

12

3005

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ಈ ದಸ್ತಾವೇಜು ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
ಆದೇಶ ಸಂಖ್ಯೆ 132/2003ರಡಿ 2003
ದಿನಾಂಕ 09-05-2003ರಲ್ಲಿ ಪ್ರಕಟಮಾಡಲಾಗಿದೆ

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ದಸ್ತಾವೇಜು ಹಾಗೂ
Document Sheet

ಪೆಲೆ ರೂ. 2/-

ರಾಜ್ಯ
3005
14/7/14
ದಸ್ತಾವೇಜನ್ನು ಬರೆದದ್ದಕ್ಕೂ ದಿನಾಂಕ
Date of execution

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

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

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 25th DAY OF JULY, TWO THOUSAND AND FOURTEEN (25-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI.RANGANATH.K,**
Aged about 37 years,
Son of Sri.Kenchamalappa,
2. **SMT.V.N.CHAITRA,**
Aged about 28 years,
Wife of Sri.Rangantha.K.
3. **MST.R.JEEVAN,**
Aged about 5 years,
Son of Sri.Rangantha.K.
Represented by his natural guardian
Father Sri.Rangantha.K.

ALL ARE RESIDING AT:

Kambalipura Village,
Sulibele Hobli, Hoskote Taluk,
Bangalore Rural District.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

Ranganath
vs Chaitra

[Signature]

..Contd-2

ನೇ ಪ್ರಸ್ತುತದ 3000.ನೇ ದಿನಾಂಕ 2



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 S J Developers Rep by its Managing Partner S Johnson ಇವರು 107700.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	107700.00	DD No. 751318 , Date : 24/07/2014, Corporation Bank
ಒಟ್ಟು :	107700.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 25/07/2014

ಉಪನಿರ್ದೇಶಕರು, ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ
ಕರ್ನಾಟಕ ಸರ್ಕಾರ
(ಹೊಸಕೋಟೆ)
ಹೊಸಕೋಟೆ.

Designed and Developed by C- DAC ,ACTS Pune.

1/8/2014

ಈ ದಸ್ತಾವೇಜು ಹಾಕಲಾಯಿತು ದಿನಾಂಕ 09-05-2003
ಆದೇಶ ಸಂಖ್ಯೆ 132/2003
ದಿನಾಂಕ 09-05-2003ರಲ್ಲಿ ಹಾಕಲಾಗಿದೆ

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ: ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳುವ ದಿನಾಂಕ
Date of execution

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

INFAVOUR:

2

M/s. S J DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY.**

WITNESSES AS FOLLOWS:

- I. **WHEREAS,** the Vendor No.1 named above represent to the purchaser that he is the absolute owner in actual possession and enjoyment of all that piece and parcel of land in Survey No.50/3, measuring 00.03.8 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in **ALN (HS) SR: 70/2013-14, dated 27-06-2014.** The said property is morefully described in Schedule herein and hereafter referred to as "**Schedule Property**" for brevity.
- II. **WHEREAS,** the said schedule property originally the agricultural land bearing Survey No. 50/3 an extent of 1 Acre 04 Guntas was originally owned and possessed by Sri.Hanumanthappa, son of Sri.Yoggappa Urf Sri.Jaggappa was-

Rafu
v n chaitra

[Signature]

..Contd-3

ನೇಪಥ್ಯದ 3005 ನೇ ಪದವಿ 4



Print Date & Time : 25-07-2014 01:59:51 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3005

ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 25-07-2014 ರಂದು 01:35:03 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ವೆ.
1	ನೋಂದಣಿ ಶುಲ್ಕ	19060.00
2	ಸ್ಟ್ಯಾಂಪ್ ಫೀ	420.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	19555.00

ಶ್ರೀ M/s S J Developers Rep by its Managing Partner S Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J Developers Rep by Its Managing Partner S Johnson			

ಶ್ರೀ ಮೋಹನರಾಜ್
ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J Developers Rep by Its Managing Partner S Johnson . (ಬರೆದುಕೊಂಡವರು)			
2	Ranganath K S/o Kenchamalappa self & behalf his minor son R Jeevan also . (ಬರೆದುಕೊಂಡವರು)			

ಶ್ರೀ ಮೋಹನರಾಜ್
ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಾಖಲೆಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಾಖಲೆಗನ್ನು ಬರೆದುಕೊಳ್ಳಿ ದಿನಾಂಕ
Date of execution

ಒಟ್ಟು ಮುದ್ರಾಂಕ ಕಟ್ಟಿದ ರೂ.
Total stamp duty paid Rs

ಬೆಲೆ: ರೂ. 2/-

3

-cultivating the property as tenant and thereby filed application before the Special Deputy Commissioner in case No.1887/1963-64, for Inams Abolition to declare him Occupant and register occupancy rights in his favour. The Special Deputy Commissioner for Inams Abolition passed the order on 08-08-1963 and registered the occupancy rights in favour of Sri.Hanumanthappa as occupant, hereinafter referred to as **Larger Extent of the Schedule Property**.



- III. **WHEREAS**, After death of Sri.Hanumanthappa, his children and grand children namely Sri.Venkatesh, Son of Late Sri.Doddapappaiah, Grandson of Late Sri.Hanumanthappa, Sri.Anjanappa, son of Late Sri.Hanumanthappa, Sri.Chikkapapaiah Urf Papaiah, son of Late Sri.Hanumanthappa and Sri.Kodandaramaiah, son of Late Sri.Hanumanthappa entered into a Partition deed dated 25-07-2008, with respect to Survey No. 50/3 and other Survey Numbers, registered vide document No. HSK-1-01644/2008-2009 of Book No. I stored in CD No. HSKD114, in the office of the Sub-registrar at Hoskote. Bangalore
- IV. **WHEREAS**, the said partition deed, Sri.Venkatesh was allotted a portion of 0.01.08 Guntas in the Larger Extent of the Schedule Property, Sri.Kodandaramaiah was allotted a portion of 00.02 Guntas in the Larger Extent of the Schedule Property, Sri.Chikkapapaiah Urf Papaiah was allotted a portion of 00.01.08 Guntas in the Larger Extent of the Schedule Property and remaining portion 00.39 Guntas was allotted to the Sri.Anjanappa in the Larger Extent of the Schedule Property.
- V. **WHEREAS**, the said Sri.Chikkapapaiah Urf Papaiah also sold his share of 00.1.08 Gunta, which was acquired by him by virtue of the aforesaid Partition Deed in favour of Vendor No.1 on 13-08-2012 registered vide document No. HSK-1-04247/2012-2013 of Book No. I stored in CD No. HSKD289, in the office

Ram
Vr Chaitra

[Signature]

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1 ಸಾಕ್ಷಿಗಳ ಪಟ್ಟಿ 3DRS. ಈ ಪಟ್ಟಿಯು 6 ನೇ ಪುಟ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ವೋಟಿಂಗ್	ಹೆಚ್ಚುವರಿ ಗುರುತು	ಸಹಿ
3	V N Chaitra W/o Ranganatha K. (ಬರೆದುಕೊಡುವವರು)			VN Chaitra

ಉಪ ನಿರ್ದೇಶಕರು
ಜಿಲ್ಲಾ ಪಂಚಾಯತ್.

ಈ ದಾಖಲೆಯು ಹಾಕಿಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ.15/2003ರಡಿ ದಿನಾಂಕ 2003
ದಿನಾಂಕ 09-03-2003ರಲ್ಲಿ ಹಾಕಿ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಾಖಲೆ ವಿಭಾಗ
Document Section

ಕಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ : ರೂ. 2/-

ಈ ಹಾಕಿಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಕ್ಕಾಗಿ ದಿನಾಂಕ
Date of execution

ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs

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of the Sub-registrar at Hoskote. The Vendor No.1 represent that he have absolute right to alienate the schedule property.

VI. WHEREAS, the said Sri.Kodandaramaiah also sold his share of 00.02 Gunta, which was acquired by him by virtue of the aforesaid Partition Deed in favour of Vendor No.1 on 03-09-2012, registered vide document No. HSK-1-04977/2012-2013 of Book No. I stored in CD No. HSKD296, in the office of the Sub-registrar at Hoskote. The Vendor No.1 represent that he have absolute right to alienate the schedule property. The Vendor No.1 further represents to the purchase that revenue records are standing in the name of vendor No.1 and he have paid the taxes to the concerned authorities.

VII. WHEREAS, thus the vendor No.1, having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of **Rs.19,06,000/- (Rupees Nineteen Lakh and six Thousands Only)** in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

Regd
V N Chaktra

[Signature]


..Contd-5

1 ನೇ ಪ್ರಸ್ತಕದ ದಸ್ತಾವೇಜು
ನಂ. HSK-1-03005-2014-15 ಆಗಿ
ಸಿ.ಡಿ. ನಂ. HSKD462 ನೇ ಧರಲ್ಲಿ
ದಿನಾಂಕ 25-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ


ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Shiva Kumar S/o Muniyappa M.V Extn , Hoskote Town	
2	Sohayaraj s/o Amalanathan Banasowadi ,Bangalore	

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಮೊಸರೋಟಿ.



1 ನೇ ಪ್ರಸ್ತಕದ ದಸ್ತಾವೇಜು
ನಂ. HSK-1-03005-2014-15 ಆಗಿ
ಸಿ.ಡಿ. ನಂ. HSKD462 ನೇ ಧರಲ್ಲಿ
ದಿನಾಂಕ 25-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ



ಸಹಿ ರಜಿಸ್ಟ್ರಾರ್

ನೇ ಪುಸ್ತಕದ...ನೇ ದಸ್ತಾವೇಜಿನ...ನೇ ಪುಟ

<p>ಈ ದಸ್ತಾವೇಜು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೧/೨೦೦೩ ಮತ್ತು ೨೦೦೩ ದಿನಾಂಕ ೦೨-೦೨-೨೦೦೩ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.</p>	<p>ಕರ್ನಾಟಕ ಸರ್ಕಾರ Government of Karnataka</p>	<p>ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ Document No.</p>
<p>ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಅಲಾಪ Registration and Stamps Department</p>	<p>ಬಲ: ರೂ. ೦/-</p>	
<p>ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಬಳಸಬಹುದಾಗಿದೆ This sheet can be used for any document</p>		
<p>ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ Date of execution</p>	<p>ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ. Total stamp duty paid Rs.</p>	

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VIII. NOW THIS DEED WITNESSES AS FOLLOWS:

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of **Rs.19,06,000/- (Rupees Nineteen Lakh and six Thousands Only)** paid by the purchaser to the vendors, by cheque in the presence of the witnesses, in the following manner.

- Rs. 9,60,000/- (Rupees Nine Lakh and Sixty Thousands Only)** paid by the Purchaser to the Vendors by way of Cheque bearing No. 000222, dated 24-07-2014 drawn on HDFC Bank, Whitefield branch;
- Rs. 9,46,000/- (Rupees Nine Lakh and Forty Six Thousands Only)** paid by the Purchaser to the Vendors by way of Cheque bearing No. 000223, dated 24-07-2014 drawn on HDFC Bank, Whitefield branch;

The vendors hereby jointly admit and acknowledge the receipt of above said consideration of amount and release and discharge the schedule property in favour of purchaser.

- The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.

..Contd-6

Refer
v n chaitra

[Signature]

2 ನೇ ಪುಸ್ತಕದ...ನೇ ವಸ್ತುವೇದನ...ನೇ ಪುಟ

1/2/21

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

6

- X. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendors is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- XI. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendor or any person claiming any rights through or under them.
- XII. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendors, prior to the execution of the this in respect of the schedule property.
- XIII. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendor have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

vn chaitra

[Signature]
MANAG. P.O. 7/21/2021

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ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳುವ ದಿನಾಂಕ
Date of execution

ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No.50/3, measuring 00.03.08 Guntas (~~3812 Sq.ft.~~) Situated at Ekarajapura village, Sublibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (HS) SR: 70/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by:

East by	:	Land belongs to Aambycity,
West by	:	Land belongs to Sri.Muninarayanappa survey No.50/5,
North by	:	Remaining portion of the same survey number belongs to Sri.Anjinappa.
South by	:	Remaining portion of the same survey number belongs to Sri.Venkatesh.

(The present Market value of the property is Rs.19,06,000/- (Rupees Nineteen Lakh and six Thousands Only)

R. K. Chakraborty
R. K. Chakraborty

[Signature]

...Contd-8

ಈ ದಸ್ತಾವೇಜು ಹಾಗೂ ಇತರ ದಾಖಲೆಗಳಿಗೆ
ಅನ್ವಯಿಸುತ್ತದೆ. 12 ನೇ ಪುಟ, 2003
ದಿನಾಂಕ 09-05-2003 ರಲ್ಲಿ ಪ್ರಕಟವಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು
Document Sheet

ನೇ



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 ಬರೆದ ದಿನಾಂಕ
Date of execution

ಫಾವತಿದ ರೂ. ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs

8

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, at Hoskote at Bangalore Rural District

WITNESSES:

1.

[Signature]
M. V. G. Kumar
Hoskote town

[Signature]
R. V. Chaitra

VENDORS

2. *[Signature]*
S/o Ananthu Thane
No. 249, 10th Cross
Vikkatanur Layout
Ram Srinivas Puram,
Kannur Halli,
Bangalore - 33

For S. J. DEVELOPERS
[Signature]
MANAGING PARTNER
PURCHASER

M/s. S J DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

.. Drafted by ..



[Signature]
H. M. Subbaraju
S/o. H. S. MUNIYAPPA
District Deed Writer
DWL 30/2011-2012
Hoskote, Hoskote Taluk,
Bangalore Rural District.

3010

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

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚೀಲ : ರೂ. 2/-

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

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

3010
14-15
ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 25TH DAY OF JULY TWO THOUSAND AND FOURTEEN (25-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI.SHESHAPPA,**
Aged about 48 years,
Son of Late Sri.Munishamappa Urf Muniyappa.
2. **SMT.SARASWATHAMMA,**
Aged about 43 years,
Wife of Sri.Sheshappa.
3. **MSTR.ROHITH,**
Aged about 14 years, Son of Sri.Sheshappa,
Represented by his Natural Guardians,
Mother Smt.Saraswathamma,
4. **SRI.KUVAPPA,**
Aged about 50 years,
Son of Late Sri.Munishamappa Urf Muniyappa.
5. **SMT.RATHNAMMA,**
Aged about 43 years,
Wife of Sri.Kuvappa,
6. **SRI. NAGESH,**
Aged about 27 years,
Son of Sri.Kuvappa.

...Contd-2

Seshappa

[Signature]

ನೇ ಪ್ರಸ್ತುತದ 30.10...ನೇ ದಸ್ತಾವೇಜು...ನೇ ಪುಟ



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 S J Developers Rep by its Managing Partner S. Johnson , ಇವರು 432250.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	432250.00	DD No. 751340, Date : 25/07/2014 , Corporation Bank
ಒಟ್ಟು :	432250.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 25/07/2014

ಲಾಭ ರೂ. 432250.00 ಅಧಿಕಾರಿ
ಹೊಸಕೋಟೆ (ಹೊಸಕೋಟೆ)

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಹಾ



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.

2

7. SMT. ANITHA,
Aged about 24 years,
Daughter of Sri. Kuvappa,

ALL ARE RESIDING AT:
Kambalipura Village,
Sulibele Hobli, Hoskote Tahuk,
Bangalore Rural District.

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

SRI.SAHAYARAJ,
Aged about 48 years,
Son of Late Sri.Amalanathan,
Residing at: No.249, 10th Cross,
Venkatamma Layout, Subbanna playa,
Kammnahalli, Bangalore - 560 033.
MOB- 99 800 7815

Herein after called as the 'VENDORS' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

INFAVOUR:

M/s. S J DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Contd-3

ನೇ ಪುಸ್ತಕದ 3010 ನೇ ದಸ್ತಾವೇಜಿನ 4 ನೇ ಪುಟ



Print Date & Time : 25-07-2014 02:31:29 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3010

ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 25-07-2014 ರಂದು 02:24:40 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	76500.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	525.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	77100.00

ಶ್ರೀ S J Developers Rep by its Managing Partner S.Johnson ಇವರಿಂದ ಹಾಜರಾದ ಮಾಹಿತಿ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚೆತ್ತಿನ ಗುರುತು	ಸಹಿ
ಶ್ರೀ S J Developers Rep by its Managing Partner S.Johnson			

ಉಪನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚೆತ್ತಿನ ಗುರುತು	ಸಹಿ
1	S J Developers Rep by its Managing Partner S.Johnson (ಬರೆದುಕೊಂಡವರು)			
2	Sheshappa , Saraswathamma , Rohith , Kuvappa , Rathnamma , Nagesh & Anitha Rep by GPA Holder Sohayaraj (ಬರೆದುಕೊಂಡವರು)			

ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್

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

ರಾಜ್ಯ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

3

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY**.

WITNESSES AS FOLLOWS:

- I. **WHEREAS**, the Vendors named above represent to the purchaser that they are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No.50/1, measuring 1 Acre 28 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in **ALN (HS) SR: 35/2013-2014, dated 27-06-2014**. The said property is morefully described in Schedule herein and hereafter referred to as "**Schedule Property**" for brevity.
- II. **WHEREAS**, the vendors represent to the purchaser that the schedule property belonged to one Sri.Munishamappa, son of Sri.Kuvappa who is none other than father of vendor Nos.1 and 4 having got the same, vide orders passed by the Land Tribunal at Hoskote, in case No.L.R.F (S) E.P 7/86/1975-76 dated 18-04-1979. Subsequently the Khatha Mutation was transferred in the name of Sri.Munishamappa, vide serial No. 6/1985-86.
- III. **WHEREAS**, After the death of said Sri.Munishamappa, the Inheritance Certificate extract in No. (K) 18/2000-2001 reflects that his son namely Sri.Sheshappa, inherited the Schedule Property. The Vendors represent that they have absolute right to alienate the schedule property. They further represent to the purchase that revenue records are standing in the name of 1st vendor and they have paid the taxes to the concerned authorities.

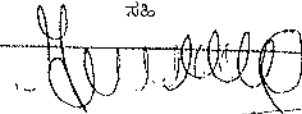
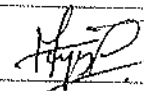
...Contd-4

Seshappa


Sri. Kuvappa

ನೇ ಪುಸ್ತಕದ 300...ನೇ ದಸ್ತಾವೇಜು...ನೇ ಪುಟ


ಗುರುತಿರುವವರು

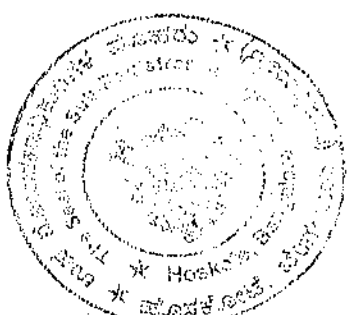
ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Shiva Kumar S/o Muniyappa M V Extn , Hoskote Town	
2	Manjunath S/o Narasimhalah Kadugodi , Bangalore	

ಉಪ ನಿರ್ದೇಶಕರು
ಹೊಸಕೋಟೆ.



1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು
ನಂಬರ HSK-1-03010-2014-15 ಅಗಿ
ಸಿ.ಡಿ. ನಂಬರ HSKD462 ನೇ ಡೈರಲ್ಲಿ
ದಿನಾಂಕ 25-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ


ಉಪ ನಿರ್ದೇಶಕರು (ಉಪನಿರ್ದೇಶಕರು)
ಹೊಸಕೋಟೆ.



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.

- 5
- b. Rs. 5,00,000/- (Rupees Five Lakhs Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 268834, dated 01-02-2008 drawn on Corporation Bank Whitefield branch;
 - c. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301104, dated 22-09-2008 drawn on Canara Bank Hoskote branch;
 - d. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301110, dated 25-10-2008 drawn on Canara Bank Hoskote branch;
 - e. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301109, dated 05-12-2008 drawn on Canara Bank Hoskote branch;
 - f. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 233143, dated 13-02-2009 drawn on Corporation Bank Whitefield branch;
 - g. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301122, dated 11-03-2009 drawn on Canara Bank Hoskote branch;
 - h. Rs. 1,00,000/- (Rupees One Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301131, dated 23-03-2009 drawn on Canara Bank Hoskote branch;

...Contd-6

[Handwritten signatures]

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

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

6

- i. **Rs. 5,00,000/-** (Rupees Five Lakh Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301130, dated 23-03-2009 drawn on Canara Bank Hoskote branch;
- j. **Rs. 1,00,000/-** (Rupees One Lakhs Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 481112, dated 16-05-2009 drawn on Corporation Bank Whitefield branch;
- k. **Rs. 50,000/-** (Rupees Fifty Thousands Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 481113, dated 16-05-2009 drawn on Corporation Bank Whitefield branch;
- l. **Rs. 1,90,000/-** (Rupees One Lakh Ninety Thousands Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301142, dated 16-05-2009 drawn on Canara Bank Hoskote branch;
- m. **Rs. 50,000/-** (Rupees Fifty Thousands Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 301129, dated 22-07-2009 drawn on Canara Bank Hoskote branch;
- n. **Rs.45,000/-** (Rupees Forty Five Thousands Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 488112, dated 10-08-2009 drawn on Corporation Bank Whitefield branch
- o. **Rs. 15,00,000/-** (Rupees Fifteen Lakhs Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 000226, dated 24-07-2014 drawn on HDFC Bank Whitefield branch

...Contd-7

Sahyarij H *[Signature]*

ನೇ ಪ್ರಸಕ್ತದ 1010 ನೇ ದಿನಾಂಕ 10


ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್-152 ಮುಖೋಮು 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/-

ತಾ 

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

p. Rs. 6,15,000/- (Rupees Six Lakh Fifteen Thousands Only) paid by the Purchaser to the Vendors by way of Cheque bearing No. 000229, dated 24-07-2014 drawn on HDFC Bank Whitefield branch

The vendors hereby jointly admit and acknowledge the receipt of above said consideration amount and release and discharge the schedule property in favour of purchaser.

- VII. The vendors as absolute owners do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendors into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.
- VIII. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendors is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- IX. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendors or any person claiming any rights through or under them.

...Contd-8

[Handwritten signatures]

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ತಾ



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.

8

X. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendors, prior to the execution of the this in respect of the schedule property.

XI. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendors have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

"SCHEDULE PROPERTY"

All that piece and parcel of converted land in Survey No.50/1, measuring 1 Acre 28 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (H.S) SR: 35/2013-14, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded on:

East by	:	Land belongs to Sri.Muninarayanappa SY NO -50/5
West by	:	Land belongs to Sri.Kuvappa and Kaluve, SY NO- 55/2 and 56
North by	:	Land belongs to Sri.NarasimheGowda and Smt.Rathnamma,50/1
South by	:	S J Developers property

...Contd-9

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

ತಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

(The present Market value of the property is Rs.46,50,000/- (Rupees Forty Six Lakhs and Fifty Thousands Only)

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District

WITNESSES:

1. *[Signature]*
Shivakumar
m & o Extension
Hoskote, taluk

[Signature]

VENDORS

Represented by their GPA
Holder
(Mr. Sahayaraj)

2. *[Signature]*
MANIVANATHA
S/O NARASIMHAIAH
No-2. HY HOMES Soisaidkange
to me Rencol. Kudugodi
Bangalore - 560063

[Signature]

PURCHASER

M/s. S.J.DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

Drafted by

[Signature]

M. K. LAKSHMINARAYANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L No 2/92-93
Bangalore District.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುನ್ಸೂಚನಾ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಘೋಷಿಸಲಾಗಿದೆ.

