



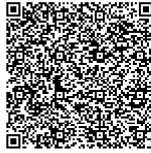
भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
Unique Identification Authority of India
Government of India

नामांकन क्रम/Enrolment No.: 1149/50031/06817

Download Date: 03/05/2017
Generation Date: 13/04/2013

To
हरषित ज़िंदल
Harshit Jindal
S/O: Surender Kumar Jindal
Pvt. House
Arjun Road
Goushala Sindri
Near B.I.T. Sindri
Hetkandra
Dhanbad Motinagar
Jharkhand - 828120
9835109999

Validity unknown
Digitally signed by
UNIQUE IDENTIFICATION
AUTHORITY of India, DN:
Date: 2017.05.03 14:57:40
IST



आपका आधार क्रमांक / Your Aadhaar No. :

9328 7577 6571

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



हरषित ज़िंदल
Harshit Jindal
जन्म तिथि/ DOB: 31/07/1989
पुरुष / MALE



9328 7577 6571

मेरा आधार, मेरी पहचान



Government of India



AADHAAR

सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

पता:

S/O: सुरेंद्र कुमार ज़िंदल, प्रावेट.
हाउस, अर्जुन मार्ग, बी.आई.टी सिंदरी
के पास, गौशला सिंदरी, हेल्केंद्र,
धनवाद,
झारखण्ड - 828120

Address:

S/O: Surender Kumar Jindal,
Pvt. House, Arjun Road, Near
B.I.T. Sindri, Goushala Sindri,
Hetkandra, Dhanbad,
Jharkhand - 828120

9328 7577 6571



1947



help@uidai.gov.in



www.uidai.gov.in

AMITY UNIVERSITY

UTTAR PRADESH

SCHOOL OF BUSINESS

This is to certify that

Harshit Jindal

Son of Shri Surender Kumar Jindal

has undergone the Three - Year Full-Time Programme

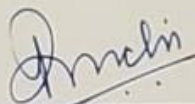
in

BACHELOR OF BUSINESS ADMINISTRATION

at Amity School of Business, Noida
conducted between **July 2007** and **May 2010** as a regular student.

His area of specialization is **Marketing**. He has studied **French** as Foreign Language upto VIth Semester. The final Semester examination for the batch were conducted during the month of April 2010. The degree will be awarded only on successful completion of all academic requirements of the University.

We wish **Harshit Jindal** success in all his future endeavours.



Programme Coordinator



Head of Institution

Date: 28th April 2010

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

HARSHIT JINDAL
SURENDRA JINDAL

31/07/1989

Permanent Account Number
AKPPJ5964P



Harshit Jindal
Signature

1804

1653



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Jharkhand

e-Stamp

Certificate No.	: IN-JH15456001679209R
Certificate Issued Date	: 26-Mar-2019 11:14 AM
Account Reference	: SHCIL (FI)/ jhshcil01/ DHANBAD/ JH-DB
Unique Doc. Reference	: SUBIN-JHJHSHCIL0119948040221276R
Purchased by	: HARSHIT JINDAL AND OTHER
Description of Document	: Article 23 Conveyance
Property Description	: IMMOVABLE PROPERTY
Consideration Price (Rs.)	: 3,05,00,000 (Three Crore Five Lakh only)
First Party	: ANIL KUMAR AND OTHER
Second Party	: HARSHIT JINDAL AND OTHER
Stamp Duty Paid By	: HARSHIT JINDAL AND OTHER
Stamp Duty Amount(Rs.)	: 12,20,010 (Twelve Lakh Twenty Thousand And Ten only)



Please write or type below this line-----

नवम नियम 21 के अधीन और अधिनियम
काश्तकारी एक्ट की धारा 46 के अधीन
ना याहय है ओं डाकघर नं. 1895
की अनुसूची 1 या 1 के अधीन
बधावत स्टाम लगाया गया है अथवा टिकट
नशी मे विमुक्त है या स्टाम - शुल्क अपेक्षित
नहीं है।

प्राप्तकर्ता का नाम

प्राप्त IV का नाम

01.04.19

01.04.19

SR 0001774108

Statutory Alert:

- 1 The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website 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.

Rajput Sale of 30500000/- ^{Rs 1220000/-} Dhanbad
 भूमि संबंधी कागजातों को जांचा.
 01.04.19

~~915004~~ 915004 - 1st floor
 1900844493 or 01.04.19

अंचल अधिकारी चण्डी से प्राप्त जमी
 अनुसार दस्तावेज में वर्णित जमी चण्डी
 नम्बर 51 के प्लॉट नं० एक सो आठ
 निधि खाते से बाहर है/सूची दर्श नहीं है।
 29/3/19

01-04-19
 Rajan Prasad
 29.3.19



तयसाल वर्णित जमीन का मूल्य मांग दर्शिका
 के अनुसार निर्धारित व्युत्पन्न मूल्य त कम है।
 2019

12
 2
 1/4/19.

