

ORIGINAL

దస్తావేజులు మరియు రుసుముల రశీదు

7103

నెం.

శ్రీ / శ్రీ

P. Suseela

ఈ దిగువ ఉదహరించిన దస్తావేజులు మరియు రుసుము పుచ్చుకోవడమైనది.

దస్తావేజు స్వభావము	Exchange Deed			
దస్తావేజు విలువ	2,54,10,000/- ch	NO. 931	EXM081117	
స్టాంపు విలువ రూ.	100/-		100KJL161117	
దస్తావేజు నెంబరు	7918/17			
రిజిస్ట్రేషన్ రుసుము	127050/-			
లోటు స్టాంపు (D.S.D.)	1016300/-			
GHMC (T.D.)	381150/-			
యూజర్ ఛార్జీలు	100/-			
అదనపు షీట్లు				
5 x				
మొత్తం	1524600/-			

RETURNED

JOINT SUB-REGISTRAR - 5
Gandipet, R.R. Dist.

(అక్షరాల)

రూపాయలు మాత్రమే)

తేది 16/11/17

వాపసు తేది

SUB-REGISTRAR స్వారు
Gandipet, Ranga Reddy Dist.

If Document is not claimed within 10 days from the date of Registration, safe custody fee of Rs. 50/- for every thirty days or part thereof, if in excess of 10 days subject to maximum of Rs. 500/- will be levied.

"Original" 7918/2017

SCANNED



తెలంగాణ తెలంగాణ TELANGANA

H 517079
T. Sunalatha
S. SUNALATHA
Licensed Stamp Vendor
LIC: No. 15-25-004/2013
Ren: 15-25-012/2016
H. No.: 1-65/2, Kokapet(V)
Rajendra Nagar (K), R. R. District
Phone No. 99518 49569

No. 8691 Date 18/11/17 Rs. 100/-
P. Suseela w/o P. Mallikarjuna Rao
Self & others Ro Sec bad

EXCHANGE DEED

This Deed of Exchange is executed at Hyderabad on this the 16th day of NOVEMBER, 2017, at SRO Gandipet Ranga Reddy between:

SMT. PANATHULA SUSEELA W/O. DR. P. MALLIKARJUNA RAO, aged about 75 Years, Occ: House wife, R/o.12-8-259/1, Mettuguda, Secunderabad-50017. PAN No. AIOPP1450K. AADHAR: 8682 3316 1628

hereinafter called the '**FIRST PARTY**' of '**ONE PART**', which expression shall mean and include the heirs, successors in interest, legal representatives, Executors, Trustees, Administrators and Assigns etc

AND

BONTHA MOHAN RAO S/O. BONTHA BHASKAR RAO, aged about 57 years, Occ: Business, R/o. H.No.9-4-613, Sapthagiri Colony, Karimnagar Dist. PAN No. AFSPB9207P. AADHAR No. 4624 0034 0138

hereinafter called the '**SECONDPARTY**' of '**OTHER PART**', which expression shall mean and include the heirs, successors in interest, legal representatives, Executors, Trustees, Administrators and Assigns etc

Sunilid
VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELMURTHY MANDAL
MEDAK-DIST

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. 127050/- paid between the hours of _____ and _____ on the 16th day of NOV, 2017 16th day of NOV, 2017 by Sri Panathula Suseela

Execution admitted by (Details of all Executants/Claimants under Sec 32A):					Signature/Ink Thumb Impression
SI No	Code	Thumb Impression	Photo	Address	
1	FP		 PANATHULA SUSEELA::16 [1525-1-2017-7904]	PANATHULA SUSEELA W/O. P MALLIKARJUNA RAO METTUGUDA, SEC-BAD	
2	SP		 BONTHA MOHAN RAO [1525-1-2017-7904]	BONTHA MOHAN RAO S/O. BONTHA BHAKSAR RAO SAPTHAGIRI COLONY, KARIMNAGAR	

Identified by Witness:				
SI No	Thumb Impression	Photo	Name & Address	Signature
1		 P LAKSHMI PATHY SAST [1525-1-2017-7904]	P LAKSHMI PATHY SASTRY AADHAR NO 213491485106	
2		 CH KRISHNA TEJ::1 [1525-1-2017-7904]	CH KRISHNA TEJ B 19 KARKHANA SECUNDERABAD HYD	

