



Government of Telangana
Registration And Stamps Department

697/2024

Payment Details - Citizen Copy - Generated on 18/01/2024, 12:30 PM

SRO Name: 1525 Gandipet

Receipt No: 777

Receipt Date: 18/01/2024

Name: FAREESA BEGUM

CS No/Doct No: 723 / 2024

Transaction: Sale Deed

Challan No:

E-Challan No: 989XPF180124

Chargeable Value: 6200000

DD No:

DD Dt:

Challan Dt:

E-Challan Dt: 18-JAN-24

Bank Name:

Bank Branch:

E-Challan Bank Name: HDFC

E-Challan Bank Branch:

Account Description	Amount Paid By			
	Cash	Challan	DD	E-Challan
Registration Fee				31000
Transfer Duty /TPT				93000
Deficit stamp Duty				341000
User Charges				500
Mutation Charges				6200
Total:				471700
In Words: RUPEES FOUR LAKH SEVENTY ONE THOUSAND SEVEN HUNDRED ONLY				

OTP: 606115

RETURNED

SUB-REGISTRAR

SUB-REGISTRAR
Gandipet, R.R. Dist., T.S.

68
223

697/2024



తెలంగాణ తెలంగాణ TELANGANA

AZ 986853

Trans Id: 240118110837960316
Date: 18 JAN 2024, 11:12 AM
Purchased By:
MOHAMMED ABID HUSSAIN
S/o ZAHID HUSSAIN MOHAMMED
R/o R R DIST
For Whom
SELF

Net
YERUPULA NARSING RAO
LICENSED STAMP VENDOR
Lic. No. 15-25-006/2021
Ren.No. 15-25-084/2024
Hno 1-76 Manchirevula Gandipet
Mandal Ranga Reddy 508089
Ph 9700504759

SALE DEED

THIS DEED OF SALE is made and executed on this the 18th day of **January**, 2024, at S.R.O., Gandipet, R.R.District, by and between:-

SMT. FAREESA BEGUM W/o. SRI NAZEERUDDIN KHAN,
Aged about 49 years, Occupation: House Wife, R/o. House
No.10-5-141, New Basti 1st Lancer, Masabtank, Hyderabad,
Telangana. Aadhar No.4524 5489 7393. Pan No.HHFPB6408G.

Hereinafter called the "**VENDOR**" of the First Part which term shall mean and include all her heirs, executors, administrators, legal representatives, nominees and assignees etc.,

IN FAVOUR OF

MR. MOHAMMED ABID HUSSAIN S/o. MR. ZAHID HUSSAIN MOHAMMED, aged about 44 years, Occupation: Pvt. Employee, Resident of H.No.4-3-151/2, Friends Colony, Puppalguda village, Gandipet Mandal, Ranga Reddy District., Telangana, Aadhar No.7226 9029 9408. Pan No.ANLPM0088Q. Mobile No.9581448786

Hereinafter called the "**VENDEE**" of the Second Part which term shall mean and include all his heirs, executors, administrators, successors, legal representatives, nominees and assignees etc.,

Fareesa

Abid

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Gandipet along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 31000/- paid between the hours of _____ and _____ on the 18th day of JAN, 2024 by Sri Fareesa Begum

Execution admitted by (Details of all Executants/Claimants under Sec 32A):

SI No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 MOHAMMED ABID HUSSAIN::1E [1525-1-2024-723]	MOHAMMED ABID HUSSAIN S/O. ZAHID HUSSAIN MOHAMMED PUPPALGUDA VILL, R.R.DIST.	
2	EX		 FAREESA BEGUM::16/01/2024.1. [1525-1-2024-723]	FAREESA BEGUM W/O. NAZEERUDDIN KHAN MASABTANK, HYD.	

