

St. Peter St. - 10 ...
 ... 11/11/89/13-14

				SILVER 8/2/89
53	Stamp Value	12/10/2001	NO/699-703 AS 3-000	presented in the
81	Date 19-10-81		Name Sul. B. gamma	Office of the Sub.
	Date 19-10-81	Bausala R. Shrivasa R. Shrivasa		Ref. Star of Bausala
	Stamp Vendor	NO/699-703 AS 2-200	Name	with 12 sub. below
	Sul. B. gamma	Date 19-10-81	Bausala R.	He. H. 1989/2 out 3
	Shrivasa R. Shrivasa	Stamp Vendor		per 19/10/81 6/2/89
	NO/699-703	AS 2-200	Name Sul. B. gamma	19/10/81 6/2/89

Mr. Hargis and 3
CP/PP # 19-1081 boy.

ಪುನಃ ರಚನಾ ಸಂಖ್ಯೆ

ನೀ ಹಾಳೆ

[illegible]

(B) LT mrg Byyamma
 attested by L. Laxmi
 pathwah Sec.
 paid Rs 500000 copy
 7000 rupees
 1200 Total 48-80
 Execution admitted
 by (B) LT mrg Byyamma
 attested by
 L. Laxmi pathwah
 I identified by
 L. Laxmi pathwah
 ex. Shan Bhogues
 Jalkar F. Narayan
 19-10-81 Subreg. Sec.
 Regd as no 53 of 1982
 page 194 Volume 28
 Book 111 of Narayan
 Subreg. Sec. Banga
 the volume dated 20-8-81

Book No. III చుక్క, మ. 3]

ಸುಯರಾಗಲಿ ದಾ ವುತ, ಸ್ವಕಾರಾಧಿಕಾರ ಮತ, ಕೆಗಲಿ ರಿಜಿಪೆರ,

WD 014903--GPB--1002 books, of 250 pnts. each--10-3-65

135

[illegible]

908 75 203/100000. 2nd 8 m. f. v. - - - - -
 (Sedg 2) I am at the auto 3rd level of field. Sedg 2002 Pathway
 Aug 9/13-M

[illegible]

Book No. III ಪುಟ, ಎಂ. 31

ಸಮೂಹದ ಐದು ಪುತ್ರಸ್ತೋತ್ರಾರಾಧಿಕಾರ ಐಕ್ಯತೆಗಳ ರಿಹಶ್ವರ.

WD D14503-GPB-1,000 books. of 250 sets. each-18-3-65

[illegible]

Book No. III ಮಕ್ಕ, ಪು. 8]

• ಸಾಯರಗಲಿ ವಾ ಪುಷ್ಪಸ್ವೀಕಾರಾಧಿಕಾರ-ಪ್ರತಿಗಳ ರಿಜಿಸ್ಟರ್.

నకలు అర్జీ సంఖ్య

WD 014503---GFE---1000-books...of 250. 350-15-3-65

Number ನಂಜಿರು	Number in Book 5 5 ನೇ ಪುಟದ ಬರಹವು	Name and addition of testator or donor ಇವರಿಗೆ ಈ ವಸ್ತು ಮಾಡಿದವರ ಹೆಸರು ಮತ್ತು ಅವರ ಮೊಂಡ	Names and additions of persons examined ಪರೀಕ್ಷಿಸಿದವರ ಹೆಸರು ಮತ್ತು ಅವರ ಮೊಂಡ	Copy of the instrument ಆದೇಶದ ಪ್ರತಿ	Copies of endorsements and certificates ಅನುಮೋದನೆ ಮತ್ತು ಸರ್ಟಿಫಿಕೇಟ್‌ಗಳ ಪ್ರತಿಗಳು
68.	೧	ಶ್ರೀ ಶಿವರಾಮಯ್ಯ	ಶ್ರೀ ಶಿವರಾಮಯ್ಯ	ಶ್ರೀ ಶಿವರಾಮಯ್ಯ	ಶ್ರೀ ಶಿವರಾಮಯ್ಯ

539 ಅಂದಿ T. H. S. (Sally) 5-ನೇ ಹಂತದ ಮೇಲೆ 50000 ರೂ.ಗಳನ್ನು
 100 ರಿಂದ 500 ರೂ.ಗಳ ವರೆಗೆ ತೆರಿಗೆ ಕಡಿತ. ಈಗಿನಿಂದಲೇ.

