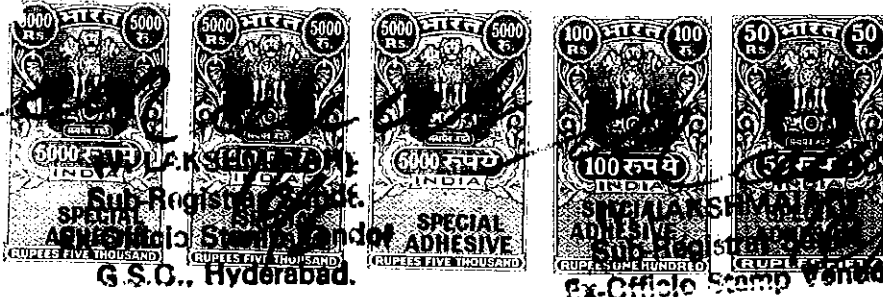


1422/94

4



16 MAY 1994

Ex-Officio Stamp Vendor
G.S.O., Hyderabad.
16 MAY 1994

(V. LAKSHMAIAH)
Sub-Registrar Supdt.
Ex-Officio Stamp Vendor
G.S.O., Hyderabad.

16 MAY 1994

1

SALE DEED

This Sale Deed made and executed on this the 16th day of May '94 by:

Sri D Dananjaya S/o Venkatesam aged about 34 years, Occupation: Agriculture, R/o H.No. 6-6-41/5, Chitrala Compound, Devi Nagar, Secunderabad. Hereinafter referred to as **VENDOR** which expression shall mean and include his heirs, successors in interest, administrators, executors, survivors and assigns etc.

D. Dananjaya

...2.

D. Phamujana & Venkatesh

ore Agriculture No H No 6-6-41):
Chitrala compound Dullinagar
Secunderabad

V.S. Na. Narma f.o. Nathan Subba Rao, Bee Bussine.
R/o. Plot no. 51 SBH colony, Hyd-873

T. Rays: Ventral Ray. Agriculture, Day

19.9.4.ప సెల్...చై...సెం...16వ తేదీ!

19.16. పా. శా. బై. యా. ధి. ని. శు. శు. వ. తే. ధి.

2. 11. 1964

:2:

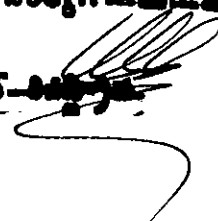
IN FAVOUR OF

M/s Nagarjuna Fertilizers & Chemicals Limited incorporated under the Companies Act, having its registered office at Nagarjuna Hills, Panjagutta, Hyderabad - 500 482 represented by Shri K S Raju S/o Late Sri K V K Raju, Occupation: Business, Hindu, aged about 42 years resident of Plot No. 1149, Road No.59, Jubilee Hills, Hyderabad - 34 hereinafter referred to as PURCHASER, which expression shall mean and include whenever the context may so require their representatives in interest for the time being, their heirs, executors, administrators, survivors and assigns.

D. Channurajana

...3.

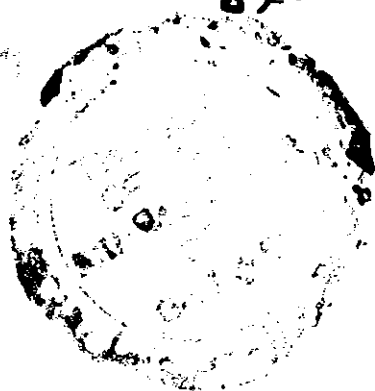
94
 పంపు రసీద్ నెం. 1422
 మొత్తం కొలితముల సంఖ్య. 8
 ఈ కొలితపు వడన సంఖ్య. 2

35-11-1994


I, hereby Certify that the deficit Stamp
 duty Rs 15/- has be
 leived in respect this instrument from Sri
 D. Danasaya Polakata HODLA Nagar...
 on the basis of the agreed Market Value
 of Rs 1,377.00 being than the consideration

విస్తరము పెడితే... వల్లం 77 నుండి 92
 1994 సం 1916 కా... 14.9.92... వెంబరుగా
 విజ్ఞాపన చేయబడినది. 1994 వ సం. మే...
 తల 1.9.92 తేది 1916 కా... త్రవ్వకానికి మానం
 ... 9.9.92 వ తేది.


 సబ్-రిజిస్ట్రార్



:3:

NOW THIS SALE DEED WITNESSES AS FOLLOWS:

All that Agricultural dry land measuring 4.02 acres equivalent to 1.63 hectares, in Survey No.1223/~~2~~ & 1223/~~57~~ situated at Wargal Village, Gajwal Taluq, Wargal Mandal, Medak District, more particularly described at the foot of this document and hereinafter referred to as the said land belongs absolutely to the **VENDOR**

VENDOR has agreed to sell and the **PURCHASER** has agreed to purchase the said land for a consideration of Rs 1,37,700/- (Rupees One lac thirty seven thousand seven hundred only) at the rate of Rs 34,000/- per acre.

