

NO. 656/2025



# తెలంగాణ తెలంగానా TELANGANA

RF 864645

661

Trans Id: 250221103512900470  
Date: 21 FEB 2025, 10:38 AM  
Purchased By:  
KANNAPURAM SIDDHA RAMulu

REGULATORY

R. S. RAJAN  
For Whom

**For whom  
\*\* SEE \*\***

## **SALE DEED FOR RS. 26,000/-**

This Deed of sale is made and executed on this 21<sup>st</sup> day of February, 2025. By:-

CHINTHALA MOHAN.

Occupation: Govt Employee., R/o. H.No. 3-10-330, Vivekanandha Nagar,  
Nizamabad Town & Dist - 503001. Aadhar No. xxxx xxxx [REDACTED] Roll No.

Hereinafter called the "VENDOR" which terms shall mean and include his heirs, successors, executors, and legal representatives in interest whatsoever of the One Part.

## **IN FAVOUR OF**

## KANNAPURAM SIDDHA RAMULU.

Occupation: Agril, R/o. H.No. 3-41, Rajampet Village of Rajampet Mandal, Dist: Kamareddy - 503110. Aadhar No. [REDACTED]

Hereinafter called the "VENDEE" which the term shall mean and include his heirs, successors, executors, and legal representatives and assignees of the other Part.

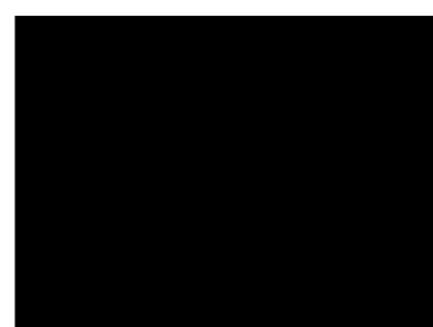
Whereas the Vendor is the absolute owner and possessor of the Open Place (Dismantle House) Belongs to G.P. H.No. 3-40. Situated at RAJAMPET Village of Rajampet Mandal, Dist: Kamareddy, more particularly described in the Scheduled hereunder. The Scheduled Property is Ancestral property of the Vendor. **Assessment No. 436.** Due to family necessities the Vendor has agreed to sell the scheduled property for a consideration of Rs 26,000/- (Rupees Twenty Six Thousand Only) to the above vendee and the vendee has agreed to purchase the same.

Hence the Vendor has sold the said property and received the full consideration of Rs: 26,000/- (Rupees Twenty Six Thousand Only) before the execution of this sale deed for which the Vendor has acknowledged the receipt of the same and conveyed to the said property to the vendee, and the Vendor has delivered the vacant possession of the schedule property to the Vendee, and the vendee has taken into the possession of the property.

The Vendor hereby further declares that the said property is free from all encumbrances charges and all sort of Govt., dues if any dues arise or any defect found in title, the Vendor hereby declares to clear all dues and defects in title.

**THE VENDOR HEREBY COVENANTS WITH THE VENDEE AS FOLLOWS :**

1. The ‘Schedule Property’ shall be quietly entered into and upon by the Vendee and shall hold and enjoy the same as absolute owner and possessor without any interruption from the Vendor or any other person or persons claiming through them whomsoever.
2. The Vendor has given the vacant physical possession of the Schedule Property land to the Vendee and the Vendee has taken the vacant physical possession thereof on this day of the execution of the sale deed.
3. The Vendor has paid land revenue and all applicable taxes etc., payable for the “Scheduled Property” till this day of execution of the Sale Deed.