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 ಬರೆದುದು, ದಿನಾಂಕ
Date of execution

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

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 25th DAY OF
JULY TWO THOUSAND AND FOURTEEN (25-07-2014), AT HOSKOTE, BANGALORE
RURAL DISTRICT
BETWEEN:

1. SRI.DODDAPPAIAH,
Aged about 30 years, Son of Sri.Anjinappa,
2. SMT.PAVITHRA,
Aged about 23 years, Wife of Sri.Doddappaiah,
3. KUM. JANMITA,
Aged about 5 years, Daughter of Sri.Doddappaiah,
Represented by her Natural Guardian Father,
Sri.Doddappaiah,
4. MAST. GAMBEER,
Aged about 3 years,
Son of Sri. Doddappaiah, Represented by his Natural
Guardian Father Sri.Doddappaiah,
5. SRI.ANJINAPPA,
Aged about 63 years, Son of Late Sri.Hanumanthappa,
6. SMT.MUNILAKSHAMAMMA,
Aged about 55 years, Wife of Sri.Anjinappa,

...Contd-2

751347 25/07/2014



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 S J Developers Rep by Managing Partner S Johnson , ಇವರು 19500.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಕಡದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	19500.00	DD No. 751347, Dt: 25/07/2014, Corporation Bank
ಒಟ್ಟು :	19500.00	

ಸ್ಥಳ : ಹೊಸಹೋಟಿ

ದಿನಾಂಕ : 31/07/2014

ಅಧಿಕಾರಿ
ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಇಲಾಖೆ
ಹೊಸಹೋಟಿ

Designed and Developed by C- DAC ,ACTS Pune.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೯ 152 ಮುನ್ಸೂಚನೆಯು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

2

7. **SMT.RATHNAMMA,**

Aged about 35 years, Wife of Sri.K.N.Rajappa,
Daughter of Sri.Anjinappa,

ALL ARE RESIDING AT:

Residing at Kambalipura Village,
Sulibele Hobli, Hosakote Taluk,
Bangalore Rural District.

8. **SMT.AMMAIAHMMA,**

Aged about 33 years,
Wife of Late Rajappa, Daughter of Sri.Anjinappa,
Residing at: Marasandra village, Bidrahalli Hobli,
Bangalore East Taluk.

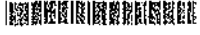
REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MR.S.JOHNSON,

Aged about 46 years,
Son of Savaridass,
Residing at: No119, 3rd Cross,
Prashanth Extension,
Near ITPL, Whitefield,
Bangalore - 560 066.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

...Contd-3



3154 4.00 ✓

Print Date & Time : 31-07-2014 12:11:22 PM

ರಸ್ತಾವೇಲು ಸಂಖ್ಯೆ : 3154

ಸೆಬ್ ರಚಿಸ್ತಾರ ಹೊಸಕೋಟೆ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 10:50:27 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	30000.00
2	ಸ್ಟ್ಯಾಂಪ್ ಫೀ	490.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	30565.00

ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson			

ಉಪ ನಿರ್ದೇಶಕರಾದಿರಿ
ಮೊಸರಮೋಟೆ.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J Developers Rep by Managing Partner S Johnson . (ಬರೆದುಕೊಂಡವರು)			
2	Doddappalah, Pavithra, Janmita, Gambeer, Anjinappa, Munilakshmmamma, Rathnamma, Ammaiahmma rep by their GPA holder S Johnson S/o Savaridass . (ಬರೆದುಕೊಂಡವರು)			

ಸೆಬ್ ರಚಿಸ್ತಾರ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ರಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬಿಡುಗಡೆ ಮಾಡಿದ ದಿನಾಂಕ
Date of execution

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

3

INFAVOUR:

M/s. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY.**

WITNESSES AS FOLLOWS:

- I. **WHEREAS**, the Vendor No.1 named above represent to the purchaser that he is the absolute owner in actual possession and enjoyment of all that piece and parcel of land in Survey No.50/2, measuring 00.20 Guntas, and Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in **ALN (H.S) SR: 71/2013-2014, dated 27-06-2014.** The said property is morefully described in Schedule herein and hereafter referred to as "**Schedule Property**" for brevity.
- II. **WHEREAS**, the said schedule property originally the agricultural land bearing Survey No. 50/2 an extent of 1 Acre 14 Guntas was originally owned and possessed by **Sri.Chikkasheshappa, son of Sri.Myakalappa** was cultivating -

...Contd-4

1 ಸೇಬ್ ನಂ. 3/54 ಸೇಬ್ ನಂ. 6 ಸೇಬ್ ನಂ. 6


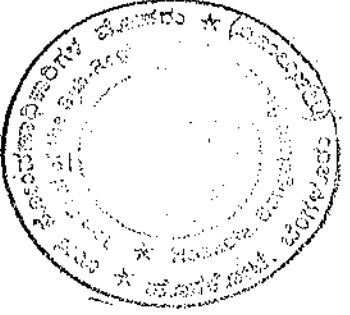

ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunatha S/o Narasimhalah Kadugodl, Bangalore	
2	Shivakumar S/o Munlyappa M V Extn, Hoskote Town	

ಸಹಿ ಸೇಬ್ ನಂ. 6
ಹೆಸರು ಸೇಬ್ ನಂ. 6

I hereby certify that on production of the original document, I have satisfied myself that the stamp duty of Rs. 150000/- has been paid thereon. Doc No.HSK-4-00505-2013-14, Dt : 06-01-2014

ಸಹಿ ಸೇಬ್ ನಂ. 6
ಹೆಸರು ಸೇಬ್ ನಂ. 6

<p style="text-align: center;">  1 ನೇ ಪ್ರಸ್ತುತ ಬಹುಮಾನ ನಂಬರ್ HSK-1-03154-2014-15 ಆಗಿ ಸಿ.ಡಿ. ನಂಬರ್ HSKD463 ನೇ ಧರಣಿ ದಿನಾಂಕ 31-07-2014 ರಂದು ಮೊಂಡಾಯಿಸಲಾಗಿದೆ </p> <p style="text-align: center;">  </p> <p style="text-align: center;">  ಸಹಿ ಸೇಬ್ ನಂ. 6 ಹೆಸರು ಸೇಬ್ ನಂ. 6 </p>
--

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

ಹಾಳೆ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಅಂಪುರೋಗಿಸಬಹುದು
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

VI. WHEREAS, the said Sri.K.S.Nagaraju, son of late Sri.Chikkasheshappa sold a portion of measuring 0.20 Guntas in the LARGER EXTENT OF SCHEDULE PROPERTY which was acquired by through Inheritance Certificate in favour of Sri.Kodandaramaiah, son of Late Hanumanthappa dated 30-05-2001 registered vide document No.582/2001-2002 in Book I, Volume 2338 at Pages 102 to 105 in the office of the Sub-Registrar, Hoskote, herein below and hereinafter referred to as the "SCHEDULE PROPERTY".

VII. WHEREAS, after that, Sri.Kodandaramaiah, son of Late Hanumanthappa sold the SCHEDULE PROPERTY which was acquired by virtue of the Sale Deed, in favour of Sri.Doddappaiah / Vendor No.1, dated 14-11-2003 registered vide document No.2719/2003-2004 in Book I, Volume 2508 at Pages 167 to 169 in the office of the Sub-Registrar, Hoskote.

VIII. WHEREAS, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in favour of Mr.S.Johnson on 06-01-2014, registered vide Document No.HSK-4-00505/2013-2014 of Book No. IV, Stored in CD.No.HSKD451, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.

IX. WHEREAS, thus the vendor No.1 having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs.30,00,000/- (Rupees **Thirty Lakhs Only**) in order to meet legal necessities-

...Contd-6

ನೇಪತ್ಯಕೆ 3.15.4...ನೇಪತ್ಯಕೆ 3.15.4...

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಅಡೀಶ 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	ಘಾತಕವಿದ ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ. Total stamp duty paid Rs.	

6

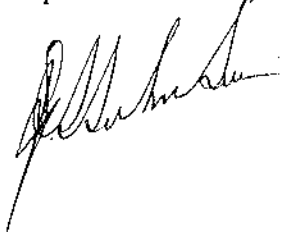
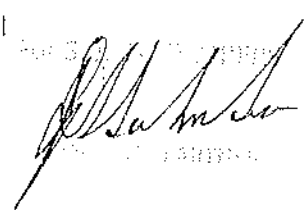
-of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

X. NOW THIS DEED WITNESSES AS FOLLOWS:

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of **Rs.30,00,000/- (Rupees Thirty Lakhs Only)** paid by the purchaser to the vendors, by cheque/cash in the presence of the witnesses, in the following manner.

- Rs. 3,50,000/- (Rupees Three Lakhs Fifty Thousand only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 325392, dated 20-03-2012 drawn on HDFC bank, IT Prak branch, Bangalore;
- Rs. 8,00,000/- (Rupees Eight Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 960661, dated 06-01-2014 drawn on Corporation bank, White field branch, Bangalore;
- Rs. 9,00,000/- (Rupees Nine Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 960660, dated 06-01-2014 drawn on Corporation bank, White field branch, Bangalore;
- Rs. 8,00,000/- (Rupees Eight Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 960659, dated 06-01-2014 drawn on Corporation bank, White field branch, Bangalore;

...Contd-7

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

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚೀಲ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಿನಾಂಕ
Date of execution

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

7

- e. Remaining consideration amount paid by the purchaser to the vendor by way of cash Rs.1,50,000/- (Rupees One Lakh Fifty Thousands Only)

The vendors hereby jointly admit and acknowledge the receipt of above said consideration amount and release and discharge the schedule property in favour of purchaser.

- XI. The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.
- XII. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendor is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- XIII. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendor or any person claiming any rights through or under them.

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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



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

8

- XIV. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendor, prior to the execution of the this in respect of the schedule property.
- XV. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendors have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No.50/2, measuring 00.20 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (HS) SR:71/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by;

East by	:	Land belongs to Sri.Anjinappa Sy.No.50/3,
West by	:	Land belongs to Smt.Rathnamma D/o Chikkamuniyappa Sy.No.50/1,
North by	:	Land belongs to Aamby city property,
South by	:	Land belongs to Sri.Muninarayanappa Sy.No.50/5.

(The present Market value of the property is Rs.30,00,000/- (Rupees Thirty Lakhs Only)

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ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೯ 152 ಮುನ್ಸೂಚನಾ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಿನಾಂಕ
Date of execution


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

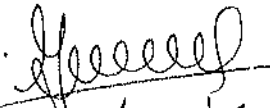
9


IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District.


WITNESSES:

1. 
S/o. NARA BHIMTHAI AH
No-2, 4th Floor, Sai Sai Layout
old age Home Road Kadugodi
Bangalore - 560067


VENDORS
(Represented by their GPA Holder
MR. S. JOHNSON)

2. 
Shree Kumeer
m.v. Extension
Hoskote Taluk.


PURCHASER
M/s. S.J.DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

Drafted by

N. K. LAKSHMANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No. 2/92-93
Bangalore District.

3151

3151

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಕರ್ನಾಟಕ ಸರ್ಕಾರ

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಾಖಲಾತಿ ಪಾತ್ರ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪಿಲ್ಲೆ : ರೂ. 2/-

ಈ ಪಾತ್ರೆಯನ್ನು ಯಾವುದೇ ಮುದ್ರಾಂಕದ ಲೇಖನಗಳಿಗಾಗಿ ಬಳಸಬಹುದು
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ದಾಖಲಾತಿ ಪಾತ್ರೆಯನ್ನು ಬಳಸಿದ ದಿನಾಂಕ
Date of execution

ಪಾತ್ರೆಯ ಮೇಲೆ ಪಾವತಿಸಿದ ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 25th DAY OF JULY TWO THOUSAND AND FOURTEEN (25-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. SMT.NARAYANAMMA,
Aged about 74 years, wife of Late Sri.Chinthappa,
2. SRI.K.C.MUNINARAYANAPPA,
Aged about 51 years, son of Late Sri.Chinthappa,
3. SMT.AMARAVATHI,
Aged about 47 years, wife of Sri.K.C.Muninarayanappa,
4. SMT.VEENA K.M.,
Aged about 25 years, daughter of Sri.K.C.Muninarayanappa,
5. SRI.MURALI K.M.,
Aged about 23 years, son of Sri.K.C.Muninarayanappa,
6. SRI.SUDARSHAN K.M.,
Aged about 21 years, son of Sri.K.C.Muninarayanappa

ALL ARE RESIDING AT:

Residing at Kambalipura Village,
Sulibele Hobli, Hosakote Taluk,
Bangalore Rural District.

For S. J. DEVELOPERS

MANAGING PARTNER

ನೇ ಪ್ರಸ್ತುತದ 3151 ನೇ ಬ್ಯಾಂಕಿನಲ್ಲಿ ನೇ ಪ್ರತಿ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕೆಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson , ಇವರು 131115.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	131115.00	DD No. 751341, Dt: 25/07/2014, Corporation Bank
ಒಟ್ಟು :	131115.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 31/07/2014

(ಸಹಾಯಕ ಮುಖ್ಯಸ್ಥರ ಸಹಿ)
(ಸಹಾಯಕ ಮುಖ್ಯಸ್ಥರ ಸಹಿ)

Designed and Developed by C- DAC ,ACTS Pune.

ಈ ದಸ್ತಾವೇಜು ಹಾಕಿಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಪರವಾನಗಿ ಕಛೇರಿ 152 ಮುನ್ಸೂಚನಾ 2(00)3
ಅಧೀನದಲ್ಲಿ 05-09-2003ರಲ್ಲಿ ಸಿದ್ಧಪಡಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಕಿ
Document Sheet

ನಂ.



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಮೆಲೆ : ರೂ. 2/-

ಈ ಹಾಕಿಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಅಂಶವಾಗಿ ಸೇರಿಸಬಹುದು ;
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ದಸ್ತಾವೇಜನ್ನು ಹರಹುವೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MRS.S.JOHNSON,
Aged about 46 years,
Son of Savaridass,
Residing at: No119, 3rd Cross,
Prashanth Extension,
Near ITPL, White field,
Bangalore - 560 066.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

INFAVOUR:

M/s. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY.**

WITNESSES AS FOLLOWS:

1. **WHEREAS,** the Vendors named above represent to the purchaser that they are the absolute owner in actual possession and enjoyment of all that piece and parcel of land in New Survey No.50/5, (Old Survey No.50/2) measuring 00.34 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore

For **S. J. DEVELOPERS**

MANAGING PARTNER

2 ನೇ ಪುಟದ 3151 ನೇ ಎಸ್ಟಿಮೇಟಿನ 4 ನೇ ಪುಟ



Print Date & Time : 31-07-2014 12:01:48 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3151

ಸರ್ ಸರ್ವಿಸ್ ಪ್ರಾ. ಲಿಮಿಟೆಡ್ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 10:57:34 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ಮೋಂಪಣಿ ಶುಲ್ಕ	38250.00
2	ಪ್ಯಾನ್‌ನಿಂಗ್ ಫೀ	490.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	38815.00

ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson			

ಉಪ ನಿರ್ದೇಶಕರಾದ
ಸರ್ವಿಸ್ ಪ್ರಾ. ಲಿಮಿಟೆಡ್
ಮೊದಲೋಟಿ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J Developers Rep by Managing Partner S Johnson (ಬರೆದುಕೊಂಡವರು)			
2	Narayanamma, K CMuninarayanappa, Amaravathi, Veena K M, Murali K M, Sudarshan K M rep by their GPA holder S Johnson S/o Savaridass (ಬರೆದುಕೊಂಡವರು)			

ಉಪ ನಿರ್ದೇಶಕರಾದ
ಸರ್ವಿಸ್ ಪ್ರಾ. ಲಿಮಿಟೆಡ್
ಮೊದಲೋಟಿ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಕಾನೂನು ಕಾಯ್ದೆ ಕ್ರಮ 152 ಮತ್ತು 153ರಡಿ 2003
ಮಾರ್ಚ್ 09 ರಿಂದ 2003ರ ಜುಲೈ 1ರ ವರೆಗೆ ಮಾನ್ಯವಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಮೆಟ್ರಿಕ್ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜು ನಿರ್ದೇಶಿಸಿದ ದಿನಾಂಕ
Date of execution

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

Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in ALN (HS) SR: 34/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "Schedule Property" for brevity.

- II. WHEREAS, the said schedule property originally the agricultural land bearing Old Survey No. 50/2 (New Survey No.50/5) an extent of 1 Acre 14 Guntas was originally owned and possessed by Sri.Chikkasheshappa, son of Sri.Myakalappa was cultivating the property as tenant and thereby filed application before the Special Deputy Commissioner in case No. 1931/1963-64, for Inams Abolition to declare him Occupant and register occupancy rights in his favour. The Special Deputy Commissioner for Inams Abolition passed the order on 9th August 1963 and registered the occupancy rights in favour of Sri.Chikkasheshappa as occupant, hereinafter referred to as Larger Extent of the Schedule Property.
- III. WHEREAS, the said Sri.ChikkaSheshappa, son of Sri.Myakalappa sold the LARGER EXTENT OF SCHEDULE PROPERTY in favour of Sri.Venkatashyamappa, son of Sri.Ramaiah dated 81-08-1967 registered vide document No.2032/1967-68 in Book I, Volume 1197 at Pages 81 to 82 in the office of the Sub-Registrar, Hoskote.
- IV. WHEREAS, again the said Sri.Venkatashyamappa, son of Sri.Ramaiah sold the LARGER EXTENT OF SCHEDULE PROPERTY which was acquired by virtue of the Sale Deed in favour of Sri.Chikkasheshappa, son of Sri.Myakalappa dated 01-06-1970 registered vide document No.792/1970-71 in Book I, Volume 1274 at Pages 132 to 133 in the office of the Sub-Registrar, Hoskote.
- V. WHEREAS, After the demise of said Sri.Chikkasheshappa, the Inheritance Certificate extract in No.396/1980-81, reflects that his son namely Sri.K.S.Nagaraju inherited the LARGER EXTENT OF SCHEDULE PROPERTY and subsequently all the revenue records were transferred to his name.

For S. J. DEVELOPERS
MANAGING PARTNER

ಈ ದಸ್ತಾವೇಜು ಮೂಲತಃ ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಕಡತ ದಸ್ತಾವೇಜು ಕಾಯಿದೆಯ (ಸಿ) ಮೇರೆಗೆ 2003
ಮಾರ್ಚ್ 05 2003ರಲ್ಲಿ ಜಾರಿ ಮಾಡಲ್ಪಟ್ಟಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕೆಎ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪೆಟ : ಮೂ. 2/-

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

ದಸ್ತಾವೇಜನ್ನು ನಡೆಸುವ ದಿನಾಂಕ
Date of execution

ಪಾವತಿಸಿದ ಮುದ್ರಾಂಕ ಕಡತ ರೂ.
Total stamp duty paid Rs.

- VI. WHEREAS, the said Sri.K.S.Nagaraju, son of late Sri.Chikkasheshappa sold a portion of measuring 0.34 Guntas in the LARGER EXTENT OF SCHEDULE PROPERTY which was acquired by through Inheritance Certificate in favour of Smt.Narayanamma/Vendor No.1 and Sri.Muninaraynappa Vendor No.2 dated 29-03-1997 registered vide document No.3431/1996-97 in Book I, Volume 2172 at Pages 177 to 183 in the office of the Sub-Registrar, Hoskote, herein below and hereinafter referred to as the "SCHEDULE PROPERTY". The Vendors represent that they have absolute right to alienate the schedule property. The Vendors further represents to the purchase that revenue records are standing in the names of vendor Nos. 1 and 2 and they have paid the taxes to the concerned authorities.
- VII. WHEREAS, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in favour of Mr.S.Johnson on 10-10-2012, registered vide Document No.HSK-4-00227/2012-2013 of Book No.IV, Stored in CD.No.HSKD308, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.
- VIII. WHEREAS, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs.38,25,000/- (Rupees Thirty Eight Lakhs and Twenty Five Thousand Only) . in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

For S. JOHNSON
MANAGING PARTNER

ಈ ದಾಖಲೆಯು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಕಾನೂನುಬಾಹಿರ, ಕೆಎಂ 152 ಮೂಲಕ (ಮಾ. 2003)
ಮಾನ್ಯತೆ 19-05-2003ರಲ್ಲಿ ಪ್ರಕಟವಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಾಖಲೆಯ ಹಾಳೆ
Document Sheet

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪೆಲೆ: ಮಾ. 2/-

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

ದಾಖಲೆಯನ್ನು ನೋಂದಣಿ ಮಾಡಿದ
Date of execution

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

IX. NOW THIS DEED WITNESSES AS FOLLOWS:

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of Rs.38,25,000/- (Rupees Thirty Eight Lakhs and Twenty Five Thousand Only) paid by the purchaser to the vendors, by Cheque/Cash in the presence of the witnesses, in the following manner.

- a. Rs. 3,00,000/- (Rupees Three Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 457273, dated 09-03-2012 drawn on Canara bank, Hoskote branch, Bangalore;
- b. Rs. 2,95,000/- (Rupees Two Lakhs Ninety Five Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 532273, dated 12-03-2012 drawn on Corporation bank, whitefield branch, Bangalore;
- c. Rs. 1,00,000/- (Rupees One Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 532266, dated 28-03-2012 drawn on Corporation bank, Whitefield branch, Bangalore;
- d. Rs. 1,00,000/- (Rupees One Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 325346, dated 16-05-2012 drawn on HDFC bank, IT Park branch, Bangalore;
- e. Rs. 1,00,000/- (Rupees One Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 545324, dated 02-06-2012 drawn on Corporation bank, whitefield branch, Bangalore;
- f. Rs. 50,000/- (Rupees Fifty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 545363, dated 23-07-2012 drawn on Corporation bank, whitefield branch, Bangalore;

ನೇ ಪ್ರಕಟ... 31.5.1... ನೇ ದಸ್ತಾವೇಜು... 9... ನೇ ಪ್ರಕಟ

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

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪೇಜ್ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಜಾರಿಮಾಡಿದ ದಿನಾಂಕ
Date of execution

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

- g. Rs. 7,55,000/- (Rupees Seven Lakhs Fifty Five Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 546021, dated 10-10-2012 drawn on Corporation bank, whitefield branch, Bangalore;
- h. Rs. 10,00,000/- (Rupees Ten Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 546022, dated 10-10-2012 drawn on Corporation bank, whitefield branch, Bangalore;
- i. Rs. 55,000/- (Rupees Fifty Five Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 122876, dated 10-10-2012 drawn on HDFC bank, IT Park branch, Bangalore;
- j. Rs. 1,50,000/- (Rupees One Lakh Fifty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 546032, dated 10-10-2012 drawn on Corporation bank, whitefield branch, Bangalore;
- k. Rs. 1,00,000/- (Rupees One Lakh only) paid by the Purchaser to the Vendors by way of cheque bearing No. 000021, dated 04-03-2013 drawn on HDFC bank, Bangalore;
- l. Rs. 1,00,000/- (Rupees One Lakh only) paid by the Purchaser to the Vendors by way of cheque bearing No. 942148, dated 29-04-2013 drawn on Corporation bank, whitefield branch, Bangalore;
- m. Rs. 3,00,000/- (Rupees Three Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 960620, dated 26-10-2013 drawn on Corporation bank, whitefield branch, Bangalore;
- n. Rs. 25,000/- (Rupees Twenty Five Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 122881, dated 10-10-2012 drawn on HDFC bank, Bangalore;

[Signature]

[Signature]
MANAGING PARTNER

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಅದೇಶ ಸಂಖ್ಯೆ ಕರ್ 152 ಮುನೋಮು 2003
ಎನ್‌ಎಂ 09-05-2003ರ ಪ್ರಕಾರ ಮುಖಪುಟವಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆಯುವಾಗಿನ ದಿನಾಂಕ
Date of execution

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

- o. **Rs. 3,95,000/- (Rupees Three Lakhs Ninety Five Thousand only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 000224, dated 24-07-2014 drawn on HDFC bank, Whitefield branch, Bangalore;

The vendors hereby jointly admit and acknowledge the receipt of above said consideration of amount and release and discharge the schedule property in favour of purchaser.

