

1409

1909  
14-15

ಕರ್ನಾಟಕ ಸರ್ಕಾರ  
 Government of Karnataka  
 ದಾಖಲೆ ಮತ್ತು ಮುದ್ರಣ ಇಲಾಖೆ  
 Registration and Stamps Department  
 ದಾಖಲೆ ಮತ್ತು ಮುದ್ರಣ ಇಲಾಖೆ  
 Document Sheet  
 ಬೆಲೆ - ರೂ. 2/-  
 ಈ ಹಾಳೆಯನ್ನು ಯಾವುದೇ ದಾಖಲೆಗಾಗಿ ಉಪಯೋಗಿಸಬಹುದು  
 This sheet can be used for any document  
 ದಾಖಲೆ ಮಾಡಿದ ದಿನಾಂಕ  
 Date of execution  
 ಪಾವತಿಸಿದ ಒಟ್ಟು ಮುದ್ರಣ ಶುಲ್ಕ ರೂ.  
 Total stamp duty paid Rs.

Doc. No: 1409  
 No. of Sheets: 1/6  
 S. B. Hubli. (M)

**AGREEMENT CORRECTING MISTAKES IN A SALE DEED  
 CORRIGENDUM**

An agreement made on this 24th day of May 2014 between The Hubli Co-operative Housing Society Limited, Hubli, a Registered Co-operative Society under No: B 1764/1961, and now onwards called as The Hubli Housing Souhard Co-operative Ltd., under Reg; No: DRZ;RSR/674/2003-2004. (hereinafter called the vendor) of the one part AND **Smt. Ayeshabegum W/o. Mohammed Hussain Malagi**, Age: 74 Years, Occupation: Business, residing at 96, 1<sup>st</sup> Cross, Vijaynagar, Hubli represented by her son General Power of Attorney Holder **Sri. Khalid Hussain S/o. Mohammed Hussain Malagi**, Age: 41 years, Occupation: Architect and Agriculturist, residing at 96, I Cross, Vijay Nagar, Hubli - 580032 (hereinafter called the purchaser) of the other part.

WHEREAS by a deed dated 03-03-2008 made between the same persons as are parties hereto and in the same order (hereinafter called the principal deed) the vendor has transferred to the purchaser the House Site shown in Schedule B of the Principal deed namely, site measuring **20 Gunthas 9.5 Annas (that is 22427.00 Sft.) Plot No: 1 to 9 C.A.** situate at Shantiniketan Colony, Opp. APMC Yard, P.B. Road, Hubli and the Principal deed has been registered at document No: HBL-1-11588-2007-08, C.D. No: HBLD94, dated 03-03-2008 in the Office of the Sub-Registrar at Hubli.

*(Handwritten signatures)*

Doc. No: 1909  
 No. of Sheets: 216  
 S.C. Hubli. (N)



ಕರ್ನಾಟಕ ಸರ್ಕಾರ  
 ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ  
 Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀಮತಿ ಅಯೀಶಾಬೇಗಂ, ಕೋಂ. ಮಹಮ್ಮದ್ ಹುಸೇನ. ಮಳಗಿ ಇವರ ಒಟ್ಟು ಮೊತ್ತಿಯಾರರು ಶ್ರೀ. ಖಾಲೀದಹುಸೇನ. ತಂದೆ. ಮಹಮ್ಮದ್ ಹುಸೇನ. ಮಳಗಿ., ಇವರು 100.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

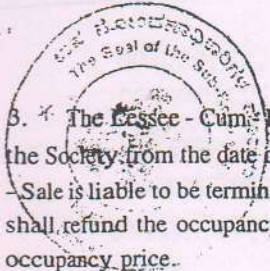
ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ನಗದು ರೂಪ	100.00	PAID BY CASH.
ಒಟ್ಟು:	100.00	

ಸ್ಥಳ : ಹುಬ್ಬಳ್ಳಿ (ಉತ್ತರ)  
 ದಿನಾಂಕ : 24/05/2014

(ಮಾನ್ಯ ನೋಂದಣಿ ಮತ್ತು ರೂಪಾಂಕಾಧಿಕಾರಿ)  
 ಸುಪ್ರ-ನೋಂದಣಿ ಮತ್ತು ರೂಪಾಂಕಾಧಿಕಾರಿ  
 ಹುಬ್ಬಳ್ಳಿ (ಉತ್ತರ)

Designed and Developed by C- DAC ,ACTS Pune.

