

ORIGINAL



This document consists of 8 sheets
First Sheet of Doc. No. 540 of Book I
14-15

SALE DEED:

THIS DEED OF SALE IS MADE AND EXECUTED AT BANGALORE ON THIS THE SEVENTH DAY OF MAY YEAR TWO THOUSAND FOURTEEN (07/05/2014) BY:

MRS. RITU BHARDWAJ

Aged about 38 years

Daughter of Sri. D.P. Bhardwaj

Residing presently at 2401, NE 65th Street,
#404, Fort Lauderdale,

FL33308, USA, represented herein by her
Power of Attorney holder, Mr. D.P. Bhardwaj

hereinafter referred to as the 'VENDOR'

(Which expression shall wherever the context so requires shall mean and include her heirs, legal representatives, administrators, executors and assigns etc.) OF THE ONE PART:

:AND:

M/S. PRESTIGE ESTATES PROJECTS LIMITED

A Company incorporated under The Companies Act, 1956, having its Registered Office at: 'The Falcon House', No.1, Main Guard Cross Road, BANGALORE - 560 001, represented herein by its Managing Director: **Mr. IRFAN RAZACK**

hereinafter referred to as the 'AGREEMENT HOLDER'

(Which expression shall wherever the context so requires shall mean and include its successors in interest and assigns etc.) OF THE SECOND PART:



Print Date & Time : 29-05-2014 12:30:20 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 540

ಶಿವಾಜಿನಗರ ದೆಲ್ಲಿರುವ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 29-05-2014 ರಂದು 12:00:09 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	123280.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	420.00
3	ದ್ವಿ ಪ್ರತಿ ಶುಲ್ಕ	100.00
	ಒಟ್ಟು :	123800.00

ಶ್ರೀ M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain			

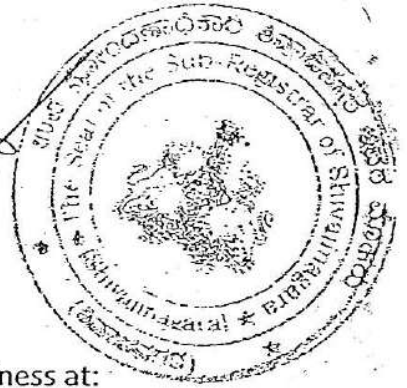
ಹರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳ
ಸಹಿ ರವರ
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain . (ಬರೆದುಕೊಡುವವರು)			
2	Mrs. Ritu Bhardwaj Rep by her PA Holder Mr. D. P. Bhardwaj . (ಬರೆದುಕೊಡುವವರು)			

ಹರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

2 Sheet of Dec. No. 540 C. Book 1
14-15



IN FAVOUR OF

M/S. ASWAN VENTURES

A Partnership firm,

having its Principal place of business at:

Nos. 35/1 Yellapa Chetty Layout, Ulsoor Road

BANGALORE - 560 042,

represented herein by its Partner:

Mr. MUZZAKIR HUSSAIN

hereinafter referred to as the 'PURCHASER'

(Which expression shall wherever the context so requires shall mean and include his/her their heirs, legal representatives, administrators, executors and assigns etc.) OF THE LAST PART:

WITNESSETH:

WHEREAS the Vendor herein is the sole absolute owner by title and in actual possession and enjoyment of all that piece and parcel of land measuring about 4600 Sq. ft. with building built thereon in Site No.24 and 25 formed in Sy.No.43/5 of Pattandur Agrahara Village, K.R.Puram Hobli, Bangalore South Taluk, Bangalore, which is morefully described in Schedule herein and hereinafter referred to as 'SCHEDULE PROPERTY'

WHEREAS, one Mr. Munivenkatappa was the original owner of land in Sy.No.43/5 (Old No.43) measuring about 2 Acre 9 guntas in Pattandur Agrahara Village, K.R.Puram Hobli, Bangalore East Taluk, Bangalore (hereinafter referred to as the Larger Property) and he sold the Larger Property in favour of Mr. Giriraja Gowda in terms of sale deed dated 18.12.1963, registered as document No. 4504/1963-64, Book-I, Volume 425, pages 239 to 241, in the office of the sub-registrar Bangalore South Taluk, Bangalore.

WHEREAS the Mr. Giriraja Gowda, after the purchase of the Larger Property applied for the conversion and the same has been converted from agricultural purpose to non-agricultural residential purposes by the order of the Deputy Commissioner Bangalore District, by his endorsement in O.M.No.N.DIS. ALNSR 6359 dated 27.09.1972.

[Handwritten signature]

[Handwritten signature]

[Handwritten signature]

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
3	M/s. Prestige Estates Projects Limited Rep by its Managing Director.Mr. Irfan Razack Rep by his SPA Holder Mr. T.K. Thyagaraj ("Agreement Holder") (ಬರೆದುಕೊಡುವವರು)			

ಹಿರಿಯ ಅಧಿಕಾರಿಗಳಿಗೆ
ಹಿರಿಯ ಅಧಿಕಾರಿಗಳಿಗೆ
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು

3 Sheet of Doc. No. 540 Book 1
14-15



WHEREAS said Mr. Giriraja Gowda along with his family members subsequently sold the converted land in Sy.No.43/5 measuring 2 Acre 9 gunta in favour of Sri James Giddens, in terms of Sale Deed dated 22.10.1974, registered as document No. 6168, Book-I, in the office of the Sub-registrar Bangalore South Taluk, Bangalore.

WHEREAS the aforesaid Mr. James Giddens had formed a lay-out in the converted land bearing Sy.No.43/5 measuring 2 acre 9 guntas carving out several house sites after leaving the internal roads in the lay-out and sold the Site No. 24 measuring approximately 2880 Sq.ft. and Site No.25 measuring 1720 Sq. ft. in favour of Mr. P.A. Middleton, in terms of the sale deed dated 22.03.1975, registered as document No. 9352/1974-75, Book-I, Volume 1138, pages 114 to 117, registered in the office of sub-registrar, Bangalore South Taluk.

WHEREAS, subsequently Mr. P.A. Middleton secured the plan sanction from Whitefield Village Panchayath for construction of building in Schedule property and sold the Schedule property along with building built thereon in favour of Mrs. Dharam Rani Bhardwaj, in terms of the sale deed dated 02.03.1981, registered as document No. 12447/1980-81, in the office of the Sub-registrar Bangalore south Taluk.

WHEREAS Mrs. Dharam Rani Bhardwaj settled Schedule Property in favour of the Vendor herein in terms of a deed of settlement dated 06.06.1986, registered as Document No. 1085/1986-87, Book-I, Volume- 2442, pages 85 to 88, registered in the office of the sub-registrar, Bangalore South Taluk and thus the Vendor herein has acquired the absolute, right, title and/or interest in and over the Schedule property by paying taxes and other outgoing regularly to the concerned authorities.

WHEREAS the Vendor has further represents that the correct extent of the Schedule Property is 4600 Sq.ft., however due to inadvertence both in sale deed dated 02.03.1981, registered as document No. 12447/1980-81, in the office of the Sub-registrar Bangalore south Taluk and the settlement deed dated 06.06.1986, registered as Document No. 1085/1986-87, Book-I, Volume- 2442, pages 85 to 88, registered in the office of the sub-registrar, Bangalore South Taluk, the extent of Schedule Property is stated to be 5590 sq.ft.

WHEREAS the Vendor is thus fully seized and possessed of the Schedule Property with power and authority to sell or deal with the same as she deems it fit.

[Handwritten signatures]

ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Satish Poojari The Falcon House, No. 1, Main Guard Cross Road, B'lore	
2	Sudhakar No. 20, Vittal Mallya Road, B'lore	

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಶಿವಾಜಿನಗರ. ಬೆಂಗಳೂರು,

No Difference Between Original and Duplicate, Registered along with One Duplicate Copy

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ. ಬೆಂಗಳೂರು.

 1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ SHV-1-00540-2014-15 ಆಗಿ ಸಿ.ಡಿ. ಸಂಖ್ಯೆ SHVD178 ನೇ ಧರಲ್ಲಿ ದಿನಾಂಕ 29-05-2014 ರಂದು ಮೊಂಡಾಯಿಸಲಾಗಿದೆ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ (ಶಿವಾಜಿನಗರ)	
--	--

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ. ಬೆಂಗಳೂರು.

