6107 5882/2018 'ORIGINAL'



SCANNED

తెలంగాణ తేలంగానా TELANGANA

K 553232

Sl.No. 8391 Date 27/03/2018
Sold to T. Lakshmi Sujatha
S/o. D/o. W/o late T.V. Sitaramaiah
For Whom Self & others R/o Hyd

G. SESHUKUMAR
Licenced Stamp Vendor
L.No.15-07-005/2014
R.L.No.15-07-031/2017
H.No.3-4-63/8/230B,J.P.Auts.Church Colony
Ramanthapur,Uppal,Medchal-Malkajgiri Dist.
Mobile: 7893900999

PARTITION DEED

THIS DEED OF PARTITION is made and executed on this the 28 day of March, 2018 by and between:

1. SMT. T.LAKSHMI SUJATHA, WIFE OF LATE T.V.SITARAMAIAH, aged about 58 years, Occupation : Business, Resident of V.S.Plaza, Plot No.26, Nacharam, Hyderabad – 500 076. (PAN – ACBPT 0298 E, Aadhaar – 8636 7257 7085, Mobile No.8885552481)

(HEREINAFTER CALLED THE 'FIRST PARTY').

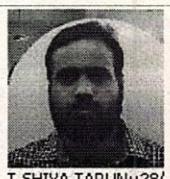
Contd..2..

T. Lakshmi Sujatha
T. Lakshmi Sujatha

Presentation Endorsement:

Presented in the Office of the Sub Registrar, Uppal along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 1000/- paid between the hours of 11 and 12 on the 28th day of MAR, 2018 by Sri T.Lakshmi Sujatha

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

Sl No	Code	Thumb Impression	Photo	Address	Signature/Ink Thumb Impression
1	CL		 T.SHIVA TARUN::28/ [1507-1-2018-6107]]	T.SHIVA TARUN S/O. LATE.T.V.SITARAMAIAH V.S.PLAZA PNO.26 NACHARAM, HYDERABAD	
2	CL		 T.LAKSHMI SUJATHA [1507-1-2018-6107]]	T.LAKSHMI SUJATHA GPA HOLDER W/O. LATE.T.V.SITARAMAIAH V.S.PLAZA PNO.26 NACHARAM, HYDERABAD	
3	CL		 T.LAKSHMI SUJATHA [1507-1-2018-6107]]	T.LAKSHMI SUJATHA W/O. LATE.T.V.SITARAMAIAH V.S.PLAZA PLOT.NO.26 NACHARAM, HYDERABAD	

Identified by Witness:

Sl No	Thumb Impression	Photo	Name & Address	Signature
1		 N RANI::28/03/2018 [1507-1-2018-6107]]	N RANI HYD.	
2		 N RAMYASRI::28/03/ [1507-1-2018-6107]]	N RAMYASRI HYD.	

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28th day of March,2018 **Signature of Sub Registrar Uppal**

E-KYC Details as received from UIDAI:

Sl No	Aadhaar Details	Address:	Photo
1	**Aadhaar No: XXXXXXXX5625** Name: Nalamasa Rani	W/O Nalamasa Mahendar, Uppal, Rangareddi, Andhra Pradesh, 500076	
2	**Aadhaar No: XXXXXXXX4808** Name: Nalamasa Ramyasri	D/O Nalamasa Mahendar, Uppal, Rangareddi, Andhra Pradesh, 500076	

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SUB-REGISTRAR UPPAL

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2. SRI. T.SRINIVAS KIRAN, SON OF LATE T.V.SITARAMAIAH, aged about 33 years, Occ: Service, Resident of V.S.Plaza, Plot No.26, Nacharam, Hyderabad – 500 076.Presently residing at U.S.A.

   Rep.by his G.P.A. Holder: SMT. T.LAKSHMI SUJATHA, WIFE ORF LATE T.V.SITARAMAIAH, aged about 58 years, Occ : Business, Resident of V.S.Plaza, Plot No.26, Nacharam, Hyderabad – 500 076. (PAN – ACBPT 0298 E, Aadhaar – 8636 7257 7085, Mobile No.8885552481)

   Vide G.P.A. Dated 11-02-2018 and the same validated by the District Registrar of Medchal-Malkajgiri District vide File No.1713/E/Val/2018, Dt.09-03-2018.