Book No. III ಮಕ್ಕಳು, ಪು. 31

ಸಾರ್ವಜನಿಕ ವಾ. ಸ್ವಾಸ್ಥ್ಯ ಸ್ಥಳೀಕರಣಾಧಿಕಾರ ಮಹತ್ವದ ರಹಸ್ಯ.

சுகம் அபிஷேகம்

11484/13-14
1981

WD 014803—GPB—1,000 books, of 250-pts. each. 16-3-65

Number ನಂಟು	Number in Book 5 5 ನೇ ಪುಟ ಮೇಲೆ ನಂಟು	Name and addition of testator or donor ಯಾರು ಈ ಪತ್ರ ಪ್ರಕಾಶಿಸಿದರು ಅಥವಾ ಕೊಟ್ಟರು ಮತ್ತು, ಅವರು ನಮಗೆ	Names and additions of persons obtained ಪಡೆದವರು ಮತ್ತು ಕೊಡುವವರು ಅಥವಾ ಪಡೆದವರು	Copy of the instrument ಪ್ರತಿ ಪ್ರತಿ	Copies of endorsements and certificates ಪ್ರತಿ ಪ್ರತಿ ಮತ್ತು ಪ್ರತಿ ಪ್ರತಿ ಮತ್ತು
53					

ಈ ಪಾಲಿ ವಿದ್ಯುತ್ ತಪ್ಪುಕಟ್ಟು

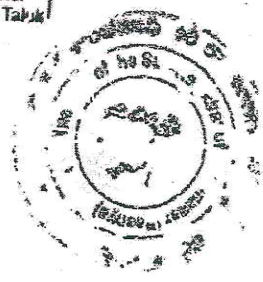
ಇದು ಉಪ ಸಂಪಾದಕರ Ume Shankar
 ಸಹಾಯಕ ಸಂಪಾದಕರ 12/8/13
 ಸಹಾಯಕ ಸಂಪಾದಕರ 28/8/13
 ಸಹಾಯಕ ಸಂಪಾದಕರ
 ಸಹಾಯಕ ಸಂಪಾದಕರ

Certified that a sum of Rs. Rs. 1000/-
 (in words One thousand only)
 has been received by Uma Shankar
 through
 receipt No. 1000 mark bearing
 stamp duty, Rs. 1000/- towards
 is as per the description certified hereby

Place: Bangalore
 Date: 12/8/13

Prasar Officer
 and Sub-Registrar
 Bangalore North Taluk

"ಯುಮಾ ಶಂಕರ್" ದೃಢೀಕರಿಸಿದ
 ಸಹಾಯಕ ಸಂಪಾದಕರ
 ಸಹಾಯಕ ಸಂಪಾದಕರ
 ಸಹಾಯಕ ಸಂಪಾದಕರ



BKE 4962/13-14.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ 152 ಮುನೋಮು 2003 ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.	ಕರ್ನಾಟಕ ಸರ್ಕಾರ Government of Karnataka	ದಸ್ತಾವೇಜು ಹಾಳೆ Document Sheet
	ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ Registration and Stamps Department	ಬೆಲೆ : ರೂ. 2/-
ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು This sheet can be used for any document		
ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ Date of execution	ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ. Total stamp duty paid Rs.	

BNG (U) YLNK / 4962 2013-2014
DEED OF ABSOLUTE SALE

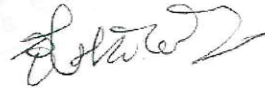
1-17 ✓

THIS **DEED OF ABSOLUTE SALE** is made and executed on the
Third Day of August, Two Thousand Thirteen (03.08.2013) at
BANGALORE:

BETWEEN:

1. **Mrs.PARVATHAMMA**
Hindu, Aged about 80 years
D/o.Late. Byamma
W/o.Late.Pillamuniyappa

