

730/2011 D



ఆంధ్రప్రదేశ్ ఆస్తి ప్రాదేశ్ ANDHRA PRADESH

SL. NO. 1467 DATE 08/3/2011
 SOLD TO: B. Madhusudhan Rao s/o Late. Chinni Teraiah R/o Sec-bld LICENCED STAMP VENDOR
 FOR WHOM: M/S: Amrutha Constructions H.No. 15-22-02/2011
 BHEL, Nalgonda City (M) H.No. MIG. Quarter No. 1764,
 Serilingampally (M), Ray, Dist. Nalgonda
 Cell : 9959898501

Raj AD/868202
E. RAJALU

DEVELOPMENT AGREEMENT CUM GENRAL POWER OF ATTORNEY

This DEVELOPMENT AGREEMENT CUM GERAL POWER OF ATTORNEY is made on this the 9th day of March 2011 at SRO Serilingampally, Hyderabad by:

1. Sri. K. PRABHAKAR REDDY, S/o Sri K. Raji Reddy, aged 37 years, Occ: Private Service, R/o H.No.2-43, Manikonda Jagir, Rajendranagar Mandal, Hyderabad 500089.

Herein after called the 1st PARTY/OWNER.

2. Smt. K. ANITHA, W/o. K. Prabhakar Reddy, aged 32 years, Occ: Housewife R/o H.No.2-43, Manikonda Jagir, Rajendranagar Mandal, Hyderabad- 500089.

Herein after called the 2nd PARTY/CONSENTING PARTY

1 KPR

2 Anitha

For Amrutha Construction

3 B. madhu

Proprietor

IN FAVOUR OF

3. M/s **AMRUTHA CONSTRUCTIONS**, Represented by Proprietor: **Sri. B. MADHUSUDHAN RAO**, S/o. Late. China Teraiah, aged 38 years, Occ: Business, R/o Flat No.202, IIInd Floor, Sai Laxmi Residency, on Plot No.22, Vasavi Nagar, Secunderabad 500015.

Herein after called the **IIIrd PARTY/DEVELOPER**

Originally the Ist Party/Owner father Sri K. Raji Reddy got the property an extent Acre 1.16 Guntas In Sy.No 262/63 from his father Late Sri K. Anni Reddy by way of inheritance along with his other brothers who has been enjoying the same for more than about 3 decades by getting his name mutated in government records vide Pattadar Pass Book No 184884, & Patta No 140, & Title Deed No 215297 Issued by Revenue Authorities, R.R .District.

Whereas the Ist Party/Owner father K.Raji Reddy Gifted the schedule mentioned property land Admeasuring Acre 0.28 Guntas in Sy.No.262/69 situated at Manikonda Jagir, Rajendra Nagar Mandal, R.R. District, in favour of the Ist Party/Owner under Registered Gift Settlement Deed vide Document No 11981/06 Dt 31-05-06 before R.O. R.R. District.

Whereas the Ist Party/owner has executed an Agreement of Sale Cum G.P.A. in favour of the consenting party/IIInd Party herein the schedule mentioned property for valuable consideration vide Document No 12522/06 Dt 09-06-06 before R.O. R.R. Dist. The consenting party/IIInd Party having failed to pay the agreed consideration amount the Ist Party/Owner has cancelled the Registered agreement of Sale cum G.P.A. Document No 12522/06 Dt 09-06-06 executed in favour of the consenting Party/IIInd Party by way of cancellation of Sale Agreement Cum G.P.A. and the same was registered as Document No 7878/07 Dt 04-06-07 before R.O. R.R. Dist.

Whereas the Ist Party having cancelled the above Document executed by him in favour of consenting party/IIInd Party herein has become the absolute owner of the above mentioned property. The IIIrd Party has insisted the Ist Party to get the IIInd Party also to sign this Document as consenting party for which the IIInd party is also signing this document as consenting party, so that not to have any future legal implication to the schedule mentioned property in respect of the title of the Ist Party/Owner.

Whereas the Ist Party/Owner has moved to the Government Authorities for getting the above mentioned property mutated in to his name, and got mutated in to his name in the revenue records under AP ROR in Land and Pattadar Pass Book Act 1971 vide Prog.No. D/298/2006 Dt 16-12-2006 by Dy collector in government records vide Title Deed Pass Book No 463534 PattaNo331 & Patta Pass Book No 463534 both Dt 26-02-2007 issued by M.R.O. Rajendra Nagar, and has been in enjoyment of the schedule mentioned property without uninterrupted Peaceful possession.

1 *K. Raji Reddy*

2 *Amrutha*

For Amrutha Constructions

3 *B. madhu*

1వ పునర్కం 2011 సంవత్సరము
 దస్తావేజు నెం..... 7.30 రింబెంటు దాఖలు
 పరిహసకాగితముల సంఘ..... 2
 ఈ కాగితము నరుసు సుధా..... 2

రిజస్ట్రేషన్
 An Amount of Rs. 2.5000/-
 towards Stamp Duty and Rs. 2000/-
 towards Regn. Fee was Paid by the Party
 through Challan No. 428663428658
 dated 11/3/11 at S.R.H. Br.

Sub-Registrar
Serilingampally

ENDORSEMENT

Sub-Registrar certifies that the sum of Rs. 613700/- has been paid in respect of this document.