(HEREINAFTER CALLED THE 'SECOND PARTY').

3. SRI. T.SHIVA TARUN, SON OF LATE T.V.SITARAMAIAH, aged about 31 years, Occupation: Service, Resident of V.S.Plaza, Plot No.26, Nacharam, Hyderabad – 500 076. (PAN – AFOPT 4090 A, Aadhaar – 6136 7844 3535, Mobile No.9966103000)

(HEREINAFTER CALLED THE 'THIRD PARTY')

WHEREAS the above said Parties are the sole and absolute owners of the property bearing House bearing No.4-1-91/26/C to 4-1-91/26/6, consisting of Cellar, Ground, First, Second, Third, Fourth and Fifth Floors, constructed on Plot No.26 Part, in Survey No.204/ఆ, admeasuring 566.6 Sq.Yds., or 473.67 Sq.Mtrs., Situated at Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District.,

Whereas the above said parties have jointly sold the Entire Ground Floor of the above said building.

T. Lakshmi Sujatha

Contd..3..

T. Lakshmi Sujatha

E-KYC Details as received from UIDAI:

Sl No	Aadhaar Details	Address:	Photo
3	**Aadhaar No: XXXXXXXX7085** Name: Tummala Lakshmi Sujatha	W/O T V Seetharamaiah, Hyderabad, Rangareddi, Andhra Pradesh, 500076	
4	**Aadhaar No: XXXXXXXX7085** Name: Tummala Lakshmi Sujatha	W/O T V Seetharamaiah, Hyderabad, Rangareddi, Andhra Pradesh, 500076	
5	**Aadhaar No: XXXXXXXX3535** Name: Tummala Shiva Tarun	S/O Tummala Venkata Sitaramaiah, Hyderabad, Rangareddi, Andhra Pradesh, 500076	

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						
	Stamp Papers	Challan u/S 41of IS Act	E-Challan	Cash	Stamp Duty u/S 16 of IS act	DD/BC/ Pay Order	Total
Stamp Duty	100	0	19900	0	0	0	20000
Transfer Duty	NA	0	0	0	0	0	0
Reg. Fee	NA	0	1000	0	0	0	1000
User Charges	NA	0	100	200	0	0	300
Total	100	0	21000	200	0	0	**21300**

Rs. 19900/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 1000/- towards Registration Fees on the chargeable value of Rs. 0/- was paid by the party through E-Challan/BC/Pay Order No ,392JZB270318 dated ,27-MAR-18 of ,SBH/HABSHIGUDA HYDERABAD

E-Challan Details Received from Bank :

(1). AMOUNT PAID: Rs. 21000/-, DATE: 27-MAR-18, BANK NAME: SBH, BRANCH NAME: HABSHIGUDA HYDERABAD, BANK REFERENCE NO: 091163908,REMITTER NAME: T SHIVA TARUN,EXECUTANT NAME: T LAKSHMI SUJATHA AND OTHERS,CLAIMANT NAME: T SHIVA TARUN AND OTHERS) .

Date:
28th day of March,2018

Signature of Registering Officer
Uppal

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Sub Registrar Uppal

7th Caitra 1940 SE

Note:- Two copies have been registered along with the original.

Sub-Registrar
Uppal

1వ పుస్తకము 2018 సం॥ 194 రా.శ.పు 5882 వ నెంబరుగా రిజిస్టరు చేయబడి స్కానింగ్ నిమిత్తం గుర్తింపు నెంబరు 1507-I-5882/2018 ఇవ్వడమైనది 2018 సం॥ మార్చి నె॥ 28 వ తేది.