24 MAY 2014



3. The Lessee - Cum - Purchaser shall cause the construction of the building within a period of 3 years by the Society from the date of execution of this deed as per approval plan. In case of default, the Lease - Cum - Sale is liable to be terminated or cancelled and the site shall be reverted to the Society. However, the society shall refund the occupancy price paid by Lessee - Cum - Purchasers to the society by deducting 10% of occupancy price.

4. The Lessee - Cum - Purchaser shall pay rent amount of Rs. 100/- (Rupees One Hundred Only) annually on or before 31st December to the Society for the first 10 years.

5. The Lessee - Cum - Purchaser shall make his own arrangements for finances for constructing building on the leased site and Lessor shall extend all possible and necessary help in securing financial assistance from financial institutions. Society may also extend financial assistance if funds are available with the Society but it is not obligatory on the part of the Society to do so.

6. The Lessee - Cum - Purchaser is entitle to pledge, Mortgage the Site in favour of any public financial Institutions such as Banks, H. D. F. C, Canfin Homes, Central and state Governments, Municipal Corporations, Municipalities, L. I. C. etc., for securing loan on creating equitable mortgage by depositing his title deed for the purpose of constructing Building on the Site.

7. The Lessee - Cum - Purchaser shall not alienate the site or Building constructed thereon within a period of 10 years from the date of this deed in view of undertaking given by the society before the Karnataka State Government. While getting the land in Schedule 'A' acquired by the State Government. However transfer as indicated in Clause - 6 above shall not be construed as transfer for the purpose of this clause. It is also made clear that transfer of property as aforesaid in favour of legal heirs, successors etc., shall also not be transfer for the purpose of this clause.

8. That land in Schedule 'A' having been acquired by the Karnataka State Government for the Society under the provision of Land Acquisition Act, 1894 (Central Act -1 of 1894) the society on behalf of its members for the Schedule 'A' land has given an undertaking before the Karnataka State Government that in case the compensation amount is enhanced by court, the same shall have to be paid by the Society in which case, the Lessee - Cum- Purchaser shall also be liable to contribute proportionate amount of additional cost.

9. As Stated above, Lessee - Cum - Purchaser shall get the building constructed by the Society as per approved type design and construction got completed within 3 years.

10. In case Lessee - Cum- Purchasers desires to transfer the site and building thereon after 10 years from the date of execution of this Deed, he may do so with the prior approval of the Society and on payment of such transfer fee to the Society as is prescribed by the Society. The new transferee shall necessarily be the members of the Society and condition of meeting of the additional compensation if due shall be the conditions to be put in subsequent transfer deed as binding on the subsequent transferee.

11. The Lessee - Cum - Purchaser shall get hereafter all privileges to enjoy roads, drains sewers water pipes and other facilities that may be provided in the Layout in which the site is situated subject to all rules, regulations of public authorities.

12. That, in case Lessee - Cum - Purchaser is to take up Additional construction in Schedule 'B' property after a building is constructed on ground floor he shall obtain prior permission of the Society on payment of such fees that may be levied by the Society.



THE HUBLI CO-OPERATIVE HOUSING SOCIETY LIMITED

HUBLI.

LEASE - CUM - SALE DEED

LAND COST	Rs. 4,57,500=00
DEVELOPMENT CHARGES	Rs. 10,00,000=00
LEASE CUM SALE AMOUNT	Rs. 500=00
<b>FOR LEASE CUM SALE CONSIDERATION TOTAL :</b>	<b>Rs. 14,58,000=00</b>
<b>SALE AMOUNT CONSIDERED FOR STAMP DUTY:</b>	<b>Rs. 28,48,000=00</b>
GOVT. STAMP DUTY	Rs. 2,27,840=00
	Rs. 50=00
	Rs. 4,560=00
H. D. M. C.	Rs. 22,790=00
	<u>Rs. 2,55,240=00</u>

