ్రామము తేది:

ఉత్తర్వులు :

పై నిర్దేశము ద్వారా సమర్పించిన అర్హి మరియు జతపరచిన రిజిస్టరు డాక్యుమెంట్ నెం. 16789/16 ను పురస్కరించుకొని హక్కుల రికార్డులోని నియమము 19(1) నిబంధనల ప్రకారము నిర్దిష్ట ఫారము (8)లో నోటీసు జారీ చేసి గ్రామములో ప్రజలందరికీ తెలియపర్చడము జరిగినది. ఒక ప్రతి నోటీసు గ్రామా పంచాయితీనోటీసు బోర్డు పై తదితర నిర్దేశించిన ప్రదేశములలో ప్రకటించినది. అట్టి విషయము కింగ్ డొమైన్ గ్రామములో దండోరా మూలకంగా సమస్త ప్రజలకు తెలుపనైనది. ఇట్టి నోటీసును పురస్కరించుకొని పై నిర్దేశములోని దరఖాస్తు (క్లయము) అందినది.

నోటీసు నందు చూపబడిన నిర్దిష్ట గడువు లోగ చదువరి విచారణ జరిపి సమయంలోగా ఎలాంటి ఆక్షేపణ రాలేదు. తదుపరి అర్హిదారు డాఖలుచేసిన రిజిస్టరు డాక్యుమెంట్ నెం. 16789/16 పురస్కరించుకొని గ్రామా రికార్డులు పరిశీలించగా, నదరు భూములు అమ్మిన వ్యక్తి పేర పట్టయింది. విక్రయించిన నాటి నుండి ఖరీదుదారు స్వాధీన అనుభవంలో ఉన్నట్లు ద్రువపడినది.

కావున గ్రామ శివారులో గల ఈ క్రింది అనుసుచిలో నిర్దిష్ట పరచిన సర్వేసంబంధ భూమి హక్కుల రికార్డు ఫారము (1)లో కాలం నెం. 7,8 మరియు 15 వ కాలం లలో ఖరీదు దారు పేరు నమోదు చేయుటకై ఆదేశించినది.

మొత్తం విస్తీర్ణం	మార్పు కావలసిన విస్తీర్ణం	ప్రస్తుత హక్కుల రికార్డులలో ఉన్న పట్టాదారు పేరు	ఉత్తర్వుల ద్వారా నమోదు చేయుటకై ఆదేశించబడిన ఖరీదుదారు పేరు	రిమార్కులు
0-20 0-15	0-20 0-15	1. (మసూద్ శావు) 2. శంకర్ శావు 3. అహమ్మద్ శావు 4. కింగ్ డొమైన్	కింగ్ డొమైన్ కింగ్ డొమైన్	R.D.M 16789/16
	0-35	1	1	
(ముప్పై ఆయిదు గుంటలు మాత్రమే)				

తహశిల్దార్, ఫరూఖ్ నగర్

ఫరూఖ్ నగర్ నెం. 4366425860 ఆధార్ నెం. 7134 1576 1295
సెల్ నెం. ఆధార్ నెం. కులము పాత ఖాతా నెం.
సెల్ నెం. ఆధార్ నెం. కులము పాత ఖాతా నెం.
సెల్ నెం. ఆధార్ నెం. కులము పాత ఖాతా నెం.

గ్రామ రెవెన్యూ అధికారి గారికి తగు చర్య నిమిత్తము ఇవ్వనైనది.
సంబంధిత గుమస్తా గారికి ఇస్తూ పై సవరణలు హక్కుల రికార్డు నందు మరియు ఆన్ లైన్ నందు నమోదు చేయుటకై ఆదేశించినది.



Bk - 1, CS No 7356/2020 & Doct No
7034/2020.  Sub Registrar
Sheet 5 of 7 Farooq Nagar

Generated on: 30/05/2020 04:45:37 PM



ఆంధ్రప్రదేశ్ ప్రభుత్వం
పట్టాదారు పాసు పుస్తకం
భాషా యాజమాన్య హక్కు పత్రం

జిల్లా: రంగారెడ్డి
మండలం: పరూఖ్ నగర్

డివిజన్: పాద నగర్
గ్రామం: కొంగరూడ

పాస్ బుక్ నెం.:

T05060120110



ఖాతా నెం.: 257



1. పట్టాదారు పేరు ఇంటి పేరుతో : కొండ్రెడ్డి శ్రీనివాసులు
2. తండ్రి / భర్త పేరు : రామయ్య
3. స్త్రీ / పురుషుడు : Male
4. చిరునామా : కొంగరూడ
5. కులము : General
6. ఆధార్ సంఖ్య : XXXXXXXX1393
7. పట్టాదారు సంతకం ఎడమ / కుడి చేతి వేలిముద్ర



[Signature]
కూకట్లూర్ సంతకం

01

T05060120110

T05060120110

10

పాస్ పోర్టు పుస్తకం వివరాలు (ఖాతా నెం. 257) తేదీ: 12-02-2020

క్ర.సం.	సర్వసేం / సబ్ డివిజన్ నెం.	విస్తీర్ణము ఎ.గు.	భూమి పొందిన వ్యక్తి	రిమాండ్లు	తహశీల్దార్ సంతకం
1	24/అం. 11	0.0300	కొండ్రెడ్డి	ఎఫ్	
2	24/అం. 2	1.1000	కొండ్రెడ్డి	ఎఫ్	