4. The "Schedule Property" is an exclusive property of Vendor and except the Vendor no other person has any right, title, interest and claim over the Schedule Property and it is free from all encumbrances, claims, charges, mortgages, prior assignments, agreements and lease hold or Court Attachments, whatsoever in nature and it is not subject to any other litigation.
5. The Vendor hereby declares that the "Schedule Property" is not affected by the A.P. Assigned Land (Prohibition of Alienation) Act, 1977 and A.P. Land Reforms (Ceiling on Agricultural Holdings) Act A.P. (T.A) Tenancy and Agriculture Lands Act 1950, A.P. Bhoojan and Gramdhan Act, not to Government land any other law time being in force.
6. All the original Documents and Revenue Records relating to the "Schedule Property" Should be transferred in the name of the Purchaser in concerned Revenue Records.
7. The Vendor hereby agree to Co-operate with the Vendee to get the title of the "Schedule Property" transferred in the name of the Purchaser in concerned Revenue Records.
8. The Vendor hereby further declare that there are no Mango Trees, Coconut Trees, Betel Leaf Gardens, Oranges Groves, or any such other Gardens, and there are no mines, quarries of granites, or such other valuable stones and there are no machinery, fish ponds and structures etc. in the "Schedule Property" now being transferred.
9. The Vendor hereby further declare that agree with the Vendee that at all times hereafter to do all such lawful acts, deeds and things for further and more perfecting the tile of the "Schedule Property" to the Vendees.
10. The Vendor hereby agree to indemnify and keep indemnified the purchaser in respect of the "Schedule Property" sold or any part thereof, from and against all losses whatsoever in nature, which the Vendee may sustain by reason of defective title, of any claim being made by any body to the "Schedule Property" or any part thereof.



S C H E D U L E   O F   P R O P E R T Y

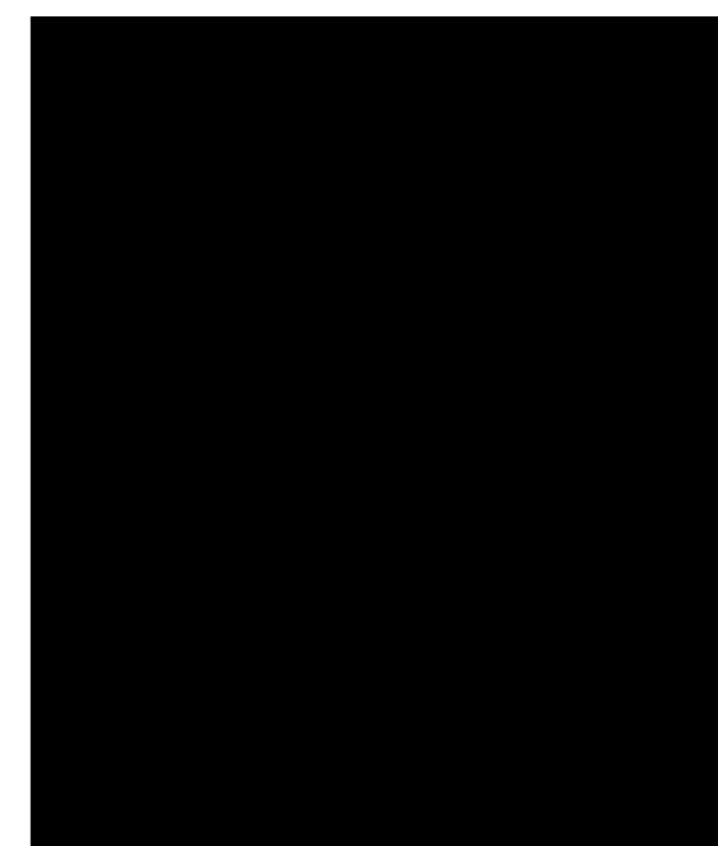
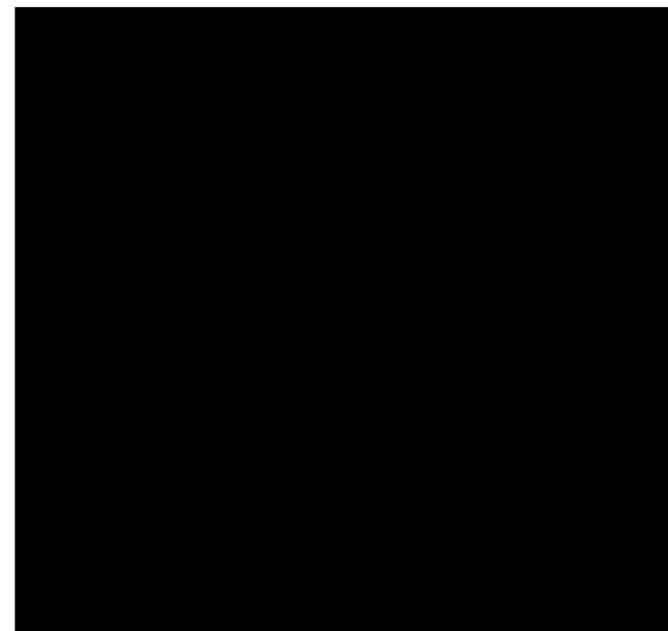
**OPEN PLACE (DISMANTLE HOUSE) BELONGS TO G.P.H.No. 3-40.**

