



# గ్రామ పంచాయతి కొరకు లభ్యము

ఎండ్లు స్టూడీస్

మం॥ శించరంల్లి

శుగర్లెడ్

T.S.

నె.ఎ.

No Objection Certificate

తేది : 20/07/2024

సిరభ్యంతరాధృతికరణ పత్రము

జందుమూలముగా ధృవీకరించునది ఏమనగా శ్రీ/శ్రీమతి ఎ) అంకమార్క

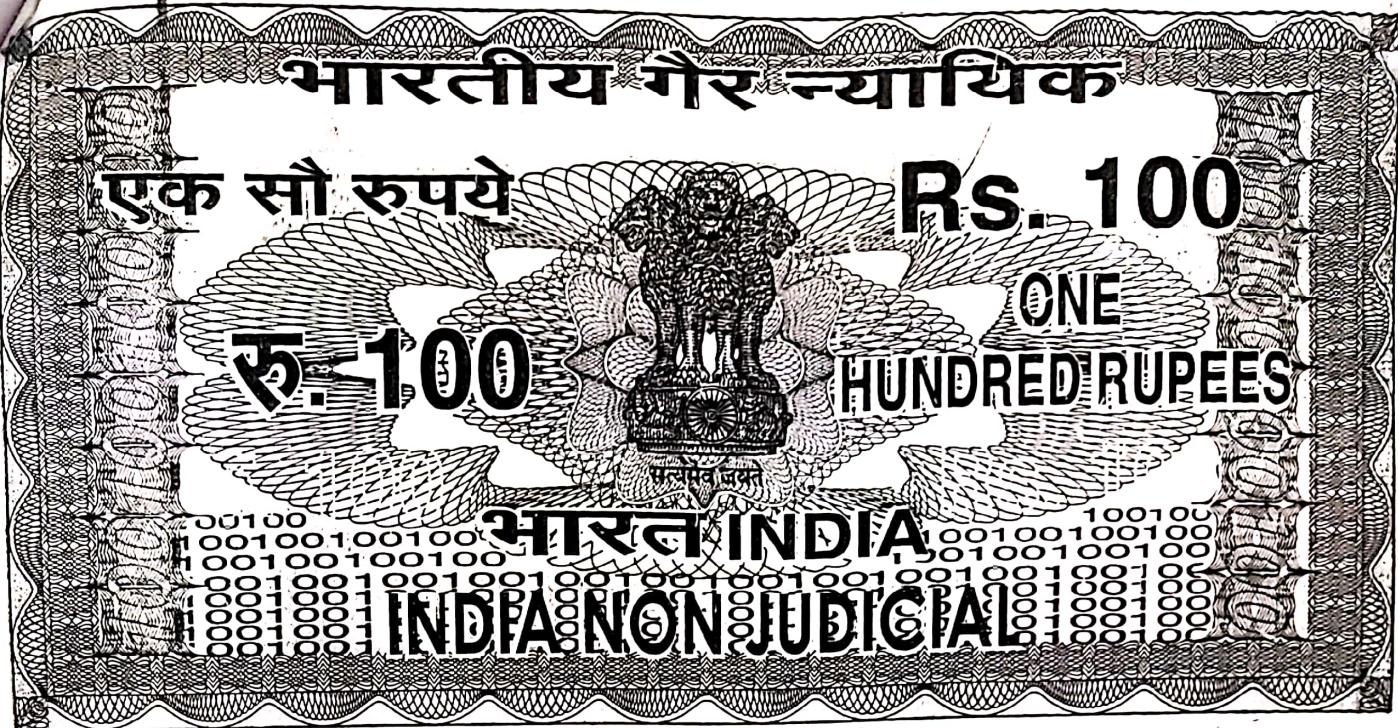
చైర్మాన్ శర్డు ఎ. వెంకట గోపాల్ నివాసము శ్రీంగర్లెడ్లినగర్

గారికి ఈ గ్రామములో ఇంటి నెం 6-61 ప్లాట్ నెం 164 సర్వే నం గల

ఇల్లు కలదు. అట్టి ఇంటిపై గ్రామ పంచాయతీ రికార్డుల ప్రకారము ఎలాంటి వన్ను బకాయాలు లేవు. పైన తెలిపిన గృహమునకు విద్యుత్తు కనెక్షన్ ఇచ్చుటకు గ్రామపంచాయతీకి ఎలాంటి అభ్యంతరములు లేవు. కావున గ్రామ పంచాయతి ధృవీకరించవైనది.

