

3340

3196



Government of Jharkhand

Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : 3edf3c292db96ffb6997

Receipt Date : 10-Dec-2020 02:15:28 pm

Receipt Amount : 35100/-

Amount In Words : Thirty Five Thousands One Hundred Rupees Only

Token Number : 20200000108707

Office Name : SRO - Saraikela

Document Type : Sale Deed

Payee Name : BABITA CHOURASIA (Vendee)

GRN Number : 2003153394



-: For Office Use :-



— Suresh Kumar Singh

इस रसीद का उपयोग केवल एक ही दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु ही किया जा सकता है। पुनः प्रिन्ट कर अथवा फोटो कॉपी आदि द्वारा इसी रसीद का दुसरे दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु उपयोग भारतीय मुद्रांक अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।

Sale Value 8,76,076/- Stamp 35100/- Adityapur

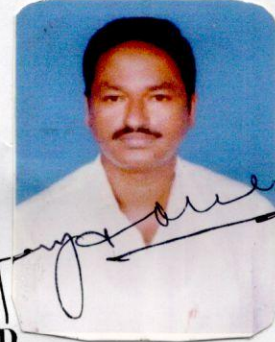
मुल्यांकन सुची व जीएस टैक्स
10/12/2020

दस्तावेज जांच एडमिटर पाया
10/12/2020

उपरोक्त दस्तावेज में लेख्यकारी की जाति...Dravid...अंकित है। यह जाति C.N.T Act 1908 की धारा 481(8) के अन्तर्गत नहीं है।
10/12/2020

दस्तावेज में उचित भूमि इच्छित सुची से
10/12/2020

Jitendra Kumar Singh



SALE DEED

This Sale Deed is made on this the 10th day of Dec, 2020, at Seraikela.

BY AND BETWEEN

Mr. JITENDRA KUMAR SINGH, son of Mr. Indradeo Singh, By Faith Hindu, By Caste Rajput, By Nationality Indian, By Occupation Business, Resident of 2nd Floor, UNI Height Complex, Vastu Vihar, Kanta Toli, Ranchi, Pin 834001, District Ranchi, State Jharkhand, lawful constituted attorney for 1) SONAMANI DEVI, wife of Late Ganesh Chandra Pradhan, 2) KRISHNA CHANDRA PRADHAN, & 3) PRABHAKAR PRADHAN, Both Sons of Late Ganesh Chandra Pradhan, All By Faith Hindu, By Nationality Indian, By Caste Gwala, By Occupation 1) Household Works, 2 & 3) Business, All Resident of 63 Asangi, Niche Tola, Thana No 131, P.O. Adityapur Industrial Area, P.S. Adityapur, Pin 832109, District Seraikela Kharsawan, and State Jharkhand, by virtue of General Power of Attorney Deed No IV 40, Serial No 276, Dt: 24.01.2020, registered at the District Sub Registry Office, Jamshedpur, (The Principals are alive and living on the day of execution and registration of this Sale Deed and the General Power of Attorney is not revoked till today). Hereinafter called the VENDOR/S / SELLER/S (which expression shall unless excluded by and / or repugnant to the context must mean and include its / their legal heirs, successors, administrators, executors, legal representatives, nominees, and assigns) of the One Part.

नियम-21 का अधीन ग्राह्य भारतीय स्वाम्य अभिनियम (इण्डियन स्टाम्प एक्ट-1899) की अनुसूची-1 या 1 (क) में अधीन उक्त स्टाम्प या स्टाम्प शुल्क से विमुक्त या स्वाम्य शुल्क अप्रयोज्य नहीं।