Admeasuring of North to South: East side 44' Feet, West side 44' Feet, East to West: North side 10'3" Feet, South side 10'3" Feet. The Total Area of the Plot which is 451 Sq. Feet, = **50.11 Sq. Yards.** As per Plan. Situated at **RAJAMPET** Village of Rajampet Mandal Kamareddy Dist. Within the limits of G.P. **RAJAMPET** M.P. Rajampet Regn. Sub-Dist: Domakonda, & Regn. Dist: Nizamabad.

**BOUNDED BY: -**

<b>NORTH</b>	:	Road.
<b>SOUTH</b>	:	Open Place of Avusula Anjayya.
<b>EAST</b>	:	Open Place of Kannapuram Sidda Ramulu.
<b>WEST</b>	:	Open Place of Kasam Laxmi.

In Witnesses where of the Vendor has executed this Deed of Sale in the presence of the following witnesses at Domakonda.



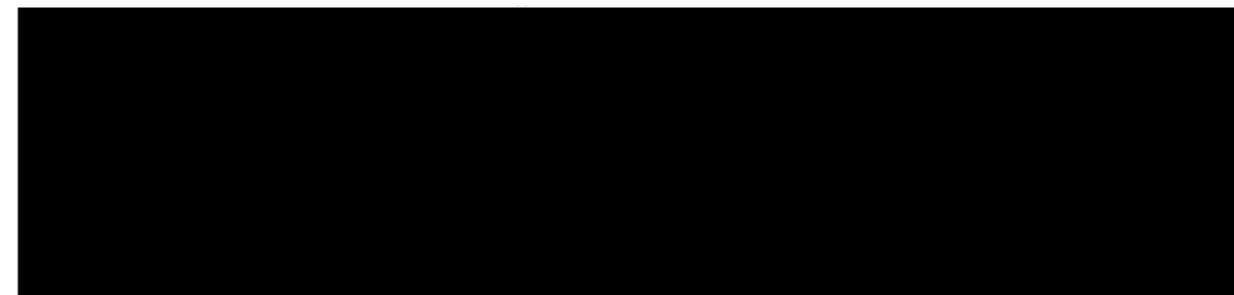
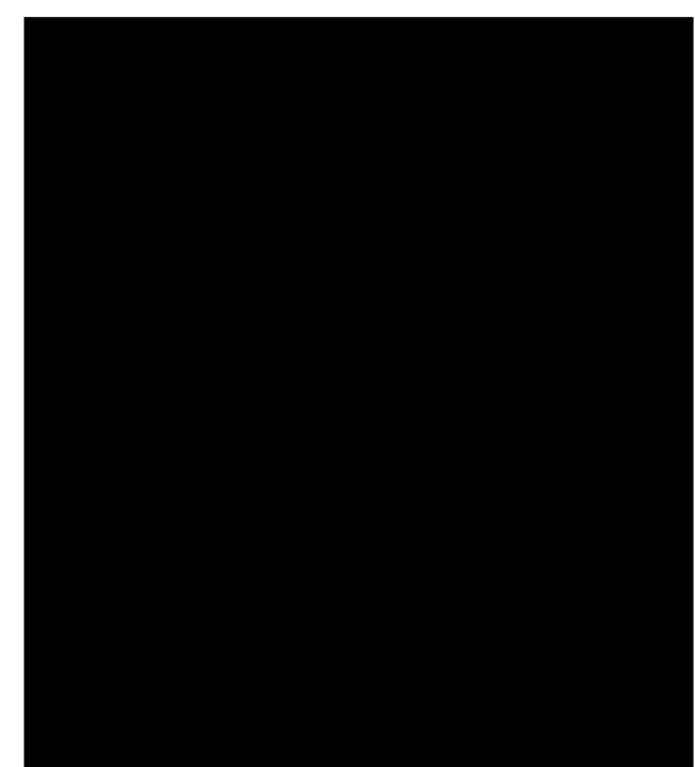
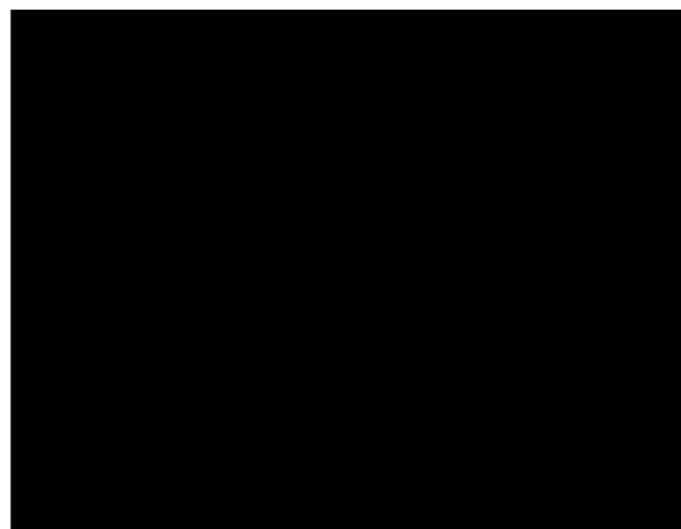
**STATEMENT REGARDING THE MARKET VALUE OF THE PROPERTY FILED**