Identified by Witness:



SI No	Thumb Impression	Photo	Name & Address	Signature
1		 NAZEERUDDIN KHAN::18/01/2 [1525-1-2024-723]	NAZEERUDDIN KHAN AADHAAR NO XXXX XXXX 8506	
2		 KHAJA MOINUDDIN::18/01/202 [1525-1-2024-723]	KHAJA MOINUDDIN AADHAAR NO XXXX XXXX 8634	

18th day of January, 2024

Signature of Sub Registrar
Gandipet

Biometrically Authenticated by
SRO Mohd. Abdul Hafeez
on 18-JAN-2024 12:27:02

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Gandipet

E-KYC Details as received from UIDAI:			
SI No	Aadhaar Details	Address:	Photo
1	Aadhaar No: XXXXXXXX7393 Name: Farisa Begum	C/O Nazeer Uddin Khan, Asifnagar, Asifnagar, Hyderabad, Telangana, 500028	
2	Aadhaar No: XXXXXXXX9408 Name: Mohammed Abid Hussain	S/O Zahid Hussain Mohammed, Puppalguda, Rajendra Nagar, K.v. Rangareddy, Telangana, 500089	

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1. WHEREAS the VENDOR herein declared that she is the absolute and lawful owner and peaceful possessor of the Schedule mentioned property hereby conveyed and that except the above said VENDOR there are no other person or persons having any manner of rights, interests in the Schedule mentioned property, and the VENDOR have got full authority to convey the same. Thus the VENDOR does hereby sell, transfer, convey and assign in the said Schedule mentioned property in favour of the VENDEE herein.
2. THAT the VENDOR has this day delivered the vacant, physical and peaceful possession of the Schedule property to the VENDEE "TO HAVE AND TO HOLD" the same absolutely and forever.
3. THAT the VENDOR has paid all the property Tax, Water and Electricity Charges etc., and there are no dues of any kind whatsoever to the Schedule mentioned property. If any un-paid due or dues found by the VENDEE s upto the date of Registration in a later date it shall be covered by the VENDOR
4. THE VENDOR further assures and declares that she shall file and execute such necessary affidavits, petitions whatsoever in nature for getting the mutation of the said schedule property in the concerned authority, Water and Electricity records and other in the names of the VENDEE .
5. From the date of sale of Schedule mentioned property the above said VENDOR or her any other legal heirs, representatives shall have no more rights, Interests, demands, claims over the Schedule mentioned property and the VENDEE s have in peaceful enjoyment of the same as absolute and exclusive owner without any objection, disturbances by anybody.
6. THAT the VENDOR has transferred all her ownership rights, external, internal rights, interests, demands, privileges, appurtenance etc., in the Schedule mentioned property to the VENDEE , to have and to enjoy the same as absolute and exclusive owner of the Schedule mentioned property.
7. THAT if any complication dispute raised by anybody at any stage due to defective title of the VENDOR the above said VENDOR will clear such dispute with her own expenses and expenditures without fail.

For use

Attest

Endorsement: Stamp Duty, Tranfer Duty, Registration Fee and User Charges are collected as below in respect of this Instrument.

Description of Fee/Duty	In the Form of						Total
	Stamp Papers	Challan u/S 41 of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	
Stamp Duty	100	0	341000	0	0	0	341100
Transfer Duty	NA	0	93000	0	0	0	93000
Reg. Fee	NA	0	31000	0	0	0	31000
User Charges	NA	0	500	0	0	0	500
Mutation Fee	NA	0	6200	0	0	0	6200
Total	100	0	471700	0	0	0	471800

Rs. 434000/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 31000/- towards Registration Fees on the chargeable value of Rs. 6200000/- was paid by the party through E-Challan/BC/Pay Order No ,989XPF180124 dated ,18-JAN-24 of ,HDFS/

Online Payment Details Received from SBI e-P

(1). AMOUNT PAID: Rs. 471750/-, DATE: 18-JAN-24, BANK NAME: HDFS, BRANCH NAME: , BANK REFERENCE NO: 6226845349622,PAYMENT MODE:NB-1001138,ATRN:6226845349622,REMITTER NAME: MOHAMMED ABID HUSSAIN,EXECUTANT NAME: FAREESA BEGUM,CLAIMANT NAME: MOHAMMED ABID HUSSAIN.

Date:

18th day of January,2024

Signature of Registering Officer
Gandipet

Certificate of Registration

Registered as document no. 697 of 2024 of Book-1 and assigned the identification number 1 - 1525 - 697 - 2024 for Scanning on 18-JAN-24 .