Feelaid

26283/20
2550
059

26286/44

10/12/2020

Dibakar Prasad Chourasia

IN FAVOUR OF

Mrs. BABITA CHOURASIA, wife of Mr. Dibakar Prasad Chourasia, By Faith Hindu, By Caste Barai(Chourasia), By Nationality Indian, By Occupation Housewife, Resident of Block No 1, Quarter No 101, Green Enclave, G. P. Slope, Kadma, P.O. & P.S. Kadma, Town Jamshedpur, District East Singhbhum, Pin 831005, and State Jharkhand. Hereinafter called the VENDEE / PURCHASER (which expression shall unless excluded by and / or repugnant to the context must mean and include her legal heirs, successors, legal representatives, administrators, executors, nominees, and assigns) of the Other Part. (UIDAI No 7673 8151 6999) Pan No AITPC4410F

NATURE OF DEED

SALE DEED

CONSIDERATION AMOUNT

Rs. 8,76,076/-

(Rupees Eight Lakhs Seventy Six Thousand and Seventy Six) only

WITNESSETH AS FOLLOWS:

WHEREAS, all that piece and parcel of raiyati lands recorded under Khata No 196, being in various Plots, Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Wad No 14 corresponding to New Ward No 22 (A.N.A.C.), under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, stands recorded in the name of Bhaik Gour and Others in the khatian as per the survey settlement records of 1964, and they were in joint peaceful physical possession over the said lands during their lifetime, however, after the demise of one of the recorded raiyat namely: Ghasi Ram Gour @ Ghasi Ram Pradhan, his sons namely: Ganesh Chandra Pradhan (Now Deceased), Suresh Pradhan & Subhas Chandra Pradhan, has jointly inherited the share of Ghasi Ram Gour @ Ghasi Ram Pradhan, and later on his sons amicably partitioned the land among themselves, and

शुद्ध सवनील वपुसति

the landed property measuring an area 18 Decimals, being in Plot No 426, recorded under Khata No 196, Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Ward No 14 converted into New Ward No 22 (A.N.A.C.), Block Gamharia, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, has fallen in the exclusive share of said Ganesh Chandra Pradhan (Now Deceased), and his legal heirs and successors i.e. the above named Vendor/s came in peaceful physical possession over the same, without any interruption from any person or corner, thereby exercising all their right, title and interest over the same, being its lawful, absolute and bonafide owner.

AND WHEREAS, the company has decided to develop the said land/s by dividing it into several plot/s and by providing road, sewer line, alley etc., for the purpose of making colony has entered into an agreement with the Vendor/s and decided to sell it on their behalf, and the Vendor/s has also published advertisements through different media modes, and after knowing about the project the Purchaser/s has visited and selected the schedule below land, and approached the Vendor/s and requested to buy the same, to which the Vendor/s agreed and fixed the highest, full and final consideration amount for Rs. 8,76,076/- (Rupees Eight Lakhs Seventy Six Thousand and Seventy Six) only, to which the Purchaser/s agreed and offered to pay the same, hence, to avoid future legal complications and disputes the parties have agreed to enter into this indenture on the following terms and conditions.

NOW THIS SALE DEED IS WITNESETH AS FOLLOWS:

1. That, in consideration for sum of Rs. 8,76,076/- (Rupees Eight Lakhs Seventy Six Thousand and Seventy Six) only, is paid by the Purchaser to the Vendor for the schedule below land, the payment made is more clearly mentioned in the memo of consideration the receipt of which the Vendor hereby accepts, admits, and acknowledges, as full, final and highest consideration amount received for the sale

Shriy Journal & Publications

of the schedule below property, the Vendor has conveyed and transferred by way of sale, transfer the schedule below property with all its right, title, interest, possession, easements, and appurtenances thereto in favour of the Purchaser/s TO HAVE AND TO HOLD the same as the lawful owner thereof along her legal heir and successor, with right to use the facilities, amenities, advantages, and privileges and all other common services as provided by the Vendor/s for the said project commonly known as "VASTU VIHAR", Asangi, Adityapur.

2. That, from today all the right, title, and interest of the Vendor over the schedule below property has vested completely with the Purchaser/s, and she becomes the lawful owner of the same and she is free to enjoy over the same, in any manner as they may deem fit and proper.

3. That, the Purchaser/s is entitled to get the schedule below property mutated in her 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 her 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, she wants 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.

