



Registration & Stamps Department

Government of Telangana

STATEMENT OF ENCUMBRANCE ON PROPERTY

Application Number: 473899

Statement Number: 205390179

Having searched for a statement giving particulars of registered acts and encumbrances if any, in respect of the under mentioned property

Village: TURKAPALLE, Ward - Block: 1 - 0, Plot Number: 23,24 , Survey Number: 611,623, Extent: 361.5 Y Bounded by NORTH: PLOT NO.20 OF PHASE-III, SOUTH: 33 WIDE ROAD, EAST: PLOT NO.22 OF PHASE-III, WEST: NEIGHBOURS LAND

Search has been made in Book 1 and in the indexes relating to 42 years from 01-01-1983 to 10-10-2025 for acts and encumbrances affecting the said property, and that on such search the following acts and encumbrances appear.

Sl. No.	Description of the Property	Registration Date Execution Date Presentation Date	Nature of Deed Market Value Consideration Value	Name of Parties Executant (EX) & Claimants (CL)	Vol/Pg No. CD No. Doct No./Year [Schedule No.] SRO
1/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23 24 20 23/P 24/P EXTENT: 161.75SQ.Yds BUILT: 1455.83SQ. FT Boundaries: [N]: OPEN TO SKY [S] LIFT & OPEN TO SKY [E]: CORRIDOR & LIFT [W]: PART OF FLAT NO.501 & OPEN TO SKY Link Doct: 8202/2023 Book-1 of SRO 1516	(R) 05-05-2025 (E) 05-05-2025 (P) 05-05-2025	0202 Mortgage without Possession Mkt.Value:Rs. 1733226 Cons.Value:Rs. 1602000	1.(MR)TANKALA SANTOSH KUMAR 2.(MR)UPENDRA KUMAR TANKALA 3.(MR)VUNNA LATA 4.(MR)KOTINI SREEKALA 5.(MR)T.BHAGYA LAXMI 6.(MR)G.TRIVENI KUMARI 7.(MR)T.TRIVIKRAM PATRO 8.(MR)M/S. AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER) DAGPA 9.(ME)METROPOLITAN COMMISSIONER HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY	0/0 2876/2025 [1] of SRO SHAMIRPET(1516)
2/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23/P 24/P HOUSE: . EXTENT: 40.55SQ.Yds BUILT: 0SQ. FT NORTH SIDE /NORTH SIDE Boundaries: [N]: PLOT NOS.20 OF PHASE-III OF VENDEE [S] PLOT NOS.24 & 23 OF PHASE-III [E]: PLOT NO.22 OF PHASE-III [W]: NEIGHBOURS LAND Link Doct: 5347/2018 Book-1 of SRO 1516 Link Doct: 4204/2021 Book-1 of SRO 1516 Link Doct: 5346/2018 Book-1 of SRO 1516 Ratifies: 8202/2023 Book-1 of SRO 1516	(R) 05-05-2025 (E) 05-05-2025 (P) 05-05-2025	0802 Supplemental Deed, Ratification Deed u/s 4 of I.S. Mkt.Value:Rs. 93150 Cons.Value:Rs. 0	1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI 6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER)	0/0 2874/2025 [3] of SRO SHAMIRPET(1516)
3/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 20 HOUSE: . EXTENT: 321SQ.Yds BUILT: 0SQ. FT Boundaries: [N]: 33' WIDE ROAD [S] PLOT NOS.24 & 23 OF PHASE -III [E]: PLOT NO.21 OF PHASE -III [W]: NEIGHBOURS LAND	(R) 05-05-2025 (E) 05-05-2025	0802 Supplemental Deed, Ratification	1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI	0/0 2874/2025 [2] of SRO

