

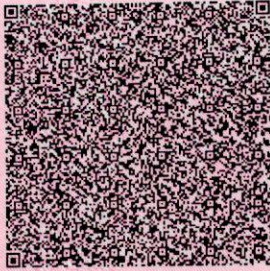


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Jharkhand

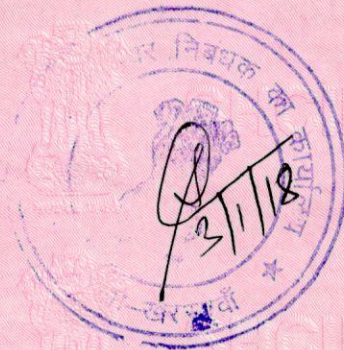
e-Stamp

Certificate No. : IN-JH08088979211420Q
Certificate Issued Date : 03-Jan-2018 12:59 PM
Account Reference : GOVACC (GV)/ jhsrogv07/ SERAIKELA/ JH-SK
Unique Doc. Reference : SUBIN-JHJHSROGV0711553308770571Q
Purchased by : AVIJIT MANDAL
Description of Document : Article 23 Conveyance
Property Description : LAND
Consideration Price (Rs.) : 5,76,000
(Five Lakh Seventy Six Thousand only)
First Party : TECHNOCULTURE BUILDING CENTRE PVT LTD
Second Party : BIJAY KUMAR AND OTHER
Stamp Duty Paid By : BIJAY KUMAR AND OTHER
Stamp Duty Amount(Rs.) : 23,100
(Twenty Three Thousand One Hundred only)



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

T-6



Avijit Mandal
03/01/2018

VO 0000718681

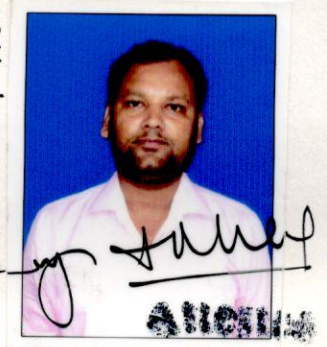
Sale Value 5,76,000/- Stamp 23100/- Adityapur

दस्तावेज में वर्णित भूमि
प्रतिबंधित सूची से जांच है

जांचकर्ता



Prabhat Kumar
03/1/18



मूल्यांकन सूची में जांच किया

दस्तावेज जांच एवं नहीं पाया

उपस्थापित दस्तावेज में संख्यकारी
की जाति...अंकित... यह जाति
C.N.T.A. की धारा 461(B) के
अन्तर्गत नहीं है।

नियम-21 के अधीन ग्राह्य
भारतीय स्टाम्प अधिनियम
(इण्डियन स्टाम्प एक्ट-1999) की
अनुसूची-1 या 1 (क) सी०...के
अधीन यथावत स्टाम्प सहित या
स्टाम्प शुल्क से विमुक्त या
स्टाम्प शुल्क अपेक्षित नहीं।

SALE DEED

This Sale Deed is made on this the 03rd day of Jan, 2018, at Seraikela.

.....2018.....निबंधन प्रदायिका

BY AND BETWEEN

TECHNOCULTURE BUILDING CENTRE Pvt. Ltd., Incorporation / CIN No. U45200BR2002PTC9767, incorporated as per the Indian Companies Act 1956, having its Corporate Office at 417 & 419, 4th Floor, Ashiana Towers, Exhibition Road, Patna 800001, State Bihar, Local Office at 518, 5th Floor, Ashiana Trade Centre, Adityapur, P.O. & P.S. Adityapur, District Seraikela Kharsawan, State Jharkhand, represented by its Authorized Official Mr. PRABHAT KUMAR SINHA, son of Surendra Prasad, by Faith Hindu, by Occupation Service, by Nationality Indian, Resident of Village Munshichak, P.O. Bajaura, Dobhi, Gaya, District Gaya, Pin 824201, State Bihar, on the basis of Board Resolution, Sl. No. TBCPL / HR / 16 - 17 / 146, Dt: 3rd July, 2016. Hereinafter called the VENDOR / SELLER (which expression shall unless excluded by and / or repugnant to the context must mean and include his legal heirs, successors, administrators, executors, legal representatives, nominees, and assigns) of the One Part. (Pan No. AABCT9952A) (By Apte Kayastha)

Faith Hindu
17283144
250
854

IN FAVOUR OF

1. Mr. BIJAY KUMAR, son of Mr. BHAGWAT PRASAD YADAV, &
2. Mrs. ABHILASHA DEVI, wife of Mr. BIJAY KUMAR,

Both By Faith Hindu, By Nationality Indian, By Occupation 1) Service, & 2) Housewife, Resident of Qtr. No. H6/226, Outer Circle Road, Bistupur, P.O. & P.S. Bistupur, Town Jamshedpur, Pin 831001, District East Singhbhum, State Jharkhand. Hereinafter called the VENDEE/S / PURCHASER/S (which expression shall unless excluded by and / or repugnant to the context must mean and include his legal heirs, successors, legal representatives, administrators, executors, nominees, and assigns) of the Other Part. (Pan No AEMPK3916P & AVYPD6714D) (UIDAI No 9535 2908 8355 & 8565 1278 1009)

NATURE OF DEED

SALE DEED

CONSIDERATION AMOUNT

Rs. 5,76,000/-

(Rupees Five Lacs and Seventy Six Thousand) only

WITNESSETH AS FOLLOWS:

WHEREAS, all that piece and parcel of raiyati land measuring an area 15 Decimals, in Old Plot No. 424 – 12 Decimals & 425 – 3 Decimals, recorded under Old Khata No. 32, corresponding to New Plot No. 2435 & 2436, recorded under New Khata No. 22, Situated in Mouza Asangi, within Old Ward No 14 / New Ward No 22 (A.N.A.C.), P.S. Adityapur, Thana No. 131, Block Gamharia, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, has been purchased by the Vendor from its previous owner/s by virtue of registered Sale Deed No. 1682, Serial No. 1773, Book I. Volume No. 160, Pages 1 to 66, Dt: 05.08.2016, registered at the District Sub Registry Office, Seraikela, and after purchasing the same, the Vendor also got its name mutated in the records of the Circle Officer, Gamharia, vide Mutation Case No. 537 / 2016 – 2017, recorded in the register II, Volume No. 8, and in Page No. 108, and from then onwards the Vendor is in peaceful physical possession over the same, without any interruption from any person or corner.

Prasanna Kumar
3/1/18

3. That, the Purchaser/s is entitled to get the schedule below property mutated in his name in the record of the Landlord i.e. the State of Jharkhand, through Circle Officer, Gamharia, and accordingly shall pay the rent, taxes, or any other charges for the same and to obtain receipts thereof in his name.

4. That, the Vendor hereby declares that prior to this date it has not sold / transferred the schedule below property to any person or person/s except the Purchaser/s by executing this Sale Deed. The schedule below property is free from all encumbrances, liens, and charges of any kind whatsoever, and the said property is not mortgaged with any bank or financial institution or any other party.

5. That, it has been mutually decided between the Vendor and the Purchaser/s that the Purchaser/s will unconditionally appoint the Vendor: Techno Culture Building Center Pvt. Ltd., whenever, they want to construct house over the said land in future, and the Purchaser/s will also follow and abide by the rules and regulations of the Society, exactly with other occupant/s of said project "Vastu Vihar", Asangi.

6. That, the Vendor has further agreed to execute and register at the cost of the Purchaser/s any deed of assurance if any required in future to more perfectly ensure the ownership and possession of the Purchaser/s over the schedule below property. The Vendor hereby declares that the schedule below property does not fall under the Gair Majurwa, Khas Mahal or Government Land category

7. That, the Purchaser/s will pay the proportionate ground rent, taxes, and other charges, security, common maintenance, and common electricity charges, etc., to the Vendor and / or to the Owner's Association form or to be formed in future and/or in charge authority as per their proportion.

Seraikela - K. B. B. B.
2/1/18

8. That, neither the Purchaser/s nor any Occupant/s shall trespass or block the common space, passages, common roads, passages, or alleys or pavements etc., of the colony commonly known as "Vastu Vihar", Asangi, Adityapur, as such space/s must remain open for free movement of all occupant/s.

9. That, the parties will remain true to fulfill their respective obligations and none will try to deceive the other party under any circumstances, this Sale Deed shall be binding on all concerned including the legal heirs and successors of both the Vendor and Purchaser/s. Seraikela Court has jurisdiction in any or all matters arising out of this indenture.