No. of Sheets 16

S. R. Hubli.

This deed is made this 23<sup>rd</sup> day of ~~September~~ September 2004 ( Twenty Third Day of ~~September~~ September ~~Nineteen Hundred Ninety Two Thousand Four~~ ) Between :

THE HUBLI CO-OPERATIVE HOUSING SOCIETY LIMITED, HUBLI, a Registered CO-OPERATIVE Society under No : B - 1764/1961, Hereinafter Called "Lessor - Cum - Seller", represented by its Chairman/Director, which term includes successors - in - office authorised representatives, administrators, executors, etc., on ONE PART.

S/ Smt. AYESHA BEGUM W/O. MOHAMMEDHUSSEIN MALAGI, Age: 62 Years, Occ. BUSINESS / AGRICULTARIST, R/o. 96, 1st Cross, Opp. Syndicate B Residing at : Vijaynagar, HUBLI, hereinafter called "LESSEE - CUM - PURCHASER", Which term wherever context requires shall, mean and include his legal heirs, successors, assigns, representatives, executors, administrators etc., On the OTHER PART.

WHEREAS the Lessor - Cum - Seller Society herein, is the true and lawful owner of property land bearing Block No. 282/C (282/A/2) of Bhairidevarkoppa, Hubli Taluka, Hubli - Dharwad Municipal Corporation Area, Hubli measuring 23 Acres and 16 Guntas in aggregate more fully described in schedule 'A' given hereunder.

WHEREAS, the Society obtained approval of the Hubli - Dharwad Urban Development Authority for the Layout plan on 6-10-1995. This area is named as "SHANTINIKETAN" layout, which, is laying on P.B. Road, NH-4, on way from Hubli-Dharwad opposite to the New A.P.M. Yard. Boundaries of this Layout are described in Schedule 'A' for the purpose of location of land. The Society has also obtained/building Permission from the authorities of the Hubli - Dharwad Municipal Corporation, Hubli. Besides, the entire Layout has also been got entered in the "Assessment Book" of the Municipal Corporation, for the purposes of Municipal Taxes, Taxes are also fully paid upto 31-3-1999.

WHEREAS, the Lessee - Cum - Purchaser other part has approached the Lessor - Society on his becoming a Member of the Society with willingness to hold and possess a site described in Schedule 'B' below, on lease - Cum - Sale basis. The Lessor Society having granted his/her request as per. Bye-laws of the Society, hereby grants the site shown in Schedule 'B' on lease - Cum - Sale basis subject to the conditions herein below. The Schedules shown are part and parcel of this deed.

CONDITION :-

1. Schedule 'B' property shall be a lease for the first 10 years from the date of this deed. There after separate document will be executed for absolute Sale.
2. The Lessee - Cum - Purchaser shall pay occupancy price of Rs. 4,57,500/- (Rupees Four Lakh Fifty seven Thousand Five Hundred only) which amount has been credited into the Society and the same is acknowledged by the Society.



Date 12/12/2016  
 No of Stamps 675

13. The Lessee - Cum - Purchaser shall bear all expenses, charges of registration of Lessee - Cum - Purchaser Deed including stamp and registration.

NOW THEREFORE, THIS DEED WITNESSETH that pursuant to the above and both Society and Lessee - Cum - Purchaser agreeing to the stipulations contained in Schedules herein below and in consideration of Rs. 4,57,500/- Four Lakhs Fifty Seven Thousand Five Hundred

Only) paid by Lessee - Cum - Purchaser and acknowledged by Society, the Society herein, do hereby grant, convey, transfer to the Lessee - Cum - Purchaser all right, title as Lessee for first 10 years as purchaser possession and interest in Schedule 'B' property together with claim of the society into and upon the same and every part thereof to the subject to all conditions mentioned in the Schedules below, free from all encumbrances.