S.No	Particulars	Date	Deed u/s 4 of I.S.	Mkt.Value:Rs.	Cons.Value:Rs.	Remarks
4/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23 24 HOUSE: . EXTENT: 361.5SQ.Yds BUILT: 20000SQ. FT Parking: 4000SQ. FT Boundaries: [N]: PLOT NO.20 OF PHASE-III [S] 33' WIDE ROAD [E]: PLOT NO.22 OF PHASE-III [W]: NEIGHBOURS LAND Link Doct: 5347/2018 Book-1 of SRO 1516 Link Doct: 4204/2021 Book-1 of SRO 1516 Link Doct: 5346/2018 Book-1 of SRO 1516 Ratifies: 8202/2023 Book-1 of SRO 1516	(P) 05-05-2025	Supplemental Deed, Ratification Deed u/s 4 of I.S.	0802 Mkt.Value:Rs. 6250000 Cons.Value:Rs. 25000000	6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER) 1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI 6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER)	0/0 2874/2025 [1] of SRO SHAMIRPET(1516)
5/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 20 EXTENT: 321SQ.Yds BUILT: 0SQ. FT Boundaries: [N]: 33' WIDE ROAD [S] PLOT NOS.24 & 23 OF PHASE -III [E]: PLOT NO.21 OF PHASE -III [W]: NEIGHBOURS LAND Link Doct: 5347/2018 Book-1 of SRO 1516 Link Doct: 5346/2018 Book-1 of SRO 1516 Link Doct: 4204/2021 Book-1 of SRO 1516	(R) 28-12-2023 (E) 28-12-2023 (P) 28-12-2023	Development Agreement Cum GPA	0110 Mkt.Value:Rs. 738300 Cons.Value:Rs. 0	1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI 6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER)	0/0 8202/2023 [2] of SRO SHAMIRPET(1516)
6/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23 24 EXTENT: 361.5SQ.Yds BUILT: 20000SQ. FT Parking: 4000SQ. FT Boundaries: [N]: PLOT NO.20 OF PHASE-III [S] 33' WIDE ROAD [E]: PLOT NO.22 OF PHASE-III [W]: NEIGHBOURS LAND Link Doct: 5347/2018 Book-1 of SRO 1516 Link Doct: 5346/2018 Book-1 of SRO 1516 Link Doct: 4204/2021 Book-1 of SRO 1516	(R) 28-12-2023 (E) 28-12-2023 (P) 28-12-2023	Development Agreement Cum GPA	0110 Mkt.Value:Rs. 6250000 Cons.Value:Rs. 25000000	1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI 6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER)	0/0 8202/2023 [1] of SRO SHAMIRPET(1516)
7/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23/P 24/P EXTENT: 40.5SQ.Yds BUILT: 0SQ. FT NORTH SIDE /NORTH SIDE Boundaries: [N]: PLOT NOS.20 OF PHASE-III OF VENDEE [S] PLOT NOS.24 & 23 OF PHASE-III [E]: PLOT NO.22 OF PHASE-III [W]: NEIGHBOURS LAND Link Doct: 5347/2018 Book-1 of SRO 1516 Link Doct: 5346/2018 Book-1 of SRO 1516 Link Doct: 4204/2021 Book-1 of SRO 1516	(R) 28-12-2023 (E) 28-12-2023 (P) 28-12-2023	Development Agreement Cum GPA	0110 Mkt.Value:Rs. 93150 Cons.Value:Rs. 0	1.(EX)UPENDRA KUMAR TANKALA 2.(EX)TANKALA SANTOSH KUMAR 3.(EX)VUNNA LATA 4.(EX)KOTINI SREEKALA 5.(EX)T.BHAGYA LAXMI 6.(EX)G.TRIVENI KUMARI 7.(EX)T.TRIVIKRAM PATRO 8.(CL)M/S.AADYA DEVELOPERS REP.BY.CHADALAVADA LOVE KUMAR (MANAGING PARTNER)	0/0 8202/2023 [3] of SRO SHAMIRPET(1516)
8/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23/P/NORTHSIDE 24/P/NORTHSIDE EXTENT: 40.5SQ.Yds Boundaries: [N]: PLOT NO 20 OF PHASE III OF VENDEE [S] PLOT NOS 24 PART AND 23 PART OF PHASE III [E]: PLOT NO 22 OF PHASE III [W]: NEIGHBOURS LAND Link Doct: 5346/2018 Book-1 of SRO 1516	(R) 20-07-2021 (E) 20-07-2021 (P) 20-07-2021	Sale Deed	0101 Mkt.Value:Rs. 32400 Cons.Value:Rs. 33000	1.(EX)TANKALA MINNA RAO 2.(CL)T TRIVIKRAM PATRO	0/0 4204/2021 [1] of SRO SHAMIRPET(1516)

