ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ
ಬೇಗೂರು ಉಪವಿಭಾಗ

ಸಂಖ್ಯೆ/ಡಿ.ಎ.(ಬೇ)192/ಕೆ.ಟಿ.ಆರ್./ /2019-20
ಸಂಖ್ಯೆ/ಡಿ.ಎ.(ಬೇ)192/ಎಂ.ಆರ್./12/ /2019-20

ಸಹ ಕಂದಾಯ ಅಧಿಕಾರಿಗಳ ಕಛೇರಿ
ಬೇಗೂರು ಉಪ ವಿಭಾಗ
ಬೆಂಗಳೂರು. ದಿನಾಂಕ:04/01/2019.

1976ರ ಕರ್ನಾಟಕ ಮುನಿಸಿಪಲ್ ಕಾರ್ಪೋರೇಶನ್ ಅಧಿನಿಯಮ 147ನೇ. ಪ್ರಕರಣ ಪೆಡ್ಯೂಲ್ಡ್ -03 ಭಾಗ 02 ನಿಯಮ 8 ಮತ್ತು 9 ರ ಸೂಚನಾ ಪತ್ರ

ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ, ಬೇಗೂರು ಉಪ ವಿಭಾಗದ, ವಾರ್ಡ್ ಸಂಖ್ಯೆ 192 ಎಳೇನಹಳ್ಳಿ ಗ್ರಾಮದ, ಖಾತಾ ಸಂಖ್ಯೆ 96/97/46/2 ವಿಸ್ತೀರ್ಣ 90387ರ ಪೈಕಿ 5431.89 ಚ.ಅಡಿಗಳ ನಿವೇಶನಗಳನ್ನು ಪ್ರತ್ಯೇಕಗೊಳಿಸಿರುವ ಸ್ವತ್ತಿಗೆ ಖಾತಾ ವಿಭಜಿಸಿ ಉಪ ಮುನಿಸಿಪಲ್ ಸಂಖ್ಯೆ ನೀಡಿ, ಕಂದಾಯ ನಿಗದಿಪಡಿಸಲು ಕೋರಿ, **ಶ್ರೀ.ವೆಂಕಟಕೃಷ್ಣ** ಮತ್ತು ಇತರರು ರವರು ಅರ್ಜಿಯನ್ನು ಸಲ್ಲಿಸಿರುತ್ತಾರೆ. ಅರ್ಜಿಯನ್ನು ಪರಿಶೀಲಿಸಿದ ತರುವಾಯ ಸದರಿ ಸ್ವತ್ತಿನ ಅಳತೆಯನ್ನು ವಿಭಜಿಸಿ ವರ್ಗಾಯಿಸಲು ಮಾನ್ಯ ಕಂದಾಯ ಅಧಿಕಾರಿಗಳು (ಅಂಜನಾಪುರ)ರವರು ದಿನಾಂಕ:01/04/2019ರಿಂದ ಜಾರಿಗೆ ಬರುವಂತೆ ಈ ಕೆಳಕಂಡಂತೆ ಅನುಮೋದಿಸಿರುತ್ತಾರೆ.

ಹಾಲಿ ಇರುವ ಖಾತೆಯ ವಿವರ

ಕ್ರ.ಸ.	ಹಾಲಿ ಖಾತೆಯ ಸಂಖ್ಯೆ	ಹೆಸರು	ವಿಸ್ತೀರ್ಣ
1.	96/97/46/2	ಶ್ರೀ ಸ್ಮಿತಾರಾಯ್, ಶುಭಾ.ಎ ಹರಿತಾಸಾ, ದಿನೇಶ್ ತೊಡರ್ವಲ್,ಸುಮಿತ್ತ ತೊಡರ್ವಲ್, ಅಥಿತಿ ವಿ ಹರಿತಾಸಾ, ಆರ್ ವೆಂಕಟಕೃಷ್ಣ ಮತ್ತು ಇಂದಿರಾ ಎ ರಾವ್	90387 ಚ ಅ

ಈ ಸ್ವತ್ತು ಖಾಲಿ ನಿವೇಶನವಾಗಿದ್ದು, ಸದರಿ ಸ್ವತ್ತಿಗೆ ಉಪ ಮುನಿಸಿಪಲ್ ನೀಡಿ, ಕಂದಾಯವನ್ನು ದಿನಾಂಕ:01/04/2019 ರಿಂದ ಜಾರಿ ಬರುವಂತೆ ಈ ಕೆಳಕಂಡಂತೆ ನಿಗದಿಪಡಿಸಿದೆ.

ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ
Bruhat Bangalore Mahanagara Palike

ಆಯುಕ್ತರವರ ಕಛೇರಿ
Office Of The Commissioner

ವಾರ್ಡ್
ಸಂಖ್ಯೆ ಡಿ.ಎ.
No.:DA/ MR/121/19-20

ಕಂದಾಯ ಇಲಾಖೆ ಸ.ಕಂ.ಅ. (ಬೆಂಗೂರು) ವಲಯ
Revenue Department ಬೊಮ್ಮನಹಳ್ಳಿ Range
ಬೆಂಗಳೂರು, ದಿನಾಂಕ : 4.1.2020
Bangalore, Date :

ಪ್ರಮಾಣ ಪತ್ರ / CERTIFICATE

ಸ.ಕಂ.ಅ. (ಬೆಂಗೂರು)
ಬೆಂಗಳೂರಿನ W-192 ನೆಯ ವಿಭಾಗದ ವಿಶೇಷಕರಿಗೆ

ಇರುವ 96/46/2/97 ನೆಯ ಸಂಖ್ಯೆಯು ಆಸ್ತಿ ಖಾತೆಯ ಈ ಕಛೇರಿಯ ದಾಖಲೆ ಪುಸ್ತಕದಲ್ಲಿ

ಶ್ರೀ / ಶ್ರೀಮತಿ ನೀತು ರಾಯಲ್, ಶುಭಾ. ವಿ. ಕಂತೆಗಿ, Dinesh Todarwal
Sumitha Todarwal, ಬಿ.ಕೆ. V. ಕಂತೆಗಿ, R. ವೆಂಕಟಕೃಷ್ಣ, ಇಂದಿರಾ. ವಿ. ರಾಯಲ್ ಇವರ ಹೆಸರಿನಲ್ಲಿ ಇರುತ್ತದೆ.

Certified that the Khatha of Property No. / / /

in

ward No. Bangalore, Stands In the Name of

Sri / Smt.

in the register of this office.

ಸಹ ಕಂದಾಯ ಅಧಿಕಾರಿ
Assistant Revenue Officer
ಸಹ ಕಂದಾಯ ಅಧಿಕಾರಿ
(ಬೆಂಗೂರು ಉಪ-ವಿಭಾಗ)
ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ
Bruhat Bangalore Mahanagara Palike

ಗೆ / To
ಶ್ರೀ / ಶ್ರೀಮತಿ ನೀತು ರಾಯಲ್ & Others
Sri / Smt.

ಕ.ಇ. ನಮೂನೆ : 1

ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ವಾರ್ಡ್ ಸಂಖ್ಯೆ : 192

ವಾರ್ಡಿನ ಸಂಖ್ಯೆ : ಬೇಗೂರು

ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ
ಕಂದಾಯ ಇಲಾಖೆ

ಪುಸ್ತಕದ ಸಂಖ್ಯೆ : ಬಿ.ಎ

ಪುಟದ ಸಂಖ್ಯೆ : 151

ಮನೆಗಳು ಮತ್ತು ಖಾಲಿ ಜಾಗಗಳ ದಾಖಲೆ ಪುಸ್ತಕ
2019 ರಿಂದ 2020 ವರೆಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ರಸ್ತೆಯ ಸಂಖ್ಯೆ	ಮನೆ ನಂ. ಹಳೆಯದು	ಮನೆ ನಂ. ಹೊಸದು	ನಿವೇಶನ ಅಳತೆ	ಕಟ್ಟಡದ ಅಳತೆ	ಮಾಲೀಕರ ಹೆಸರು	ಉಪಭೋದಾರರ / ಬಾಡಿಗೆದಾರರ ಹೆಸರು	ಖಾಲಿ ನಿವೇಶನದ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ಕಟ್ಟಡದ ಹಾಲಿ ಇರುವ ಕಂದಾಯ: ವಸತಿಗಾಗಿ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ವಸತಿಯೇತರ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ಒಟ್ಟು ವಾರ್ಷಿಕ ಮೌಲ್ಯ 10-11ನೇ ಕಾಲಂಗಳ ಮೊತ್ತ	ಕಂದಾಯ ಬೇಡಿಕೆ	ಉಪಕರಗಳು : ಶಿಕ್ಷಣ 10% ಆರೋಗ್ಯ 15% ಗ್ರಂಥಾಲಯ 6% ಭಿಕ್ಷುಕ 3% ಒಟ್ಟು 34%	ಒಟ್ಟು ಬೇಡಿಕೆ	ಖಾಲಿ ನಿವೇಶನದ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ಕಟ್ಟಡದ ಪರಿಷ್ಕರಿಸಿರುವ ಕಂದಾಯ: ವಸತಿಗಾಗಿ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ವಸತಿಯೇತರ ಉಪಯೋಗ ವಾರ್ಷಿಕ ಮೌಲ್ಯ	ಒಟ್ಟು ವಾರ್ಷಿಕ ಮೌಲ್ಯ 17-18ನೇ ಕಾಲಂಗಳ ಮೊತ್ತ	ಕಂದಾಯ ಬೇಡಿಕೆ	ಉಪಕರಗಳು : ಶಿಕ್ಷಣ 10% ಆರೋಗ್ಯ 15% ಗ್ರಂಥಾಲಯ 6% ಭಿಕ್ಷುಕ 3% ಒಟ್ಟು 34%	ಒಟ್ಟು ಬೇಡಿಕೆ	ಕಂದಾಯ ನಗದಿ ಮಾಡುವ ಅಧಿಕಾರಿಯ ರುಜು	ಕಮ್ಮಟ್ಟಾ ದಾಖಲೆ ಪುಸ್ತಕದಲ್ಲಿರುವ ಕ್ರಮ ಸಂಖ್ಯೆ	ಪೆಪ್ಪರ್ ಯಾ ಕಮ್ಮಿ	ಜಾರಿಗೆ ಬರುವ ತಾರೀಖು	ಆಕ್ಷೇಪಣೆ ಅರ್ಜಿ ಮೇಲಿನ ತೀರ್ಪಿನ ವಿವರ ರೂಲ್ 8,9	ಅಭಿವೃದ್ಧಿ ಶುಲ್ಕ	ಇತರೆ
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29
96/97	-	Sy No 46/2		(W-03)ಸು 23-36	8455 ಚ.ಅ	ನಿಕೇತನ ಶುಭಾ. ವಿ. ಕಂಠತಿನಿ Dinesh Todarwal Sumitha Todarwal ಶುಭಾ. V. ಕಂಠತಿನಿ DA/W192/KTR/115-16 R. ವೆಂಕಟಪ್ಪ ಇಂದಿರಾ. ವಿ. ರಾವ್									56192	169910	-	-	56192	169910	33989	8156	42145			1	4/19	ಅಂದ			

