

STRUCTURAL SOUNDNESS CERTIFICATE

This is to certify that the proposed RSR International school (Branch school) building at Musunuru of Kavali mandal is a framed structure with R.C.C slab and it is structurally sound for Running the school with the following classrooms and amenities.

GROUND FLOOR (GF)	FIRST FLOOR (FF)	SECOND FLOOR(SF)
<u>Classrooms : 11 No's</u>	<u>Classrooms : 10 No's</u>	<u>Classrooms : 09 No's</u>
1) 7.10 x 7.28 m - 2 No's	1) 7.15 x 7.25 m - 4 No's	1) 7.20 x 7.25 m - 4 No's
2) 7.24 x 7.28 m - 2 No's	2) 7.45 x 7.25 m - 1 No's	2) 7.68 x 7.25 m - 1 No's
3) 7.35 x 7.28 m - 1 No's	3) 7.08 x 7.25 m - 1 No's	3) 7.10 x 7.25 m - 1 No's
4) 7.18 x 7.28 m - 1 No's	4) 3.40 x 7.25 m - 1 No's ✓	4) 7.15 x 7.25 m - 1 No's
5) 7.78 x 7.28 m - 1 No's	5) 3.00 x 7.30 m - 1 No's	5) 7.13 x 14.15 m - 1 No's
6) 7.20 x 5.78 m - 2 No's ✓	6) 7.16 x 14.15 m - 1 No's	6) 7.65 x 17.50 m - 1 No's
7) 7.60 x 5.78 m - 2 No's ✓	7) 7.66 x 17.50 m - 1 No's	

II. WATER CLOSETS

1) 3.10 x 1.35 m

2) 3.40 x 7.30 m

II. WATER CLOSETS

1) 3.42 x 7.30 m

II. WATER CLOSETS

1) 3.38 x 7.25

III. STORE ROOM

1) 7.66 x 3.10 M

Handwritten signature and date: 18/7/24

RST INTERNATIONAL SCHOOL
Affiliated by CBSE, Affiliation Code : 130452
School Fee Details 2025-26

ECCE-I			ECCE-II		Preparatory		
Balavatika-1	Balavatika-2	Balavatika-3	Class-1	Class-2	Class-3	Class-4	Class-5
Nursery	LKG	UKG	Class-1	Class-2	Class-3	Class-4	Class-5
30000	30000	30000	32000	32000	34000	34000	34000
Middle School							
Class-6	Class-7	Class-8					
37000	37000	40000					

ACCOUNT NAME : RSR INTERNATIONAL SCHOOL

ACCOUNT NUMBER : 6525285827

BANK NAME : INDIAN BANK

BRANCH : KAVALI

IFSC CODE : IDIB000K154

shifting permission

PROCEEDINGS OF THE DISTRICT EDUCATIONAL OFFICER, S.P.S.R. NELLORE DISTRICT
Present: Dr. R.BALAJI RAO, M.Sc.,M.Ed.,Ph.D.,

Rc.No.2138/C5/2025

dated: 02.06.2025.

- Sub:- Primary Education - Un-aided School - Grant of Permission to shifting the school in respect of RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District for Survey No. 124/1 & 122/2 at Gowravarm, Kavali, SPSR District to Survey No. 772,848 Musunuru Village, Kavali, SPSR Nellore District for classes from I to V English Medium during the academic year 2025-2026 (without aid) - Orders - Issued.
- Ref:-
1. G.O.Ms.No.1 Edn., dated 1.1.1994.
 2. G.O.Ms.No.41 Edn., dated 11.5.2006.
 3. G.O.Ms.No.58 Edn., dated 13.7.2006.
 4. G.O.Ms.No.20 School Education (PE-PROG.i)Dept., Dated:03.03.2011.
 5. File.No.ESE02-11021/318/2020-A SEC-RJD-GNT, Dated:28-11-2020 and 27.02.2021 of the Regional Joint Director of School Education Education A.P Amaravati.
 6. Proposals received from the Correspondent, RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District, SPSR Nellore District.
 7. This Office Procs.Rc.No.2138/B3/2025, Dated:20.05.2025.
 8. Lr.Rc.No.01/M.E.O/2025, dated:29.05.2025 of the Mandal Educational Officer, Kavali Mandal, SPSR Nellore District.
- - -

ORDERS:

The Management has submitted the proposals for grant of Permission to shifting the school in respect of RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District for Survey No. 124/1 & 122/2 at Gowravarm, Kavali, SPSR District to Survey No. 772,848 Musunuru Village, Kavali, SPSR Nellore District for classes from I to V English Medium during the academic year 2025-2026 to this Office in the reference 6th cited.

The proposals for grant of Permission to shifting the school in respect of RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District for Survey No. 124/1 & 122/2 at Gowravarm, Kavali, SPSR District to Survey No. 772,848 Musunuru Village, Kavali, SPSR Nellore District for classes from I to V English Medium during the academic year 2025-2026 were transmitted to the Mandal Educational Officer, Kavali for obtain visit remarks vide reference 7th cited.

The Mandal Educational Officer, Kavali has caused inspection of the school and submitted the report in the reference 8th cited.

The District Educational Officer, SPSR Nellore District has verified the application for grant of RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District for Survey No. 124/1 & 122/2 at Gowravarm, Kavali, SPSR District to Survey No. 772,848 Musunuru Village, Kavali, SPSR Nellore District for classes from I to V English Medium during the academic year 2025-2026 with reference to the report of the Mandal Educational Officer, Kavali and also with reference to the conditions laid down in the G.O.Ms.No.1,Edn.,dated.1-1-1994 and GO.MS.No.20 School Education (PE-PROG.1)b Department dated:3.3.2011 and G.O.Ms.No.38 School Edn. (PROG-II) Dept., Dated:22.04.2023

After careful examination of the references cited and conditions prescribed in G.O.Ms.No.1, Edn., dated: 1-1-1994, the District Educational Officer, SPSR Nellore District hereby accorded for Grant of RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District for Survey No. 124/1 & 122/2 at Gowravarm, Kavali, SPSR District to Survey No. 772,848 Musunuru Village, Kavali, SPSR Nellore District for classes from I to V English Medium during the academic year 2025-2026 with the following conditions.

However by the end of April every year, the Educational Agency shall file an affidavit to the effect that there is no deviation or violation of norms/rules prescribed by the Government from time to time and the management is requested to comply with the following without fail.