Registering Officer

Gandipet

(Mohd Abdul Hafeez)

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8. THAT the VENDOR further assures to execute any Rectification or Supplementary Deed required by the VENDEE in future regarding the Scheduled mentioned property to make perfect title for the VENDEE without demanding any fresh consideration to execute such documents.
9. THAT the VENDOR has handed over the concerned papers of schedule mentioned property to the VENDEE s on this day.
10. THAT the Scheduled Property hereby sold is free from all encumbrances, charges, prior sales, gifts, will, sureties, lien court attachments, family disputes, litigations, prior agreements, mortgages, AGPA's, GPA's, leases etc., the VENDOR has full power and absolute authority to sell the same to the VENDEE .
11. THAT the VENDOR hereby indemnify and keep the VENDEE indemnified from against all the losses, costs, expenses, damages, sustain, if any due to the defect in the title of the VENDOR or from any third party's claim or if the VENDEE has deprived from the part or whole of the schedule property.
12. THAT the VENDEE s can mutate the property in his name and the VENDOR will fully cooperate for making such mutation in signing all such papers.
13. THAT the VENDOR has paid all the taxes and dues etc., in respect of the schedule property up to the date of this sale Deed.
14. THAT the land affected by this document is not an assigned land as defined in section 2(1) Act No.9 of 1977.

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SCHEDULE OF THE PROPERTY

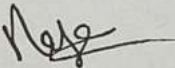
All that the House No.4-3/229, (PTIN No.1261301984), on Plot bearing Nos.229/Part (Northern Part), in Survey No.96 to 102, admeasuring 100.00 Sq.Yards or 83.6 Sq.mtrs., having Built up Area: 800.00 SFT, Situated at PUPPALGUDA VILLAGE, Gandipet Mandal Ranga Reddy District, T.S., and bounded as follows:

NORTH	:	50'-0" Wide Road.
SOUTH	:	Plot No.229/Part (Southern Part).
EAST	:	30'-0" Wide Road
WEST	:	Plot No.228.

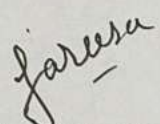
And more clearly delineated in the Plan annexed hereto, and marked in RED COLOUR

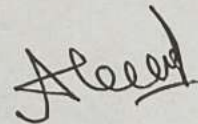
IN WITNESSES WHEREOF, the VENDOR has signed on this Sale Deed with her own free will and consent on this the day, month and year first above mentioned, in the presence of following witnesses.

WITNESSES:

1. 

2. 


SIG. OF VENDOR


SIG. OF VENDEE

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ANNEXURE - "1A"

1. Description of the Property : the House No.4-3/229, (PTIN No.1261301984), on Plot bearing Nos.229/Part (Northern Part), in Survey No.96 to 102, Situated at PUPPALGUDA VILLAGE, Gandipet Mandal Ranga Reddy District, T.S.,

- (a) Nature of roof : R.C.C
- (b) Type of Structure : With Pillars
2. Age of the building :
3. Extent : 100.00 Sq.Yards
4. Built up Area : 800.00 Sq.Feet
5. Executant's estimate of the MV of the building : Rs.62,00,000/-

Jarusa

SIGN OF THE EXECUTANT/S

CERTIFICATE

I/We do hereby declare that, the above stated particulars are true and correct to the best of my/our knowledge and belief.

Jarusa

SIGN OF THE EXECUTANT/S

Heed

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REGISTRATION PLAN SHOWING THE HOUSE NO.4-3/229, (PTIN NO.1261301984), ON PLOT BEARING NOS.229/PART (NORTHERN PART), IN SURVEY NO.96 TO 102, ADMEASURING 100.00 SQ.YARDS OR 83.6 SQ.MTRS., HAVING BUILT UP AREA: 800.00 SFT., (R.C.C) SITUATED AT PUPPALGUDA VILLAGE, GANDIPET MANDAL RANGA REDDY DISTRICT, T.S.,