ಮುನ್ಸ ಸಂಖ್ಯೆ (ಪಶ್ಚಿಮ) ರವರ ಕಛೇರಿಯಲ್ಲಿ ಈ ಸ್ವತ್ತಿನ ಸಂಖ್ಯೆ ಸ್ವತ್ತಿನ ಸಂಖ್ಯೆ 9ನೇ/46/2006ಕ್ಕೆ ಬದಲು ಅಸ್ತಿತ್ವದಲ್ಲಿದೆ. ಸಹಿ- ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ಮುನ್ಸ ಸಂಖ್ಯೆ (ಪಶ್ಚಿಮ) ರವರ ಕಛೇರಿಯಲ್ಲಿ ಈ ಸ್ವತ್ತಿನ ಸಂಖ್ಯೆ 9ನೇ/46/2006ಕ್ಕೆ ಬದಲು ಅಸ್ತಿತ್ವದಲ್ಲಿದೆ. ಸಹಿ- ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ಮುನ್ಸ ಸಂಖ್ಯೆ (ಪಶ್ಚಿಮ) ರವರ ಕಛೇರಿಯಲ್ಲಿ ಈ ಸ್ವತ್ತಿನ ಸಂಖ್ಯೆ 9ನೇ/46/2006ಕ್ಕೆ ಬದಲು ಅಸ್ತಿತ್ವದಲ್ಲಿದೆ. ಸಹಿ- ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ಮುನ್ಸ ಸಂಖ್ಯೆ (ಪಶ್ಚಿಮ) ರವರ ಕಛೇರಿಯಲ್ಲಿ ಈ ಸ್ವತ್ತಿನ ಸಂಖ್ಯೆ 9ನೇ/46/2006ಕ್ಕೆ ಬದಲು ಅಸ್ತಿತ್ವದಲ್ಲಿದೆ. ಸಹಿ- ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ಕಾಪಿ ಮಾಡಿದವರು : Gayathiramesh

ಕಂಪೇರ್ ಮಾಡಿದವರು :

ಚಲನ್ ಫೀ ರೂ : 100/-

ಚಲನ್ ನಂ :

ಪಾವತಿ ಮಾಡಿದ ಸ್ಥಳ : ಸ.ಕಂ.ಅ. (ಬೇಗೂರು)

ದಿನಾಂಕ :

ಸಹಾಯಕ ಕಂದಾಯ ಅಧಿಕಾರಿ
ಸಹ ಕಂದಾಯ ಅಧಿಕಾರಿ
ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ
ಬೃಹತ್ ಬೆಂಗಳೂರು ಮಹಾನಗರ ಪಾಲಿಕೆ

2-7105
15-16

BNG(U)JNR 7105 /2015-2016/BK 1 Page 1 - 17

Scanned

THIS DEED OF AMALGAMATION made and entered into on this the Twenty Sixth day of November, Two Thousand Fifteen (26-11-2015);

AMONGST :

01. **SRI.R VENKATAKRISHNA**
Son of late G S Ramachandra Rao
Aged about 67 years
Residing at No:367, Tenth "B" Main Road,
Third Block, Jayanagar,
BANGALORE – 560 011

02. **SMT.INDIRA A RAO**
Wife of Sri.R Venkatakrishna
Aged about 62 years
Residing at No:367, Tenth "B" Main Road,
Third Block, Jayanagar,
BANGALORE – 560 011

03. **SMT.SHUBHA V HARITHASA**
Wife of Sri.C S Sumanth
Daughter of Sri.R Venkatakrishna
Aged about 34 years
Residing at #9096, Belvedere Drive,
Edenpraire, Minneapolis, MN 55347
UNITED STATES OF AMERICA
Represented by mother and GPA Holder
Smt.Indira A Rao

Indira A Rao

...2..