I. Stamp Duty:	Rs. 100/-
1. In the shape of stamp duty	Rs. 100/-
2. In the shape of stamp duty	Rs. 100/-
3. In the shape of stamp duty	Rs. 100/-
4. Assessment	Rs. 100/-
II. Registration Fee:	Rs. 2000/-
1. In the shape of registration fee	Rs. 2000/-
2. In the shape of registration fee	Rs. 2000/-
III. Total:	Rs. 2000/-
1. In the shape of stamp duty	Rs. 2000/-
2. In the shape of stamp duty	Rs. 2000/-
IV. Legal Costs:	Rs. 2000/-
1. In the shape of stamp duty	Rs. 2000/-
2. In the shape of stamp duty	Rs. 2000/-
Sub-Registrar & Collector under the India Stamp Act, 1899	613700 + 25000/-
Dated:	2001-
	641000/-

AGREEMENT U/S. 41 & 42 of I.S. Act

I hereby certify that the deficit stamp duty of
 Rs. 613700/- (Rupees.....)
 (Rupees.....) has been levied in respect of this instrument
 from Execution of this document on the
 basis of agreed market value of Rs. 6,38,000/-
 being Higher than the Consideration.

Sub-Registrar & Collector

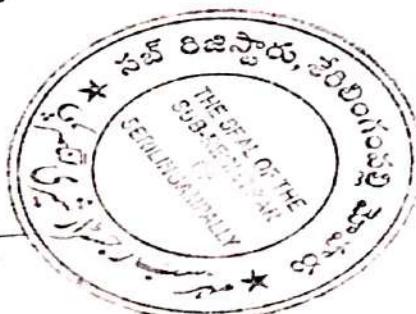
Dated: 11/3/11

Sub-Registrar &

Collector under the
India Stamp Act, 1899

ఈ కాగితము 2011 సంవత్సరము (శా.స. 193)
 ము..... 7.30 నెంబరుగా రిజిస్ట్రేషన్ చేయబడి
 స్తాపించు విమర్శన గుర్తంలు నెంబరుగా
 7.30 2011 గా ఇవ్వబడును.
 2011 త నంబర్ కొరకు నెల..... 11 వతిల

D. GANAPATHI



Whereas the 1st Party/Owner who is the absolute owner proposed to develop the said property as the near by and adjoining Properties are already got developed by constructing residential flats thereon. The IIIrd Party/Developer who having sufficient experience to whom the 1st Party/Owner proposed to give the Schedule mentioned property for Development, and the Parties hereto having arrived to certain terms and conditions have decided to put them in writing under this development agreement.

**NOW THIS DEVELOPMENT AGREEMENT CUM GENERAL POWER OF
ATTORNEY WITNESSES AS FOLLOWS:-**

1. The owner hereby specifically agrees, declare and assures the Developer that he is the absolute owners and possessors of the schedule mentioned property and that no other person/ persons have any rights, title, claim and interest etc., of what so ever nature in and over the said property. In case for any reason of any prior encumbrances, claims or defective title of the Owner or if any undisclosed liabilities arise in respect of the schedule mentioned property the 1st Party/owner shall be responsible for the same.
2. The 1st Party/Owner hereby grant the Developer the exclusive and irrevocable right and authority for the development of the schedule mentioned property and the IIIrd Party/Developer hereby accepts the same on the terms and conditions as stipulated hereinafter mentioned.
3. It is specifically agreed between both the parties that the ratio of allotment of shares in the proposed construction of 50,000 sq.ft.s approximately shall be shared by 1st Party/Owner share 28.43%, and the IIIrd Party/Developer share 71.57% similarly the parking place also,

1 K.P
2 K.Arulrao
3 B.Madhav
for Amrutha Construction
Witness

1వ పుస్తకం 2011వ సంవత్సరం
దస్తావేజ నెం. 250 ప్రజంపొంచు దాఖలు
పరచిన కాగితముల సంఖ్య: 22
శుక్రాగితము పరుస సంఖ్య: 2

స్కోలిజెస్

ALLO
NC



ALLOTMENT OF 1ST PARTY/OWNER SHARE 28.43% FLOOR AND FLAT NOS.

Ist Party

SL.NO.	FLOOR	FLAT NOS.
1.	Ground Floor	Flat No.G10
2.	Ground Floor	Flat No.G11
3.	First Floor	Flat No.110
4.	First Floor	Flat No.111
5.	First Floor	Flat No.112
6.	Second Floor	Flat No.201
7.	Second Floor	Flat No.202
8.	Second Floor	Flat No.203
9.	Third Floor	Flat No.301
10.	Third Floor	Flat No.302
11.	Third Floor	Flat No.303
12.	Third Floor	Flat No.304
13.	Third Floor	Flat No.310
14.	Third Floor	Flat No.311
15.	Third Floor	Flat No.313
16.	Fourth Floor	Flat No.410
17.	Fourth Floor	Flat No.411
18.	Fourth Floor	Flat No.412
19.	Fourth Floor	Flat No.413
20.	Fourth Floor	Flat No.414
21.	Fourth Floor	Flat No.415
22.	Fourth Floor	Flat No.416
23.	Fourth Floor	Flat No.417
24.	Fourth Floor	Flat No.418

1 Kp... 2 Kantho

3 B.Madhoo
Amritrao Construction

1వ పుస్తకం 2011వ సంవత్సరం
దస్తావేజు నెం..... २८० ప్రజందించు ధాన్యాలు
పరిదిన కాగితముల సంఖ్య..... २२ ..
శసనాగీతము పరుస సంఖ్య..... ३५ ..