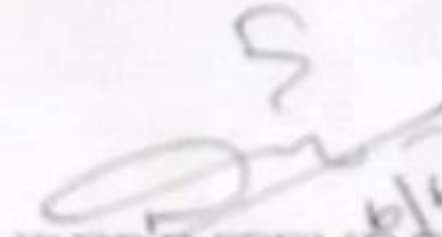
1	that the society shall abide by the Instructions/rules regulations made by the Government or authorized officer from time to time.
2	that the educational Institution shall serve the needs of the locality more particularly.
3	that the Institution shall adopt the curriculum and syllabus prescribed from time to time.
4	that the school timings, vacations and midterms holidays shall be as prescribed by the Government from time to time.
5	That the qualified staff within the age limits prescribed by the Government for Government employees shall be appointed as per the staff pattern.
6	that the results of institution shall be satisfactory every year.
7	that the records/accounts shall be furnished to the district educational officer or nominee every year at the time of instruction.
8	that the list of governing body shall be furnished to the District Educational Officer/ competent authority every year.
9	that the pay structure/fee structure fixed by the Governing body shall got approved by the District Educational Officer or nominee every year.
10	that all the conditions prescribed in the G.Os. and other orders which are not specified in this order shall be complied with. Otherwise, the recognition will be cancelled.
11	that the school shall not be closed without giving notice both to the parents / District Educational Officer and competent authority at least 6 months before.
12	that the school shall be closed or permitted to be closed only from the date on which summer vacation is declared.
13	that the society shall submit proposals for Temporary Recognition sufficiently in advance as per G.O.Ms.No.1, Edn., dated:1-1-94.
14	The above Extension of Temporary Recognition is subject to a written undertaking being given by the school Management that the recognition purely on temporary basis and is subject to the reports of State Level Inspection and Vigilance Committee fulfilling of all the pre-requisite conditions under the A.P. Education Act, 1982 and if later found that the school has not fulfil any prerequisite as stipulated, the Provisional Recognition now being is liable to be withdrawn at once.
15	The Management is requested to fulfil all the conditions stipulated in G.O's read above.
16	The Management is requested to follow the instructions of the Fire Department and renew the Fire Certificate from time to time without fail and submit the same to this office.
17	The management should follow the provisions of RTE Act.

18	The management shall submit an affidavit with regard to nonviolence of rules/regulations prescribed by the Government from time to time.
19	The Management is requested to follow the instructions, rules/regulations from Transport Department prescribed by the Government from time to time

The receipt of these proceedings should be acknowledged.

Sd/- R.Balaji Rao,
District Educational Officer,
SPSR Nellore District.

//t.c.f.b.o//


SUPERINTENDENT

To

The Correspondent, RSR English Medium School, Gowravaram, Kavali, SPSR Nellore District, SPSR Nellore District.

Copy to the Mandal Educational Officer, Kavali, SPSR Nellore District.

Copy to the ASO of this office.

Government of Andhra Pradesh
Rural Water Supply & Sanitation Department

District: SPSR Nellore

Sub-Division: IWQM Lab RWS&S Sub-Division, Kavali

Mandal: Bogole

Grampanchayat : Mungamuru

Habitation : Mungamuru

Location : Lasya Water Plant (RO Plant)

Date of Collection: 08.04.2025

Date of Report: 08.04.2025

IS : 10500-2012 Permissible Limits		Results	Requirement (Acceptable limits)	Permissible limits in the absence of alternate source	Units
1	pH	6.80	6.5-8.5	No Relaxtion	--
2	Electrical Conductivity	138.00	--	--	µs/cm
3	Turbidity	0.00	1.00	5.00	NTU
4	Total Dissolved Solids	90.00	500.00	2000.00	mg/l
5	Alkalinity (as CaCO ₃)	28.00	200.00	600.00	mg/l
6	Total Hardness (as CaCO ₃)	16.00	200.00	600.00	mg/l
7	Calcium (as Ca ⁺⁺)	6.00	75.00	200.00	mg/l
8	Magnesium (asMg ⁺⁺)	3.00	30.00	100.00	mg/l
9	Chloride (as Cl ⁻)	37.00	250.00	1000.00	mg/l
10	Fluoride (as F ⁻)	0.03	1.00	1.50	mg/l
11	Sulphate(as No ₃ ⁻)	6.00	200.00	400.00	mg/l
12	Nitrate (as SO ₄ ⁻)	8.00	45.00	No Relaxtion	mg/l
13	Iron (as Fe)	0.04	0.30	No Relaxtion	mg/l

Remarks: Tested Water Sample is Chemically Satisfactory.

S.K. Firdose Basha
Lab Chemist / Micro Biologist
Water Analyst
RWS & S. Department
KAVALI
VELLORE DT.

originals

Annexure C

PROFORMA FOR SAFE DRINKING WATER AND SANITARY CONDITION CERTIFICATE

No. 150

Dated:

It is certified that an inspection team headed by D. Mahesh Medical officer

(Name of Officers with designation) from Kavali Musunuru PHED

inspected the RSR International School (Branch School) Musunuru, Kavali

(Name & Address of the school) on 09.07.25 (date of inspection) and on the basis of

Water Test Report (Attached) bearing no. 200 dated 08 Oct 2025

of Kavali (PHED Lab) certified that

the RSR International School (Branch School) (Name of school) has safe drinking water

facilities for the students and members of staff of the institution. School is also maintains the

hygienic sanitation condition in the school building & the campus as per norms prescribed by the

Central/ State/ U.T. Govt.

This certificate is valid till 09.07.2026

Signature with Seal: [Signature]

Name: D. Mahesh

Designation: Medical officer

Name & Address of the Office / Department:

**MEDICAL OFFICER
URBAN PRIMARY HEALTH CENTER,
Vengal Rao Nagar, KAVALI.**

To
RSR International School (Branch School)
Near KSV School, Musunuru, Kavali (Hd)
(Name & Address of the Institution)

Note: The certificate is to be issued by authorized officer / PHED Lab / local bodies

Government of Andhra Pradesh
A.P. State Disaster Response and Fire Services Department
Fire No Objection Certificate for Occupancy

File No: 26005/NLR/MSB/2025
Date: 11/04/2025

Sir/Madam,

Sub: Andhra Pradesh State Disaster Response and Fire Services Department - Issue of Fire No Objection Certificate for Occupancy to the existing building of **(RSR International School(Branch School)) Ramireddy Pratap kumar Reddy, Musunur Village & Kavali Mandal, SPSR Nellore District-524201** - Regarding.
Ref: Online Application Dt. 10-04-2025

Having satisfied with the reasonable fire safety measures that you have affirmed to have undertaken in your School/College buildings. I hereby grant Occupancy Fire NOC for a period of One year.