Indira A Rao

Indira A Rao

Indira A Rao

Indira A Rao

BNG(U)JNR-7105/2015-2016/BK Page 2-17

ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ R.Venkatakrishna , ಇವರು 200.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವದನ್ನು ದೃಡಿಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ನಗದು ರೂಪ	200.00	Paid in cash
ಒಟ್ಟು :	200.00	

ಸ್ಥಳ : ಜಯನಗರ

ದಿನಾಂಕ : 26/11/2015

Senior Sub Registrar
Jayanagar, Bangalore City

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಅಧಿಕಾರಿ
(ಜಯನಗರ)

Designed and Developed by C- DAC ,ACTS Pune.

04. SMT.SMITHA RAI alias SMITHA V HARITHASA
Wife of Sri.Vachan Rai
Daughter of Sri.R Venkatakrishna
Aged about 32 years
Residing at No:367, Tenth "B" Main Road,
Third Block, Jayanagar,
BANGALORE – 560 011
Represented by mother and GPA Holder
Smt.Indira A Rao

05. MISS.ADITI V HARITHASA
Daughter of Sri.R Venkatakrishna
Aged about 24 years
Residing at No:367, Tenth "B" Main Road,
Third Block, Jayanagar,
BANGALORE – 560 011
Represented by mother and GPA Holder
Smt.Indira A Rao

Hereinafter collectively referred to as FIRST PARTY

01. SRI.DINESH TODARWAL
Son of late M C Todarwal
Aged about 52 years

02. SMT.SUMITHA TODARWAL
Wife of Sri.Dinesh Todarwal
Aged about 48 years

Both are residing at No:876, Third Cross,
Seventh Main, HAL Second Stage,
Indiranagar, BENGALURU – 560 038

Hereinafter collectively referred to as SECOND PARTY

Indira A Rao

...3..

Indira A Rao Indira A Rao

Indira A Rao Indira A Rao

BNG(U)JNR-7105/2015-2016/BK-1 Page 4-17

Print Date & Time : 26-11-2015 02:50:20 PM

ದಸ್ತಾವೇಜು ಸಂಖ್ಯೆ : 7105

ಜಯನಗರ ದಲ್ಲಿರುವ ಉಪನೋಂದಣಾಧಿಕಾರಿ ಜಯನಗರ ರವರ ಕಚೇರಿಯಲ್ಲಿ ದಿನಾಂಕ 26-11-2015 ರಂದು 02:39:29 PM ಗಂಟೆಗೆ ಈ ಕೆಳಗೆ ವಿವರಿಸಿದ ಶುಲ್ಕದೊಂದಿಗೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ವಿವರ	ರೂ. ಪೈ
1	ನೋಂದಣಿ ಶುಲ್ಕ	100.00
2	ಸ್ಕ್ಯಾನಿಂಗ್ ಫೀ	595.00
	ಒಟ್ಟು :	695.00

ಶ್ರೀ R.Venkatakrishna ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೊ	ಹೆಬ್ಬೆಟ್ಟಿನ ಗುರುತು	ಸಹಿ
ಶ್ರೀ R.Venkatakrishna			

ಸಬ್ ರಜಿಸ್ಟ್ರಾರ
Senior Sub-Registrar
Jayanagar, Bangalore City

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ(ಮತ್ತು ಪೂರ್ಣ/ಭಾಗಶಃ ಪ್ರತಿಫಲ ರೂ..... (ರೂಪಾಯಿ.....ಮೊಟ್ಟಿದ್ದಾಗಿ) ಒಪ್ಪಿರುತ್ತಾರೆ

ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು	ಫೋಟೊ	ಹೆಬ್ಬೆಟ್ಟಿನ ಗುರುತು	ಸಹಿ
1	R.Venkatakrishna . (ಬರೆಸಿಕೊಂಡವರು)			
2	Indira A.Rao . (ಬರೆಸಿಕೊಂಡವರು)			

Senior Sub-Registrar
Jayanagar, Bangalore City

WITNESSETH :