PAN No. CIDPP 6784 M
- 1.1 **Mr.KODANDARAMA**
Hindu, Aged about 50 years
S/o.Late.Pillamuniyappa
- 1.2 **Mrs.JAYALAKSHMI**
Hindu, Aged about 44 years
W/o Mr.Kodandarama
- 1.3 **Mrs.SUDHA**
Hindu, Aged about 24 years
D/o.Mr.Kodanda Rama
- 1.4 **Mr.SHASI KUMAR**
Hindu, Aged about 21 years
S/o.Mr.Kodanda Rama





Print Date & Time : 06-08-2013 03:44:12 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 4962

BNG (U) YLNK / 4962 2013-2014

2-17

ಯಲಹಂಕೆ ದಲ್ಲಿರುವ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಗಾಂಧಿನಗರ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 06-08-2013 ರಂದು 02:43:37 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	229500.00
2	ಸ್ಯಾನಿಟೋ ಫೀ	630.00
3	ಇತರೆ	40.00
	ಒಟ್ಟು :	230170.00

ಶ್ರೀ B.N.Nanjundappa S/o Late B.Narayanappa ಇವರಿಂದ ಹಾಜರ ಮೊದಲಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ B.N.Nanjundappa S/o Late B.Narayanappa			

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಸಹಿ ರಜಿಸ್ಟ್ರಾರ್
ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಯಲಹಂಕೆ, ಬೆಂಗಳೂರು.

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	B.N.Nanjundappa S/o Late B.Narayanappa . (ಬರೆಸಿಕೊಂಡವರು)			
2	B.N.Byregowda S/o Late B.Narayanappa . (ಬರೆಸಿಕೊಂಡವರು)			

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಯಲಹಂಕೆ, ಬೆಂಗಳೂರು.

1.5 Mr.SONNAPPA
Hindu, Aged about 47 years
S/o.Late.Pillamuniyappa

1.6 Mrs.SUNANDHAMMA
Hindu, Aged about 42 years
W/o Mr.Sonnappa

1.7 Mrs.SAVITHA
Hindu, Aged about 24 years
D/o.Mr.Sonnappa

1.8 Miss.SWETHA
Hindu, Aged about 21 years
D/o.Mr.Sonnappa

1.9 Mr.SANDEEP
Hindu, Aged about 19 years
S/o.Mr.Sonnappa

1.10 Mr.RAMANNA
Hindu, Aged about 37 years
S/o.Late.Pillamuniyappa

1.11 Mrs.MANJULAMMA
Hindu, Aged about 35 years
W/o Mr.Ramanna

1.12 Kumari.CHITRA
Hindu, Aged about 9 years
D/o.Mr.Ramanna
Minor

1.13 Master.PUNITH KUMAR
Hindu, Aged about 4 years
S/o.Mr.Ramanna

**Nos.1.12 and 1.13 being Minors
Represented by their
Parents and Natural Guardian
Mr.RAMANNA &
Mrs. MANJULAMMA**

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಬ್ಬೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
3	H.Rajanna S/o Late Hanumantharayappa . (ಬರೆದುಕೊಡುವವರು)			<i>Rajanna</i>
4	Mrs.Parvathamma D/o Late Byamma W/o Late Pillamuniyappa . (ಬರೆದುಕೊಡುವವರು)			L.T.M. of Parvathamma
5	Mr.Kodandarama S/o Late Pillamuniyappa . (ಬರೆದುಕೊಡುವವರು)			<i>Kodandarama</i>
6	Mrs. Jayalakshmi W/o Kodandarama . (ಬರೆದುಕೊಡುವವರು)			<i>Jayalakshmi</i>
7	Mrs. Sudha D/o Kodanda Rama . (ಬರೆದುಕೊಡುವವರು)			<i>Sudha.K</i>
8	Mr.Shasi Kumar S/o Kodanda Rama . (ಬರೆದುಕೊಡುವವರು)			<i>Shashi Kumar.K</i>
9	Mr.Sonnappa S/o Late Pillamuniyappa . (ಬರೆದುಕೊಡುವವರು)			<i>Sonnappa</i>
10	Mrs. Sunandhamma W/o Sonnappa . (ಬರೆದುಕೊಡುವವರು)			L.T.M. of Sunandhamma

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಯಲಹಂಕ, ಬೆಂಗಳೂರು.