సబ్రిజస్టార్



M/S AMRUTHA CONSTRUCTIONS REP BY SRI B.MADHUSUDHAN
RAO
IIIRD PARTY/DEVELOPER SHARE 71.57% FLOOR AND FLAT NOS.

IIIrd Party

SL.NO.	FLOOR	FLAT NOS.
1.	Ground Floor	Flat No.G1
2.	Ground Floor.	Flat No.G2
3.	Ground Floor	Flat No.G3
4.	Ground Floor	Flat No.G4
5.	Ground Floor	Flat No.G5
6.	Ground Floor	Flat No.G6
7.	Ground Floor	Flat No.G7
8.	Ground Floor	Flat No.G8
9.	Ground Floor	Flat No.G9
10.	Ground Floor	Flat No.G12
11.	Ground Floor	Flat No.G13
12.	Ground Floor	Flat No.G14
13.	Ground Floor	Flat No.G15
14.	Ground Floor	Flat No.G16
15.	Ground Floor	Flat No.G17
16.	Ground Floor	Flat No.G18
17.	First Floor	Flat No.101
18.	First Floor	Flat No.102
19.	First Floor	Flat No.103
20.	First Floor	Flat No.104
21.	First Floor	Flat No.105
22.	First Floor	Flat No.106
23.	First Floor	Flat No.107

1 *Kpr*

2 *Karuthra*

3 *B. m a d a*
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం..... ८५.१ శ్రీబంచింటి దాఖలు
 పరచిన కాగితముల సంఖ్య..... ८८.२
 ఈ కాగితము వరుస సరిస్థితి..... ८८.३

సబ్ రిజిస్టర్



24.	First Floor	Flat No.108
25.	First Floor	Flat No.109
26.	First Floor	Flat No.113
27.	First Floor	Flat No.114
28.	First Floor	Flat No.115
29.	First Floor	Flat No.116
30.	First Floor	Flat No.117
31.	First Floor	Flat No.118
32.	Second Floor	Flat No.204
33.	Second Floor	Flat No.205
34.	Second Floor	Flat No.206
35.	Second Floor	Flat No.207
36.	Second Floor	Flat No.208
37.	Second Floor	Flat No.209
38.	Second Floor	Flat No.210
39.	Second Floor	Flat No.211
40.	Second Floor	Flat No.212
41.	Second Floor	Flat No.213
42.	Second Floor	Flat No.214
43.	Second Floor	Flat No.215
44.	Second Floor	Flat No.216
45.	Second Floor	Flat No.217
46.	Second Floor	Flat No.218
47.	Third Floor	Flat No.305
48.	Third Floor	Flat No.306

1 Kp 2 Kanitha

For Amruha Construction
S. B. M. A. D. M.
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం..... 770 ప్రజంబించు ధాఖలు
 పరచిన కాగితముల సంఖ్య..... 52
 తుళాగితము వరుస సంఖ్య..... 5

సభ - లిజెస్ట్రార్



49.	Third Floor	Flat No.307
50.	Third Floor	Flat No.308
51.	Third Floor	Flat No.309
52.	Third Floor	Flat No.312
53.	Third Floor	Flat No.314
54.	Third Floor	Flat No.315
55.	Third Floor	Flat No.316
56.	Third Floor	Flat No.317
57.	Third Floor	Flat No.318
58.	Fourth Floor	Flat No.401
59.	Fourth Floor	Flat No.402
60.	Fourth Floor	Flat No.403
61.	Fourth Floor	Flat No.404
62.	Fourth Floor	Flat No.405
63.	Fourth Floor	Flat No.406
64.	Fourth Floor	Flat No.407
65.	Fourth Floor	Flat No.408
66.	Fourth Floor	Flat No.409

And the parking area is also shared in the ratio of 28.43% to the 1st Party/owner and 71.57% to the IIIrd Party/Developer respectively, as per the working plan. The Parties hereto have agreed in respect of the open area appurtenant to the Ground Floor flats will exclusively belongs to the respective parties share to whom they have fallen.

Any excess or shortage in built up areas so allotted to the owner or Developer while delivering will be calculated on the prevailing market rate.