Sitendar Kumar Singh

Sitendar Kumar Singh

SCHEDULE

All that piece and parcel of raiyati homestead land measuring an area 1021 Sq.ft. i.e. 2.34 Decimals, being in Portion of Plot No 426, recorded under Khata No 196, (Colony Sub Plot No GDW 2) Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Ward No 14 converted into New Ward No 22 (A.N.A.C.), Block 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 426 (Part)

South : Plot No 426 (Part)

East : Plot No 426 (Part)

West : Plot No 395

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.

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: f. kumar

Babita Choudhary

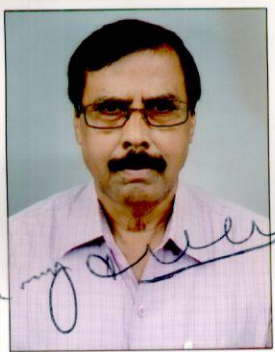
WITNESSES:

1. Dibaker Prasad Choudhary S/o Sri Jagu Mandal
205, Block - I, Flat no. 101, Green Enclave Road
Jamshedpur

2. Manjit S/o S/o Satwant S/o
Res of Mangal, Jamshedpur
Drafted & Printed by: A. K. Sanyal
Old Court Campus, Jamshedpur.

PURCHASER

IDENTIFIER



A. K. Sanyal

Choudhary



Babita Choudhary

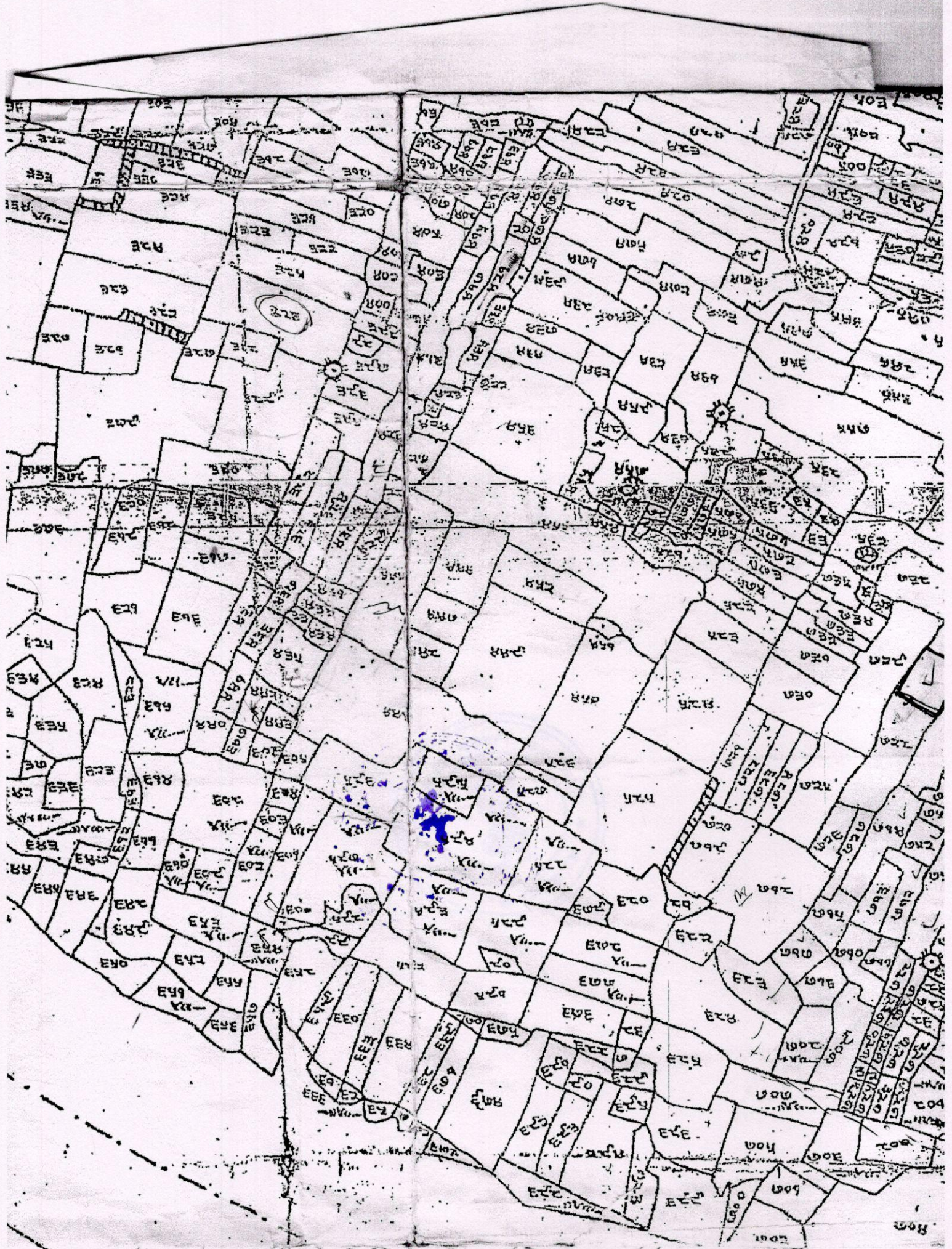
Babita Choudhary

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. Sanyal
(Chouseat)

14/2010



ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR

HOLDING TAX RECEIPT

Receipt No. : 741865020120110101
 Department / Section : Revenue Section
 Account Description : Holding Tax & Others

Date : 02-01-2020

Ward No : 22

Holding No. : 0220000229000M0