[A] FLOW OF TITLE IN RESPECT OF "A" SCHEDULE PROEPRTY

I. **WHEREAS Sri.G S Ramachandra Rao purchased northern portion of land measuring 1 Acre (from and out of 2 Acres 3 Guntas) in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk and bounded on the East By : Property belonging to Sri.Chinnappa, West By : Government Road, North By : property belonging to Sri.Doddramaiah and South By : Portion of land in Sy.No:46/2 belonging to Sri.K V Prasanna Kumar and thereafter Property belonging to Sri.Nagappa, under the registered Sale Deed dt:31-03-1993 executed by Sri.K V Prasanna Kumar and registered as Document No:7589/1992-93, Book I, Volume 3706, Pages 174 to 179 and registered in the office of the Sub Registrar, Bangalore South Taluk;**

II. **WHEREAS Sri.G S Ramachandra Rao died intestate on 06-11-2008, leaving behind his wife Smt.R Jayamma and his children namely Smt.R Rama, Smt.R Uma, Smt.R Sudha, Smt.R Savitri and Sri.R Venkatakrishna as the sole surviving legal heirs who are entitled to succeed to the estate of deceased G S Ramachandra Rao and Smt.Kaveramma being mother of G S Ramachandra Rao, predeceased him;**

III. **WHEREAS Smt.R Jayamma, Smt.R Rama, Smt.R Uma, Smt.R Sudha, Smt.R Savitri have executed a registered Release Deed dt:20-02-2009 in favour of Sri.R Venkatakrishna and registered as Document No:284/2009-10, Book I and stored in CD No:BGRD-22 and registered in the office of the Senior Sub Registrar, Begur, releasing and relinquishing their undivided share and interest in the land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk and thereby Sri.R Venkatakrishna has become full and absolute owner of the above landed property;**

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BNG(U)JNR-7105/2015-2016/BK I Page 6-17

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3	Shubha V.Harithasa, Smitha Rai alias Smitha V.Harithasa & Miss.Aditi V.Harithasa, Rep by their Mother & GPA Holder, Smt.Indira A.Rao . (ಬರೆಸಿಕೊಂಡವರು)			
4	Dinesh Todarwal . (ಬರೆಸಿಕೊಂಡವರು)			
5	Sumitha Todarwal . (ಬರೆಸಿಕೊಂಡವರು)			
6	R.Venkatakrishna . (ಬರೆದುಕೊಡುವವರು)			
7	Indira A.Rao . (ಬರೆದುಕೊಡುವವರು)			
8	Shubha V.Harithasa, Smitha Rai alias Smitha V.Harithasa & Miss.Aditi V.Harithasa, Rep by their Mother & GPA Holder, Smt.Indira A.Rao . (ಬರೆದುಕೊಡುವವರು)			
9	Dinesh Todarwal . (ಬರೆದುಕೊಡುವವರು)			
10	Sumitha Todarwal . (ಬರೆದುಕೊಡುವವರು)			

Senior Sub-Registrar
Jayanagar, Bangalore City

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IV. WHEREAS Sri.R Venkatakrishna got his name mutated as owner and kathedar in respect of above land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk vide Mutation Extract in MR No:14/2009-10, issued by Revenue Inspector, Begur Hobli, Bangalore South Taluk and his name is also shown as kathedar in respect of above land in the Mutation Extract in MR No:H30/2011-12, issued by Revenue Inspector, Begur Hobli, Bangalore South Taluk;

V. WHEREAS the Thasildar of Grade-2, Bangalore South Sub Division, Bangalore has issued an Endorsement dt:18-03-2013 confirming that the transactions in respect of land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk is not violated under the provisions of 79(a) and 79(b) of Land Reforms Act.;

VI. WHEREAS Sri.R Venkatakrishna approached Deputy Commissioner, Bangalore District, seeking permission for conversion of land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk from agricultural to non agricultural residential purposes and the said Authority after following required procedures issued Demand Note dt:10-05-2013 vide No:ALN(SB)SR-84/2012-13, demanding to pay a sum of Rs.54,450/- towards conversion fees and a sum of Rs.1,150/- towards penalty and a sum of Rs.55/- towards phodi charges and accordingly Sri.R Venkatakrishna remitted the above said sum/s on 13-06-2013 to Government of Karnataka through State Bank of Mysore and thereafter the Deputy Commissioner of Bangalore District, Bangalore has issued Official Memorandum dated 13-06-2013 vide No:ALN(SB) SR-84/2012-13, confirming the change of land usage from agricultural to non agricultural residential purposes in respect of above land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk;

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ಕ್ರಮ ಸಂಖ್ಯೆ	ಹೆಸರು ಮತ್ತು ವಿಳಾಸ	ಸಹಿ
1	Vijay Vijayanagar, Bangalore	
2	Chandrashekar Basavanagudi, Bangalore	