1. Ensur two exits/two staircases for orderly evacuation of teachers, students and staff in case of any fire incident or emergency.

2. Conduct Mock Drill @ twice a year with participation of teachers, students and preferably in presence some of the parents. And take signatures of staff, teachers, parents, student leaders affirming their familiarity with the equipment and its functioning.

3.Ensured Electrical Safety by observing the following Precautions:

- a. Installation of Miniature Circuit Breakers (MCBs) in all floors.
- b. No Overloading of power sockets in any Educational Building.
- c. 10 years old wiring to be changed, especially where high power consuming appliances such as Air conditioners, Electrical/Mechanical/Computer labs,High-tech labs, etc., are used.
- d. Grounding/Earthing shall be done.
- e. Lightening conductors may be provided for high-rise buildings exceeding 5 floors.
- f. No High Tension Lines should run inside or in close proximity (< 6 meters) to any Educational institution buildings.
- g. No charging for EV vechiles @ cellars of School/College buildings.

Let the above be tested and certified by any electrical Engineer without regard to any Jurisdiction under employment of Government of Andhra Pradesh once a year.

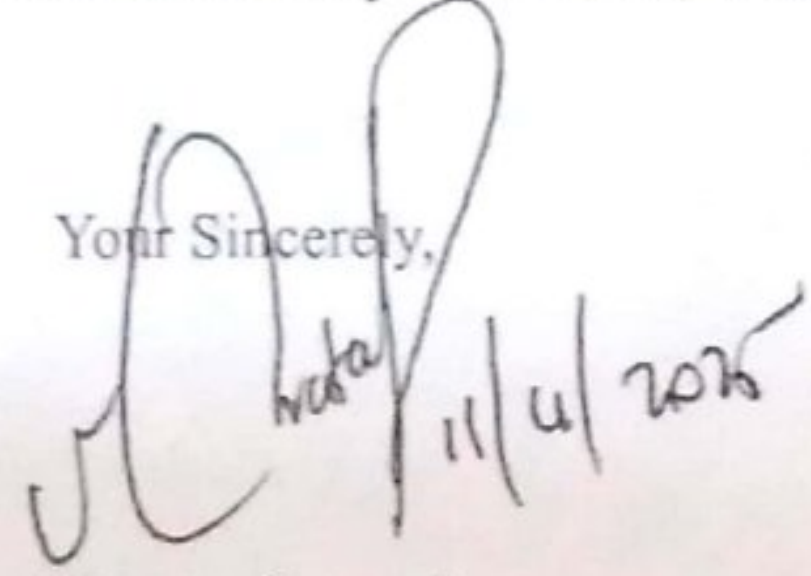
4. As the ensuring safety is a continuous learning process, we will advise from time to time, practical , modern , reliable but not too hard or that require major modifications to your building structure. And you shall undertake to observe these precautions to enhance fire safety.

5. Therefore, this building meets the **“reasonable fire safety criteria”** as envisaged in NBC and hence the Fire No Objection Certificate for Occupancy is issued.

6. As a Policy, no retrospective application of rules shall be made for building as long as they comply with that NOC requirements till the life of the building.

7. Any clarifications, you are welcome to meet the DG, Fire Services (9441236448) without appointment in his office as ensuring fire safety with better and affordable technology is a continuous learning and collaborative endeavour.(for school fire safety mock drill, visit https://www.youtube.com/watch?v=OW-oyYEAT_4)

Your Sincerely,



Director General

State Disaster Response & Fire Services
Andhra Pradesh, Vijayawada.

To

The Management of RSR International School(Branch School), Ramireddy Pratap kumar Reddy, Musunur Village & Kavali Mandal, SPSR Nellore District-524201

Copy to the District Educational Officer, Concerned.

Copy to the Secretary Board of Intermediate Education, Andhra Pradesh, Vijayawada

Staff List

S. No.	Teacher's Name	Designation	Qualification
1	M.kalyani	Math	M.Sc.
2	P.Srivalli	Hindi	B.A., H.P.T
3	P .Naga mallika	Telugu	B.A., B.Ed
4	A.Lakshmi	Telugu	M.A., B.Ed
5	M.Sree vidya	Math	B.Sc., B.Ed.
6	K. Govindhu	PTI	TGT, PTI
7	K.Lakshmi Prasanna	EVS	B.Sc., B.Ed
8	G. Ambuline	English	Montessori Trained
9	Ch.Uma	Telugu	B.A., B.Ed
10	CH.Suresh babu	PTI	B.P.Ed., N.T.S.
11	SK.Rehana	Hindi	M.A., H.P.T.
12	A.Sony	Hindi	D.Ed.,TGT
13	K.Vijaya Durga	English	B.A., B.Ed.
14	T.Madhavi	Telugu	B.Com., B.Ed.
15	M.Mounika	Maths	B.Sc., B.Ed
16	N.Mayuri	EVS	D.Ed., TGT
17	M.Sowmya	Data Science	B.Sc., PRT
18	T.Snehalatha	English	B.com.,B.Ed
19	K.Shalini	EVS	B.Sc., PRT
20	T.Pushpalu	Telugu	B.A., PRT
21	D. Vijaya durga	Math	B.Tech., PRT
22	P.Sirisha	Math	B.Sc., PRT
23	B.Sireesha	UKG	B.Com., PRT
24	A. Padmalatha	English	B.Sc., PRT
25	V. Priyanka	Math	B.A., PRT
26	P. Prathyusha	Nursery	B.Sc., PRT
27	B.Swapna	LKG	B.A., PRT
28	M.Rani	English	B.Sc., PRT
29	L. Roseleena	EVS	B.Sc., PRT
30	Sk. Shameem	English	B.A., PRT
31	A.Lakshmi Harathi	EVS	B.Tech., PRT
32	P.Tejaswi	Science	M.Sc., PRT
33	A.Prasanna Lakshmi	Accountant	B.Com
34	I.Deepthi	Front Office Executive	B.Sc
35	D.Suchitra	Computer Operator	MBA
36	CH.Santhi	Lab In charge	M.Sc.
36	K.Sai Krishna	In charge	B.sc.

