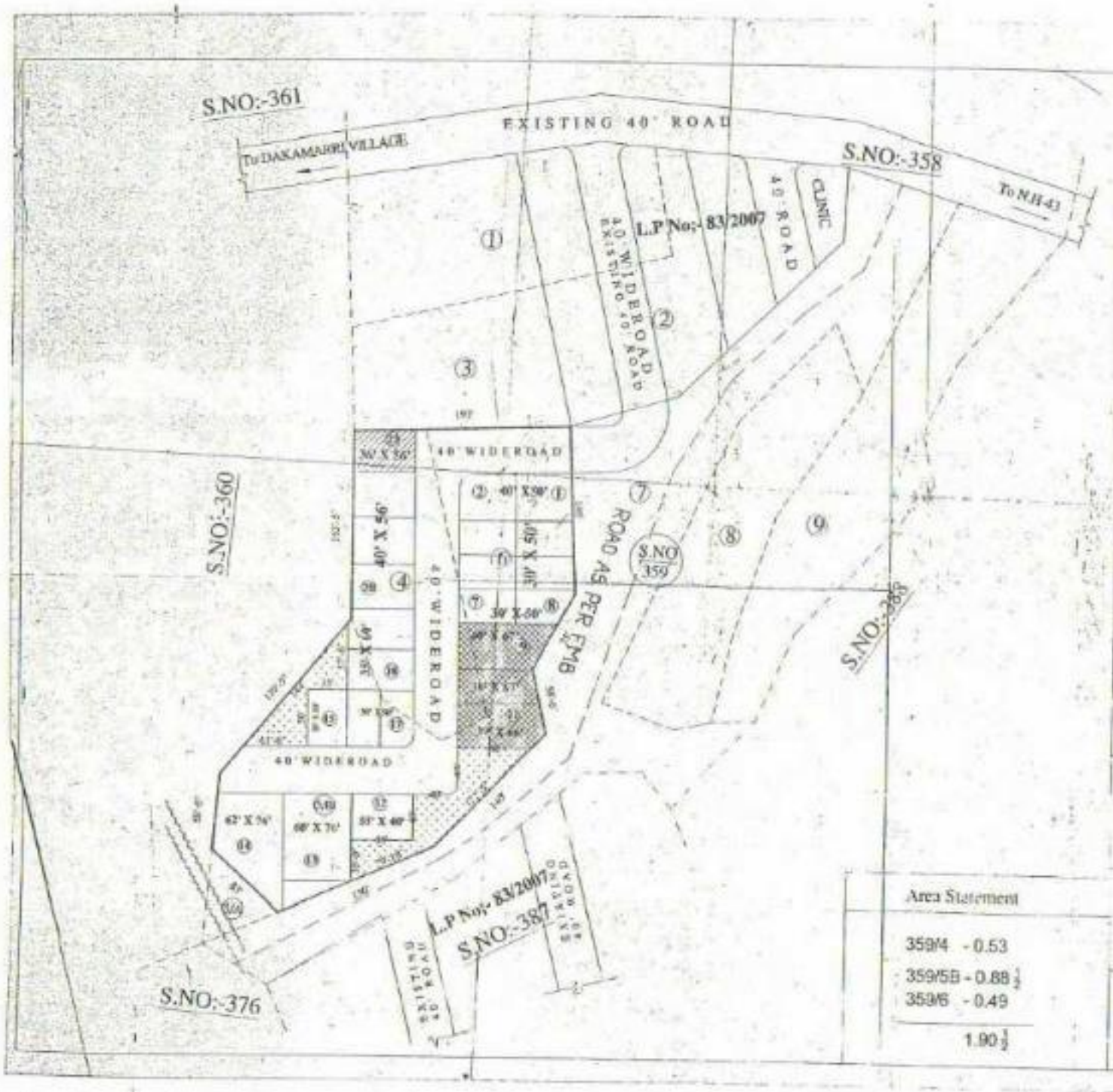

PLAN SHOWING THE PROPOSED LAYOUT IN S.NO:- 359/4, 359/5B,359/6, DAKAMARRI VILLAGE BHEEMUNIPATNAM(M), VISAKHAPATNAM (D)