AND the society hereby declares that the Lessee - Cum - Purchaser is the lawful and absolute Lessee - Cum - Purchaser of the property in Schedule 'B' having rights together with right of transferability and that the Society has not acted in any way or in any manner with the result that such right of Lessee - Cum - Purchaser is curtailed. It is further declared by the Society that Schedule 'B' property is not subject to any lien or mortgage prior to this transfer. It is further made clear that the Transferee is liable to pay such additional amount to the society who has already undertaken before Government that the Society shall do bear additional amount of compensation, in case previous land owner succeeding in getting enhancement of compensation, as may be awarded by Competent Court. In such an event, additional cost shall be recovered by the society, proportionally from the Lessee - Cum - Purchaser and the other Lessees/Purchasers.

And the Society further declares that all taxes, cess, charges levied on this Schedule property together with development charges, Layout Fees, Slum clearance charges etc., are duly paid upto this date and society do undertakes to discharge any, such amount found levied or leviable upto the date of this transfer such as development charges etc.,

And that the Society do hereby convey grant, transfer all interest, title on the Schedule 'B' property to the Lessee - Cum - Purchaser and he is at liberty to deposit this Title Deed and create equitable mortgage for securing loan, on the said site, shown in Schedule - 'B'.

**SCHEDULE - 'A'**

Description of layout in Block No. 282 C of Dhairidevarkoppa, Hubli Taluka, Hubli, the Layout being called "SHANTI NIKETAN" on National Highway NH-4, on Hubli - Dharwad Road.

- EXTENT : 23 ACRES 16 GUNTHAS
- BOUNDARIES :
- EAST BY : NALAH
- WEST BY : BLOCK NO : 284, 285, AND 286.
- NORTH BY : PUNE-BANGALORE HIGHWAY NO : 4
- SOUTH BY : BLOCK NO : 312 AND 313.

**SCHEDULE - 'B'**

- DESCRIPTION OF PROPERTY** :
- 1. Site Measuring : 20 Gunthas 9.5 Annas
  - 2. Plot Number : 1 TO 9 C.A.
  - 3. Block in which site is Situated : 282 C.

...4...

Boundaries of Schedule 'B' property :

EAST BY : PLOT NO.: 367 (PARKING)  
 WEST BY : SOCIETY ROAD  
 NORTH BY : PLOT NOS.: 366/1,2 & 3  
 SOUTH BY : SOCIETY ROAD

TOTAL AREA : 2084.30 Sq. Mtrs.



The members and the Secretary of the Managing Committee of the Society.

NAME	DESIGNATION	SIGNATURE
1. SMT. ANNAPURNA C.	DIRECTOR	
2. SHRI. F. A. GIDEON	DIRECTOR	
3. MISS. S. D. JENDE	SECRETARY	

AP. L. B. M. Malagi  
LESSEE - CUM - PURCHA

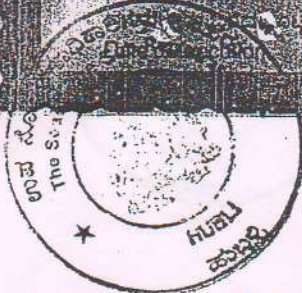
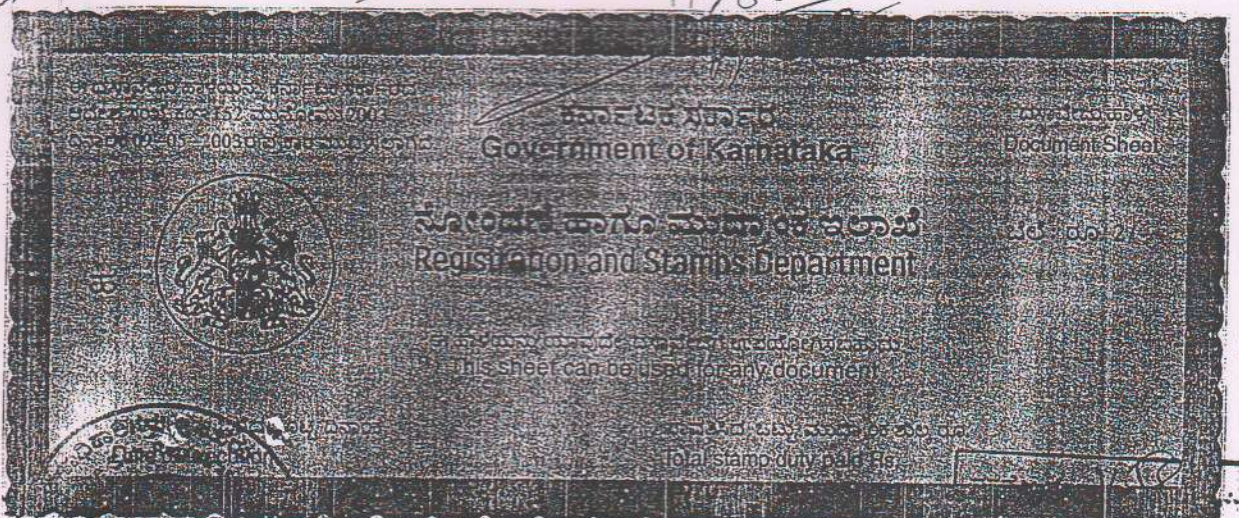
WITNESS