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కె. మధుసూదన్ రెడ్డి
సబ్-రిజిస్ట్రారు
ఉప్పల్

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Whereas, originally the above said total land admeasuring 566.6 Sq.yds., bearing Plot No.26 Part was purchased in the name of Sri. T.V.Sitaramaiah (husband of First Party and Father of Second & Third parties) and Smt.T.Lakshmi Sujatha (First Party herein) through four registered sale deeds as given below;

NAME	PROPERTY	EXTENT	DOCT.NO.
T.Lakshmi Sujatha	26 Part	115.65	5986/2000 (Sale Deed) 10680/2000 (Rectification) at S.R.O. Uppal
T.V. Sitaramaiah	26 Part	115.65	5987/2000 (Sale deed) 10679/2000 (Rectification) at S.R.O.Uppal
T.V.Sitaramaiah	26 Part	167.65	6373/2000 (Sale Deed) 10678/2000(Rectification) at S.R.O.Uppal
T.Lakshmi Sujatha	26 Part	167.65	10020/2000, at S.R.O. Uppal.
	Total	566.6	

And whereas Sri. T.V.Sitaramaiah expired on 08-08-2000 leaving behind his wife Smt. T.Lakshmi Sujatha, two sons namely T.Srinivas Kiran andSri. T.Siva Tarun and one daughter T.Sirisha as his legal heirs for his property. Except them there are no other legal heirs to Late T.V.Sitaramaiah.

Later, T.Sirisha D/o. Late T.V.Sitaramaiah relinquished her rights in the said property in favour of Smt.T.Lakshmi Sujatha,Sri. T.Srinivas Kiran and T.Siva Tarun, through two registered Release Deeds bearing Doct. No.1411 of 2004 and 1412 of 2004, Dt.07-02-2004, Regd. at S.R.O. Uppal.

Therefore, the above said First, Second and Third Parties have become joint owners of the total premises and obtained necessary sanction fromGHMC for construction of Ground + Four Floors vide Proc.No.BPS/261/KC-1/EZ/GHMC/2008, Dt.20-12-2012 and constructed a building thereon.

WHEREAS their being differences among the said Co-shares as to possession, management and distribution of income arising from the properties described in the said scheduled and the said Co-shares having agreed to partition and have separate possession of the properties, by metes and bounds for the purpose of more convenience and exclusive enjoyment of the said properties in the manner hereinafter appearing.

T. Lakshmi Sujatha

T. Lakshmi Sujatha

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Uppal

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AND WHEREAS the share of the parties as follows:

FIRST PARTY share is the Entire First, Second and Third Floors of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 10783.71 Sft., and common area 2697 Sft, (i.e. in First Floor: 3594.57 Plinth Area & 899 Sft Common Area, in Second Floor: 3594.57 Plinth Area & 899 Sft Common Area, in Third Floor: 3594.57 Plinth Area & 899 Sft Common Area) together with an undivided share of land admeasuring 240 Sq.Yds or 200.63 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey Nos. 204/ఆ, Situated at Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., which is more fully described in the Schedule-I Property.

SECOND PARTY share is the Entire Fifth Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3093.75 Sft., and Common Area 774 Sft, together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey Nos. 204/ఆ, Situated at Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., which is more fully described in the Schedule-II Property.

THIRD PARTY share is the Entire Fourth Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3594.57 Sft., and Common Area; 899 Sft., together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey Nos. 204/ఆ, Situated at Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., which is more fully described in the Schedule-III Property.

T. Lakshmi Sujatha

Contd..5..

T. Lakshmi Sujatha

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NOW THIS DEED OF PARTITION WITNESSETH AS FOLLOWS:

1. That in pursuance of the said settlement and in consideration of mutual consent herein contained the said parties mutually grant and convey, transfer all that property set in the Schedules I, II & III , to hold the same as sole and absolute owners free from encumbrances.

2. The above said parties can enjoy the property fell to their shares without any hindrance and free from all encumbrances.

3. That the properties hereby allotted shall be entered upon and held severally and parties hereto agree that if there is found any charge or encumbrances on the said property, the parties shall bear the liability in the above said shares.

4. Each party shall at the cost and expense of the party requesting the same, do every such act or thing as may be reasonably required for more perfectly assuring to the other share allotted hereby.

4. That the partition deed is made in three sets. Original, Duplicate and Triplicate will be retained by First Party, Second Party, Third Party respectively. It is further agreed by all the parties that the land documents of the building will be in custody of First Party and she will be entitle to avail loan from the banks etc., and deposit the land documents with the concerned bank. If require the other parties to the deed shall co-operate in execution of documents etc., and the Second and Third Parties also entitle to avail loan from banks on their respective shares.