THIS DEED OF ABSOLUTE SALE is made on this the 29th day March, Two
 Thousand Nineteen, By and between **SRI ANIL KUMAR, SRI RAJAN PRASAD** Sons of
 Late Sakaldeo Prasad, by faith Hindu, by caste Teli, by occupation Business, Resident of
 Shastri Nagar, P.S. Bank More, Dist. Dhanbad, hereinafter jointly called and referred to
 as the VENDORS (which expression shall, unless excluded by or repugnant to the context
 be deemed to mean and include his heirs, successors, executors, administrators, legal
 representatives and assigns) of the ONE PART.

AND IN FAVOUR OF

01.04.19
 1. **SRI HARSHIT JINDAL** Son of **Sri Surenda Kumar Jindal**, by Faith Hindu, by caste
 Vaishya, by occupation Business, resident of Chanchni Colony, Dhaiya, P.S. and Dist.
 Dhanbad, 2. **SMT. MAMTA SINGH** Wife of Sri Sunil Singh, by Faith Hindu, by caste
Rajput, by occupation Business, resident of Shivaji Nagar, Near Anil Talkies, Bhaga,
 P.S. Jorapokhar, Dist. Dhanbad, hereinafter jointly called and referred to as the
 PURCHASERS (which expression shall, unless excluded by or repugnant to the context be
 deemed to mean and include their respective heirs, successors, executors,
 administrators, legal representatives and assigns) of the OTHER PART.

01/4/19 इ. को 01/04/19 बड़े पतादन/अपगहन में जिले, प्रवर निवासे
 के कार्यालय धनबाद में लेख्यकारी दावेदार ग अवर निबधक
 द्वारा प्रमाणिकृत मुख्तारनामा संख्या 200 न अघीम
 लेख्यकारियों या दावेदारों में से एक श्री
 पेशा/पेशा का नाम अशोक कुमार
 पेशा अशोक कुमार
 पेशा न निबधक के लिए पेश किया गया
 पेशा न निबधक का हस्ताक्षर अशोक कुमार
 प्रमाणिकृत के हस्ताक्षर



अशोक कुमार
 29.3.19

01/4/19





Handwritten signature in black ink.

Rayan Prasad
29.3.19



= 2 =

WHEREAS, the below mentioned schedule property, within Survey Settlement Plot Nos. 737 and 734, appertaining to Khata No. 108, of Mouza Dhanbad, Mouza No. 51, under P.S. Bank More, Chowki Sadar Sub-Registry office and Dist. Dhanbad, was originally belonged to one Madhusudhan Sao and Family; And

WHEREAS, the said Madhusudhan Sao, died leaving behind his widow Smt. Banania Dashi, and two sons, namely Sakaldeo Prasad and Lal Babu as his legal heirs and successors; And

WHEREAS, by virtue of a registered deed of family partition No. 6681 dated 17.06.1976, Registered at Dhanbad Sub Registry office, the said Smt. Banania Dashi, Sakaldeo Prasad and Lal Babu partitioned their entire properties situated within the District of Dhanbad, and by the aforesaid deed of Partition the below mentioned schedule land came in the share of Sri Sakaldeo Prasad; And

WHEREAS, ever since the date of partition as aforesaid the said Sri Sakaldeo Prasad had been in peaceful and uninterrupted possession over the said land got his names mutated in the Serista of the Land Lord the State of erstwhile Bihar, vide order passed in Mutation Case No. 138(III)1985-86, and paying ground rent to the State regularly under Thoka No. 1776 (and also entered in volume No. 2, pages 219 of register II of Dhanbad Circle office); And

WHEREAS, while in possession the said Sri Sakaldeo Prasad, died leaving behind the vendors hereto as his legal heirs and successors; And

WHEREAS, the vendors hereto Sri Anil Kumar and Sri Rajan Prasad also renovated old building and constructed a triple storied commercial cum residential building and enrolled their name at Dhanbad Municipal Corporation under Holding No. 021000306000X1 within Ward No. 31; And



= 3 =

Kejan Prasad
29.3.19

WHEREAS the Vendors hereto to meet their financial requirement considered it advisable to sell their entire right, title, interest and possession to, in and over the said land measuring an area 06 kathas or to say 9.90 Decimals, together with a Triple storied commercial cum residential building standing there upon, morefully described in the Schedule hereto for a total Consideration of Rs.3,05,00,000/- (Rupees Three Crore Five Lac) only; And

WHEREAS, in course and as a result of negotiation between the parties hereto, the vendors agreed to sale and the purchasers hereto agreed to purchase the said land with building, for a consideration of the sum of Rs.3,05,00,000/- (Rupees Three Crore Five Lac) only, which is the highest consideration thereof.