Designed and Developed by C-DAC, ACTS, Pune

4 Sheet of Doc. No. 540 G. Book 9
He-15



WHEREAS the Vendor being in need of funds to meet her legal and family necessities and also to buy for herself a suitable residential apartment, had agreed to sell the Schedule Property to the Agreement Holder herein in terms of the Agreement to Sell dated 21/04/2012 free from all encumbrances and the Agreement Holder had agreed to purchase the Schedule Property for a consideration of Rs.1,23,28,000/- (Rupees One Crore Twenty Three Lakhs Twenty Eight Thousand Only) free from all encumbrances and had paid a sum of Rs. Rs.23,28,000/- (Rupees Twenty Three Lakhs Twenty Eight Thousand Only) towards part payment of sale consideration and agreed to pay the balance on registration of the Sale Deed.

WHEREAS the Agreement Holder in terms of the said Agreement to Sell is entitled to purchase the Schedule Property in its own name or nominate anyone else to the buyer of the Schedule Property;

WHEREAS the Purchaser herein after having satisfied with the title of the Vendor has approached the Agreement Holder and offered to purchase the Schedule Property and the Agreement Holder has accordingly nominated the Purchaser to be buyer of the Schedule Property and the Agreement Holder has called upon the Vendor to complete the sale of the Schedule Property in favour of the Purchaser agreeing to join in the execution of the sale in confirmation of the nomination.

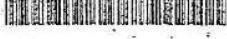
NOW THIS DEED OF WITNESSETH AS FOLLOWS:

That in pursuance of the aforesaid, and in consideration of the payment of the sale price of Rs.1,23,28,000/- (Rupees One Crore Twenty Three Lakhs Twenty Eight Thousand Only) paid by the Agreement Holder/Purchaser to the Vendors as follows:-

- a) Rs.23,28,000/- (Rupees Twenty Three Lakhs Twenty Eight Thousand only) vide Cheque bearing No.001953 dated 16.04.2012 drawn on Andhra Bank, N.R. Road Branch, Bangalore; drawn in favour of Vendor by the Agreement Holder;
- b) Rs.99,00,000/- (Rupees Ninety Nine Lakhs Only) vide its cheque bearing No.751808 dated 07/04/2014, drawn on J&K Bank, Mission Road Branch, Bangalore, drawn in favour of the Vendor and paid by the Agreement Holder;

T. J. J. J.

[Signature] *[Signature]*



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಮೊದಲಣ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain ; ಇವರು 690920.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಕಡದ ಪಾವತಿಯ ವಿವರ
ನಗದು ರೂಪ	520.00	Paid in Cash
ಇತರೆ ಬ್ಯಾಂಕ್ ಪೇ ಆರ್ಡರ್	690400.00	Pay Order No.790346 Dt. 28/05/14 Drawn on HSBC
ಒಟ್ಟು :	690920.00	

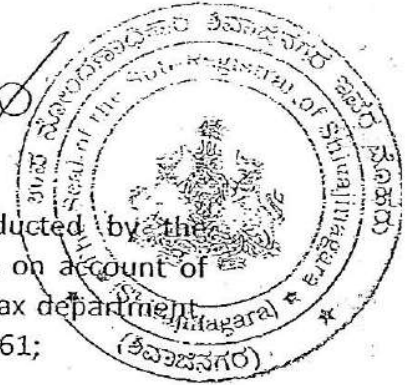
ಸ್ಥಳ : ಶಿವಾಜಿನಗರ

ದಿನಾಂಕ : 29/05/2014

ಉಪ-ಮೊದಲಣ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ
ಹಿರಿಯ ಉಪ-ಮೊದಲಣ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿಗಳು
(ಶಿವಾಜಿನಗರ)
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

Designed and Developed by C- DAC ACTS Pune.

Sheet of Doc. No. 540 C, Book 1
16-15



c) Rs.1,00,000/- (Rupees One Lakhs Only) has been deducted by the Agreement Holder as income tax at source on account of the Vendor and for remittance to Income Tax department under Section-194 IA of Income Tax Act of 1961;

thus totaling to Rs.1,23,28,000/- (Rupees One Crore Twenty Three Lakhs Twenty Eight Thousand Only) the receipt of which sum the Vendor hereby admit and acknowledge in full and final settlement of sale price and acquit the Agreement Holder and the Purchaser from any further payment and in consideration thereof, the Vendor doth hereby grant, convey, sell, transfer and assign UNTO AND TO THE USE of the Purchaser all her right, title, interest, ownership and other rights in 'Schedule Property', as and by way of absolute sale free from all encumbrances, attachments, litigations, maintenance charges, claims and demands whatsoever together with all the rights of way, easements, water courses, drains, privileges, appurtenances, advantages of whatsoever nature pertaining to or belonging to the 'Schedule Property' and all other rights, privileges and amenities belonging thereto TO HAVE AND TO HOLD the 'Schedule Property' and every part thereof TO AND UNTO THE Purchaser absolutely and forever.

The Purchaser has separately reimbursed the Agreement Holder all the amount paid to the Vendor, the receipt of which the Agreement Holder hereby acknowledge and confirm in full settlement.

The Vendor has this day delivered to the Purchaser actual, vacant possession of the Schedule Property and the Purchaser hereby confirm having taken possession of the Schedule Property from the Vendor. The Purchaser shall hereafter hold, possess and enjoy the 'Schedule Property' as absolute owner and it shall be lawful for the Purchaser at all times to possess, occupy and enjoy the 'Schedule Property' hereby conveyed and sold with all its appurtenances together with all the rights and benefits without any interference from the Vendor and her predecessors-in-title.

The Vendor hereby covenants with the Purchaser that notwithstanding any act deed or thing heretofore done, executed or knowingly suffered, the Vendor has full power and absolute authority and indefeasible title to sell the 'Schedule Property' and the same is free from all encumbrances, charges, claims of any kind and the Purchaser shall hereafter peacefully and actually HOLD, POSSESS AND ENJOY the 'Schedule Property' without any let, claim or demand, disturbance or interruption whatsoever from the Vendors and/or from persons claiming through or under her.

[Signature]

[Signature]

[Signature]



The Vendor further covenants that she shall, at her cost, do or execute or cause to be done or executed all such lawful and useful acts, deeds and things and execute deeds of further assurances, confirmation deeds, rectification deeds and other things whatsoever for further and more perfectly and more fully conveying and assuring ownership and possession of the 'Schedule Property' and every part thereof in the manner aforesaid according to the true intent and meaning of this deed.

The Vendor hereby assures and covenants with the Purchaser that there are no encumbrances or any settlement, will, charge, lien, mortgages, attachments, maintenance charges, agreements, order or decree pending or threatened legal proceedings or land acquisition proceedings or notifications of any kind or any other claims on the 'Schedule Property' which may in any manner adversely affect the rights of the Vendors to convey the full and absolute ownership of the Schedule Property and in case any claims, the Vendor agrees to answer such claims and demands and protect the Purchaser there from and accordingly offer full and complete indemnity.

The Vendor assures that apart from her, there are no other person/s interested in the Schedule Property or portions thereof and the Vendor hereby agrees to indemnify and keep the Purchaser at all times fully indemnified and harmless against any loss or liability, action or proceedings, cost or claims which may arise against the Purchaser or on the 'Schedule Property' by reason of any defect in or want of title on the part of the Vendors and/or breach of the terms of this sale. The Vendor agrees and bind to defend the right, title, interest and ownership of the Purchaser herein against all claims and demands and the expenses in this regard will be fully borne to by the Vendor.

The Vendor has paid and discharged the taxes, levies, cesses and other outgoing in respect of the 'Schedule Property' upto the date of the this sale deed and the Purchaser shall pay the same hereafter from this day and in case any taxes or charges are still due and unpaid in respect of the 'Schedule Property' the same shall be paid by the Vendor.

The Vendor has delivered all the original title deeds in respect of the Schedule Property to the Purchaser and the Purchaser hereby acknowledge the receipt of the same.

7 Sheet of Doc. No. 540 C. Book 14-15



That by virtue of this deed, the Purchaser shall be entitled to secure change of Katha of the Schedule Property in its/their name and also secure transfer of electricity and water connections provided to the Schedule Property in its/their name.

The Agreement Holder hereby confirm having nominated the Purchaser to be the ultimate buyer of the Schedule Property and hereby declare and confirm that the Agreement Holder has transferred its right to purchase the Schedule Property under the Agreement to Sell dated 21/04/2012 in favour of the Purchaser and that it has no subsisting right, title or interest over the Schedule Property and the Purchaser shall hereafter hold, posses, own and enjoy the Schedule Property without any let claim or hindrance of the Agreement Holder or any person/s claiming through or under them.

