



తెలంగాణ తెలంగాణ TELANGANA

BN 450545

Tran Id: 250519145028589777
Date: 19 MAY 2025, 02:50 PM
Purchased By:
VENKATA NARAYANA KETHIREDDY
S/o LATE. RAMANAIAH
R/o HYDERABAD
For Whom
NEW LAND CONSTRUCTIONS

Denomination: 100


Sub Registrar
Ex. Officio Stamp Vendor
SRO:SERILINGAMPALLI

SUPPLEMENTARY AGREEMENT

This Supplementary Agreement is made and executed made on this the 6th day of September 2025, at R.O., Patancheru, Sangareddy District-
Telangana State., by and between: -

DR. BHIMAVARAPU RAMI REDDY, S/o. LATE. CHANDRASEKHAR REDDY, aged
about 71 years, Occupation: Pharmacist, R/O. House No.3-5-90/3, Plot
No.755, Road No.42, Vivekananda Nagar Colony, Kukatpally, Hyderabad-
500072, Telangana State. (Aadhaar No.4706 4588 3030, Pan No.
ABXPB8543P.

Hereinafter called the "FIRST PARTIES/LAND OWNER" which expression
shall unless repugnant to the context shall mean and include all her
heirs, administrators, assignees etc.



For NEWLAND CONSTRUCTIONS


Managing Partner Managing Partner

Execution admitted by (Details)

SI No E-kyc Details as Received from UIDAI

1 CL	Aadhar No XXXXXXXX9910 NAME: K VENKATA NARAYANA S/O K RAMANAIAH SERILINGAMPALLI, HYDERABAD, ANDHRA PRADESH, 500050
2 CL	Aadhar No XXXXXXXX4767 NAME: POCHAREDDY DALAJI S/O POCHAREDDY SAMPATH REDDY MIYAPUR, TIRUMALAGIRI, HYDRAHAD, TELANGANA, 500049
3 EX	Aadhar No XXXXXXXX3030 NAME: BHIMAVARAPU RAMI REDDY S/O BHIMAVARAPU CHANDRA SEKHAR REDDY KUKATPALLY, HYDERABAD, ANDHRA PRADESH, 500072

Photo



VENKATA NARAYANA KETHIREDDY [R]M/S NEWLAND
CONSTRUCTIONS

PLOTNO27, CHANDANAGAR, SRILINGAMPALLE,
RANGAREDDY, TELANGANA, 500050,,



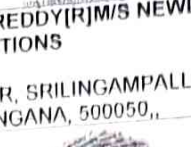
POCHAREDDY DALAJI [R]M/S NEWLAND
CONSTRUCTIONS

MIYAPUR HYDERABAD,



BHIMAVARAPU RAMI REDDY
S/O. LATE CHANDRASEKHAR REDDY
3-5-9073, KUKATPALLY (M), KUKATPALLY, MEDCHAL-
MALKAJGIRI, TELANGANA, 500072, VIVEKANANDA
NAGAR COLONY,

Thumb Impression



RANGAREDDY DIST
Digitally Signed by
Name VENKATA NARAYANA KETHIREDDY
Location SRO PATANCHERU (R/O)
Reason Admission of Execution
Date Sat Sep 06 14:42:43 IST 2023

STAMPS DEPT

TRAR OFFICE, SERIL
Digitally Signed by
Name POCHAREDDY DALAJI
Location SRO PATANCHERU (R/O)
Reason Admission of Execution
Date Sat Sep 06 14:43:54 IST 2023

Digitally Signed by
Name BHIMAVARAPU RAMI REDDY
Location SRO PATANCHERU (R/O)
Reason Admission of Execution
Date Sat Sep 06 14:42:06 IST 2023

Identified by Witness:

SI No E-kyc Details as Received from UIDAI

1	Aadhar No: XXXXXXXX8713 NAME: MOHAMMED SHAKER HUSSAIN S/O MOHAMMED ARIF HUSSAIN khairathabad, Hyderabad, Andhra Pradesh, 500082
2	Aadhar No: XXXXXXXX5226 NAME: MARUTHI PRASAD JONNALAGADDA LAKSHMI VENKATA S/O RAMACHANDRA RAO Ramachandrapuram, Ramachandrapuram, Medak, Telangana, 502032

Photo



MD SHAKIR
AADHAAR CARD



M P J LAKSHMI VENKATA
ADHAAR CARD

Thumb Impression



Signature

Digitally Signed by
Name MD SHAKIR
Location SRO PATANCHERU (R/O)
Reason Witness Signature
Date Sat Sep 06 14:44:23 IST 2023

Digitally Signed by
Name M P J LAKSHMI VENKATA
Location SRO PATANCHERU (R/O)
Reason Witness Signature
Date Sat Sep 06 14:43:07 IST 2023

Authenticated by
SRO VALUSANI SHEKHAR REDDY
Purpose: Admission of execution

06th day of September, 2025

Generated on: 06/09/2025 14:27:04

Bk - 1, CS No 22671/2025 & Doct No 21961/2025.