Academic Calendar : 2024-2025

S.no	Month	No of days	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	30	31	No. of working days	
1	May	31	Summer Break																																
2	June	30		SUN						II-ND SAT	SUN						SUN	BAKRI D						SUN							SUN			23	
3	July	31		SUN					SUN						II-ND SAT	SUN			MOHARAM				SUN	PERIODIC TEST -1				SUN						25	
4	Aug	31				SUN						II-ND SAT	SUN				INDEPENDENCE DAY	VARALAKSHMI VRATH		SUN						SUN	KRISHNASHTAMI							24	
5	Sept	30	SUN						VINAYAKA CHAVITHI	SUN						II-ND SAT	SUN	MILADI-NABI					SUN	PERIODIC TEST -2				SUN					22		
6	Oct	31		GANDHI JAYANTHI				SUN	DASARA				II-SAT	SUN															SUN			DIWALI			18
7	Nov	30			SUN						II-ND SAT	SUN						SUN										SUN							25
8	Dec	31	SUN							SUN						II-ND SAT	SUN										CHRISTMAS					SUN			24
9	Jan	31	PERIODIC TEST -3				SUN						II-ND SAT	SUN	PONGAL						SUN									REPUBLIC DAY		SUN			23
10	Feb	29		SUN						II-ND SAT	SUN						SUN								SUN							SIVARATHRI			22
11	Mar	31	Revision test															ANNUAL EXAMSUN					Summer Break			UGADHI	RAMZAN	26							
12	APR	30	Next Academic year					SUN					GOOD FRIDAY	II-SAT	SUN	AMBEDKAR JAYANTHI						SUN							SUN						23
<p align="center">Note: Any Change in the calendar event will be intimated at the appropriate time</p>																													255						



ఆంధ్రప్రదేశ్ ఆంధ్ర ప్రదేశ్ ANDHRA PRADESH

s. No. 5190 D. 13-04-2023

Sold To Ramireddy Subbaramireddy Educational Trust
For Whom Chairman Ramireddy Prathap Kumar Reddy s/o
Late Subbaramireddy, Kavali

CW 313199


J. VIJAYANANDAM
D.No. 2-17-196, Santhi Nagar,
Kovur (V&M), SPSR Nellore Dist.
L.No. 0908084/2017-19
PV No. 0908007-2023-2025
Cell 9951297481

BOARD OF TRUSTEES MEETING
RAMIREDDY SUBBARAMI REDDY EDUCATIONAL TRUST
Regd.No:639/2007

The Board of Trustees of Ramireddy Subbarami Reddy Educational Trust met on this 30/03/2023 at its registered office at D.No:11-1-61, Trunk Road, Kavali-524201, SPSR Nellore District, under the Chairmanship of Sri Ramireddy Pratap Kumar Reddy to discuss about admission of new members into the Trust, who have submitted their applications addressed to the Chairman of the Trust and also to consider the retirement, who have already given their resignation letters to the Chairman.


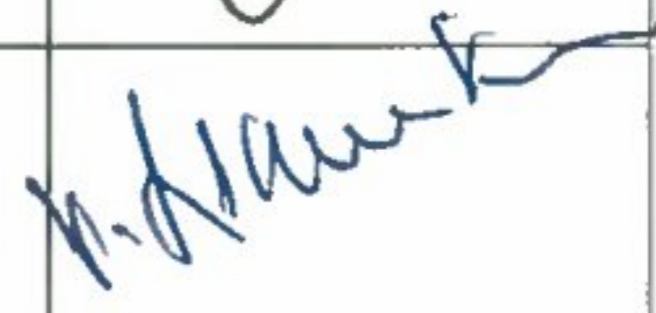
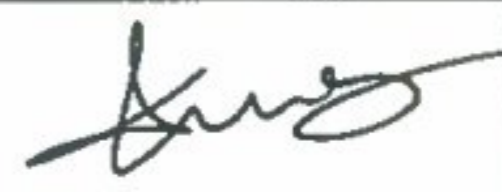
1. The new applicants, whose names and addresses are given hereunder, who are intended to join as members into the Trust have expressed their intention and interest to serve the public in the field of education in particular. On their enquiry and information gathered, they noticed that our Trust is the right platform to fulfill their intention and desire to serve the public in promoting education and accordingly they submitted their applications to the Chairman of the Trust. The secretary has placed such applications forms of new applicants before the Board. The Board of Trustees also thoroughly enquired about applicants conduct, behavior and their status in the society and came to conclusion that with insertion of these members the Trust would definitely flourish and develop further with their active co-operation. After thorough discussions the Board of Trustees unanimously agreed to admit the new members into the Trust with effect from 01/04/2023 and passed the following resolution.

"Resolved to admit following new members into the Trust on terms and conditions as given under Trust Deed and they become members of the Trust with effect from 01/04/2023 and their names would be recorded into the register of members from such date."

S.No	Name	Address	Signature
1	RAMIREDDY BALA SAKETH REDDY	A4,Samhita Ritz, Nagawarapalya Main Road, CV Raman Nagar, Bangalore North, Bengaluru, Karnataka-560093	
2	ANANTHA MAHIMA	7-370, Court Road, Anantapur, Anantapur Andhra Pradesh-515001	
3	RAMIREDDY SAMHITA	A4,Samhita Ritz, Nagawarapalya Main Road, CV Raman Nagar, Bangalore North, Bengaluru, Karnataka-560093	

2. Some of the existing members, whose names are given hereunder, have expressed their inability to continue as members in the Trust in view of their important personal commitments, have tendered their resignation letters addressed to the Chairman. The secretary has placed such resignation letters before the meeting. The Board of Trustees has gone through their resignation letters and after discussions with them have agreed to accept their resignations, honoring their personal commitments and the retiring members would cease as members with effect from 31/03/2023. The Board of Trustees has expressed their deep sense of appreciations for valuable services given by the retiring members during their tenure. After thorough discussions the Board of Trustees unanimously agreed to grant retirement of the following members listed above from the Trust with effect from 31/03/2023 and passed the following resolution.

"Resolved to grant retirement to the following members from the Trust as per the terms and conditions as given under Trust Deed and they retire from the Trust with effect from 31/03/2023 and their names would be removed from the register of members from such date."