Name : Tejinculture building center Pvt. Ltd

Address : Vill - asangi, P.s- R.i.t ADITYAPUR ,ADITYAPUR , SERAIKELLA KHARSWAN - 831014
 MC No. : 53-221

Amount : 16,113.00 (in words) Sixteen Thousand One Hundred and Thirteen Only

Total Holding Tax & Others vide Cheque Cheque No. 221225

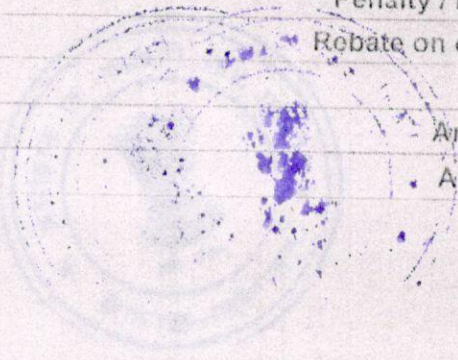
Date : 02-01-2020 Drawn on Panjab national Bank ,Adityapur

Place Of The Bank.

Note : Payment/Cheque/Draft/ Bankers Cheque are Subject to realisation

Account Description	Period	Amount
Holding Tax		0.00
Holding Tax	2019-2020 / 1 2019-2020 / 4	15,779.96
	Total	15,779.96
	Additional Tax	0.00
	Penalty / Interest Amount	333.00
	Rebate on current Demand	0.00
	Adjust amount	0.00
	Amount Received	16,113.00
	Advance Amount	0.00

Signature of Tax Collector



Computer generated Receipt. This receipt does not require physical signature.

Annual yearly Holding Tax amount by paying the tax before 30th June of the Financial Year.

Subject to land right

झारखंड सरकार

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

जमीनदार नाम

रैयत का नाम, अभिभावक का नाम, रिश्ता

अज्ञात

भैख गौड, पिता-अर्जुन गौड, जाति-ग्वाला, निवासी-निजग्राम व धासीरम
तथा अमृत्य गौड, पिता-वलैय गौड एक अंश समान, जाति-ग्वाला,
निवासी-निजग्राम

जिला का नाम	सरायकेला-खरसावां	अंचल का नाम	गम्हरिया	हलका का नाम	हलका-01	मौजा का नाम	आसंगी	खाता का - प्रकार	रैयती
खेवट नम्बर		खाता नम्बर 196		थाना का नाम		थाना नम्बर 01/0131			