The Purchaser has paid the stamp duty and registration fee payable of this deed.

The Income tax permanent accounts number of the Vendor and the Purchaser are as under:

Vendor : AAJPB5076G
 Agreement Holder : AABCP 8096K
 Purchaser : AAZFA6309D

: SCHEDULE:

All that piece and parcel of Residential House Sites bearing No. 24 and 25 formed in Sy.No. 43/5 of Pattandur Agrahara Village, K.R.Puram Hobli, Bangalore East Taluk, Bangalore totally admeasuring 4600 Sq.ft. together with old Residential House measuring 700 Sq.ft. constructed on Brick and Clay, Asbestos Roof, cement flooring, windows and doors are made up of Jungle Wood and water and electricity connections are provided to this building and bounded by:-

East : 20 ft. wide lay-out Road and site No. 26;
 West : Property of K.D.Anderson;
 North : Site No.23; and
 South : Property formerly owned by Mrs. D.Blott.

8
Sheet of Doc. No. 540
C. Book 1
16-15



IN WITNESS WHEREOF the VENDOR, AGREEMENT HOLDER and the PURCHASER have hereunto set their respective hands unto this deed on the day, month and year aforementioned.

WITNESSES:

1. *Ritu Bhardwaj*
Catech project
no. 1, Falcon House
Rajmangal Road,
R. Jose-01

Ritu Bhardwaj
RITU BHARDWAJ

Represented by her Power of Attorney
holder Mr. D.P. Bhardwaj
VENDOR

for M/s. PRESTIGE ESTATES PROJECTS LTD.

2. *Irfan Razack*
37/23, ULSOOR ROAD,
BANGALORE.

Irfan Razack
IRFAN RAZACK
Managing Director
AGREEMENT HOLDER

For M/S. ASWAN VENTURES

Muzzakir Hussain
Represented by its Partner
MUZZAKIR HUSSAIN
PURCHASER

D. K. Thyagaraj
D. K. Thyagaraj
D. K. THYAGARAJ
Sahib
Bangalore.

ORIGINAL



This document consists of 7 sheets
First Sheet of Doc. No. 541 of Book I
14-15

SALE DEED:

THIS DEED OF SALE IS MADE AND EXECUTED AT BANGALORE ON THIS 13th SEVENTH DAY OF MAY YEAR TWO THOUSAND FOURTEEN (07/05/2014) BY:

MRS. RITU BHARDWAJ

Aged about 38 years

Daughter of Sri. D.P. Bhardwaj

Residing at 2401, NE 65th Street,

#404, Fort Lauderdale,

FL33308, USA, represented herein by her

Power of Attorney holder, Mr. D.P. Bhardwaj

hereinafter referred to as the 'VENDOR'

(Which expression shall wherever the context so requires shall mean and include her heirs, legal representatives, administrators, executors and assigns etc.) OF THE ONE PART:

:AND:

M/S. PRESTIGE ESTATES PROJECTS LIMITED

A Company incorporated under The Companies Act, 1956, having its Registered Office at:

'The Falcon House', No.1,

Main Guard Cross Road,

BANGALORE - 560 001,

represented herein by its Managing Director:

Mr. IRFAN RAZACK

hereinafter referred to as the 'AGREEMENT HOLDER'

(Which expression shall wherever the context so requires shall mean and include its successors in interest and assigns etc.) OF THE SECOND PART:

[Signature]

[Signature]

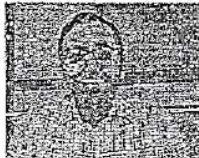
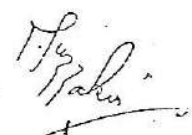
[Signature]

ಕೆಎಸ್‌ಎಸ್‌ಎಸ್‌ಎಸ್ : 541

ಶಿವಾಜಿನಗರ ದಲ್ಲಿರುವ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 29-05-2014 ರಂದು 12:19:46 PM ಗೆಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ.

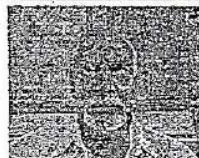
ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	476720.00
2	ಸ್ಟ್ಯಾಂಪ್ ಫೀ	385.00
3	ದ್ವಿ ಪ್ರತಿ ಶುಲ್ಕ	100.00
	ಒಟ್ಟು :	477205.00

ಶ್ರೀ M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain			

ಹರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗ
ಸಹಿ ರಟ್ಟಿಸಾರ
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain . (ಬರೆಸಿಕೊಂಡವರು)			
2	Mrs. Ritu Bhardwaj Rep by her PA Holder Mr. D. P. Bhardwaj . (ಬರೆದುಕೊಡುವವರು)			

ಹರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

2 Sheet of Doc. No. SL-16-15 Book 1



IN FAVOUR OF

M/S. ASWAN VENTURES

A Partnership firm,

having its Principal Place of business at:

Nos. 35/1 Yellapa Chetty Layout, Ulsoor Road
BANGALORE - 560-042,

represented herein by its Partner:

Mr. Muzzakir Hussain

hereinafter referred to as the 'PURCHASER'

(Which expression shall wherever the context so requires shall mean and include his/her their heirs, legal representatives, administrators, executors and assigns etc.) OF
THE LAST PART:

WITNESSETH:

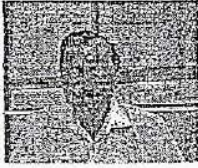
WHEREAS the Vendor herein represents that she is the absolute owner by title and in actual possession and enjoyment of all that piece and parcel of Residentially converted vacant land measuring 00 Acres 16.33 Guntas in Sy.No.43/1, Pattandur Agrahara Village, K.R.Puram Hobli, Bangalore South Taluk, Bangalore, morefully described in Schedule hereunder and hereinafter referred to as 'SCHEDULE PROPERTY' ;

WHEREAS the land in Sy. No.43/1, Pattandur Agrahara Village measuring 26 Guntas was earlier owned by Ms. Margaret Joyce Thoy, who had purchased the same from her vendor, Mr. Kenneth Douglas Stuart Anderson, in terms of a Sale Deed dated 07/08/1968, registered as Document No.2242/1968-69, in Book-I, pages 184 to 188, in the Office of the Sub-Registrar, Bangalore South Taluk;

WHEREAS the aforesaid Ms. Margaret Joyce Thoy @ Miss Thoy later on sold a portion of Sy.No.43/1 Pattandur Agrahara Village measuring 16.33 guntas i.e. the Schedule Property in favour of Mrs. Dharam Rani Bhardwaj, the mother of the Vendor herein, in terms of the Sale Deed dated 04/12/1980, registered as Document No. 8921/1980-81, Book-I, Volume-1621, pages 20 to 25 in office of the Sub-Registrar, Bangalore South Taluk ;

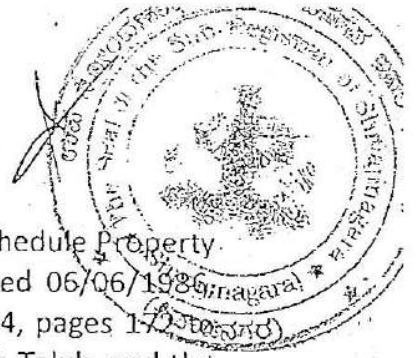
[Signature]
Ravi

[Signature]
PAGE No 2

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಪೋಟೊ	ಹೆಬ್ಬಟನ ಗುರುತು	ಸಹಿ
3	M/s. Prestige Estates Projects Limited Rep by its Managing Director Mr. Irfan Razack Rep by his SPA Holder Mr. T. K. Thyagaraj ("Agreement Holder"). (ಬರೆದುಕೊಡುವವರು)			

ಹರಿಯ ಸಹಿ ರಜಾಕರ್
ಹರಿಯ ಸಹಿ ರಜಾಕರ್
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

3 Sheet of Dec. No. 541, Book 9, 16-15



WHEREAS the Mrs. Dharam Rani Bhardwaj later on settled the Schedule Property in favour of the Vendor in terms of a Deed of Settlement dated 06/06/1986 registered as Document No. 1086/1986-87, Book-I, Volume- 2434, pages 172 to 174, registered in the office of the sub-registrar, Bangalore South Taluk, and the Vendor thus acquired the absolute ownership right, title and/or interest in the Schedule property and she is in peaceful possession and enjoyment of the Schedule Property by paying taxes and other outgoing regularly to the concerned authorities ;

WHEREAS the Vendor has applied and secured conversion of the Schedule Property from agricultural purpose to non agricultural residential purposes vide Official Memorandum bearing No: ALN [EKHW] SR 32/2012-13, dated 28/08/2012 issued by the Deputy Commissioner, Bangalore District, Bangalore and the Schedule Property can now be used for non agricultural residential or other purposes permissible under the zoning regulations;

WHEREAS the Vendor is thus fully seized and possessed of the Schedule Property with power and authority to sell or deal with the same as she deems it fit ;

WHEREAS the Vendor being in need of funds to meet her legal and family necessities and also to buy for herself a suitable residential apartment, had agreed to sell the Schedule Property to the Agreement Holder herein in terms of the Agreement to Sell dated 21/04/2012, free from all encumbrances and the Agreement Holder had agreed to purchase the Schedule Property for a consideration of Rs.4,76,72,000/- (Rupees Four Crore Seventy Six Lakh Seventy Two Thousand Only) free from all encumbrances and had paid a sum of Rs. Rs.76,72,000/-(Rupees Seventy Six Lakh Seventy Two Thousand Only) towards part payment of sale consideration and agreed to pay the balance on registration of the Sale Deed.