Senior Sub-Registrar
Jayanagar, Bangalore City
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1 ನೇ ಪುಸ್ತಕದ ದಸ್ತಾವೇಜು
ನಂಬರ JAY-1-07105-2015-16 ಆಗಿ
ಸಿ.ಡಿ. ನಂಬರ JAYD239 ನೇ ದ್ದರಲ್ಲಿ
ದಿನಾಂಕ 26-11-2015 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ

THE SEAL OF THE SUB-REGISTRAR JAYANAGAR

RAGHAVENDRA .S
Senior Sub-Registrar
Jayanagar, Bangalore City
ಉಪನೋಂದಣಾಧಿಕಾರಿ ಜಯನಗರ (ಜಯನಗರ)

Designed and Developed by C-DAC, ACTS, Pune

VII. WHEREAS after the conversion of land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk from agricultural to non agricultural residential purposes, the Revenue Inspector of Begur Hobli, Bangalore South Taluk has issued Mutation Extract vide MR No:T-1/2013-14 in the name of Sri.R Venkatakrishna;

VIII. WHEREAS the land in Sy.No:46/2 has been surveyed by the Land Surveyor and prepared the sketch of the land identifying the property belonging to FIRST PARTY;

IX. WHEREAS Smt.Shubha V Harithasa (third member of FIRST PARTY) has appointed and nominated her mother Smt.Indira A Rao (second member of FIRST PARTY) as her lawful Power of Attorney Holder in pursuance of General Power of Attorney dated 02-04-2015, authorizing to manage and administer the above property and the said Power of Attorney is duly attested and notarized before Julie L Sroga, Notary Public, Minnestoa, USA and adjudicated on 15-04-2015 vide GPA No:100/15-16, by Proper Officer, Jayanagar Registration District, Jayanagar, Bangalore, as required under Section 18 of Karnataka Stamp Act.;

X. WHEREAS Smt.Smitha Rai alias Smitha V Harithasa (fourth member of FIRST PARTY) and Miss.Aditi V Harithasa (fifth member of FIRST PARTY) have appointed and nominated their mother Smt.Indira A Rao (second member of FIRST PARTY) as their lawful Power of Attorney Holder in pursuance of General Power of Attorney dated 16-09-2015 and registered as Document No:660/2015-16, Book IV and stored in CD No:JAYD-235 and registered in the office of the Senior Sub Registrar, Jayanagar, Bangalore, authorizing to manage and administer the above property;

XI. WHEREAS the above property was included in the limits and administration of Bruhat Bangalore Mahanagara Palike, Bangalore and the said Authority recognized Sri.R Venkatakrishna (first member of FIRST PARTY) as owner and kathedar of the above property and

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Asst. Revenue Officer, Bommanahalli Range of Bruhat Bangalore Mahanagara Palike, Bangalore has issued Katha Registration Certificate dated 09-09-2015 vide No:DA/W/192/KTR/401/2015-16 and MR-109/2015-16, under Section 143 of KMC Act.1976, assessing the property for taxes and assessments with effect from 01-04-2013 and while doing so, the said Authority assigned Municipal No:97/Sy.No:46/2, situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 and the said Authority has also issued Katha Certificate dt:09-09-2015 vide No:DA/W/92/KTR/401/2015-16 and DA/W/192/PR/641/2015-16 and Assessment Extract dated 09-09-2015 for the assessment year 2015-16, confirming that katha of the above property stands in the name of Sri.R Venkatakrishna (first member of FIRST PARTY), in its revenue records;

XII. WHEREAS Sri.R Venkatakrishna (first member of FIRST PARTY) conveyed 20,000 sq.ft. of undivided share and interest in the above property Municipal No:97/Sy.No:46/2, situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 in favour of Smt.Indira Rao, Smt.Subha V Harithasa (rep. by mother and GPA Holder Smt.Indira A Rao), Smt.Smitha Rai alias Smitha V Harithasa and Miss.Aditi V Harithasa (second to fifth members of FIRST PARTYY), under the registered Gift Deed dated 16-09-2015 and registered as Document No:4929/2015-16, Book I and stored in CD No:JAYD-235 and registered in the office of the Senior Sub Registrar, Jayanagar, Bangalore;

XIII. WHEREAS thus Sri.R Venkatakrishna and his wife Smt.Indira Rao and his children namely Smt.Subha V Harithasa, Smt.Smitha Rai alias Smitha V Harithasa and Miss.Aditi V Harithasa have become co-owners of the entire property bearing Municipal No:97/Sy.No:46/2, situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92, more fully described in "A" schedule hereunder and hereinafter referred to as "A" schedule property;

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[B] FLOW OF TITLE IN RESPECT OF "B" SCHEDULE PROEPRTY

XIV. WHEREAS Sri.K V Prasanna Kumar purchased land 2 Acres 3 Guntas in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk from Sri.Venkataramanappa and his children namely Sri.Namadeva and Sri.Krishna Moorthy and Sri.Munnajappa and his children namely Sri.Ramachandra, Sri.Krishnappa and Sri.Munnraja, as hereunder;