1 KP

2 Anitha

3 B M And his
for Amruna Construction

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం. 230 ప్రజంటింటు ధార్మియ
 పరిశస్తాకాగితముల సంవ్యు..... 22
 ఈ కాగితము వరుస సంఖ్య..... 27

సభ - రాజస్థాన్



4. However a Supplement Agreement will be executed in between the parties hereto in continuation to this Development agreement detailly mentioning the area of the each flat fallen to the share of the parties hereto. In case of any additional floor that are constructed the constructed area shall also be shared in the same ratio stipulated above i.e., 28.43% to the Owner and 71.57% to the Developer.
5. The Owner/Ist Party is handing over vacant possession of the schedule mentioned property to The IIIrd party /Developer this day of execution of the Development Agreement. The Ist party/Owner shall not Interfere in the progress of the construction work.
6. The IIIrd Party/Developer shall complete the construction work and deliver the super built up area of 28.43% in the proposed residential complex to the Ist Party/Owner as per sanction plan as per the agreed specification annexed hereto with in a period of 40 months from the date of this Development Agreement as Ist Party/Owner having already obtained the Sanction Plan in his name vide No.62, Dated: 31-06-2010, from Gram Panchayat, Manikonda Jagir.
7. The IIIrd Party/Developer shall use standard quality materials for making the construction work as per the specifications annexed to this development agreement. The IIIrd Party/Developer shall alone be responsible for any defective material used, and quality thereof and the Ist Party/Owner shall no way responsible for the same under any circumstances.

1 K.P. J. 2 Prithwa

3 B.M. Aditya
for Amrutha Construction
PCC

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1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం. 270 ప్రజంటింటు డాబిలు
 పరచిన కాగితముల సంఖ్య 27
 త్సు కాగితము వరుస సుమారు 63

సబ్ - శ్రద్ధనోర్



8. The Ist Party/Owner shall not be liable to bear any charges/Deposits to be made for installation of Transformer, Cables, Panel Boards, Meters Deposit to TRANSCO, and also towards lifts provided in the said residential complex. The Ist party/Owner shall be liable to bear the deposit to be paid towards water connection, and external drainage connections to the H.M.W.S. & S.B.
9. The parties here to have agreed to name the residential flats complex after construction work is completed as "**AMRUTHA SAI RESIDENCY**".
10. In case the IIIrd party/Developer fails to complete the construction work with in the stipulated period of 40 months the IIIrd party/Developer shall be liable to pay damages @Rs. 3/-per Sq.ft for the proportionate area that has to be given to the Ist Party/Owner under this agreement. However due to any natural calamities if any, and also shortage of construction materials occur due to government policy decision the said period will be excluded out of the agreed period of 40 months, and the IIIrd Party/Developer shall see that the construction work is completed.
14. The Parties hereto shall have the same proportion of their respective share in respect of the terrace rights in the residential complex hereby developed under this agreement.
15. The IIIrd Party/Developer shall be entitled to obtain loans from any Bankers, and financiers for completion of the project by mortgaging the land wherein the proposed construction is made.

1 K.P.

2 Karuthra

3 ~~B. Madhu~~
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం. २-८ ప్రజంటించు దాబులు
 పరచిన కాగితముల సంఖ్య. २
 కాకాగితమువరుస సంఖ్య. १-३६७

16.

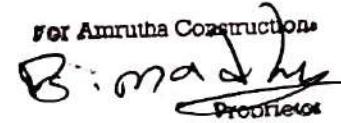
సబ్ - రిజిస్టర్



16. The Ist party/Owner shall be liable to pay the Income Tax/other financial liabilities as far as per his respective share in the areas and or the proceeds thereof are concerned, and similarly the IIIrd Party/Developer shall be concerned and liable in respect of the Income Tax/other financial liabilities to the existing of his respective share or the proceeds in this project under this agreement.
17. The Ist party/Owner hereby agree, and shall handover the original documents of title of the schedule mentioned property along with link documents of title to the IIIrd Party/Developer who shall retain them till the project is completed, and thereafter the same will be handed over to the Society/Association that will be formed by the prospective buyers of the apartments.
18. The Ist party/Owner, and the IIIrd party/Developer shall be at liberty and of their discretion shall enter in to agreement of sale of their respective extents of areas of flats allotted to them in the said residential complex or otherwise deal with them.
19. If in case any disputes or difference arise out of this agreement the same shall be settled through arbitration under the provisions of Arbitration &conciliation Act 1996Act. Any disputes that arise out of this agreement shall be referred to arbitrator of which the Venue Of the Arbitration shall be at Hyderabad. The construction work shall not be stopped during the period of Arbitration.

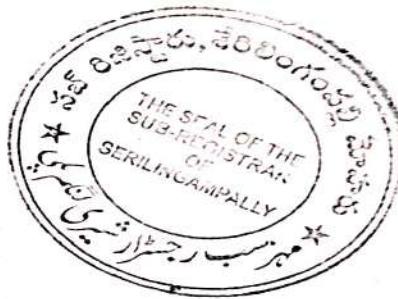
1 

2 

for Amrutha Construction
3 
Bimala
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దన్మాఖేజ నెం..... 2-26 శ్రజంబెంటు చాల్చులు
 పరచిన కాగితముల సంఖ్య..... 22
 ఈ కాగితము వరుస సంఖ్య..... 2-10

సబ్ - రాఘవార్



20. The 1st Party/Owner hereby nominate, appoint and constitute Sri.B.Madhusudhan Rao S/o Late Chinna Teeraiah, being the sole proprietor of the Developer firm M/s AMRUTHA CONSTRUCTIONS as my true and lawful attorney to do the following acts deeds, and things in respect of with all powers to the extent of 71.57% share of the Developer on the proposed development of property on my behalf to do al the following act or acts, or deeds in connection with the completion of the transaction in respect of the schedule mentioned property admeasuring an extent of Acre0.28 Guntas or 3388 Sq.ydsds in Sy.No.262/6 situated at Manikonda Jagir Rajendranagar Mandal, Ranga Reddy District-A.P., to construct thereon residential flats complex.