NOW, THEREFORE, THIS DEED OF SALE WITNESSETH: -

1. That in consideration of the total sum of Rs.3,05,00,000/- (Rupees Three Crore Five Lac), paid by the Purchasers to Vendors, as per memo of consideration written in the foot of this document, (the receipt whereof the Vendors do hereby acknowledge and admit) and in consideration of the terms, conditions and covenants hereinafter appearing the Vendors doth hereby absolutely and indefeasibly grant sell, convey transfer and assign their entire right, title, interest and possession to, in and over the said land morefully described in the Schedule hereto, together with all claims, demands, easement and other incidental rights belonging or appertaining thereto to the Purchasers and TO HAVE AND TO HOLD the same for all times to come free from all encumbrances subject, however, to pay annual ground rent besides cess and education cess thereon at the prescribed rates payable thereof as from this day onwards, and the purchaser hereto having full right and authority to deal and transfer the same by sale, gift, mortgage, lease and by making construction etc. thereon either by living thereon or letting out the same to any person or persons or otherwise as per their choice.

Handwritten signature or initials.

Handwritten signature: Rajon Prasad
29.3.19

= 4 =

2. That, the Vendors do hereby covenant with the Purchaser that the Vendors, are the sole and absolute owner of the land described in the schedule below, and that their right, title, interest and possession to, in and over the same is in no manner defective and is in no manner encumbered by way of mortgage etc. and there is no other claimant of the land, should it, therefore, in future transpire that their right, title, interest and possession to in and over the said property hereby sold is in any manner defective or in any manner encumbered and if for any one or more reasons Purchaser is dispossessed or put to any other loss or obstructions, the Vendor shall be liable to make good such loss as the Purchaser may suffer by reasons thereof.
3. That, the Vendors hereby further covenants with the Purchaser that the Vendors, shall pay the annual ground rent Rs.20/- now or in future becoming payable up to date and shall keep the Purchaser fully indemnified, harmless and free from and against any attachment or legal proceeding in respect thereof and that the Purchaser shall be liable to pay the annual ground rent, cesses etc. for the land hereby sold which will become payable as from this day onwards.
4. That, the Vendors further covenants with the Purchaser to do and execute all such acts, deeds and things at the cost of the Purchaser as it may reasonably require the Vendors to do or execute for better or morefully assuring to the Purchaser the land hereby sold and also to render all assistance and co-operation to the Purchaser at its request and cost to get Purchaser's name mutated in place of that of the Vendors in the Office of the Zamindari Department of the State of Jharkhand.
5. That the above mentioned schedule land does not come under Govt. Land, and neither comes under Adivashi Land, Govt. Bhudan Land and forest land and also does not come under Govt. acquired land and the vendor and purchaser hereto

Handwritten signature or mark.

Handwritten text: Rajendra Prasad
29.3.17

= 5 =

are satisfied with the contents of this deed, and the vendor hereto does not comes under the reserve classes of C.N.T Act.

6. The parties herein shall comply with the latest provisions U/s 194-1A of The Income Tax Act, 1961.

IN WITNESS WHEREOF THE VENDORS HERETO OUT OF THEIR OWN FREE WILL WHILE IN THEIR SOUND HEALTH AND PERFECT MIND HAVING FULLY UNDERSTOOD THE CONTENTS HEREOF, HAVE SET AND SUBSCRIBED HIS HANDS ON DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

SCHEDULE

All that piece and parcel of Raiyati land situate at Mouza Dhanbad, (Mouza No.51), under P.S. Bank More, Chowki Sadar Sub-Registry office and District Dhanbad,

Mouza Dhanbad, Mouza No. 51,
Khata No. 108 (One hundred Eight),

Plot Nos. 734 and 737, out of which measuring an area 06 kathas (Six Kathas) or to say 9.9 Decimals (Nine Point Nine Decimals) of land together with triple storied commercial cum residential building standing there upon of total constructed area about 10800 Sq.ft., (which was constructed in the year 1970) is hereby sold by this sale deed, as per plan attached herewith and shown in colour Red, being butted and bounded as under:-

North : 4 feet wide Gali.
South : Shastri Nagar Road.
East : Jain House.
West : Dhanbad Jharla Main Road.

