



ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ BRUHAT BANGALORE MAHANAGARA PALIKE

ಕಂದಾಯ ಇಲಾಖೆ/REVENUE DEPARTMENT

ಸಂಖ್ಯೆ/No. : BMP/REV/2008-09/KC/366909

ಸ್ಥಳ/Place : CSC South Counter I

ದಿನಾಂಕ/Date : 20-11-2008

ಖಾತಾದೃಢೀಕರಣ ಪತ್ರ/ KHATHA CERTIFICATE

ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆಯ ವಾರ್ಡ್ ಸಂಖ್ಯೆ 64 - GURAPPANA PALYA, ಮುನಿಸಿಪಲ್ ಸಂಖ್ಯೆ ಹೊಸದು 27 (ಹಳೆಯ ಸಂಖ್ಯೆ ---) 1ST CROSS ROAD BISMILLA NAGAR, BANGALORE, ಈ ಸ್ವತ್ತಿನ ಖಾತೆಯು ನಗರಪಾಲಿಕೆ ದಾಖಲೆಯಲ್ಲಿ ಶ್ರೀ/ಶ್ರೀಮತಿ BISMILLAH EDUCATIONAL TRUST ರವರ ಹೆಸರಿನಲ್ಲಿ ದಾಖಲಾಗಿದೆ ಎಂದು ದೃಢೀಕರಿಸಿದೆ. ಸದರಿ ಸ್ವತ್ತಿಗೆ "ಸ್ವತ್ತಿನ ಗುರುತಿನ ಸಂಖ್ಯೆ" (ಪಿಐಡಿ) 64-112-27 ನೀಡಲಾಗಿದೆ. ಮುಂದೆ ಈ ಸ್ವತ್ತಿಗೆ ಸಂಬಂಧಿಸಿದಂತೆ ವ್ಯವಹರಿಸುವಾಗ ದಯವಿಟ್ಟು ಈ "ಪಿಐಡಿ" ಸಂಖ್ಯೆಯನ್ನು ಉಪಯೋಗಿಸುವುದು.

Certified that the Khatha of Property bearing Municipal No. New 27 (Old No.---) at 1ST CROSS ROAD BISMILLA NAGAR, BANGALORE, Ward No 64 - GURAPPANA PALYA, stands in the name of Sri/Smt. BISMILLAH EDUCATIONAL TRUST in the register of Bangalore Mahanagara Palike. The unique "Property ID No." (PID) allotted to this Property is 64-112-27. Please refer the "PID No." for all further correspondence.

ಸಹಾಯಕ ಕಂದಾಯ ಅಧಿಕಾರಿ /Assistant Revenue Officer ಬೆಂಗಳೂರು

ಮಹಾನಗರ ಪಾಲಿಕೆ/Bangalore Mahanagara Palike

ಗೆ/To,

ಶ್ರೀ/ಶ್ರೀಮತಿ/ Sri/Smt. BISMILLAH EDUCATIONAL TRUST
27(---) 1ST CROSS ROAD BISMILLA NAGAR
BANGALORE

1. ಖಾತಾ ಪ್ರಮಾಣ ಪತ್ರಕ್ಕಾಗಿ 25/- ರೂ. ಗಳನ್ನು ಸ್ವೀಕರಿಸಲಾಗಿದೆ. ರಸೀತಿ ಸಂಖ್ಯೆ :-2008/673920

Received Rs. 25/- for Khatha Certificate. Receipt No:-2008/673920

2. ವಿಶೇಷ ಸೂಚನೆ : ಈ ಪ್ರಮಾಣ ಪತ್ರವನ್ನು ಗಣಕೀಕರಣ ಮಾಡಿರುವ ಮಾಹಿತಿಗಳ ಆಧಾರದ ಮೇಲೆ ನೀಡಲಾಗಿದೆ. ಈ ಸಂಬಂಧ ತಪ್ಪುಗಳಿದ್ದಲ್ಲಿ ದಯವಿಟ್ಟು ಸಂಬಂಧಪಟ್ಟ ಸಹಾಯಕ ಕಂದಾಯ ಅಧಿಕಾರಿಯನ್ನು ಸಂಪರ್ಕಿಸಿ.

Note:- This Certificate is issued from the Computerised records. If any discrepancies are found, please contact the concerned Assistant Revenue Officer.



ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ BRUHAT BANGALORE MAHANAGARA PALIKE

ಕಂದಾಯ ಇಲಾಖೆ / REVENUE DEPARTMENT

ಖಾತಾ ನಕಲು / KHATHA EXTRACT

ಕ್ರಮ ಸಂಖ್ಯೆ/KE Number: BMP/REV/2008-09/KE/373949

ಸ್ಥಳ/ Place : CSC South Counter I

ಆಸ್ತಿ ಗುರುತಿನ ಸಂಖ್ಯೆ/ Property ID No : 64-112-27

ದಿನಾಂಕ/ Date : 20-11-2008

01	ವಾರ್ಡ್ ಸಂಖ್ಯೆ ಮತ್ತು ಹೆಸರು / Ward No. and Name	64/GURAPPANA PALYA
02	ರಸ್ತೆಯ ಹೆಸರು / Road Name	1ST CROSS ROAD BISMILLA NAGAR
03	ಮುನಿಸಿಪಲ್ ಸಂಖ್ಯೆ / Municipal No.: ಹಳೆಯದು / Old No.:	ಹೊಸದು / New No.:27
04	ಮಾಲೀಕರ ಹೆಸರು / Owners Name	BISMILLAH EDUCATIONAL TRUST
05	ನಿವೇಶನದ ಅಳತೆ / Sital Area (Sq.ft)	612.0
06	ಕಟ್ಟಡದ ಅಳತೆ / Total Builtup Area (Sq.ft)	
07	ಖಾಲಿ ನಿವೇಶನದ ವಾರ್ಷಿಕ ಮೌಲ್ಯ / Vacant Land ARV	
08	ವಸತಿಗಾಗಿ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ / Residential ARV	
09	ವಸತಿಯೇತರ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ / Non-Residential ARV	Rs. 48500.00
10	ತೆರಿಗೆ ದರ / Rate of Tax: ವಸತಿಯೇತರ ವಾರ್ಷಿಕ ಮೌಲ್ಯದ ಮೇಲೆ ಶೇ 25/25% on Non-Residential ARV ವಸತಿ / ಖಾಲಿ ನಿವೇಶನದ ವಾರ್ಷಿಕ ಮೌಲ್ಯದ ಮೇಲೆ ಶೇ 20 / 20% on Residential/ Vac. Land ARV	NR-TAX :Rs. 12125.00 R-TAX : --- VL-TAX : ---
11	ಕಂದಾಯ ಬೇಡಿಕೆ / Property Tax Demand	Rs. 12125.0
12	ಉಪಕರಗಳು (ಆರೋಗ್ಯ, ಶಿಕ್ಷಣ, ಗ್ರಂಥಾಲಯ, ಬಿಕ್ಕುಕರ) ಶೇ 34 / Cessess (Health, Education, Library, Beggary) : 34%	Rs. 4123.00
13	ಒಟ್ಟು ಬೇಡಿಕೆ / Total Tax	Rs. 16248.00
14	ಕಂದಾಯ ನಿಗದಿ ಮಾಡುವ ಅಧಿಕಾರಿಯ ರಾಜು / Signature of the Concerned Assessor	
15	ಕಮ್ಮಿ ಜಾಸ್ತಿ ದಾಖಲೆ ಪ್ರಸ್ತುತದಲ್ಲಿರುವ ಕ್ರಮ ಸಂಖ್ಯೆ/SI No in Mutation Register	DA/64/MTR/65/2008-2009
16	ಜಾರಿಗೆ ಬರುವ ತಾರೀಖು / Effective Date	01-04-2005
17	ಮೇಲ್ದಾಟು ವೆಚ್ಚ / Improvement Charges	

ಷರಾ / Remarks

ಸಹಾಯಕ ಕಂದಾಯ ಅಧಿಕಾರಿ / Assistant Revenue Officer

ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ / Bangalore Mahanagara Palike

1. ಖಾತಾ ನಕಲು ಪ್ರಮಾಣ ಪತ್ರಕ್ಕಾಗಿ 100/- ರೂ. ಗಳನ್ನು ಸ್ವೀಕರಿಸಲಾಗಿದೆ. ರಸೀತಿ ಸಂಖ್ಯೆ :-2008/673919

Received Rs. 100/- for Khatha Extract. Receipt No:-2008/673919

2. ವಿಶೇಷ ಸೂಚನೆ : ಈ ಪ್ರಮಾಣ ಪತ್ರವನ್ನು ಗಣಕೀಕರಣ ಮಾಡಿರುವ ಮಾಹಿತಿಗಳ ಆಧಾರದ ಮೇಲೆ ನೀಡಲಾಗಿದೆ. ಈ ಸಂಬಂಧ ತಪ್ಪುಗಳಿದ್ದಲ್ಲಿ ದಯವಿಟ್ಟು ಸಂಬಂಧಪಟ್ಟ ಸಹಾಯಕ ಕಂದಾಯ ಅಧಿಕಾರಿಯನ್ನು ಸಂಪರ್ಕಿಸಿ.

Note:- This Certificate is issued from the Computerized records. If any discrepancies are found, please contact the concerned Assistant Revenue Officer.