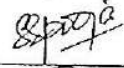
WHEREAS the Agreement Holder in terms of the said Agreement to Sell is entitled to purchase the Schedule Property in its own name or nominate anyone else to the buyer of the Schedule Property;

WHEREAS the Purchaser herein after having gone through the title of the Vendor has approached the Agreement Holder and offered to purchase the Schedule Property and the Agreement Holder has accordingly nominated the Purchaser to be buyer of the Schedule Property and the Agreement Holder has called upon the Vendor to complete the sale of the Schedule Property in favour of the Purchaser agreeing to join in the execution of the sale in confirmation of the nomination;

[Signature]

[Signature]

ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Satish Poojari The Falcon House, No. 1, Main Guard Cross Road, B'lore	
2	Sudhakar No. 20, Vittal Mallya Road, B'lore	

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು,

No Difference Between Original and Duplicate, Registered along with One Duplicate Copy

ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು,

 1-ನೇ ಪ್ರಸ್ತೇದ ದಸ್ತಾವೇಜು ನಂಬರ್ SHV-1-00541-2014-15 ಆಗಿ ಸಿ.ಡಿ. ನಂಬರ್ SHVD178 ನೇ ಧರಲ್ಲಿ ದಿನಾಂಕ 29-05-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ (ಶಿವಾಜಿನಗರ) ಹಿರಿಯ ಉಪನೋಂದಣಾಧಿಕಾರಿಗಳು ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು,	
---	---

Designed and Developed by C-DAC, ACTS, Pune

Sheet of Doc. No. 541 C Book F
16-15



NOW THIS DEED OF WITNESSETH AS FOLLOWS:

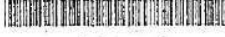
That in pursuance of the aforesaid, and in consideration of the payment of the sale price of Rs.4,76,72,000/- (Rupees Four Crore Seventy Six Lakh Seventy Two Thousand Only) paid by the Agreement Holder/Purchaser to the Vendors as follows:-

- a) Rs.76,72,000/- (Rupees Seventy Six Lakh Seventy Two Thousand) vide *Cheque bearing No.001954 dated 16.04.2012, drawn on Andhra Bank, N.R.Road Branch, Bangalore, drawn in favour of the Vendor by the Agreement Holder;*
- b) Rs.3,96,00,000/- (Rupees Three Crores Ninety Six Lakhs Only) vide its cheque bearing No.751807 dated 07/04/2014, drawn on J&K Bank, Mission Road Branch, Bangalore, drawn in favour of the Seller and paid by the Agreement Holder;
- c) Rs.4,00,000/- (Rupees Four Lakhs Only) has been deducted by the Agreement Holder as income tax at source on account of the Vendor and for remittance to Income Tax department, under Section-194 IA of Income Tax Act of 1961;

thus totaling to Rs.4,76,72,000/- (Rupees Four Crore Seventy Six Lakh Seventy Two Thousand Only) the receipt of which sum the Vendor hereby admit and acknowledge in full and final settlement of sale price and acquit the Agreement Holder and the Purchaser from any further payment and in consideration thereof, the Vendor doth hereby grant, convey, sell, transfer and assign UNTO AND TO THE USE of the Purchaser all her right, title, interest, ownership and other rights in 'Schedule Property', as and by way of absolute sale free from all encumbrances, attachments, litigations, maintenance charges, claims and demands whatsoever together with all the rights of way, easements, water courses, drains, privileges, appurtenances, advantages of whatsoever nature pertaining to or belonging to the 'Schedule Property' and all other rights, privileges and amenities belonging thereto TO HAVE AND TO HOLD the 'Schedule Property' and every part thereof TO AND UNTO THE Purchaser absolutely and forever.

The Purchaser has separately reimbursed the Agreement Holder all the amount paid to the Vendor, the receipt of which the Agreement Holder hereby acknowledge and confirm in full settlement.

[Signatures]



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 M/s. Aswan Ventures Rep by its Partner Mr. Muzzakir Hussain , ಇವರು 2694120.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ನೆಗದು ರೂಪ	520.00	Paid in Cash
ಇತರೆ ಬ್ಯಾಂಕ್ ಪೇ ಆರ್ಡರ್	2669700.00	Pay Order No. 790345 Dt. 28/05/14 Drawn on HSBC
ಇತರೆ ಬ್ಯಾಂಕ್ ಪೇ ಆರ್ಡರ್	23900.00	Pay Order No. 790348 Dt. 28/05/14 Drawn on HSBC
ಒಟ್ಟು :	2694120.00	

ಸ್ಥಳ : ಶಿವಾಜಿನಗರ

ದಿನಾಂಕ : 29/05/2014

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಅಧಿಕಾರಿ
ಹಿರಿಯ ಉಪನೋಂದಣಿ ಅಧಿಕಾರಿಗಳು
(ಶಿವಾಜಿನಗರ)
ಶಿವಾಜಿನಗರ. ಬೆಂಗಳೂರು.

Designed and Developed by C- DAC ,ACTS Pune.

Sheet of Doc. No. 541 Book 1
16-15



The Vendor has this day delivered to the Purchaser actual, vacant possession of the Schedule Property and the Purchaser hereby confirm having taken possession of the Schedule Property from the Vendor. The Purchaser shall hereafter hold, possess and enjoy the 'Schedule Property' as absolute owner and it shall be lawful for the Purchaser at all times to possess, occupy and enjoy the 'Schedule Property' hereby conveyed and sold with all its appurtenances together with all the rights and benefits without any interference from the Vendor and her predecessors-in-title.

The Vendor hereby covenants with the Purchaser that notwithstanding any act deed or thing heretofore done, executed or knowingly suffered, the Vendor has full power and absolute authority and indefeasible title to sell the 'Schedule Property' and the same is free from all encumbrances, charges, claims of any kind and the Purchaser shall hereafter peacefully and actually HOLD, POSSESS AND ENJOY the 'Schedule Property' without any let, claim or demand, disturbance or interruption whatsoever from the Vendors and/or from persons claiming through or under her.

The Vendor further covenants that she shall, at her cost, do or execute or cause to be done or executed all such lawful and useful acts, deeds and things and execute deeds of further assurances, confirmation deeds, rectification deeds and other things whatsoever for further and more perfectly and more fully conveying and assuring ownership and possession of the 'Schedule Property' and every part thereof in the manner aforesaid according to the true intent and meaning of this deed.

The Vendor hereby assures and covenants with the Purchaser that there are no encumbrances or any settlement, will, charge, lien, mortgages, attachments, maintenance charges, agreements, order or decree pending or threatened legal proceedings or land acquisition proceedings or notifications of any kind or any other claims on the 'Schedule Property' which may in any manner adversely affect the rights of the Vendors to convey the full and absolute ownership of the Schedule Property and in case any claims, the Vendor agrees to answer such claims and demands and protect the Purchaser there from and accordingly offer full and complete indemnity.

The Vendor assures that apart from her, there are no other person/s interested in the Schedule Property or portions thereof and the Vendor hereby agrees to indemnify and keep the Purchaser at all times fully indemnified and harmless against any loss or liability, action or proceedings, cost or claims which may arise against the Purchaser or on the 'Schedule Property' by reason of any defect in or want of title on the part of the Vendors and/or breach of the terms of this sale. The Vendor agrees and bind to defend the right, title, interest and ownership of

T. S. S.

[Signature]

6 Sheet of Doc. No. 541, Book 9
14-15

the Purchaser herein against all claims and demands and the expenses in this regard will be fully borne to by the Vendor.