A-11
Tejinder Prasad
29.3.17

= 6 =

Value of Land :- Rs.1,31,00,000/-
Value of Construction :- Rs.1,74,00,000/-

Memo of Consideration

Rs.3,05,00,000/- (Rupees Three Crore Five Lac) only paid by the purchaser to the vendor after deduction 1% TDS by :-

Rs.1,55,00,000/- only paid by Harshit Jindal by :-

Cheque No.	Date	Amount	Bank
000527	01.02.19	Rs.25,00,000/-	ICICI Bank
000528	02.02.19	Rs.25,00,000/-	ICICI Bank
000529	06.02.19	Rs.55,00,000/-	ICICI Bank
000530	07.02.19	Rs.50,00,000/-	ICICI Bank

Rs.1,50,00,000/- only paid by Mamta Singh by :-

Cheque No.	Date	Amount	Bank
	13.12.18	Rs.1.50,00,000/-	HDFC Bank

A-11

Rajeshwar Prasad
29.3.19



= 7 =

WITNESSES:-

1. Rajeshwar Prasad
Slo Latc Sonju Prasad
Bined Nagar,
Dhanbad

Halt Prad
29.3.19



2. आनंद कुमारी
रड वन विहार) एडे
अनारिनी चरनर
एनडी



Anand Singh
29.3.19



Certified that the finger prints of the left hand of the vendor and purchaser, whose photographs is affixed in the document have been duly obtained before me, and printed in my office as per detail given by the parties.

Janki Choudhary Page 7 of 7
No. 02/1990.

Seller

: Sri Anil Kumar, Sri Rajan Prasad Sons of Late Sakaldeo Prasad, Resident of Shastri Nagar, P.S. Bank More, Dist. Dhanbad.

Purchaser

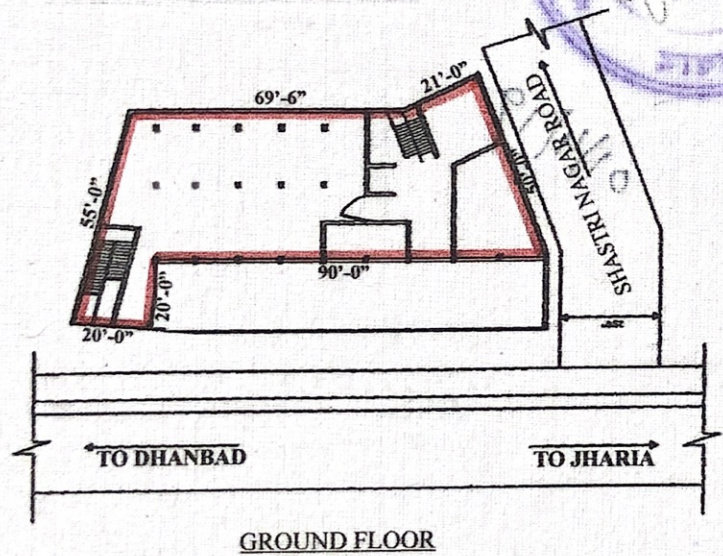
: 1. Sri Harshit Jindal Son of Sri Surenda Kumar Jindal, resident of Chanchni Colony, Dhaiya, P.S. and Dist. Dhanbad, 2. Smt. Mamta Singh Wife of Sri Sunil Singh, resident of Shivaji Nagar, Near Anil Talkies, Bhaga, P.S. Jorapokhar, Dist. Dhanbad.

Schedule

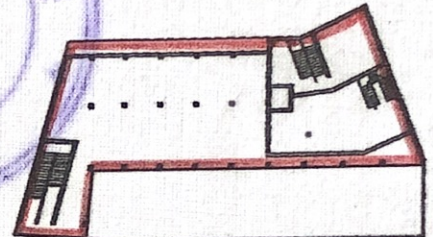
: Mouza - Dhanbad, No.-51, Khata No.-108, Plot Nos. 734 and 737, out of which measuring an area 06 kathas or to say 9.9 Decimals of land together with triple storied commercial cum residential building standing there upon of total constructed area about 10800 Sq.ft.,