BNG (U) YLNK /4962.....2013-2014 A-17

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BNG (U) YLNK /4962.....2013-2014 5-17 e

Residents of :
Venkateshapura Village
Jakkur Post
BANGALORE - 560 064.

Hereinafter referred to as the **VENDORS** of the **ONE PART**

IN FAVOUR OF :

1. **Mr.B.N.NANJUNDAPPA**
Aged about 46 years
S/o.Late.B.Narayanappa

PAN No. AKJPB 4499 B

- 1.1 **Mr.B.N.BYREGOWDA**
Aged about 44 years
S/o.Late.B.Narayanappa

PAN No. AKJPB 4500 H

Residents of # 289
Byatarayanapura
Yclahanka Hobli
BANGALORE - 560 092.

2. **Mr.H.RAJANNA**
Aged about 55 years
S/o.Late.Hanumantharayappa
Residing at # 14
Yeshodhanagar
Jakkur Post
BANGALORE - 560 064

PAN No. ABGTR 1608 A

Hereinafter called the **PURCHASERS** of the **OTHER PART**.

(The terms VENDORS and PURCHASERS shall mean and include their respective heirs, legal representatives, executors, administrators, agents, assigns, nominee/s, successors-in-interest, etc.) WITNESSETH:



ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಬ್ಬೆರಸು ಗುರುತು	ಸಹಿ
11	Mrs.Savitha D/o Sonnappa . (ಬರೆದುಕೊಡುವವರು)			Savitha
12	Miss.Swetha D/o Sonnappa . (ಬರೆದುಕೊಡುವವರು)			Swetha-S
13	Sandeep S/o Sonnappa . (ಬರೆದುಕೊಡುವವರು)			Sandeep, S
14	Ramanna S/o Late Pillamuniyappa Self & Rep as Minor Guardian for Chitra & Punith Kumar . (ಬರೆದುಕೊಡುವವರು)			ರಾಮಣ್ಣ
15	Manjulamma W/o Ramanna Self & Rep as Minor Guardian for Chitra & Punith Kumar . (ಬರೆದುಕೊಡುವವರು)			R.Manjula

ಸಹಿ ರಕ್ಷಿಸ್ತಾರ
ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಯಲಹಂಕ, ಬೆಂಗಳೂರು.

BNG (U) YLNK / 4962 2013-2014 6-17

✓

I. WHEREAS the immovable property bearing Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk was granted to Mrs.Byamma W/o.Late.B.Ramaiah by the Special Deputy Commissioner for Abolition of Inams in case No.BC 2 and 9/1959-60 vide Orders dated 31.10.1972 and pursuant to the said orders, the occupancy of Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk, measuring 1 Acre 36 guntas was ordered to be registered in the name of Mrs.Byamma as an occupant and accordingly Mrs.Byamma continued in lawful possession and enjoyment of the said property as absolute owners and was exercising all rights of ownership without any let or hindrance from anyone.

II. WHEREAS the occupancy of Mrs.Byamma in respect of Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk, measuring 1 Acre 36 Guntas has been confirmed vide Endorsement dated 30.11.1972, No.BC 2 and 9/1959-60 issued by Special Deputy Commissioner for Inam Abolition and accordingly the name of Mrs.Byamma was mutated in the revenue records and her name was recorded as khatedar in column No.9 and 12 (2) of the RTC Extract.

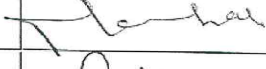
III. WHEREAS Mrs.Byamma during her life time has executed a Will dated 19.10.1981, document No.53/1981-82, Book III, Volume 26, pages 194 to 196 and registered at the office of the Sub Registrar, Bangalore North Taluk bequeathing the property bearing Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk, measuring 1 Acre 36 Guntas in favour of the VENDOR No.1.