- a) To sell and enter in to agreement of sale, with intending purchasers, and to receive the sale consideration amount from the prospective purchasers whether in part or full, as my attorney is authorized to execute the registered Sale deed/s or any other conveyance in favour of prospective purchasers or their nominees in respect of the share pertaining to the IIIrd party/Developer with its proportionate Undivided Share of land, and parking area falling to the share of the IIIrd party herein.
- b) To issue receipts thereof and execute all necessary documents etc., in that registered. It is clarified that the above said amount shall belong to the Developer/IIIrd party hereinabove, and the 1st party/Owner shall not be entitled to any of the aforesaid amount.
- c) To take all actions, lodging of police complaints, and other petitions, complaints or incidental proceedings pertaining to the schedule mentioned property.

1 Kp 2 Amrutha 3 B. Madusudhan
for Amrutha Constructions
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం..... 7.7.1..... ప్రజంబంటు ధాఖలు
 పరచిన కాగితముల సంఖ్య..... 27
 ఈ కాగితము వరుస సంఖ్య..... 40/11

సచ్చరిజస్టర్



- d) To enter in to contracts, agreements, or understandings with any other person/s as my attorney deems fit and proper.
- e) To adjust, settle or compromise, and withdraw any matter, disputes etc., which may arise during the construction work of the residential flats complex work is in progress.
- f) To appear and represent on my behalf before all authorities of state, and central Government including all courts both civil and criminal.
- g) To initiate any legal proceedings, and to appear and defend me in all suits and proceedings in all the courts in which the 1st party may be in any way interested.
- h) To verify pleadings, written Statements, and to sign, and execute any affidavits or writings as may be necessary from time to time.
- i) To withdraw and receive monies from such courts, and also to apply, and obtain certified copies from the concerned Authorities or Courts.
- j) To Appoint, and retain any Advocate/s architects and sign Vakalat etc., And generally to do all such connected acts, deeds and things, as may be necessary from time to time, and deemed fit by my attorney as though I would physically present and do the same.

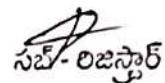
I hereby undertake, and agree to ratify all such acts deeds and things done and caused to be done by my said attorney in my name, and on my behalf by virtue of this General power of Attorney.

1 K. Srinivas

2 Amrutha

3 B. Madhu
for Amrutha Construction
Promoter

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం. 720 ప్రజంచించు దాబులు
 పరిచిన కాగితముల సంఖ్య 22
 తాకాగితము వరుస సంఖ్య 12


 సాహీ - రిజిస్ట్రార్



21. The IIIrd Party/Developer shall alone responsible to take any liabilities, disputes or litigations, which may arise, and if levies/Penalty imposed by the government departments or agency during the construction of the residential complex work.
22. The 1st Party/Owner shall fully co-operate in case the IIIrd Party/Developer requires any representations to be submitted to the Government Authorities by signing on the concerned representation.
23. The 1st Party/Owner hereby confer the power to the IIIrd Party/Developer in respect of the Schedule mentioned property hereby given under this Development agreement alone.

SCHEDE OF THE PROPERTY OF IST PARTY

All that landed property admeasuring an extent of Acre: 0.28 Guntas or 3388 Square yards, in Survey No.262/08, situated at **MANIKONDA JAGIR VILLAGE**, Rajendranagar Mandal Ranga Reddy District-A.P., bounded within the following boundaries.

NORTH	:	By Neighbours Land.
SOUTH	:	By Nalla& 80 Ft Road.
EAST	:	By Neighbours Land.
WEST	:	By Part of Sy.No 262/ <u>09</u> Land.

In witness whereof the parties hereto have signed this agreement of Development cum G.P.A. on the day month, and year aforementioned with their free will, and consent in the presence of the following witnesses.

WITNESSES:

1. R. Reddy

KP
Ist Party

(OWNER)

Anitha

IIInd Party

2. L. R.

(CONSENTING PARTY)

For Amrutha Construction

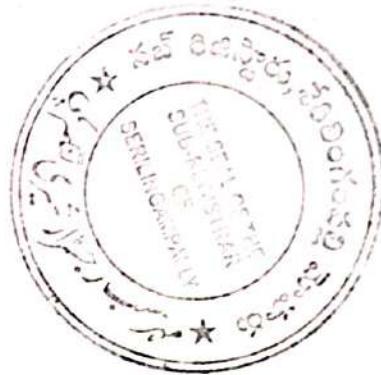
B. Manday

IIIrd Party
(DEVELOPER)

1వ పునర్కం 2011వ సంవత్సరం
దస్తావేజ నెం..... 250 ప్రజంచెంటు దాఖలు
పరచిన కాగితముల సంఖ్య..... 22