LAND BELONGS TO :
Mr. V.J.R.GROUPS

LAND USE ANALYSIS :

S.NO.	DESCRIPTION	AREA in Acres	PERCENTAGE
1	PLOTTED AREA (IN MIXED LAND USE)	1.135	59.56%
2	ROADS AREA	0.572	30.02%
3	OPEN SPACE AREA	0.198	10.39%
	TOTAL AREA	1.905	100.00

PLOTS DITAIL :

S.NO.	PLOT SIZE	AREA in sq.yds.	No. OF PLOTS
1	30' x 50'	166.66	18
2	30' x 67'	223.33	01
3	35' x 50'	194.44	01
4	35' x 60'	233.33	02
5	36' x 50'	224.08	01
6	39' x 60'	260.00	01
7	40' x 50'	222.22	02
8	40' x 50'	240.88	01
9	40' x 67'	297.77	01
10	50' x 67'	334.44	01
11	60' x 70'	466.66	01
12	62' x 70'	538.55	01
	TOTAL NO. OF PLOTS		25

OWNER SIGNATURE | LICENSED SURVEYOR

SCALE : 1 Inch = 60 Feet
FILE No. 2435 / 2006 / L7
L.P.No 78/2017

N

LAYOUT BOUNDARY
PROPERTY BOUNDARY
PROPOSED ROAD TO BE HANDOVER TO VUDA
TOTAL PLOTS 25
TOTAL AREA 1.90 ½

ADM | Chief Town Planner

VICE CHAIRMAN

Area Statement

359/4 - 0.53
359/5B - 0.88 ½
359/6 - 0.49
1.90 ½

Visakhapatnam Urban Development Authority
UDYOG BHAVAN, SEAPORAM, VISAKHAPATNAM - 530017

Layout L.P.No. 78/2017 Date: 11-10-2017 File No.VUDA/...
Layout plan approved in Sy.No. 359/4, 359/5B, 359/6 at Dakamarri
belonging to extent of Mr. V.J.R. Groups, Ms. Vuda is permitted subject to
following conditions.

1. Applicant / layout owner / developer is hereby permitted to develop the layout as per the plots layout.
2. In favour of Vice-Chairman, VUDA.
3. The layout now issued does not amount the lands under Section 166 of Urban Land Ceiling Act.
4. Permission of developing the land shall not be used as proof of the owner of the land.
5. The applicant shall solely responsible for the development of layout and in no VUDA will take as the development works as per specifications given in G.O.Ms.No. dated 11-10-2017.
6. Land is mortgage by conditional sale executed by the applicant in favour of VUDA to purely a measure of secure compliance of the condition of development mortgage by the applicant / developer and VUDA is in no way responsible for purchasers in the event of default by the applicant / developer.
7. The applicant is directed to complete the above development within a period of three years and submit a completion after the referring of the layout plan / and which is in favour of Vice-Chairman VUDA duly endorsing the Local Authority prepare to issue and take-over the Local Authority.
8. The applicant shall not permitted to sell the plots / area which is in possession of VUDA i.e. Sale plot No. 1 to 5, 24 to 25.
9. The applicant shall ensure that no developments the form of buildings or structures is contained in the "Lake area".
10. Local Authority shall not approve and release any building permission in any unauthorised development in the area under mortgaged to VUDA in particular and in other plots of the layout in general until and unless the applicant has completed the developmental works and get relinquishment letters for mortgaged plots from VUDA.
11. The layout applicant shall display a board of prominent [illegible] showing the layout pattern with permit LP.No. and with full details of [illegible] etc. for the benefit of public.
12. The Local Authority should ensure that the open spaces shall be developed by the applicant along with other developments with ornamental compound wall and trees as per condoned layout plan.
13. The Local Authority shall ensure that the areas covered by roads and open spaces of the layout shall vesting from the applicant by way of open spaces or the layout shall vesting over from the applicant by way of Registered Gift Deed and shall ensure collection of all necessary fees and other fees before release of [illegible]

For VICE CHAIRMAN
Urban Development Authority
Visakhapatnam