- X. The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.
- XI. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendors is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- XII. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendors or any person claiming any rights through or under them.
- XIII. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the

ನೇ ಪುಸ್ತಕ...3.65.1...ನೇ ಪುಸ್ತಕ...1.1...ನೇ ಪುಟ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಕಡತದ ಕಡತ, ಕಡತ 152 ಮೂಲಕ ಮು 2003
ಸುರಾಣಿ 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
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ದಸ್ತಾವೇಜನ್ನು ನುರಿದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

defective title or in respect of any of the things or deed done by the vendors,
prior to the execution of the this in respect of the schedule property.

- XIV. The vendors do hereby put the purchaser in actual physical possession of the
schedule property on this day. The vendors have further handed over to the
purchaser this day all the relevant original title deeds, documents, and receipt
pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in New Survey No.50/5 (Old Survey
No.50/2), measuring 00.34 Guntas, Situated at Ekarajapura village, Sulibele
Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential
purpose, vide order passed by the Deputy Commissioner, Bangalore Rural
district, Bangalore in ALN (HS) SR: 34/2013-2014, dated 27-06-2014,
together with all the rights and appurtenances, buildings if any easement right of
way to reach the land etc., whatsoever, whether underneath the land or above
the surface and bonded by:

East by	:	Land belongs to Sri.Anjinappa Sy.No.50/3,
West by	:	Land belongs to Sri.Sheshappa and Sri.Munishamappa Sy.No.50/1,
North by	:	Land belongs to Sri.Doddappajah Sy.No.50/2,
South by	:	S J Developers property.

(The present Market value of the property is Rs.38,25,000/- (Rupees Thirty Eight
Lakhs and Twenty Five Thousand Only)

(Signatures)

ಈ ದಾಖಲೆಯು ಹಾಕೋಡು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದಾಯ ಕಾಯಿದೆ, 1930 ರ 153 ನೇ ಧರ್ಮದ 2003
ಅಧಿನಿಯಮ 19 12003ರ 153 ನೇ ಧರ್ಮದ 2003

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಾಖಲೆಯ ಹಾಳೆ
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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪೇಜ್ : ೨ / -

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಾಖಲೆಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಾಖಲೆಯನ್ನು ಬರೆಯುವ ದಿನಾಂಕ
Date of execution

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

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written Hoskote at Bangalore Rural District.

WITNESSES:

1. *[Signature]*
MANJUNATHA.
S/O RARAKIMATHAH.
NO-2. HY HOMES 3rd Stage
Old age Home Road Kadugodi
2. Bangalore - 560067

[Signature]
Shiva Kumar
S/o. V. S. S. S. S.
Hoskote Taluk

[Signature]
VENDORS
Represented by their GPA holder
(Mr. S. Johnson)

[Signature]
S. J. DEVELOPERS
MANAGING PARTNER
PURCHASER
M/s. S.J. DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

[Signature]
N. K. LAKSHMANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No 2/92-93
Bangalore District.

Print date & time : 31/07/2014, 12:01:35 PM



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ

ಪ್ರಪತ್ರ 15

(78 ನೇ ಪ್ರಕರಣ ಹಾಗೂ 110ನೇ ನಿಯಮವನ್ನು ನೋಡಿ)

Receipt No : 3822

ಕಛೇರಿ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 31/07/2014

Original

ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson - ಇವರಿಂದ ಸ್ವೀಕರಿಸಲಾಗಿದೆ

2014 - 15 ವರ್ಷದ ಪುಸ್ತಕ - 1 ಪುಸ್ತಕದ 3151 ಸಂಖ್ಯೆಯ ಪತ್ರದ ನೋಂದಾವಣೆಗಾಗಿ

ನೋಂದಣಿ ಶುಲ್ಕ	ರೂ. ಪೈ.
	38250.00
ಇತರೆ	40.00
ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
ಸ್ಯಾನ್ವಿಂಗ್ ಫೀ	490.00
ಒಟ್ಟು :	38815.00

Rs. 38250.00 ಡಿ.ಡಿ.ಮೂಲಕ DD No. 751321, Dt: 24/07/2014, Corporation

Bank 565.00 ನಗದಾಗಿ Paid In Cash

ನಗದಾಗಿ ಸ್ವೀಕರಿಸಿದ ಮುದ್ರಾಂಕ ಶುಲ್ಕ :

+ 0
ಒಟ್ಟು : 38815.00

(ಅಕ್ಷರದಲ್ಲಿ) (ರೂ. ಮೂವತ್ತೆಂಟು ಸಾವಿರದ ಎಂಟು ನೂರು ಹದಿನೈದು)

ಮೇಲಿನ ದಾಖಲೆಯನ್ನು 31/07/2014 ದಿನದಂದು ಕೊಡಲಾಗುವುದು

ಉಪ ನಿರ್ದೇಶಕರ ಹೊಸಕೋಟೆ
ಜೊಸಕೋಟೆ.

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚೀಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 25th DAY OF JULY TWO THOUSAND AND FOURTEEN (25-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI.ANJINAPPA,**
Aged about 64 years, Son of Late Sri.Hanumanthappa,
2. **SMT.MUNILAKSHMAMMA,**
Aged about 55 years, Wife f Sri.Anjinappa,
3. **SRI.DODDAPPAIAH,**
Aged about 31 years, Son of Sri.Anjinappa,
4. **SMT.PAVITHRA,**
Aged about 23 years, Wife of Sri.Doddappaiah,
5. **KUM. JANMITA,**
Aged about 5 years, Daughter of Sri.Doddappaiah,
Represented by her Natural Guardian Father, Sri.Doddappaiah,
6. **MAST. GAMBEER,**
Aged about 3 years,
Son of Sri. Doddappaiah, Represented by his Natural
Guardian Father, Sri.Doddappaiah,

...Contd-2

2 ನೇ ಪುಟ : 315.3

02



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 S J Developers Rep by Managing Partner S Johnson , ಇವರು 101680.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಪಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	101650.00	DD No. 751342, Dt: 25/07/2014, Corporation Bank
ನಗದು ರೂಪ	30.00	By Cash
ಒಟ್ಟು :	101680.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 31/07/2014

ಇ


ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson
(ಹೊಸಕೋಟೆ)

Designed and Developed by C-DAC ,ACTS Pune.

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕಾಂ



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.

2

7. SMT.RATHNAMMA,

Aged about 35 years, Wife of Sri.K.N.Rajappa,
Daughter of Sri.Anjinappa,

ALL ARE RESIDING AT:

Residing at Kambalipura Village,
Sulibele Hobli, Hosakote Taluk,
Bangalore Rural District.

8. SMT.AMMALAHMMA,

Aged about 33 years,
Wife of Late Rajappa, Daughter of Sri.Anjinappa,
Residing at: Marasandra, Bidrahalli Hobli,
Bangalore, East Taluk.

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MR.S.JOHNSON,

Aged about 46 years,
Son of Savaridass,
Residing at: No119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

[Handwritten signatures]
For S. J. JOHNSON
MANAGED BY

...Contd-3

ನೇಷನಲೈಜೇಷನ್ ಸಂಖ್ಯೆ 3153



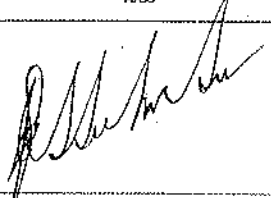
Print Date & Time : 31-07-2014 12:06:18 PM

ಹೆಸರು : 3153

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 10:42:16 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

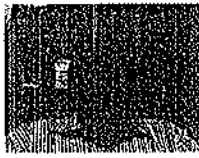

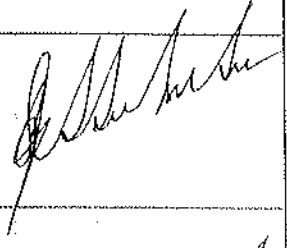
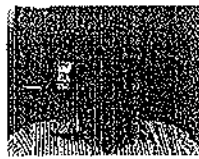

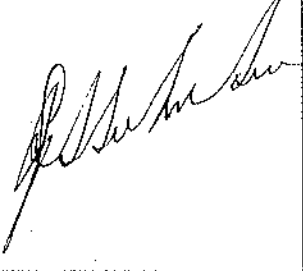
ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	43880.00
2	ಸ್ಟ್ಯಾಂಪ್ ಫೀ	490.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	44445.00

ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J Developers Rep by Managing Partner S Johnson			

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J Developers Rep by Managing Partner S Johnson (ಬರೆದುಕೊಂಡವರು)			
2	Anjlinappa, Muntlakshamma, Doddappalah, Pavithra, Janmita, Gambeer, Rathnamma, Ammaiahmma rep by their GPA holder S Johnson S/o Savaridass (ಬರೆದುಕೊಂಡವರು)			

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

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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 ಬರೆದುದಕ್ಕಾಗಿ ದಿನಾಂಕ
Date of execution

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

INFAVOUR:

M/s. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY.**

WITNESSES AS FOLLOWS:

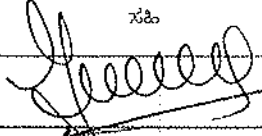

- I. **WHEREAS**, the Vendors named above represent to the purchaser that they are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No.50/3, measuring 00.39 Guntas, and Situated at Ekarajapura village, Suibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in **ALN (H.S) SR: 70/2013-2014, dated 27-06-2014.** The said property is morefully described in Schedule herein and hereafter referred to as "**Schedule Property**" for brevity.
- II. **WHEREAS**, the said schedule property originally the agricultural land bearing Survey No. 50/3 an extent of 1 Acre 04 Guntas was originally owned and possessed by Sri.Hanumanthappa, son of Sri.Yoggappa Urf Sri.Jaggappa was cultivating the property as tenant and thereby filed application before the -

...Contd-4

[Handwritten signatures]

2 ಸೇವೆ ಸಂಖ್ಯೆ 3153-15 ಸೇವೆ ಸಂಖ್ಯೆ 6-15




ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Shivakumar S/o Muniyappa M V Extn, Hoskote Town	
2	Manjunatha S/o Narasimhaiah Kadugodl, Bangalore	

ಅಂಶ ಸೇವೆ ಸಂಖ್ಯೆ 3153-15 ಸೇವೆ ಸಂಖ್ಯೆ 6-15
ಜಿ.ಎಸ್.ಎಸ್.ಎಸ್.

I hereby certify that on production of the original document, I have satisfied myself that the stamp duty of Rs. 146250/- has been paid thereon. Doc No. HSK-4-00690-2013-14, Dt: 24-03-2014

ಅಂಶ ಸೇವೆ ಸಂಖ್ಯೆ 3153-15 ಸೇವೆ ಸಂಖ್ಯೆ 6-15
ಜಿ.ಎಸ್.ಎಸ್.ಎಸ್.

<p style="text-align: center;">  1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ HSK-1-03153-2014-15 ಆಗಿ ಪಿ.ಡಿ. ಸಂಖ್ಯೆ HSKD463 ನೇ ದೃಢೀಕರಣ ದಿನಾಂಕ 31-07-2014 ರಂದು ಮೋದಾಯಿಸಲಾಗಿದೆ ಸಹಿ  ಜಿ.ಎಸ್.ಎಸ್.ಎಸ್. </p>	
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ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೨ 152 ಮುನ್ಸೂಚನಾ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ನೋ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದು ಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

4

-Special Deputy Commissioner in case No.1887/1963-64, for Inams Abolition to declare him Occupant and register occupancy rights in his favour. The Special Deputy Commissioner for Inams Abolition passed the order on 08-08-1963 and registered the occupancy rights in favour of Sri.Hanumanthappa as occupant, hereinafter referred to as **Larger Extent of the Schedule Property**.

- III. **WHEREAS**, After death of Sri.Hanumanthappa, his children and grand children namely Sri.Venkatesh, Son of late Sri.Doddapappaiah, Grandson of late Sri.Hanumanthappa, Sri.Anjanappa, son of late Sri.Hanumanthappa, Sri.Chikkapappaiah Urf Papaiah, son of late Sri.Hanumanthappa and Sri.Kodhandaramaiah, son of late Sri.Hanumanthappa entered into a Partition deed dated 25-07-2008, with respect to Survey No. 50/3 and other Survey Numbers, registered vide document No. HSK-1-01644/2008-2009 of Book No. I, stored in CD No. HSKD114, in the office of the Sub-registrar at Hoskote. Bangalore
- IV. **WHEREAS**, the said partition deed, Sri.Venkatesh was allotted a portion of 0.01.08 Guntas in the Larger Extent of the Schedule Property, Sri.Kodhandaramaiah was allotted a portion of 00.02 Guntas in the Larger Extent of the Schedule Property, Sri.Chikkapappaiah Urf Papaiah was allotted a portion of 00.01.08 Guntas in the Larger Extent of the Schedule Property and remaining portion 00.39 Guntas was allotted to the Sri.Anjanappa in the Larger Extent of the Schedule Property.
- V. **WHEREAS**, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in-favour of Mr.S.Johnson

For S. D. Venkatesh
MANAGING PARTNER

...Contd-5

ನೀ ಪುಸ್ತಕವು 152 ನೇ ದಾಖಲೆಯಾಗಿದೆ. ನೀ ಪುಸ್ತಕವು 152 ನೇ ದಾಖಲೆಯಾಗಿದೆ.

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

ಕರ್ನಾಟಕ



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 ಬರೆದುದಕ್ಕಾಗಿ ದಿನಾಂಕ
Date of execution

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

5

on 24-03-2014, registered vide Document No.HSK-4-00690/2013-2014 of Book No. IV, Stored in CD.No.HSKD 456, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.

VI. WHEREAS, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of **Rs.43,87,500/- (Rupees Forty Three Lakhs Eighty Seven Thousand and five hundred Only)** in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

VII. NOW THIS DEED WITNESSES AS FOLLOWS:

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of **Rs.43,87,500/- (Rupees Forty Three Lakhs Eighty Seven Thousand and five hundred Only)** paid by the purchaser to the vendors, by cheque/cash in the presence of the witnesses, in the following manner.

- Rs. 10,00,000/- (Rupees Ten Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 960663, dated 06-01-2014 drawn on Corporation bank, White field branch, Bangalore;

[Signature]

[Signature]

...Contd-6

ಸೇವೆ ಸ್ವೀಕರಿಸಿದ ದಿನಾಂಕ 31.5.2014 ಸೇವೆ ಸ್ವೀಕರಿಸಿದ ದಿನಾಂಕ 9... ಸೇವೆ ಪುಟ 1

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
	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.	


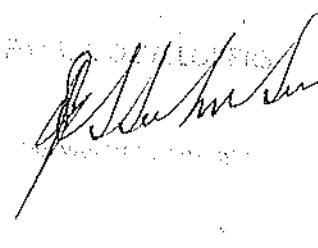
6

- b. **Rs. 10,00,000/- (Rupees Ten Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 966515, dated 24-03-2014 drawn on Corporation bank, White field branch, Bangalore;
- c. **Rs. 10,00,000/- (Rupees Ten Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 966516, dated 24-03-2014 drawn on Corporation bank, White field branch, Bangalore;
- d. **Rs. 8,00,000/- (Rupees Eight Lakhs only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 000154, dated 12-02-2014 drawn on HDFC bank, White field branch, Bangalore;
- e. **Rs. 5,75,000/- (Rupees Five Lakh Seventy five thousands only)** paid by the Purchaser to the Vendors by way of cheque bearing No. 966518, dated 24-03-2014 drawn on Corporation bank, White field branch, Bangalore;
- f. Remaining consideration amount paid by the purchaser to the vendor by way of cash **Rs.12,500/- (Rupees Twelve Thousand and five hundred Only).**

The vendors hereby jointly admit and acknowledge the receipt of above said consideration of amount and release and discharge the schedule property in favour of purchaser.

VIII. The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or

...Contd-7

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ನೋ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳಿ ದಿನಾಂಕ
Date of execution

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

7

reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendors into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.


- IX. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendors is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- X. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendors or any person claiming any rights through or under them.
- XI. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendors, prior to the execution of the this in respect of the schedule property.

[Signature]

CO-SIGN DEVELOPERS
[Signature]

...Contd-8

ನೀ ಪುಸ್ತಕದ 152/152 ನೇ ಪುಟದ 1/1 ನೇ ಪುಟ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಕಂಇ 152 ಮುನೋನು 2003 ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.	ಕರ್ನಾಟಕ ಸರ್ಕಾರ Government of Karnataka	ದಸ್ತಾವೇಜು ಹಾಳೆ Document Sheet
	ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ Registration and Stamps Department	ಚೀಲೆ : 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.	

8

- XII. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendors have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No.50/3, measuring 00.39 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (H.S) SR: 70/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by:

East by	:	Land belongs to Aamby city property,
West by	:	Land belong to Sri.Muninarayanappa Sy no 50/5,
North by	:	Land belongs to Aamby city property,
South by	:	Remaining portion of the same survey number belongs to.Ranganath.K

(The present Market value of the property is Rs.43,87,500/- (Rupees Forty Three Lakhs Eighty Seven Thousand and five hundred Only)





...Contd-9

ನೇ ಪುಸ್ತಕದ 3153...ನೇ ದಸ್ತಾವೇಜಿನ 12ನೇ ಪುಟ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಛಾಪ



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 ಬರೆದುದಕ್ಕಾಗಿ ದಿನಾಂಕ
Date of execution

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

9

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, at Hoskote at Bangalore Rural District

WITNESSES:

1. *[Signature]*
Shree Kumar
in V. extension
Hoskote Town.

2. *[Signature]*
M. ANJUNATHA D.N.
S/o. NARAYANATHA
000-2. HY HOMES Sai Sai layout
old age Home Road
Kadugodi Bangalore - 560067

[Signature]
VENDORS
(Represented by their GPA Holder)
(Mr. S. Johnson)

[Signature]
PURCHASER
M/s. S.J. DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

[Signature]
N. K. LAKSHMANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No. 2/92-93
Bangalore District.

ಈ ದಸ್ತಾವೇಜು ೨ ಪುಟಗಳನ್ನೊಳಗೊಂಡಿದೆ
ನೇ ಪುಸ್ತಕದ 114 ನೇ ನಂಬರಿನ 1 ನೇ ಪುಟ



ಜನರಲ್ ಫವರ್ ಆಫ್ ಅಟಾರ್ನಿಯ ಅಧಿಕಾರ ಪತ್ರ

ಎರಡು ಸಾವಿರದ ಹದಿನೈದನೇಯ ಇಸವಿ ಸೆಪ್ಟೆಂಬರ್ ಮಾಹೇ ತಾರೀಖು
21-09-2015 ರಲ್ಲಿ ಬೆಂಗಳೂರು-560066, ವೈಟ್‌ಫೀಲ್ಡ್, ಐ.ಟಿ.ಪಿ.ಎಲ್. ಹತ್ತಿರ,
ಪ್ರಶಾಂತ್ ಬಡಾವಣೆ, 3ನೇ ಕ್ರಾಸ್, ನಂ.119 ರಲ್ಲಿ ವಾಸವಾಗಿರುವ ಎಸ್.ದಾಸ್ ರವರ
ಮಗ ಸುಮಾರು 46 ವರ್ಷ ವಯಸ್ಸುಳ್ಳ ಶ್ರೀ ಎಸ್.ಜಾನ್‌ಸನ್ ರವರಿಗೆ.

ಬೆಂಗಳೂರು ಗ್ರಾಮಾಂತರ ಜಿಲ್ಲೆ, ಹೊಸಕೋಟೆ ತಾಲ್ಲೂಕು, ಸೂಲಿಬೆಲೆ
ಹೋಬಳಿ, ಹಸಿಗಾಳ ಅಂಚೆ, ಸೊಣ್ಣಹಳ್ಳಿಪುರ ಗ್ರಾಮದಲ್ಲಿ ವಾಸವಾಗಿರುವ
ಇ.ನರಸಿಂಹೇಗೌಡ ರವರ ಮಗ ಸುಮಾರು 34 ವರ್ಷ ವಯಸ್ಸುಳ್ಳ
ಶ್ರೀ ಎಸ್.ಎನ್.ವಿಶ್ವನಾಥ್ ಆದ ನಾನು ಬರೆಯಿಸಿಕೊಟ್ಟ ಜಮೀನಿನ ಜನರಲ್
ಫವರ್ ಆಫ್ ಅಟಾರ್ನಿಯ ಅಧಿಕಾರ ಪತ್ರ.

ಕ್ರಮವೇನೆಂದರೆ, ಬೆಂಗಳೂರು ಗ್ರಾಮಾಂತರ ಜಿಲ್ಲೆ, ಹೊಸಕೋಟೆ ತಾಲ್ಲೂಕು,
ಸೂಲಿಬೆಲೆ ಹೋಬಳಿ, ಏಕರಾಜಪುರ ಗ್ರಾಮಕ್ಕೆ ಸೇರಿದ ಸರ್ವೆ ನಂ.50/7 ರಲ್ಲಿ ಮಿಷ್ವಿ
0-01.1/2 ಗುಂಟೆ ಜಮೀನು ನನಗೆ 1ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂ.ಹೆಚ್.ಎಸ್.ಕೆ-1-
01422-2015-16 ಆಗಿ ಸಿ.ಡಿ.ನಂ.ಹೆಚ್.ಎಸ್.ಕೆ.ಡಿ.507 ನೇ ದೃಢರಲ್ಲಿ ದಿನಾಂಕ:
14-05-2015 ರಂದು ಕ್ರಯ ಪತ್ರದ ಮೂಲಕ ಬಂದು ನನ್ನ ಸ್ವಯಾರ್ಜಿತ ಸ್ವತ್ತಾಗಿದ್ದು,
ನಂತರ ನನ್ನ ಹೆಸರಿಗೆ ಎಂ.ಆರ್.ಹೆಚ್.34/2014-15 ರಂತೆ ದಿನಾಂಕ: 22-06-2015
ರಂದು ಖಾತೆ ಪಹಣಿಯಾಗಿದ್ದು, ಹಾಲಿ ನನ್ನ ಸ್ವಂತ ಸ್ವಾಧೀನಾನುಭವದಲ್ಲಿರುವ
ಜಮೀನಿನ ಸ್ವತ್ತನ್ನು ಇನ್ನು ಮುಂದೆ ನೋಡಿಕೊಳ್ಳಲು ಮತ್ತು ಸಂಪೂರ್ಣ ವ್ಯವಹಾರ
ಮಾಡಲು ನನ್ನ ಪರವಾಗಿ ಶ್ರೀ ಎಸ್.ಜಾನ್‌ಸನ್ ಆದ ನಿಮಗೆ ಈ ಜನರಲ್ ಫವರ್
ಆಫ್ ಅಟಾರ್ನಿಯ ಅಧಿಕಾರವನ್ನು ಕೊಟ್ಟಿರುತ್ತೇನೆ.