(1)	(2)	(3)	किस्म जमीन	मिजान	कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान			खास शर्त
							ऐ	डिस	रौ	
		चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4	कियारी संख्या (5)		(8)	(9)	(10)	(11)	(12)	(13)
196	419	कोकिल हरीलाल	दोन तीन 4	0.000	10.000		26	0	13	कायमी
	421	हरीलाल घुसा	दोन दो 10	0.000	36.000		26	0	13	कायमी
	426	माधव मोची	दोन दो 4	0.000	40.000		26	0	13	कायमी
	654	राधु माधव	पुरानी परती 0	0.000	25.000		26	0	13	कायमी
	1806	डुगरी जिपु	दोन दो 1	0.000	33.000		26	0	13	कायमी
	1821	निज जिपु	दोन दो 3	0.000	31.000		26	0	13	कायमी
	1217	देवन मोदन	दोन दो 1	0.000	24.000		26	0	13	कायमी
	1222	भैख अटल	दोन दो 5	0.000	40.000		26	0	13	कायमी
	997	राधावलम निजमकान	गोड़ा दो 0	0.000	11.000		26	0	13	कायमी
	998	अ अ	मकान/3 सहन/1 0	0.000	31.000		26	0	13	कायमी
	1146	राजकेशर निज	दोन एक 1	0.000	63.000		26	0	13	कायमी
	842	निज सतरुधन	गोड़ा दो परती एक साल 0	0.000	8.000		26	0	13	कायमी
	843	इन्द्र अनावाद मलिक	गोड़ा दो 0	1.000	50.000		26	0	13	कायमी
	847	शत्रुधन निज	दोन तीन 2	0.000	50.000		26	0	13	कायमी
	975	माधव देवन	गोड़ा दो परती एक साल 0	0.000	20.000		26	0	13	कायमी
	431	मोचीराम मोचीराम	दोन दो 1	0.000	10.000		26	0	13	कायमी

Kanchana Chandra Pradhan

Kanchana Chandra Pradhan

1/23/2020

आर ओ आर

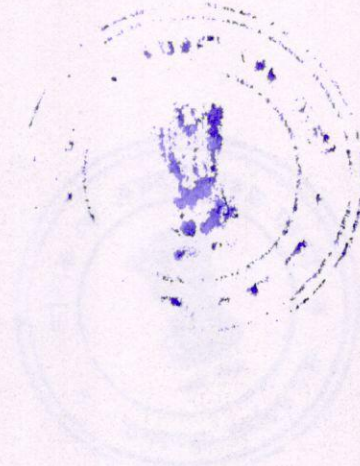
1270	किस्टो रास्ता	गोड़ा दो परती एक साल 0	1.000	20.000		26	0	13	कायमी
1716	नला निज	दोन दो 1	0.000	90.000		26	0	13	कायमी
1718	निज लछन	दोन दो 2	0.000	38.000		26	0	13	कायमी
1787	संयल जिपु	दोन तीन 11	1.000	28.000		26	0	13	कायमी
442	भदरो भदरो	दोन तीन 3	0.000	19.000		26	0	13	कायमी
खाता मे कुल प्लोट संख्या		22	खाता का कुल मिजान		11.000 7.000	खाता का कुल		26 0 13	कायमी

यह एक कंप्यूटर जनित प्रति है

1/23/2020
9:49:43
PM

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है
किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क
करें।
प्लाट का नक्शा देखने के लिए प्लाट नंबर क्लिक करें।

<script language="javascript">window.print();</script>



Krishna Chandra Pradhan

farhatul pradhan.