The Vendor has paid and discharged the taxes, levies, cesses and other outgoing in respect of the 'Schedule Property' upto the date of the this sale deed and the Purchaser shall pay the same hereafter from this day and in case any taxes or charges are still due and unpaid in respect of the 'Schedule Property' the same shall be paid by the Vendor.

The Vendor has delivered all the original title deeds in respect of the Schedule Property to the Purchaser and the Purchaser hereby acknowledge the receipt of the same.

That by virtue of this deed, the Purchaser shall be entitled to secure change of Katha of the Schedule Property in its/their name and also secure transfer the electricity and water connections provided to the Schedule Property in its/their name.

The Agreement Holder hereby confirm having nominated the Purchaser to be the ultimate buyer of the Schedule Property and hereby declare and confirm that the Agreement Holder has transferred its right to purchase the Schedule Property under the Agreement to Sell dated 21/04/2012 in favour of the Purchaser and that it has no subsisting right, title or interest over the Schedule Property and the Purchaser shall hereafter hold, posses, own and enjoy the Schedule Property without any let claim or hindrance of the Agreement Holder or any person/s claiming through or under them.

The Purchaser has paid the stamp duty and registration fee payable of this deed.

The Income tax permanent accounts number of the Vendor and the Purchaser are as under :

Vendor : AAJPB5076G

Agreement Holder : AABCP 8096 K

Purchaser : AAZFA6309D

Sheet of Doc. No. 541, book 1
11-15



SCHEDULE:

All that piece and parcel of immovable property being non-agricultural converted vacant land in Sy.No.43/1 of Pattandur Agrahara Village, K.R.Puram Hobli, Bangalore East Taluk, Bangalore, measuring 16 guntas (including 1 gunta of A Kharab), converted vide official memorandum bearing No: ALN [EKHW] SR 32/2012-13, dated 28.08.2012 issued by the Deputy Commissioner, Bangalore District, Bangalore and bounded by:-

- East : Property in Sy.No.43/5, Pattandur Agrahara Village;
West : Whitefield Main Road;
North : Property in Sy.No.43/2, Pattandur Agrahara Village; and
South : Property in Sy.No.44, Pattandur Agrahara Village.

IN WITNESS WHEREOF the VENDOR, AGREEMENT HOLDER and the PURCHASER have hereunto set their respective hands unto this deed on the day, month and year aforementioned.

WITNESSES:

1. *M. M. M. (Hussain Moosa)*
37/23 ILLOOR ROAD
BANGALORE.

Ritu Bhardwaj
RITU BHARDWAJ
Represented by her Power of Attorney
holder Mr. D.P. Bhardwaj
VENDOR

2. *S. S. S. (Suresh Pojasi)*
No. 1, Falcon House
Older Guwal Road
B'lore-01

for M/s. PRESTIGE ESTATES PROJECTS LTD.

Irfan Razack
IRFAN RAZACK
Managing Director
AGREEMENT HOLDER

For M/s. ASWAN VENTURES

Muzzakir Hussain
Represented by its Partner
MUZZAKIR HUSSAIN
PURCHASER

D. K. Thirumala
Ashwin
Bansal

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

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.

ತಂ

ಶಿವಮೊಗ್ಗ (ಶಿವಮೊಗ್ಗ) ಜಿಲ್ಲಾ ಮುದ್ರಾಂಕ
THE SUB-REGISTERAR OF SHIVA MUGGER

BK 1
2701
14-15

ABSOLUTE SALE DEED This document consists of 10 sheets
First Sheet of Docl No. 2701 of Book 14-15

THIS DEED OF SALE is made and executed on this **19th** day of **November**
Two Thousand Fourteen (19/11/2014)

BY

M/s. ASWAN VENTURES (PAN:AAZFA6309D), a Partnership firm, having
its Principal place of business at Nos.35/1, Yellappa Chetty Layout, Ulsoor
Road, Bangalore -560042, represented herein by its Partner **Mr. Muzzakir
Hussain**, hereinafter called the "**VENDORS**" (which term shall where the
context so admits be deemed to include its successors-in-office and
assigns) of the One Part:

For ASWAN VENTURES

Muzzakir Hussain
Partner

...2/-

Muzzakir Hussain



Print Date & Time : 19-11-2014 01:31:00 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 2701

ಶಿವಾಜಿನಗರ ದಲ್ಲಿರುವ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 19-11-2014 ರಂದು 01:07:13 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

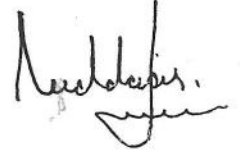
ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	18025.00
2	ಸ್ಯಾನಿಂಗ್ ಫೀ	490.00
3	ನಕ್ಷೆ ಪೈಲಿಂಗ್ ಶುಲ್ಕ	100.00
	ಒಟ್ಟು :	18615.00

ಶ್ರೀ Mr.Muddasir Hussain . . ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಬ್ಬೆಟ್ಟಿನ ಗುರುತು	ಸಹಿ
ಶ್ರೀ Mr.Muddasir Hussain . .			

ಉಪ ನೋಂದಣಾಧಿಕಾರಿಗಳು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಬ್ಬೆಟ್ಟಿನ ಗುರುತು	ಸಹಿ
1	Mr.Muddasir Hussain . (ಬರೆದುಕೊಂಡವರು)			
2	M/s Aswan Ventures Rep by his Partner Mr. Muzzakir Hussain . (ಬರೆದುಕೊಡುವವರು)			For ASWAN VENTURES  Partner

ಉಪ ನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂಇ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
This sheet can be used for any document

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ
Total stamp duty paid Rs.



-2-

2 Sheet of Doc. No. 2701 of Book 1415

IN FAVOUR OF

MR. MUDDASIR HUSSAIN (PAN:AAGPH8255E), Son of Mr. Hussain Moosa, aged about 35 years, residing at No.37/23, Yellappa Chetty Layout, Ulsoor Road, Bangalore - 560 042, hereinafter called the "**PURCHASER**" (which term shall where the context so admits be deemed to include his heirs, executors, administrators, legal representatives and assigns) of the Other Part:

For ASWAN VENTURES

[Signature]
Partner

...3/-

[Signature]

ಗುರುತಿಸುವವರು

1

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Srinivasa Rao No.14,W Street Bangalore -560025	
2	Nagnna Bytarayanapura Mysore Road, Bangalore	

ಉಪ ನೋಂದಣಾಧಿಕಾರಿಗಳು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

 1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂಬರ SHV-1-02701-2014-15 ಆಗಿ ಸಿ.ಡಿ. ನಂಬರ SHVD187 ನೇ ಧರಲ್ಲಿ ದಿನಾಂಕ 19-11-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ  ಉಪನೋಂದಣಾಧಿಕಾರಿ ಶಿವಾಜಿನಗರ (ಶಿವಾಜಿನಗರ)

Designed and Developed by C-DAC, ACTS, Pune

ಉಪ ನೋಂದಣಾಧಿಕಾರಿಗಳು
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ನಾ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-3-

3 Sheet of Doc. No. 2701 of Book 1
12-15

WHEREAS the Composite Immovable Property consisting of two portions i.e., 16 Guntas in Sy. No.43/1 and two sites measuring 4600 Sq. ft., in Sy. No.43/5 both of Pattandur Agrahara Village, K.R. Puram Hobli, Bangalore East Taluk, totally measuring 22,024 Sq. ft., was purchased by M/s. Aswan Ventures, under two sale deeds as follows:-

- Immovable Property being non-agricultural converted vacant land measuring 16 Guntas in extent in Survey No.43/1 of Pattandur Agrahara Village, K.R. Puram Hobli, Bangalore East Taluk, under a Sale Deed dated 7th May 2014, Registered as No.541/14-15 in Book-I stored in C.D.No.SHVD178 in the Office of the Sub-Registrar, Shivajinagar, Bangalore.
- Immovable Property being Residential Sites bearing Nos.24 & 25 formed in Sy. No.43/5 of Pattandur Agrahara Village, K.R. Puram Hobli, Bangalore East Taluk, totally measuring 4600 Sq. ft., under a Sale Deed dated 7th May 2014, Registered as No.540/14-15 in Book-I stored in C.D.No.SHVD178 in the Office of the Sub-Registrar, Shivajinagar, Bangalore.