Vishwanath S.N.

1ನೇ ಪುನರಾವೇಶ...ನೇ ದಸವೇದನ...ನೇ ಪುನರಾವೇಶ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ಮೊಂಡೇರಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ ಎಸ್ ಜಾನ್‌ಸನ್ ಬಿನ್ ಎಸ್ ದಾಸ್ , ಇವರು 24550.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	24550.00	ಡಿಡಿ ನಂ. 267275, ದಿ: 22/09/2015, ಕಾರ್ಪೊರೇಷನ್ ಬ್ಯಾಂಕ್
ಒಟ್ಟು :	24550.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 24/09/2015

ಉಪ ನಿರ್ದೇಶಕರು
(ಪ್ರಮಾಣ ಪತ್ರ)

ಬ್ರಹ್ಮವೇ ಪುಸ್ತಕದ 445ನೇ ದಸ್ತಾವೇಜಿನ 3ನೇ ಪುಟ



-2-

1) ನನ್ನ ಪರವಾಗಿ ಈ ಸ್ವತ್ತಿನ ಕಂದಾಯ ವಗೈರೆ ತೆರಿಗೆಗಳನ್ನು ಸಂಬಂಧಪಟ್ಟ ಕಛೇರಿಯಲ್ಲಿ ದಾಖಲಾತಿಗಳನ್ನು ಪಡೆದುಕೊಳ್ಳುವುದಕ್ಕೂ.

2) ನನ್ನ ಪರವಾಗಿ ಈ ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತನ್ನು ನೀವು ಸೂಕ್ತ ಕಂಡ ಬೆಲೆಗೆ ಕ್ರಯದ ಒಪ್ಪಂದ ಕರಾರು ಬರೆಯಿಸಿ ರುಜು ಮಾಡಿ ಮುಂಗಡದ ಮೊಬಲಗನ್ನು ಪಡೆದುಕೊಂಡು ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತು ಕ್ರಯವಾಗುವ ಬಗ್ಗೆ ಬೇಕಾಗುವ ಎಲ್ಲಾ ದಾಖಲಾತಿಗಳನ್ನು ಪಡೆದುಕೊಂಡು ಕ್ರಯಪತ್ರವನ್ನು ಕ್ರಯದಾರರ ಹೆಸರಿನಲ್ಲಿ ಬರೆಯಿಸಿ ರುಜು ಮಾಡಿ ಸಂಬಂಧಪಟ್ಟ ಉಪನೋಂದಣಾಧಿಕಾರಿಯವರ ಕಛೇರಿಯಲ್ಲಿ ಹಾಜರ್‌ಪಡಿಸಿ ನೋಂದಣಿ ಮಾಡಿಸಿ ಬಾಕಿ ಕ್ರಯದ ಮೊಬಲಗನ್ನು ಪಡೆದುಕೊಂಡು 1 ಕ್ರಯದ ವ್ಯವಹಾರವನ್ನು ಪೂರ್ಣ ಮಾಡುವುದಕ್ಕೂ ಹಾಗೂ ಸದರಿ ಸ್ವತ್ತನ್ನು ಪರಭಾರೆ ಮಾಡಲು ನನ್ನ ಪರವಾಗಿ ನೀವೇ ಸರ್ಕಾರದಿಂದ ಅನುಮತಿ ಪತ್ರ ಪಡೆದುಕೊಂಡು ಸದರಿ ಸ್ವತ್ತನ್ನು ಸರ್ವೆ ಪ್ರಕಾರವಾಗಿ ದುರಸ್ತಿ ಮಾಡಿಸಿ ದುರಸ್ತಿಯಾದ ನಂತರ ಹೊಸ ನಂಬರ್ ಸೇರ್ಪಡಿಸಿಕೊಂಡು ನಮ್ಮ ಪರವಾಗಿ ನೀವೇ ನೋಂದಣಿ ಮಾಡಿಕೊಳ್ಳುವುದಕ್ಕೂ.

3) ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತಿನ ವಿಚಾರವಾಗಿ ಯಾರಿಂದ ಯಾವುದೇ ತಂಟೆ ತಕರಾರುಗಳು ಬಂದರೂ ಅಂತಹ ತಂಟೆ ತಕರಾರುಗಳನ್ನು ನಮ್ಮ ಪರವಾಗಿ ಪರಿಹರಿಸಿಕೊಳ್ಳಲು ವಕೀಲರನ್ನು ನೇಮಕ ಮಾಡಿಕೊಂಡು ನೇಮಕ ಮಾಡಿಕೊಂಡಿರುವಂತಹ ವಕೀಲರುಗಳಿಂದ ನ್ಯಾಯಾಲಯದಲ್ಲಿ ಹಾಜರಾಗಿ ಸದರಿ ತಂಟೆ ತಕರಾರುಗಳನ್ನು ಪರಿಹರಿಸಿಕೊಡುವುದಕ್ಕೂ.

-3-

Vishwamitta S. S.



ಶ್ರೀ ವಾಣಿಜ್ಯ ಬ್ಯಾಂಕ್ ಲಿಮಿಟೆಡ್ ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ 445

Print Date & Time : 24-09-2015 11:38:47 AM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 445

ಸರ್ ರಜಸ್ವಾರ ಹೊಸಕೋಟೆ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 24-09-2015 ರಂದು 11:03:22 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	4910.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	280.00
	ಒಟ್ಟು :	5190.00

ಶ್ರೀ ಎಸ್ ಜಾನ್‌ಸನ್ ಬಿನ್ ಎಸ್ ದಾಸ್ ಅವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ ಎಸ್ ಜಾನ್‌ಸನ್ ಬಿನ್ ಎಸ್ ದಾಸ್			

ಶ್ರೀ ಎಸ್ ಜಾನ್‌ಸನ್ ಬಿನ್ ಎಸ್ ದಾಸ್
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	ಎಸ್ ಜಾನ್‌ಸನ್ ಬಿನ್ ಎಸ್ ದಾಸ್ (ಬರೆದುಕೊಂಡವರು)			
2	ಎಸ್ ಎನ್ ವಿಶ್ವನಾಥ್ ಬಿನ್ ಇ. ನರಸಿಂಹೇಗೌಡ (ಬರೆದುಕೊಂಡವರು)			

ಶ್ರೀ ಎನ್ ವಿಶ್ವನಾಥ್ ಬಿನ್
ಇ. ನರಸಿಂಹೇಗೌಡ
ಹೊಸಕೋಟೆ

10ನೇ ಪುಸ್ತಕದ 44ನೇ ದಸ್ತಾವೇಜಿನ 5ನೇ ಪುಟ

-3-

4) ಈ ಮೇಲ್ಕಂಡ ಎಲ್ಲಾ ವ್ಯವಹಾರಗಳನ್ನು ಮತ್ತು ನಡುವಳಿಕೆಗಳನ್ನು ಹಾಗೂ ಸದರಿ ಸ್ವತ್ತಿನ ಕ್ರಯ ಮಾಡುವುದಕ್ಕೂ ಈ ಸ್ವತ್ತಿನ ವಿಚಾರವಾಗಿ ನೀವು ಸಂದರ್ಭಾನುಸಾರ ನನ್ನ ಪರವಾಗಿ ನಡೆಸುವ ಎಲ್ಲಾ ವ್ಯವಹಾರಗಳನ್ನು ಮತ್ತು ನಡುವಳಿಕೆಗಳನ್ನು ನಡೆಸಲು ಶ್ರೀ ಎಸ್.ಜಾನ್‌ಸನ್ ರವರ ಕಡೆಯಿಂದ ಜಮೀನಿನ ಮಾರುಕಟ್ಟೆ ಬೆಲೆಯಾದ ರೂ.4,90,100/- ರೂ.ಗಳನ್ನು ಎಸ್.ಎನ್.ವಿಶ್ವನಾಥ ಆದ ನಾನು ನಗದಾಗಿ ಪಡೆದುಕೊಂಡು ಈ ಜನರಲ್ ಫವರ್ ಆಫ್ ಅಟಾರ್ನಿ ಮೂಲಕ ಅಧಿಕಾರವನ್ನು ಕೊಟ್ಟಿರುತ್ತೇನೆ.

5) ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತು ಬೇರೆಯವರು ಸ್ವಾಧೀನಪಡಿಸಿಕೊಂಡಲ್ಲಿ ಅದರಲ್ಲಿ ಬರತಕ್ಕ ಮೊಬಲಗನ್ನು ಪಡೆಯುವುದಕ್ಕೂ ಸದರಿ ಮೊಬಲಗು ಕಡಿಮೆ ಎಂದು ಕಂಡು ಬಂದಲ್ಲಿ ಅಪೀಲು ಹೋಗುವುದಕ್ಕೂ ಸ್ವತ್ತನ್ನು ಉಳಿಸಿಕೊಳ್ಳಲು ಸೂಕ್ತ ಕ್ರಮ ಕೈಗೊಳ್ಳುವುದಕ್ಕೂ.

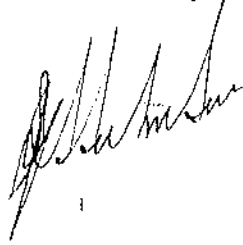
6) ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತಿನ ವಿಚಾರದಲ್ಲಿ ಮೇಲ್ಕಂಡ ವ್ಯವಹಾರಗಳಲ್ಲದೇ ಸಂದರ್ಭಾನುಸಾರವಾಗಿ ಇನ್ನಾವುದೇ ಕೆಲಸಗಳನ್ನು ಮಾಡುವುದಕ್ಕೂ ಸಹ ನೀವು ಈ ಜನರಲ್ ಫವರ್ ಆಫ್ ಅಟಾರ್ನಿ ಪತ್ರದ ಮೂಲಕ ಸಂಪೂರ್ಣ ಹಕ್ಕುಗಳೆಲ್ಲವರಾಗಿರುತ್ತೀರಿ.

7) ಈ ಮೇಲ್ಕಂಡ ಎಲ್ಲಾ ಷರತ್ತುಗಳು ನೀವು ವ್ಯವಹರಿಸುವ ಎಲ್ಲಾ ಕಾರ್ಯಗಳನ್ನು ನಾನೇ ಮುದ್ದು ನಿಂತು ವ್ಯವಹರಿಸಿದಂತೆ ಭಾವಿಸತಕ್ಕದ್ದು.

8) ಈ ಮೂಲಕ ಕೊಡಲ್ಪಟ್ಟ ಅಧಿಕಾರವನ್ನು ಜಾರಿಗೊಳಿಸಲು ತನಗೆ ಸಹಾಯಕನ್ನಾಗಿ ಇನ್ನೊಬ್ಬ ಅಭಿಕರ್ತನನ್ನು ನಿಯಮಿಸಿಕೊಳ್ಳಲು ಅಂಥ ಅಭಿಕರ್ತನಿಗೆ ತನಗೆ ಸೂಕ್ತ ತೋರಿದಂತೆ ಈ ಮೂಲಕ ತನಗೆ ಕೊಡಲ್ಪಟ್ಟ ಅಧಿಕಾರಗಳಲ್ಲಿ ಕೆಲವನ್ನು ಅಥವಾ ಎಲ್ಲಾ ಅಧಿಕಾರಗಳನ್ನು ನೀಡಲು ಹಾಗೆ ನೇಮಿಸಿಕೊಂಡ ಅಭಿಕರ್ತನನ್ನು ತೆಗೆದು ಹಾಕಲು.

9) ಯಾವುದೇ ವ್ಯಕ್ತಿಯಿಂದ ಕಂಪನಿಯಿಂದ ಅಥವಾ ಸಂಸ್ಥೆಯಿಂದ ನಮಗೆ ಬರಬೇಕಾದ ಹಣ ಸಾಲ ಅಥವಾ ಇನ್ನು ಇತರೇ ಮೊಬಲಗನ್ನು ಪಡೆದುಕೊಂಡು ಪಾವತಿ ಕೊಡಲು.

-4-




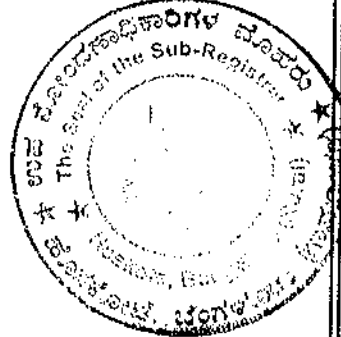
Vishwanatha S. S.

ಗುರುತಿರುವವರು

4 ನೇ ಪುಸ್ತಕದ HSK ನೇ ದಸ್ತಾವೇಜಿನ 6 ನೇ ಪುಟ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	ಜೈಪ್ರಕಾಶ್ ಬಿನ್ ಲಾರೆನ್ಸ್ ರಾಮಮೂರ್ತಿ ನಗರ, ಬೆಂಗಳೂರು	
2	ಕೆ ಎಂ ನಾಗರಾಜ್ ಬಿನ್ ಮಲ್ಲಪ್ಪ ಕಂಬಳೀಪುರ, ಹೊಸಕೋಟೆ ತಾ	K.M. Narayana

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಲಾಪ್ ಸೋಂದಾಂಧಿಕಾನ್
ಜೋಸೋಂಡ

<p style="text-align: center;"> 4 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂಬರ್ HSK-4-00445-2015-16 ಆಗಿ ಸಿ.ಡಿ. ನಂಬರ್ HSKD525 ನೇ ಧ್ವರಲ್ಲಿ ದಿನಾಂಕ 24-09-2015 ರಂದು ಮೋಂದಾಯಿತವಾಗಿದೆ</p> <p style="text-align: right;"> ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ (ಸೋಂದಾಂಧಿಕಾನ್) ಜೋಸೋಂಡ</p>	
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13 ನೇ ಪುಸ್ತಕದ 445ನೇ ದಸ್ತಾವೇಜಿನ 7ನೇ ಪುಟ

-4-

10) ಷೆಡ್ಯೂಲ್ ಜಮೀನಿನ ಈ ಗಿನ ಮಾರುಕಟ್ಟೆ ಬೆಲೆ ರೂ.4,90,100/- ರೂ.ಗಳಿಗೆ ನೋಂದಣಿ ಶುಲ್ಕ ಮತ್ತು ಮುದ್ರಾಂಕವನ್ನು ಪಾವತಿಸಿರುತ್ತದೆ.

-:ಷೆಡ್ಯೂಲ್ ಸ್ವತ್ತಿನ ವಿವರ:-

ಬೆಂಗಳೂರು ಗ್ರಾಮಾಂತರ ಜಿಲ್ಲೆ, ಹೊಸಕೋಟೆ ತಾಲ್ಲೂಕು, ಸೂಲಿಬೆಲೆ ಹೋಬಳಿ, **ಏಕರಾಜಪುರ** ಗ್ರಾಮಕ್ಕೆ ಸೇರಿದ ಸರ್ವೆ ನಂ.50/7 ರಲ್ಲಿ ಖುಷ್ಕಿ 0-01.1/2 ಗುಂಟೆ (ಒಂದುವರೆ ಗುಂಟೆ) ಗೆ ಆಕಾರ 0-50 ಪೈಸೆ.ವುಳ್ಳ ಸ್ವತ್ತಿಗೆ ಚಕ್ಕುಬಂದಿ:-

ಪೂರ್ವಕ್ಕೆ : ಆಂಬಿಸಿಟಿ ರವರ ಜಮೀನು,

ಪಶ್ಚಿಮಕ್ಕೆ : ರಂಗನಾಥ್ ಬಿನ್.ಕೆಂಚಮಾಳಪ್ಪ ರವರ ಜಮೀನು,

ಉತ್ತರಕ್ಕೆ : ರಂಗನಾಥ್ ಬಿನ್.ಕೆಂಚಮಾಳಪ್ಪ ರವರ ಜಮೀನು,

ದಕ್ಷಿಣಕ್ಕೆ : ಕಂಬಳೀಪುರ ಗಡಿ.



-5-

Vishwanath

Print date & time : 24/09/2015, 11:25:51 AM



ಕರ್ನಾಟಕ ಸರ್ಕಾರ

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ

ಪ್ರಪತ್ರ 15

(78 ನೇ ಪ್ರಕರಣ ಹಾಗೂ 110ನೇ ನಿಯಮವನ್ನು ನೋಡಿ)

Receipt No : 5941

ಕಛೇರಿ : ಹೊಸಕೋಟೆ

Original

ದಿನಾಂಕ : 24/09/2015

ಶ್ರೀ ಎಸ್. ಜಾನಕೀಬ್ ಬಿನ್ ಎಸ್. ದಾಸ್ - ಇವರಿಂದ ಸ್ವೀಕರಿಸಲಾಗಿದೆ

2015 - 16 ವರ್ಷದ ಪ್ರಪತ್ರ - 1 ಪ್ರಪತ್ರದ 5212 ಸಂಖ್ಯೆಯ ಪತ್ರದ ನೋಂದಾವಣೆಗಾಗಿ

ರೂ. ಪೈ.

ನೋಂದಣಿ ಶುಲ್ಕ

500.00

ಇತರೆ

40.00

ಪರಿಶೋಧನಾ ಶುಲ್ಕ

35.00

ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ

280.00

ಒಟ್ಟು :

855.00

Rs. 855.00 ನಗದಾಗಿ Paid in Cash Rs.

ನಗದಾಗಿ ಸ್ವೀಕರಿಸಿದ ಮುದ್ರಾಂಕ ಶುಲ್ಕ :

+

500.00

ಒಟ್ಟು :

1355.00

(ಅಕ್ಷರದಲ್ಲಿ) (ರೂ. ಒಂದು ಸಾವಿರದ ಮೂರು ನೂರು ಪವತ್ತೈದು)

ಮೇಲಿನ ದಾಖಲೆಯನ್ನು 24/09/2015 ದಿನದಂದು ಕೊಡಲಾಗುವುದು

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಮುದ್ರಾಂಕ

ಈ ದಸ್ತಾವೇಜು...../೧೬/೬- ಪುಟಗಳನ್ನೊಳಗೊಂಡಿದೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಲೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೨ 152 ಮುನ್ಸೂಚನಾ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಲೆಯನ್ನು 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.



1 9689
16.17

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 29th DAY OF JUNE TWO THOUSAND AND SIXTEEN (29-06-2016), AT HOSKOTE, AND BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI.KUVAPPA.**
Aged about 62 years,
Son of late Sri.Munisamy Urf Munishamappa,
2. **SMT.RATHNAMMA.**
Aged about 48 years
Wife of Sri.Kuvappa,
3. **MR.NAGARAJU.K URF NAGESHA.**
Aged about 33 years,
Son of Sri.Kuvappa,

ALL ARE RESIDING AT:

Residing at: Kambalipura Village,
Sulibele Hobli, Hosakote Taluk,
Bangalore Rural District.
PAN - EBRPK6022A

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY.**

INFAVOUR:

M/s. **S J DEVELOPERS,**
Office at: No-118, 8th Cross, 1st Main,
Pai Layout, Old Madras Road
K. R. Puram, Bangalore - 560 016.
Represented by its Managing Partner,
MR. S.JOHNSON.
PAN - ABEFS6631A

Nagaraj. K ಕು ವ ಶ್ರೀ
ಕುಪ್ಪ

...Contd -2
S. J. DEVELOPERS
MANAGING PARTNER

1 ನೇ ಪುಟದ 262ನೇ ದಸ್ತಾವೇಜಿನ 2 ನೇ ಪುಟ



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 S J DEVELOPERS rep by Its Managing Partner S.JOHNSON , ಇವರು 600000.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	546900.00	DD No. 247477, Dt: 27/06/2016, SBH Bank
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	53100.00	DD No. 247475, Dt: 27/06/2016, SBH Bank
ಒಟ್ಟು :	600000.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 29/06/2016

ಉಪ-ನೋಂದಣಾಧಿಕಾರಿ
(ಹೊಸಕೋಟೆ)

Designed and Developed by C- DAC ,ACTS Pune.

1 ನೇ ಪುಸ್ತಕದ... 2ನೇ ಪುಸ್ತಕದ... 3ನೇ ಪುಸ್ತಕದ...

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

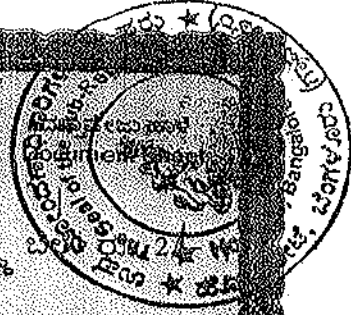


ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

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.



Hereinafter called as the PURCHASER (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the SECOND PARTY.

WITNESS AS FOLLOWS:

- I. **WHEREAS**, the Vendors named above represent to the purchaser that they are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No. 55/2, measuring 1 Acre 26 Guntas, situated at Ekarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore Rural District, and Bangalore in ALN (H.S) SR: 69/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein below and herein after referred to as "SCHEDULE PROPERTY" for brevity.
- II. **WHEREAS**, the vendors represent to the purchaser that the schedule property belonged to one Sri.Munisamy Urf Munishamappa, son of Sri.Kuvappa who is none other than father of vendor No.1, the said schedule property originally agricultural land was originally possessed and enjoying by Sri.Munisamy Urf Munishamappa, son of Sri.Kuvappa was cultivating the property since ancestral times on payment of kandayam to the Jodiars and thereby filed application before the Special Deputy Commissioner in case No.1905/1963-64 under Inams Abolition Act to declare him Occupant and register occupancy rights in his favour. The Special Deputy Commissioner passed the order under Inams Abolition Act on 8th August 1963 and registered the occupancy rights in favour of Sri.Munisamy Urf Munishamappa as occupant.
- III. **WHEREAS**, After the death of said Sri.Munisamy Urf Munishamappa, the Inheritance Certificate extract in No. (IHC) (K) 18/2000-2001 reflects that his son namely Sri.Kuvappa, inherited the Schedule Property. The Vendors represent that they have absolute right to alienate the schedule property. They further represent to the purchase that revenue records are standing in the name of 1st vendor and they have paid the taxes to the concerned authorities.

Nagappa. R
ರತ್ನೇಶ್

ಕೆ.ವೆ.ಶಿ
For S. J. DEVELOPERS
MANAGING PARTNER


ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 2685

1 ನೇ ಪುಸ್ತಕದ 2685 ನೇ ದಸ್ತಾವೇಜಿನ 1 ನೇ ಪುಟ

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 29-06-2016 ರಂದು 10:53:59 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕವೊಂದಿಗೆ



ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	106200.00
2	ಸ್ಯಾನಿಂಗ್ ಫೀ	420.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	106695.00

ಶ್ರೀ M/s S J DEVELOPERS rep by its Managing Partner S.JOHNSON ಇವರಿಂದ ಪಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J DEVELOPERS rep by its Managing Partner S.JOHNSON			For S. J. DEVELOPERS MANAGING PARTNER

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J DEVELOPERS rep by its Managing Partner S.JOHNSON (ಬರೆದುಕೊಂಡವರು)			For S. J. DEVELOPERS MANAGING PARTNER
2	Kuvappa S/o Late Munishamy Urf Munishamappa (ಬರೆದುಕೊಂಡವರು)			ಕು ವ ಪ್ಪ

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಅದೇಶ ಸಂಖ್ಯೆ ೧೦೨ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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



3

IV. WHEREAS, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs. 1,06,18000/- (Rupees One hundred Six Lakhs and Eighteen thousand Only) in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

V. WHEREAS, the said vendors are executed a registered sale agreement on 20-01-2016, in favour of, M/s. S.J.Developers, Represented by its Managing Partner S.Johnson, registered vide document No.HSK-1-09433/2015-16 of Book No.1, stored in CD.No.HSKD-545, registered before the office of the Sub-Registrar, Hoskote.