Digitally Signed by
Name VALUSANI SHEKHAR REDDY



AND

M/S. NEWLAND CONSTRUCTIONS, Represented by its Managing partners:

1. **SRI. VENKATA NARAYANA KETHIREDDY, S/O. LATE. RAMANAIAH**, aged about 56 years, Occupation: Business, R/O. Plot No.27, Suraksha Enclave, Chandanagar, Serilingampally, Hyderabad-500050, Telangana State. (Aadhaar No.344473769910) Phone No.9246444787.
2. **SRI. POCHAREDDY BALAJI, S/O. POCHAREDDY SAMPATH REDDY**, aged about 54 years, Occupation: Business, R/O. Flat No.302, Sai Mounica, Residency, Matrusri Nagar, Miyapur, Hyderabad-500049, Telangana State. (Aadhaar No.571537784767) Phone No.9959636668.

Hereinafter called the "**SECOND PARTIES/DEVELOPERS**" which expression shall unless repugnant to the context shall mean and include all his heirs, administrators, assigns etc.

WHEREAS the **First Party** herein is the sole absolute owner and possessor of all that the Open Land in Survey No. Survey No.174/@/1/2 admeasuring area Ac.0.36.36 Guntas or equivalent to 4399 Square Yards situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy Telangana State., having Purchased through a registered Sale Deed document No.871 of 1985, Book-I, Dated: 29-01-1985, Registered at R.O. Sangareddy,

And Where as the above said Land Owner has applied for conversion of agricultural land, Situated in Survey No. Survey No.174/@/1/2, admeasuring area Ac.0.36.36 Guntas or equivalent to 3250 Square Yards (out of 4399 Square Yards) situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy for the purpose of non-Agriculture Land vide proceeding no.2300450363, Dated 26-06-2023, issued by Thasildar & and Joint sub-Registrar Ameenpur Mandal, Sangareddy District, Telangana State.

B. N. Kethireddy

For NEWLAND CONSTRUCTIONS

[Signature]
Managing Partner

[Signature]
Managing Partner

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					
	Stamp Papers	Challan w/s 41 of 18 Act	E-Challan	Cash	Stamp Duty w/s 18 of 18 Act	RASB/ Pay Order
Stamp Duty	100	0	18000	0	0	0
Transfer Duty	NA	0	0	0	0	0
Reg. Fee	NA	0	4000	0	0	0
User Charges	NA	0	800	0	0	0
Mutation Fee	NA	0	0	0	0	0
Total	100	0	18800	0	0	0

Rs. 18000/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 4000/- towards Registration Fee and the chargeable value of Rs. 0/- was paid by the party through E-Challan/Pay Order No. 6878EE400028 dated 30 AUG 28 of ICICIRB.

Online Payment Details Received from SBI e-Pay :

(1) AMOUNT PAID: Rs. 18800/-, DATE: 30-AUG-28, BANK NAME: ICICIRB, BRANCH NAME: , BANK REFERENCE NO: 6878EE400028, PAYMENT MODE NO: 1001138, ATTN: 6878EE400028, REMITTER NAME: VENKATA NARAYANA KETHIREDDY, EXECUTANT NAME: B. R REDDY, CLAIMANT NAME: NEWLAND CONSTRUCTIONS.

Date:

08th day of September, 2028

Stamp Duty
Challan
w/s 41 of 18 Act
E-Challan
Cash
Stamp Duty
w/s 18 of 18 Act
RASB/
Pay Order

Certificate of Registration

Registered as document no. 21881 of 2028 of Book-1 and assigned the identification number 1 = 1718 - 21881 - 2028 for scanning on 08-SEP-28.