16th day of November, 2017

Signature of Sub Registrar
Gandipet

Endorsement: Stamp Duty, Transfer 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	1016300	0	0	0	1016400
Transfer Duty	NA	0	381150	0	0	0	381150
Reg. Fee	NA	0	127050	0	0	0	127050
User Charges	NA	0	100	0	0	0	100
Total	100	0	1524600	0	0	0	1524700

Rs. 1397450/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 127050/- towards Registration Fees on the chargeable value of Rs. 10500000/- was paid by the party through E-Challan/BC/Pay Order No 931QXM081117, 100KJL161117 dated ,08-NOV-17, 16-NOV-17 of ,SBH/NANAKRAMGUDA, SBH/NANAKRAMGUDA

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
MOYELDURTHY MANDAL
YSRAP. MEDAK-DIST



Bk - 1, CS No 7904/2017 & Doct No 7918/2017 Sheet. 1 of 9 Sub Registrar Gandipet

Whereas, the First Party herein, is the sole and absolute owner of the agricultural land more fully described in the Schedule-A hereunder written and herein after called the Schedule-A property, having purchased the same from Sri.Ravinder Kumar Balwani represented by his GPA through registered Sale Deed bearing Doct.No.2856 of 1999 dated 19.03.1999.

Whereas, originally the First Party is the absolute owner and possessor of agricultural dry land admeasuring Ac.5-38 guntas in Survey No.282/P and 283/P having purchased the same from Sri.Ravinder Kumar Balwani represented by his GPA through registered Sale Deed bearing Doct.No.2856 of 1999 dated 19.03.1999. Out of Acr.5.38 gts the First Party joined with neighbours and entered in to a Development Agreement cum GPA with M/s.Navanaami Projects Private Limited for part of land admeasuring Acr.2.00 Gts out of her original holding of Acr.5.38Gts vide registered document no 13402/13 dated 30-08-2013. The First Party entered into a family arrangement in 2010 with her family members and the same is in force. Subsequently the land earmarked for 30 meter grid as per MDP, 2031, lying to the North of the Second Scheduled Property has been gifted by First Party to the Local Authority i.e: to the Grampanchayat, vide Document No. 1469 of 2017 dated:20/03/2017 and registered at SRO, Gandipet.and the First Party is left with land about Acr.1.30 Gts.including Schedule-A property.

Whereas, the First Party herein, wants to consolidate her holding of agricultural land, lying to the South of 30 meter Grid Road as per MDP, 2031, towards the Western side so as to be able to exploit the same for development.

Whereas, the Second Party herein, is the sole and absolute owner of the adjoining piece of agricultural land more fully described in the Schedule-B hereunder written and herein after called the Schedule-B property, having acquired the same from Smt. C.Uma @ Chitneni Uma Devi through registered Gift Deed bearing Doct.No.3233 of 2017 dated 19.5.2017 who in turn purchased the same under registered Sale Deed bearing Doct.No.2463 of 1999 dated 17.06.1999. The Second Party also intends to exchange the land with First Party to exploit the same for development.

Whereas it has been agreed between the parties hereto to exchange their respective properties viz. that the said First Party shall convey the property described in Schedule-A to Second Party, who will convey in lieu thereof the property described in Schedule-B to the First Party.

Whereas the parties here to have now agreed to execute this deed of exchange on the following terms and conditions.

Smruti

[Handwritten signature]

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
SATHY MANDAL
KURUST

E-Challan Details Received from Bank :

(1). AMOUNT PAID: Rs. 630000/-, DATE: 08-NOV-17, BANK NAME: SBH, BRANCH NAME: NANAKRAMGUDA, BANK REFERENCE NO: 065249494,REMITTER NAME: P.SUSEELA,EXECUTANT NAME: P.SUSEELA,CLAIMANT NAME: B.MOHAN RAO).(2). AMOUNT PAID: Rs. 894600/-, DATE: 16-NOV-17, BANK NAME: SBH, BRANCH NAME: NANAKRAMGUDA, BANK REFERENCE NO: 072836890,REMITTER NAME: P SUSEELA ,EXECUTANT NAME: P SUSEELA,CLAIMANT NAME: B MOHAN RAO) .