Gayathri Traders.

*Bedula*  
Panchayath Secretary  
శంకర్పల్లి/పంచాయతీకర్తులు A  
(M) Shankarpally, (R.R.Dist.)



తెలంగాణ తెలంగాణA TELANGANA

Rs 100/-

81

AP 296950

Tran Id: 230828114225020971

Date: 28 AUG 2023, 11:43 AM

Purchased By:

A. ANKAMMA  
S/o A. VENU GOPAL  
R/o CHITTOOR  
For Whom  
\*\* SELF \*\*

SUDDAPALLI RENUKA  
LICENSED STAMP VENDOR  
Lic. No. 9/2011  
Reg. No. 20/2023  
FLAT NO.G-2 HNO.24-69/1 SRI  
SAI GANESH RESIDENCY  
KAKATIYA NAGAR  
RAMACHANDRAPURAM  
Ph 9949520069

AGREEMENT OF SALE  
WITH POSSESSION

This Agreement of Sale is made and executed on the 28<sup>th</sup> day of August, 2023 by and between :-

1. **SRI M. NARSIMULU**, S/o. SRI M. MALLAIAH, aged about 43 years, Occ: House hold, R/o. H. No. 1-67, Manmarry, Bodampad, Mogalgidda, Ranga Reddy District, Telangana State. (Aadhar No. 8398 3038 8959).

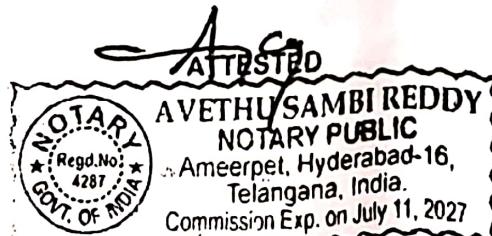
(Hereinafter called the **VENDOR/SELLER** which term shall mean and include all his/her legal heirs, successors, nominees, executors, assignees, etc. of the FIRST PARTY).

**IN FAVOUR OF**

2. **SMT A. ANKAMMA**, W/o. SRI A. VENU GOPAL, aged about 48 years, Occ: House wife, R/o. H. No. 1-46, Vedam, Kalahasti, Chittoor, Andhra Pradesh-517640. (Aadhar No. 9047 4738 4202)

(Hereinafter called the **VENDEE/PURCHASER** which term shall mean and include all his/her legal heirs, successors, nominees, executors, assignees, etc. of the SECOND PARTY).

Contd...2...



I M. N. Reddy

✓ 05 05 2023

28 AUG 2023



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WHEREAS, the Vendor is the absolute owner and peaceful possessor of **House bearing No. 6-61** constructed on **Plot No. 164 & 165**, (consisting of One Room, roof covered with ACC sheets) with Toilet, having Power connection, **admeasuring 120 Sq.yards**, in **Survey No. 192**, situated at Indrareddy Nagar, Mirzaguda Village & G.P., Shankarpally Mandal, Rangareddy District, Telangana State, Whereas the Vendor has purchased above said property from SRI A. SAI KUMAR YADAV S/o. SRI MA. MALLESH YADAV, vide Agreement of Sale dt: 24-07-2023 (Notarised).

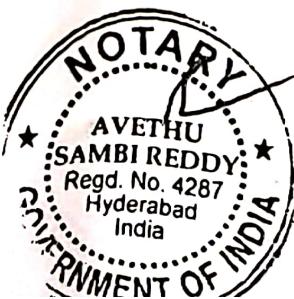
WHEREAS, the said Vendor due to her/his financial commitments, has offered to sell the said house and the Vendee has accepted the offer and agreed to purchase the said **House bearing No. 6-61** constructed on **Plot No. 164 & 165**, (consisting of One Room, roof covered with ACC sheets) with Toilet, having Power connection, **admeasuring 120 Sq.yards**, in **Survey No. 192**, situated at Indrareddy Nagar, Mirzaguda Village & G.P., Shankarpally Mandal, Rangareddy District, Telangana State, (which is more fully described in the Schedule below called the Schedule Property) for a total sale consideration of **Rs. 40,50,000/- (Rs. Forty Lakhs Fifty Thousand only)** and the above named Vendee hereby agreed to purchase the same for the said sale consideration.