VI. NOW THIS DEED WITNESSES AS FOLLOWS:





That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of Rs. 1,06,18000/- (Rupees One hundred Six Lakhs and Eighteen thousand Only) paid by the purchaser to the vendors, by way of Cheque/cash in the presence of the witnesses, in the following manner.

- Rs.20,00,000/- (Rupees Twenty Lakhs only) paid by the Purchaser to the Vendors by way of Cheque/D.D bearing No. 989573, dated 18-01-2016 drawn on State Bank of Hyderabad Nagavarapalya branch;
- Rs.16,00,000/- (Rupees Sixteen Lakhs only) paid by the Purchaser to the Vendors by way of Cheque/D.D bearing No. 989574, dated 18-01-2016 drawn on State Bank of Hyderabad Nagavarapalya branch Bangalore
- Rs.4,00,000/- (Rupees Four Lakhs only) paid by the Purchaser to the Vendors by way of Cheque/D.D bearing No. 000522, dated 18-01-2016 drawn on HDFC Bank Whitefield branch Bangalore

..Contd -4

Signature
ರಚನಾ

Signature
For S. J. DEVELOPERS
MANAGING PARTNER

ಕ್ರ. ಸಂಖ್ಯೆ	ಹೆಸರು	ಪೋಟೊ	ಹಬ್ಬಾಚ್ಚಿನ ಗುರುತು	ಸಹಿ
3	Rathnamma W/o Kuvappa . (ಬರೆದುಕೊಡುವವರು)			ರತ್ನಮ್ಮ
4	Nagaraju K Urf Nagesha S/o Kuvappa . (ಬರೆದುಕೊಡುವವರು)			Nagaraju K

3 ನೇ ಪುಸ್ತಕದ 268 ಕನೇ ದಸ್ತಾವೇಜಿನ 6 ನೇ ಪುಟ

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ಉಪ ನಿರ್ದೇಶಕರಾದಿ
ಕೊಠಡಿ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜಿನು ಬರೆದುಕೊಳ್ಳಿ ದಿನಾಂಕ
Date of execution

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

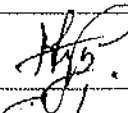
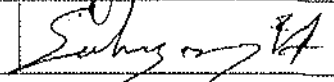
- 4
- Rs. 5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque/D.D. bearing No.000537, dated 01-03-2016 drawn on HDFC Bank White filed branch Bangalore
 - Rs. 5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque/D.D. bearing No.104012, dated 13-05-2016 drawn on State Bank of Hyderabad Nagavarapalya branch Bangalore
 - Rs.5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque/D.D. bearing No.104058, dated 28-06-2016 drawn on State Bank of Hyderabad Nagavarapalya branch Bangalore
 - Rs. 25,00,000/- (Rupees Twenty Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque/D.D/RTGS. bearing No.104061, dated 29-06-2016 drawn on State Bank of Hyderabad Nagavarapalya branch Bangalore
 - Rs. 6,18,000/- (Rupees Six Lakhs Eighteen Thousand only) paid by the Purchaser to the Vendors by way of cheque/D.D/RTGS bearing No.104059, dated 02-07-2016 drawn on State Bank of Hyderabad Nagavarapalya branch Bangalore
 - Rs. 20,00,000/- (Rupees Twenty Lakhs only) paid by the Purchaser to the Vendors by way of cheque/D.D/RTGS, bearing No.104065, dated 29-06-2016 drawn on State Bank of Hyderabad Nagavarapalya branch, Bangalore

The vendors hereby jointly admit and acknowledge the receipt of above said consideration amount and release and discharge the schedule property in favour of purchaser.



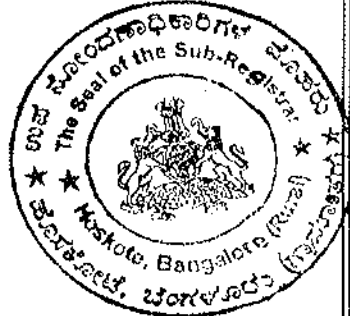
VII. The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or

Nagavarapalya
ರವಿಶಂಕರ್

..Contd 5
For S. S. DEVELOPERS
MANAGING PARTNER

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunatha D N S/o Narasinhala Kadugodi, Bangalore-67	
2	Sahayaraj S/o Amalanathan Kammanahalli, Bangalore-84	

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ

<p style="text-align: center;">  1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ HSK-1-02685-2016-17 ಆಗಿ ಪಿ.ಡಿ. ಸಂಖ್ಯೆ HSKD572 ನೇ ಪುಟದಲ್ಲಿ ದಿನಾಂಕ 29-06-2016 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ  ಉಪ ನೋಂದಣಾಧಿಕಾರಿ ಹೊಸಕೋಟೆ (ಹೊಸಕೋಟೆ) </p>	
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ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ-152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

5

reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.

VIII. The vendor do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendor is now lawfully seized and possessed of the schedule property, free from all kind of encumbrances, charges, minor claims, liens, mortgages, litigations, claims, attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.

IX. The Vendor title of the Schedule Property hereby conveyed is good, marketable and subsisting and that he has unobstructed power to convey the same and that there is no legal impediment for this sale under any law, order, decree or contract or any court order.

X. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendors or any person claiming any rights through or under them. The vendors undertakes to resolve the same and inters disputes, if any amongst family members at their cost and further agreed to get consenting signatures, confirmation deeds or sale deed etc as and when sought by purchaser at the cost of vendors without demanding further amounts.

XI. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendor, prior to the execution of the this in respect of the schedule property.

Naganna. S.

ರಕ್ಷೆಗಾರ

ಕೆ.ವೆ.ಲೆ.

..Contd -6
FOR S. EMPLOYERS
MANAGING PARTNER

1. ನೇ ಪ್ರಸಕ್ತದ 26822 ನೇ ದಸ್ತಾವೇಜಿನ 19 ನೇ ಪುಟ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

6

XII. The vendors and the consenting witnesses do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendors have further handed over to the purchaser this day all the relevant deeds, documents, and receipts pertaining to the schedule property, which is in their custody. The conversion of schedule property is also got personally done by the 1st vendor at the expense of purchaser. In the event of any disputes regarding title, conversion of lands etc., the vendors shall solve the same at their cost by executing necessary deeds without taking further amount for sale of schedule property. The purchaser can enforce the same.

XIII. The Property TDS BSR Code No. 0110864, Tender dated 28-06-2016 Challan SR.No.00603, State Bank of Hyderabad Account No.62447153481 Rs.1,06,180/- (Rupees One Lakh Six thousand One hundred and eighty only) paid from S J Developers Represented by its Managing Partner S.Johnson.

Consideration amount & including of TDS Amount.
"SCHEDULE PROPERTY"

All that piece and parcel of Undeveloped converted land in Survey No. 55/2, measuring 1 Acre 26 Guntas, situated at Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (H.S) SR: 69/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and Bonded by:

EAST BY:	Land belongs to Survey No.50/1 and Survey No.50/6,
WEST BY:	Land belongs to Survey No.55/3
NORTH BY:	Land belongs to Survey No.54/2 and Survey No.53,
SOUTH BY:	Land belongs to Survey No.56/2 and Survey No.56/3.

(THE PRESENT MARKET VALUE OF THE PROPERTY IS RS. 1,06,18000/- (RUPEES ONE HUNDRED SIX LAKHS AND EIGHTEEN THOUSAND ONLY).

Signature of S.Johnson

ಶೇಖರ್ ಪಟ್ಟ

For S. J. DEVELOPERS
MANAGING PARTNER

ಈ ದಸ್ತವೇಜು ಹಾಲೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

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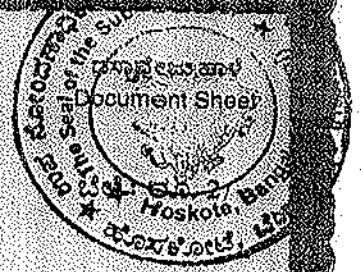


ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಈ ಹಾಲೆಯನ್ನು ಯಾವುದೇ ದಸ್ತವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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



7

IN WITNESS WHEREOF, THE VENDORS AND PURCHASER HEREIN HAVE SIGNED
THIS DEED OF SALE ON THE DATE, MONTH AND YEAR FIRST ABOVE MENTIONED,
AT HOSKOTE AT BANGALORE RURAL DISTRICT IN THE PRESENCE OF WITNESSES:

WITNESSES:

1.

[Signature]

MANJUNATHA.D.N

S/o. NARASIMHAIAIA

No-2, H4 Hares, Sri Sai Layout
Old age Home Road, Kadugodi
Bangalore - 560067

1. ಶಿವ ಶಿವ

2. ರತ್ನಮ್ಮ

2. Sahyog

S/o Amalanathane
Kamm-nalli
Bangalore - 84

3. Nagaraj

VENDORS

For S.J. DEVELOPERS

[Signature]
MANAGING PARTNER
PURCHASER

M/s. SJ DEVELOPERS

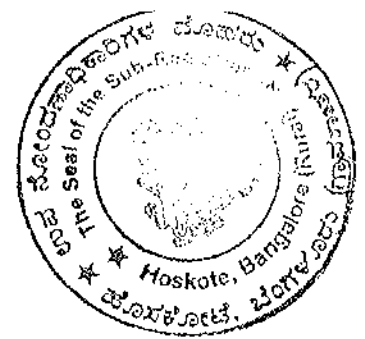
Represented by its Managing Partner,
(MR. S. JOHNSON)

[Signature]
Drafted by

N. K. LAKSHMANA

S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No.2/92-93
Bangalore District.

ನೇ ಪುಸ್ತಕದ 2685 ನೇ ದಸ್ತಾವೇಜಿನ 12 ನೇ ಪುಟ
 Form 26QB



Your E-tax Acknowledgement Number is AD1960604

- The Acknowledgement No. generated will be valid only if the taxpayer makes a payment at Bank's site. Taxpayers are advised to save above Acknowledgement No. for downloading Form 16B from TRACES website.
- As communicated by Income Tax Department, TDS certificate (Form 16B) will be available for download from the TRACES website after atleast 2 days of deposit of tax amount at the respective Bank.
- The TDS amount as per Form 26QB should be entered in the field 'Basic Tax' (Income Tax) on the Bank's web-portal as TDS certificate (Form 16B) will be based on 'Basic Tax' (Income Tax) only.
- If Date of deduction is greater than Date of Payment/Credit, the same may result in Demand Notice for late deduction.
- If Date of deduction is less than Date of Payment/Credit, the same may result in Demand Notice for late deduction.
- If Date of furnishing Form 26QB is beyond prescribed due date, the same may attract late filing fee u/s 234E.

Tax Applicable	0021	Assessment Year	2017-18
Minor Head Code	800	Financial Year	2016-17
Permanent Account No. (PAN) of Transferee(Payer/Buyer)	ABEFS631A	Permanent Account No. (PAN) of Transferor (Payee/Seller)	EBRPK6022A
Full Name of the Transferee	SJ DEVELOPERS	Full Name of the Transferor	NAGARAJA KUVVAPPA
Category of Transferee on the basis of PAN	Firm	Category of Transferor on the basis of PAN	Individual
Status of PAN as per ITD PAN Master	Active PAN	Status of PAN as per ITD PAN Master	Active PAN

Complete Address of the Property Transferee	
Name of premises/Building/ Village	No 118 8th cross 1st Main
Flat/Door/Block No.	Pai Layout
Road/Street/Lane	Near Tin Factory
City/District	Bangalore
State	KARNATAKA
Pin Code	560016
Email ID	sjdevelopersbangalore@yahoo.co.in
Mobile No.	

Complete Address of the Property Transferor	
Name of premises/Building/ Village	Kambalipura village
Flat/Door/Block No.	Hasigala post
Road/Street/Lane	Sulebele Hobli Hoskote
City/District	Bangalore Rural District
State	KARNATAKA
Pin Code	562114
Email ID	
Mobile No.	

Date of Agreement/Booking	20/01/2016	Whether more than one Transferee/Buyer	No
Date of Payment/Credit	28/06/2016	Whether more than one Transferor/Seller	Yes
Date of Tax Deduction	28/06/2016	Payment Type	Lumpsum

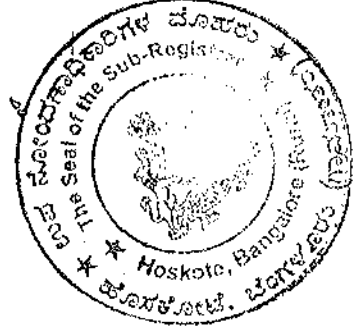
Complete Address of the Property Transferred	
Type of Property	Land
Name of premises/Building/ Village	Ekarajapura village
Flat/Door/Block No.	
Road/Street/Lane	Sulebele hobli Hasigala
City/District	Bangalore rural district
State	KARNATAKA
Pin Code	562114

Tax Deposit Details	
Rate (in %)	1
Total Amount Paid/Credited	10618000
TDS Amount to be paid	106180
Interest	0
Fee	0
Total payment	106180.00
Value in words	One Lakhs Six Thousand One Hundred Eighty Rupees and paise

Total Value of Consideration (Property Value)	10618000
Mode of Payment	Online
Bank Name	State Bank of Hyderabad

Note: This Acknowledgment is only for the information regarding TDS on Sale of Property submitted to Tax Information Network (TIN). This cannot be construed as proof of payment of taxes.

ಇಲ್ಲಿ ಪುಸ್ತಕದ 2682ನೇ ದಸ್ತಾವೇಜಿನ 13ನೇ ಪುಟ



ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ-ಇ 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

ದಸ್ತಾವೇಜು ಹಾಳೆಯ ಮುದ್ರಾಂಕ ದಿನಾಂಕ
Date of execution

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

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 30TH DAY OF JULY, TWO THOUSAND AND FOURTEEN (30-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN :

1. SMT.NIRMALA
W/o of Late Sri.K B.Venkateshappa,
Aged about 48 years.
2. SMT.K.V.SHWETHA,
Daughter of Late Sri. K.B.Venkateshappa,
Aged about 27 years.
3. SRL.K.V,SRIDHAR,
Son of Late Sri.K.B.Venkateshappa,
Aged about 24 years.

ALL RESIDING AT:

Kambalipura Village,
Sulibele Hobli,Hoskote Taluk,
Bangalore Rural District.

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

SRI.SAHAYARAJ,
Aged about 46 years,
Son of Late Sri. Amalanathan,
Residing at: No.249, 10th Cross,
Venkatamma Layout, Subbanna playa,
Kammanahalli, Bangalore - 560 033.

Hereinafter called as the 'VENDORS' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY**.

For S. J. DEVELOPERS

...Contd-2

MANAGING PARTNER

ನೇ ಪ್ರಸ್ತುತ 3185 ನೇ ದಸ್ತಾವೇಜಿನ 2 ನೇ ಪುಟ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

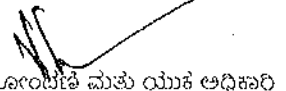
1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ S J Developers Rep by its Managing Partner S Johnson , ಇವರು 108100.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	108100.00	DD No. 751319, Date : 24/07/2014, Corporation Bank
ಒಟ್ಟು :	108100.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 30/07/2014


ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಯುಕ್ತ ಅಧಿಕಾರಿ
(ಹೊಸಕೋಟೆ)


Designed and Developed by C- DAC ,ACTS Pune.

2 ನೇ ಪುಟವು 3102 ನೇ ದಾಖಲೆಯು 3 ನೇ ಪುಟ 17.1.2013/18

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೪ 152 ಮುನ್ಸೂಚನೆಯ 2003
ದಿನಾಂಕ 09-05-2003 ರ 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 ಬರೆದುಕೊಳ್ಳಿ ದಿನಾಂಕ
Date of execution

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

INFAVOUR:

2

M/s. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL,
Whitefield, Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABES6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY**.

- I. WHEREAS, the Vendors named above represent to the purchaser that they are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No.56/2, measuring 00.17 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in ALN (H.S) SR: 75/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "Schedule Property" for brevity.
- II. WHEREAS, the said schedule Property originally agricultural lands bearing Survey No. 56/2, measuring 02 Acres 05 Guntas of land, Situated at, Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, was owned and possessed by Sri.Lakshmaiah and others namely Sri. Munisamappa and Pillaiah are joint possession and enjoying the Schedule property and thereby Sri.Lakshmaiah filed application before the Special Deputy Commissioner in Case No.1911/1962-63 for Inam Abolition, to register jointly in the names of Sri. Lakshmaiah, Sri. Munisamappa and Sri. Pillaiah. The Special Deputy Commissioner for Inams Abolition passed the order on 08-08-1963 and registered the jointly in the name of Sri. Lakshmaiah and others as above. As per the Form No. VIII said Schedule Property was registered in the name of Sri.Lakshmaiah, herein below and hereinafter referred to as the "LARGER EXTENT OF SCHEDULE PROPERTY."

For S. J. DEVELOPERS

...Contd-3

S. Johnson

MANAGING PARTNER



ಶ್ರೀ ಪುಷ್ಪಕವ 3135 ಸಹ ರಚಿಸ್ತಾರ 4

Print Date & Time : 30-07-2014 03:18:30 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3135

ಸಹ ರಚಿಸ್ತಾರ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 30-07-2014 ರಂದು 03:10:10 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	19130.00
2	ಸ್ಟ್ಯಾಂಪ್ ಛೀ	490.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	19695.00

ಶ್ರೀ S J Developers Rep by its Managing Partner S Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ವಶ್ಯಕವಾದ ಗುರುತು	ಸಹಿ
ಶ್ರೀ S J Developers Rep by its Managing Partner S Johnson			

ಸಹ ರಚಿಸ್ತಾರ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ವಶ್ಯಕವಾದ ಗುರುತು	ಸಹಿ
1	S J Developers Rep by its Managing Partner S Johnson (ಬರೆದುಕೊಂಡವರು)			
2	Nirmala , K V Shwetha & K V Sidhar Rep by GPA holder Sahayaraj S/o Late Amalanathan . (ಬರೆದುಕೊಂಡವರು)			

ಸಹ ರಚಿಸ್ತಾರ

2

ಈ ದಸ್ತಾವೇಜು ಹಾಲೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುನ್ಸೂಚನೆಯ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಶ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ: ರೂ. 2/-

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

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಿನದ ದಿನಾಂಕ
Date of execution

ಹಾಕಲಾಗಿದೆ ಒಟ್ಟು ಮುದ್ರಾಂಶ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

3

III. WHEREAS, the said Sri.Lakshmaiah and others namely Sri. Munisamappa and Pillaiah affected an oral partition of their joint family properties. And in terms of the said partition, Sri. Lakshmaiah was allotted "LARGER EXTENT OF SCHEDULE PROPERTY. After that said Sri. Lakshmaiah was sold a portion in LARGER EXTENT OF SCHEDULE PROPERTY in favour of Smt. Obamma wife of Pillaiah, for valuable consideration under sale deed dated 16-05-1972 to an extent of 00.34 Guntas of land, registered vide document No.900/1972-73 in Book I, Volume 1329 at pages 181 to 182, in the office of the Sub-Registrar, Hoskote. And after the demise of Late Sri.Lakshmaiah, his children namely Sri.Muniyappa, Sri.Channappa, Sri.Venkatappa and Sri.Krishnappa they inherited the same from their father the LARGER EXTENT OF SCHEDULE PROPERTY, jointly. After that they sold the remaining portion in LARGER EXTENT OF SCHEDULE PROPERTY, in favour of Smt. Obamma, wife of Pillaiah for valuable consideration under sale deed dated 31-03-1984 to an extent of 1 Acre 11 Guntas of land, registered vide document No.14/1984-85 in Book I, Volume 1681 at pages 115 to 117, in the office of the Sub-Registrar, Hoskote and totally measuring an extent of 2 Acres 05 Guntas.

IV. WHEREAS, the said Smt. Obamma wife of Late Sri. Pillaiah and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Muniraju sons of Late Sri. Pillaiah are executed a portion in LARGER EXTENT OF SCHEDULE PROPERTY. Release come Single Partition Deed dated 12-09-1995, in favour of Sri.Anjinappa, son of Late Sri.Pillaiah with respect to Survey No.56/2, measuring 34 guntas, registered vide document No. 2278/1995-96 in Book I, Volume 2076 at Pages 220 to 223 in the office of the Sub-Registrar, Hoskote.

V. WHEREAS, After that, said Smt. Obamma and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Anjinappa are sold a portion in LARGER EXTENT OF SCHEDULE PROPERTY dated 18-12-2007, in favour of Sri. K.B.Venkateshappa son of Balappa, with respect to survey No.56/2, measuring 17 Guntas, registered vide document no. HSK-1-05343/2007-2008 in Book I and stored under CD No.HSKD103 in the office of the Sub-Registrar, Hoskote.

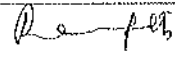
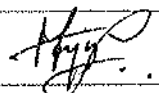
For S. J. DEVELOPERS


MANAGING PARTNER


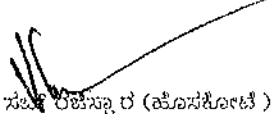
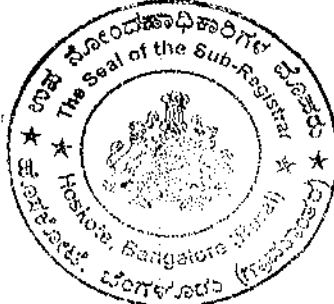
...Contd-4

1 ನೇ ಪುಸ್ತಕದ 3135 ನೇ ದಸ್ತಾವೇಜಿನ 6 ನೇ ಪುಟ

ಗುರುತಿರುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	K Ranganath S/o Kenchamalappa Kadugodi , Bangalore -67	
2	D N Manjunath S/o Narasimhaiah Kadugodi , Bangalore	

 ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್

<p style="text-align: center;"> 1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂಬರ್ HSK-1-03135-2014-15 ಅಗಿ ಸಿ.ಡಿ. ನಂಬರ್ HSKD463 ನೇ ಧರಲ್ಲಿ ದಿನಾಂಕ 30-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ  ಸಬ್ ರೆಜಿಸ್ಟ್ರಾರ್ (ಹೊಸಪೇಟೆ)</p>	
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ಈ ದಸ್ತಾವೇಜು ಹಾಕೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೪ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಕೆ
Document Sheet

ಕಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲೆ : ರೂ. 2/-

ಈ ಹಾಕೆಯನ್ನು 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.

VI. WHEREAS, after the demise of Late K.B.Venkateshappa, the Mutation Register Extract in No.1/2009-2012, reflects that his wife namely Smt.Nirmala inherited the "SCHEDULE PROPERTY" and other survey number, subsequently all the revenue records were transferred to her name.

VII. WHEREAS, the Sri.Muniraju, son of Late Sri.Pillaiah and Late Smt.Obamma, he and his family members executed confirmation deed in favour of Vendors on 20-01-2014 registered vide document No.HSK-1-08771/2013-2014 in Book I and stored under CD No.HSKD452 in the office of the Sub-Registrar, Hoskote for confirming that at the time of execution of the sale deed dated 18-12-2007 due to oversight and bona find mistake, K.B.Venkateshappa has not made them as a parties and as a vendors while executing the above mention sale deed; now after coming to know about the said mistake. The Sri.Muniraju and his family members hereby executed deed of conformation for conforming the sale executed his other family members in favor of Sri. K.B.Venkateshappa and they are relinquishing all their alleged rights in respect to the Schedule Property. The Vendors represent that they have absolute right to alienate the schedule property. They further represent to the purchase that revenue records are standing in the name of 1st vendor and they have paid the taxes to the concerned authorities.