SCHEDULE

All that piece and parcel of raiyati homestead land measuring an area 942 Sq.ft. i.e. 2.16 Decimals, being in Portion of Old Plot No. 424, recorded under Old Khata No. 32, corresponding to Portion of New Plot No. 2435, (Colony Sub Plot No. JE 10), recorded under New Khata No. 22, Situated in Mouza Asangi, within Old Ward No 14 / New Ward No 22 (A.N.A.C.), P.O. & P.S. Adityapur, Thana No. 131, Block / Anchal Gamharia, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, and State Jharkhand. (The above vacant land is situated in Branch / Other Road)

The above land is bounded as:

North : Plot No. 2435 (Part)	South : Plot No. 2435 (Part)
East : Plot No. 2481 (Part) (Kanta)	West : Plot No. 2435 (Part)

The annual rent of Rs. 5/- only is payable to the State of Jharkhand, through Circle Officer, Gamharia.

The above land is more clearly shown in the sketch map attach herewith which also forms part of this Sale Deed.

3/11/18

MEMO OF CONSIDERATION

Mode of Payment

Amount (Rs.)

By Cheque/s / RTGS / NEFT

Rs. 5,76,000/-

(Rupees Five Lacs and Seventy Six Thousand) only

In witness whereof the Vendor has hereunto set and subscribed his hand on this Sale Deed, today at Seraikela, on the date aforementioned.

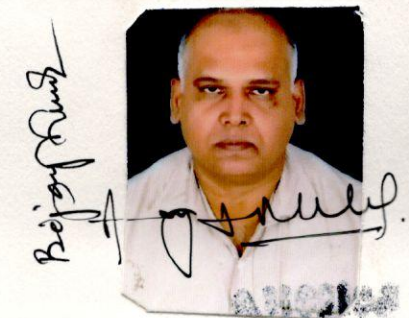
Read and over and explained the contents of this Sale Deed to the parties by me, who found it to be true and correct: A. K. Singh

WITNESSES:

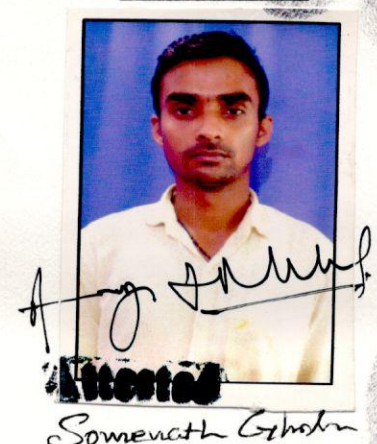
1. Somenath Ghosh S/O Badal Kr. Ghosh Rani Swara, Dumka.
2. Manpreet Singh S/O Satwant Singh.

Drafted & Printed by: A. K. Singh
Old Court Campus, Jamshedpur.

PURCHASER/S



IDENTIFIER

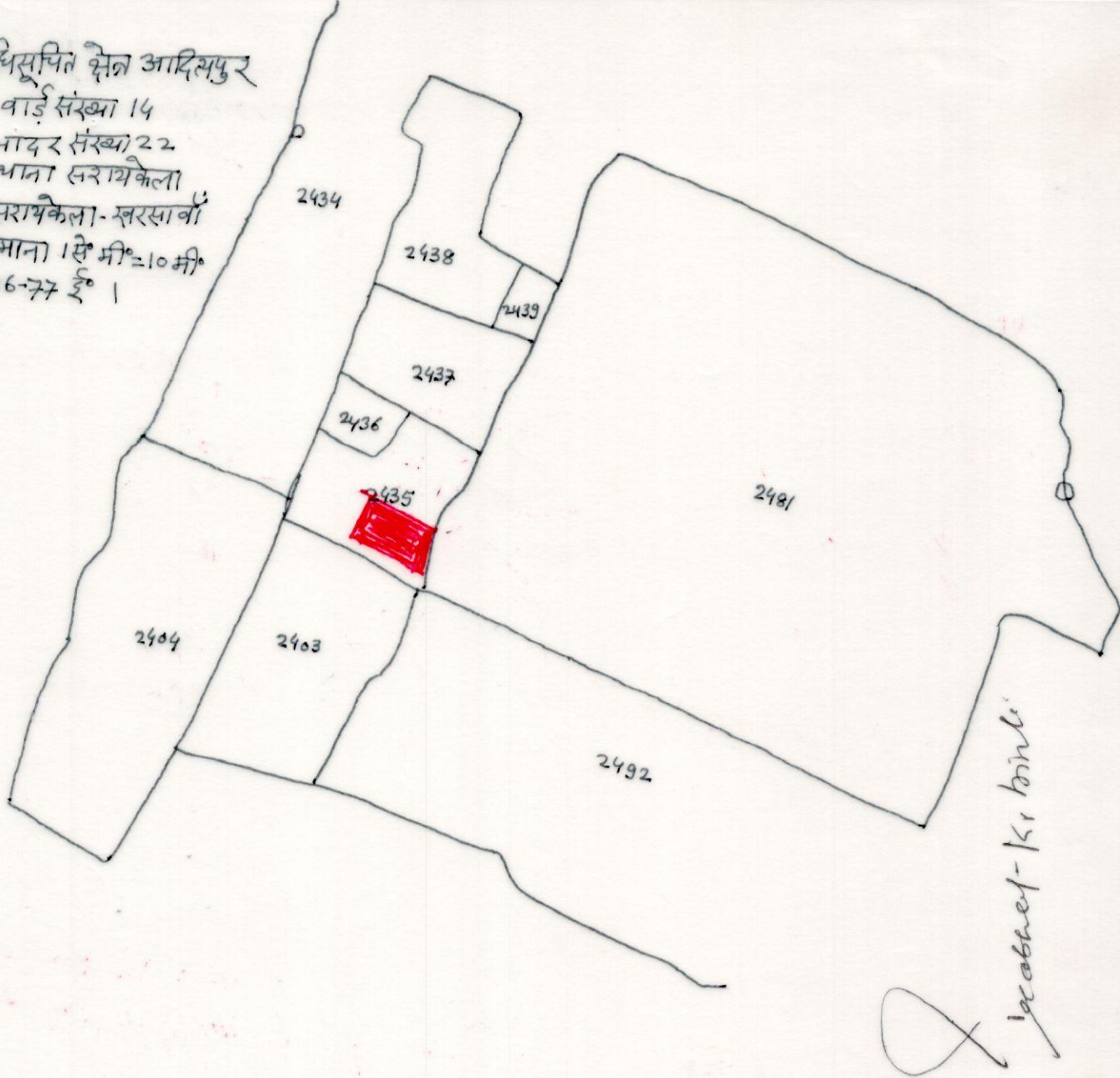


Certificate:

It is certified that the finger prints of left hand of each persons whose photograph is affixed in the document have been obtained before/by me.

A. K. Singh
AVL/17/11/18

नाम अधिसूचित क्षेत्र आदिसपुर
 वार्ड संख्या 14
 चादर संख्या 22
 राजस्व थाना सरायकेला
 जिला सरायकेला-खरसावाँ
 पैमाना 1 से मी² = 10 मी²
 सन् 1976-77 ई⁰ ।



■ लाल रंग से रंगा हुआ जमीन का विवरण ।

मौजा	खाना नं	प्लॉट नं	किसीम	रकबा	चीट्टी
आसंगी	पुराना	पुराना	रोमस्टेड	942 वर्ग फीट	3 ⁰ - प्लॉट नं 2435 अंश
	32	424		2.16 अंश	2 ⁰ - " 2435 "
	नया	नया			पुं - " 2481 रकबा
	22	2435			पं - " 2435 अंश

Certified to be a true copy of the original map.

Prajapati Mahato. (Amin)

08/10/2017.

PRAJAPATI MAHATO
AMIN
 REGISTRATION NO. -472/2008

आयकर विभाग
INCOME TAX DEPARTMENT
TECHNOCULTURE BUILDING
CENTRE PRIVATE LIMITED
25/02/2002
Permanent Account Number
AABGT9952A
Signature

भारत सरकार
GOVT. OF INDIA


For Technoculture Building Centre (P) Ltd
Manoj Kumar
Managing Director

Rashat K. Gunde

Rashat K. Gunde

In case this card is lost / found, kindly inform / return to :
Income Tax PAN Services Unit, UTMSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.