For ASWAN VENTURES

Partner

...4/-



1

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 Mr.Muddasir Hussain . ., ಇವರು 100915.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	100915.00	DD No. 803321 DT 18-11-2014, The Hongkong & Shanghai Banking Corporation Limited Bangalore
ಒಟ್ಟು :	100915.00	

ಸ್ಥಳ : ಶಿವಾಜಿನಗರ

ದಿನಾಂಕ : 19/11/2014

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಯುಕ್ತ ಅಧಿಕಾರಿ
ಉಪ ನೋಂದಣಾಧಿಕಾರಿಗಳು
(ಶಿವಾಜಿನಗರ)
ಶಿವಾಜಿನಗರ, ಬೆಂಗಳೂರು.

Designed and Developed by C- DAC ,ACTS Pune.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ನಾ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-4-

4 Sheet of Doc. No. 2701 of 8001
16-15

AND WHEREAS the aforesaid Composite Property totally measuring 22,024 Sq. ft., which was under the folds of the Bruhat Bangalore Mahanagara Palike, came to be assessed to municipal taxes as one Composite Municipal No.54, (Sl. No.1436, Sy. No.41), Pattandur Agrahara, in Corporation Ward No.83, Bangalore, and Khata was registered in the name of the said M/s. Aswan Ventures, as per the Extract dated 14/11/2014 issued for the year 2014-15 by the Assistant Revenue Officer, Whitefield Sub-Division, Bruhat Bangalore Mahanagara Palike.

AND WHEREAS the said M/s. Aswan Ventures, the Vendor herein, is now thus the sole and absolute owner of the aforesaid property, which is now known as and bearing Corporation No.54 (Sl. No.1436, Sy. No.41), situated in Pattandur Agrahara, in Corporation Ward No.83, Bangalore, totally measuring 22024 Sq. ft., (hereinafter referred to as "Composite Property").

AND WHEREAS the Khata of the Composite Property continues to stand in the name of the Vendors as per the Certificate dated 14/11/2014 issued by the Assistant Revenue Officer, Whitefield Sub-Division, Bruhat Bangalore Mahanagara Palike.

AND WHEREAS the Vendors have been in absolute possession and enjoyment of the Composite Property from the date of its purchase and are fully entitled to sell, transfer or otherwise deal with the same in any manner at their absolute discretion.

...5/-

For ASWAN VENTURES

Partner

PAGE No. 7 -

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-5-

Sheet of Doc. No 2701 of Book 1
14-15

AND WHEREAS the Vendors have negotiated with Mr. Muddasir Hussain, the Purchaser herein for the sale of a small portion on the Eastern side measuring 42' x 15' = 630 Sq. ft., forming part of the Composite Property in Converted Sy. No.43/1 & 43/5, Pattandur Agrahara, K.R. Puram Hobli, Bangalore East, which is now bearing Corporation No.54 (Sl. No.1436, Sy. No.41), situated in Pattandur Agrahara, in Corporation Ward No.83, Bangalore, which portion is more fully mentioned and described in the Schedule hereunder written, which for the sake of brevity shall hereinafter be referred to as "SCHEDULE PROPERTY".

AND WHEREAS the Vendors have agreed to sell and the Purchaser has agreed to buy the Schedule Property for a total sale consideration of Rs.18,02,000/- (Rupees Eighteen Lakhs Two Thousand Only).

AND WHEREAS the aforesaid sale consideration of Rs.18,02,000/- (Rupees Eighteen Lakhs Two Thousand Only) has been paid by book adjustment.

AND WHEREAS the Vendors thus hereby acknowledges having received the aforesaid entire consideration of Rs.18,02,000/- (Rupees Eighteen Lakhs Two Thousand Only) in full and final settlement.

AND WHEREAS in pursuance thereof the Vendors have now agreed to sell and convey the Schedule Property unto and in favour of the Purchaser absolutely and free from all encumbrances.

For ASWAN VENTURES

Partner

...6/-

PAGE No. 8 -

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂಇ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-6-

6 Sheet of Doc. No 2701 # 8009
14-15

NOW THIS INDENTURE WITNESSETH that in pursuance of the aforesaid agreement and in consideration of the entire sale price of Rs.18,02,000/- (Rupees Eighteen Lakhs Two Thousand Only) already paid as aforesaid, receipt of which the Vendors do hereby acknowledge in full and final settlement of the entire consideration thereby fully discharging and acquitting the Purchaser from any further payments, the Vendors hereby transfer, sells, alienate, make over assigns and grant forever all the right, title and interest in respect of the Schedule Property in favour of the Purchaser herein, by means of this Deed of Sale, **TO HOLD and TO ENJOY** the same as absolute owner of the Schedule Property for ever without any interruption or hindrance from the Vendors or their agents or servants or any persons claiming through or under them **AND THAT** the Vendors herein hereby assure that there is no litigation in respect of the Schedule Property there is no attachment or any other encumbrances wherever on the Schedule Property and it is free of all encumbrance and the Vendors have got the marketable title to alienate the same **AND FURTHER** the Vendors hereby agree to indemnify the Purchaser against any claim, Income Tax dues, I.T. Proceedings, defect in title, acquisition, minor claims, lispendens, court proceedings, litigations, agreements, subsisting agreement rights, attachments, charges or any claims or any other statutory law in force **AND THAT FURTHER** the Vendors do hereby covenant that they have not done or knowingly suffered or been a party to any act whereby the Schedule Property herein conveyed is or may be encumbered in title, estate or otherwise howsoever or whereby the Vendors is prevented from conveying or assigning the Schedule Property or any part thereof in the manner hereinbefore appearing.

...7/-

For ASWAN VENTURES

Partner

PAGE No. 9 -

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂಇ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-7-

7 Sheet of Doc. No. 2701 of Book 16-15

The Vendors have this day placed the Purchaser in vacant possession of the Schedule Property and handed over copies of the documents of title pertaining thereto.

The Vendors have no objection for the Purchaser getting the bifurcation and khata of the Schedule Property transferred to his name in the Assessment Registers of the Bruhat Bangalore Mahanagara Palike.

The Market Value of the Schedule Property is Rs.18,02,000/- (Rupees Eighteen Lakhs Two Thousand Only).

For ASWAN VENTURES

[Signature]
Partner

...8/-

[Signature]

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-8-

8 Sheet of Doc. No. 2701 at 800/-
LRS

SCHEDULE HEREINBEFORE REFERRED TO

All that piece and parcel of immovable property being a small portion on the Eastern side forming part of the Composite Property bearing Corporation No.54 (Sl. No.1436, Sy. No.41), situated in Pattandur Agrahara, in Corporation Ward No.83, Bangalore, bounded on the

East by : Private Property bearing Site No.26;
West by : Portion of the same property retained by the Vendors
North by : 20 feet wide Layout Road;
South by : Private Property

Measuring East 42 feet; West 42 feet; North 15 feet and South 15 feet, totally measuring 630 Sq. ft., as indicated in **Red Outlines** in the plan here to annexed.

For ASWAN VENTURES

Partner
Partner

...9/-

Partner

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



-9-

9 Sheet of Doc. No 2701 at 800/-
16-15

IN WITNESS WHEREOF the VENDORS have hereunto set their hands the
day, month and year first hereinabove written.

WITNESSES:

1. Nues

Byattarayanaapur
mysore road
Bangalore

For ASWAN VENTURES

M. S. Raju
Partner

VENDORS

N. S. Raju

PURCHASER

2.

C. B. R. S. RAO
16-15
16-15

DRAFTED BY

(S. F. AHMED)
ADVOCATE
BANGALORE

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂಇ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ತಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
This sheet can be used for any document