2601/9697

5000Rs.



ABSOLUTE SALE DEED

THIS DEED OF ABSOLUTE SALE is made and executed on this the 10th day of December One Thousand Nine Hundred and Ninety Six (10-12-96) at Bangalore City, by and between :

134000/-
2680/-
18
2

Sri. S.P. ANNAIAH REDDY,
S/o Sri. Pillappa Reddy,
Residing at Suddagunte Palya,
Bangalore City.

Represented by his General Power of Attorney Holder :

Smt. NASIMA BEGUM,
Aged about 49 years,
W/o Late S.A. Shukoor,
Residing at No. 10/1,
in front of Basavanagudi
Mosque, Basavanagudi,
Bangalore - 560 004.

hereinafter called the ' V E N D O R ' of the one part and in favour of :

Signature

....2/-

Handwritten notes and stamps at the bottom left.



9/84. 91 Rs 5000/-
 Smt/Sri Bismillah Educational Trust
 Date 9/12/96

J. CHANDRAPPA
 A Class Stamp Vendar
 S.V.L No: 115,92-93
 Paper Lavanagar, BANGALORE-11

for Want of Rs 16.750/-
 Valued 8 + Rs 5000 - Rs 1000 + 500 + 100 50
 Issued jointly 3 1 1 2 1

ಶೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 10 12-96
 ಖಾತೆ ಸಂಖ್ಯೆ 3-100
 ಹೆಸರು Mohammed Suihulla
 ಪಾಡಲ್ಪಟ್ಟು ನೋಂದಣಿ ಮಾಡು

ನೋಂದಣಿ
 ಕಾಲಿಗೆ
 ಹೊಂದ
 ಅಂಶ ಮೊತ್ತ
 ಇತರೆ

2680:00
 18:00
 2:00
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ಮೊತ್ತ ರೂ. 2700:00

I ಸೇ ಪತ್ರ ಕಡ 1992 ಸೇ ಸಂಖ್ಯೆ	
237	243 ಸೇ ಪಟಗಳಲ್ಲಿ
1996-97	32 ವಿವರಣೆ ಕಡೆಂದು
2601	97
ಹಯಾಳ	
ಉಪ ನೋಂದಣಾಧಿಕಾರಿ, ಬೆಂಗಳೂರು ಸಿಟಿ, ಇಯಾನ್ ಗಲ	



FOR BISMILLAH EDUCATION TRUST

M. Sult
 Secretary

Hayana
 ಉಪ-ನೋಂದಣಾಧಿಕಾರಿ

ಬರೆದು ಕೂಟ್ಟಿದ್ದು ಉಂಟೆಂದು
 ಒಪ್ಪಿಕೊಂಡಿರುತ್ತೇನೆ



U L

Hayana
 ಉಪ-ನೋಂದಣಾಧಿಕಾರಿ

ನೋಂದಣಿ

9/12/96
 (DAUGHT SHARIEF)
 No. 136, B.T.B. Area
 Chikkanagara Bangalore-41.

Hayana
 10/12/1996
 ಹಿರಿಯ ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
 ಬೆಂಗಳೂರು ಸಿಟಿ, ಇಯಾನ್ ಗಲ



BISMILLAH EDUCATIONAL TRUST (Regd),
 Represented by its Hon. Secretary -
 Sri. MOHAMMED SAIFULLA,
 and its Chairman -
 Sri. MAHMOOD KHAN,
 Residing at Bismillanagar,
 Bangalore - 560 029.

hereinafter called the 'PURCHASERS' of the other part
 and witnesseth as follows :

And whereas the 'VENDOR' and 'PURCHASERS' shall mean and include
 their respective heirs, executors, legal representatives, admini-
 strators and assigns;

AND WHEREAS the Property bearing House on Site No. 73/2, situated
 at Bismilla Nagar, Thavarekere Village, 35/58th Division of Bang-
 alore City Corporation, Bangalore, which is morefully described in
 the schedule hereunder and hereinafter referred to as the 'SCHEDULE
 PROPERTY'.

سیان

....3/-



And Whereas the said Sri. S.P. Annaiah Reddy acquired the above mentioned property as Ancestral Property.

And whereas the said Sri. S.P. Annaiah Reddy, executed and registered a General Power of Attorney in favour of the said Vendor in respect of the schedule property, vide registered as document No. 215/87-88, of Book IV, Volume 70, Pages 136 to 138, dated : 14-9-87, in the office of the sub-registrar, Jayanagar, Bangalore.