IV. WHEREAS Mrs.Byamma passed away on 25.12.1993 and consequent to her death, the VENDOR No.1 has succeeded to the above mentioned property under Testamentary Succession and has obtained



ಗುರುತಿಸುವವರು

BNG (U) YLNK /A962.....2013-2014 8-17 ✓

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manohar No 2469 E Blk Sahakaranagar B'lore	
2	Chandru #38 1st Cross Malleswaram B'lore	

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಯಲಹಂಕ, ಬೆಂಗಳೂರು.

 1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂಬರ YAN-1-04962-2013-14 ಅಗಿ ಸಿ.ಡಿ. ನಂಬರ YAND501 ನೇ ಪುಸ್ತಕ ದಿನಾಂಕ 06-08-2013 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ  ಉಪನೋಂದಣಾಧಿಕಾರಿ ಗಾಂಧಿನಗರ (ಯಲಹಂಕ) ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಯಲಹಂಕ, ಬೆಂಗಳೂರು.	ಗಾಂಧಿನಗರ (ಯಲಹಂಕ) The Seal of the Sub-Registrar of Land Revenue (Yalankar) 06/08/13*
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the transfer of the revenue records in her name vide M.R.No.1/1994-95.

V. WHEREAS the above mentioned property was bequeathed by Mrs.Byamma in favour of her daughter, VENDOR No.1 and that she had succeeded under Testamentary Succession as absolute owner. However, the daughters of Late Pillamuniyappa, have executed a Deed of Release, dated 16.02.2006 in favour of the VENDOR No.1 vide document No.16263/2005-06, Book I, recorded in C.D.No.YAND 177 and registered at the office of the Sub Registrar, Yelahanka, Bangalore.

VI. WHEREAS VENDOR No.1 had submitted an application to the Deputy Commissioner, Bangalore District for conversion of Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk, measuring 1 Acre 36 Guntas for and on behalf of the VENDOR No.1 from agricultural use to non-agricultural residential purpose and the said authority has granted the necessary permission vide Official Memorandum dated 17.02.2012, No.ALN/(NAY)SR 93/2011-12 in respect of the property bearing Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk, measuring 1 Acre 36 Guntas.

VII. WHEREAS notwithstanding the VENDOR No.1 having succeeded to the property bearing Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk under Testamentary Succession, the VENDOR No.1 along with her children and grand children have jointly and collectively offered to sell an extent of 36 Guntas out of 1 Acre 36 Guntas in Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk and which is morefully described in the Schedule hereunder and herein after referred to as the "SCHEDULE PROPERTY" and the PURCHASERS herein have come forward to purchase the Schedule Property for valuable consideration

[Signature]

BNG (U) YLNUK / 4962 2013-2014 10-17



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ B.N.Nanjundappa S/o Late B.Narayanappa , ಇವರು 1296700.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಕುಲ್ಪವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	900000.00	D.D. No. 281206 Dtd: 05/08/2013 Drawn on Canara Bank B'lore
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	252600.00	D.D. No. 281207 Dtd: 05/08/2013 Drawn on Canara Bank B'lore
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	144100.00	D.D. No. 710585 Dtd: 05/08/2013 Drawn on Vijaya Bank B'lore
ಒಟ್ಟು :	1296700.00	

ಸ್ಥಳ : ಯಲಹಂಕ

ದಿನಾಂಕ : 06/08/2013

ಉಪನೋಂದಣಿ ಮತ್ತು ಯುಕ್ತ ಅಧಿಕಾರಿ
ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
(ಯಲಹಂಕ)
ಯಲಹಂಕ, ಬೆಂಗಳೂರು.

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as an absolute estate free from all encumbrances and there being no legal impediment, this DEED OF ABSOLUTE SALE is made.

NOW THIS DEED OF ABSOLUTE SALE
WITNESSETH AS FOLLOWS

1. That in consideration of the amount mentioned hereinbelow paid by the PURCHASERS to the VENDORS in the following manner before the witnesses, the receipt of which is hereby jointly and collectively admitted and acknowledged by the VENDORS, the VENDORS do hereby convey, sell, assign and transfer the Schedule Property in favour of the PURCHASERS.