S.No	Name	Address	Signature
1	RAMIREDDY VENKATA CHETAN KUMAR REDDY	#D4, Block-3, Samhita green oaks, 4 th a cross, Kaggadasapura main road, C V Raman Nagar, Bangalore North, Bengaluru, Karnataka-560093	
2	VELUKURU SUDHEER KUMAR REDDY	90, 3 rd Cross NGEF Layout, Bhuvanewarinaragar, Bangalore North, C V Raman Nagar, Bengaluru, Karnataka-560093	
3	DEVASANI RAMAMANO HAR REDDY	154, 9 th Cross, Prakuthi Layout, Bangalore North, Bengaluru, Karnataka-560043	

Signatures of the members present:

- 1) 
- 2) R.A. Lakshmi
- 3) R.V. Jagadeesh Babu
- 4) R.V. Subbaraj Subbaraj
- 5) 
- 6) d. lahina
- 7) 



INDIA NON JUDICIAL

Government of Andhra Pradesh

IN-AP81450443828513X

e-Stamp

Certificate No. : IN-AP81450443828513X
 Certificate Issued Date : 10-Apr-2025 10:53 AM
 Account Reference : NEWIMPACC (SV)/ ap18003504/ AP-NLR/ AP-NLR/apparshau
 DDO Code : 08052308001 SRO KAVALI
 Unique Doc. Reference : SUBIN-APAP1800350449062755704212X
 Purchased by : R BALA SAKETH REDDY SON OF R P K REDDY
 Description of Document : Article 00 Not Mentioned
 Property Description : Not Applicable
 Consideration Price (Rs.) : 0
 (Zero)
 First Party : R BALA SAKETH REDDY SON OF R P K REDDY
 Second Party : Not Applicable
 Paid By (For Whom) : R BALA SAKETH REDDY SON OF R P K REDDY
 Stamp Duty Amount(Rs.) : 100
 (One Hundred only)

SHAIK CHENNAIAH

Licensed Stamp Vendor,

L.No. : 02 of 1999

R.L. No. : 0906001/2023-2025

MRO Office Premises, Kavali

CeM : 9848515000



Please write or type below this line

LEASE DEED

This lease deed is made and executed on this the 10th day of April, 2025 at Kavali
BY AND BETWEEN:

① **Mr. RAMIREDDY BALA SAKETH REDDY**, aged about 32 years,
 S/o Mr. R. PRATAP KUMAR REDDY,
 Residing at Flat No.A-4,
 Samhita Ritz Apartment,
 Rahath Bagh, Nagavarapalya,
 C.V. Raman Nagar Post,
 Bangalore -560 093

(hereinafter referred to as "THE LESSOR" which expression shaft mean and include its successors, executors, administrators, representatives and assignee..) of the ONE PART

LESSOR

Saketh

LESSEE

For **RAMIREDDY SUBBARAMI REDDY**

0001456296

CHAIRMAN

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shcilestamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

3103



CS3172

Sheet Endorsement

Sheet 1-6

Digitally Signed by:
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.

Book No: 1

CS No / Year: 3172 / 2025







Doct No / Year: 3103 / 2025

Sub-Registrar, KAVALI

Presentation Endorsement

Presented in the Office of the Joint Sub-Registrar, KAVALI along with the Photographs & Thumb Impressions as required Under Section 32-A of Registration Act, 1908 and fee of Rs. 360/- paid between the hours of 5PM and 6PM on the 10th day of April, 2025

Execution admitted by (Details of all Executants/Claimants under Sec 32A):

Aadhar Details	FingerPrint	Sign
<p>LE-1 -1 Aadhar No: XXXXXXXX5350</p>  <p>Name Ramireddy Pratap Kumar Reddy [R] Ramireddy Subbarami Reddy Educational Trust</p>  <p>Aadhaar Name Address Ramireddy Pratap Kumar Reddy 1-0 Musunuru 14th ward Trunk Road Nellore</p> <p>Relation Name S/O Subbaramireddy</p>		<p>Digitally Signed by: Name: Ramireddy Pratap Ku Location: KAVALI Reason: endorsementSign Date: Thu Apr 10 17:18:48 I.</p>
<p>LR-999 -1 Aadhar No: XXXXXXXX5989</p>  <p>Name Ramireddy Bala Saketh Reddy</p>  <p>Aadhaar Name Address Bala Saketh Reddy Ramireddy A4, Samhita Ritz C V Raman Nagar Nagawarapalya Main Road Bengaluru</p> <p>Relation Name S/O R Pratap Kumar Reddy</p>		<p>Digitally Signed by: Name: Bala Saketh Reddy Ra Location: KAVALI Reason: endorsementSign Date: Thu Apr 10 17:16:42 I.</p>

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00314285



M/s. **RAMIREDDY SUBBARAMI REDDY EDUCATIONAL TRUST**,
 REPRESENTED BY its Chairman,
 Mr. R. PRATAP KUMAR REDDY, aged about 62 Years,
 Residing at Flat No.A-4,
 Samhita Ritz Apartment,
 Rahath Bagh, Nagavarapalya,
 C.V. Raman Nagar Post,
 Bangalore -560 093

(hereinafter referred to as "THE LESSEE" which expression shall mean and include its successors, executors, administrators, representatives and assignee.,) of the OTHER PART

WHEREAS the Lessor is the absolute owner of all that piece and parcel of Building measuring approximately 30,000 Sq.feet, carpet area, constructed in an extent of Ac.3.12 cents or 1887.6 Ankanams or 15100 Sq. Yards of site situated in Sy.Nos.772, 848 situated at Musunuru Village Panchayath, Musunur, Kavali Mandal (Now Kavali Municipality), SPSR Nellore District Andhra Pradesh, which is morefully described in the Schedule hereunder and on mutual consent executing this Lease deed with the following terms and conditions.

WHEREAS the lessee has come forward and requested the Lessors to give on lease the entire **Schedule** building and Premises for a period of **20 (twenty) years commencing from 10.04.2025 to 09.04.2045**, for the purpose of running the above educational institution and other incidental purposes for which the Lessor has agreed subject to the following terms and conditions hereafter set.

NOW, THIS DEED OF LEASE WITNESSETH AS FOLLOWS:-

1. DURATION OF LEASE:

- 1.1) The Lease shall commence from the date of commencement of educational institution's academic year and shall be in force for a period of 20 (twenty) YEARS, which shall be renewed for a further period on mutually agreed terms and conditions at the option of the parties, such renewal shall be done through executing and roistering a fresh Lease Deed,
- 1.2) The term year as used in this deed shall mean a year reckoned according to the British Calender year.