తణకాగితము పరుప సుమారు..... 13

సబ్రింజస్టార్



SPECIFICATIONS

- 1) Foundation & Structure : RCC framed structure with cement block masonry on footing with plinth beams.
- 2) Super Structure : 6th outer walls & 4 1/2" inner walls with Brick & cement mortar.
- 3) Doors : Main Door Teak Wood for both and Shutters with quality hinges, tower Bolts, lock and security eye.
Other Doors: Assam Teak Wood Frames and water proof flush doors.
- 4) Windows : Aluminium, Windows, Glass & Safety Grills.
- 5) Plastering : 2 Coats of lime plastering inside and 2 coats of sponge finishing outside.
- 6) Painting : Internal walls finished smoothly with 2 coats of lippam and painted with Asian Paints plastic emulsion with Roller finish 2 coats of paint with Asian Apex outside Doors, Windows and grills are painted with 2 coats of Asian enamel paints.
- 7) Flooring : Superior quality 2' x 2' vitrified tiles for drawing, dining, bedrooms and kitchen and anti skid ceramic tiles for balconies etc., cut pieces of marble for common areas.
- 8) Kitchen : Polished black granite platform, Stainless steel sink, Dadoing upto 2' above the Platform with Bell or equivalent tiles. Provision for Aquaguard, exhaust fans, chimney, etc., and washing machine in utility.
- 9) Toilets : Bell / Jagadeep Ceramic Tiles, Antiskid, acid resistant upto 7' level on the walls with CICO Fittings Provision for Geysers.

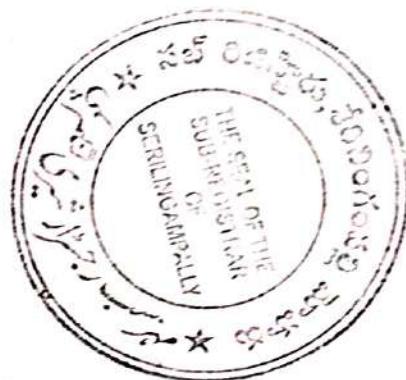
1 K.P

2 KARUN
for Amrutha Construction
3 G.M. a 2 M
Proprietor

1వ పుస్తకం 2011ల సంచిత్యరం
దస్తావేజునెం..... 7-50 రూపము యాము
పరచినకాగితముల సంఖ్య..... 22

ఈ కాగితముపరుసంఖ్య..... 14

సబ్ - 10 డస్తావేజు



- 10) Electrical : Concealed fire resistant high quality Copper wiring through PVC Conduits in walls and ceilings. Earth Leakage circuit breakers, high Quality modular switches as per ISI Code, 3 Phase Power supply and separate transformer for the building.
- 11) Water Supply & Plumbing : 24 hours bore water, provision for Separate sump.
- 12) Elevator : 6 Passengers Elevator Provision (3 Nos) Johnson / Escorts
- 13) Stand by Power : Kirloskar Green back up for Common areas, Lifts, Borewells Provision for each Flat Fan & Tube Light.
- 14) Car Parking : Provision for covered parking for car for each flat as per ratio
- 15) Water Proofing : Standard water proofing for Terrace and toilets.

1 K.P.J
 2 Karthik
 Karthik
 Amrutha Construction
 3 B.M.A & M
 Proprietor

1వ లుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం. 270 ప్రజంచెంటు దాబులు
 పరచిన కాగితముల సంఖ్య..... 27
 త్రణకాగితమువరుస సంఖ్య..... 19

సహాదిస్తూ



అధికారి
 అధికారి విభాగం కొరకు
 అధికారి విభాగం కొరకు

ANNEXURE-1A

1. Description of Property : Land in Survey No.262/ 52, situated at
MANIKONDA JAGIR VILLAGE,
Rajendranagar Mandal Ranga Reddy District-
A.P.
- a. Nature of Roof : RCC
b. Type of Structure :
2. Age of the Building :
3. Total Extent of Site : Area: 0.28 Guntas or 3388 Square yards
4. Built Up Area : 50000 Square feet approximately
- In the Ground Floor :
In the First Floor :
In the Second Floor :
In the Third Floor :
5. Annual Rental Value :
6. MV of the Property : Rs.6,13,80,000/-

CERTIFICATE

I/we do hereby declare that what is/are stated above is/are true to the best of
my/our knowledge and belief.

1 KP
2 K. A. Iyer
for Amritza Construction
3 B. M. A. Dhy
for Amritza Construction

Signature of the Executants

1 KP
2 K. A. Iyer
for Amritza Construction
3 B. M. A. Dhy
for Amritza Construction

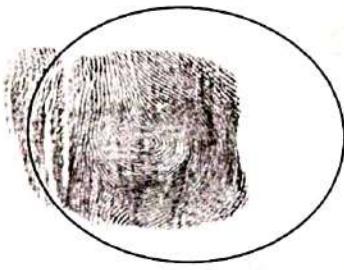
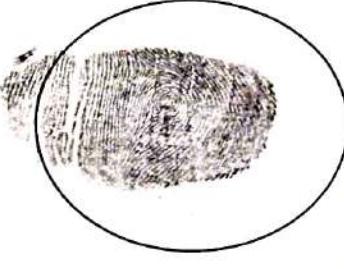
PHC

1వ పుస్తకం 2011వ సంవత్సరం
దస్తావేజు నెం..... 730 ప్రజంచెంటు దాఖలు
పరచిన కాగితముల సంఖ్య..... 29
కాకాగితము పరుస సంఖ్య..... 12