भारत सरकार

प्रभात कुमार सिन्हा
Prabhat Kumar Sinha
जन्म तिथि/DOB: 15/10/1984
पुरुष / MALE



8821 8171 2598

आधार-मेरा आधार, मेरी पहचान



भारतीय प्रजासत्ताक पहचान प्राधिकरण
GOVERNMENT OF INDIA

पता:

आत्मज: सुरेन्द्र प्रसाद, पी.ओ.
बजौरा, विलेज - मुंशीचक,
डोभी, गया, बजौरा, गया,
बिहार - 824201

Address:

S/O: Surendra Prasad, P.O.
BAJAURA, VILLAGE-
MUNSHICHAK, DOBHI, GAYA,
Bajaura, Gaya,
Bihar - 824201

8821 8171 2598

Aadhaar-Mera Aadhaar, Meri Pehachan

Prabhat-Kumar Sinha

Prabhat-Kumar Sinha



भारत सरकार
Government of India



Bijay Kumar
DOB : 10/06/1965
Male



9535 2908 8355

आधार - आम आदमी का अधिकार



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Address: S/O, Bhagwat Prasad Yadav,
H6 / 226, Outer Circle Road, Bistupur,
Sakchi, Bistupur, Jamshedpur, East
Singhbhum, Jharkhand, 831001

9535 2908 8355

1947
1800 300 1947

help@uidai.gov.in

www
www.uidai.gov.in

Bijay Kumar



भारत सरकार
Government of India

Abhilasha Devi

DOB: 10/12/1974
FEMALE



8565 1278 1009

मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Address:

W/O: Bijay Kumar, S A-72, L
Town Flat, Post- Sakchi,
Kalimali, East Singhbhum,
Jharkhand - 831001

8565 1278 1009



1947



help@uidai.gov.in



www.uidai.gov.in

Abhilasha Devi

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AEMPK3916P



नाम /NAME
BIJAY KUMAR

पिता का नाम /FATHER'S NAME
BHAGWAT PRASAD YADAV

जन्म तिथि /DATE OF BIRTH
10-06-1965

हस्ताक्षर /SIGNATURE

आयकर आयुक्त, रांची
COMMISSIONER OF INCOME-TAX, RANCHI

Bijay Kumar

Bijay Kumar

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

ABHILASHA DEVI
BINODA NAND YADAV
10/12/1974



Permanent Account Number
AVYPD6714D



Abhilasha Devi
Signature

Abhilasha Devi


भारत सरकार
Government of India



00
Somenath Ghosh
पिता : 000
Father : BADAL KUMAR GHOSH
जन्म तिथि / DOB : 10/11/1992
पुरुष / Male



3137 9958 1781

मेरा आधार, मेरी पहचान


Somenath Ghosh



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India


पता:
S/O बादल कुमार घोष,
ग्राम-एकताला, पोस्ट-रानीग्राम,
थाना-रानीश्वर, एकताला, दुमका,
रानीग्राम, झारखण्ड, 814148

Address:
S/O Badal Kumar Ghosh,
Gram-Ektala, Post-Ranigram,
Thana-Ranishwar, Ektala, Dumka,
Ranigram, Jharkhand, 814148

3137 9958 1781

 1947

 help@uidai.gov.in

 www.uidai.gov.in

FOLIONOT AVAILAB
कोलिया की आपूर्ति नहीं



प्रतिदिन के लिए
आवेदन की तारीख
Date of application
for the copy.

रजाम और कोलिया की
अवधि तारीख सूचित
करने की तारीख
Date fixed for notifying
the requisite Number
of stamps and folios

अवधि रजाम और
कोलिया देने की तारीख
Date of delivery of the
requisite stamps and
folios

तारीख जबकि देने के
लिए प्रतिदिन तैयार की
Date of which the copy
was ready for delivery

आवेदन की प्रतिदिन
देने की तारीख
Date of making over the
copy to the applicant

श्रीमान महाल परगना पददी तैली री श्रीमान री

श्रीमान अभिषेक देव अलिपुर बर्ग 2014

श्रीमान अवधारी का नाम और उसकी खेत-संख्या
 अवधारी नू रानी का नाम और उसकी खेत संख्या यदि हो

खतियान की क्रम संख्या ।

1	2	3	4	5	6		7	8	9	10
					रकबा एकड़ में । रु०	रु० सि०				
1						है० आरु० से०				
22	उज्जैन जी. सर्वेक्षण द्वारा किया गया है।	1180	30 अ० 30 10 अ०	द्वारा द्वारा	0.06	10		(1) लगान (2) सेरा।	(1) लगान (2) सेरा।	1) अभिगोणी देयता हैसल और क की अवधि। 2) लगान रिया प्र नियत किया गया यदि आरंभी (प्रायः) ही र विधिवत् है। 3) कोई विशेष र और आनुवंशिक बतें यदि हो।
	द्वारा किया गया है। द्वारा किया गया है।	150	30 अ० 15 10 अ० 15	द्वारा द्वारा	0.08	25				
	द्वारा किया गया है।	2265	30 अ० 22 20 अ० 22	द्वारा द्वारा	0	90				

Handwritten signature

Handwritten signature

Sch XIV- F.No. 180v

रसीद मालगुजारी

नाम सर्कल | नाम मौजा मय

थाना वो थाना नम्बर

V

फरद मलकी / फरद रैयती

नाम रैयत मय वलिदयत जमाबन्दी

वो सकुनत नम्बर।

Page No. : 10

Vol. No. : 8

Receipt No. : 150348

गम्हरिया | आसंगी | 0131 | टेक्नो कल्चर बिल्डिंग सेंटर प्रा० लि०, प्रभात कुमार सिंह

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
32	424,425	0 एकड़ 15 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली

जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2017-2018)
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष (2016-2017)	
माल (नकदी)	33.00				33.00	33.00
गुजारी (भावली)	8.25				8.25	8.25
सेस	16.50				16.50	16.50
सूद	16.50				16.50	16.50
मुतफरकात	6.60				6.60	6.60
मीजान	80.85				80.85	80.85

तफसील अदायकारी

अदायकारी बावत	सालाना	बकाया				मोतालबा हाल (2017-2018)	फाजिल
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष (2016-2017)		
माल (नकदी)	33.00				33.00	33.00	
गुजारी (भावली)	8.25				8.25	8.25	
सेस	16.50				16.50	16.50	
सूद	16.50				16.50	16.50	
मुतफरकात	6.60				6.60	6.60	
मीजान अदायकारी	80.85				80.85	80.85	

(1) मीजान कुल (लफजों में) : One Hundred Sixty One Rupees and Seventy Paise

(2) नाम देहिन्दा -

(3) कुल बकाया- 161.70

तारीख अमला तहसील कुनिन्दा : 23-08-2017

खास महाल का बकाया मालगुजारी पर (सिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्युटर जनित प्रति है।

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।

Print

161.70
Kv hmlr

1773

1682



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Jharkhand

e-Stamp

Certificate No.

: IN-JH027723932413080

Certificate Issued Date

: 13-Jun-2016 06:01 PM

Account Reference

: NONACC (BK)/ jhbobbk02/ ADITYAPUR/ JH-SK

Unique Doc. Reference

: SUBIN-JHJHBOBBK02035635888113400

Purchased by

: TECHNOCULTURE BUILDING CENTRE PVT LIMITED

Description of Document

: Article 23 Conveyance

Property Description

: SALE DEED

Consideration Price (Rs.)

: 33,00,000
(Thirty Three Lakh only)

First Party

: N A

Second Party

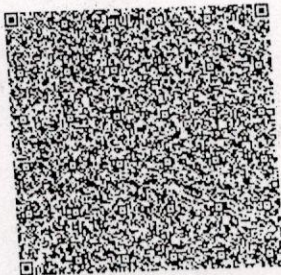
: TECHNOCULTURE BUILDING CENTRE PVT LIMITED

Stamp Duty Paid By

: TECHNOCULTURE BUILDING CENTRE PVT LIMITED

Stamp Duty Amount(Rs.)

: 1,32,000
(One Lakh Thirty Two Thousand only)



Yeabhet Ki bhar

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T-113



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[Handwritten signature]
21/08/16

WN 0004366913

Sale Value 33,00,000/- Stamp 1,32,000/- Adityapur

72

मूल्यांकन सूची से जांच

11/08/16
दस्तावेज में दर्जित भूमि
प्रतिबंधित सूची से जांच
है इसके अलावा
सूची में 11/08/16 को
जांचकर्ता



Ahmed

दस्तावेज जांच एवं मंजूरी

उपस्थापित दस्तावेज में लेखकारी
की जांच गृह जाति
C.N.I. 1008 की धारा 401(B) के
अन्तर्गत नहीं है।

-- 2 --

SALE DEED

Valued at Rs. 33,00,000/- Only.

This Deed of Sale made on this the 20th day of July 2016,
here at Seraikella :

Between :-

SHRI. SANJAY KUMAR MOHANTY son of Shri. Bhola Nath Mohanty , by Faith - Hindu , by Caste - Kayastha , by Nationality - Indian . by Occupation - Business , resident of Sanjay Nagar , Manjhitola , Adityapur , P.S. Adityapur , Distt. - Seraikella-Kharsawan , State of Jharkhand , for self and duly constituted attorney for (1) **SRI. BIESAR GOUR @ PRADHAN** , (2) **SRI. JUGAL GOUR @ PRADHAN** , (3) **SRI. CHANDRA MOHAN GOUR @ PRADHAN** , (4) **SRI. CHINTAMANI GOUR @ PRADHAN** all sons of Late. Hiralal Gour @ Pradhan , all by Faith - Hindu , by Caste - Gawala , by Nationality - Indian , by Occupation - Service , resident of Ward No. 14 , Village - Borgidih , P.S.- R.I.T. , Adityapur , P.O. Industrial Area , Distt. - Seraikela-Kharsawan , presently residing at Gour Basti, Mango , P.S. Mango , Jamshedpur , Distt. - Singhbhum East , State of

Pradhat K. Bihli

22 Sayyid M. M. 01/08/16

नियम-21 के अर्धीन प्राइय भारतीय स्टाम्प अधिनियम (इण्डियन स्टाम्प एक्ट-1899) की अनुसूची-1 का 1 (क) से 10 के अर्धीन प्रशासित स्टाम्प अधिनियम या स्टाम्प शुल्क से विमुक्त या स्टाम्प शुल्क अपेक्षित नहीं।

.....2016 निबंधन प्रकृतिक
Seraikella
99-99000-10
2-50
Seraikella 0-94
Pradhat
01/08/16
99993-10
11/8/16

Handwritten notes and signature in the top right corner, including the number '7780' and a signature.