D. Ohannjara

...4.

:4:

The **VENDOR** had purchased the said land from its former owners
1. Ranga Katamaiah S/o Pedanagaiah 2. Ranga Durgaiah S/o Muthaiah &
3. Ranga Nagulu S/o Muthaiah by two Sale Deeds (I) Sale Deed Dated
29.1.1988, Document No. 335 of Book No. 1, Volume No. 267 Pages 274 &
275 and (II) Sale Deed Dated 29.1.1988, Document No. 336 of Book No.1,
Volume No. 268, Pages 193 & 194 and duly Registered in the Office of
Sub-Registrar, Gajwel. Since then the **VENDOR** has been in possession
and enjoyment of the said land as absolute owner.

Know all men by these presents that in pursuance of the said
agreement and in consideration of the said sum of Rs 1,37,700/- (Rupees
One lac thirty seven thousand seven hundred only) paid by the
PURCHASER to the **VENDOR** by way of Pay Order No. 001811 Dated
13.5.1994 drawn on BANK OF BARODA, BASHEERBAGH receipt of
which sum of Rs 1,37,700/- in the said manner is hereby duly
acknowledged by the **VENDOR**, the **VENDOR** doth hereby sell, transfer
and convey unto the **PURCHASER** absolutely the said land. Hereinafter
the **VENDOR** shall not have any kind of right, title or interest in the
said land which shall be enjoyed by the **PURCHASER** absolutely without
any let or hindrance from the **VENDOR** or anyone else claiming through
him.

D. Othammyaya

...5.

:5:

The **VENDOR** doth hereby covenant with, declare and assure the **PURCHASER** that he is the absolute owner of the said land that the same has not been alienated or encumbered in any manner whatsoever and that the **VENDOR** has an absolute right to alienate the said land in favour of the **PURCHASER**.

The **VENDOR** doth hereby agree to indemnify and keep indemnified the **PURCHASER** at all times, in respect of all losses, expenses and costs including court costs, which the **PURCHASER** may be put to on account of any kind of let or hindrance from the **VENDOR** or any one else claiming through him or on account of any of the recitals contained herein being false or incorrect or on account of the breach of all or any of the covenants contained herein or on account of any kind of charge or encumbrance over the said or on account of any kind of defect in the title of the **VENDOR** to the said land.

D. Dhammadasa

...6.

:6:

The **VENDOR** doth hereby agree to sign all documents and do all such other acts or deeds as may be necessary to make the **PURCHASER** the absolute owner of the said land. All documents pertaining to the said land have this day been delivered to the **PURCHASER**. The **PURCHASER** has been placed in actual physical possession of the said land this day.

If the transfer of the land is subsequently discovered to be in contravention or violation of any statutory regulations. The **VENDOR** will be liable to reimburse to the **PURCHASER** and will also be liable for breach of trust and other remedies available to the **PURCHASER** and the costs thereof will be a liability of the **VENDOR**.

D. Dhammyana

...7.

:7:

The said land under this document is not an assigned land and there is no house or structure existing on the said land and the stamp duty is paid under Rule 3 of A.P.P.U.V.I Rule 1975.

I hereby declare that there are no Mango Trees/Coconut Trees/Batel Trees/ Leaf Gardens orange, Grapes or any such other garden that there are no mines or quarries of Granites or such other valuable stores that there are no machinery, no fish ponds etc. In the lands now being transferred that if any suppression of facts is noticed at a future date I will be liable for prosecution as per law, besides payment of deficit duty.

D. Dhammyana

...8.

DESCRIPTION OF THE SAID LAND HEREBY SOLD

<u>Survey No</u>	<u>Total Extent</u>	<u>Extent being Regd.</u>	<u>Value/Acre</u>	<u>Consideration</u>
	Acres:Guntas	Acres: Guntas	Rs	Rs
1223/2	2:01	2: 01		
1223/08	2:01	2: 01		

		4: 02	34,000	1,37,700

All that piece of Agricultural dry land measuring Acres 4.02 guntas or 1.63 Hectares situated at Wargal Village under Wargal Gram Panchayat, Wargal Mandal, Gajwel Tq, Medak Dist bounded by:

NORTH: Neighbours property

SOUTH: Neighbours property

EAST : Neighbours property

WEST : Neighbours property

IN WITNESS WHEREOF the hand of the VENDOR on the date and at the place mentioned above.

WITNESSES:

1. *V. S. Narayana*

2. *T. R. J.*

D. Dhananjaya
VENDOR

DRAFTED BY

Satyanarayan Rao
S. SATYANARAYAN RAO
Document Writer
Dist Licence No. 17/88

Serial No. 22/98
DIST. MEDAK A.P.