That the Parties hereby declares that the market value of the properties as noted against each schedule for purpose of payment of stamp duty.

I Schedule	-	Rs.2,67,47,000/-
II Schedule	-	Rs.74,25,000/-
III Schedule	-	Rs.86,28,000/-

Deduct the share of highest value - Rs.2,67,47,000/-

Value of separated shares - Rs.1,60,53,000/-

Stamp duty is paid on the value of the separated shares.

Contd..6..

T. Lakshmi Sujatha

T. Lakshmi Sujatha

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SCHEDULE 'I' ALLOTTED TO FIRST PARTY, i.e. SMT. T.LAKSHMI SUJATHA

i) All that the Entire First Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3594.57 Sft., and Common Area; 899 Sft., together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey No.204/ఆ, Situated at Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., and total premises bounded by:

NORTH	: :	Govt. Nala.
SOUTH	: :	Plot Nos.13 & 25.
EAST	: :	99' Wide Road.
WEST	: :	30' Wide Road.

ii) All that the Entire Second Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6 with Plinth area of 3594.57 Sft., and Common Area; 899 Sft., together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey No. 204/ఆ, Situated at Main Road, Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., and total premises bounded by:

NORTH	: :	Govt. Nala.
SOUTH	: :	Plot Nos.13 & 25.
EAST	: :	99' Wide Road.
WEST	: :	30' Wide Road.

Contd..7..

T. Lakshmi Sujatha

T. Lakshmi Sujatha

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iii) All that the Entire Third Floor of the House bearing No.4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3594.57 Sft., and Common Area; 899 Sft., together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey No.204/ఆ, Situated at Main Road, Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., and total premises bounded by:

NORTH	: :	Govt. Nala.
SOUTH	: :	Plot Nos.13 & 25.
EAST	: :	99' Wide Road.
WEST	: :	30' Wide Road.

more fully shown in the plan in RED colour annexed hereto.

SCHEDULE 'II' ALLOTTED TO SECOND PARTY, i.e. T.SRINIVAS KIRAN

All that the Entire Fifth Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3093.75 Sft., and Common Area 774 Sft, together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey No. 204/ఆ, Situated at Main Road, Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., and total premises bounded by:

NORTH	: :	Govt. Nala.
SOUTH	: :	Plot Nos.13 & 25.
EAST	: :	99' Wide Road.
WEST	: :	30' Wide Road.

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

T. Lakshmi Sujatha

T. Lakshmi Sujatha

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SCHEDULE 'III' ALLOTTED TO THIRD PARTY, i.e. T.SHIVA TARUN

All that the Entire Fourth Floor of the House bearing No. 4-1-91/26/C to 4-1-91/26/6, with Plinth area of 3594.57 Sft., and Common Area; 899 Sft., together with an undivided share of land admeasuring 80 Sq.Yds or 66.8 Sq.Mtrs., out of total land admeasuring 566.6 Sq.yds., or 473.67 Sq.Mtrs., constructed on Plot No.26 Part, in Survey No.204/ఆ, Situated at Main Road, Nacharam, under G.H.M.C., Kapra Circle, Uppal Mandal, Medchal-Malkajgiri District., and total premises bounded by:

NORTH	: :	Govt. Nala.
SOUTH	: :	Plot Nos.13 & 25.
EAST	: :	99' Wide Road.
WEST	: :	30' Wide Road.

more fully shown in the plan in BLUE colour annexed hereto.

IN WITNESS WHEREOF the above said parties have signed this Deed of Partition out of their free will and consent on the day, month and year first above mentioned in the presence of the following witnesses:

WITNESSES:

1.

2.