Shown in red

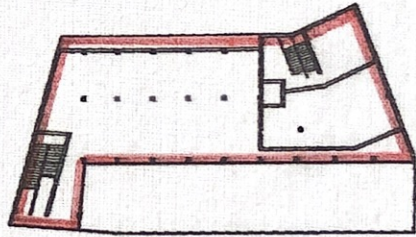
Handwritten signature
29.3.17



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

TRACED BY:-

Handwritten signature



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

December 9, 2018

पंजी II प्रति

भाग वर्तमान	2	पृष्ठ संख्या	219										
जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हलका का नाम	हलका-03	इस्टेट का नाम	JHARKHAND				
मौजा का नाम	धनबाद	होलिडिंग संख्या	219	तौजी संख्या	1	थाना नम्बर	51	खाता का प्रकार	---				
सकल देव प्रसाद , पिता-स्व मधुसुदन साव , जाति--													
खाता नम्बर	प्लोट संख्या	रकबा			परिवर्तन के लिए प्राधिकार				लगान	सेस			
108	734.737	0 ऐ 9.9 डि 0 हे			दाखिल खारिज केस नं 138(III)1985-86				4	8			
	कुल परिमाण	0 ऐ 9.9 डि 0 हे											
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

नक्शा देखें

BACK

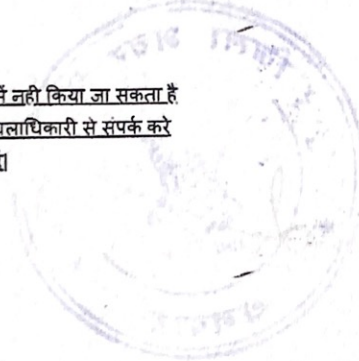
यह एक कम्प्युटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें





भारत सरकार
GOVERNMENT OF INDIA

राजेश्वर प्रसाद
Rajeshwar Prasad



जन्म वर्ष / Year of Birth : 1965
पुरुष / Male

5829 1104 5269



आधार - आम आदमी का अधिकार



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता : S/O स्व सरयू प्रसाद, चिरागोरा
बिनोद नगर त्रिमूर्ति मंदिर, धनबाद,
झारखण्ड, 826001

Address: S/O Late Saryu
Prasad, CHIRAGORA BINOD
NAGAR TRIMURTI MANDIR,
Dhanbad, Jharkhand, 826001



1947
1800 180 1947



help@uidai.gov.in



www.uidai.gov.in

P.O. Box No. 1947
Bengaluru-560 001

Rajeshwar Prasad

M. NO - 9431124192

CAST - Lal

Occ. - Pvt. Service

3

OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Dhanbad

District Name :- Dhanbad

State Name :- Jharkhand

Deed Endorsement

Token No :- 2019000008994

Deed Type	Sale Deed
Fee Details	Stamp Duty :- Rs. 1220000, A1 :- Rs. 915000, LL :- Rs. 3, PR :- Rs. 1, SP :- Rs. 600,
Property No.	1
Valuation Details	Value :- Rs.25185162/- ,Transaction Amount :- Rs.30500000/-
Property Details	District :- Dhanbad , Tehsil :- Dhanbad , Village Name :- Dhanbad Location :- Main Road, Dhanbad Word No 31 Property Boundaries :- East: JAIN HOUSE , West: DHANBAD JHARIA MAIN ROAD , South: SHASTRI NAGAR ROAD , North: 4 FEET WIDE GALI Khata Number - 108Plot Number - 734 737Volume Number - 2Page Number - 219Holding Number - 0210003060000X1 Area Of Land :- 9.90 Decimal 10800.00 Square Feet

Sh./Smt. ANIL KUMAR s/o/d/o/w/o LATE SAKALDEO PRASAD has presented the document for registration in this office

today dated :- 01-Apr-2019 Day :- Monday Time :- 14:08:26 PM






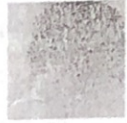


ANIL



KUMAR(Individual)

Party Name	Document Type	Document Number
ANIL KUMAR	PAN/UID	AEMPK3374H

Sr.NO	Party Name and Address	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	ANIL KUMAR Address1 - SHASTRI NAGAR , P.S.- BANKMORE , DHANBAD, Address2 - , , , Jharkhand PAN No.: AEMPK3374H,Permission Case No.-	Anil Kumar Address:- h. n.-160, near classic automobiles, east shastri nagar, dhobatand dhanbad, Dhanbad , Dhanbad, 826001, , Jharkhand, India		SELLER Age:61			