Under Rule 3 of the Andhra Pradesh Prevention of under valuation Instrument  
Rule-1975,

<b>Survey No.</b>	<b>Extent</b>	<b>Market Value Per Sq. Yard.</b>	<b>Total Market Value.</b>
Open Place (Dismantle House) Belongs to G.P. H.No. 3-40.	50.11 Sq. Yards.	Rs. 300/- Per Sq. Yard.	Rs. 26,000/-

The above property Situated at RAJAMPET Village of Rajampet Mandal,  
Dist: Kamareddy.

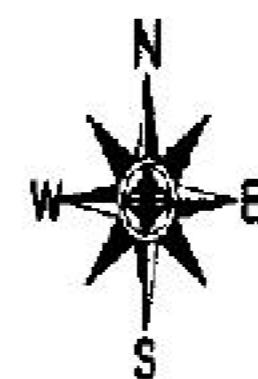
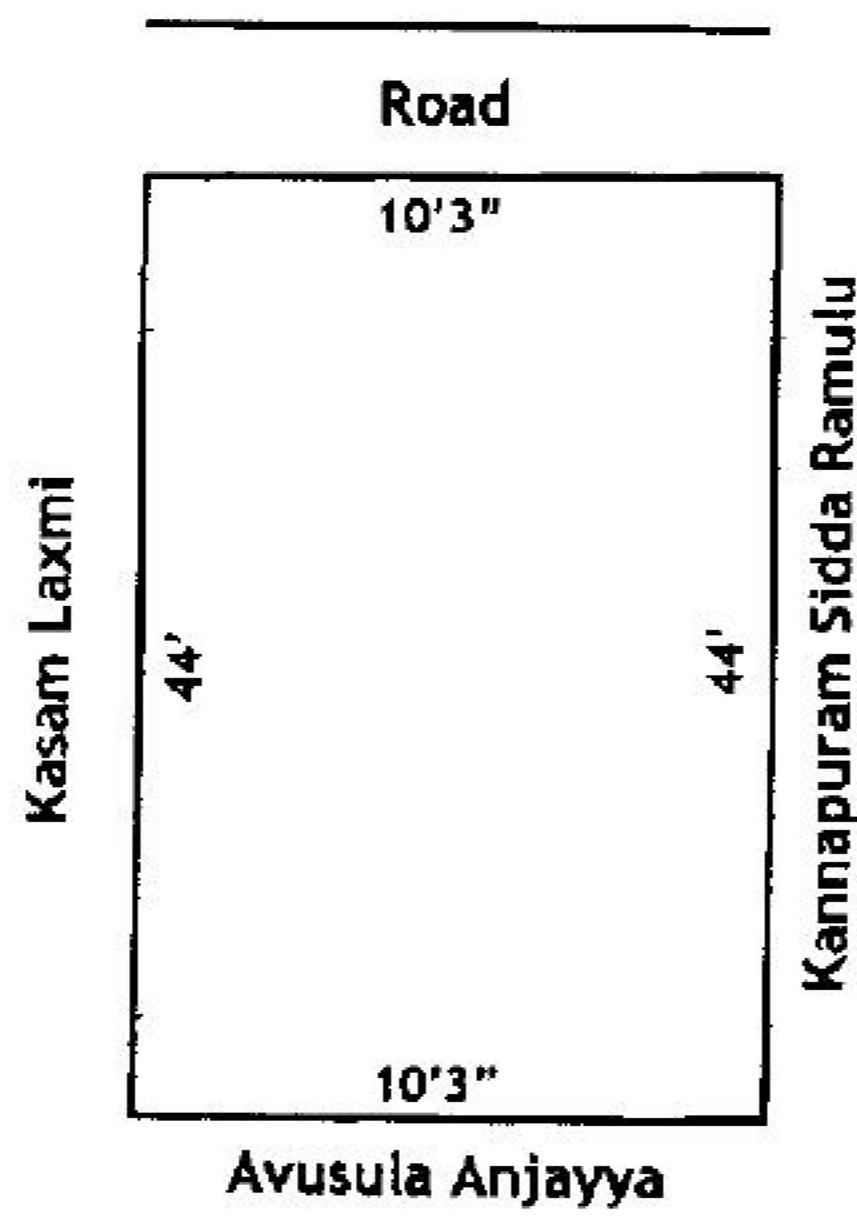
In Witnesses where of the Vendor has executed this Deed of Sale in the  
presence of the following witnesses at Domakonda.