SIG. OF THE FIRST PARTY

SIG. OF THE SECOND PARTY (THROUGH GPA)

SIG. OF THE THIRD PARTY

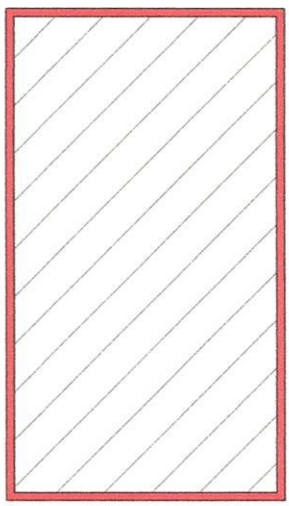
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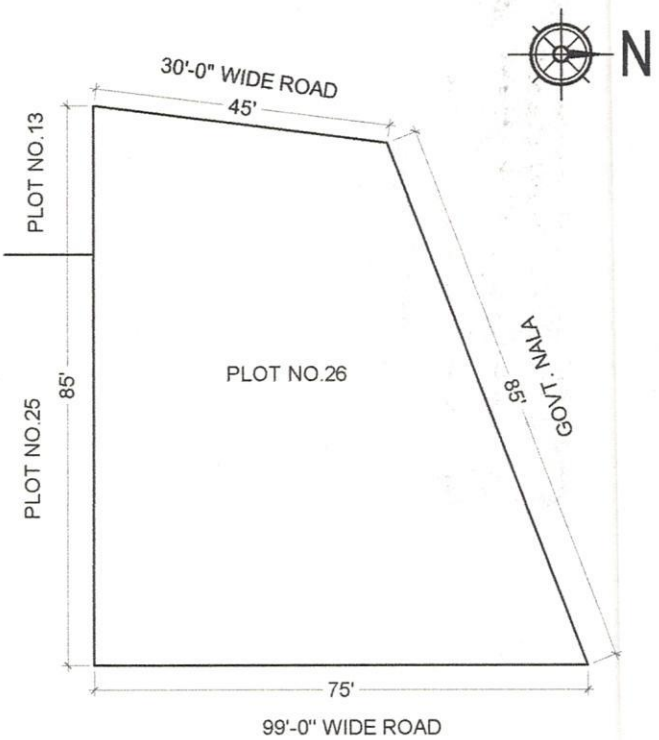
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REGISTRATION PLAN SHOWING THE PARTITION IN HOUSE BEARING NOS.4-1-91/26/C TO 4-1-91/26/6, CONSISTING OF CELLAR, GROUND, FIRST, SECOND, THIRD, FOURTH AND FIFTH FLOORS, CONSTRUCTED ON PLOT NO.26 PART, IN SURVEY NO.204/ω, SITUATED AT NACHARAM, UNDER GHMC KAPRA CIRCLE, UPPAL MANDAL, MEDCHAL-MALKAJGIR DISTRICT.

PARTY	NAME OF THE PARTY	ALLOTTED PROPERTY	PLINTH AREA IN SFT.,	COMMON AREA IN SFT.,	EXTENT IN SQ.YDS., U/s. OUT OF 566.66 SQ.YDS.,	REF
FIRST	SMT. T. LAKSHMI SUJATHA	ENTIRE FIRST FLOOR OF HOUSE NO.4-1-91/26/C TO 4-1-91/26/6	3594.57	899	80	
		ENTIRE SECOND FLOOR OF HOUSE NO.4-1-91/26/C TO 4-1-91/26/6	3594.57	899	80	
		ENTIRE THIRD FLOOR OF HOUSE NO.4-1-91/26/C TO 4-1-91/26/6	3594.57	899	80	
SECOND	SRI. T. SRINIVAS KIRAN, REP. BY HIS G.P.A. HOLDER: SMT. T. LAKSHMI SUJATHA	ENTIRE FIFTH FLOOR OF HOUSE NO.4-1-91/26/C TO 4-1-91/26/6	3093.75	774	80	
THIRD	SRI. T. SHIVA TARUN	ENTIRE FOURTH FLOOR OF HOUSE NO.4-1-91/26/C TO 4-1-91/26/6	3594.57	899	80	