[a] Land measuring 1 Acre (from and out of 2 Acres 3 Guntas) in Sy.No:46/2, situated at Yelenahalli Village, Begur Hobli, Bangalore South Taluk in favour of Sri.K V Prasanna Kumar, under Sale Deed dt:21-06-1991 and registered as Document No:1162/1991-92, Book I, Volume 3383, Pages 5 to 13 and registered in the office of the Sub Registrar, Bangalore South Taluk;

[b] Land measuring 1 Acre 3 Guntas (from and out of 2 Acres 3 Guntas) in Sy.No:46/2, situated at Yelenahalli Village, Begur Hobli, Bangalore South Taluk in favour of Sri.K V Prasanna Kumar, under Sale Deed dt:01-02-1992 and registered as Document No:4954/1991-92, Book I, Volume 3513, Pages 23 to 32 and registered in the office of the Sub Registrar, Bangalore South Taluk;

XV. WHEREAS Sri.K V Prasanna Kumar got his name mutated as owner and kathedar in respect of land covered under registered Sale Deed dt:21-06-1991 vide Mutation Extract in MR No:5/1993-94, issued by Village Accountant, Bangalore South Taluk, Bangalore;

XVI. WHEREAS Sri.K V Prasanna Kumar got his name mutated as owner and kathedar in respect of land covered under registered Sale Deed dt:01-02-1992 vide Mutation Extract in MR No:24/2005-06, issued by Village Accountant, Bangalore South Taluk, Bangalore;

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XVII. WHEREAS Sri.K V Prasanna Kumar got the land measuring 1 Acre 3 Guntas in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk converted for non agricultural residential purposes on payment of conversion fee of Rs.58,534/- and phodi charges of Rs.55/- and Deputy Commissioner of Bangalore District, Bangalore has issued Official Memorandum dated 12-11-2008 vide No:ALN(SB) SR-17/2008-09, Deputy Commissioner, Bangalore District, confirming the change of land usage from agricultural to non agricultural residential purposes in respect of above land;

XVIII. WHEREAS Sri.K V Prasanna Kumar along with his wife Smt.Venkatarathnamma and his children namely Sri.P Vinay Kumar and Master Sri.P Santosh Kumar (being minor rep. by father and natural guardian Sri.K V Prasanna Kumar), sold residentially converted land measuring 1 Acre 3 Guntas in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk and bounded on the East By : Property belonging to Sri.Chinnappa, West By : Government Road, North By : Portion of land in Sy.No:46/2 and thereafter property belonging to Sri.Doddramaiah and South By : Property belonging to Sri.Nagappa in favour of Sri.Dinesh Todarwal and Smt.Sumitha Todarwal (members of SECOND PARTY), under the registered Sale Deed dt:04-06-2010 and registered as Document No:1089/2010-11, Book I and stored in CD No:BGRD-40 and registered in the office of the Senior Sub Registrar, Begur, Bangalore District;

XIX. WHEREAS the above property was included in the limits and administration of Bruhat Bangalore Mahanagara Palike, Bangalore and the said Authority recognized Sri.Dinesh Todarwal and Smt.Sumitha Todarwal (members of SECOND PARTY) as owner and kathedar of the above property and Asst. Revenue Officer, Bommanahalli Range of Bruhat Bangalore Mahanagara Palike, Bangalore has issued Katha Registration Certificate dated 07-09-2015 vide No:DA/W/192/KTR/397/2015-16 and MR-105/2015-16, under Section 143 of KMC Act.1976, assessing the property for taxes and assessments with effect from 01-04-2013 and

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while doing so, the said Authority assigned Municipal No:96/Sy.No:46/2, situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 and the said Authority has also issued Katha Certificate dt:07-09-2015 vide No:DA/W/192/KTR/397/2015-16 and Assessment Extract dated 09-09-2015 for the assessment year 2015-16, confirming that katha of the above property stands in the joint names of Sri.Dinesh Todarwal and Smt.Sumitha Todarwal (members of SECOND PARTY), in its revenue records;

XX. WHEREAS thus Sri.Dinesh Todarwal and Smt.Sumitha Todarwal (members of SECOND PARTY), have become co-owners of the property bearing Municipal No:96/Sy.No:46/2, situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92, more fully described in "B" schedule hereunder and hereinafter referred to as "B" schedule property;

XXI. WHEREAS the "A" and "B" schedule properties are adjacent to each other as one compact unit and the PARTIES hereto have mutually decided to develop "A" to "B" schedule properties and pro-pounded a scheme to construct multi-storied residential apartment building and to share the apartment that may be constructed on "A" to "B" schedule properties by way of super built-up area, parking slots and common areas and the "A" and "B" schedule properties are together described in "C" schedule as one compact unit;