Date:
16th day of November,2017

Signature of Registering Officer
Gandipet

ప పుస్తకము Bk - I
పు...79/18... నెంబరుగా రిజిస్టరు చేయబడి
స్కానింగు నిమిత్తం గుర్తింపు తె...1525...
పె...79/18.../2017 ఇవ్వడమైనది.
2017నంబరు...నవంబరు...16...తేది.

రిజిస్ట్రేషన్ అధికారి

Bk - 1, CS No 7904/2017 & Doct No
7918/2017
Sub Registrar
Gandipet
Sheet 2 of 9

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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VETERINARY ASST. SURGEON
DISPENSARY
MANDAL



NOW THEREORE THIS DEED WITNESSETH AS FOLLOWS:

1. In pursuance of the said agreement and in consideration of the transfer by the said Second Party hereinafter contained the said First Party hereby grants and transfers to the Second Party all that property described in the Schedule- A hereto to hold the same to the Second party absolutely and forever.
2. In further pursuance of the said agreement and in consideration of the transfer by the said First Party herein before contained the said second party hereby grants and transfers to the said First Party all that the Property described in the Schedule -B hereto to hold the same to the said First Party absolutely and forever.
3. Each of the Parties hereto hereby covenants with the other -firstly that the property hereby transferred by her /him to the other is free from encumbrances, charges, mortgages, prior assignments of sale or lease hold or court attachments and it is not subject to any litigation and secondly that the property transferred by each of them shall be quietly entered upon and held and enjoyed by the other of them without any interruption or disturbance by the party transferring the same and thirdly that each of the parties hereto will, at the request and cost of the other execute every such act or thing as shall reasonably be required by such other for further and more perfectly assuring to such other the property hereby, transferred to him/her/them.
4. The First Party herein hereby covenants with the Second Party herein that the land earmarked for 30 meter grid as per MDP, 2031, lying to the North of the Second Scheduled Property has been gifted to the Local Authority i.e: to the Grampanchayat, vide Document No. 1469 of 2017 dated:20/03/2017 and registered at SRO, Gandipet.
5. That all the expenses of the Exchange Deed such as Stamp duty, Registration Charges/Fees etc. shall borne equally by both the parties hereto.
6. That both the parties hereby agree and assure each other to help and assist in getting the properties, as exchanged above transferred/mutated in the relevant records of concerned authority/Revenue department and any other concerned department.
7. That in case it is proved otherwise at any time and any of the parties suffer any loss, then the defaulting party shall be fully liable and responsible for the same and the aggrieved party shall be entitled to recover all his/her losses from the defaulting party.

Sumit

[Signature]

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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Gandipet

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST



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VETERINARY ASST SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST



8. That in future none of the party to this exchange deed shall claim any right, title and interest in the said property which has been exchanged in favour of the other party as mentioned above.
9. That the present exchange deed is being executed in duplicate and each party shall retain one original each.
10. That the parties hereby declare that the properties specified in First Schedule and the Second Schedule are of like kind and equal value each at **Rs.2,54,10,000/-** only for which stamp duty is paid accordingly. Since the value of each property exchanged in SCHEDULE-A and B is equal, no additional consideration has been received/paid by the parties.

SCHEDULE 'A' (PROPERTY OF FIRST PARTY EXCHANGED IN FAVOUR OF THE SECOND PARTY i.e.: BONTHA MOHAN RAO)

All that the dry land admeasuring Ac 0-21gts or 2541 Sq.Yards., in Sy.No.282 part situate at Puppalguda Village, GandipetMandal, Ranga Reddy Dist, and is bounded by:-

- North : 30 meter Grid as per MDP, 2031
- South : Land belonging to B Anila Rani & J Tirupathi Rao
- East : 30-feet road
- West : Land belonging to the First Party herein

More fully shown in the plan in RED color annexed hereto.