That in pursuance of the aforesaid offer and acceptance, the Vendee has paid the entire sale consideration of **Rs. 40,50,000/- (Rs. Forty Lakhs Fifty Thousand only)** by way of cash, to the Vendor and the Vendor hereby admits and acknowledges the receipt of the sale amount having received from the Vendee. The Vendor hereby convey, sell, transfer and assign unto the schedule property, absolutely and forever, neither the Vendor nor their/his/her legal heirs have no rights for any kind of claim over the said property in future. If any litigations of above said Property, the Vendor has full responsibility and clear the said problems in future of the property.

That the Vendor has this day delivered the vacant physical and peaceful possession of the Schedule mentioned property to the Vendee "**TO HAVE AND TO HOLD**" the same absolutely and forever.

Contd...3

I M. M. Reddy  
— A. S. O. S. A. N. J.



22 AUG 2023



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WHEREAS, the Vendor hereby covenants with the Vendee to execute the registration in favour of Vendee or his/her nominee or nominees without any further demand or demands in future.

**NOW THIS AGREEMENT OF SALE WITNESSETH AS FOLLOWS :**

That the rights, titles, interests, easements, privileges, liberties, enjoyments and possessions are hereby transferred in favour of the Vendee absolutely and forever.

That the schedule property hereby sold is free from all encumbrances, charges, prior sales, mortgages, gifts, liens, court attachments, family disputes, litigations etc., and the Vendor has full powers and absolute authority to sell to the Vendee absolutely and forever.

The Vendor hereby promise to the Vendee that there is no subsisting agreement with third parties and that the Vendor entitled to sell the said property and no other persons have got any right or interest of whatsoever in and over the said property in future.

WHEREAS, the Vendee shall bear the registration charges at the time of Registration.

That the Vendor hereby indemnify and keep the Vendee indemnified from against all the losses, costs, expenses, damages sustain if any to the Vendee on account of any defect in the titled of the Vendor's or from any third party claim or if the Vendee is deprived from the part or whole of the schedule property the Vendor shall compensate against the same at all times from their/her/his person other property.

That the Vendor has handed over, all the documents, title and other link documents tax paper etc., (if any) along with physical vacant peaceful possession of the said property along with original documents, to the Vendee today.

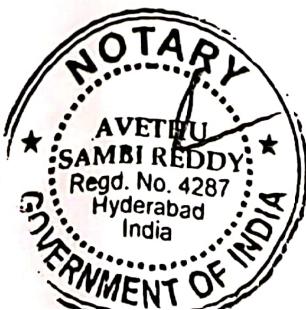
That the Vendor further covenant that hereafter the Vendee shall enjoy the Schedule property as absolute and rightful owner without any interruption or disturbance either from the Vendor or from any other person or persons claiming through or under them/him/her, and if any valid claim may raise from any corner, the Vendor shall make good such claim at their expenses and assure the Vendee peaceful enjoyment at all times.

That the Vendor shall have to co-operate with the Vendee to execute any required further documents, declarations, affidavits etc., connected to the plot to transfer the title or to rectify the conveyance of title for the said property in favour of Vendee.

Contd...4

I'm my self

A. V. S. A. S.



28 AUG 2023

:: 4 ::

That the Vendee whenever calls for registration the Vendor or their/his/her representatives/nominees should have to come and sign the Sale Deed/ Notarised Sale Agreement either on their name or his/her/their nominee or nominees name without demanding any further money consideration.

That the legal heirs of Vendor are well aware of this transaction and also they have declared their no objection in respect of sale of the above said plot to the Vendee.

The Vendor hereby declare that they have paid all the Taxes such as Land Tax, Cess, electricity charges, pending loans etc., to the concerned Departments up to date and shall pay up to the date of registration.

### SCHEDULE OF THE PROPERTY

All that the **House bearing No. 6-61** constructed on **Plot No. 164 & 165**, (consisting of One Room, roof covered with ACC sheets) with Toilet, having Power connection, **admeasuring 120 Sq.yards**, in **Survey No. 192**, situated at Indrareddy Nagar, Mirzaguda Village & G.P., Shankarpally Mandal, Rangareddy District, Telangana State, and bounded as follows :

NORTH	:	NEIGHBOURS
SOUTH	:	NEIGHBOURS
EAST	:	20' WIDE ROAD
WEST	:	20' WIDE ROAD

In witness whereof the Vendor and Vendee signed on this Document with their own free will and consent on this the day, month and year first above mentioned, after all the contents were read over and explained to them in Telugu, being unacquainted with English, in the presence of the below mentioned witnesses :

#### **Witnesses :**

1. *K. D. S. Reddy*

*M. N. Reddy*  
VENDOR

2.