9/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 20 EXTENT: 321SQ.Yds GREEN COUNTY PHASE-III Boundaries: [N]: 33' WIDE ROAD [S] PLOT NOS.24 & 23 OF PHASE-III [E]: PLOT NO.21 OF PHASE-III [W]: NEIGHBOURS LAND Link Doct: 17084/2015 Book-1 of SRO 1527 Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 16-08-2018 (E) 16-08-2018 (P) 16-08-2018	0101 Sale Deed Mkt.Value:Rs. 256800 Cons.Value:Rs. 257000	1.(EX)G SOWMYA 2.(EX)GOGINENI VENKATESWARA RAO (GPA HOLDER) 3.(CL)T TRIVIKRAM PATRO	0/0 5347/2018 [1] of SRO SHAMIRPET(1516)
10/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23 24 EXTENT: 402SQ.Yds GREEN COUNTY PHASE-III Boundaries: [N]: PLOT NO. 20 OF PHASE -III [S] 33' WIDE ROAD [E]: PLOT NO. 22 OF PHASE -III [W]: NEIGHBOURS LAND Link Doct: 17084/2015 Book-1 of SRO 1527 Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 16-08-2018 (E) 16-08-2018 (P) 16-08-2018	0101 Sale Deed Mkt.Value:Rs. 321600 Cons.Value:Rs. 322000	1.(EX)G SOWMYA 2.(EX)GOGINENI VENKATESWARA RAO (GPA HOLDER) 3.(CL)TANKALA MINNA RAO	0/0 5346/2018 [1] of SRO SHAMIRPET(1516)
11/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 23 EXTENT: 200SQ.Yds GREEN COUNTY PHASE-II Boundaries: [N]: PLOT NO.22 OF PHASE-II [S] PLOT NO.24 OF PHASE-II [E]: PLOT NO.20 OF PHASE-II [W]: 33' WIDE ROAD Link Doct: 17084/2015 Book-1 of SRO 1527 Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 11-04-2018 (E) 11-04-2018 (P) 11-04-2018	0101 Sale Deed Mkt.Value:Rs. 160000 Cons.Value:Rs. 160000	1.(EX)G SOWMYA 2.(EX)GOGINENI VENKATESWARA RAO (GPA HOLDER) 3.(CL)MALYALA RAMESH KUMAR REPRESENTED BY M.KIRAN RAGH	0/0 2216/2018 [1] of SRO SHAMIRPET(1516)
12/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 1-0 SURVEY: 611 623 PLOT: 24 EXTENT: 200SQ.Yds GREEN COUNTY PHASE-II Boundaries: [N]: PLOT NO.23 OF PHASE II [S] PLOT NO.25 OF PHASE II [E]: PLOT NO.19 OF PHASE-II [W]: 33' WIDE ROAD Link Doct: 17084/2015 Book-1 of SRO 1527 Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 11-04-2018 (E) 11-04-2018 (P) 11-04-2018	0101 Sale Deed Mkt.Value:Rs. 160000 Cons.Value:Rs. 160000	1.(EX)G SOWMYA 2.(EX)GOGINENI VENKATESWARA RAO (GPA HOLDER) 3.(CL)P RAGHAVENDER	0/0 2215/2018 [1] of SRO SHAMIRPET(1516)
13/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 0-0 SURVEY: 611 EXTENT: 188 Guntas Boundaries: [N]: AGRI LAND IN SURVEY NO.612 [S] AGRI LAND IN SURVEY NO.610 [E]: AGRI LAND IN SURVEY NOS.620 AND 623 PART [W]: AGRI LAND IN SURVEY NOS.602 AND 603 Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 17-08-2015 (E) 17-08-2015 (P) 17-08-2015	0905 GPA in favour of Family Members Mkt.Value:Rs. 0 Cons.Value:Rs. 2350000	1.(PL)G.SOWMYA 2.(AY)GOGINENI VENKATESWARA RAO	0/0 17084/2015 [1] of SRO L.B.NAGAR(1527)
14/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 0-0 SURVEY: 623 EXTENT: 140 Guntas Boundaries: [N]: AGRI LAND IN SURVEY NO.620 [S] AGRI LAND IN SURVEY NO.609 [E]: AGRI LAND IN SURVEY NOS. 622 AND 624 [W]: AGRI LAND IN SURVEY NOS.610 AND 611 PART Link Doct: 1366/2008 Book-1 of SRO 1516	(R) 17-08-2015 (E) 17-08-2015 (P) 17-08-2015	0905 GPA in favour of Family Members Mkt.Value:Rs. 0 Cons.Value:Rs. 8400000	1.(PL)G.SOWMYA 2.(AY)GOGINENI VENKATESWARA RAO	0/0 17084/2015 [2] of SRO L.B.NAGAR(1527)
15/16	VILL/COL: TURKAPALLE/TURKAPALLE W-B: 0-0 SURVEY: 623 EXTENT: 140 Guntas Boundaries: [N]: AG LAND IN SURVEY NO.620 [S] AG LAND IN SURVEY NO.609 [E]: AG LAND IN SURVEY NOS.622 AND 624 [W]: AG LAND IN SURVEY NOS.610 AND 611 PART	(R) 01-05-2008 (E) 04-04-2008 (P) 01-05-2008	0101 Sale Deed Mkt.Value:Rs. 1526000 Cons.Value:Rs. 4186500	1.(CL)G.SOWMYA 2.(EX)Dr. LEELAVATHI K.RAO 3.(EX)NEENA K.RAO 4.(EX)ROB K.RAO 5.(EX)DR.SAJAN K.RAO 6.(EX)RADHIKA PENNINTI 7.(EX)PRANAV PENNINTI 8.(EX)POOJA PENNINTI(MINOR)	0/0 CD_Volume: 215 1366/2008 [2] of SRO SHAMIRPET(1516)