VIII. WHEREAS, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in favour of Sri.Sahayaraj on 07-09-2011, registered vide Document No. HSK-4-00185/2011-12 of Book No.IV, Stored in CD.No. HSKD210, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.

IX. WHEREAS, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs.19,12,500/- (Rupees Nineteen Lakhs Twelve Thousand and Five Hundred Only) in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and -

For S. J/DEVELOPERS

...Contd-5

MANAGING PARTNER

ಈ ದಾಖಲೆಯು ಹಾಕಿಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೧೦೪/೧೩೨ ಮುಖೋಮು ೨೦೦೩
ದಿನಾಂಕ ೦೯-೦೫-೨೦೦೩ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಾಖಲೆಯ ಹಾಕಿ
Document Sheet

ಹಾಕಿ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಶ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ ರೂ. ೨/-

ಈ ಹಾಕಿಯನ್ನು ಯಾವುದೇ ದಾಖಲೆಗೆ ಉಪಯೋಗಿಸಬಹುದು
This sheet can be used for any document

ದಾಖಲೆಯನ್ನು ಬರೆದುದಿನಾಂಕ, ದಿನಾಂಕ
Date of execution

ಹಾಕಿದ ಒಟ್ಟು ಮುದ್ರಾಂಶ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

5

-represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

X. NOW THIS DEED WITNESSES AS FOLLOWS:

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of Rs.19,12,500/- (Rupees Nineteen Lakhs Twelve Thousand and Five Hundred Only) paid by the purchaser to the vendors, by Cheques/cash in the presence of the witnesses, in the following manner.

- a. Rs. 3,00,000/- (Rupees Three Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 257736, dated 24-09-2008 drawn on Corporation bank, Whitefield branch, Bangalore;
- b. Rs. 2,00,000/- (Rupees Two Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 257737, dated 24-09-2008 drawn on Corporation bank, Whitefield branch, Bangalore;
- c. Rs. 5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 029917, dated 07-09-2011 drawn on Corporation bank, Whitefield branch, Bangalore;
- d. Rs. 1,50,000/- (Rupees One Lakh and Fifty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No.029918, dated 07-09-2011 drawn on Corporation bank, Whitefield branch, Bangalore;
- e. Rs. 35,000/- (Rupees Thirty Five Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No.521611, dated 07-09-2011 drawn on Corporation bank, Whitefield branch, Bangalore;

For S. J. DEVELOPERS

...Contd-6

MANAGING PARTNER

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೨ 152 ಮುನ್ಸೂಚನೆಯ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ರಾಜ್ಯ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳುತ್ತ ದಿನಾಂಕ
Date of execution

ಒಟ್ಟು ಮುದ್ರಾಂಕ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

6

- f. Rs. 50,000/- (Rupees Fifty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No.521610, dated 07-09-2011 drawn on Corporation bank, Whitefield branch, Bangalore;
- g. Rs. 5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No.268834, dated 01-02-2008 drawn on Corporation bank, Whitefield branch, Bangalore;
- h. Rs. 1,77,500/- (Rupees One Lakh Seventy Seven Thousand and Five Hundred only) paid by the Purchaser to the Vendors by way of cheque bearing No.146126, dated 09-02-2011 drawn on State bank of India, Banaswadi branch, Bangalore;

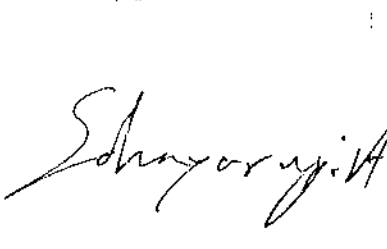
The vendors hereby jointly admit and acknowledge the receipt of above said consideration amount and release and discharge the schedule property in favor of purchaser.

XI. The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.

XII. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendor is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.

For S J DEVELOPERS

...Contd-7


MANAGING PARTNER

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಕೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಕೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

7

XIII. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendor or any person claiming any rights through or under them.

XIV. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendor, prior to the execution of the this in respect of the schedule property.

XV. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendor have further handed over to the purchaser, this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No. 56/2, measuring 0.17 Guntas, situated at Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (HS) SR: 75/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by:

East by	:	Remaining portion of the same survey number belongs to Doddegowda
West by	:	Land belongs to Sri.Lokesi Sy.no.50/3,
North by	:	Land belongs to Kuvappa Sy no,55/2
South by	:	S J Developers Property.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-8

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಕಿ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ : ರೂ. 2/-

ಈ ಹಾಕಿಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

8

The present Market value of the property is Rs.19,12,500/- (Rupees Nineteen Lakhs Twelve Thousand and Five hundred Only)

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District.

WITNESSES:

1. *Ranganath S/o*

RANGANATH S/O
KENCHAMALAPPA
NO-201, KADUGUDI
B-1000-67

Sahayaraj
VENDORS

Represented by their GPA Holder
(Mr.Sahayaraj)

2. *Mangunath*

MANGUNATH
S/o. NARASIMHAIAH
NO-2, HY HOMES, Sri Sri layout
old age Home Road Kadugodi
Bangalore - 560066, K.A.

For S. J. DEVELOPERS

S. Johnson
MANAGING PARTNER
PURCHASER

M/s. S.J.DEVELOPERS
Represented by its Managing Partner
(MR. S. JOHNSON)

N. K. Lakshmana
a

N. K. LAKSHMANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No. 2/92-93
Bangalore District.

3155


ಈ ದಸ್ತಾವೇಜು ಪಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಸಂಖ್ಯೆ 152 ಮುನ್ಸೂಚನೆಯು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಪಾಳೆ
Document Sheet

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಕ್ರಮ : ರೂ. 2/-



ಈ ಪಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

56/2

3155

14-15

S/no 56/2 - 179ms/3

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 30TH DAY OF JULY, TWO THOUSAND AND FOURTEEN (30-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI.P.NARAYANAPPA** Aged about 69 years, Son of Late Sri. Pillaiah and late Smt. Obamma,
2. **SMT. NARAYANAMMA**, Aged about 56 years, Wife of Sri.P.Narayanappa.
3. **SMT. CHANDRAMMA**, Aged about 35 years, daughter of Sri. P.Narayanappa.
4. **SMT. MANJAMMA**, Aged about 33 years, daughter of Sri. P.Narayanappa.
5. **SMT. AMBIKA URF AMMAYAMMA**, Aged about 31 years, daughter of Sri.P.Narayanappa.
6. **SRI. K.N. DODDE GOWDA URF DODDAPPAIAH** Aged about 29 years, son of Sri.P.Narayanappa.
7. **SMT. ARUNA**, Aged about 23 years, wife of Sri. K.N. DoddeGowda Urf Doddappaiah.
8. **MASTER.CHARAN**, Aged about 4 years, son of Sri. K.N. DoddeGowda Urf Doddappaiah. Represented by his Natural Guardian Father Sri.K.N.DoddeGowda Urf Doddappaiah.

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MR.S.JOHNSON,
Aged about 46 years,
Son of Savaridass,
Residing at: No119, 3rd Cross, Prashanth Extension,
Near ITPL, Whitefield, Bangalore - 560 066.

For **S. J. DEVELOPERS**

MANAGING PARTNER

...Contd-2

3155



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 S.J.Developers Rep by its Managing Partner S.Johnson , ಇವರು 78845.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	54410.00	DD No. 751345, Date : 25/07/2014 , Corporation Bank
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	19125.00	DD No. 751325 , Date : 24/07/2014 ; Corporation Bank
ನಗದು ರೂಪ	5310.00	By Cash
ಒಟ್ಟು :	78845.00	

ಸ್ಥಳ : ಹೊಸಹೋಟಿ

ದಿನಾಂಕ : 31/07/2014

ಉಪ-ನಿರ್ದೇಶಕರು, ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
ಹೊಸಹೋಟಿ.

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

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ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

2

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY**.

INFAVOUR:

M/S. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY**.

- I. WHEREAS, the Vendor No.6 named above represent to the purchaser that he and his family members are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No. 56/2, measuring 00.016 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose vide order passed by the Deputy-Commissioner, Bangalore rural District, Bangalore in ALN (H.S) SR: 75/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "Schedule "A" Property" for brevity.
- II. WHEREAS, the Vendor No.1 named above represent to the purchaser that he and his family members are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No. 56/2, measuring 00.01 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in ALN (H.S) SR: 75/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "Schedule "B" Property" for brevity.

For S. J. DEVELOPERS

...Contd-3

MANAGING PARTNER



3155

Print Date & Time : 31-07-2014 12:16:16 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3155

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 11:07:09 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	23450.00
2	ಸ್ಟ್ಯಾಂಪ್ ಫೀ	490.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	24015.00

ಶ್ರೀ M/s S.J.Developers Rep by its Managing Partner S.Johnson ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S.J.Developers Rep by its Managing Partner S.Johnson			

ಅಂಶ ನೋಂದಣಿ ದಸ್ತಾವೇಜು
ಹೊಸಕೋಟೆ.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S.J.Developers Rep by its Managing Partner S.Johnson . (ಬರೆಸಿಕೊಂಡವರು)			
2	P.Narayanappa, Narayanamma, Chandramma, Manjamma, Ambika Urf Ammayamma , K N Dodde Gowda Urf Doddappaiah . Aruna & Master Charan Rep by GPA Holder S.Johnson (ಬರೆದುಕೊಂಡವರು)			

SJA
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಅಧಿಕೃತ 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
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

3

III. WHEREAS, the said schedule Property originally agricultural land bearing Survey No. 56/2, measuring 02 Acres 05 Guntas of land, Situated at, Eakarajpura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, was owned and possessed by Sri.Lakshmaiah and others namely Sri.Munisamappa and Pillaiiah are joint possession and enjoying the Schedule property and thereby Sri.Lakshmaiah filed application before the Special Deputy Commissioner in Case No.1911/1962-63 for Inam Abolition, to registered jointly in the names of Sri. Lakshmaiah, Sri. Munisamappa and Sri. Pillaiiah. The Special Deputy Commissioner for Inam Abolition passed the order on 08-08-1963 and registered the jointly in the name of Sri. Lakshmaiah and others as above. As per the Form No. VIII said Schedule Property was registered in the name of Sri.Lakshmaiah, herein below and hereinafter referred to as the "LARGER EXTENT OF SCHEDULE PROPERTY.

IV. WHEREAS, the said Sri.Lakshmaiah and others namely Sri. Munisamappa and Pillaiiah effected an oral partition of their joint family properties. And in terms of the said partition, Sri. Lakshmaiah was allotted "LARGER EXTENT OF SCHEDULE PROPERTY. After that said Sri. Lakshmaiah was sold a portion in LARGER EXTENT OF SCHEDULE PROPERTY in favour of Smt. Obamma wife of Pillaiiah, for valuable consideration under sale deed dated 16-05-1972 to an extent of 00.34 Guntas of land, registered vide document No.900/1972-73 in Book I, Volume 1329 at pages 181 to 182, in the office of the Sub-Registrar, Hoskote. And after the demise of late Sri.Lakshmaiah, his children namely Sri.Muniyappa, Sri.Channappa, Sri.Venkatappa and Sri.Krishnappa they inherited the same from their father the LARGER EXTENT OF SCHEDULE PROPERTY, jointly. After that they sold the remaining portion in LARGER EXTENT OF SCHEDULE PROPERTY, in favour of Smt. Obamma, wife of Pillaiiah for valuable consideration under sale deed dated 31-03-1984 to an extent of 1 Acre 11 Guntas of land, registered vide document No.14/1984-85 in Book I, Volume 1681 at pages 115 to 117, in the office of the Sub-Registrar, Hoskote and totally measuring an extent of 2 Acres 05 Guntas.

V. WHEREAS, the said Smt. Obamma wife of Late Sri. Pillaiiah and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Muniraj sons of late Sri. Pillaiiah are executed a portion in LARGER EXTENT OF SCHEDULE PROPERTY.-

For S. J. DEVELOPERS

...Contd-4

MANAGING PARTNER

3155-2014-15


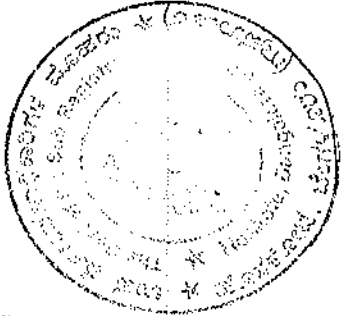
ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunath S/o Narasimhaiah Kadugodli, Bangalore	
2	Shiva Kumar S/o Muniyappa M V Extn, Hoskote Town	

ಉಪ ನಿರ್ದೇಶಕರು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಬೆಂಗಳೂರು

I hereby certify that on production of the original document, I have satisfied myself that the stamp duty of Rs. 53650/- has been paid thereon. Date: 10/10/2012, Bk No.-4, Doct No. 226/2012-13, & Date: 25/10/2013, Bk-4, Doct No.386/2013-14

ಉಪ ನಿರ್ದೇಶಕರು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಬೆಂಗಳೂರು

 <p>1 ನೇ ಪ್ರಸ್ತುತ ದಸ್ತಾವೇಜು ನಂಬರ್ HSK-1-03155-2014-15 ಆಗಿ ಒ.ಡಿ. ನಂಬರ್ HSKD463 ನೇ ಧರಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ</p> <p>ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಬೆಂಗಳೂರು</p>	
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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

ರಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳಬೇಡಿ ದಿನಾಂಕ
Date of execution

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

4

-Release come Single Partition Deed dated 12-09-1995, in favour of Sri.Anjinappa, son of Late Sri.Pillaiah with respect to Survey No.56/2, measuring 34 guntas, registered vide document No. 2278/1995-96 in Book I, Volume 2076 at Pages 220 to 223 in the office of the Sub-Registrar, Hoskote.

VI. WHEREAS, the said Smt. Obamma and her sons and Granddaughters namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa, Sri.Anjinappa Smt.Gangamma and Smt.Rathnamma daughters of Sri.Hanumanthappa are sold a portion in **LARGER EXTENT OF SCHEDULE PROPERTY** dated 24-11-2006, in favour of Sri. N.Munikrishnappa, son of Narayanappa with respect to survey No.56/2, measuring 17 Guntas, registered vide document No. HSK-1-07535/2006-2007 in Book I and stored under CD No.HSKD81 in the office of the Sub-Registrar, Hoskote.

VII. WHEREAS, After that, said Smt. Obamma and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Anjinappa are sold a portion in **LARGER EXTENT OF SCHEDULE PROPERTY** dated 02-11-2007, in favour of Sri. K.B.Venkateshappa son of Balappa, with respect to survey No.56/2, measuring 00.17 Guntas, registered vide document No. HSK-1-05343/2007-2008 in Book I and stored under CD No.HSKD103 in the office of the Sub-Registrar, Hoskote.

VIII. WHEREAS, Subsequently, the said Smt. Obamma has executed a registered will a portion in **LARGER EXTENT OF SCHEDULE PROPERTY**, dated 03-01-2008, in favour of Sri. K.N.DoddaGowda Urf Doddappaiah/Vendor No.6 with respect to survey No.56/2, measuring 16 Guntas, registered vide document No. HSK-3-00123/2007-2008 in Book III and stored under CD No.HSKD104 in the office of the Sub-Registrar, Hoskote.

IX. WHEREAS, after the demise of the said Smt. Obamma and her husband Sri. Pillaiah the Mutation Register Extract in No.H3/2013-2014 reflects that her son Sri.P.Narayanappa/Vendor No.1 inherited the remaining portion in **LARGER EXTENT OF SCHEDULE PROPERTY**, measuring 00.01 Gunta, subsequently all the revenue records were transferred to his name.

For S. J. DEVELOPERS

....Contd-5

MANAGING PARTNER

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಚಿತ್ರ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚೀಟಿ : 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.

8

XVII. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendors, prior to the execution of the this in respect of the schedule "A" and "B" properties.

XVIII. The vendors do hereby put the purchaser in actual physical possession of the schedule "A" and "B" properties on this day. The vendors have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule "A" and "B" properties, which is in their custody as per separate list.

SCHEDULE "A" PROPERTY

All that piece and parcel of converted land in Survey No. 56/2, measuring 00.16 Guntas, situated at Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (HS) SR: 75/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by:

East by	:	Remaining portion of the same survey number	Sri. N
		Munikrishnappa and P. Narayanappa	
West by	:	Remaining portion of the same survey number belongs to	Smt.
		Nirmala	
North by	:	Land belongs to Sri. Kuvappa, Sy No 55/2.	
South by	:	Remaining portion of the same survey number Land belongs to	
		P. Narayanappa and S J Developers Property.	

For S. J. DEVELOPERS

MANAGING PARTNER

Contd-9

7 ಸೇ ಪುಸ್ತಕದ ಸಂಖ್ಯೆ... ಸೇ ಪುಸ್ತಕದ ಸಂಖ್ಯೆ... ಸೇ ಪುಸ್ತಕದ ಸಂಖ್ಯೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಅಧಿಕೃತ 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	ಪುಟ : 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.	

9

SCHEDULE "B" PROPERTY

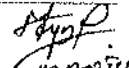
All that piece and parcel of converted land in Survey No. 56/2, measuring 00.01 Guntas, situated at Bakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (HS) SR: 75/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bonded by:

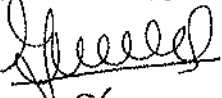
East by	:	Land belongs to Remaining portion of the same survey number Sri.N Munikrishnappa
West by	:	Remaining portion of the same survey number 56/2 belongs to Sri.Doddegowda.
North by	:	Remaining portion of the same survey number 56/2 belongs to Sri.Doddegowda.
South by	:	Land belongs to SJ Developers Property.

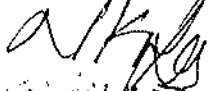
(Totally the present Market value of the property is Rs.23,44,500/- (Rupees Twenty Three Lakhs Forty Four Thousand and Five hundred Only)



IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District.

WITNESSES:

1. 
NARASIMHAIAH
S/o. NARASIMHAIAH
No-2, 4th Floor Sri Sai layout
off old Home Road, Kadugodi Bmr-67

2. 
Shrikumar
M. V. Extension
Hoskote Taluk

Drafted by

N. K. S. DODDEGOWDA
Hoskote Taluk
Bangalore Rural District


VENDORS
Represented by their GPA Holder
(Mr.S.Johnson)
For S. J. DEVELOPERS

MANAGING PARTNER
PURCHASER
M/s. S.J.DEVELOPERS
Represented by its Managing Partner,
MR. S. JOHNSON

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಅಧೀಶ ಸಂಖ್ಯೆ ಕಂಇ 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

ಚೀಟಿ : 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.

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 30TH DAY OF JULY, TWO THOUSAND AND FOURTEEN (30-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI. K.A.LOKESH,**
Aged about 32 years,
Son of Late Sri. Anjinappa.
2. **SMT.MANJULA,**
Aged about 28 years,
Wife of Sri. K.A Lokesh.
3. **MASTER. GOPAL**
Aged about 8 years,
Son of Sri. Lokesh,
Represented by his Natural Guardian Father Sri.K.A.Lokesh.
4. **MASTER. GAGAN,**
Aged about 6 years,
Son of Sri. Lokesh,
Represented by his Natural Guardian Father Sri.K.A.Lokesh.

ALL ARE RESIDING AT:

Kambalipura Village,
Sulibele Hobli, Hosakote Taluk,
Bangalore Rural District,

5. **SMT. MANJULA URF. MANJAMMA,**
Aged about 30 years,
Daughter of Late Sri. Anjinappa,
Wife of, sri Chennappa,
Residing at, Santte kallahalli Village,
Sidlagatta Taluk.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-2

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
3152

25/07/2014



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 S.J. Developers Rep by Its Managing Partner S. Johnson, ಇವರು 88615.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಪಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	88615.00	DD No. 751343, Date : 25/07/2014 Corporation Bank
ಒಟ್ಟು :	88615.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 31/07/2014


(ಅಧಿಕಾರಿ/ಅಧೀನಾಧಿಕಾರಿ)
ಹೊಸಕೋಟೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆಜೀಶ ಸಂಖ್ಯೆ ಕಂಇ 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	ಚೀಲೆ : 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.	

2

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MR.S.JOHNSON,
Aged about 46 years,
Son of Savaridass,
Residing at: No119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY**.

INFAVOUR:

M/s. S.J.DEVELOPERS,
Office at: No.119, 3rd Cross,
Prashanth Extension, Near ITPL, Whitefield,
Bangalore - 560 066.
Represented by its Managing Partner,
MR. S. JOHNSON.
PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY**.

1. **WHEREAS**, the Vendors named above represent to the purchaser that there are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in New Survey No.56/3 (Old Survey No.56/2), measuring 00.34 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in ALN (H.S) SR: 74/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "Schedule Property" for brevity.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-3



3152

Print Date & Time : 31-07-2014 12:04:55 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3152

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 11:44:45 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	38250.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	420.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	38745.00

ಶ್ರೀ M/s S.J.Developers Rep by its Managing Partner S.Johnson ಇವರಿಂದ ಹಾಜರಾದ ಮಾಹಿತಿ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S.J.Developers Rep by Its Managing Partner S.Johnson			

ಇವರ ನೋಂದಣಾಧಿಕಾರಿ
ಇದೀಸಕೋಟೆ.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S.J.Developers Rep by its Managing Partner S.Johnson . (ಬರೆಸಿಕೊಡುವರು)			
2	K A Lokesh, Manjula, Master Gopal, Master Gagan & Manjula Urf Manjotamma Rep by GPA Holder S.Johnson (ಬರೆದುಕೊಡುವವರು)			

ಇವರ ನೋಂದಣಾಧಿಕಾರಿ
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಇದೀಸಕೋಟೆ.

ನೀವು ಪಡೆದ 3.152ನೇ ದಸ್ತಾವೇಜು...ನೀವು ಪಟ್ಟಿ

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

3

II. WHEREAS, the said schedule Property originally agricultural land bearing Survey No. 56/2, measuring 02 Acres 05 Guntas of land, Situated at, Eakarajpura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, was owned and possessed by Sri.Lakshmaiah and others namely Sri. Munisamappa and Pillaiah are joint possession and enjoying the Schedule property and thereby Sri.Lakshmaiah filed application before the Special Deputy Commissioner in Case No.1911/1962-63 for Inam, Abolition, to registered jointly in the names of Sri. Lakshmaiah, Sri. Munisamappa and Sri. Pillaiah. The Special Deputy Commissioner for Inams Abolition passed the order on 08-08-1963 and registered the jointly in the name of Sri. Lakshmaiah and others as above. As per the Form No. VIII said Schedule Property was registered in the name of Sri.Lakshmaiah, herein below and hereinafter referred to as the "LARGER EXTENT OF SCHEDULE PROPERTY.