- (M.M. Malagi.)  
 96, 8th Cross,  
 Vijaynagar, Hubli.
- (G. S. ANGADI)  
 # 3 Basaveshwara Nagar  
 Hubli-30

1409

11588

de



**SALE DEED**

170  
ಉ.ನೋ.ಆ.ಕಾ.

This Sale Deed is made at Hubli on this **29th** Day of **February 2008** (Twenty Ninth Day of February Two Thousand Eight) BETWEEN:

The Hubli Co-operative Housing Society Limited, Hubli, a Registered Co-operative Society under No: B 1764/1961, and now onwards called as The Hubli Housing Souhard Co-operative Ltd., under Reg; No: DRZ;RSR/674/2003-2004. Hereinafter called "Seller", represented by its Two Directors / Secretary, with term includes successors - in - office authorised representatives, administrators, executors, etc., on One Part.

**AND**

**SMT. AYESHABEGUM W/O. MOHAMMED HUSSAIN MALAGI**, Age: 66 Years, Occupation Business/ Agriculturist, Residing at 96, 1st Cross, Vijaynagar, Hubli, hereinafter called PURCHASER which term wherever context requires shall mean and include her legal heirs, successors, assigns, representatives, executors, administrators etc., on the OTHER PART.

1)

2)

3)

Ayeshabegum Malagi

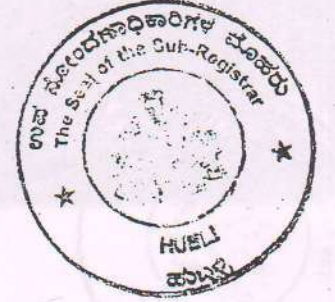


Print Date & Time : 03-03-2008 04:12:08 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 11588

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್ ಹುಬ್ಬಳ್ಳಿ ರವರ ಕಛೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 03-03-2008 ರಂದು 03:40:51 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಘಟನೆಯಿಗಾಗಿ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ವೆಚ್ಚ
1	Registration Fee	9860.00
2	ಸ್ಕ್ಯಾನಿಂಗ್ ಫೀ	270.00
3	Mutation Fee	35.00
4	Search Application Fee	35.00
5	Deficit Stamp Duty and/or Penalty	20.00
	ಒಟ್ಟು :	10220.00



ಶ್ರೀಮತಿ ಅಯೇಶಾ ಬೇಗಂ ಕೋಂ. ಮಹದ್ ಹುಸೇನ . ಮಳಗಿ ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
ಶ್ರೀಮತಿ ಅಯೇಶಾ ಬೇಗಂ ಕೋಂ. ಮಹದ್ ಹುಸೇನ . ಮಳಗಿ			

ಕೆ. ಶ್ರೀನಿವಾಸ ಅಪ್ಪ  
ಕೇಂದ್ರ ಸ್ಥಾನ ಉಪನಿರ್ದೇಶಕರಾದಿ, ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್  
ಹು ಬ್ಳಿ .