VENDOR:- SMT. FAREESA BEGUM W/o. SRI NAZEERUDDIN KHAN

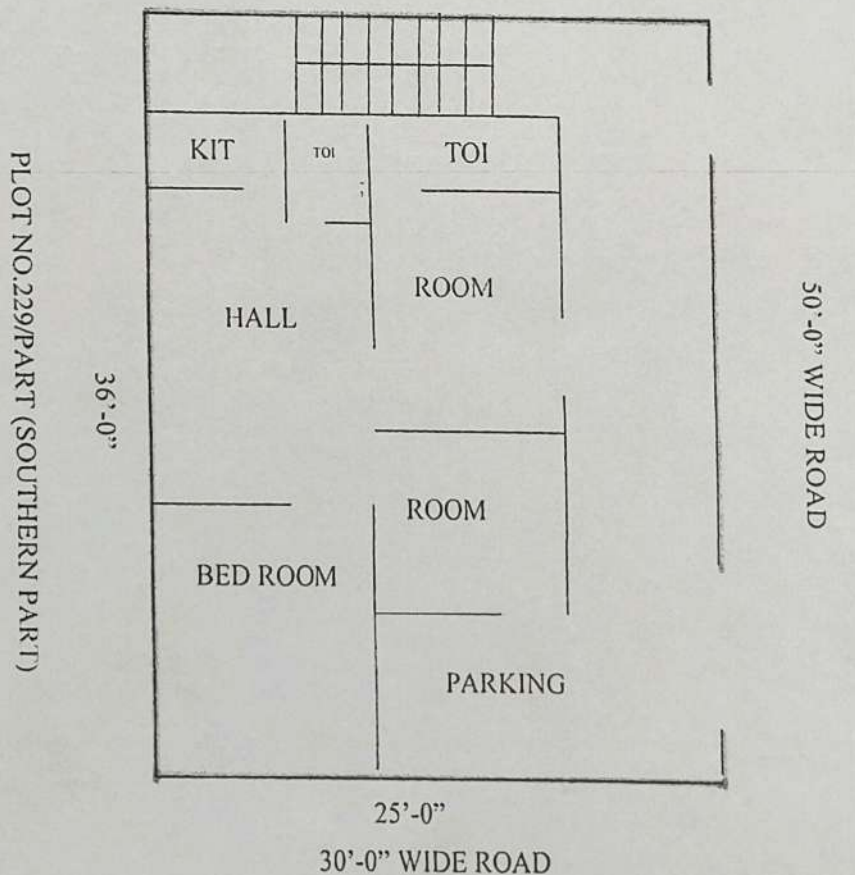
VENDEE :- MR. MOHAMMED ABID HUSSAIN
S/o. MR. ZAHID HUSSAIN MOHAMMED

REFERECE:

Included	<input checked="" type="checkbox"/>
Excluded	<input type="checkbox"/>



PLOT NO.228



WITNESSES:

- 1.
- 2.

SIGN OF VENDOR

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మీ ఆధార్ సంఖ్య / Your Aadhaar No. :

7226 9029 9408

నా ఆధార్, నా గుర్తింపు



ముహమ్మద్ ఆబిద్ హుసైన్
Mohammed Abid Hussain

పుట్టిన తేదీ / DOB: 13/08/1978

పురుషుడు / Male

7226 9029 9408

నా ఆధార్, నా గుర్తింపు

మీ ఆధార్ సంఖ్య / Your Aadhaar No. :

4524 5489 7393

VID : 9190 8852 9012 0996

నా ఆధార్, నా గుర్తింపు



భారత ప్రభుత్వం
Government of India

Issue Date: 23/02/2011



ఫారిస్ బేగం
Farisa Begum
పుట్టిన తేదీ / DOB: 15/08/1974
స్త్రీ / FEMALE

4524 5489 7393

VID : 9190 8852 9012 0996

నా ఆధార్, నా గుర్తింపు

MG242258272F1

మీ ఆధార్ సంఖ్య / Your Aadhaar No. :

6597 1550 8634

నా ఆధార్, నా గుర్తింపు



నాజీరుద్దీన్ ఖాన్
Nazeeruddin Khan
పుట్టిన తేదీ / DOB: 02/01/1966
పురుషుడు / MALE

5720 6068 8506

VID : 9131 3455 3624 6570

నా ఆధార్, నా గుర్తింపు



ఖజా మోయిన్
Khaja Moinuddin
పుట్టిన తేదీ / DOB : 16/12/1940
పురుషుడు / Male

Issue Date : 30/05/2011

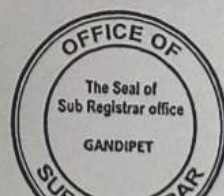
6597 1550 8634

నా ఆధార్, నా గుర్తింపు

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☒ Search Property

☒ [Go to our PTIN Number](#)