Jharkhand , vide registered G.P.A bearing No. IV - 195 , dated 12-02-2013 , registered at D.S.R.O. Jamshedpur , here-in-after Called the " **SELLERS / VENDORS** " (which expression shall unless excluded by or repugnant to context be deemed to mean and include their successors or successors- in-interest , nominees and/or assigns) of the **ONE PART . PAN - APWPM0387H .**

In favour of

TECHNOCULTURE BUILDING CENTRE PVT. LTD. ,
Office at 518-519 , 5th Floor , Ashiana Trade Centre , Adityapur , P.O. & P.S. Adityapur , Distt. - Seraikella - Kharswan , Jharkhand , PAN - AABCT9952A , represented by **MR. PRABHAT KUMAR SINHA** son of Mr. Surendra Prasad , by Faith - Hindu , by Caste - Kayastha , by Nationality - Indian , by Occupation - Service , here-in-after called the " **VENDEE / PURCHASER** " (which expression shall unless excluded by or repugnant to context be deemed to mean and include its/his successors or successors - in - interest , nominees and/or assigns) of the **OTHER PART .**

Handwritten signature: *Prabhat K. Sinha*

Whereas , the land morefully described in the schedule below situated at Mouza - Asangi , P.S. - Adityapur , Thana No - 131 , A.N.A.C. Ward No. 14 (Old) 22 (New) , under Old Khata No. 32 , being Old Plot Nos. 424 & 425 , corresponding to New Khata No. 22 , being New Plot Nos. 2435 & 2436 , along with some other plots have been jointly recorded in the names of Late. Ugrasen Gour , Late. Saibu Gour and Late. Hiralal Gour all sons of Late. Dwarika Gour during the Revision Survey Settlement Operation as well as Current Municipal Survey Settlement Operation of 1983 finally published by the State Government .

Handwritten notes and signatures in the top right corner, including the number '10' and a signature.

And Whereas , the said SELLERS/VENDORS being in urgent need of money and for some other legal necessities offered to sell the land morefully described in the schedule hereunder written and the PURCHASER/VENDEE agreed to purchase the aforesaid land morefully and particularly described in the schedule below , free from all encumbrances for a fixed consideration of **Rs. 33,00,000 /-** (**Rupees Thirty Three Lakhs**) only.

NOW THIS DEED OF SALE WITNESSES AS FOLLOWS :

- A. That , in pursuance of receipt of the consideration amount aforesaid , the VENDORS have sold and transferred all the piece and parcel of land described in the schedule below to the VENDEE absolutely and forever .
- B. That , the VENDORS hereby admit and acknowledge the receipt of the entire consideration amount of **Rs. 33,00,000 /-** (**Rupees Thirty Three Lakhs**) only from the VENDEE with regard to the said piece and parcel of land as morefully described in the schedule below.
- C. That , the VENDORS have sold and transferred all the rights , title and interest what-so-ever they have in the said property being used and enjoyed by the VENDEE as morefully described in the schedule below .
- D. That , the VENDORS have duly put the VENDEE in peaceful , physical possession over the land conveyed hereunder as described in the schedule below .
- E. That , henceforth the VENDEE has acquired a perfect indefeasible rights , title and interest over the land / property as the sole , exclusive and rightful owner of the same .

Handwritten signature: *Yashat K Mishra*

Handwritten notes and signature in the top right corner, including the date 21/08/16 and a signature.

- F. That , henceforth the VENDEE shall use and enjoy the landed property morefully described in the schedule below in any own manner and choice like a bonafide owner of the same without any interruption or disturbance from any corner .
- G. That , henceforth neither the VENDORS nor any body through or on behalf of the VENDORS shall be entitle to put any kind of claim over the landed property in question and if any body does so , the same shall be untenable and illegal under any provisions of law .
- H. That , henceforth the VENDEE shall now has all the rights to sell , mortgage or lease out the landed property to any person / persons or any financial institutions over the landed property conveyed hereunder as described in the schedule below for its/his own use .
- I. That , the VENDEE is entitled to get its/his name mutated in the office of the land lord and shall obtain rent receipt thereof .
- J. If the VENDEE sustain any loss or damage and deprive due to defect title of the VENDORS in respect of the said immovable property , the VENDORS shall be liable to the VENDEE for such loss together with all litigation expenses that may incur by the VENDEE to perfect the title inthe demised immovable property .
- K. That , the land morefully described in the schedule below is free from Sarba Sadharan , Puja Sthal , Sairat , Kabrasthan , Anabad Jharkhand Sarkar (Govt. Land) etc. and also not comes under the provisions of C.N.T. Act 46 proviso 'a' & 'b' and not violating the provisions of Indian Registration Act 22 "A" of 1908 .

Handwritten signature and name: K. Mishra

Seraikella
21/80/10

L. That , the schedule below landed property is not used as commercial purpose today .

SCHEDULE

Mouza - Asangi, P.S. - Adityapur , Thana No. 131 , A.N.A.C. Ward No. 14 (Old) 22 (New) , Distt. Sub-Registry Office at Seraikella , Distt.- Seraikella - Kharswan.

<u>Khata No.</u>	<u>Plot No.</u>	<u>Kissim</u>	<u>Area</u>
32 (Old) /	424 (Old) /	Homestead	12 Decimals .
22 (New)	2435 (New)	Land .	
32 (Old) /	425 (Old) /	Homestead	03 Decimals .
22 (New)	2436 (New)	Land .	

Total Khata - One , Total Plots - Two , Total Area - 15 (Fifteen) Decimals .

Both Plots have compact Boundary :-

- North :- Survey Plot No. 2437 .
- South :- Survey Plot No. 2403 .
- East :- Survey Plot No. 2481 .
- West :- Survey Plot Nos. 2434 & 2404 .

Annual Rent of Rs. 6.00 payable to the State of Jharkhand through C.O. Gamharia . A trace map is attached herewith .

Identifier / Wittness. 1.

USGA TIWARY RADHA MOHAN TIWARY
At JAGUMAHIPUR ROAD No. 9

Wittness. 2. Birendra Kumar Singh. S/o Mankabhai S/o
Balabhai Poo Bura warrasi

Readover and explained the contents to the executant who after admitting the contents is to be true and correct , put his hand in my presence .

Handwritten signature

ANTU BUNDI

1900001- Kr. Hindi

Signature
01/08/16

(PHOTOGRAPH, SIGNATURE AND FINGER PRINTS OF VENDEE / PURCHASER)



~~Handwritten signature~~
AK

1-8-16

Yashraj K. Singh
01/08/16

(PHOTOGRAPH AND SIGNATURE OF IDENTIFIER)



~~Handwritten signature~~

AU

DUYGA
TIWARY
01/08/16

Yashraj K. Singh

Certified that the parties whose photographs are affixed herewith is attested by me and the finger prints of all the parties have taken by me.