క్ర.సం.	సర్వసేం / సబ్ డివిజన్ నెం.	విస్తీర్ణము ఎ.గు.	భూమి పొందిన వ్యక్తి	రిమాండ్లు	తహశీల్దార్ సంతకం
4	26/అం. 21	0.1300	కొండ్రెడ్డి	ఎఫ్	
5	26/అం. 2	0.0800	కొండ్రెడ్డి	ఎఫ్	
6	34/అం. 1	0.2200	కొండ్రెడ్డి	ఎఫ్	
7	34/అం. 1	0.2000	కొండ్రెడ్డి	ఎఫ్	
8	34/అం. 1	0.0200	కొండ్రెడ్డి	ఎఫ్	

BK - 1, CS No 7356/2020 & Doct No
7034/2020. Sheet 6 of 7 Sub Registrar
Fardooq Nagar



Generated on: 30/05/2020 04:45:37 PM



ఆంధ్ర ప్రదేశ్ సర్వస్వ ప్రాథమిక సంస్థ
Unique Identification Authority of India

వినియోగదారు:
S/O కొండ్రెడ్డి రామయ్య, 2-59/1, పల్మాకుల్, మజిల్
దర్జ, శంషాబాద్ మండలం, పల్మాకుల్, కె.వి.రంగారెడ్డి,
తెలంగాణ - 509325

Address:
S/O Kondreddy Ramaiah, 2-59/1,
palmakul, near majeed, shamshabad
mandal, Palmakole, K.V. Rangareddy,
Telangana - 509325

7134 1576 1393
VID: 9140 5166 7951 2794

QR Code with Photograph

ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
Government of India

కొండ్రెడ్డి శ్రీనివాసులు
Kondreddy Srinivasulu
పుట్టిన తేదీ/DOB: 31/08/1976
పురుషుడు/ MALE

7134 1576 1393
VID: 9140 5166 7951 2794

నా ఆధార్, నా సర్వస్వ

ఆంధ్ర ప్రదేశ్ సర్వస్వ ప్రాథమిక సంస్థ
Unique Identification Authority of India

వినియోగదారు:
C/O రాజేశ్వర్ సూర్య, 3-6-208 ఫ్లాట్ నెం 402
అభిరుపా అపార్ట్ మెంట్స్, స్ట్రీట్ నెం 15, తెలుగు అకాడమీ
ఎదురుగా, హిమాయత్ నగర్, హైదరాబాద్,
తెలంగాణ - 500029

Address:
C/O Rajeshwar Surya, 3-6-208 Flat No 402
Abhirupa Apartments, Street No 15, Opp
Telugu Academy, Himayathnagar,
Hyderabad,
Telangana - 500029

5433 4580 2370
VID: 9162 7394 1786 8615

1947 | help@uidai.gov.in | www.uidai.gov.in

ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
Government of India

ప్రవీర్ సూర్య
Praveen Surya
పుట్టిన తేదీ/DOB: 04/06/1978
పురుషుడు/ MALE

5433 4580 2370
VID: 9162 7394 1786 8615

నా ఆధార్, నా సర్వస్వ

Issue Date: 18/01/2020

ఆంధ్ర ప్రదేశ్ సర్వస్వ ప్రాథమిక సంస్థ
Unique Identification Authority of India

వినియోగదారు: S/O: ముస్తి యదలాక్
3-57/1, పల్మాకులు, శంషాబాద్ మండలం
పల్మాకుల్, పల్మాకుల్, కె.వి.రంగారెడ్డి
తెలంగాణ - 509325

Address: S/O: Musti
Yadalaiah, 3-57/1, palmakula,
SHAMSHABAD
MANDALAM, Palmakole,
Palmakole, K.V.Rangareddy,
Shamshabad, Andhra
Pradesh, 509325

7930 3800 8362

1947 | help@uidai.gov.in | www.uidai.gov.in

ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
Government of India

ముస్తి యదలాక్
Musti Yadalaiah
పుట్టిన తేదీ/DOB: 10/10/1982
పురుషుడు / MALE

7930 3800 8362

ఆధార్ - సామాన్యమైనది కాదు

ఆంధ్ర ప్రదేశ్ సర్వస్వ ప్రాథమిక సంస్థ
Unique Identification Authority of India

వినియోగదారు:
అంబి నా 2-86, రంగారెడ్డి,
కోహుర్, మామిడినగర్ డివిజన్,
తెలంగాణ - 509226

Address:
H NO 2-86, RANGAPUR, Kohur,
Mamudinagar,
Andhra Pradesh - 509226

6194 9618 8927

Aadhaar - Aam Admi ka Adhikar

ఆంధ్ర ప్రదేశ్ ప్రభుత్వం
Government of India

అంగురెడ్డి శ్రీనివాస్ గౌడ్
Anguradla Shrinivas Goud
పుట్టిన తేదీ/ DOB: 10/10/1982
పురుషుడు / MALE

6194 9618 8927

ఆధార్ - సామాన్యమైనది కాదు

Bk - 1, CS No 7356/2020 & Doct No
7034/2020. Sheet 7 of 7 Sub Registrar
Farooq Nagar



Generated on: 30/05/2020 04:45:37 PM