XXII. WHEREAS the PARTIES hereto have mutually decided to get the "A" and "B" schedule properties amalgamated as one unit in the revenue records of Bruhat Bangalore Mahanagara Palike, Bangalore,

Indira N Rao

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XXIII. NOW THIS DEED OF AMALGAMATION WITNESSETH :

01. The PARTIES hereto have mutually agreed to amalgamate "A" and "B" schedule properties as one compact unit more fully described as "C" schedule hereunder for their mutual benefit and advantage for purpose of joint development;

02. This Amalgamation Deed shall not convey any right, title and interest over the properties belonging to the PARTIES hereto;

03. The PARTIES hereto shall be entitled to approach Revenue Authority of Bruhat Bangalore Mahanagara Palike, Bangalore for amalgamation and to get the single katha in the joint names of PARTIES hereto in respect of "C" schedule property;

04. The PARTIES hereto shall share the property taxes and assessments in respect of the "C" schedule property, in the ratio of their respective properties to the Revenue Authority of Bruhat Bangalore Mahanagara Palike, Bangalore;

"A" SCHEDULE
[Belonging to members of FIRST PARTY]

All that piece and parcel of property Municipal No:97/Sy.No:46/2 (previously residentially converted land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk (land converted for non agricultural residential purposes vide Official Memorandum dt:13-06-2013 bearing No:ALN(SB)SR-84/2012-13, issued by Deputy Commissioner, Bangalore District, Bangalore) presently situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 Bangalore and bounded on the :

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East By	:	Land in Re-Sy.No:45;
West By	:	Government Road;
North By	:	Land in Re-Sy.Nos:59, 60 and 61;
South By	:	Remaining land in Re-Sy.No:46/2, belonging to Sri.Dinesh Todarwal and Smt.Sumitha Todarwal;

"B" SCHEDULE
[Belonging to members of SECOND PARTY]

All that piece and parcel of property bearing Municipal No:96/Sy.No:46/2 (previously residentially converted land measuring 1 Acre 3 Guntas in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk, land converted for non agricultural residential purposes vide Official Memorandum dt:12-11-2008 vide No:ALN(SB)SR-17/2008-09, Deputy Commissioner, Bangalore District) presently situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 and bounded on the :

East By	:	Property belonging to Sri.Chinnappa;
West By	:	Government Road;
North By	:	Portion of converted land in Sy.No:46/2 belonging to Sri.R Venkatakrishna and others and thereafter property belonging to Sri.Doddramaiah;
South By	:	Property belonging to Sri.Nagappa

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BNG(U)JNK-1105/2015-16 & page 16-17

"C" SCHEDULE
[AMALGAMATED PROPERTY]

All that piece and parcel of (i) property Municipal No:97/Sy.No:46/2 (previously residentially converted land measuring 1 Acre in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk (land converted for non agricultural residential purposes vide Official Memorandum dated 13-06-2013 bearing No:ALN(SB) SR-84/2012-13, issued by Deputy Commissioner, Bangalore District, Bangalore) and (ii) property bearing Municipal No:96/Sy.No:46/2, (previously residentially converted land measuring 1 Acre 3 Guntas in Sy.No:46/2, situated at Yellenahalli Village, Begur Hobli, Bangalore South Taluk, land converted for non agricultural residential purposes vide Official Memorandum dated 12-11-2008 vide No:ALN(SB) SR-17/2008-09, Deputy Commissioner, Bangalore District), presently situated at Yellenahalli, Bangalore, within the limits and administration of Begur Sub Division of Bruhat Bangalore Mahanagara Palike, Bangalore, Corporation Ward No:92 and bounded on the :

East By	:	Land in Re-Sy.No:45;
West By	:	Government Road;
North By	:	Land in Re-Sy.Nos:59, 60 and 61;
South By	:	Land in Re-Sy No:62;

IN WITNESS WHEREOF the PARTIES have hereunto affixed their

Indira A Rao

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Indira A Rao

Indira A Rao

BNG(U)JNR 7105 -13-/2015-2016/BK 1 Page 17-17

signatures on the day, month and the year first above written in presence of the attesting witnesses;

[1] [2] Indira A Rao

[3] Indira A Rao [4] Indira A Rao

[5] Indira A Rao

[Third to Fifth members of FIRST PARTY are represented by their mother and GPA Holder Smt.Indira A Rao]

MEMBERS OF FIRST PARTY

[1] [2]

MEMBERS OF SECOND PARTY

WITNESSES :

1. Vijayanagar. B'lore

2. CHANDRA SHEKAR
Basavangudi
Bangalore-4

DRAWN BY

RACHANA LAW ASSOCIATES
'LAKSHMI DEEP' 1st Floor,
2980, 17th Cross, K. R. Road.
Banashankari 2nd Stage,
BANGALORE - 560 070