Signature
Typed by

Signature
Advocate / Deed Writer
ANTU SUNDI
Seraikella
Seraikella
Licence No. 30/1997

1-8-16

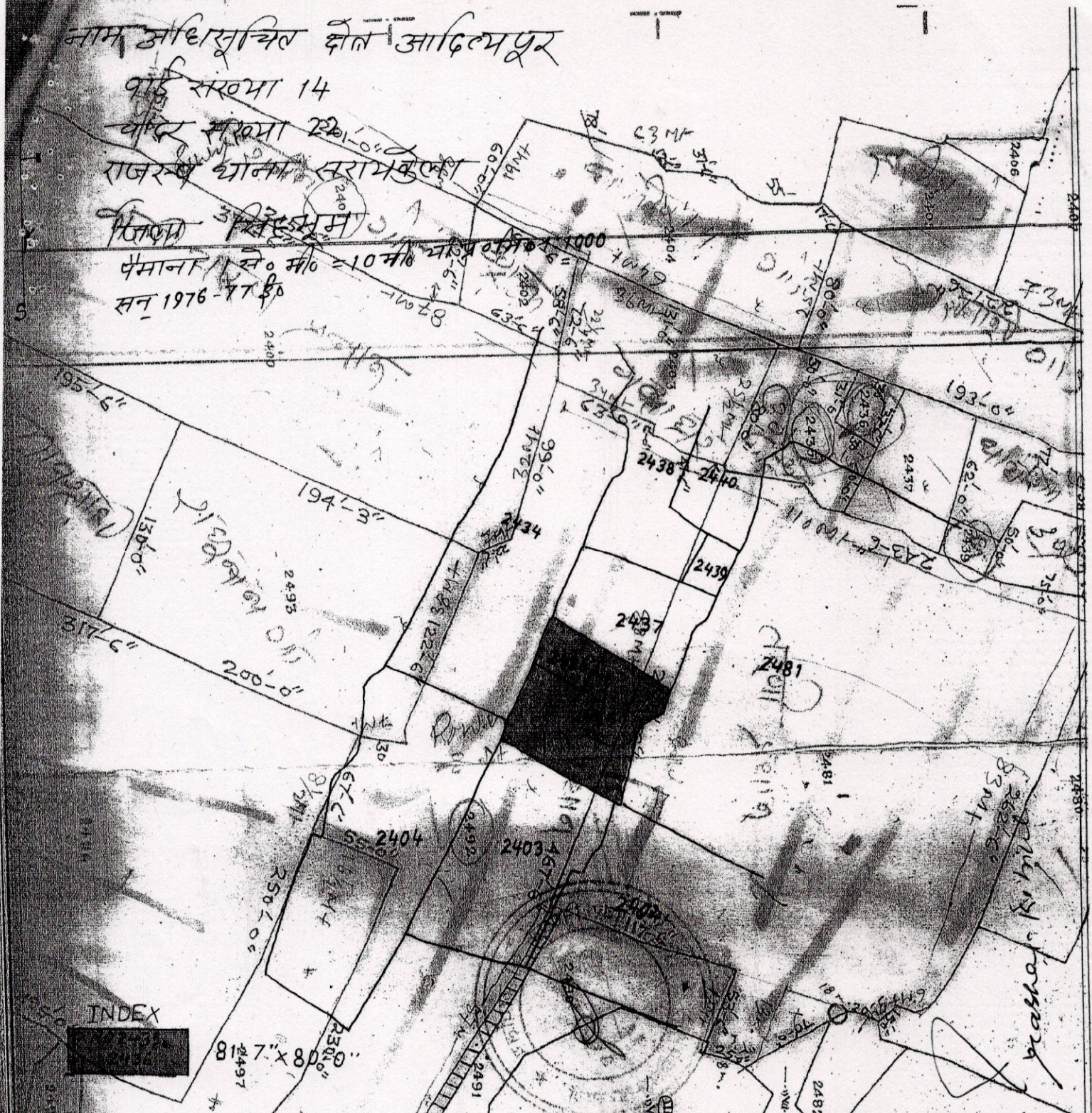
नाम अधिसूचित क्षेत्र आदिलपुर

पॉट सरपचा 14

वादी सरपचा 221-00
राजस्थान थाना सराप्रकेला

पिठा 3 विहसूम

पैमाना 1 से 0 मी 2 10 मी प्रति 0 मि 1 1000
सन 1976-77 ई



INDEX

NO	P.	H.S.L.	A - DEC	B.
Old 32	Old 424		0-12 DEC	N. P. NO 2437
New 22	New 2455		0-03 DEC	S. P. NO 2403
	Old 425		6540 sq ft	E. P. NO 2481
	New 2438			W. P. NO 2434, 2406
			TOTAL A. 0-15 DEC	

TOTAL A. 0-15 DEC

Copy of the Original Map
Traced by 3

झारखण्ड सरकार
राजस्व एवं भूमि सुधार विभाग
लागान रसीद



Sch XIV-F, No. 180V

जिला का नाम सुरायपेड़ा
 अनुमण्डल का नाम श
 अंचल का नाम डारशिया
 मौजा तासगी
 थाना व/थाना नम्बर 131

रसीद क्रमांक JH 13 A 042158
 ग्राम का नाम उग्रसेना गौड
 पिता का नाम उग्रिवा गौड
 जमाबन्दी नम्बर I/32

खाता संख्या	खसरा संख्या	रकबा (एकड़ में)
<u>32</u>	<u>W.A</u>	<u>2 21 36</u>

जीत की सालाना मांग एवं मांग का विवरण (बकाया एवं चालू वर्ष का)

मांग	वार्षिक	हाल	अगिम
		3 वर्ष से ज्यादा	3 वर्ष से कम
लागत	<u>13-36</u>		<u>13-36</u>
सेस	<u>3-34</u>		<u>3-34</u>
* व्यज	<u>6-68</u>		<u>6-68</u>
विविध	<u>6-68</u>		<u>6-68</u>
योग	<u>2-70</u>		<u>2-70</u>
	<u>32-76</u>		<u>32-76</u>

झारखण्ड सरकार

अदायगी	हाल	अगिम
3 वर्ष से ज्यादा	<u>2016-17</u>	
लागत		
सेस		
* व्यज		
विविध		
योग	<u>32-76</u>	

- कुल योग सब्सिडी में रहित
- नाम अदाकर्ता उग्रिवा गौड
- कुल बकाया रहित

32/76
(हल्की फीम चार्ज)

हस्ताक्षर एवं दिनांक

SPL/2013

19/06/17

Saw 4 3

नगर पर्वद आदित्यपुर

जिला : सरायकेला-खरसावों (झारखण्ड)

मनि राम महतो

वार्ड सदस्य

वार्ड संख्या -22

मो. नं०. 9934338126



झारखण्ड सरकार

पत्रांक.....

दिनांक 14/07/2016

वंशवली

स्व. हीरानाथ गौड़ (प्रधान)

बीशेसर प्रधान (गौड़) श्री जुगल प्रधान (गौड़) श्री चन्द्रमोहन प्रधान (गौड़) श्री चिन्तामणी प्रधान (गौड़)

प्रमाणित किया जाता है कि उपरोक्त वंशवली सही है और श्री बीशेसर प्रधान, श्री जुगल प्रधान, श्री चन्द्रमोहन प्रधान एवं श्री चिन्तामणी प्रधान के पुत्रावा स्व. हीरानाथ गौड़ (प्रधान) का और कोई वारिशन नहीं है।

नगर पर्वद आदित्यपुर

वार्ड पर्वद

वार्ड नं०-22

मनि रा

M. Ram
14/07/2016



निबंधन विभाग, झारखंड
सरायकेला

जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

चक्र No: 11

Token Date/Time: 05/08/2016 13:05:10

Document Type	Sale Deed	Presenter	Sanjay Kumar Mohanty
Presenter Name & Address	Majhitola, Sarijay Nagar, Adityapur, Ps- Adityapur	Date of Entry	05/08/2016
Comparable Doc. Value	3300000	DOE	Total Pages 66
Document/Transaction Value	3300000	Stamp Value 132000	Book I
Special Type		Serial /Deed No. /	CNO/PNO
Remarks / Other Details	Old Ward No-14	Old Serial No. /	
Property Details:		App. ID	e-Stamp Cert. No. IN- JH027723932413080

Serial	Th.No.	Wrd/HIK	Mauza	Kh. No.	Plot No	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No	Category	Area	Min. Value
1AMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	20-32	424,425		Survey Plot No-2437	Survey Plot No-2403	Survey Plot No-2481	Survey Plot No-2434 & 2404		U_RES	0 Decimal	0
2AMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	22-N	2435		Survey Plot No-2437	Survey Plot No-2403	Survey Plot No-2481	Survey Plot No-2434 & 2404		U_RES	12 Decimal	2640000
3AMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	22-N	2436		Survey Plot No-2437	Survey Plot No-2403	Survey Plot No-2481	Survey Plot No-2434 & 2404		U_RES	3 Decimal	660000

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
---------------	---------	-----	-------	----------	------	------	--------

Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/E 60	UID	Mobile	Pres. Address	Perm. Address
1	VENDOR	Bisesar Gour @ Pradhan	Late Hiralal Gour @ Pradhan	Service		गोवाला	Male			7541830116	Gour Basti Mango Jamshedpur	Ward No-14 Borgidih P.S-R.I.T
2	VENDOR	Jugal Gour @ Pradhan	Late Hiralal Gour @ Pradhan	Service		गोवाला	Male			7541830116	Gour Basti Mango Jamshedpur	Ward No-14 Borgidih P.S-R.I.T
3	VENDOR	Chandra Mohan Gour @ Pradhan	Late Hiralal Gour @ Pradhan	Service		गोवाला	Male			7541830116	Gour Basti Mango Jamshedpur	Ward No-14 Borgidih P.S-R.I.T
4	VENDOR	Chintamani Gour @ Pradhan	Late Hiralal Gour @ Pradhan	Service		गोवाला	Male			7541830116	Gour Basti Mango Jamshedpur	Ward No-14 Borgidih P.S-R.I.T
5	Power Holder	Sanjay Kumar Mohanty	Mr. Bholanath Mohanty	Business		काएस्त	Male	APWPM0387H		7541830116	Majhitola, Sanjay Nagar, Adityapur, Ps-Adityapur	Do
6	VENDEE	Technoculture Building Centre Pvt.Ltd Rep By Prabhat Kumar Sinha	Surendra Prasad	Service		काएस्त	Male	AABCT9952A		7488535221	Office At-518-519, 5th Floor Ashiana Trade Centre P.S-Adityapur	Do
7	Identifier	Durga Tiwary	R.M.Tiwary	Business		काएस्त	Male			9304819333	Jagannathpur, Road No-9, P.S-Gamharia	Do