Party Name and Address	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
RAJAN PRASAD Address1 - SHASTRI NAGAR ,P.S.- BANKMORE , DHANBAD, Address2 - , , , Jharkhand PAN No.: AEHPP9751J,Permission Case No.-	Rajan Prasad Address:- h. n.-160, near classic automobiles, east shastri nagar, dhobatand dhanbad, Dhanbad , Dhanbad, 826001 , , Jharkhand, India		SELLER Age:49			<i>Rajan Prasad</i>
3 HARSHIT JINDAL Address1 - CHANCHANI COLONY , DHAIYA , DHANBAD, Address2 - , , , Jharkhand PAN No.: AKPPJ5964P,Permission Case No.-	Harshit Jindal Address:- Pvt. House, Near B.I.T. Sindri, Arjun Road, Goushala Sindri, Hetkandra , Dhanbad, 828120 , , Jharkhand, India		PURCHASER Age:29			<i>Harshit Jindal</i>
4 MAMTA SINGH Address1 - SHIVAJI NAGAR , NEAR ANIL TALKIES , BHAGA , P.S.- JORAPOKHAR , DHANBAD, Address2 - , , , Jharkhand PAN No.: AGXPS8235J,Permission Case No.-	Mamta Singh Address:- 135, Near - Anil Talkies, Shivaji Nagar, Bhaga, P O - Bhaga, Bhaga , Dhanbad, 828301 , , Jharkhand, India		PURCHASER Age:51			<i>Mamta Singh</i>


Identification:

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	RAJESHWAR PRASAD Address1 - BINOD NAGAR ,DHANBAD, Address2 - , , , Jharkhand PAN No.:			<i>Rajeshwar Prasad</i>

Witness:

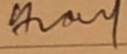
I/We individually/Collectively recognize the Seller(S) and Buyer(s)

Sr.NO	Party Name and Address	Photo	Thumb	Signature
-------	------------------------	-------	-------	-----------

	Party Name and Address	Photo	Thumb	Signature
	RAJESHWAR PRASAD Address1 - BINOD NAGAR ,DHANBAD, Address2 - , , , Jharkhand			
2	A Address1 - DHANBAD, Address2 - , , , Jharkhand			

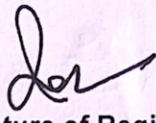
Signature of Operator

Seal and Signature of Registering Officer

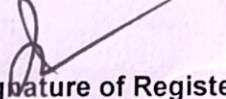


Above signature & thumb Impression are affixed in my presence.

Above mentioned, (RAJAN PRASAD , ANIL KUMAR), has/have admitted the execution before me. He/ She/ They has / have been identified by (RAJESHWAR PRASAD) Son/Daughter/Wife of (LATE SARYU PRASAD) resident of (BINOD NAGAR ,DHANBAD) and by occupation (Business).


 Signature of Registering Officer

Date:- 01-Apr-2019


 Seal and Signature of Registering Officer





Document Registration Summary 1

Date :-01-Apr-2019

- Government/Market Value: ₹25185200/-
- Transaction Amount: ₹305000000 /-
- Paid Stamp Duty: ₹1220010 /-

Receipt : 107622

Receipt Date : 01-04-2019

Presenter Name: -

On Date 01-04-2019 Presented at SRO - Dhanbad
Signature of Presenter

Stamp Duty

₹1220010

A1

₹915000

LL

₹3

PR

₹1

SP

₹600

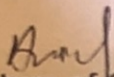
SRO - Dhanbad


Total

₹2135614

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	1220000	1220010	-10	E-STAMP	HARSHIT JINDAL AND OTHER	• Certificate Number : IN-JH15456001679209R	1220010
A1	915000	915000	0	GRAS	HARSHITJINDAL	• GRN Number : 1900844493 • DEPT Transaction Id : 361042458a2982f73bc3 • Transaction Type :	915000
LL	3	3	0	GRAS	HARSHITJINDAL	• GRN Number : 1900844493 • DEPT Transaction Id : 361042458a2982f73bc3 • Transaction Type :	3
PR	1	1	0	GRAS	HARSHITJINDAL	• GRN Number : 1900844493 • DEPT Transaction Id : 361042458a2982f73bc3 • Transaction Type :	1
SP	600	600	0	GRAS	HARSHITJINDAL	• GRN Number : 1900844493 • DEPT Transaction Id : 361042458a2982f73bc3 • Transaction Type :	600
Sub Total	2135604	2135614	-10				

Article : Sale Deed


Signature of Operator


Signature of Head Clerk


Signature of Registering Officer

Total Amount in Words : Two Crore Fifty One Lakhs Eighty Five Thousands One Hundred And Sixty Two Rupees Only.