And whereas the Vendor is in need of money for her family necessities she has agreed and offered to sell the scheduled property to the Purchasers for a sale consideration amount of Rs. 1,34,000/- (Rupees One Lakh Thirty Four thousand only), and whereas the Purchasers have agreed to purchase the schedule property from the Vendor for above said sale consideration amount of Rs. 1,34,000/- (Rupees One Lakh Thirty Four thousand only) by way of cash to the Vendor before the following witnesses. Thus the Vendor has received the full and final settlement of the said sale consideration amount and hereby acknowledges the receipt of the same.

NOW THIS DEED OF ABSOLUTE SALE WITNESSETH :- That in pursuance

...4/-



4-4 :- 2601 10 96 97 17

of the said sale consideration and transactions of Rs. 1,34,000/- (Rupees One Lakh Thirty Four thousand only) the Vendor doth hereby convey, sell, transfer, grant and assigns UNTO and to use of the Purchasers ALL THAT PIECE AND PARCEL of the property together with all rights, easements, appurtenances, advantages, whatsoever in the schedule property the Vendor into and upon the schedule property TO HAVE AND TO HOLD AND ENJOY TO THE PURCHASERS for ever free from all encumbrances. And thus the Vendor hereby covenants with the Purchasers that she is the sole and absolute owner of the property and she is not done any debt or deed whereby the schedule property or any part therein the manner hereinafter appearing;

THE VENDOR DOTH HEREBY COVENANTS WITH THE PURCHASERS AS FOLLOWS :-

1. That none other than the Vendor have or had any claim either of right, title, interest, possession, maintenance, and share in the schedule property, further covenants with the purchasers that the schedule property is free from all encumbrances, court att-

.....3/-



S-5 :- कावेरी तालुका नो. 2601 96 92 I

chments, minor claims, wills, security, demands, loans, private or public decree, litigations, mortgages, pending etc.,

2. That the schedule property may at all times remain and be to the use of the Purchasers peacefully for ever without interruption being made by anyone on account of any claim by the Vendor or any person/s claiming through or in trust to him.

3. That to save harmless and always indemnify the purchasers against all losses, damages, encumbrances, that the Purchasers may suffer or sustain in consequences of any claim if being made by anyone on account of any defect in title of the schedule property hereby conveyed.

4. That at the request and cost of the Purchasers the Vendor shall do all such acts, deeds and things which are legally necessary for and more perfectly asserting the title and complete all the transactions.

.....6/-



6
-: 6 :-

960.1 18 96 42 4

5. That the Vendor hereby conveyed and has this day delivered the vacant possession along with the original relevant documents in connections with the scheduled property to the Purchasers.
6. That the Vendor assures with the Purchasers that the schedule property is free from all encumbrances and as also evidenced by the Certificate form.
7. No error mis-statement or omission in the description of the schedule property shall annul the sale.

:: SCHEDULE ::

All that piece and parcel of the property bearing Portion of House on Site No. 73/2, situated at Bismilla Nagar, Thavarekere Village, 35/58th Division of Bangalore City Corporation, Bangalore, measuring East to West : $\frac{32'+36'}{2}$ feet, and North to South : $\frac{8'+28'}{2}$ feet,

.....7/-



-: 7 :-

2601 1975 96 97/8

and bounded on the :- (Total measuring 612 square feet).

East by :- Property No. 9-S/A,
 West by :- BET Tank Bund Road,
 North by :- BET School Property,
 South by :- BET School Property.

:: BUILDING PARTICULARS ::

The House constructed in the year 1975, about Two (2) squares A.C. Sheet roofing house, doors and windows are made out of jungle wood, walls are built with brick and mud mortar, No water, No sanitary, No electrical connection away from all facilities.

The Present Market Value of the schedule property is
 Rs. 1,34,000/- (Rupees One Lakhs Thirty Four thousand only).

.....8/-



88 श्री काशीदास शर्मा देवदत्त सोनी 2601 12 96 97 98

IN WITNESS WHEREOF the Vendor has affixed her signatures to this Deed of Absolute Sale, on the day, month and year first above mentioned at Bangalore.

WITNESSES :-

1. S. A. Sultan Ahmed
S. A. SULTAN AHMEAD
D NO 10/1 2ND FLOOR
KHAZI STREET
BASAVANGUDI B-4

U G

" VENDOR "

2. S. A. Subhan
S. A. SUBHAN
SAME ADDRESS

Subhan M

3. Mani 10/12/96

RATNAMATHULLA SHARIFF
ADVOCATE B.Sc.LL.B.
10, N. K. Market (City Market)
BANGALORE-560002

PREPARED BY
T. V. SUBBARAYA
Deed Writer Licence No. 1796-97
Bangalore (Urban) District
S.R.O. Premises, Jayanagar
BANGALORE-560 011

4. Daulath Shariff
(DAULATH SHARIFF)
No 136. B & B Area,
Thirak Nagar
Bangalore- 41