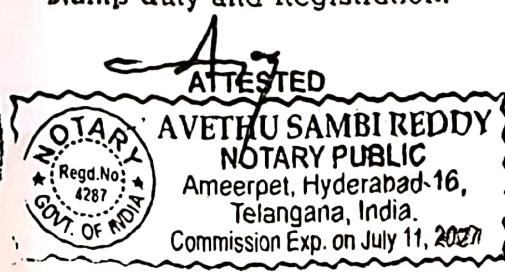
*A. S. S. Reddy*

3.

VENDEE

4.

This document shall be subject to stamp duty and Registration.



28 AUG 2023

RECEIPT

I, M. NARSIMULU, S/o. SRI M. MALLAIAH, aged about 43 years, Occ: House hold, R/o. H. No. 1-67, Manmarry, Bodampad, Mogalgidda, Ranga Reddy District, Telangana State. (Aadhar No. 8398 3038 8959) (**VENDOR**) have received a sum of Rs. 40,50,000/- (Rs. Forty Lakhs Fifty Thousand only) by way of cash, from **SMT A. ANKAMMA**, W/o. SRI A. VENU GOPAL, aged about 48 years, Occ: House wife, R/o. H. No. 1-46, Vedam, Kalahasti, Chittoor, Andhra Pradesh-517640. (Aadhar No. 9047 4738 4202) (**VENDEE**) Towards full and final Sale Consideration for sale of my **House bearing No. 6-61** constructed on **Plot No. 164 & 165**, (consisting of One Room, roof covered with ACC sheets) with Toilet, having Power connection, **admeasuring 120 Sq.yards**, in **Survey No. 192**, situated at Indrareddy Nagar, Mirzaguda Village & G.P., Shankarpally Mandal, Rangareddy District, Telangana State, vide sale agreement Dt. 25-01-2023.

Place : HYDERABAD

Date : 25-01-2023.

WITNESSES :

1. *కుమార్తి బిల్గా*

2.

3.

4.

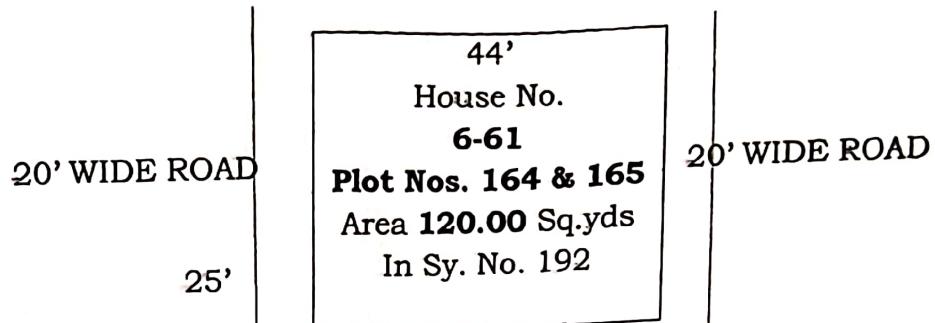


**VENDOR**

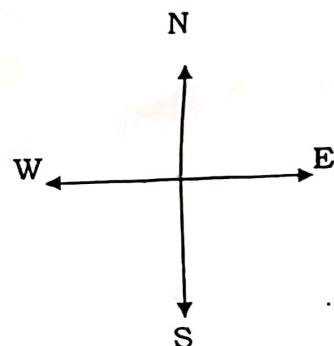
Plan Showing the **House** bearing No. 6-61 constructed on **Plot No. 164 & 165**, (consisting of One Room, roof covered with ACC sheets) with Toilet, having Power connection, **admeasuring 120 Sq.yards**, in **Survey No. 192**, situated at Indrareddy Nagar, Mirzaguda Village & G.P., Shankarpally Mandal, Rangareddy District, Telangana State.