III. WHEREAS, the said Sri.Lakshmaiah and others namely Sri. Munisamappa and Pillaiah effected an oral partition of their joint family properties. And in terms of the said partition, Sri. Lakshmaiah was allotted "LARGER EXTENT OF SCHEDULE PROPERTY. After that said Sri. Lakshmaiah was sold a portion in LARGER EXTENT OF SCHEDULE PROPERTY in favour of Smt. Obamma wife of Pillaiah, for valuable consideration under sale deed dated 16-05-1972 to an extent of 00.34 Guntas of land, registered vide document No.900/1972-73 in Book 1, Volume 1329 at pages 181 to 182, in the office of the Sub-Registrar, Hoskote. And after the demise of late Sri.Lakshmaiah, his children namely Sri.Muniyappa, Sri.Channappa, Sri.Venkatappa and Sri.Krishnappa they inherited the same from their father the LARGER EXTENT OF SCHEDULE PROPERTY, jointly. After that they sold the remaining portion in LARGER EXTENT OF SCHEDULE PROPERTY, in favour of Smt. Obamma, wife of Pillaiah for valuable consideration under sale deed dated 31-03-1984 to an extent of 1 Acre 11 Guntas of land, registered vide document No.14/1984-85 in Book 1, Volume 1681 at pages 115 to 117, in the office of the Sub-Registrar, Hoskote and totally measuring an extent of 2 Acres 05 Guntas.

[Signature]

[Signature]

...Contd-4

1 ನೇ ಪುಸ್ತಕದ 31.52 ನೇ ಪುಟದ 6 ನೇ ಪುಟ


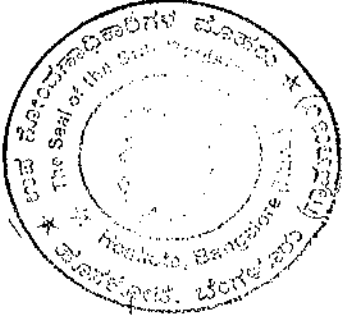
ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunath S/o Narasimhaiah Kadugodi, Bangalore	
2	Shiva Kumar S/o Muniyappa M V Extn, Hoskote Town	

ಉಪ ಸಹಾಯಕ ನಿರ್ದೇಶಕರು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್
ಹೊಸಕೋಟೆ.

I hereby certify that on production of the original document, I have satisfied myself that the stamp duty of Rs. 127500/- has been paid thereon. Date : 28/12/2013, Bk-4, GPA Doct No. 481/2013-14

ಉಪ ಸಹಾಯಕ ನಿರ್ದೇಶಕರು
ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್

<p style="text-align: center;">  1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ಸಂಬಂ HSK-1-03/52-2014-15 ಆಗಿ ಸಿ.ಡಿ. ಸಂಬಂ HSKD463 ನೇ ದೃಢೀಕರಣ ದಿನಾಂಕ 31-07-2014 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ (ಸಹಾಯಕ ನಿರ್ದೇಶಕರು) ಹೊಸಕೋಟೆ. </p>	
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ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುಖೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ : ರೂ. 2/-

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

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದಿನಾಂಕ
Date of execution

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

4

IV. WHEREAS, the said Smt. Obamma wife of late Sri. Pillaiiah and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Muniraj sons of late Sri. Pillaiiah are executed a portion in **LARGER EXTENT OF SCHEDULE PROPERTY** Release come Single Partition Deed dated 12-09-1995, in favour of Sri.Anjinappa, son of late Sri.Pillaiiah with respect to Survey No.56/2, measuring 00.34 guntas, registered vide document No. 2278/1995-96 in Book I, Volume 2076 at Pages 220 to 223 in the office of the Sub-Registrar, Hoskote.

V. WHEREAS, after the demise of late Sri.Anjinappa and his wife namely Smt.Gowramma, the Mutation Register Extract in No.H21/2012-2013, reflects that his son namely Sri.K.A.Lokesh inherited the "**SCHEDULE PROPERTY**" and other survey number, subsequently all the revenue records were transferred to his name. The Vendors represent that they have absolute right to alienate the schedule property. They further represent to the purchase that revenue records are standing in the name of 1st vendor and they have paid the taxes to the concerned authorities.

VI. WHEREAS, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in favour of Mr.S.Johnson on 28-12-2013, registered vide Document No.HSK-4-00481/2013-2014 of Book No. IV, Stored in CD.No.HSKD450, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.

VII. WHEREAS, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs.38,25,000/- (Rupees Thirty Eight Lakhs Twenty Five Thousand Only) in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-5

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೪ 152 ಮುನೋಮು 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕಾಂ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ : ರೂ. 2/-

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

ದಸ್ತಾವೇಜನ್ನು ಬರೆದುದು ಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

6

- X. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendors is now lawfully seized and possessed of the schedule Property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- XI. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendors or any person claiming any rights through or under them.
- XII. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendors, prior to the execution of the this in respect of the schedule property.
- XIII. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendors have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No. 56/3, (Old survey No.56/2) measuring 00.34 Guntas, situated at Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (H.S) SR: 74/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-7

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

ಕೆ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಶ 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

ಶಾಖಾಪಡಿಸಿದ ಒಟ್ಟು ಮುದ್ರಾಂಶ ಶುಲ್ಕ ರೂ.
Total stamp duty paid Rs.

And bonded by:

East by	:	Land belongs to Smt.Nirmala Sy No 56/2,
West by	:	Land belongs to Sri.Munivenkatappa and Munishamappa, Sy No.56/1
North by	:	Land belongs to Sri.Pillapaiah Sy No.55/2,and Sy No.55/3
South by	:	Land belongs to Sri.Ramanna and Sri.Chikkapaiah Sy.No.116.

(The present Market value of the property is Rs.38,25,000/- Rupees Thirty Eight Lakhs Twenty Five Thousand Only)

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District.

WITNESSES:

1.

Munishamappa S.N.
Sri. Munivenkatappa
No-2. HYHomes, Sri. Sai layout
c/d age home Road Kadugodi
Bangalore - 560067

VENDORS
Represented by their GPA Holder
(Mr.S.Johnson)

2.

Shree Kumar
m. V. extension
Hoskote town

For S. J. DEVELOPERS

MANAGING PARTNER

PURCHASER

M/S. S.J.DEVELOPERS

Represented by its Managing Partner
MR. S. JOHNSON

Drafted by
N.K.
N. K. LAKSHMANA
S/o. Karegowda

Nelavagilu, Hosakote Taluk
D.W.L No 2/92-93
Bangalore District.

ಈ ದಸ್ತಾವೇಜು 14 ಪುಟಗಳನ್ನೊಳಗೊಂಡಿದೆ

Bangalore

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



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.

**GENERAL POWER OF ATTORNEY
(Irrevocable)**

21/7/16

10 870
16.17

THIS GENERAL POWER OF ATTORNEY EXECUTED ON THE 21st DAY OF JULY TWO THOUSAND AND SIXTEEN (21.7.2016), AT HOSKOTE, And BANGALORE RURAL DISTRICT.
BETWEEN:

1. **SRI.MUNISHAMAPPA URF DELE MUNISHAMAPPA ,**
Aged about 66 years,
Son of Late Chikka Papaiah alias Chikka Appaiah,
2. **SMT.PARVATAMMA ,**
Aged about 60 years,
Wife of Sri.Munishamappa,
3. **SMT.AMARAVATHI,**
Aged about 43 years,
Daughter of Sri.Munishamappa,
4. **SMT.MANJULA URF MANJAMMA**
Aged about 40 years,
Daughter of Sri.Munishamappa,
5. **SRI.DEVARAJA .K.M,**
Aged about 38 years,
Son of Sri.Munishamappa,
6. **SMT.MANJULA,**
Aged about 32 years,
Wife of Sri.Devaraja.K.M,
7. **KUM.LIKITHA ,**
Aged about 6 years,
Daughter of Sri.Devaraja.K.M,
Presented by her natural guardian,
Father Sri.Devaraja.K.M,

...Contd--2

ಪೆಟ್ಟಣಾಡಿ
ಕೆ.ಎಂ.ಎಸ್
Devarajan
ರೈತರೇ

ಮುನಿಷಮಪ್ಪ
ಹಾಜರತೆ
ಮಂಜುಳ

For S. J. DEVELOPERS
MANAGING PARTNER
K. R. Ramesh

ಇದೇ ಪುಸ್ತಕದ ೨೪೦ ನೇ ದೃಶ್ಯವೇಡು.....೨ ನೇ ಪುಟ



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 S-J DEVELOPES rep by its Managing Partner S.JOHNSON , ಇವರು 434400.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಇ ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರೆ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	434400.00	DDNo. 247539, Dt: 20/07/2016, SBH Bank
ಒಟ್ಟು :	434400.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 21/07/2016

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಇಲಾಖೆ
ಶ್ರೀವಿ ನೋಂದಣಿ ಇಲಾಖೆ
(ಹೊಸಕೋಟೆ)

Designed and Developed by C- DAC ,ACIS Pune.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆರ್ಟಿಕಲ್ ಸಂಖ್ಯೆ ೧೫೨ ಮುನ್ಶೀಮು ೨೦೦೩
ದಿನಾಂಕ ೦೨-೦೨-೨೦೦೩ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. ೨/-

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. KUM.MONIKA,
Aged about 5 years,
Daughter of Sri.Devaraja.K.M.,
Presented by her natural guardian,
Father Sri.Devaraja.K.M,
9. SMT.GOWRAMMA,
Aged about 36 years,
Daughter of Sri.Munishamappa,
10. SMT.PADMAVATI URF AMMAIAH,
Aged about 32 years,
Daughter of Sri.Munishamappa,
11. SMT. LAKSHMAMMA
Aged about 62 years,
Daughter of Late Chikka Papaiah alias Chikka Appaiah,
W/o Late Channarayappa
12. SMT. RATHANAMMA
Aged about 60 years,
Daughter of Late Chikka Papaiah alias Chikka Appaiah,
W/o Sri.Krishnappa
13. SMT. RAJAMMA
Aged about 58 years,
Daughter of Late Chikka Papaiah alias Chikka Appaiah,
W/o Hanumanthappa
Pan No.CDMPK5033J
ALL ARE RESIDING AT:
Kambalipura Village,
Sulibele Hobli, Hoskote Taluk,
Bangaluru Rural District,

(Hereinafter called as the "EXECUTANTS" is as follows)

DO HEREBY EXECUTE THIS POWER OF ATTORNEY IN FAVOUR OF

...Contd--3

ಶುಭ ಕರ್ತವ್ಯ

ಶುಭ ಕರ್ತವ್ಯ
ಶುಭ ಕರ್ತವ್ಯ

ಶುಭ ಕರ್ತವ್ಯ

FOREIGNERS

FOREIGNERS

ಶುಭ ಕರ್ತವ್ಯ
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ಲಿಖಿತ ಪುಸ್ತಕ 270 ನೇ ದಸ್ತಾವೇಜು 4 ನೇ ಪುಟ



Print Date & Time : 21-07-2016 04:03:31 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 270

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 21-07-2016 ರಂದು 02:59:51 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ


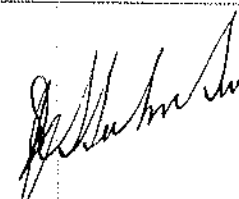

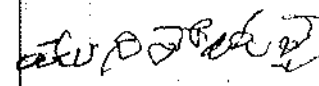
ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	87000.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	560.00
	ಒಟ್ಟು :	87560.00

ಶ್ರೀ M/s S J DEVELOPES rep by its Managing Partner S.JOHNSON ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J DEVELOPES rep by its Managing Partner S.JOHNSON			

ಶ್ರೀ ಮಂಜುನಾಥ್
ಹೊಸಕೋಟೆ

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J DEVELOPES rep by its Managing Partner S.JOHNSON (ಬರೆದುಕೊಂಡವರು)			
2	Munishamappa Urf Dele Munishamappa S/o Late Chikka Papalah alias Chikka Appaiah (ಬರೆದುಕೊಂಡವರು)			

ಶ್ರೀ ಮಂಜುನಾಥ್
ಹೊಸಕೋಟೆ

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

ನಾ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚಲಿ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

M/s. S J DEVELOPERS,
Office at: No-118, 8th Cross, 1st Main,
Pai Layout, Old Madras Road
K. R. Puram, Bangalore - 560 016.
Represented by its Managing Partner,
MR. S.JOHNSON.
PAN - ABEFS6631A

And appoint him as our true and lawful attorney to do the following acts, deeds,
and things as follows:-

WITNESS AS FOLLOWS:

I. WHEREAS, all that piece and parcel of un-developed converted land bearing in Survey No. 56/1, measuring 1 Acre 1 ½ guntas, out of 2 Acres 05 guntas, including Kharab of Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural District, Bangalore in ALN (H.S) SR: 33/2013-14, dated 27-06-2014, which is morefully described in the schedule herein and hereinafter referred to as the "SCHEDULE "A" PROPERTY", for brevity.

II. WHEREAS, all that piece and parcel of un-developed converted and bearing in Survey No. 57, measuring 00.12 ½ Guntas, both properties are situate at Ekarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural District, Bangalore in ALN (H.S) SR: 72/2013-14, dated 27-06-2014, which is morefully described in the schedule herein and hereinafter referred to as the "SCHEDULE "B" PROPERTY", for brevity

FLOW OF TITLE PERTAINING TO SCHEDULE 'A' PROPERTY.

III. WHEREAS, the larger extent of land bearing in Survey No. 56/1, measuring 2 Acres 03 Guntas and 00.02 Guntas Karaba Land, totally measuring 02.05 Guntas, was originally owned and possessed by Sri.Chikka Papaiah alias Chikka Appaiah, was enjoying the said property having obtained for kandayam from the Jodidars on payment of assessment and thereby filed an application before the Special Deputy Commissioner in Case No.1889/1963-64

ರವಿ

ಚಿಕ್ಕಪ್ಪ

ಅಮರಾವತಿ

Devar K. R.

K. P. ರಾಜಮ್ಮ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

...Contd--4

For S. J. DEVELOPERS

MANAGING PARTNER

















ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

2 ನೇ ಪುಸ್ತಕದ 270 ನೇ ದಸ್ತಾವೇಜಿನ 3 ನೇ ಪುಟ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಬ್ಬೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
3	Parvathamamma W/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			LTm
4	Amaravathi D/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			ಅಮರಾವತಿ
5	Manjula Urf Manjamma D/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			ಮಂಜುಳ
6	Devaraja K M S/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			Devaraj KM
7	Manjula W/o Devaraja K M . (ಬರೆದುಕೊಡುವವರು)			manjula
8	Likitha & Monika rep by their natural guardian and father Devaraja K M . (ಬರೆದುಕೊಡುವವರು)			Devaraj KM
9	Gowramma D/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			ಗೌರಮ್ಮ
10	Padmavati Urf Ammalah D/o Munishamappa . (ಬರೆದುಕೊಡುವವರು)			ಪದ್ಮವತಿ

ಶಾಂತ ನೋಂದಾಯಣಾಧಿಕಾರಿ
ಕೊನಸಿಕೋಟೆ

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
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

under Mysore Inams Abolition Act, to declare him Occupant and register occupancy rights in favour Sri.Chika Papaiah alias Chika Appaiah. The Special Deputy Commissioner for Inams Abolition passed the order dated 8th August 1963 and registered the occupancy rights in favour of Sri.Chika Papaiah alias Chika Appaiah as an occupant.

IV. WHEREAS, the said Sri. Sri.Chika Papaiah alias Chika Appaiah, son of Sri. Jaggappa sold the said larger extent of property, which was acquired by virtue of the under Mysore Inams Abolition Act, in favour of Sri.K.Narayanappa, son of Sri.Kempanna registered on 26-09-1966, vide document No.2877 of Book No.I, in volume No1162 at pages 243 to 244, registered in the office of the Sub-Registrar, Hoskote, Bangalore.

V. WHEREAS, again said Sri.K.Narayanappa, son of Sri.Kempanna sold the said property, which was acquired by virtue of the sale deed, in favour of Sri.Chika Papaiah alias Chika Appaiah son of Sri.Jaggappa sale deed executed on 05-05-1972, registered on 08-05-1972, vide document No.613 of Book No. I, volume No1330 at pages 5 to 6, in the office of the Sub-Registrar, Hoskote, Bangalore. (re-conveyed to Sri.Chika Papaiah alias Chika Appaiah)

VI. WHEREAS, the said Sri.Chikka Papaiah alias Chikka Appaiah and his elder brother by namely Sri. Doddapapaiah demised leaving behind their surviving legal heirs i.e. by namely Sri.Munishamappa S/o Late Chikka Papaiah alias Chikka Appaiah, who is executant No.1 herein and Sri. Munivenkatappa S/o Late Doddapapaiah, had entered into a Panchayath Parikart dated 14-10-2006 with respect to aforesaid larger extent of Sy. No. 56/1 and a portion of property, measuring 1 Acre 1 ½ Guntas had been allotted to executants No.1 and the concerned revenue records were mutated in his, vide MR No. 24/2006-2007 and executants is in peaceful possession over the same.

FLOW OF TITLE PERTAINING TO SCHEDULE 'B' PROPERTY.

VII. WHEREAS, the Sri.Chikka Papaiah alias Chikka Appaiah and his elder brother by namely Sri. Doddapapaiah demised leaving behind their surviving legal heirs i.e. by namely Sri.Munishamappa S/o Late Chikka Papaiah alias Chikka Appaiah and Sri. Munivenkatappa S/o Late Doddapapaiah, had entered

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ಹೆಣ್ಣು

ಅಮರಾವತಿ

Devaraj K. H.
K. P. R. R. R.

ಮುನಿಶಮಪ್ಪ


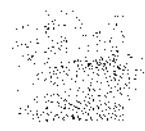




ಮುನಿಶಮಪ್ಪ

ಮುನಿಶಮಪ್ಪ

...Contd--5
FOR S. J. DEVELOPERS
MANAGING PARTNER

ಅಮರಾವತಿ
ಮುನಿಶಮಪ್ಪ

೬೦ ವೇ ಪುಸ್ತಕದ ೨೭೦ ನೇ ದಸ್ತಾವೇಜಿನ ೬೦ ನೇ ಪುಟ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚುತ್ತಿರುವ ಗುರುತು	ಸಹಿ
11	Lakshmmamma W/o Late Channarayappa . (ಬರೆದುಕೊಡುವವರು)			LTm
12	Rathnamma W/o Krishnappa . (ಬರೆದುಕೊಡುವವರು)			ರತ್ನಮ್ಮ
13	Rajamma W/o Hanumanthappa . (ಬರೆದುಕೊಡುವವರು)			K.P. ರಾಜಮ್ಮ

ಇವು ನೋಂದಣಿಗಾಗಿ
ಹೊಸಕೋಟೆ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುನೋ.ಮು. 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
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

into a Panchayath Parikart dated 14-10-2006 with respect to land in Sy. No. 57 and a portion of property, measuring 12 1/2 Guntas, had been allotted to executant No.1 and the concerned revenue records were mutated in his name, vide MR No. 23/2007-2008 and executant is in peaceful possession over the same.

1. WHEREAS, thus in this manner the executant No.1 herein became the absolute owner in peaceful possession and enjoyment of the SCHEDULE PROPERTIES and all the taxes, cesses, etc. have been paid by him up-to-date and the Khatha in respect of the Schedule Properties stands in the name of the executants No.1 herein.

2. WHEREAS, we have also executed a registered sale agreement on 21-07-2016, registered vide document No.HSK-1-03422/2016-2017 of Book No.1, stored in CD.No.HSKD-575, registered before the office of the Sub-Registrar, Hoskote, in favour of M/s. S.J.Developers and we have received major sale consideration amount, as we are/were in dire necessity of funds of meet the legal necessities of the family and for better investment and also education of children.

3. WHEREAS, we are unable to execute the registered sale deed in favour of above said M/s. S.J. Developers, for profession and personal inconvenience and we are herewith given irrevocable General Power of Attorney of M/s. S.J. Developers and hereby appoint and constitute Sri. of M/s. S.J. Developers as our True and lawful Attorney to execute registered Sale deed in pursuant to the said Agreement and do the following acts, deeds and things:-

4. That our attorney shall be at liberty to execute, present and admit the Sale deeds, rectification deed, cancellation deeds to execute, admit, present the sale deeds and complete the registration of sale deeds, rectification deeds, consent deeds, confirmation deeds and such other assurances and documents including all statutory forms, affidavits, declarations, joint affidavits or such other application, statements on our behalf in respect of the schedule property either in favour of the prospective purchaser/s or himself or his, her, their nominee/nominee/s in respect of the schedule properties and present the said

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ಮೈಸೂರು ನಗರ

05/08/2016



For S.J. DEVELOPERS
MANAGING PARTNER

ಮಾಹಿತಿಗಾಗಿ

ಲಕ್ಷ್ಮಣ

05/08/2016

Mantuk

ರಜದ

ಹೆಚ್ಚುವರಿ

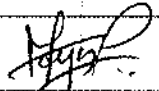
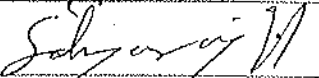
ಅನುರಾಧ

Devarf KM


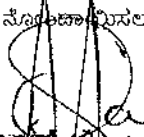

KP Ramesh

೨ ನೇ ಪುಸ್ತಕದ ೨೭೦ ನೇ ದಸ್ತಾವೇಜಿನ 10 ನೇ ಪುಟ

ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunatha S/o Narasimhalah Kadugodi, Bangalore	
2	Sahayaraj A S/o Amalanathan Kammanahalli, Bangalore	

ಇದರ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ

 4 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು ನಂಬರ HSK-4-00270-2016-17 ಆಗಿ ಸಿ.ಡಿ. ನಂಬರ HSKD575 ನೇ ಪುಟದಲ್ಲಿ ದಿನಾಂಕ 21-07-2016 ರಂದು ನೋಂದಣಾಧಿಕಾರಿಗಳಿಂದ  ಸಹಿ ರಚಿಸಲ್ಪಟ್ಟಿದೆ (ಹೊಸಕೋಟೆ) ಹೊಸಕೋಟೆ	
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ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಜರ್ದೇಶ 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

ಚೀಟಿ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

Documents before the sub-registrar or before such other registering authorities of competent jurisdiction and to effectually obtain the said conveyance deeds registered and deliver possession of schedule properties, on our behalf to purchaser.

1. To do all other acts, deeds and things as may be necessary to perform our part of the agreement for sale in accordance with the tenor thereof;
2. To co-operated with the purchaser or his nominee/s for transfer of khatha of Schedule Property in his /her/ their nominee/s name and for this purpose to sign and make any application, statement, deposition and the like and comply with any direction that may be given by the concerned authority.
3. To institute, defend, prosecute, get impleaded in give up, compromise, abandon, or otherwise participate in and act as our agent within the meaning of rule 1 Order III of the Code of Civil Procedure, 1908, in any suit or proceeding including any original Suit, appeal, revision, review, reference, miscellaneous and execution proceedings in or before any Court, tribunal or authority relating to or arising from the agreement for sale and for these purposes and other wise to verify, sign and present or file any pleadings, statements, petitions, applications, affidavits, returns and the like tender oral or documentary evidence, deposit or receive moneys, take return of documents and the like;
4. To engage Advocates, to give them power or vakalath, sign, to present and verify the petitions; statements, applications and other pleadings, to swear the affidavits and declarations, to apply for and obtain the certified copies of documents, to present the same before the Courts and other professional personnel for all or any of the aforesaid purposes and to pay for such services,
5. Generally to do all such acts, deeds and things as may be necessary, and to represent us in all transactions and arrangements with any person or in any suit or other proceedings in or before any Court, Tribunal or authority, in respect of the Schedule Property to give full effect to and to perform our part of the agreement for sale.
6. AND GENERALLY to do all such acts that may be necessary and incidental in the absolute discretion of our Attorney, not withstanding anything expressly mentioned herein, concerning Schedule Property, as we could do the same if personally present.

