

IRREVOCABLE GENERAL POWER OF ATTORNEY

With Sale Power

KNOW ALL MEN BY THESE PRESENTS THAT I,

SRI/SMT/KUM. _____, S/o.W/o.D/o. _____

Aged About _____ years, occupation _____, Resident of _____

DO HEREBY NOMINATE, APPOINT AND CONSTITUTE:

SRI/SMT/KUM. _____, S/o.W/o.D/o. _____

Aged About _____ years, occupation _____, Resident of _____

As my true and lawful Agent or attorney with full authority to do and execute the following acts deeds and things for me, in my name and on my behalf.

WHEREAS Principal/Executant herein is the sole and absolute owner, and peaceful possessor of the Open Plot No. _____, admeasuring area of _____ Sq. yds, or equivalent to _____ Sq. Mtrs., forming a part of the Sanctioned layout Plan of Survey No _____, situated at _____ Village, _____ Mandal, _____ District. AP. Under _____ Grampanchayat, (Hereinafter called the said property), having purchased through a Registered Sale Deed **Document No. _____ of _____** dated: _____, Registered in office of the SRO _____, _____ District,

Contd...2

WHEREAS I am unable to personally supervise and administrate, safe guard the above said property, I hereby appointment, nominate and constitute the above said Agent/Attorney to do the following acts,

deeds and things in my name and on my behalf.

The Agent/attorney hereby agreed to act in the name and behalf of the Principal/Executant as lawful Agent/attorney.

WHEREAS the Principal/Executant do hereby irrevocable authorizes the said Agent/attorney to do all the following acts in the name and on behalf of the Principal/Executant. And handed over the original Sale Deed (link) document No._____of_____and all the relevant papers/documents of the schedule property to the Agent/ attorney for his records.

To sell, convey, alienate, mortgage, transfer and assign the above said schedule property in full or parts in my name and on my behalf.

To sign all the papers, documents, receipts, declarations, affidavits, forms, applications etc., and all other relevant papers in my name and on my behalf, in respect of the above said property.

To sign Agreement of sale(s), Sale Deed(s), Rectification Deed(s), Exchange Deed, Development Agreement Cum General Power of Attorney, Agreement of Sale Cum General Power of Attorney, mortgage Deed, Gift Deed, Lease Deed, or any other Deeds of transfer and present the same before the registering authority on my behalf, and the Agent/Attorney is hereby Authorized to execute all Deeds on my behalf in respect of the above said property.

To sign the necessary transfer forms for transferring the said property to the name of the Purchaser in the records of the Municipal Corporation and In the Revenue records, local body and other Government records in favour of the Purchaser.

To receive Sale consideration in part or in full and also deliver the receipts and hand over the original link documents, and all relevant papers of the said property in my name and on my behalf.

To complete the sale of the said property and handover the vacant and peaceful physical possession of the said property to the sub-purchaser/purchaser(s) or his nominee(s) in respect of the said property described in the Schedule hereunder written in my name and on my behalf.

To settle compromise any claim in respect of sale transaction or any other transaction of the scheduled property in my name and on my behalf.

To engage, appoint, retain and remove any advocate(s), pleader(s), vakil(s), and other practitioners etc in any case of Civil, Criminal or Municipal or Revenue in respect of above said property. To sign affidavits, and Vakalatnamas and appear in the Court(s) whether Civil, Criminal or other court(s) and

complete the proceedings in my name and on my behalf.

To file suits ether Civil, Criminal or other Courts in my name and on my behalf in respect of the above said property only.

And the Agent/attorney is hereby authorized to appear before the authorities of Revenue office, village Panchayat office, HUDA, HMDA, ULC, LRS, Zone Conversion, or any other office pertaining to state or central Government or any other office to represent in all respect and to sign all such papers on my behalf as my law full Agent/attorney.

To make payment of taxes, rates, cesses, assessments, and all dues and on my behalf, in respect of the above said property.

Contd...3

Page NO. 3

To represent and sign all the papers, forms, documents, relating to the Plot owners' welfare association(s), Housing societies(s), co-op. societies become a member thereof participating in all the meetings and proceedings from time to time in my name and on my behalf in respect of the above said property.

To receive rent if any in full or part in my name and on my behalf, in respect of the above property.

That, the Agent/attorneys is hereby authorized to safe guard the scheduled property from the encroachments of any third parties, whom so ever on behalf of the Principal/Executant.

And to do all acts, deeds and any things in my name and on my behalf, which is not mentioned in the document which my Attorney may think fit and proper regarding the said property.

I, the above named Principal/Executant do hereby agree and declare that all acts, deeds and things done, executed or performed by the said General Power of Attorney shall be valid and binding on me to all intents and purposes as if done by me personally, I Undertake to ratify and confirm whenever required.

The powers given under this IGPA with Sale Power are irrevocable and shall not be revoked by me under any circumstances and for any reason.

Time is not the essence of this contract.

NOTE:

The Survey number(s) in which the Schedule Property located is not assigned land, which does not come Under Act. No. 9 of 1977.

That the market value of the property is Rs._____-/- Per Square Yard, thus the total Value comes

To Rs._____-/- for_____-Sq. Yards, and the Stamp duty is paid under Rule 3 of A.P.P.U.V.I.

Rules 1975.

SCHEDULE OF PROPERTY

All That the piece and parcel of immovable property bearing Open Plot No._____, admeasuring area of_____-Sq. Yds, or equivalent to_____-Sq. Mtrs, in Survey No._____, situated at _____Village, _____Mandal, _____District. AP.

Under _____Grampanchayat and bounded by:

NORTH	
SOUTH	
EAST	
WEST	

IN WITNESSES WHEREOF the Principal/Executant and Agent/attorney have signed on this General Power Of Attorney with their own free will and consent on this the____-day of _____20_____, before the following witnesses.

WITNESSES:

Principal/Executant

1.

Agent/attorney

2.