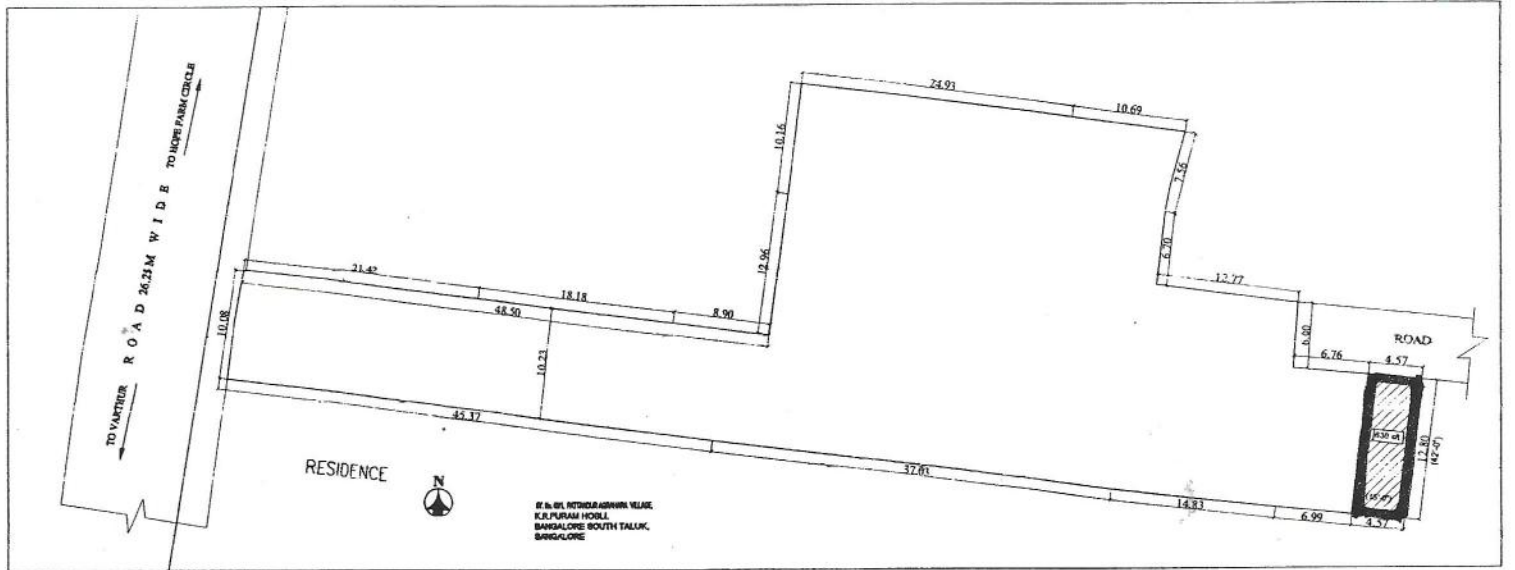
ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.



10 Sheet of Doc. No 2701 of Book 1615

PLAN SHOWING THE PROPERTY BEARING
MUNICIPAL NO.54, PATTANDUR AGRAHARA
BANGALORE



15' X 42'
(PORTION SOLD)
(Total : 630 Sq. FT)

VENDOR
FORASWAN VENTURES

Partner

PURCHASER

Nandakumar

ಗ್ರಾಮ ಸಮೂಹ 1409982050
ತಾಲ್ಲೂಕು ಮೊಹರು

ರೆಕಾರ್ಡ್ ಆಫ್ ರೈಟರ್ ಗೇಣಿ ಮತ್ತು ಪಹಣಿ ಪ್ರತಿ (R.T.C) ಫಾರಂ ನಂ. 02

ಹೋಬಳಿ: ಕೆ.ಆರ್.ಪುರ
ಗ್ರಾಮ: ಪಟ್ಟಂದೂರು ಅಗ್ರಹಾರ

ಪುಟದ ಕ್ರಮ ಸಂಖ್ಯೆ: 102
23/08/2001 TO Till Date ವರೆಗೆ

Print Page No: 1 Village Account Form No. 2
102 23/08/2001 TO Till Date ವರೆಗೆ

1. ಸರ್ವೆ ಸಂಖ್ಯೆ 43	3. ಪೀಠವಾರು ಒಟ್ಟು ವಿಸ್ತೀರ್ಣ (ಅ) ಪೂರ್ವ ಬದ್ಡಾ (ಬ) ಪೂರ್ವ ಬದ್ಡಾ (ಬ) ಉಳಿದದ್ದು	ವೆಕರೆ ಗುಂಟೆ ಆ	2. ಹೆಕ್ಟಾ 5	4. ಕಂಪಾಯ (ಅ) ಭೂ ಕಂಪಾಯ (ಬ) ಜೋಡಿ (ಕ) ಸುತ್ತುಗಳು (ಡ) ನೀರಿನ ದರ	ರೂ. ಪೈ.	9. ಕಟ್ಟಡ ಅಥವಾ ಸ್ಥಾನೀಕರಣ ಕೆಸರು ಕಂದಾಯ ಕೆಸರು ಮತ್ತು ವಿಶೇಷ	ವಿಸ್ತೀರ್ಣ ಗುಂಟೆ	ಖಾತೆ ನಂ.	10. ಕಟ್ಟಡ ಅಥವಾ ಸ್ಥಾನೀಕರಣ ರೀತಿ ಕ್ರಯದ ಮೂಲಕ	ALNSR 2241/71-72 4 -10-74	11. ಇತರೆ ಹಕ್ಕುಗಳು ಮತ್ತು ಖಾತೆಗಳು				
											ಹಕ್ಕುಗಳು:	ಖಾತೆಗಳು:	ಮಾನ್ಯತೆ	ಮಾನ್ಯತೆ	
		2,09,00.00		(ಅ) ಭೂ ಕಂಪಾಯ (ಬ) ಜೋಡಿ (ಕ) ಸುತ್ತುಗಳು (ಡ) ನೀರಿನ ದರ	3.28										
		2,09,00.00			3.28										
5. ಮಣ್ಣಿನ ಸ್ವಾಮಿತ್ವ ಮರಳು	7. ಮರಗಳ ಸಂಖ್ಯೆ ಹೆಸರು ಸಂಖ್ಯೆ	8. ಪೀಠವಾರು ಪ್ರಕಾರ ನೀರಿನ ವಿಸ್ತೀರ್ಣ ಮುಂಗಾರು ಹಿಂಗಾರು ಬಾರಾಯ್ತು ಒಟ್ಟು													
6. ಪಟಾ															
12. ಸಾಗುವಳಿ ಮತ್ತು ಗೇಣಿಯ ವಿವರಗಳು															
ವರ್ಷ ಮತ್ತು ಕಾಲ 1	ವ್ಯವಹಾರದ ಕೆಸರು ಮತ್ತು ವಾಸ್ತವ 2	ಸಾಗುವಳಿ ಪದ್ಧತಿ 3	ಗೇಣಿಯ ವಿವರ ವಿಸ್ತೀರ್ಣ 4	ಭೂಮಿಯ ಉಪಯೋಗ ವರ್ಗ 5	ಮಿಮೀ 6	ಮಿಮೀ 7	ಮಿಮೀ 8	ಮಿಮೀ 9	ಮಿಮೀ 10	ಮಿಮೀ 11	ಮಿಮೀ 12	ನೀರಿನ ವಿಸ್ತೀರ್ಣ ಮೂಲ 13	ವೆಕರೆಗೆ ಉತ್ಪತ್ತಿ 14	ಮಿಮೀ 15	ಮಿಮೀ 16
2013-2014 ಮುಂಗಾರು	ಭೂಮಿ ವರ್ಗೀಕರಣದಿಂದಾಗಿ	ಸುತ್ತು	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00	2.9.00
13. ಭೂಮಿಯ ಉಪಯೋಗ ಮತ್ತು ಬೆಳೆಗಳ ವಿವರ															

ಗ್ರಾಮ ಸಮಾಜ ೨ 1 4 0 9 9 8 2 0 5 1 ರೆಕಾರ್ಡ್ ಆಫ್ ರೈಟ್ಸ್ ಗೇಣಿ ಮತ್ತು ಪಹಣಿ ಪತ್ರಿಕೆ (R.T.C) ಫಾರಂ ನಂ. 02
ತಾಲ್ಲೂಕು ಮಂಡರು ತಾಲೂಕು : ಬೆಂಗಳೂರು(ಪೂರ್ವ) ಹೋಬಳಿ : ಕೆ.ಆರ್.ಪುರ ಗ್ರಾಮ : ಪಟ್ಟಂದೂರು ಅಗ್ರಹಾರ ಪುಟದ ಶ್ರಮ ಸಂಖ್ಯೆ :