VENDOR : **SRI M. NARSIMULU, S/o. SRI M. MALLAIAH**  
VENDEE : **SMT A. ANKAMMA, W/o. SRI A. VENU GOPAL**

NEIGHBOURS



NEIGHBOURS



BOUNDARIES:

NORTH : NEIGHBOURS  
SOUTH : NEIGHBOURS  
EAST : 20' WIDE ROAD  
WEST : 20' WIDE ROAD

Witnesses :

1. *M. N. Reddy*

I.M. *M. N. Reddy*

VENDOR

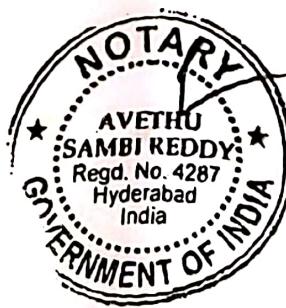
✓ A. *C. D. Salji*

VENDEE

2.

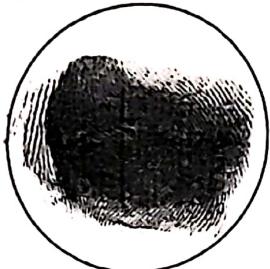
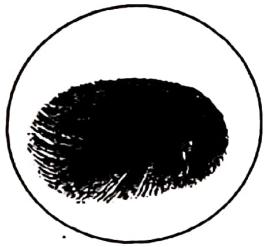
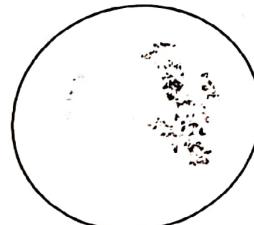
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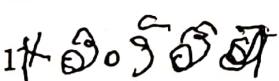


28 AUG 2023

photographs and fingerprints as per Section 32A of Registration Act, 1908

SL.No.	Finger Print In black ink ( left Thumb)	Pass port size photograph (Black & White)	Name & permanent postal address of Presentant/Seller Buyer
			<b>SRI M. NARSIMULU</b> S/o. SRI M. MALLAIAH H. No. 1-67, Manmerry, Bodampad, Mogalgidda, Ranga Reddy District, Telangana State <b>VENDOR</b>
			<b>SMT A. ANKAMMA,</b> W/o. SRI A. VENU GOPAL, H. No. 1-46, Vedam, Kalahasti, Chittoor, Andhra Pradesh-517640, <b>VENDEE</b>
			

WITNESSES:

1. 

2.

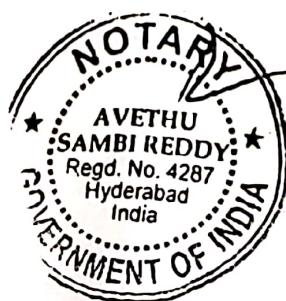
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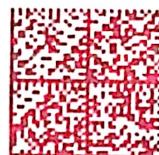
SIGNATURE OF THE EXECUTANT/S





28 AUG 2023

Phone No:  
Sold To/Issued To:  
Vinay  
For Whom/ID Proof:  
Self and others



TAR - 16 - 2024 12:40:29  
**0000100/-**  
ZERO ZERO ZERO ONE ZERO ZERO  
Agreement  
38158901710506429626-00018940  
3815890 69/2022

### Indemnity Bond

1. The Deed of Indemnity bond executed this day the 18/06/2024.  
by A. Ankamma M/o D. Venugopal  
(Hereinafter called the "EXECUTANT") who is an occupier of the premises in favour of the Southern Power Distribution Company of T.S Ltd (Hereinafter called the Company) having its Distribution Office at \_\_\_\_\_.
2. Whereas the Executant is occupying the premises No. H.No 5 6-61  
Located at Indravalli Nagar Shankarpally.
3. Whereas he has requested the Company for supply of Electricity to the above premises and has paid the necessary charges thereof as per rules in force and the company has also agreed to effect supply to the said premises.
4. Now, therefore it is hereby agreed between the parties as follows :-  
The executants agrees that in the event of the Real owner of the premises or his legal heirs or dependents or any one claiming through or under his raising any objections in regard to giving the electricity service connection to the above premises and in the event of the company being made liable to pay any costs of compensation in respect thereof, executant hereby indemnities and agrees to pay the company the said costs or compensation within one week on demand by the Company.

In the event of initiation and issue of proceedings under any law for eviction of consumers from the premises to which supply was given, power supply shall be ordered to be disconnected by the Superintending Engineer/Operation, as authorized as per clause 4.2.1 of Terms and Conditions of supply and installations and equipments shall be removed and such action shall not be liable to be questioned as breach of agreement in a Court of Law.

IN WITNESSESS there of the executant hereby has set his hand on the day above written.

#### WITNESSESS:-

#### EXECUTANT

1.

2.