

Aayush Anil Patil
360 S Market St, San Jose, CA - 95113
Indian Passport No: Y6223469

**SPECIAL POWER OF ATTORNEY
(For Sale of Agricultural Land)**

This Special Power of Attorney is executed on this ____ day of _____ 2025 by:

I, **Aayush Anil Patil**, age 24 years, residing at 360 S Market St, San Jose, CA - 95113, holder of Indian Passport No. Y6223469 (hereinafter called the "Principal").

Whereas, I am jointly owning agricultural land as described below with my father, and currently residing abroad (USA) for study purposes.

Particulars of Property:

Location: Gut Number 223 @ Mauje, Kanheri Sarap, Taluka Barshitakli, District Akola, Maharashtra, India

NOW THEREFORE, I do hereby nominate and appoint my father, **Mr. Anil Sukhdeorao Patil**, residing at Ramdaspath, beside Muktai Hospital, Birla Road, Akola, Maharashtra - 444001, as my true and lawful attorney with full powers to do the following acts on my behalf regarding the said property and any related formalities:

1. Negotiate, sign, and execute Agreement to Sale, Sale Deed, and any other legal document for sale of the above property.
2. Present and admit execution of these documents at the office of the concerned registrar/sub-registrar and obtain necessary receipts and ownership transfer.
3. Represent me before revenue and other government authorities regarding this transaction.
4. Receive sale consideration and provide receipt on my behalf.
5. Do all necessary acts for completion and registration of sale and handover to buyer.

All acts done by my said attorney in this respect shall be binding on me.

This POA is valid until revoked by me in writing or completion of sale.

IN WITNESS WHEREOF, I have hereunto set my hand this ____ day of _____ 2025 at San Jose, California, USA.

(Signature)

Aayush Anil Patil

360 S Market St, San Jose, CA - 95113

Indian Passport: Y6223469

WITNESSES:

_____ (Name, US Address, Sign)

_____ (Name, US Address, Sign)