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಚ್ಚಿನ ಗುರುತು	ಸಹಿ
1	ಡಿ- ಹುಬ್ಬಳ್ಳಿ ಕೋ-ಅಫ- ಹೌಸಿಂಗ್ ಸೊಸೈಟಿ ಲಿ- ಹುಬ್ಬಳ್ಳಿ. ಈಗಿನ ಹೆಸರು ಡಿ. ಹುಬ್ಬಳ್ಳಿ ಹೌಸಿಂಗ್ ಸೌಹಾರ್ದ ಕೋ. ಆ. ಲಿ. ಇದರ ಸೆಕ್ರೆಟರಿ ಎಸ್. ಡಿ. ಜೇಂಡೆ (ಬರೆದುಕೊಡುವವರು)			

ಕೆ. ಶ್ರೀನಿವಾಸ ಅಪ್ಪ  
ಕೇಂದ್ರ ಸ್ಥಾನ ಉಪನಿರ್ದೇಶಕರಾದಿ, ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್  
ಹು ಬ್ಳಿ .

ರಜಿಸ್ಟ್ರೇಷನ್ ಕಾಯ್ದೆ ಕೆಲಂ 88(1) ಪ್ರಕಾರ ಹಾಜರಾಗಲು ವಿನಾಯ್ತಿಯಿರುವ ಡಿ- ಹುಬ್ಬಳ್ಳಿ ಕೋ-ಅಫ- ಹೌಸಿಂಗ್ ಸೊಸೈಟಿ ಲಿ- ಹುಬ್ಬಳ್ಳಿ. ಈಗಿನ ಹೆಸರು ಡಿ. ಹುಬ್ಬಳ್ಳಿ ಹೌಸಿಂಗ್ ಸೌಹಾರ್ದ ಕೋ. ಆ. ಲಿ. ಇದರ ನಿರ್ದೇಶಕರು ಶ್ರೀ. ಎಸ್. ಎಚ್. ಆರ್.ಳಿ, ಮತ್ತು ಶ್ರೀ. ಎಫ್. ಎ. ಗಿಡಿಯವ ಇವರು ದಸ್ತಾವೇಜನ್ನು ಬರೆದುಕೊಟ್ಟಿರುವುದನ್ನು ನಾನು ಒಪ್ಪಿರುತ್ತೇನೆ.

ಕೆ. ಶ್ರೀನಿವಾಸ ಅಪ್ಪ  
ಕೇಂದ್ರ ಸ್ಥಾನ ಉಪನಿರ್ದೇಶಕರಾದಿ, ಸಬ್ ರಜಿಸ್ಟ್ರಾರ್  
ಹು ಬ್ಳಿ .



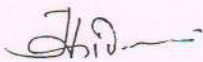


12. Whereas the seller society herein is the true and lawful Owner of property land bearing Block No. 282/C of Bhairidevarkoppa, Hubli Taluka, Hubli - Dharwad Municipal Corporation Area, Hubli, measuring 23 Acres and 16 Gunthas in aggregate more fully described in schedule 'A' given hereunder.

Whereas the society obtained approval of the Hubli - Dharwad Urban Development Authority for the layout plan on 6-10-1995, This area is named as "Shaniniketan" Layout, which is laying on P. B. Road, NH-4, on way from Hubli - Dharwad, opposite to the New A. P. M. C. Yard. Boundaries of this Layout are described in Schedule 'A' for the purpose of location of land. The society has also obtained building Permission from the authorities of the Hubli - Dharwad Municipal Corporation, Hubli. Besides, the entire layout has also been got entered in the "Assessment Book" of the Municipal Corporation for the purposes of Municipal Taxes.

Whereas the purchaser has approached the society on her becoming a member of the society with willingness to hold and posses a Civic Amenity site described in schedule 'B' below, on sale basis. The Society having granted her request as per Bye-Laws of the society, hereby grants the Civic Amenity site shown in Schedule 'B' on sale basis subject to the conditions herein below. The schedules shown are part and parcel of this deed.