**REGISTRATION PLAN SHOWING OF THE  
OPEN PLACE (DISMANTLE HOUSE) BELONGS TO G.P.H.No. 3-40,  
SITUATED AT RAJAMPET VILLAGE.**

**VENDOR:** CHINTHALA MOHAN, [REDACTED]  
R/O. RAJAMPET VILLAGE.  
**VENDEE:** KANNAPURAM SIDDA RAMULU, [REDACTED]  
R/o. RAJAMPET VILLAGE.

**NOT TO SCALE:**



**Total Area:**

= 451 Sq. Feet.  
= 50.11 Sq. Yards.

## GOVERNMENT OF TELANGANA

<https://www.telangana.gov.in/>

Panchayat Raj & Rural Employment  
Government of Telangana

District	Kamareddy	Mandal	Rajampet	Panchayat	Rajampet
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## House Tax Assessment Details

Assessment No	436	Owner	Chinthala Mohan
House No	3-40	Father/Husband Name	[REDACTED]
Building Usage	Residential	Exemption	Not Exempted
Dt. of Asmt.	01/01/2012	Status	Current Demand not Paid
Court Case	No	Building Classification	Roof with AC Sheets/Zinc Sheets

## Current Demand Details

Period From	Period To	House Tax	Library Cess	Drainage Tax	Water Tax	Lighting Tax	Total Amount(Rs)
01/04/2024	31/03/2025	175.00	14.00	0.00	0.00	0.00	189.00

## Arrear Details

Period From	Period To	House Tax	Library Cess	Drainage Tax	Water Tax	Lighting Tax	Total Amount(Rs)
No Arrear Records Found							