Smratal

[Signature]

[Signature]
 VETERINARY ASST. SURGEON
 VETERINARY DISPENSARY
 YELDURTHY MANDAL
 MEDAK-DIST

Bk-1, CS No 7904/2017 & Doct No
7918/2017A Sheet 4 of 9 Sub Registrar
Gandipet

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST
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**SCHEDULE 'B' (PROPERTY OF SECOND PARTY EXCHANGED IN FAVOUR
OF THE FIRST PARTY i.e.:Smt.PANATHULA SUSEELA)**

All that the dry land admeasuring Ac 0-21 gts or 2541 Sq.Yards., in Sy.No.282 part situate at Puppalguda Village, Gandipet Mandal, Ranga Reddy Dist, and is bounded by:-

North : Land belonging to First Party herein

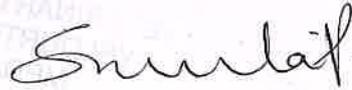
South : Land belonging to Second Party herein

East : Land belonging to B Anila Rani

West : Mallikharjuna Krinss Villas in Sy No 283

More fully shown in the plan in GREEN colour annexed hereto.

IN WITNESS WHEREOF the parties hereto have set their hand to this deed of Exchange out of their own free will and consent on the date first above mentioned in the presence of the following witnesses:



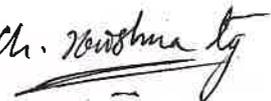
SIGNATURE OF THE FIRST PARTY



SIGNATURE OF THE SECOND PARTY

WITNESSES:

1. 

2. 


VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

Bk - 1, CS No 7904/2017 & Doct No
7918-12012 Sub Registrar
Gandipet

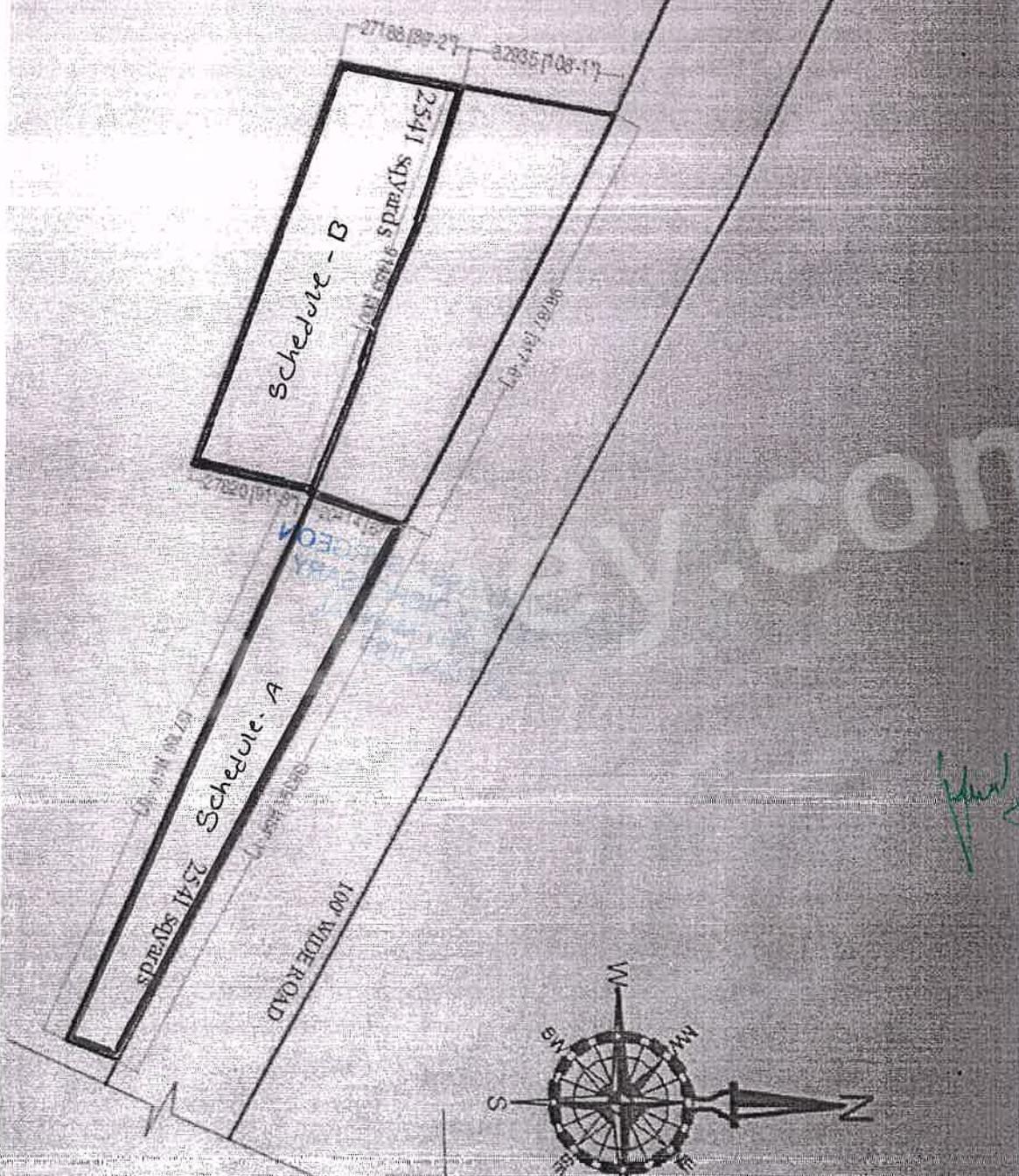
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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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Smulad.