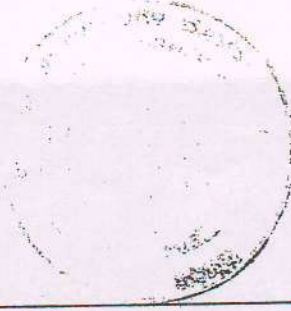
1) 

2) 

*Ayesha Begum Haidari*

3) 

ಗುರ್ತಿಸಲ್ಪಡುವವರು



ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	ಎ. ಎಚ್. ಶೇಖರ ಸಾ : ಉಡುಪಿ, ಹುಬ್ಬಳ್ಳಿ	
2	ಕೆ. ಎಮ್. ಮನಿ ಸಾ : 96, 1ನೇ ಕ್ರಾಸ ವಿಜಯ ನಗರ ಹುಬ್ಬಳ್ಳಿ	

ಕೆ. ಶ್ರೀನಿವಾಸ ರಾವ್

ಕೇಂದ್ರ ಸ್ಥಾನ ಉಪನಿರ್ದೇಶಕರು

ಹುಬ್ಬಳ್ಳಿ.

ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು  
ನಂಬರ HBL-1-11588-2007-08 ಅಗಿ  
ಸಿ.ಡಿ. ನಂಬರ HBLD94 ನೇ ಧರಲ್ಲಿ  
ದಿನಾಂಕ 03-03-2008 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ

ಕೆ. ಶ್ರೀನಿವಾಸ ರಾವ್  
ಕೇಂದ್ರ ಸ್ಥಾನ ಉಪನಿರ್ದೇಶಕರು,

ಹುಬ್ಬಳ್ಳಿ.



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**Conditions :-**

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- 1) The purchaser is entitle to pledge, Mortgage the site and building thereon in favour of any public financial Institutions and Banks etc., for securing any type loans without the prior permission of the First Party.
- 2) The Purchaser has all privileges to enjoy roads, drains sewers water pipes and other facilities that may be provided in the layout in which the site is situated subject to all rules and regulations of public authorities.
- 3) The Purchaser shall bear all expenses, charges of registration of Sale Deed including stamp duty .

*[Handwritten mark]*

*[Handwritten mark]*

NOW, therefore, this deed witness that pursuant to the above the Seller and the Purchaser agreed to the terms and conditions mentioned above.

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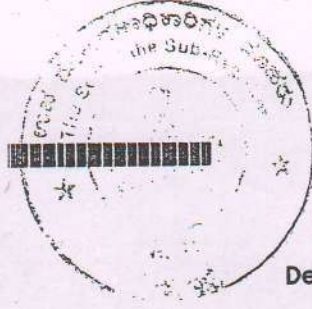
*[Handwritten signature]*

..4

2) *[Handwritten signature]*

3) *[Handwritten signature]*

Aysha Begum Kalaj



ಕರ್ನಾಟಕ ಸರ್ಕಾರ  
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ  
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ


1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀಮತಿ ಅಯೀಶಾ ಬೇಗಂ ಕೋಂ. ಮಹದ ಹುಸೇನ್. ಮಳಗಿ , ಇವರು 100.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
By Cash	100.00	BY CASH RS.100, DT: 03/03/2008 ALREDY PAID RS.255240 , DUCOMENT NO .4534 , DT: 24/09/2004 ,
ಒಟ್ಟು :	100.00	

ಸ್ಥಳ : ಹುಬ್ಬಳ್ಳಿ

ದಿನಾಂಕ : 03/03/2008

  
ಕೆ. ಶ್ರೀನಿವಾಸ ರಾವ್  
ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಇಲಾಖೆ  
ಹುಬ್ಬಳ್ಳಿ

Designed and Developed by C-DAC ,ACTS Pune.



..4..

AND the society hereby declares that the purchaser is the lawful and absolute Owner of the property mentioned in Schedule 'B' having rights together with right of transferability. It is further declared by the society, that Schedule 'B' property is not subject to any lien or mortgage prior to this transfer. Schedule 'B' property is free from all encumbrances.

And the society further declares that all taxes, cess, charges levied on this schedule property together with development charges, Layout Fees, Slum Clearance charges etc., are fully paid upto this date and society do undertakes to discharge any such amount found levied or leviable upto the date of this Sale Deed such as development charges etc.,

And that the society do hereby convey grant, transfer all interest, title on the schedule 'B' property to the purchaser and she is at liberty to deposit this Title Deed and create equitable mortgage for securing loan, on the said site shown in Schedule - 'B'.