Print Page No: 1 Village Account Form No. 2
102 23/08/2001 TO Till Date ಪರಿಗ

1. ಸರ್ವೆ ಸಂಖ್ಯೆ 43	2. ಹಿಸ್ಸಾ 5	3. ಬೇತೆವಾರು	4. ಕಂದಾಯ	5. ಮುಖ್ಯ ಸಮಾಜಿ	6. ಪಟ್ಟಿ	7. ಮರಗಲ ಸಂಖ್ಯೆ	8. ಬೇತೆವಾರ ಪ್ರಕಾರ ನೀಡುವ ವಿವರ	9. ಕಟ್ಟಡ ಅಥವಾ ಇತರ ನಿರ್ಮಿತ ಕೆಲಸ	10. ಕಟ್ಟಡ ಅಥವಾ ಇತರ ನಿರ್ಮಿತ ಕೆಲಸ	11. ಇತರ ಕಟ್ಟಡ ಮತ್ತು ಬಾಡಿಗೆ	12. ಮರಗಲ ಸಂಖ್ಯೆ	13. ಬೇತೆವಾರು	14. ಮರಗಲ ಸಂಖ್ಯೆ	15. ಮರಗಲ ಸಂಖ್ಯೆ	16. ಮರಗಲ ಸಂಖ್ಯೆ
ಪಟ್ಟಿ ಮುಖ್ಯ (ಅ) ಪೂರ್ವ ಬಾಡಿಗೆ (ಬಿ) ಪೂರ್ವ (ಕ) ಮರಗಲ (ಉ) ನೀಡಿದ ದ	2.09.00.00	2.09.00.00	3.28	3.28	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0	2.9.0
2012-2013 ಮುಂಗಾರು	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ	ಭೂಮಿ ಸಂಪನ್ಮೂಲ

1. ಸರ್ವೆ ಸಂಖ್ಯೆ	3. ಪೀಠವಾರಿ ಒಟ್ಟು ಮೈಸೂರು (ಅ) ಪೂರ್ವ ಬದ್ಡಾ (ಬಿ) ಪೂರ್ವ ಬದ್ಡಾ (ಲಿ) ನೀರಿನ ದರ	ಎಕರೆ ಗುಂಟೆ	4. ಕಂದಾಯ (ಅ) ಭೂ ಕಂದಾಯ (ಬಿ) ಜೋಡಿ (ಕಿ) ಸಮಗಲು (ಲಿ) ನೀರಿನ ದರ	ರೂ. ಪೈ	9. ಕೆ.ಬಿ. ಅಥವಾ ಸ್ವಾಧೀನದಾರನ ಹೆಸರು ತಂದೆಯ ಹೆಸರು ಮತ್ತು ವಿವರ	ಮೈಸೂರು	ಖಾತೆ ಸಂ.	10. ಕೆ.ಬಿ. ಅಥವಾ ಸ್ವಾಧೀನತೆಯ ರೀತಿ	11. ಇತರ ಹಕ್ಕುಗಳು ಮತ್ತು ಮುಣ್ಣುಗಳು	
43	2.09.00.00	2.09.00.00	3.28		*ನ.ಗಿರಿರಾಜೇಗೌಡ	2.09.00.00	92	ಕ್ರಯದ ಮೂಲಕ	ALNSR 2241/71-72.4 -10-74	
2. ಹಿನ್ನೆ 5	ಒಟ್ಟು 3.28									
5. ಮಣ್ಣಿನ ಸಮೀಪ	7. ಮರಗಲ ಸಂಖ್ಯೆ	8. ಪೀಠವಾರಿ ಪ್ರಕಾರ ನೀರಾವರಿಯ ಮೈಸೂರು								
ಮರಳು	ಹೆಸರು	ಸಂಖ್ಯೆ	ಶ್ರ. ಸ. ಮೂಲ	ನೀರಾವರಿ ಮುಂಗಾರು	ಹಿರಿಯರು	ಬಾಳಯ್ಯ	ಒಟ್ಟು			
6. ಪಟ್ಟ				29.00			29.0			
12. ಹಾಗುವಳಿ ಮತ್ತು ಗೇಣಿಯ ವಿವರಗಳು										
ವರ್ಷ ಮತ್ತು ಸಾಲ 1	ವ್ಯವಹಾರದ ಹೆಸರು ಮತ್ತು ವಾಸ್ತವಳಿ 2	ಹಾಗುವಳಿ ಪಟ್ಟಿ 3	ಗೇಣಿಯ ವಿವರ			ಭೂಮಿಯ ಉಪಯೋಗ	ಮಿಶ್ರ ತರ, ಬಾಳಯ್ಯ 8	ಬೆಳೆಯ ಹೆಸರು 9		
			ಮೈಸೂರು 4	ಗುಂಟೆ 5	ವರ್ಗ 6	ಮೈಸೂರು 7	ಎ. ಗುಂಟೆ 8			
2012-2013 ಮುಂಗಾರು	ಭೂವಿವರಣೆ ನಿಯಮಗಿರುತ್ತದೆ	ಶ್ವೇತ	ಎ 4 ಗುಂಟೆ	5	6	7	8	9	29.00	29.00
13. ಭೂಮಿಯ ಉಪಯೋಗ ಮತ್ತು ಬೆಳೆಗಲ ವಿವರ										
			ಬೆಳೆಯ ಮೈಸೂರು							
			ಅಮೆಚ್, 10	ಮಿಶ್ರ, 11	ಒಟ್ಟು, 12					
			ನೀರಾವರಿಯ ಮೂಲ 13			ಎಕರೆಗೆ ಉತ್ಪಾದನೆ 14				
						ಮಿಶ್ರ ಬೆಳೆಗಲ ಒಟ್ಟು 15				
						ಮೈಸೂರು 16				

Print Page No: 1 Village Account Form No. 2
99 10/04/2007 12:30:00 TO Till Date 30th

10/04/2007 12:30:00 TO Till Date સદી 99

1. ಸರ್ವೆ ಸಂಖ್ಯೆ 43	3. ಬೇಡವಾರು ಒಟ್ಟು ವಿಸ್ತೀರ್ಣ ಪೂರ್ವ್ ಖರೀದಿ (ಅ) ಪೂರ್ವ್ ಖರೀದಿ (ಬ) ಉಳಿದದ್ದು	ಎಕರೆ ಗುಂಟೆ ಆ 0.24.00.00 0.01.00.00 0.23.00.00	4. ಕಂದಾಯ (ಅ) ಭೂ ಕಂದಾಯ (ಬ) ಜೋಡಿ (ಕ) ಮೆಚ್ಚು ಗಳು (ಡ) ನೀರಿನ ದರ	ರೂ. ಶೇ. 0.86	9. ಕೆಬ್ಬೆ ಅಥವಾ ಪ್ರಾಣಿವೈದ್ಯಕೀಯ ಹೆಸರು ತರದೆಯ ಹೆಸರು ಮತ್ತು ವಿವರ	ಮೀಟರ್ ಗುಂ 0.08.00.00	ಖಾತೆ ಸಂ. 0	10. ಕೆಬ್ಬೆ ಅಥವಾ ಪ್ರಾಣಿವೈದ್ಯಕೀಯ ರೀತಿ	11. ಇತರೆ ಹೆಚ್ಚು ಗಳು ಮತ್ತು ಪುಟಗಳು ಹೆಚ್ಚು ಗಳು: ಪುಟಗಳು:
2. ಹೆಚ್ಚು 1			ಒಟ್ಟು 0.86						
5. ಮಲ್ಟಿಸ್ಪೆಷ್ಚುಮಿನಿ	7. ಮರಗಳ ಸಂಖ್ಯೆ ಹೆಸರು ಸಂಖ್ಯೆ ಕ್ರ. ಸಂ. ನೀರಾವರಿ ಮೂಲ ಮೂಲಗಳು ಹಿರಿಯರು ಜಾಗಿಯು ಒಟ್ಟು	8. ಬೇಡವಾರ ಪ್ರಕಾರ ನೀರಾವರಿಯ ವಿಸ್ತೀರ್ಣ			*ರೀತಿ ಭರದ್ದಾಜ್ ರೀತಿ ಭರದ್ದಾಜ್	0.16.00.00	1	MR H14/2011-2012	ಬಿಂ.ಉ.ಉ.ವ ವಿಭಾಗಾಧಿಕಾರಿಗಳ ಆದೇಶ LRF(BE)/438 /95-96, ದಿ.24-12-96 ರಂತೆ ಸರ್ಕಾರಕ್ಕೆ ಮುಟ್ಟುಗೋಲು.
6. ವೆಚ್ಚ	ಕಿಂಪು-ಮಗಲು								

12. నాగువళి మరియు గేలేటియ వివరాలు									
నాగువళి మరియు ముక్కల సంఖ్య	వ్యవసాయకారణం మరియు ముక్కల సంఖ్య	నాగువళి పరిమాణం	గేలేటియ వివరాలు			గేలేటియ లక్షణాలు			మొత్తం గేలేటియ
			గేలేటియ వివరాలు	గేలేటియ వివరాలు	గేలేటియ వివరాలు	గేలేటియ లక్షణాలు	గేలేటియ లక్షణాలు	గేలేటియ లక్షణాలు	
1	2	3	4	5	6	7	8	9	10
2013-2014 ముగిసిన	గేలేటియ		0.800						
	గేలేటియ		0.160.0						