VILL/COL: TURKAPALLE/TURKAPALLE W-B: 0-0
SURVEY: 611 EXTENT: 188 Guntas Boundaries: [N]:
AG LAND IN SURVEY NO.612 [S] AG LAND IN
16/16 SURVEY NO.610 [E]: AG LAND IN SURVEY NOS. (R) 01-05-2008
620 AND 623PART [W]: AG LAND IN SURVEY (E) 04-04-2008
NOS.602 AND 603 (P) 01-05-2008

Link Doct: 569/2005 Book-1 of SRO 1516

0101
Sale Deed
Mkt.Value:Rs. 686200
Cons.Value:Rs. 0

9.(EX)ALL ARE REP BY SPA HOLDER:- K.V.RAO
10.(EX)REP BY U/G HER MOTHER:- RADHIKA PENNINTI
1.(CL)G.SOWMYA
2.(EX)Dr. LEELAVATHI K.RAO
3.(EX)NEENA K.RAO
4.(EX)ROB K.RAO
5.(EX)DR.SAJAN K.RAO
6.(EX)RADHIKA PENNINTI
7.(EX)PRANAV PENNINTI
8.(EX)POOJA PENNINTI(MINOR)
9.(EX)ALL ARE REP BY SPA HOLDER:- K.V.RAO
10.(EX)REP BY U/G HER MOTHER:- RADHIKA PENNINTI

0/0
CD_Volume: 215
1366/2008 [1] of SRO
SHAMIRPET(1516)

Note

This Report is for Information only.

Boundaries, Extent and Built Up are not used in electronic search, they are meant for registering officer for selecting or deselecting for the search results.

The encumbrances shown in the Encumbrance are those discovered with reference to the description of properties furnished by the applicants at the time of Registration.

All efforts are made for accuracy of data. However in case of any conflict, original data shall prevail.

In case system responds by "Data Not Found", for confirmation approach SRO concern.

Result: '16 out of 16 are included in the statement.'