ENTIRE FIRST, SECOND & THIRD FLOORS



SITE PLAN

T. Lakshmi Sujatha
T. Lakshmi Sujatha

WITNESSES

1) NO

2) M. Priyanka

SIG. OF THE PARTIES

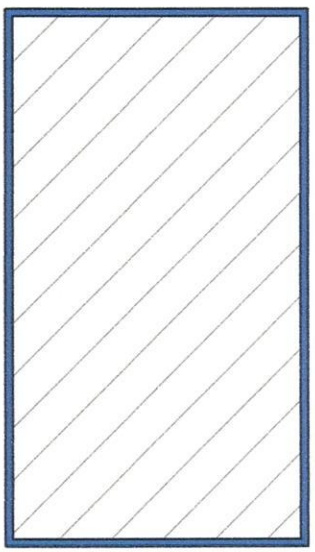
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ENTIRE FIFTH FLOOR



ENTIRE FOURTH FLOOR

T. Lalli Srivastava

T. Lalli Srivastava

WITNESSES

1)

2)

SIG. OF THE PARTIES

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भारत सरकार
GOVERNMENT OF INDIA

Tummala Lakshmi Sujatha



Tummala Lakshmi Sujatha
పుట్టిన తేదీ/ DOB: 02/08/1958
స్త్రీ / FEMALE

8636 7257 7085

Address:
W/O T V Seetharamaiah, PLOT NO 26 V S PLAZA, OPP NTR STUDIO Nacharam Main Road, Hyderabad Rangareddi, Andhra Pradesh - 500076

भारत गणराज्य REPUBLIC OF INDIA

Type: P | Country Code: IND | Passport No: Z2367177

Surname: TUMMALA

Given Name(s): SRINIVAS KIRAN

Nationality: INDIAN | Sex: M | Date of Birth: 02/01/1986

Place of Birth: HYDERABAD

Place of Issue: NEW YORK

Date of Issue: 10/01/2014 | Date of Expiry: 09/01/2024

P<INDTUMMALA<<SRINIVAS<KIRAN<<<<<<<<<<<<<<<
Z2367177<8IND8601023M2401092<<<<<<<<<<<<<<0

Andhra Pradesh - 500076

Name of Father / Legal Guardian: TUMMALA VENKATA SITARAMAIAH

Name of Mother: TUMMALA LAKSHMI SUJATHA

Name of Spouse: PRANITHA KATTELA

Address: 25 AVENUE AT PORT IMPERIAL APT 616 WEST NEW YORK NJ 07093 USA

Old Passport No. with Date and Place of Issue: K8784507 06/04/2004 HYDERABAD

UIDAI4907613

భారత ప్రభుత్వం
GOVERNMENT OF INDIA



తుమ్మల శివ తరుణ్
Tummala Shiva Tarun

పుట్టిన సంవత్సరం/Year of Birth: 1987
పురుషుడు / Male

6136 7844 3535

To
Tummala Shiva Tarun
తుమ్మల శివ తరుణ్
S/O Tummala Venkata Sitaramaiah
4-1-91/26/5F,V S Plaza,Plot No-26
Main Road
Beside Nacharam Police Station
HMT Nagar,Nacharam
Hyderabad
Rangareddi
Andhra Pradesh - 500076
9966103000

14/10/2011

భారత ప్రభుత్వం
GOVERNMENT OF INDIA



నలమాస రాణి
Nalamasa Rani

పుట్టిన సంవత్సరం/Year of Birth : 1981
స్త్రీ / Female

7232 8777 5625

ఆధార్ - సామాన్యుని హక్కు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

చిరునామా: W/O నలమాస మహేందర్, ఫ్లాట్ నో 502 వ స ప్లాజా, భవాని నగర్, నాచారం, ఉప్పల్, రంగారెడ్డి, ఆంధ్ర ప్రదేశ్, 500076

Address: W/O Nalamasa Mahendar, Flat No 502 V S Plaza, Bhavani Nagar, Nacharam, Uppal, Mallapur, Rangareddi, Andhra Pradesh, 500076

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భారత ప్రభుత్వం
GOVERNMENT OF INDIA



నలమాస రమ్యశ్రీ
Nalamasa Ramyasri

పుట్టిన సంవత్సరం/Year of Birth : 1998
స్త్రీ / Female

2532 0505 4808

ఆధార్ - సామాన్యుని హక్కు

భారత విశిష్ట గుర్తింపు ప్రాధికార సంస్థ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

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