Fee Details:

SN	Description	Amount	CHC	Net Amount
1	SP	990.00	0.00	990.00
2	A1	99,000.00	990.00	99,990.00
3	PR	0.94	0.00	0.94

Sanjay Kumar Mohanty

Pradhan - Kr. Mohli

	2.50	0.00	2.50
	99,993.44	990.00	100,983.44

Handwritten signature

तटियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

Ante Sinal.
दस्तावेज लेखक का हस्ताक्षर

प्रस्तुतकर्ता का हस्ताक्षर
Handwritten signature
डाटा इंद्रि ऑमीटर का हस्ताक्षर

न पूर्व सारांश में इंपूट फार्म के अनुरूप डाटा इंद्रि की गई है।

ने इस दस्तावेज के निष्पादन को मेरे समक्ष

वत *शंजय कुमार मोहंती*
र किया

की पिता *R. M. तिवारी* ने की।
न *दुर्गा तिवारी* पेशा *ठेकापार*
सी *गढ़रिया*

निबंधन अधिकारी का हस्ताक्षर
Handwritten signature

Handwritten signature
Prashant K. Konde



निबंधन विभाग, झारखंड
सरायकेला

Token No.11 Token Date: 05/08/2016 13:05:10

Serial/Deed No./Year :1773/1682/2016

Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Bisesar Gour @ Pradhan Father/Husband Name:Late Hiralal Gour @ Pradhan (VENDOR) Gour Basti Mango Jamshedpur		
2	Jugal Gour @ Pradhan Father/Husband Name:Late Hiralal Gour @ Pradhan (VENDOR) Gour Basti Mango Jamshedpur		
3	Chandra Mohan Gour @ Pradhan Father/Husband Name:Late Hiralal Gour @ Pradhan (VENDOR) Gour Basti Mango Jamshedpur		
4	Chintamani Gour @ Pradhan Father/Husband Name:Late Hiralal Gour @ Pradhan (VENDOR) Gour Basti Mango Jamshedpur		
5	Sanjay Kumar Mohanty Father/Husband Name:Mr. Bholanath Mohanty (Power Holder) Majhitola, Sanjay Nagar, Adityapur, Ps-Adityapur		
6	Technoculture Building Centre Pvt.Ltd Rep By Prabhat Kumar Sinha Father/Husband Name:Surendra Prasad (VENDEE) Office At-518-519, 5th Floor Ashiana Trade Centre P.S-Adityapur		

Book No. I
Volume 160
Page 1 To 66
Deed No 1773/1682
Year 2016
Date 05/08/2016 18:30:08



Registering Officer

Signature of Operator

Prakash K. Singh

निबंधन विभाग, झारखण्ड
सरायकेला

Deed No.11 Token Date: 05/08/2016 13:05:10
Deed No./Year: 1773/1682/2016
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
7	Durga Tiwari Father/Husband Name: R.M. Tiwari (Identifier) Jagannathpur, Road No-9, P.S-Gamharia		

Book No. I
Volume 160
Page 1 To 66
Deed No 1773/1682
Year 2016
Date 05/08/2016 18:30:08

Registering Officer

Signature of Operator

Prasanna K. Singh

ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR**HOLDING TAX RECEIPT**Receipt No. **TRAN299523160917123602**Date : **16-09-2017**Department / Section : Revenue Section
Account Description : Holding Tax & Others
Application Type : New AssessmentWard No : **22**SAF No. : **SAF401423160917123523**Name **Technoculture building center Pvt. Ltd**

Property Type : Vacant Land

C/O:-

Address : **Vill - asangi. P.s- R.i.t ADITYAPUR , ADITYAPUR , SERAIKELLA KHARSWAN - 831014**MOB : **7488535221**A Sum of Rs. **33,678.00** (in words) **Thirty-Three Thousand Six Hundred and Seventy-Eight Only**towards **Holding Tax & Others** vide **Cash**

N.B. Online Payment/Cheque/Draft/ Bankers Cheque are Subject to realisation

Holding Tax Details

Account Description	Period		Amount
	2016-2017 / 1	2016-2017 / 4	
Holding Tax Arrear			15,780.00
Holding Tax Current	2017-2018 / 1	2017-2018 / 4	15,780.00
		Total	31,560.00
		Additional Tax	0.00
		Penalty Amount	2,118.00
		Rebate on current Demand	0.00
		Adjust amount	0.00
		Amount Received	33,678.00
		Advance Amount	0.00



Signature of Tax Collector

Arbind Bharti
Signature of Tax Collector

Note:-

- This is a Computer generated Receipt. This receipt does not require physical signature.
- Avail 5% rebate yearly Holding Tax Amount by paying the tax before 30th june of the Financial Year.

For Details Please Visit : udhd.jharkhand.gov.in
or Call us at 18001212241 or 0651-7145511

In Collaboration With
Sparrow Softech Pvt. Ltd.
H-117, Harmu Housing Colony, Sajanand
Chowk, Ranchi

ADITYAPUR MUNICIPAL CORPORATION

झारखण्ड नगरपालिका अधिनियम-2011 की धारा 152 (3) के अन्तर्गत स्वनिर्धारित किये गये सम्पत्ती कर की सूचना।

Memo No. : 157740180917082801

Date : 18-09-2017

प्रभावी : 1 2016-2017

श्री/श्रीमती/सुश्री Technoculture building center Pvt. Ltd ,
मोहल्ला Vill - asangi. P.s- R.i.t ADITYAPUR ADITYAPUR , 7488535221
SERAIKELLA KHARSWAN , 831014

एतद् द्वारा आपको सूचित किया जाता है कि आपका नया गृह सं० - 0220000229000M0 वार्ड सं० 22 हुआ है, आपके स्व० निर्धारण घोषणा पत्र के आधार पर वार्षिक किराया मूल्य 0% रू० निर्धारित किया गया है। इसके अनुसार प्रति तिमाही कर निम्न प्रकार होगा।

स्व-निर्धारित कर की सूचना		
क्रम सं०	Particulars	Amount (In Rs.)
1.	गृह कर	
2.	जल कर	3,945.00
3.	शौचालय कर	0.00
4.	बिजली कर	0.00
5.	अतिरिक्त गृह कर (वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण)	0.00
कुल राशि (प्रति तिमाही)		3,945.00



नोट:-

Prabhat Kohli

To be signed by the Applicant

1. कर निर्धारण की सूची, ADITYAPUR MUNICIPAL CORPORATION Website, www.jharkhandsuda.net पर प्रदर्शित है।
2. नियमावली कंडिका 11.4 के अलावा में वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण अतिरिक्त गृह कर लगाया जायेगा जो सम्पत्ति कर का 50% होगा। हिदायत दी जाती है कि, वर्षा जल संरक्षण संरचना लगा कर निगम को सूचित करे तथा अतिरिक्त गृह कर से राहत पाये।
3. प्रत्येक वित्तीय वर्ष में सम्पत्ति कर का भुगतान त्रैमासिक देय होगा।
4. यदि किसी वर्ष के लिए सम्पूर्ण घृति कर का भुगतान वित्तीय वर्ष के 30 जून के पूर्व कर दिया जाता है, तो करदाता को 5% की रियायत दी जाएगी।
5. किसी देय घृति को निर्दिष्ट समयावधि (प्रत्येक तिमाही) के अन्दर या उसके पूर्व नहीं चुकाया जाता है, तो 1% प्रतिमाह की दर से साधारण ब्याज देय होगा।
6. यह कर निर्धारण आपके स्व-निर्धारण एवं की गई घोषणा के आधार पर की जा रही है, इस स्व-निर्धारण -सह-घोषणा पत्र की स्थानीय जांच यथा समय निगम करा सकती है एवं तथ्य गलत पाए जाने पर नियमावली कंडीका 13.2 के अनुसार निर्धारित शास्ति (Fine) एवं अंतर राशि देय होगा।
7. ADITYAPUR MUNICIPAL CORPORATION द्वारा संप्रदित इस सम्पत्ति कर इन इमारतों/ढांचों को कोई कानूनी हैसियत प्रदान नहीं करता है और/या न ही अपने मातिकों / दखलकार को कोई कानूनी अधिकार प्रदान करता है।
8. अगर आपके नये होलिंग नं० का आखिरी अंक 5/6/7/8 है तो यह विशिष्ट संरचनाओं की श्रेणी के अन्तर्गत माना जायेगा।

NOTE : This is a Computer generated receipt. This receipt does not require physical signature.

