

Original

1417/95

Ad-2 (15)
(16)



V. LAKSHMAIAH

Sub-Registrar Supd.

Ex-Officio Stamp Vendor

G.S.O., Hyderabad.

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23 MAR 1995

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V. LAKSHMAIAH
Sub-Registrar Supd.
Ex-Officio Stamp Vendor
G.S.O., Hyderabad.

:: 1 ::

SALE DEED

23 MAR 1995

This sale deed made and executed on this the 24th day
of March, 1995/ 3rd Chaitra 1917 S.E.

M/s. Nagarjuna Finance Limited, represented by its Direc-
tor Sri K.S. Raju, S/o Late Sri K.V.K. Raju, aged about 42
years, Plot No. 1149, Road No. 59, Jubilee Hills, Hydera-

bad - 500 034 through its General Power of Attorney
No 1586/94 Bx IV Vol 235, Page 133 To 142, Regd at Dist Registrar office R.R.D.
Agent Sri V. Siva Varma, S/o V. Subba Raju, aged about 33
years, Plot No 5 SBH Colony, Hyderabad 500 873.

hereinafter referred to as VENDOR, which expres-
sion shall mean and include his hires, successors in
interest, administrators, executors, survivors and
assigns etc.

V. Siva Varma

Contd...2....

.....I.....వ పుట్టకము 1995....

సా.పు. దస్తావేజు నెం 1412...యొక్క

మొత్తము కాగితము సంఖ్య8.....

ఈ కాగితపు విషయ సూచి.....1.....

నా 95...వనెనిదిత్వం...నెం...వ తేది

1917...నెం...వ తేది వగం

12 మరియు 1.గంపల పుత్రు గడ్డెను సబ్-రిజిస్ట్రార్

కార్యాలయములో దాఖలు చేసి దనుము రూ..1260-00.

లిపించింది.

V. Sina Nanna

కాని యిచ్చినట్లు బహుకృత్యం
విడచు జొరైన వేళలు.

V. Sina Nanna S/o. V. Subbaratu

Off. Service S/o Plot no. 5, SBH Colony
1448-873

(As CPA).

నిరూపించినది

1. అనుబంధము 5, పరిశీలించి...వర్గం
(M. నాటికేషన్)

T. R...

2. T. రాజారావు...వర్గం

19.9.5.వ నెం...నెం...24వ తేది.

19.7.5.వ నెం...నెం...వ తేది

సబ్-రిజిస్ట్రార్

:: 2 ::

IN FAVOUR OF

M/s.Nagarjuna Fertilizers and Chemicals Limited incorporated under the Companies Act, having its registered office at Nagarjuna Hills, Panjagutta, Hyderabad - 500 482 represented by its Director Sri 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 - 500034 hereinafter referred to as PURCHASER, which expression shall mean and include whenever the context may so require his representatives in interest for the time being, his heirs, executors, administrators, survivors and assigns.

V.Siva Kumar

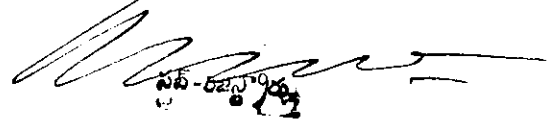
Contd...3....

.....T.....వ పస్తకము 1995.....క

సంఖ. దస్తావేజు నెం. 14.17.యొక్క

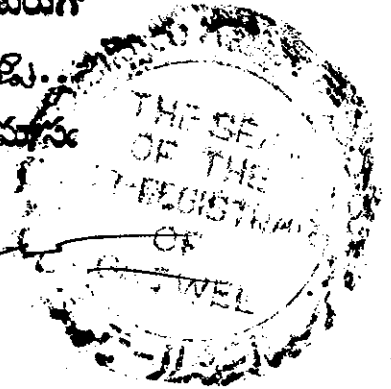
మొదలయి కిందికి8.....

ఈ కిందికి వరుస నెం.2.....


సబ్-రిజిస్ట్రారు

ఈ చిన్నకము 404 89 నుండి 104
1995 సం॥ 1917 క.శ. 14.17. నెంబరుగా
రిజిస్టరు చేయబడినది. 1995 వ సం॥.. నెంబరు
30.12.95 వ తేది 1917 క.శ. నెంబరు
... 10.12.95 వ తేది.


సబ్-రిజిస్ట్రారు



Note:- one copy has been registered
along with the original


Sub. Registrar

:: 3 ::

NOW THIS SALE DEED WITNESSES AS FOLLOWS

All that Agricultural dry land measuring 5=22 Acres (Five Acres and Twenty Two Guntas) equivalent to 2=25 hectares, in survey nos. 1202/6, 1202/8, 1202/9 and 1219 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.1,94,250=00 (One lakh ninety four thousand and two hundred and fifty only) at the rate of Rs.35,000/- per acre.

V. Siva Narayana

Contd...4....

... 4 ...

Know all men by these presents that in pursuance of the said agreement and in consideration of the said sum of Rs.1,94,250=00 (One lakh ninety four thousand two hundred and fifty only) paid by the PURCHASER to the VENDOR by way of Pay Order No.343376 dated 19.08.94 drawn on State Bank of India, Industrial Finance Branch, Hyderabad - 500 482, receipt of which sum of Rs.1,94,250=00 (One lakh ninety four thousand two hundred and fifty only) in the said manner is hereby duly acknowledged by 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.

V.Siva Kumar

Contd...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 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.

V. Sina Nanna Contd...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.

V-Sina Nanna Contd...7....

... 7:00 ...
The said land under this document is not an assigned 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.

V. Siva Varma Contd...8....

:: 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>
1202/2	1=21	1=21		
1219	0=39	0=39		
1202/8	1=21	1=21		
1202/8	1=21	1=21		
		5=22	35,000	1,94,250
	Acres=Guntas	Acres=Guntas	Rupees	Rupees

NORTH : PROPERTY BELONGS TO PURCHASER

SOTTH : PROPERTY BELONGS TO PURCHASER

EAST : PROPERTY BELONGS TO PURCHASER

WEST : PROPERTY BELONGS TO PURCHASER

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

V. Sma Kanna
VENDOR

WITNESS

1. T. Sankar m
2. K. Shela Ray

DRAFTED By:
D. Satyanarayan Rao
Document Writer
D. L. No. 17/88 RL No. 27/93
S.R.O. Gajwel, Medak Dt.