Land measurement, Sub Part and House No.	Property Boundaries East: JAIN HOUSE , West: DHANBAD JHARIA MAIN ROAD , South: SHASTRI NAGAR ROAD , North: 4 FEET WIDE GALI
Area	Land area : 9.90 Decimal, Area of Constructed Property : 10800.00 Square Feet
Other Description of the Property	Pin Code - 826001
Government/Market Value	25185161.7
Transaction Amount	30500000

SELLER	-Mr. ANIL KUMAR, Address - SHASTRI NAGAR , P.S.- BANKMORE , DHANBAD- , Father Name- LATE SAKALDEO PRASAD , PAN No.- *****374H, Permission Case No.- , Aadhaar No. *****1544
	-Mr. RAJAN PRASAD, Address - SHASTRI NAGAR , P.S.- BANKMORE , DHANBAD- , Father Name- LATE SAKALDEO PRASAD , PAN No.- *****751J, Permission Case No.- , Aadhaar No. *****7773
PURCHASER	-Mr. HARSHIT JINDAL, Address - CHANCHANI COLONY , DHAIYA , DHANBAD- , Father Name- SURENDRA KUMAR JINDAL , PAN No.- *****964P, Permission Case No.- , Aadhaar No. *****6571
	-Mrs. MAMTA SINGH, Address - SHIVAJI NAGAR , NEAR ANIL TALKIES , BHAGA , P.S.- JORAPOKHAR , DHANBAD- , Father Name- KAMESHWAR PRASAD SINGH , PAN No.- *****235J, Permission Case No.- , Aadhaar No. *****5801

Witness Information	Mr. RAJESHWAR PRASAD , Address - BINOD NAGAR , DHANBAD-, Father Name-LATE SARYU PRASAD Mr. A , Address - DHANBAD-, Father Name-A
---------------------	---

Identifier Details	Mr. RAJESHWAR PRASAD , Address - BINOD NAGAR , DHANBAD-, Father Name-LATE SARYU PRASAD
--------------------	---

Property Id:61530		
Fee Rule:Sale Deed		
1	Stamp Duty	12,20,000

Property Id:61530		
Fee Rule:Sale Deed		
1	A1	9,15,000
2	LL	3
3	PR	1



Pre Registration Docket

Date :- 29-03-2019 12:35 pm

Office Name :- SRO - Dhanbad

Token No:- 20190000008994

Appoinment :- 28-Mar-2019 Time:- 10:10

Article	Sale Deed
Pre Registration Date	27-Mar-2019
No. Of Pages	21
Stamp Duty	1220000
Paid Stamp Duty	0
Total Fees	₹ 9,15,604.

Property Id: **61530**

Valuation No. : 79751 / 2019	:- 2018-2019	User Id : 3743	Date : 29-March-2019 12:28:PM
State : Jharkhand	District : Dhanbad	Tahsil : Dhanbad	
Land Type : Urban	Corporation : Dhanbad	Village/City : Dhanbad	
Dhanbad Word No 31 - Main Road			
Khata Number - 108			
Plot Number - 734 737			
Volume Number - 2			
Page Number - 219			
Holding Number - 0210003060000X1			
Construction Type :PUCCA		Property Age:51 to 60 years	
Property Rates			
Commercial Construction			
₹2039/- Square Feet			
Valuation Rule : Commercial Construction			
Usage : Non Agri => Commercial Construction => Commercial Construction			
Property Details			
1	Land area	9.90 Decimal	
2	Area of Constructed Property	10800 Square Feet	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 9.9 x 875683=8669261.7	₹86,69,262/-
2	Constructed Property Valuation	1. 10800 x 1529.25=16515900	₹1,65,15,900/-
A	Total		₹2,51,85,162/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹2,51,85,162/-

Transaction Success! Please Note Your Transaction Id.

Name	HARSHITJINDAL
Token No	20190000008994
Amount	915604
Transaction ID	361042458a2982f73bc3
GRN	1900844493
CIN	10002162019040100517
Time	2019-04-01

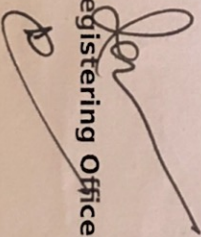
Token No.: 20190000008994

CERTIFICATE

Office of the SRO - Dhanbad

This **Sale Deed** was presented before the registering officer on date **01-Apr-2019** by **ANIL KUMAR, S/O, D/O, W/O LATE SAKALDEO PRASAD** resident of SHASTRI NAGAR , P.S.- BANKMORE , DHANBAD ,.
This deed was registered as Document No:- **2019/DHAN/1804/BK1/1653** in Book No :- **BK1**, Volume No :-
135 from Page No :- 221 to 262 at, office of **SRO - Dhanbad**