- a. Amount paid by Mr.B.N.Byregowda
by way of cheque dated 05.08.2013,
No.620856, drawn on Canara Bank,
Sahakaranagar Branch, Bangalore
in favour of Mrs.Parvathamma Rs. 20,00,000/-
- b. Amount paid by Mr.B.N.Byregowda
by way of cheque dated 05.08.2013,
No.620857, drawn on Canara Bank,
Sahakaranagar Branch, Bangalore
in favour of Mr.Kodandarama Rs. 20,00,000/-
- c. Amount paid by Mr.B.N.Byregowda
by way of cheque dated 05.08.2013,
No.620858, drawn on Canara Bank,
Sahakaranagar Branch, Bangalore
in favour of Mr.Sonnappa Rs. 20,00,000/-
- d. Amount paid by Mr.B.N.Byregowda
by way of cheque dated 05.08.2013,
No.620859, drawn on Canara Bank,
Sahakaranagar Branch, Bangalore
in favour of Mr.Ramanna Rs. 20,00,000/-
- e. Amount paid by Mr.H.Rajanna
by way of cash to Mrs.Parvathamma Rs. 10,00,000/-



1.1 The PURCHASERS on the instruction of the VENDORS, have issued the cheques/cash in favour of the VENDORS as mentioned above and the VENDORS jointly and collectively admit and acknowledge that there is no balance payment to be made by the PURCHASERS in respect of the Schedule Property towards the sale consideration.

1.2 That the VENDORS who are co-owners have received portions of the sale consideration in the manner recorded in this Deed which has been paid by the PURCHASERS and that the amount received by the VENDORS towards sale consideration is less than the statutory deduction of tax at source and hence, no tax is deductible by the PURCHASERS from out of the sale consideration received by the VENDORS.

2. The VENDORS having received the entire sale consideration from the PURCHASERS in the manner stated above, the VENDORS do hereby jointly and collectively convey, sell, transfer and assign unto and to the use of the PURCHASERS the Schedule Property with all the right, title and interest in the Schedule Property of the VENDORS unto the PURCHASERS.

3. The VENDORS hereby covenant and declare that the VENDORS possess a valid right, title and interest to convey the Schedule Property hereby conveyed unto and to the use of the PURCHASERS in the manner aforesaid.

4. Further, the VENDORS and all persons claiming under the VENDORS shall and will from time to time upon the request of the PURCHASERS do or execute all such acts, deeds and things whatsoever for further and more particularly assuring the said Schedule Property and every part thereof unto the PURCHASERS and placing the PURCHASERS in possession of the same according to the

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intents and meanings of these presents as shall or as may be reasonably required.

5. The VENDORS further covenant and declare that the Schedule Property is the absolute property of the VENDOR No.1 acquired under Testamentary Succession and the Schedule Property is free from all encumbrances, charges, claims, demands, litigations, acquisitions and that the VENDORS have not done anything whereby the Schedule Property may be subjected to any court attachment or lien of any person or persons whatsoever and that there are no claim or claims of any other person or persons whatsoever.

6. The PURCHASERS on the representation of the VENDORS with regard to the title to the Schedule Property have come forward to acquire the right, title and interest in the Schedule Property of the VENDORS for valuable consideration and the VENDORS do hereby covenant and undertake to indemnify and keep indemnified the PURCHASERS against all cost, damages charges that may be suffered or incurred by the PURCHASERS as a result of any defect in the title in respect of the Schedule Property or any breach of the covenants contained or against any action/proceedings initiated by any authorities/person/persons whomsoever either claiming charge on the Schedule Property or acting in trust for the VENDORS.

7. The VENDORS hereby assure the PURCHASERS that all taxes/cess, including arrears have been paid by the VENDORS to the concerned authorities in respect of the Schedule Property upto the date of registration of this Sale Decd. However, if any taxes, cess in respect of the Schedule Property are found to be payable subsequently till the date of registration of this Sale Decd, the same shall be paid by the VENDORS to the concerned authorities.