2. PAYMENT & ENHANCEMENT OF RENT:

- 2.1) The Lessee shall pay to the Lessor a monthly rent of Rs. 1,80,000/- (Rupees one lakh and eighty thousand only) per month, at the rate of Rs.6/- per Sq.feet of carpet area No Advance.
- 2.2) The Lessee shall pay the monthly rent on or before 15th day of the succeeding month, subject to deduction of TDS as per Income Tax laws, by way of cash/demand draft/cheques on or before 15th day of every English calendar month and the TDS certificate in Form -16A of the IT Act will be Issued once in a year to the Lessor without fail.

LESSOR



LESSEE
 For **RAMIREDDY SUBBARAMI REDDY**
EDUCATIONAL TRUST


 CHAIRMAN



Sheet Endorsement

Sheet 2-6

Book No: 1

CS No / Year: 3172 / 2025

Doct No / Year: 3103 / 2025

Digitally Signed by:
Name: KY Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.

Sub-Registrar, KAVALI

Identified by Witness

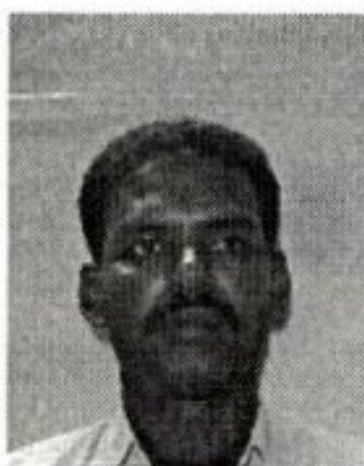
Aadhar Details

FingerPrint

Sign

WT - 1

Aadhaar No: XXXXXXXX2366



Name
Remala V Ramanareddy



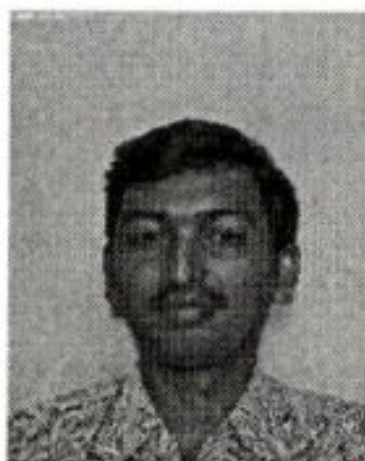
Address
4-7-35 kata vari street Nellore



Digitally Signed by:
Name: Remala V Ramanared
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:15:16 I.

WT - 2

Aadhaar No: XXXXXXXX6950



Name
Mangamuru Rajasekhar Reddy



Address
5-1-51/E JONNAYIGUNTA Nellore



Digitally Signed by:
Name: Mangamuru Rajasekh
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:15:57 I.

Date:

10/04/2025 17:04:55

Sub-Registrar, KAVALI
Digitally Signed by:
Name: KY Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.



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2.3) The Tenancy month is the English calendar month starting from the 1st day of the month and ending on the last day of the same month.

3. NATURE OF USE PERMITTED:

3.1) The Lessee shall be entitled and permitted to use the Schedule Premises for running the above Educational Institution or hostel for the students or any other incidental purpose.

3.2) The Lessee shall be entitled to place its Name-Board/Plate upon the place provided in the Building.

3.3) The Lessee shall not stock any explosives or harmful gases etc., in the Schedule Premises.

4. TAXES, ASSESSMENT CHARGES:

4.1) The LESSOR shall pay all taxes, assessment charges and other outgoings whatsoever of every description including municipal charges which under the statute are primarily leviable unto the Lessor for the land and shall keep the premises free from all encumbrance.

5. ELECTRICITY AND WATER CHARGES:

5.1) The LESSEE shall pay directly to the concerned authorities the electricity and as per the meter readings.

5.2) The Lessee has been permitted to obtain additional power supply by depositing the required security deposit amount and on termination of the lease, the lessee shall be entitled to take back the security deposit from the BESCOM/electricity board.

6. SUB-LEASE:

6.1) The Lessee shall not be entitled and permitted to assign, under let or sublet the Schedule Premises with building or any part thereof or part with possession of the Schedule Premises with building or any part thereof to anybody whatsoever.

7. LESSOR'S COVENANT:

7.1) The Lessee observing and performing the terms, conditions and covenants of this lease deed shall be entitled to quiet possession and peaceful enjoyment of the Schedule Premises without any manner of let hindrance, interruption or disturbance either from the Lessor or by his/her/their heirs, representatives or by any person or persons claiming through under or in trust for the Lessor.

7.2) The Lessor hereby irrevocable authorizes to hold the Schedule Property as lessee for a period of **20 (twenty) YEARS**, and agrees not to interfere or interrupt in the course of the educational institute and/or hostel or related activities by the lessee.

7.3) In the event of the Lessee requiring any additional construction of built up area in the building, on request of the Lessee, the Lessor shall construct the additional construction and the lessee shall be liable to pay rent to the such additional built up area, at a mutually agreed fresh terms and conditions and the decision of the Lessor shall be final.

LESSOR



LESSEE

For **RAMIREDDY SUBBARAMI REDDY**
EDUCATIONAL TRUST


CHAIRMAN



Sheet Endorsement

Digitally Signed by: **Sheet 3-6**
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.

Book No: 1 CS No / Year: 3172 / 2025 Doct No / Year: 3103 / 2025

Sub-Registrar, KAVALI

Desc	Cash Receipt Details In the Form of					
	Online	Stamp Papers	Challanu/s 41 of IS Act	Cash	Stock Holding	Total
SD	152928	100	0	0	0	153028
TD		0				0
RF	2550	0	0	0	0	2550
UC	500	0	0	0	0	500
TOT	155978	100	0	0	0	156078

NOTE: TD:Transfer Duty, SD:Stamp Duty, RF:Registration Fee ,UC:=User Charges, TOT:Total, Desc:Description

Rs. 152928/- towards Stamp Duty including T.D under Section 41 of I.S. Act, 1899 and Rs. 2550/- towards Registration Fees on the chargeable value of Rs. 43200000/- was paid by the party through ONLINE No , 91011379632025, 91011349912025, 91011399122025 dated ,10-APR-25,10-APR-25,10-APR-25

Date:
10th day of April, 2025

Digitally Signed by:
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.