Date:- **01-Apr-2019**


Registering Officer

Duplicate Copy

22-Jul-2019

आदेश

तिथि

Jun 27 2019

आदेश पर की

गई कारवाई

अभिलेख आज प्रस्तुत किया गया। क्षेत्रिय कर्मचारी ने अंचल निरीक्षक के माध्यम से प्रतिवेदन समर्पित किया। प्राप्त प्रतिवेदनानुसार आवेदित जमीन मौजा धनबाद थाना झरिया

खाता	प्लॉट	रकबा
108	734	0 एकड़, 5 डिसमील, 0 हेक्टर
108	737	0 एकड़, 4.9 डिसमील, 0 हेक्टर

का बिक्रेता

विक्रेता का नाम	रिश्ता	अभिभावक का नाम
SRI ANIL KUMAR, SRI RAJAN PRASAD	पिता	LATE SAKALDEO PRASAD

हैं जिन्होंने निबंधित बिक्री, बिक्री-केवाला संख्या 1653 दिनांक MMM d yyyy के द्वारा आवेदक को बिक्री किए हैं। उक्त जमीन का खतियानी / जमाबंदी रैयत

रैयत का नाम	रिश्ता	अभिभावक का नाम
सकल देव प्रसाद	पिता	स्व मधुसुदन साव

वर्तमान जमीन पर आवेदक का दखल है। सर्वसाधारण सूचना का तामिला प्रतिवेदन प्राप्त हुआ। किसी ने कोई आपत्ती नहीं की है। क्षेत्रिय कर्मचारी / अं/नि. ने आवेदित भूमि का नामान्तरण आवेदक के नाम से करने हेतु अनुशंसा किया है।

राजस्व कर्मचारी एबम अंचल निरीक्षक के प्रतिवेदन के अनुसार दाखिल खारिज आवेदन को स्वीकृत हेतु अनुशंसा किया गया है अंत दाखिल खारिज आवेदन को स्वीकृत किया जाता है

अतः वार्षिक लगान 5 रुपये

अलावे सेस के साथ नामान्तरण

स्वीकृत

किया जाता है।

शुद्धि पत्र हस्ताक्षरित कर निर्गत किया जाता है।

Digitally Signed by :
PRASANT KUMAR LAYAK

अंचलाधिकारी धनबाद



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

नामांतरण शुद्धि-पत्र



जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हल्का	हल्का-03
इस्टेट का नाम	झारखण्ड	भाग	4	पृष्ठ संख्या	वर्तमान 98	शाना न	51
		वर्तमान (VOL)	4				

क्रमिक संख्या	केस न.	मौजा का नाम/ राजस्व शाना न.	शाना का नाम	स्वीकृत द्वारा और तिथि	परिवर्तन प्रकार	अभिपूत जिसमें नामांतरण संबंधित है	खाता न.	भाग	पृष्ठ संख्या	वर्तमान	वर्तमान	कारोबार विस्तृत सूचना	खाता न.	प्लॉट न.	क्षेत्रफल	लगातार	रजिस्टर 2 अद्यतन तिथि अभ्युक्ति
5227	130 /R27 2019 - 2020	धनबाद/ 51	झरिया	27/06/2019	By Sale Registration Decd 1653 Dated 01/04/2019	108 108	2	2	219	219	108 108	734 237	4.9	डिसमील	5	5	

क्रेता का नाम :

(1) SRI HARSHIT JINDAL,पति-1 SRI SURENDRA KUMAR JINDAL , जाति-वैश्य, पता-CHANCHNI COLONY , DHAIYA) एवं (2 SMT MAMTA SINGH,पति- 2 SRI SUNIL SINGH , जाति-राजपूत, पता-SHIVAJI NAGAR,NEAR ANIL TALKIES)

जमाबंदी रैयत का नाम :

सकल देव प्रसाद -पिता-स्व मधुसुदन साव

विक्रेता का नाम :

SRI ANIL KUMAR, SRI RAJAN PRASAD, पित्त-LATE SAKALDEO PRASAD, जाति-तेली, पता-SHASTRI NAGAR

राजस्व कर्मचारी हल्का-03 को आवश्यक कार्यवाही एवं सूचनाएं हस्तान्तरित ।

यह एक कंप्यूटर जनित पत्रि है

यह पत्र केवल प्रार्थी की जानकारी के लिए है

इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है।

Signature valid

Digitally signed by



PRASANT KUMAR LAVAK

अंचलाधिकारी

धनबाद

5