झारखण्ड सरकार

निबंधन विभाग

इन्फुट फॉर्म निगम 113 (II)

1	दस्तावेजों का प्रकार (कृपया ✓) लगाये	विक्रय/दान/बंटवारा/एकरारनामा/पावर ऑफ एटोर्नी/पट्टा / बंध पत्र/वसियत नामा / साझेदारी / अन्य विवरण दें।
2	यदि लीज हो तो	(क) लीज अवधि (ख) अग्रिम भुगतान (यदि है तो) (ग) अग्रिम भुगतान (यदि है तो) सव (घ) मासिक/वार्षिक किराया
3	प्रस्तुतकर्ता (कृपया ✓) लगाये	लेख्यकारी/लेख्याकारी प्रतिनिधि
4	प्रस्तुतकर्ता का नाम व पता	अन्य विवरण दें।
5	दस्तावेज लिखने की तारीख	
6	दस्तावेज प्रस्तुत करने की तारीख	
7	दस्तावेज में कुल पृष्ठ	
8	दस्तावेज में अंकित सम्पत्ति का मूल्य	
9	दस्तावेज में अंकित मुद्राक का मूल्य (यदि आवश्यक हो)	1. देय मूल्य 2. बाजार मूल्य
10	सम्पत्ति का प्रकार (कृपया ✓ लगाये)	ग्रामीण भूमि-कृषि/औद्योगिक/आवासीय/व्यवसायिक/शहरी भूमि/आवासीय-अन्य मार्ग/मुख्य मार्ग शहरी भूमि व्यवसायिक-अन्य मार्ग / मुख्य मार्ग फ्लैट
11	सम्पत्ति का विवरण	
	अंचल	मौजा
	थाना नं०	खाला नं०
	131	032
	हल्का	प्लॉट नं०
	22	424
		प्रकार
		H-5
		स्थिति कोड
		01
		क्षेत्रफल (डि० मी)
		2.66
		चौहद्दी
		उ०- Plot No- 2435 (Part)
		द०- Plot No- 2435 (Part)
		पूर्व- Plot No 2481 (Part)
		प०- Plot No 2435 (Part)
12	सम्पत्ति का प्रकार, (कच्चा / पक्का मकान)	अन्य सम्पत्ति का विवरण
	मौजा	पता
	थाना नं०	वार्ड हल्का
	क्षेत्रफल (वर्ग फुट में)	अपार्टमेंट का नाम
		पल्लो संख्या
		पल्लेट संख्या
	जमीन की स्थिति कोड के लिए निम्न कोड का प्रयोग करें।	
1	सहायक सड़क	2 मुख्य सड़क
		3 अन्य
		4 अन्य
		3 अन्य

Sale deed

Prabhat - Kumar Sinha R/o Office- 518 5th floor, Ashana Trade Centre
Delhlypur P.O & P.S- Delhiyapur

37 pages

576000/-
576000/-

231007-

जमीन की स्थिति कोड के लिए निम्न कोड का प्रयोग करें।

1 सहायक सड़क
2 मुख्य सड़क
3 अन्य
4 अन्य

जमीन की स्थिति कोड के लिए निम्न कोड का प्रयोग करें।

1 सहायक सड़क
2 मुख्य सड़क
3 अन्य



निबंधन विभाग, झारखंड
Saraikela
निबंधन आवेदन



126709

Application ID: 126709

Document Type
Presenter Name & Address

Sale Deed
Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur,
Dist:Seraikella-Kharsawan
576000
576000

Presenter
Prabhat Kumar Sinha
DOE
Stamp Value 23040
Serial No.

Date/Time: 2017-12-19

Date of Entry 19/12/2017

Total Pages 140

Book
CNO/PNO

Stampable Doc. Value
Document/Transaction Value

Special Type

Remarks / Other Details

Property Details:

Anchal	Th.No.	Wrd/Hik	Mauza	Kh. No.	Plot No	Reg.II Vol.No.	Reg.II Page.No.	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No	ULB	Category	Area	Min. Value
GAMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	480	156	1028		Plot No 2435p	Plot No 2435p	Plot No 2481p	Plot No 2435p	Urban	0220000229000m	ADITYAPUR MUNICIPAL CORPORATION	U_RES 0		
GAMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	110	2481	1028		Plot No 2435p	Plot No 2435p	Plot No 2481p	Plot No 2435p	Urban	0220000229000m	ADITYAPUR MUNICIPAL CORPORATION	U_RES 2.16		

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount

Party Details:

SN	PType	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/F60	UID	Mobile	Pres. Address	Perm. Address
1	VENDOR	Technoculture Building Centre Pvt.Ltd. Rep.By Prabhat Kumar Sinha	Surendra Prasad	Business			Male	Aabct9952a	882181712598	740055221 748853 5257		Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur, Dist.Seraikella - Kharsawan
2	VENDEE	Bijay Kumar	Bhagwan Prasad Yadav	Service			Male	Aempk3916p	953529088355	740055221		Qr.No H6/226 Outer Circle Road, Bistupur, Jsr
3	VENDEE	Abhilasha Devi	W/O Bijay Kumar	H.W			Female	Avypd6714d	856512781009	740055221		Qr.No H6/226 Outer Circle Road, Bistupur, Jsr
4	Identifier	Manght Singh	Satwant Singh	Service			Male			740055221		H.No.18, Near H.P. Bazar Pump, Punjabi Line, Mango, Jsr
5												

Fee Details:

SN	Description	Amount
1	SP	2,100.00
2	PR	0.94
3	LL	2.50
4	A1	17,280.00
Total		19,383.44

Identify Somenath Ghosh.
s/o Badal Kumar Ghosh.
R/o. Gram Ek-tala p.o-Ramigram,
Dumka.
3137 9958 1781

उपर्युक्त प्रविष्टियों दस्तावेज में अंकित तथ्यों के अनुरूप है।

Holding Details provided by the user has been mutated in the name of - Technoculture building center Pvt. Ltd
Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same. And the information provided by me are true to itself.

The details of property's holding number has been verified by me at the time of entry through alert generated by the system. I am satisfied with the verification and hence proceeding further for registration after seeing the alert.

Signature's of Executant & Claimant

Prashant Kumar Sinha



निबंधन विभाग, झारखंड
Saraikela

Token No.6 Token Date: 2018-01-03


Party Name: Technoculture Building Centre Pvt.Ltd. Rep.By Prabhat Kumar Sinha

Father/Husband Name:Surendra Prasad

(VENDOR)

Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur, Dist:Seraikella-Kharsawan

Deed Type: Sale Deed

Party Details	
Name :	Prabhat Kumar Sinha
Gender :	M
DOB :	15-10-1984
C/o :	S/O: Surendra Prasad
District :	Gaya
House/Building No. :	P.O. BAJAURA
Locality :	GAYA
Pincode :	824201
Post Office :	
State :	Bihar
Village/Town/City :	Bajaura
Aadhaar No :	xxxxxxxx2598
Photo :	

Registering Officer

Prabhat K. Sinha
Party Signature

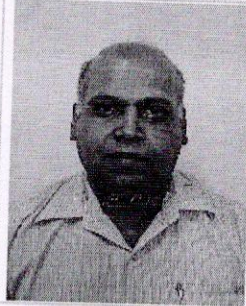
Operator's Signature



निबंधन विभाग, झारखंड
Saraikela

Token No.6 Token Date: 2018-01-03
Party Name: Bijay Kumar
Father/Husband Name: Bhagwat Prasad Yadav
(VENDEE)
Qr.No H6/226 Outer Circle Road, Bistupur, Jsr

Deed Type: Sale Deed

Party Details	
Name :	Bijay Kumar
Gender :	M
DOB :	10-06-1965
C/o :	S/O, Bhagwat Prasad Yadav
District :	East Singhbhum
House/Building No. :	H6 / 226
Locality :	Bistupur
Pincode :	831001
Post Office :	
State :	Jharkhand
Village/Town/City :	Sakchi, Bistupur
Aadhaar No :	xxxxxxxx8355
Photo :	

Registering Officer

Party Signature


Operator's Signature

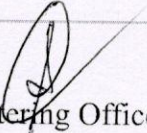


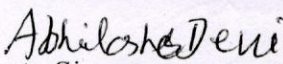
निबंधन विभाग, झारखंड
Saraikela

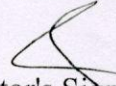
Token No.6 Token Date: 2018-01-03
Party Name: Abhilasha Devi
Father/Husband Name: W/O Bijay Kumar
(VENDEE)
Qr.No H6/226 Outer Circle Road, Bistupur, Jsr