## Total House Tax Amount to Pay

Current Demand Total	189.00
Arrear Total	0.00
Total	189.00

## Make Payment

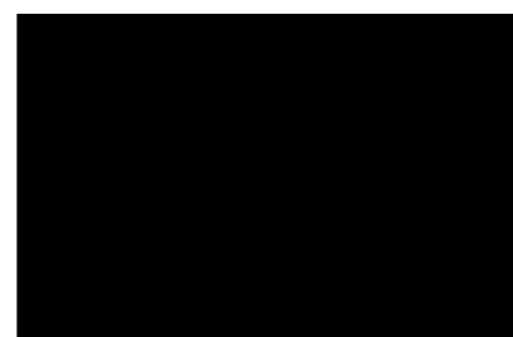
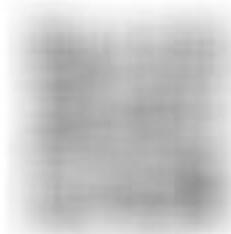
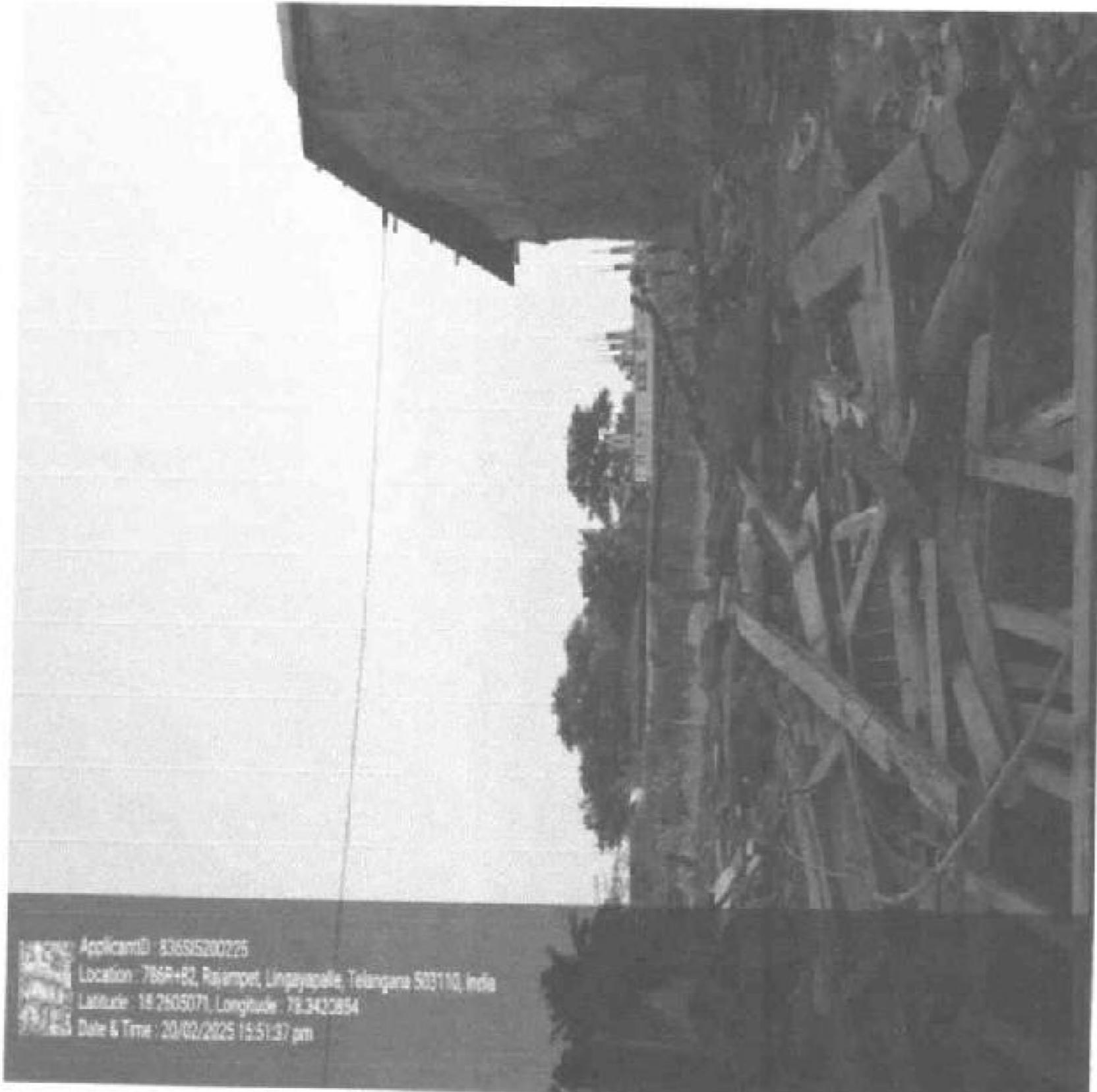
Note: If your amount debited from bank account and payment not completed then it will update in 24 Hours.