Sub-Registrar, KAVALI

Digitally Signed by:
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.



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8. TERMINATION OF THE LEASE:

- 8.1) The lease shall be terminated under all or any of the following circumstances namely.
- by efflux of time,
 - In the event of breach by either party of the terms, conditions and covenants thereof.
 - that if the Schedule Premises is acquired compulsory by any authority.

9. HANDING OVER THE POSSESSION:

- 9.1) The Schedule Premises is to be taken by the Lessee on, as is where is basis. All extra amenities shall be borne by the Lessee at his cost The Lessor has handed over the vacant peaceful possession of the Schedule Property to the Lessee on this day. The Lessee shall handover the possession of the Schedule Property along with the Building to the Lessor.
- 9.2) The lessor hereby declares that he has a marketable right and title to the demised premises and the demised premise is free from all encumbrance, charges and liens. The Lessor being the absolute owner has the power and authority to grant the lease of the demised premises.

10) INDEMNITY:

- 10.1) The Lessor hereby confirms that his/their title over the Schedule Property is good, marketable and subsisting and that none else has/have any right, title, interest or share in the Schedule Property and that the Schedule Property is not subject to any encumbrance, attachment, Court or taxation or acquisition proceedings or charges of any kind. The Lessor shall keep the Lessee fully indemnified and harmless, against any loss or liability, cost or claim, action or proceedings that may arise against the Lessee on account of any defect in or want of title on the part of the Lessor or on account of any hurdles caused at the instance of the Lessor,
- 10.2) The Lessee shall keep the Lessor fully indemnified and harmless against any loss or liability cost or claim, action or proceedings, that may arise against the Lessor on account of any failure on the part of the Lessee to discharge their liabilities/obligations.

11) SETTLEMENT:

- 11.1) At the time of handing over vacant possession of Schedule Premises on the termination of this lease agreement, the Lessor shall have the liberty to take possession of the schedule property with the building and the Lessee shall be entitled to remove and take all the removable from the building.

LESSOR



LESSEE

For RAMIREDDY SUBBARAMI REDDY
EDUCATIONAL TRUST



CHAIRMAN



Sheet Endorsement

Sheet 4-6

Book No: 1

CS No / Year: 3172 / 2025

Doct No / Year: 3103 / 2025

Digitally Signed by:
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.

Sub-Registrar, KAVALI

Certification of Registration

Registered as document no. 3103 of 2025 of Book-1 and assigned the identification number 1 - 906 - 3103 - 2025 for Scanning on 10-APR-25.

Digitally Signed by: Registering Officer
Name: KV Radhakrishnamurthy
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I. KAVALI

KV Radhakrishnamurthy



Generated On:10/04/2025 17:04:55



SCHEDULE PROPERTY

Sri Potti Sriramulu Nellore District, Nellore Registration District Area, Kavali Sub Registration Area, Kavali Mandal, Musunuru Grama Panchayat Area, merged with Kavali Municipality, not yet included in Municipal Revenue Wards, Musunuru Village, Western side to Railway Track, Musunuru Village, PR NO: 4737/2024

Sl.No.	Survey No.	Extent	Nature
1	772	Ac. 1.22	Dry
2	845, 848	Ac.6.78	Dry
3	772	Ac.2.00	Dry
4	772	Ac.0.08	Dry
5	848	Ac. 1.92	Dry
	Total	Ac.12.00	

out of which the vendor society retained eastern side part of an extent of Ac.6.88 cents in the remaining extent now sold is on western side an extent of Ac.2.86 cents in Survey No.772 and Ac. 0.26 cents in Survey No.848 total an extent of Ac.3.12 cents or 1887.6 Ankanams or 15100.8 Sq. Yards of site, in which the educational society constructed R.C.C. Building of an extent of 30,000 Sq. Feet the same is bounded by:

East : Site in Survey No 848
 South : Site in Survey No.772
 West : Site in Survey No.771
 North : Site in Survey No.772

Within the above said boundaries an extent of Ac.3.12 cents or 1887.6 Ankanams or 15100.8 Sq. Yards of site, in which the educational society constructed R.C.C. Building of an extent of 30,000 Sq. Feet. Has been leased out for the purposes mentioned above.

IN WITNESS WHEREOF the Lessor and the Lessee named above, have signed this Agreement of Lease, on the day, month and year first above written.

WITNESSES:

1. S. V. Ramesh Reddy
2. M. Rajasekhar Reddy

LESSOR

LESSEE

For RAMIREDDY SUBBARAMI REDDY
 EDUCATIONAL TRUST

CHAIRMAN



Sheet Endorsement

Sheet 5-6

Book No: 1

CS No / Year: 3172 / 2025

Doct No / Year: 3103 / 2025

Digitally Signed by:
Name: KV Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 I.






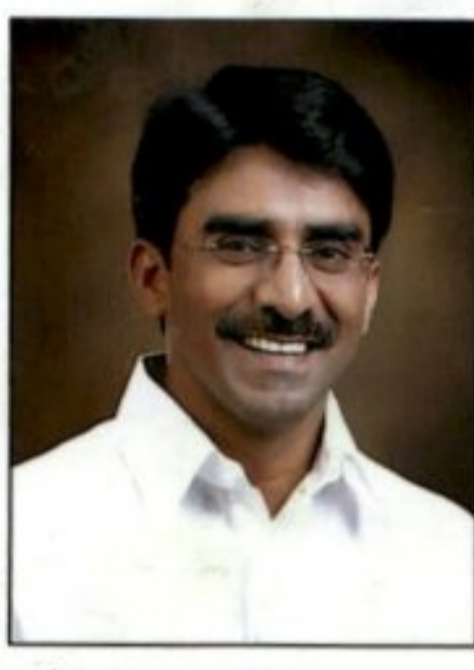

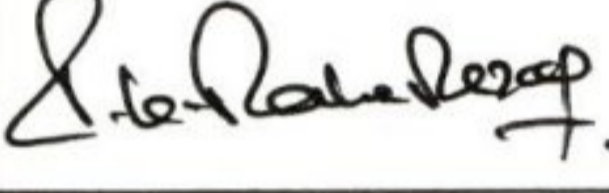

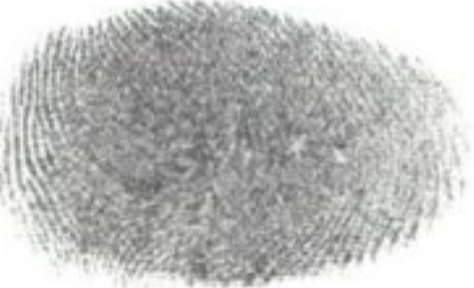


Sub-Registrar, KAVALI



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**PHOTOGRAPHS AND FINGER PRINTS AS PER SECTION 32 A
OF REGISTRATION ACT 1908**