☒ [Property Tax Payment](#)

☒ [Property Tax Payment By Door No.](#)

☒ [Search Your Property Tax](#)

☒ [Boduppal New PTIN search](#)

☒ [Print Receipts](#)

☒ [Check Your Payment Status](#)

☒ [View Assessment Details](#)

I) Property Tax Details

PTIN NO : 1261301984
Name : Smt Fareesa Begum (S/O (or) D/O (or) W/O) Sri Nazeeruddin khan
Door Number : 4-3/229 Locality : Puppalguda
ULB : Manikonda Municipality Usage Type : Residential

-> Payments Done in Current Year

Sno	Receipt No	Date of Payment	Paid From	Paid To	Payment Mode	Amount Paid(₹ Rs)
1	MIDPTOP0198427151754954718	27/04/2023	2023-2024-1	2023-2024-2	BD-UPI	808

II) Property Tax Due as on - 18/01/2024

Select	Tax Details	Demand Year	Tax Amount	Interest	Total	Payment Status
	Current Tax -	2023-2024-1	425	0	425	Cleared
	Current Tax	2023-2024-2	425	0	425	Cleared
			Total(₹ Rs) 0			

III) Property Tax Amount to be Pay

Adjustment Amount from Previous Years(₹)	:	0
Tax Shown below is after Deducting of Adjustment Amount.		
Arrear Tax(₹)	:	0
Arrear Interest(₹)	:	0
Current Tax(₹)	:	0
Current Interest(₹)	:	0
Cheque Bounce Penalty(₹)	:	0
Devlation Penalty(₹)	:	0
Total Amount to Pay(₹)	:	0
Advance Paid for Next Year(₹)	:	0

TOTAL TAX CLEARED

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Online Challan Proforma [SRO copy]

Registration & Stamps Department
Government of Telangana

Challan No: 989XPF180124

Bank Code : HDFC

Payment : NB

Remitter Details

Name	MOHAMMED ABID HUSSAIN
PAN Card No	ANLPM0088Q
Aadhar Card No	
Mobile Number	*****557
Address	RANGA REDDY DIST

Executant Details

Name	FAREESA BEGUM
Address	HYDERABAD

Claimant Details

Name	MOHAMMED ABID HUSSAIN
Address	RANGA REDDY DIST

Document Nature

Nature of Document	Sale Deed
Property Situated in(District)	RANGAREDDY
SRO Name	GANDIPET

Amount Details

Stamp Duty	341000
Transfer Duty	93000
Registration Fee	31000
User Charges	500
Mutation Charges	6200
Haritha Nidhi	50
TOTAL	471750

Total in Words	Four Lakh Seventy One Thousand Seven Hundred Fifty Rupees Only
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Date(DD-MM-YYYY)	18-01-2024
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Transaction Id	6226845349622
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Stamp & Signature	
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Online Challan Proforma [Citizen copy]

Registration & Stamps Department
Government of Telangana

Challan No: 989XPF180124

Bank Code : HDFC

Payment : NB

Remitter Details

Name	MOHAMMED ABID HUSSAIN
PAN Card No	ANLPM0088Q
Aadhar Card No	
Mobile Number	*****557
Address	RANGA REDDY DIST

Executant Details

Name	FAREESA BEGUM
Address	HYDERABAD

Claimant Details

Name	MOHAMMED ABID HUSSAIN
Address	RANGA REDDY DIST

Document Nature

Nature of Document	Sale Deed
Property Situated in(District)	RANGAREDDY
SRO Name	GANDIPET

Amount Details

Stamp Duty	341000
Transfer Duty	93000
Registration Fee	31000
User Charges	500
Mutation Charges	6200
Haritha Nidhi	50
TOTAL	471750

Total in Words	Four Lakh Seventy One Thousand Seven Hundred Fifty Rupees Only
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Date(DD-MM-YYYY)	18-01-2024
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Transaction Id	6226845349622
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Stamp & Signature	
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