Deed Type: Sale Deed

Party Details	
Name :	Abhilasha Devi
Gender :	F
DOB :	10-12-1974
C/o :	W/O: Bijay Kumar
District :	East Singhbhum
House/Building No. :	S A-72, L Town Flat
Locality :	Post- Sakchi
Pincode :	831001
Post Office :	
State :	Jharkhand
Village/Town/City :	Kalimali
Aadhaar No :	xxxxxxxx1009
Photo :	


Registering Officer


Party Signature

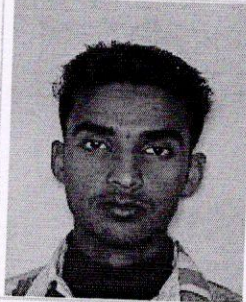

Operator's Signature



निबंधन विभाग, झारखंड
Saraikela

Token No.6 Token Date: 2018-01-03
Party Name: Somenath Ghosh
Father/Husband Name: Badal Kumar Ghosh
(Identifier)
Gram- Ektala, Post- Ranigram, Dumka

Deed Type: Sale Deed

Party Details	
Name :	Somenath Ghosh
Gender :	M
DOB :	10-11-1992
C/o :	S/O Badal Kumar Ghosh
District :	Dumka
House/Building No. :	
Locality :	
Pincode :	814148
Post Office :	
State :	Jharkhand
Village/Town/City :	Ektala
Aadhaar No :	xxxxxxxx1781
Photo :	

Registering Officer

Somenath Ghosh
Party Signature

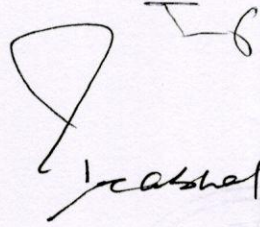
Operator's Signature

निबंधन विभाग, झारखंड

IN-JH08088979211420Q:

Stamp Details For Verification. Please click issue after verification

CertificateNo: IN-JH08088979211420Q
CertificateIssuedDate: 03-Jan-2018 12:59 PM
AccountReference: GOVACC (GV)/ jhsrogv07/ SERAIKELA/ JH-SK
UniqueDocReference: SUBIN-JHJHSROGV0711553308770571Q
Purchasedby: AVIJIT MANDAL
DescriptionofDocument: Article 23 Conveyance
PropertyDescription: LAND
ConsiderationPriceRs: 5,76,000
FirstParty: TECHNOCULTURE BUILDING CENTRE PVT LTD
SecondParty: BIJAY KUMAR AND OTHER
StampDutyPaidBy: BIJAY KUMAR AND OTHER
StampDutyAmountRs: 23,100


Bijay Kumar and Other





Jhar Registry Dashboard

Government Of Jharkhand

Issue Token

Maximum Token Issue Time : 2 PM

Presenter/Executant's Name

PRABHAT KUMAR SINHA

Token For

Registry

Payment Mode

Online

Counter No

1

Online Application ID (If Any)

126709

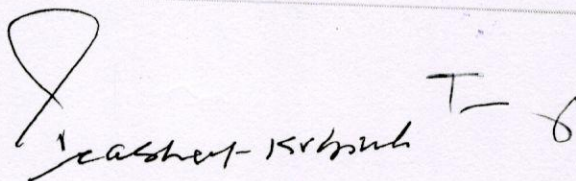
Verify On-line Payment **ViewDeed** (<http://172.16.20.229/OnlineAppointment/Details.aspx?Id=3d0e21b2-5e58-41c4-a101-2e5df3171515>)

e-Stamp Certificate No. (If Any)

Enter e-Stamp no

Verify

Issue Token


Prabhat Kumar Sinha T-8

Payment is done of Rs. 19383.44 on 02/01/2018 with CIN - 10002162018010204297 & GRN No. - 1800849624 & Status - SUCCESS



निबंधन विभाग, झारखंड
Saraikela
जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token No: 6

Token Date/Time: 03/01/2018 13:11:11.

Document Type Presenter Name & Address	Sale Deed Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur, Dist:Seraikella-Kharsawan 576000 576000	Presenter PRABHAT KUMAR SINHA DOE Stamp Value 23100 Serial /Deed No. / Old Serial No. / App. ID 126709	Date of Entry 03/01/2018 Total Pages 140 Book 1 CNO/PNO
Stampable Doc. Value Document/Transaction Value Special Type Remarks / Other Details	old ward no. 14		
Property Details:			e-Stamp Cert. No. IN-JH08088979211420Q

Anchal	Th. No.	Wrd/Hlk	Mauza	Kh. No.	Plot No.	Regll Vol	Regll Pno	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No.	ULB	Category	Area	Min. Value
GAMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	32-old	424-old	8	108		Plot No 2435p	Plot No 2435p	Plot No 2481p (Rasta)	Plot No 2435p	0220000229000m0	ADITYAPUR MUNICIPAL CORPORATION	U_RES	0.00 Decimal	0
GAMHARIA	131	22	ADITYAPUR NAGAR PARSHAD	22-new	2435-new	8	108		Plot No 2435p	Plot No 2435p	Plot No 2481p (rasta)	Plot No 2435p	0220000229000m0	ADITYAPUR MUNICIPAL CORPORATION	U_RES	2.16 Decimal	574992

Other Property Details:

Party Details:

Party Type	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/F 60	Mobile	Aadhar	Pres.Address	Perm. Address
VENDOR	Technoculture Building Centre Pvt.Ltd. Rep.By Prabhat Kumar Sinha	Surendra Prasad	Business			Male	AABCT9952A	xxxxxxxxx21	xxxxxxxxx2598	Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur, Dist:Seraikella-Kharsawan	do
VENDEE	Bijay Kumar	Bhagwat Prasad Yadav	Service			Male	AEMPK3916P	xxxxxxxxx21	xxxxxxxxx8355	Qr.No H6/226 Outer Circle Road, Bistupur, Jsr	Do
VENDEE	Abhilasha Devi	W/O Bijay Kumar	H.W			Female	AVYPD6714D	xxxxxxxxx21	xxxxxxxxx1009	Qr.No H6/226 Outer Circle Road, Bistupur, Jsr	Do
Identifier	Somenath Ghosh	Badal Kumar Ghosh	Service			Male		xxxxxxxxx21	xxxxxxxxx1781	Gram- Ektala, Post-Ranigram, Dumka	Do

Fee Details:

SN.	Fee Name	Net Amount
1	SP	
2	PR	2100.00
3	LL	0.94
4	A1	2.50
	Total	17280.00
		19383.44

Prabhat Kumar Sinha

Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same. And the information provided by me are true to itself.formation provided by me are true to itself. The details of property's holding number has been verified by me at the time of entry through alert generated by the system. I am satisfied with the verification and hence proceeding further for registration after seeing the alert.

Abhilasha Devi

Signature's of Executant & Claimant

A. K. Ghosh
दस्तावेज लेखक का हस्ताक्षर
Prabhat Kumar Sinha
प्रस्तुतकर्ता का हस्ताक्षर

उपर्युक्तियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

निबंधन पूर्व सारांश में इंफुट फार्म के अनुरूप डाटा इंद्रि की गई है।

Sachin
डाटा इंद्रि ऑपरेटर का हस्ताक्षर

उपर्युक्त *P. K. Sinha* ने इस दस्तावेज के निष्पादन को मेरे निमेषक स्वीकार किया
जिसकी पहचान *Somenath Ghosh* पिता *B. K. Ghosh*
निवासी *Ektala, Dumka* पेशा *Service* ने की।

[Signature]
निबंधन प्रदायिका का हस्ताक्षर







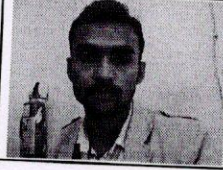



निबंधन विभाग, झारखंड
सरायकेला

Token No.6 Token Date: 2018-01-03

Serial/Deed No./Year :7/7/2018

Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Technoculture Building Centre Pvt.Ltd. Rep.By Prabhat Kumar Sinha Father/Husband Name:Surendra Prasad (VENDOR) Local Office At 518, 5th Floor, Ashiana Trade Centre, Adityapur, Dist:Seraikella-Kharsawan		
2	Bijay Kumar Father/Husband Name:Bhagwat Prasad Yadav (VENDEE) Qr.No H6/226 Outer Circle Road, Bistupur, Jsr		
3	Abhilasha Devi Father/Husband Name:W/O Bijay Kumar (VENDEE) Qr.No H6/226 Outer Circle Road, Bistupur, Jsr		
4	Somenath Ghosh Father/Husband Name:Badal Kumar Ghosh (Identifier) Gram- Ektala, Post- Ranigram, Dumka		

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Deed No 7/7
Year 2018
Date 2018-01-03

Registering Officer

Signature of Operator