Stamp Duty
Challan
w/s 41 of 18 Act
E-Challan
Cash
Stamp Duty
w/s 18 of 18 Act
RASB/
Pay Order

NEWLAND CONSTRUCTIONS

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Bk - 1, CS No 22671/2028 & Part 1

Whereas the said **First party** have entered into DEVELOPMENT AGREEMENT CUM GENERAL POWER OF ATTORNEY in favor of Second Party in respect of **Open Land in Survey No.174/1/2**, admeasuring area to **3250 Square Yards** (Out of 4399 Square Yards) situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy Telangana State, by virtue of registered Development Agreement Cum General Power Of Attorney bearing Document No.12855/2023, dated: 10th day of August 2023, registered at R.O. Patancheru Telangana State.

WHEREAS the Second Party/Developer have developed the above said property admeasuring **Part of Open Land in Survey No.174/1/2**, admeasuring area to **3250 Square Yards** (Out of 4399 Square Yards) situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy Telangana State.

WHEREAS the Developer herein have the Developer had obtained building permissions vide No. 000046/BP/HMDA/0010/SKP/2025, dated: 07-07-2025, building named as "**NLC RIVA**" situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy Telangana State.

Now both the First Party/Land Owner and Second Party/Developer have decided to allot/share the flats allotted towards the individual shares as per the ratio i.e., **44%:56%** as mentioned and agreed in the DAGPA'S as follows:

B. N. Reddy

For NEWLAND CONSTRUCTIONS

[Signature]
Managing Partner

[Signature]
Managing Partner

**Proposal for Land Owner's Flats
(24 Flats)**

S. No	Flat No.	Area Sft
1	101	1775
2	102	1200
3	105	1200
4	110	1200
5	111	1745
6	202	1200
7	204	1700
8	206	1445
9	208	1660
10	209	1200
11	302	1200
12	307	1755
13	308	1660
14	309	1200
15	401	1775
16	404	1700
17	409	1200
18	410	1200
19	411	1745
20	501	1775
21	502	1200
22	505	1200
23	507	1755
24	511	1745
	Total Area	35435

For NEWLAND CONSTRUCTIONS

[Signature] Managing Partner *[Signature]* Managing Partner

S. No	
1	
2	
3	
4	
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For NEWLAND CONSTRUCTIONS

Managing Partner

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Bk - 1, CS No 22671/2025 & Doct No 21961/2025.

Digitally Signed by:
 Name: VALUSANI SHEKAR REDDY
 Location: SRO PATANCHERU (R.O)
 Reason: Endorsement Sign
 Date: Sat Sep 06 15:20:32 IST 2025

Sheet 4 of 14



**Proposal for NLC Flats:
(31 Flats)**

S. No	Flat No.	Area Sft
1	103	1200
2	104	1700
3	106	1445
4	107	1755
5	108	1660
6	109	1200
7	201	1775
8	203	1200
9	205	1200
10	207	1755
11	210	1200
12	211	1745
13	301	1775
14	303	1200
15	304	1700
16	305	1200
17	306	1445
18	310	1200
19	311	1745
20	402	1200
21	403	1200
22	405	1200
23	406	1445
24	407	1755
25	408	1660
26	503	1200
27	504	1700
28	506	1445
29	508	1660
30	509	1200
31	510	1200
	Total Area	44965

However, there is no change in built up area allotted towards the individual shares, necessary stamp duty was already paid thereon.

B. N. Reddy

For NEWLAND CONSTRUCTION

 Managing Partner

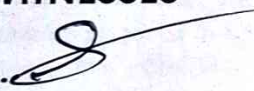
SCHEDULE OF THE PROPERTY

All that the **Part of Open Land in Survey No.174/1/2**, admeasuring area to **3250 Square Yards** (Out of 4399 Square Yards) situated at **AMEENPUR VILLAGE**, Under the Municipal Limits of Ameenpur, Ameenpur Mandal, Sangareddy Telangana State, and bounded as follows:

NORTH	:	Neighbor's Land.
SOUTH	:	33' Wide Road.
EAST	:	Neighbor's Land.
WEST	:	40' Wide Road.

IN WITNESS WHEREOF the Land Owners and Developers have signed on this Supplementary Agreement with free will and consent on the day, month and year first above mentioned.

WITNESSES

1. 
2. J. L. V. Mathi Reddy


SIGN. OF FIRST PARTY

For NEWLAND CONSTRUCTIONS

 
Managing Partner Managing Partner
SIGN. OF SECOND PARTY