[Handwritten signature]

8. The PURCHASERS shall from this day pay all the taxes/cess in respect of the Schedule Property and obtain the transfer of khata of the Schedule Property in the name of the PURCHASERS and at the cost and expenses of the PURCHASERS with the jurisdictional competent authorities.
9. The VENDORS have this day delivered all the attested copies of the original documents in respect of the Schedule Property to the PURCHASERS, since the VENDORS have retained a portion of the converted land bearing Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk and the PURCHASERS hereby acknowledge the same.
10. The VENDORS have this day put the PURCHASERS in joint possession of 36 Guntas of converted land out of 1 Acre 36 Guntas in Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk and since the property hereby sold by the VENDORS to the PURCHASERS comprises within the entire property of 1 Acre 36 Guntas, the PURCHASERS hereby admit and acknowledge that they have been put in possession of the Schedule Property jointly along with the VENDORS and the PURCHASERS further admit and acknowledge that the VENDORS have put the PURCHASER in symbolic/constructive/physical/vacant possession of 36 Guntas out of 1 Acre 36 Guntas in Survey No.1 of Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk.
11. The cost of the stamp duty and registration charges incurred towards the registration of this Sale Deed has been borne by the PURCHASERS and the PURCHASERS shall have equal share in the Schedule Property acquired under this Deed.
12. The Schedule Property hereby sold by the PURCHASERS is under developed and there are no construction.

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13. That out of 36 Guntas purchased by the PURCHASERS, the share of the PURCHASER No.1 and 2 shall be 32 Guntas out of 36 Guntas to be held jointly and the share of the PURCHASER No.3 shall be 04 Guntas out of 36 Guntas.

14. The Schedule Property is vacant and is under-developed and no developmental activity has commenced as on the date of the execution of the Joint Development Agreement.

15. The preceding sheets of this Deed is signed by Mr.Kodandarama and the others have signed the last sheet and the VENDORS hereto jointly and collectively admit and acknowledge the contents and intents of this Sale Deed unto and in favour of the PURCHASERS.

16. The Value of the shares of the PURCHASERS together is **Rs.90,00,000/- (Rupees Ninety Lakhs Only).**

SCHEDULE

All that piece and parcel of 36 Guntas out of 1 Acre 36 Guntas in the residentially converted undeveloped vacant land (vide Official Memorandum dated 17.02.2012, No.ALN/(NAY)SR 93/2011-12) comprised of Survey No.1, situated at Venkateshpura Village, Yelahanka Hobli, Bangalore North Taluk and including all rights, privileges and appurtenances thereto and the entire Schedule Property and the entire property is bounded as follows:

East by : Oni

West by : Sampigehalli Village Gadi

North by : Oni and Halla

South by : Road and thereafter Gramtana



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IN WITNESS WHEREOF, the VENDORS and the PURCHASERS,
have signed and executed this **DEED OF ABSOLUTE SALE**, the day,
month and year first above written in the presence of the following
Witnesses:

1. 
(LTM OF PARVATHAMMA DULY
ATTESTED BY:

LTM OF PARVATHAMMA)

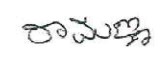
[Signature]

1.2 Kater &

1.4 Shashi Kumar, K

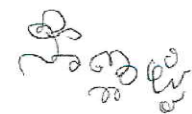
1.6 
LTM OF SUNANDHAMMA

1.8 Swetha . S


1.10
(For Self and Father and
Natural Guardian for 1.12
And 1.13 being Minors)

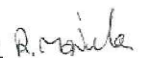
1.1 

1.3 Sudha . S

1.5 

1.7 Switha . S

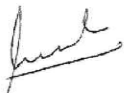
1.9 Sardeep . S


1.11
(For Self and Mother and
Natural Guardian for 1.12
And 1.13 being Minors)

VENDORS

WITNESSES:

1. 
[MANOHAR]
#2469, E Block
Sahakarnagar
Bangalore-92

2. 
UMASHANKAR.
NO. 36, Railway parallel Road
Kumarapet
Bangalore-20

1.  B. N.

2.  B. N. Ryn

3. 

PURCHASERS

DRAFTED BY :


MR. N. JAIPRAKASH RAO
Mrs. VEENA RAO
JAYPEE ASSOCIATES
"LAW FIRM"
No.38, "KRISHNA"
1st Cross, Malleswaram
BANGALORE - 560 003.