ರವಿ ಶಂಕರ್
ಶರಣ್ಣ

ಅನುರಾಧ

ದಾಖಲೆ

ಕರ್ನಾಟಕ

ಅನುರಾಧ

ಅನುರಾಧ

ಅನುರಾಧ

ಅನುರಾಧ

...Contd.
FOR S. J. DEVELOPERS
MANAGING PARTNER

ಅನುರಾಧ

ಅನುರಾಧ

ಅನುರಾಧ

10 ನೇ ಪುಸ್ತಕದ 270 ನೇ ದಸಾವೇಜಿನ 12 ನೇ ಪುಟ

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

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸಾವೇಜಿಗೆ ಬಳಸಬಹುದು
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ದಸಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

7. All the acts, deeds and things which the attorney may do in exercise of the powers conferred hereunder shall be as valid and binding on us as if done by us and wherever required we shall ratify such acts deeds and things.
8. We hereby agree that all the acts, deeds and things done by our lawful attorney shall constitute as deeds, acts, and things and done lawfully by us in respect of the Schedule Property as we could do personally, by virtue of this General Power of Attorney. This property market value of Rs. 86, 88,000/- (Rupees Eighty Six Lakhs Eighty Eight Thousand only).

"SCHEDULE "A" PROPERTY

All that piece and parcel of un-developed converted land bearing in Survey No. 56/1, measuring 1 Acre 1 ½ guntas, out of 2 Acres 05 guntas, including Kharab of Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural District, Bangalore in ALN (H.S) SR: 33/2013-14, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface and bounded by:

East by: Land belongs to Survey No.56/3,
West by: Land belongs to Survey No.57,
North by: Remaining portion of same survey number. Survey no 56/1
South by: Land belongs to Sri.Ramappa land.

SCHEDULE "B" PROPERTY

All that piece and parcel of un-developed converted land bearing in Survey No. 57, measuring 00.12 ½ Guntas, both properties are situate at Ekarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural District, Bangalore in ALN (H.S) SR: 72/2013-14, dated 27-06-2014, which is morefully described in the schedule herein and hereinafter referred to as the "SCHEDULE "B" PROPERTY".

East by: Land belong to Survey No.56/1,
West b: Land belongs to Survey Nos.58/2, 58/3 and 58/4
North by: Remaining portion of same survey No.57
South by: Land belongs to Sri.Ramappa.

...Contd--8

ರವಿ
ಪುಟ

ಅಮರಾವತಿ

Devas 12+1

K.P.Ramappa

ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

ಅಮರಾವತಿ

Maruth

For S.J. DEVELOPERS
MANAGING PARTNER

10
3156


Bangalore (Rural)

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುನೋ.ಮು.2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

58/2



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಚೀಟಿ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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3156
14-15
ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

Syno 58/2 - 16 gunds +
01 gunt. Karib.

ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE IS MADE AND EXECUTED ON THIS THE 30TH DAY OF JULY, TWO THOUSAND AND FOURTEEN (30-07-2014), AT HOSKOTE, BANGALORE RURAL DISTRICT.

BETWEEN:

1. **SRI. K.N. DODDEGOWDA URF DODDAPPAIAH** Aged about 29 years, son of Sri.P.Narayanappa.
2. **SRI.P.NARAYANAPPA** Aged about 69 years, Son of late Sri. Pillaiah and late Smt. Obamma,
3. **SMT. NARAYANAMMA**, Aged about 56 years, Wife of Sri.P.Narayanappa.
4. **SMT. CHANDRAMMA**, Aged about 35 years, daughter of Sri. P.Narayanappa.
5. **SMT. MANJAMMA**, Aged about 33 years, daughter of Sri. P.Narayanappa.
6. **SMT. AMBIKA URF AMMAYAMMA**, Aged about 31 years, daughter of Sri.P.Narayanappa.
7. **SMT. ARUNA**, Aged about 23 years, wife of Sri. K.N. DoddeGowda Urf Doddappaiah.
8. **MASTER.CHARAN**, Aged about 4 years, son of Sri. K.N. DoddeGowda Urf Doddappaiah. Represented by his Natural Guardian Father Sri.K.N.DoddeGowda Urf Doddappaiah.
9. **KUM.NIKHITA**, Aged about 1 years, daughter of Sri. K.N. DoddeGowda Urf Doddappaiah. Represented by her Natural Guardian Father Sri.K.N.DoddeGowda Urf Doddappaiah

For S.J. DEVELOPERS

MANAGING PARTNER

...Contd-2

ನೇ ಪುಸ್ತಕದ 3136 ನೇ ಬಸ್ತಾವೇಜಿನ 2 ನೇ ಪುಟ



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಆಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ M/s S J Developers Rep by its Managing Partner S.Johnson , ಇವರು 40700.00
ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ಇತರ ಬ್ಯಾಂಕ್ ಡಿ.ಡಿ.	40700.00	DD No. 751346, Date : 25/07/2014 , Corporation Bank
ಒಟ್ಟು :	40700.00	

ಸ್ಥಳ : ಹೊಸಕೋಟೆ

ದಿನಾಂಕ : 31/07/2014

ಮುಖ್ಯ ನಿರ್ದೇಶಕರು (ಪ್ರಮಾಣ ಪತ್ರ)
ಹೊಸಕೋಟೆ


Designed and Developed by C- DAC ,ACTS Pune.

ನೇ.ಪಾ.ಸಂ. 3156 ನೇ.ದಸಾ.ವೇ.ದಿನ. 3 ನೇ.ಪಾಟ.

ಈ ದಸ್ತಾವೇಜು ಹಾಕಿಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೨ 152 ಮುನ್ಸೂಚನೆಯ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಕಿ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. 2/-

ಈ ಹಾಕಿಯನ್ನು 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.

2

REPRESENTED BY THEIR GENERAL POWER OF ATTORNEY HOLDER,

MR.S.JOHNSON,

Aged about 46 years,

Son of Savaridass,

Residing at: No119, 3rd Cross, Prashanth Extension,

Near ITPL, Whitefield, Bangalore - 560 066.

Hereinafter called as the '**VENDORS**' (Which term shall mean and include their heirs, legal representatives, executors, administrators, successors and assigns) of the **FIRST PARTY**.

INFAVOUR:

M/S. S.J.DEVELOPERS,

Office at: No.119, 3rd Cross,

Prashanth Extension, Near ITPL, Whitefield,

Bangalore - 560 066.

Represented by its Managing Partner,

MR. S. JOHNSON.

PAN - ABEFS6631A

Hereinafter called as the **PURCHASER** (Which term shall mean and include her heirs, legal representatives, executors, administrators, successors and assigns) of the **SECOND PARTY**.

- I. **WHEREAS**, the Vendors named above represent to the purchaser that there are the absolute owners in actual possession and enjoyment of all that piece and parcel of land in Survey No. 58/2, measuring 00.16 Guntas 00.01 Guntas Karaba Land, totally 00.17 Guntas, Situated at Ekarajapura village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District. The said land is converted for residential purpose. Vide order passed by the Deputy Commissioner, Bangalore rural District, Bangalore in ALN (H.S) SR: 68/2013-2014, dated 27-06-2014. The said property is morefully described in Schedule herein and hereafter referred to as "**Schedule Property**" for brevity.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-3

ನೇ ಪ್ರಸ್ತುತದ 3156 ನೇ ದಸ್ತಾವೇಜಿನ 4 ನೇ ಪುಟ



Print Date & Time : 31-07-2014 12:23:28 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 3156

ಸರ್ ರಜಿಸ್ಟ್ರಾರ್ ಹೊಸಕೋಟೆರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 31-07-2014 ರಂದು 11:51:27 AM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	18000.00
2	ಸ್ಟ್ಯಾಂಪಿಂಗ್ ಫೀ	420.00
3	ಇತರೆ	40.00
4	ಪರಿಶೋಧನಾ ಶುಲ್ಕ	35.00
	ಒಟ್ಟು :	18495.00

ಶ್ರೀ M/s S J Developers Rep by Its Managing Partner S.Johnson ಇವರಿಂದ ಹಾಜರಾ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s S J Developers Rep by Its Managing Partner S.Johnson			

ಉಪ ನಿರ್ದೇಶಕರು
ಹೊಸಕೋಟೆ.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
1	M/s S J Developers Rep by Its Managing Partner S.Johnson . (ಬರೆಸಿಕೊಂಡವರು)			
2	K N Doddegowda Urf Doddaappalah , P Narayanappa, Narayanamma, Chandramma, Manjamma, Ambika Urf Ammayamma , Aruna , Master Charan , Kurn Nikhita Rep by GPA Holder S Johnson (ಬರೆದುಕೊಂಡವರು)			

ಉಪ ನಿರ್ದೇಶಕರು
ಹೊಸಕೋಟೆ.

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ೪೦೯/೧೯೭೨ ಮುನ್ಸೂಚನಾ ೨೦೦೩
ದಿನಾಂಕ ೦೯-೦೫-೨೦೦೩ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet

ಕೆಎ



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಬೆಲೆ : ರೂ. ೨/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಳ್ಳುವ ದಿನಾಂಕ
Date of execution

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

3

- II. **WHEREAS, WHEREAS,** the said schedule Property originally agricultural land bearing Survey No. 58/2, measuring 00.23 Guntas of land, Situated at Eakarajpura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, was owned and possessed by **Sri. Lakshmaiah** and enjoying the Schedule property from a very long time and also paying the kadayam basis from, **Sri.Lakshmaiah** filed application before the Special Deputy Commissioner on **8th August 1963 in Case No.1911/1962-63** under Inam Abolition Act., for above said schedule property to registered in the name of Sri. Lakshmaiah. The Special Deputy Commissioner for Inams Abolition passed the order and Schedule property was registered in the name of Sri.Lakshmaiah. Herein below and hereinafter referred to as the "**LARGER EXTENT OF SCHEDULE PROPERTY.**"
- III. **WHEREAS,** the said Sri.Lakshmaiah was sold the **LARGER EXTENT OF SCHEDULE PROPERTY,** in favour Smt. Obamma, wife of Pillaiah, for valuable consideration under sale deed dated 16-05-1972, registered vide document No.900/1972-73 in Book I, Volume 1329 at pages 181 to 182, in the office of the Sub-Registrar, Hoskote.
- IV. **WHEREAS,** the said Smt. Obamma wife of Late Sri. Pillaiah and her sons namely Sri.Hanumanthappa, Sri.Narayanappa, Sri.Krishnappa and Sri.Muniraju sons of Late Sri. Pillaiah are executed a portion in **LARGER EXTENT OF SCHEDULE PROPERTY** Release come Single Partition Deeddated 12-09-1995, in favour of Sri. Anjinappa, son of late Sri.Pillaiah with respect to Survey No.58/2, measuring 00.07 Guntas, registered vide document No. 2278/1995-96 in Book I, Volume 2076 at Pages 220 to 223 in the office of the Sub-Registrar, Hoskote.
- V. **WHEREAS,** the said Smt. Obamma, executed the Registered Will on 03-01-2008 in favour of her grandson namely Sri. K.N.DoddeGowda @Doddappaiah/Vendor No.1, with respect to the portion in **LARGER EXTENT OF SCHEDULE PROPERTY,** measuring 00.16 Guntas and other family properties. The said Will registered as document HSK-3-00123/2007-2008 in Book III and stored under CD No.HSKD104 in the office of the Sub-Registrar, Hoskote.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-4

1 ನೇ ಪ್ರಸ್ತುತದ 3156 ನೇ ದಸ್ತಾವೇಜಿನ 6 ನೇ ಪುಟ


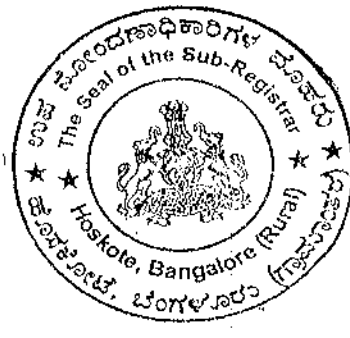
ಗುರುತಿಸುವವರು

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Manjunath S/o Narasimhalah Kadugodl , Bangalore	
2	Shiva Kumar S/o Munlyappa M V Extn . Hoskote Town	

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ.

I hereby certify that on production of the original document, I have satisfied myself that the stamp duty of Rs. 61000/- has been paid thereon. Date : 11/03/2014 , Bk-4 , Doc No. 646/2013-14

ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಹೊಸಕೋಟೆ.

 1 ನೇ ಪ್ರಸ್ತುತದ ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ HSK-1-03156-2014-15 ಅಗಿ ಸಿ.ಡಿ. ಸಂಖ್ಯೆ HSKD463 ನೇ ದೃಢೀಕರಣ ದಿನಾಂಕ 31-07-2014 ರಂದು ಪೂರೈಕೆಯಾಗಿದೆ	
<p>ಉಪ ನೋಂದಣಾಧಿಕಾರಿ ಹೊಸಕೋಟೆ.</p>	

ಈ ದಸ್ತಾವೇಜು ಪ್ರಾಕೃತಿಕ ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕರ್ನಾಟಕ 152 ಮುನ್ಸೂಚನಾ 2003
ದಿನಾಂಕ 09-05-2003ರ ಪ್ರಕಾರ ಮುದ್ರಿಸಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಪೆಲೆ : ರೂ. 2/-

ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಸ್ತಾವೇಜಿಗೆ ಉಪಯೋಗಿಸಬಹುದು
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ದಸ್ತಾವೇಜನ್ನು ಜರಿದುಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

4

I. **WHEREAS**, After the demise of late Smt. Obamma, the Mutation registered extract in No. H36/2011-2012, **reflects** that as per the Will, the Schedule Property was bequeathed to her Grandson namely **Sri. K.N DoddeGowda @Doddappaiah**, subsequently all the revenue records were transferred to his name. The Vendors represent that they have absolute right to alienate the schedule property. They further represent to the purchase that revenue records are standing in the name of 1st vendor and they have paid the taxes to the concerned authorities.

VI. **WHEREAS**, the said Vendors herein are unable to be present before the sub-registrar office and affix their signature to the sale deed and admit the execution of the deeds, for profession and personal inconvenience. The Vendors herein executed General Power of Attorney in favour of Mr.S.Johnson on 11-03-2014, registered vide Document No.HSK-4-00646/2013-2014 of Book No.IV, Stored in CD.No.HSKD455, in the office of the Sub-Registrar, Hoskote to all the act, deeds and things required to sell the schedule property, hence Vendors is represented by their GPA Holder.

VII. **WHEREAS**, thus the vendors having got good and marketable title, interest and possession in the respect of the schedule property, have offered to sell the schedule property for a valuable consideration of Rs.18,00,000/- (Rupees Eighteen Lakhs Only) in order to meet legal necessities of the family and also investing in a better and more prospective and potential properties and represented to the purchaser that the schedule property is their absolute property and except themselves, no other person have got any right, title or interest in the schedule property and the purchaser, has accepts the offer of the vendors and agreed to purchase the schedule property for a valuable consideration free from all encumbrances whatsoever.

VIII. **NOW THIS DEED WITNESSES AS FOLLOWS:**

That in pursuance of the above assurances, offer and acceptance and in the consideration of the sum of Rs.18,00,000/- (Rupees Eighteen Lakhs Only) paid by the purchaser to the vendors, by Cheque/cash in the presence of the witnesses, in the following manner.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-5

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ 80-152 ಮುನೋಪು 2003
ಬಿ.ಎಂ.ಆರ್.09-05-2003ರ ಪ್ರಕಾರ ಮರುಪಡೆಯಬಹುದು.

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 ಬರೆಯುವ ಕೊಠಡಿ, ದಿನಾಂಕ
Date of execution

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

5

- Rs. 9,00,000/- (Rupees Nine Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 960690, dated 10-03-2014 drawn on Corporation bank, Whitefield branch, Bangalore;
- Rs. 5,00,000/- (Rupees Five Lakhs only) paid by the Purchaser to the Vendors by way of cheque bearing No. 960691, dated 10-03-2014 drawn on Corporation bank, Whitefield branch, Bangalore;
- Rs. 3,20,000/- (Rupees Three Lakhs and Twenty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 960694, dated 10-03-2014 drawn on Corporation bank, Whitefield branch, Bangalore;
- Rs. 80,000/- (Rupees Eighty Thousand only) paid by the Purchaser to the Vendors by way of cheque bearing No. 960696, dated 12-03-2014 drawn on Corporation bank, Whitefield branch, Bangalore;

The vendors hereby jointly admit and acknowledge the receipt of above said consideration amount and release and discharge the schedule property in favour of purchaser.

- The vendors as absolute owner do hereby grant, convey sell, transfer, assign and assure UNTO and to the use of the purchaser, the schedule property and every part thereof, free from all encumbrances together with all rights, liberties, privileges, easements and appurtenances whatsoever, belonging or reputed to belonging or be appurtenant thereto and All the Estate, right, title, interest claim and demand whatsoever of the vendor into or upon the same and every part thereof, in law and equity, TO HAVE AND TO HOLD, OWN and possess the same UNTO and to the use of the purchaser, absolutely and forever together with title deeds and other evidences of title.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-6

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

ನೋ



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 ಬರೆದುದಕ್ಕೊಟ್ಟ ದಿನಾಂಕ
Date of execution

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

6

- X. The vendors do hereby covenant with the purchaser that notwithstanding any acts, deeds or things here before, done executed or knowingly suffered to the contrary, the vendor is now lawfully seized and possessed of the schedule property, free from all encumbrances attachments or defects in title whatsoever and that the vendors have full power and absolute authority to sell the schedule property in the manner aforesaid.
- XI. The purchaser shall hereafter peacefully and quietly hold possess and enjoy the schedule property without any claim or demands whatsoever from the vendor or any person claiming any rights through or under them.
- XII. The vendors further agree to indemnify and keep indemnified the purchaser from or against all damages, losses, encumbrances, claims charges and liens and equities whatsoever, which may be sustained or incurred by reason of the breach of any of the covenants herein contained and further to indemnify the purchaser from all such claims or damages that may arise in future by virtue of the defective title or in respect of any of the things or deed done by the vendor, prior to the execution of the this in respect of the schedule property.
- XIII. The vendors do hereby put the purchaser in actual physical possession of the schedule property on this day. The vendor have further handed over to the purchaser this day all the relevant original title deeds, documents, and receipt pertaining to the schedule property, which is in their custody as per separate list.

SCHEDULE PROPERTY

All that piece and parcel of converted land in Survey No. 58/2, totally measuring 00.16 Guntas 00.01 Guntas Karaba Land, totally 00.17 Guntas situated at Eakarajapura Village, Sulibele Hobli, Hoskote Taluk, Bangalore Rural District, converted for residential purpose, vide order passed by the Deputy Commissioner, Bangalore Rural district, Bangalore in ALN (H.S) SR: 68/2013-2014, dated 27-06-2014, together with all the rights and appurtenances, buildings if any easement right of way to reach the land etc., whatsoever, whether underneath the land or above the surface.

For S. J. DEVELOPERS

MANAGING PARTNER

...Contd-7

7 ಸೇ ಸುಸಕದ 3156 ಸೇ ದಸಾಪೇಜಿನ 10 ನೇ ಪುಟ

ಈ ದಸ್ತಾವೇಜು ಹಾಳೆಯನ್ನು ಕರ್ನಾಟಕ ಸರ್ಕಾರದ
ಆದೇಶ ಸಂಖ್ಯೆ ಕಂ. 152 ಮುಖೋಮು 2003
ಟಿ.ನಂ. 09-05-2003ರ ಪ್ರಕಾರ ಮುಖಪುಟವಾಗಿದೆ.

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
Government of Karnataka

ದಸ್ತಾವೇಜು ಹಾಳೆ
Document Sheet



ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Registration and Stamps Department

ಹೆಲೆ : 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.

7

And bonded by:

East by	:	Land belongs to Survey No.57,
West by	:	Land belongs to Survey , No.58/1 and Survey No 58/5
North by	:	Land belongs to Survey No.58/1 and Survey No.59,
South by	:	Land belongs to Survey No.58/3.

(The present Market value of the property is Rs.18,00,000/- (Rupees Eighteen Lakhs Only).

IN WITNESS whereof the vendors have set their hands to this deed on the day, month and year first above written, Hoskote at Bangalore Rural District.

WITNESSES:

1.

[Signature]
M. V. K. Kumar
Hoskote Taluk

VENDORS

Represented by their GPA Holder
(Mr.S.Johnson)

2.

[Signature]
MANJUNATHA
S/o. NARASIMHAIAH
No-2 HY Homes Sri Sai layout
Old age Home Road Kadugodi
Bangalore - 560067

For S. J. DEVELOPERS

MANAGING PARTNER
PURCHASER

M/S. S.J.DEVELOPERS

Represented by its Managing Partner,
MR. S. JOHNSON

[Signature]
N. K. LAKSHMANA
S/o. Karegowda
Nelavagilu, Hosakote Taluk
D.W.L. No 2/92-93
Bangalore District.

Print date & time : 31/07/2014, 12:56:03 PM

58/2



ಕರ್ನಾಟಕ ಸರ್ಕಾರ

ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ

ಪ್ರಪತ್ರ 15

(78 ನೇ ಪ್ರಕರಣ ಹಾಗೂ 110ನೇ ನಿಯಮವನ್ನು ನೋಡಿ)

Receipt No : 3827

ಕಛೇರಿ : ಹೊಸಕೋಟೆ

Original

ದಿನಾಂಕ : 31/07/2014

ಶ್ರೀ M/s S.J Developers Rep by Its Managing Partner S.Johnson - ಇವರಿಂದ
ಸ್ವೀಕರಿಸಲಾಗಿದೆ

2014 - 15 ವರ್ಷದ ಪುಸ್ತಕ - 1 ಪುಸ್ತಕದ 3156 ಸಂಖ್ಯೆಯ ಪ್ರತಿ ನೋಂದಾವಣೆಗಾಗಿ

ರೂ. ಪೈ.

ನೋಂದಣಿ ಶುಲ್ಕ

18000.00

ಇತರೆ

40.00

ಪರಿಶೋಧನಾ ಶುಲ್ಕ

35.00

ಸ್ಟ್ಯಾಂಪ್ ಫೀ

420.00

ಒಟ್ಟು :

18495.00

Rs. 18000.00 ರೂ.ಮೂಲಕ DD No. 751327, Date : 25/07/2014 . Corporation Bank
495.00 ನಗದಾಗಿ Paid in Cash

ನಗದಾಗಿ ಸ್ವೀಕರಿಸಿದ ಮುದ್ರಾಂಕ ಶುಲ್ಕ :

+

0

ಒಟ್ಟು :

18495.00

(ಅಕ್ಷರದಲ್ಲಿ) (ರೂ. ಪದವಿಗಳು ಸಾವಿರದ ನಾಲ್ಕು ನೂರು ತೊಂಬತ್ತರು)

ಮೇಲಿನ ದಾಖಲೆಯನ್ನು 31/07/2014 ದಿನದಂದು ಸೋಪಾನಗೊಳಿಸುವುದು


ಶ್ರೀ ಎಸ್.ಜಿ.ಡೆವಲಪರ್ಸ್ ಪ್ರೈವೇಟ್ ಲಿಮಿಟೆಡ್
ಹೊಸಕೋಟೆ.