సబ్రింజస్ట్రీ



**PHOTOGRAPHS AND FINGERPRINTS AS PER SECTION 32A OF
REGISTRATION ACT, 1908**

SL. NO.	FINGER PRINT IN BLACK INK (Left Thumb)	PASSPORT SIZE PHOTOGRAPH (Black & White)	NAME AND PERMANENT POSTAL ADDRESS OF Presentant/Seller/Buyer
			Sri. K. PRABHAKAR REDDY, S/o Sri K. Raji Reddy, R/o H.No.2-43, Manikonda Jagir, Rajendranagar Mandal, Hyderabad 500089.
			Smt. K. ANITHA, W/o. K. Prabhakar Reddy, R/o H.No.2-43, Manikonda Jagir, Rajendranagar Mandal, Hyderabad- 500089.
			M/s AMRUTHA CONSTRUCTIONS, Represented by Proprietor: Sri. B. MADHUSUDHAN RAO, S/o. Late. China Teraiah, R/o Flat No.202, IIInd Floor, Sai Laxmi Residency, on Plot No.22, Vasavi Nagar, Secunderabad 500015.

WITNESSES:

1. *(Signature)*

2. *(Signature)*

SIGNATURE OF THE EXECUTANTS

(Signature)

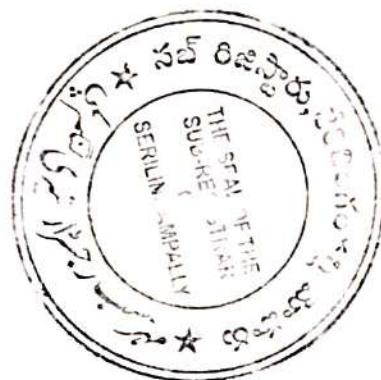
2 *Anitha*

For Amrutha Constructions

3 *B.M.S. + by*
Brooker

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజునెం..... 7.30 ప్రజంబించు దాఖలు
 పరచిన కాగితముల సంఖ్య..... 24 ..
 ఈ కాగితమువరుస సంఖ్య..... 14 ..

సభ్యరిజిస్టర్



12.11.2012

Vendor / first party
No: - 1

KP

Vendor / first party
No: - 2
Anitha

Family Members Details				
No	Name	Relation	Date of Birth	Age
2	Anitha	Wife		25
3	Pallavi	Daughter		8
4	Sainath Reddy	Son		3
5	Prasanna	Daughter		3

KPN
 ఆంధ్రప్రదీపులు/శాసనము విడు కేంద్ర ప్రాంతములు
 16/09/2006

[Signature] [Signature]

HOUSEHOLD CARD

Card No	: WAP151601600879
F.P Shop No	: 16
పోలు	: ఆంధ్రప్రదీపులు
Name of Head of Household	: Kuntluri Prabhakar Reddy
ఎండ్ర/ఎడ్ పోలు	: రాజి రెడ్డి
Father/ Husband name	: Raji Reddy
జుట్టివర్షా/Date of Birth	
యాచువు/Age	: 32
వృక్షి /Occupation	: Daily wage earner
no.3o./House No.	: 02-43
పోలు /Street	: manikonda jagir
Colony	: manikonda jagir
Hamlet Village/Thanda	: మానికొండ జగిర్ / Manikonda Jagir
Rev. Village	: మానికొండ (జగిర్) / Manikonda (Jagir)
Mandal	: రాజేంద్రానగర / Rajendranagar
ఏగ్ /District	: రంగారెడ్డి / Ranga Reddy
Annual Income (Rs.)	: 18,000
LPG Consumer No.	: No Cylinder



1వ పుస్తకం 2011ద సంచారం
 దస్తావేజు నెం..... 240 ప్రబంచింటు చాలులు
 పరచిన కాగితముల సంఖ్య..... 27 ..
 కొకాగితముపరుస సంఖ్య..... 18

సభ్య-రిజిస్టర్



Second Party

स्थाई लेता संख्या /PERMANENT ACCOUNT NUMBER	AEYPB2240P
नाम /NAME	
MADHUSUDHAN RAO BURRA	
पिता का नाम /FATHER'S NAME	
CHINNATERIAH BURRA	
जन्म तिथि /DATE OF BIRTH	
15-05-1972	
हस्ताक्षर /SIGNATURE	
मुख्य अधिकारी, आयकार, अन्ध्र प्रदेश Chief Commissioner of Income-tax, Andhra Pradesh	

इस कार्ड के लो / विल जाने पर कृपया जारी करने
वाले प्राधिकारी को सूचित / बापत कर दें
मुख्य अधिकार आयकार,
आयकार भवन,
बबीर बाग,
हैदराबाद - 500 004.
In case this card is lost/ found, kindly inform/ return to
the issuing authority :
Chief Commissioner of Income-tax,
Aayakar Bhawan,
Babeer Bagh,
Hyderabad - 500 004.

Mr. Amrutha Construction
B-63 a
Proprietor

1వ పుస్తకం 2011వ సంవత్సరం
 దస్తావేజు నెం..... ८८० ప్రజంచెంటు చాఖలు
 పరచిన కాగితముల సంఖ్య..... २१.....
 ఈ కాగితము వరుస సరణి..... १७.....