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VETERINARY ASST. SURGEON
 VETERINARY DISPENSARY
 YELDURTHY MANDAL
 MEDAK-DIST

Bk-1, CS No 7904/2017 & Doct No

7918/2017

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Sub Registrar
Gandipet

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

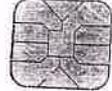




INDIAN UNION DRIVING LICENCE
ANDHRA PRADESH

DLFAP010392762006

KRISHNA TEJ CH
CH PARTHA SARADHI RAO
B-19,
VIKRAMPURI COLONY
KARKHANA
SECUNDRABAD
HYDERABAD - 500009



Signature
Issued On: 21/05/2013

Licensing Authority:
RTA-HYDERABAD-NZ

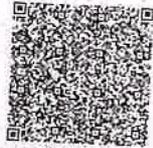
Dr. Krishna Tej



భారత సర్కార్

Government of India

మోహన్ రావ్ బి
Mohan Rao B
జన్మ దినాంక / DOB : 10/08/1960
పురుష / Male



4624 0034 0138

ఆధార్ - శ్రీనామాన్యన అధికార

[Signature]



భారత ప్రభుత్వం
GOVERNMENT OF INDIA

పోగుల లక్ష్మి పతి శాస్త్రి
Pogula Lakshmi Pathy Sastry

పుట్టిన సంవత్సరం / Year of Birth : 1958
పురుషుడు / Male

2134 9148 5106



ఆధార్ - సామాన్యుని హక్కు

[Signature]



భారత ప్రభుత్వం

GOVERNMENT OF INDIA

సుశీల పాణ్థూరి
Suseela Panathuri

పుట్టిన సంవత్సరం / Year of Birth : 1942
స్త్రీ / Female

6682 3316 1628



ఆధార్ - సామాన్యుని హక్కు

[Signature]

[Signature]

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

Bk-1, CS No 7904/2017 & Doct No
7918 2017 Sheet 7 of 9 Sub Registrar
Gandipet

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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Offline Challan Proforma[Dept. copy]

Offline Challan Proforma[Citizen copy]

Challan No:100KJL161117	
 Registration & Stamps Department, Telangana	
Fee Type : 2091	
CBS Screen Number :8888	
I Remitter Details	
Name	P SUSEELA
Address	SECUNDERABAD
PAN Card Number	AIOPP2450K
Aadhar Card Number	
Mobile Number	*****726
II Executant Details	
Name	P SUSEELA
Address	SECUNDERABAD
III Claimant details	
Name	B MOHAN RAO
Address	KARIMNAGAR DIST
IV Document Nature	
Nature of Document	EXCHANGE
Property Situated in(District)	RANGAREDDY
V Amount Details	
Stamp Duty	596400
Transfer Duty	223650
Registration Fee	74550
User Charges	0
TOTAL	894600
Total in Words	EIGHT LAKH NINETY FOUR THOUSAND SIX HUNDRED RUPEES ONLY
Date(DD-MM-YYYY)	16-11-2017
Journal No.	72836890
Stamp & Signature	