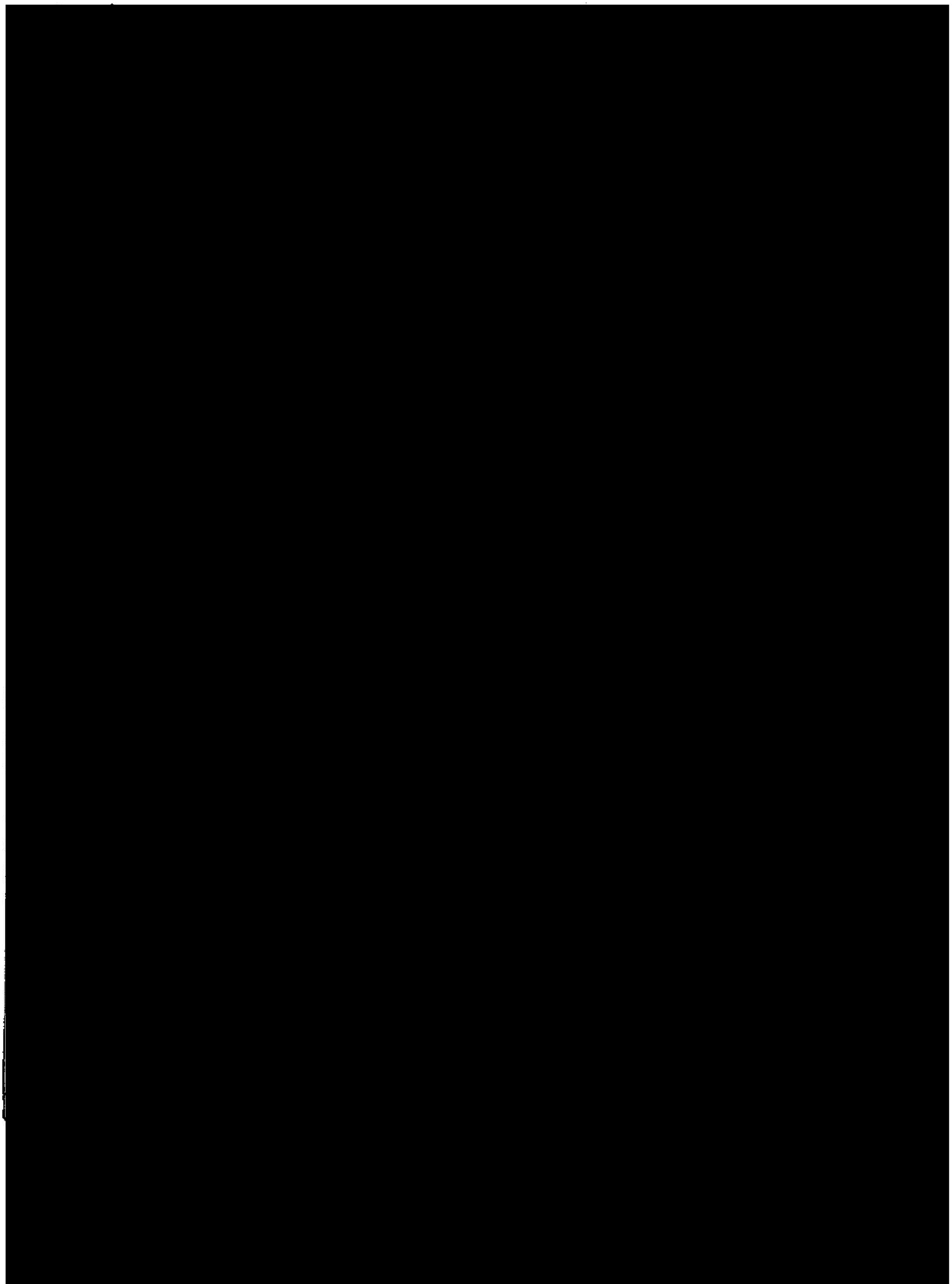
## Collection Details

Period	Book No./Receipt No.	Dt. of Collection	Arrear Total	Current Total	Total Amount(Rs)
01/04/2023 TO 31/03/2024	84 & 8390 / 8390	18/03/2024	0.00	180.00	180.00
01/04/2022					

## PROPERTY LOCATION TAGGING

Applicatin No. : [REDACTED]  
District : Kamareddy  
Sub Register Office : Domakonda  
Transaction Name : Sale Deed  
Executant Details : Chinthalal Mohan  
Claimant Details : Kannapuram Sidda Ramulu  
House/Flat/Plot No : 3-40  
Property Location : 786R+82, RAJAMPET, LINGAYAPALLE,  
TELANGANA 503110, INDIA  
Longitude : 78.342  
Latitude : 18.261