సబ్ రిఫర్స్



సహిత జాయిల్ లెంబాయి
 THE STATE LIBRARY
 SUBDIVISION OF
 SERILINGAMPALLY

Witness Note 1

स्थाई लेखा संख्या /PERMANENT ACCOUNT NUMBER



AJGPK7703B

नाम /NAME

SUDHAKARA REDDY KUNTURU



पिता का नाम /FATHER'S NAME

NARASIMHA REDDY KUNTURU

जन्म तिथि /DATE OF BIRTH

11-11-1972

इसामार /SIGNATURE

Babu

Erby

मुख्य आयकर आयुक्त, आयकर

Chief Commissioner of Income-tax, Andhra Pradesh

Ch. Babu

इस कार्ड के लिए / मिल जाने पर कृपया जाँच करते
वाले प्राधिकारी की सूचित / वापस कर दें
मुख्य आयकर आयुक्त,
आयकर भवन,
बशीर बाग,
हैदराबाद - 500 004.

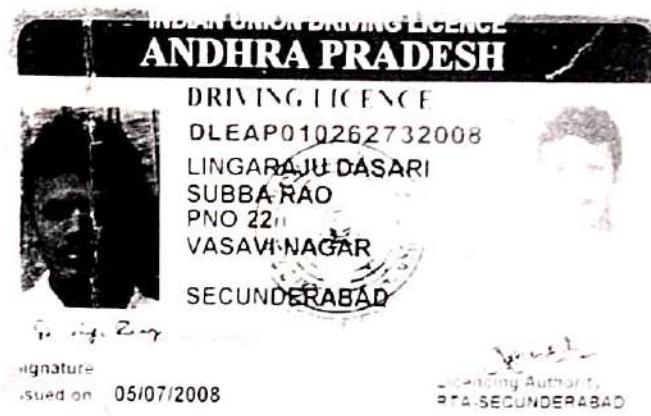
In case this card is lost/ found, kindly inform/return to
the issuing authority :
Chief Commissioner of Income-tax,
Aayakar Bhavan,
Basheerbagh,
Hyderabad - 500 004.

1వ పుస్తకం 2011వ సంవత్సరం
దస్తావేజు నెం..... 20 ప్రజంటెంటు దాఖలు
పరచిన కాగితముల సంఖ్య..... 22
కూకాగితము వరుస సంఖ్య..... 78

సబ్ రిజిస్టర్



WITNESS M2-2



M2997618/08 Class Of Vehicle Validity

<u>Non-Transport</u>	LMV,MCWG	05/01/2028
<u>Transport</u>		
<u>Hazardous Validity</u>		
<u>Badge No.</u>		
<u>Reference No.</u>	DLFAP01018722008	
<u>Original LA.</u>	RTA SECUNDRAJABAD	
<u>DOB</u>	12/07/1986	
<u>Blood Gr.</u>		
<u>Date of 1st Issue</u>	10/01/2008	

1వ పుస్తకం 2011వ సంవత్సరం
దస్తావేజు నెం..... २-१० ప్రజందెంటు దాఖలు
పరచిన కాగితముల సంఖ్య..... १२-१
భాషాకాగితము నరుస సంఖ్య..... २-१

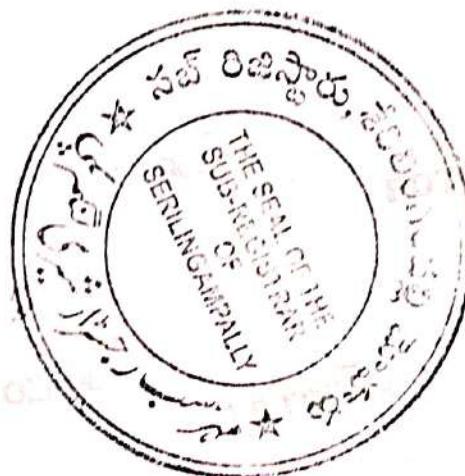
సచిత్రజ్ఞార్





1వ పుస్తకం 2011న సంపత్తురం
దస్తావేజు నెం..... 220 ప్రజంయంటు యాఖ్యాన
పరచిన కాగితముల సంఖ్య..... 27 ..
ఈ కాగితము వరుస సంఖ్య..... 27 ..

సబ్ - రజిస్టర్



R-2317



STATE BANK OF HYDERABAD

BRANCH

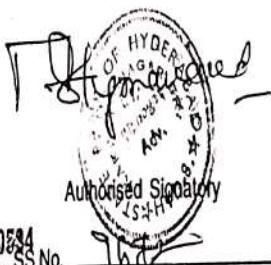
CODE NO. KAKATIYANAGAR BR. 20534
HYDERABAD - 500 008.

D. No. 428897

Received a Sum of Rs. 615900 = 00

Rupees Six lacs fifteen thousand nine
hundred only
from Smt. / Shri M/S Amrutha Constructions,
residing at B. Madhukar Rao,
flat no. 202, Second floor,
Plot no. 22, Seelendurgh

for credit of Government of Andhra Pradesh towards Stamp duty/Registration Fee.



Place

Date : 7 MAR 2011 KAKATIYANAGAR BR. 20534 SS No. 767
HYDERABAD - 500 008.