S.NO	Left Thumb impression	Passport size Photograph (Black & White)	Name and permanent Postal Address. of Presentent / Seller / Buyer
1.	 		LESSOR Mr. RAMIREDDY BALA SAKETH REDDY , aged about 32 years, S/o MR. PRATAP KUMAR REDDY , R/at Flat No.A-4, Samhita Ritz Apartment, Rahath Bagh, Nagavarapalya, C.V Raman Nagar Post, Banglore-560093.
2.	  For RAMIREDDY SUBBARAMI REDDY EDUCATIONAL TRUST CHAIRMAN		LESSEE M/s. RAMIREDDY SUBBARAMI REDDY EDUCATIONAL TRUST REPRESENTED BY its Chaiman, MR. PRATAP KUMAR REDDY aged about 62 years,S/o R.Subbarami Reddy, R/at Flat No.A-4, Samhita Ritz Apartment, Rahath Bagh, Nagavarapalya, C.V Raman Nagar Post, Banglore-560093.
1.	 		WITNESS 1.Mr. REMALA V RAMANA REDDY , S/o. Krishna reddy, aged about 51 years, Door no.4-7-35, Katavari Street, Pathavuru, Kavali Spsr Nellore District.
2.	 		2.Mr.MANGAMURU RAJASEKHAR REDDY , S/o. Venkata rami reddy, aged about 46 years, Door no.5-1-51/E, Jonnayigunta, Old Town, Kavali Spsr Nellore District.

WITNESS :

- 
- 

LESSOR 

LESSEE

**For RAMIREDDY SUBBARAMI REDDY
EDUCATIONAL TRUST**


CHAIRMAN



Sheet Endorsement

Sheet 6-6

Book No: 1

CS No / Year: 3172 / 2025

Doct No / Year: 3103 / 2025

Digitally Signed by:
Name: KY Radhakrishnamur.
Location: KAVALI
Reason: endorsementSign
Date: Thu Apr 10 17:47:47 E

Sub-Registrar, KAVALI



Generated On:10/04/2025 17:04:55



SELF - CERTIFICATION PROFORMA

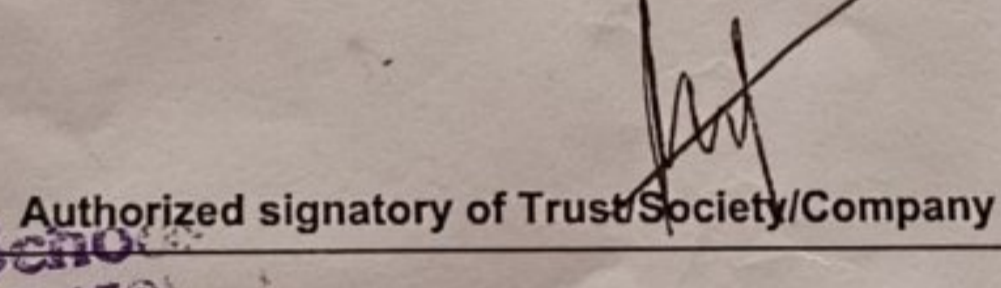
Category of application : Branch School

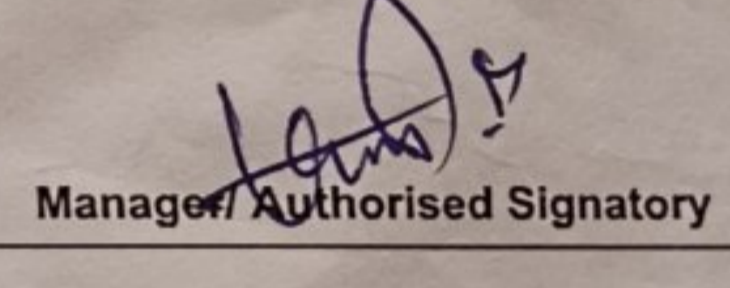
I (i) CHANDRA JYOTHI VELAGAPUDI (Principal) of the school RAMIREDDY SUBBARAMIREDDY INTERNATIONAL SCHOOL certify that :

- | | |
|---|---|
| 1 | The following uploaded documents are genuine and valid |
| * | No Objection Certificate No.: NA |
| * | Trust/Society/Company Registration No.: 639/2007 |
| * | Trust/Society/Company Registration Issuing Authority : SRI RAMIREDDY BALASAKETH REDDY |
| * | Trust/Society/Company Registration Expiry Date: 22/03/2043 |
| * | Recognition Certificate No.: 2138/C5/2025 |
| * | Recognition Issuing Authority : REGIONAL JOINT DIRECTOR |
| * | Recognition Expiry Date: 02/06/2032 |
| * | Fire Safety Certificate No.: 26005/NLR/MSB/2025 |
| * | Fire Safety Certificate Issuing Authority : DISTRICT FIRE OFFICER |
| * | Fire Safety Certificate Expiry Date: 11/04/2026 |
| * | Building Safety Certificate No.: 200 |
| * | Building Safety Certificate Issuing Authority (Not below the rank of Asstt. Engineer in PWD) : EXECUTIVE ENGINEER |
| * | Building Safety Certificate Expiry Date: 09/07/2026 |
| * | Land Certificate No: 14737/2024 |
| * | Land Certificate Issuing Authority: DM |
| * | Land Certificate is in name of School/Society/Trust/Company duly signed by authorized signatory |

Name and Signature(s) :


Principal


Authorized signatory of Trust/Society/Company


Manager/ Authorised Signatory

Place : SRI POTTI SRIRAMULU NELLORE, ANDHRA PRADESH

U.S.R. International School
Affiliated to CBSE (Code 130452)
Date: 09/07/2025
VH-16, GOWRAVARAM - 524 202
(Caval Mandal - S.P. Nellore D)

This document is to be digitally signed by the Secretary of the Society/ Trust/ Company.

Digitally signed by CHANDRA JYOTHI VELAGAPUDI
Date: 2025.07.23 15:47:13 +05:30
Reason: reason
Location: location



ACE Scanner