21/02

**Online Challan Proforma [SRO copy]**

**Challan No:** [REDACTED]

Bank Code : SBIN	Payment : NB
<b>Remitter Details</b>	
Name	KANNAPURAM SIDDHA RAMULU
PAN Card No	[REDACTED]
Aadhar Card No	[REDACTED]
Mobile Number	[REDACTED]
Address	RAJAMPET
<b>Executant Details</b>	
Name	CHINTHALA MOHAN
Address	NIZAMABAD
<b>Claimant Details</b>	
Name	KANNAPURAM SIDDHA RAMULU
Address	RAJAMPET
<b>Document Nature</b>	
Nature of Document	Sale Deed
Property Situated in(District)	KAMAREDDY
SRO Name	DOMAKONDA
<b>Amount Details</b>	
Stamp Duty	1330
Transfer Duty	0
Registration Fee	520
User Charges	500
Mutation Charges	800
Haritha Nidhi	50
<b>TOTAL</b>	<b>3200</b>
Total in Words	Three Thousand Two Hundred Rupees Only
Date(DD-MM-YYYY)	20-02-2025
Transaction Id	5876407833545
Stamp & Signature	[REDACTED]

Note: Scan the QR code to verify the challan details and go through refund policy.

656/25

**Online Challan Proforma [Citizen copy]**

**Challan No:** [REDACTED]

Bank Code : SBIN	Payment : NB
<b>Remitter Details</b>	
Name	KANNAPURAM SIDDHA RAMULU
PAN Card No	[REDACTED]
Aadhar Card No	[REDACTED]
Mobile Number	[REDACTED]
Address	RAJAMPET
<b>Executant Details</b>	
Name	CHINTHALA MOHAN
Address	NIZAMABAD
<b>Claimant Details</b>	
Name	KANNAPURAM SIDDHA RAMULU
Address	RAJAMPET
<b>Document Nature</b>	
Nature of Document	Sale Deed
Property Situated in(District)	KAMAREDDY
SRO Name	DOMAKONDA
<b>Amount Details</b>	
Stamp Duty	1330
Transfer Duty	0
Registration Fee	520
User Charges	500
Mutation Charges	800
Haritha Nidhi	50
<b>TOTAL</b>	<b>3200</b>
Total in Words	Three Thousand Two Hundred Rupees Only
Date(DD-MM-YYYY)	20-02-2025
Transaction Id	5876407833545
Stamp & Signature	[REDACTED]

Note: Scan the QR code to verify the challan details and go through refund policy.

Transaction No.: BQMN25073562

Q : 66 / 2025

**Government of Telangana**  
**REGISTRATION AND STAMPS DEPARTMENT**

No.: 1806-1-656/2025

Date: 22/02/2025

**CERTIFICATE OF TRANSFER/ MUTATION**

As per the powers conferred on the Sub-Registrar under Sub-section (1) of Section 65A of **Telangana Panchayat Raj Act, 2018**, and based on the documentary information furnished by the Applicant, the following transfer is effected in the records of **Rajampet**.

**House No.**

3-40

**PTIN/Assessment No.**

[REDACTED]  
KAMAREDDY

**District**

RAJAMPET

**Gram Panchayat Name**

RAJAMPET

**Locality**

1. CHINTHALA MOHAN [REDACTED]

**Transferor ( Name of previous PT  
Assessee in the Tax Records)**

1. KANNAPURAM SIDDA RAMULU [REDACTED]

**Transferee ( Name of PT Assessee  
now entered in the Tax Records)**

1806-656/2025 [1]

**Document Registration No.**

21/02/2025

**Document Registration Date**

**Note:**

1. This certificate does not amount to regularization of unauthorized constructions, if any or made against sanctioned plan.
2. This certificate will be deemed to be canceled, if it comes to notice that it has been obtained by Fraud/Deceit or Mistake of Fact.
3. This certificate does not amount to regularization of occupation of government lands or objectionable lands.
4. This certificate is made based on a undertaking furnished by the transferor and transferee. In case the details furnished by them or any one of them are found to be false, they/he/she shall be liable for civil and criminal action.