A Lease-cum-Sale Deed was executed in favour of the same party on dated 24-09-2004 Registered at Sub-Registrar Office Hubli, vide Document No. 4534, BK-I, CD/HBLD 24. In pursuance of the said Lease-Cum-Sale Deed, further this deed of Absolute sale is executed by the Housing Society in favour of the same party.

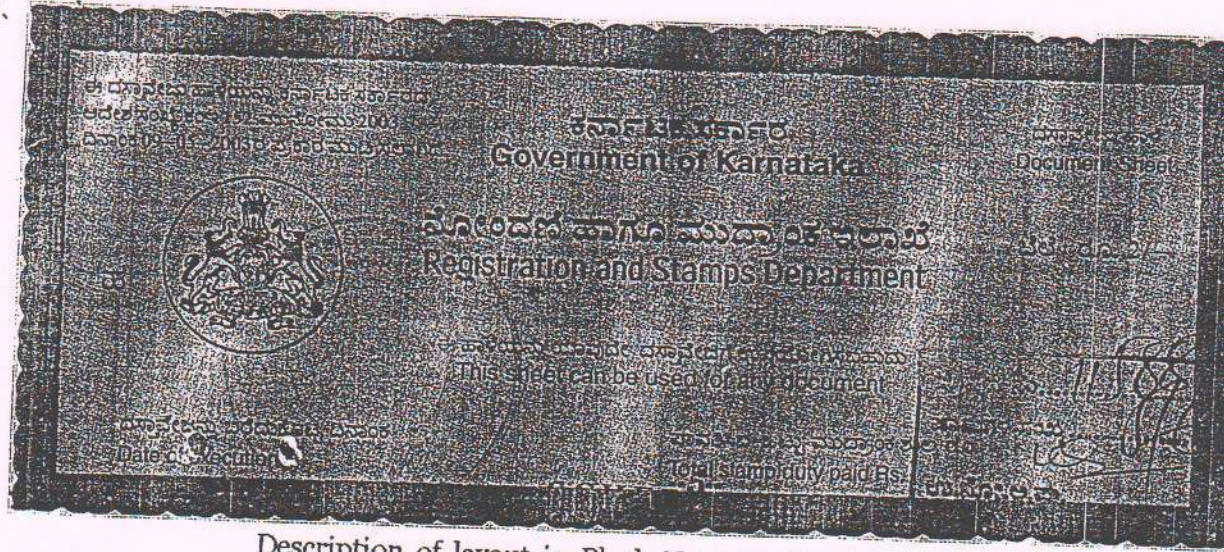
1)

2)

3)

Ayeshabegum Kalagi

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Description of layout in Block No. 282 C of Bhairidevarkoppa Gram. Hubli Taluka, Hubli, the layout being called "Shantiniketan" on NH-4, on Hubli - Dharwad Road.

Extent : 23 Acres 16 Gunthas

**Boundaries**

East by : Nalah

West by : Block No 284, 285, and 286

North by : Pune -Bangalore Highway No: 4

South by : Block No : 312 and 313.

**SCHEDULE - 'B'**

**Description of PROPERTY :**

1) Site measuring : 20 Gunthas 9.5 Annas

2) Plot number : 1 TO 9 C. A.

3) Block No. : 282 C

**Boundaries of Schedule 'B' property:**

East by : PLOT NO: 367 (PARKING)

West by : SOCIETY ROAD

North by : PLOT NO: 366 /1, 2 & 3

South by : SOCIETY ROAD

Total area : 2084.30 Sq. Mtrs.

1)

2)

3)

Ayesha Begum Nalaji



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The members and of the Managing Committee and the Secretary of the society.

Sl. No	Name	Designation	Signature
1	Shri. S. H. Arali	Director	
2	Shri. F. A Gideon	Director	
3	Smt. S. D. Jende	Secretary	



Purchaser

Witnesses

1.   
C.S. Gadadavay -  
Shuravay Path,  
Udupi or Dharwad.

2.   
M. M. Malagi  
96, 1st Cross,  
Vijaynagar, Hubli.