Challan No:100KJL161117	
 Registration & Stamps Department, Telangana	
Fee Type :2091	
CBS Screen Number :8888	
I Remmitter Details	
Name	P SUSEELA
Address	SECUNDERABAD
PAN Card Number	AIOPP2450K
Aadhar Card Number	
Mobile Number	*****726
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Address	SECUNDERABAD
III Claimant details	
Name	B MOHAN RAO
Address	KARIMNAGAR DIST
IV Document Nature	
Nature of Document	EXCHANGE
Property Situated in(District)	RANGAREDDY
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User Charges	0
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Total in Words	EIGHT LAKH NINETY FOUR THOUSAND SIX HUNDRED RUPEES ONLY
Date(DD-MM-YYYY)	16-11-2017
Journal No.	72836890
Stamp & Signature	

Note: This challan reference would be valid Only from date :16-11-2017 To 26-11-2017

Chung
**VETERINARY ASST. SURGEON
 VETERINARY DISPENSARY
 YELDURTHY MANDAL
 MEDAK-DIST**

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7718/2017A Sheet 8 of 9 Sub Registrar
Gandipet

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VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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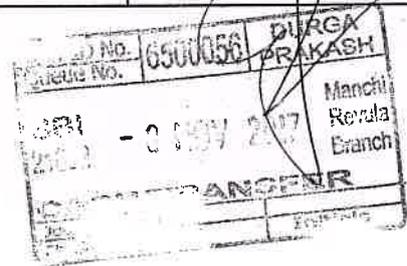
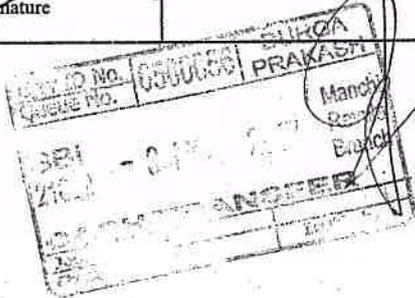


Challan Proforma[Dept. copy]

Challan Proforma[Citizen copy]

Challan No:931QXM081117	
 Registration & Stamps Department, Telangana	
Fee Type : 2091	
CBS Screen Number :8888	
I Remmitter Details	
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Address	SECUNDERABAD
PAN Card Number	AIOPP2450K
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Address	SECUNDERABAD
III Claimant details	
Name	B.MOHAN RAO
Address	KARIMNAGAR DISTRICT
IV Document Nature	
Nature of Document	EXCHANGE
Property Situated in(District)	RANGAREDDY
V Amount Details	
Stamp Duty	419900
Transfer Duty	157500
Registration Fee	52500
User Charges	100
TOTAL	630000
Total in Words	SIX LAKH THIRTY THOUSAND RUPEES ONLY
Date(DD-MM-YYYY)	08-11-2017
Journal No.	065249494
Stamp & Signature	

Challan No:931QXM081117	
 Registration & Stamps Department, Telangana	
Fee Type :2091	
CBS Screen Number :8888	
I Remmitter Details	
Name	P.SUSEELA
Address	SECUNDERABAD
PAN Card Number	AIOPP2450K
Aadhar Card Number	
Mobile Number	*****726
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Nature of Document	EXCHANGE
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Registration Fee	52500
User Charges	100
TOTAL	630000
Total in Words	SIX LAKH THIRTY THOUSAND RUPEES ONLY
Date(DD-MM-YYYY)	08-11-2017
Journal No.	065249494
Stamp & Signature	



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VETERINARY ASST. SURGEON
 VETERINARY DISPENSARY
 YELDURTHY MANDAL
 MEDAK-DIST

Bk - 1, CS No 7904/2017 & Doct No

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Sub Registrar
Gandipet

VETERINARY ASST. SURGEON
VETERINARY DISPENSARY
YELDURTHY MANDAL
MEDAK-DIST

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