झारखण्ड सरकार
राजस्व एवं भूमि सुधार विभाग
लगान रसीद



Sch XIV F. No. 180V

जिला का नाम सशकेला
अनुमण्डल का नाम 10
अंचल का नाम जयदेरिया
मौजा त्रासगो
धाना व/थाना नम्बर 131

V

रसीद क्रमांक JH 13 A 043376
रेयत का नाम नेख गौड स्व अक्षय
पिता का नाम अर्जुन गौड
जमाबन्दी नम्बर I/196

खाता संख्या <u>196</u>	खसरा संख्या <u>W.P</u>	रकबा (एकड़ में) <u>8.92.07</u>
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मांग हाल	वार्षिक	वर्ष 2014-15		2015-16
		3 वर्ष से ज्यादा अग्रिम	2 रा वर्ष विगत वर्ष	
लगान	<u>39=00</u>		<u>39=00</u>	<u>39=00</u>
सेस	<u>9=75</u>		<u>9=75</u>	<u>9=75</u>
*ब्याज	<u>19=50</u>		<u>19=50</u>	<u>19=50</u>
विविध	<u>19=50</u>		<u>19=50</u>	<u>19=50</u>
योग	<u>7=80</u>		<u>7=80</u>	<u>7=80</u>
<u>95=55</u>			<u>95=55</u>	<u>95=55</u>

अदायगी	भुगतान का विवरण		हाल 2015-16	अग्रिम
	3 वर्ष से ज्यादा अग्रिम	2 रा वर्ष विगत वर्ष		
लगान				
सेस				
*ब्याज				
विविध				
योग				
		<u>95=95</u>	<u>95=55</u>	<u>191=10</u>

- कुल योग शब्दों में एक सौ अक्षय स्व अक्षय
- नाम अदाकर्ता अक्षय
- कुल बकाया 0

8/1/16
(हल्का कम चारी)

हस्ताक्षर एवं दिनांक

* खास महाल का बकाया मालगुजारी पर (मिचय ऐसे बकायों जिन पर कि. मॉर्टिफिकेट जारी हो) सूट नहीं दिया जाता है।

SPL/2013

*Krista Chandan Pradhan
garehakar pradhan.*

43

नगर पर्वद आदित्यपुर

जिला : सरायकेला-खरसावों (झारखण्ड)

मनि राम महतो

ई सदस्य

ई संख्या -22

। नं०. 9934338126



पत्रांक.....

दिनांक 20/06/2016

स्व. वलार्डि गौड़
(पिता स्व. अर्जुन गौड़)

स्व. व्योमीशम गौड़
(पिता स्व. वलार्डि गौड़)

श्री अमृत्यु गौड़
(पिता स्व. वलार्डि गौड़)

श्री गणेश चन्द्र प्रधान (गौड़) (MCO) ←
(पिता स्व. व्योमीशम गौड़)

श्री सुरेश प्रधान (गौड़) (आवेदक)
(पिता स्व. व्योमीशम गौड़)

श्री सुभाष चन्द्र प्रधान
(पिता स्व. व्योमीशम गौड़)

पत्नी
शोनामती देवी

पुत्र
अमृत्यु चन्द्र
प्रधान

पुत्र
प्रभाकर
प्रधान

प्रमाणित किया जाता है कि उपरोक्त वंशावली सही है और स्वसम्मत है और इन लोगों के अलावा स्व. वलार्डि गौड़ एवं स्व. व्योमीशम गौड़ का और कोई उत्तराधिकारी नहीं है, इस वंशावली के अनुसार आवेदक का खाता सं. 94 और सं. 2404 में हिस्सेदारी है।

नगर पर्वद आदित्यपुर

घाट खरीद


घाट 4-22

मनि राम

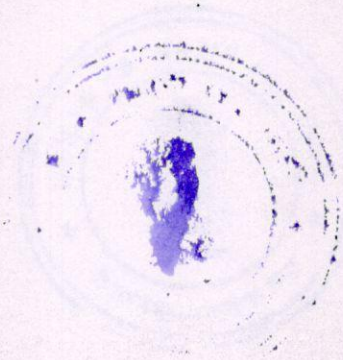
20/06/2016

आवास - ग्राम : आसगी (बर्गीडीह), पो- आदित्यपुर थाना- आरआईटी
जिला सरायकेला-खरसावों (झारखण्ड)

आयकर विभाग
INCOME TAX DEPARTMENT
JITENDRA KUMAR SINGH
INDRADEV SINGH
31/12/1975
Permanent Account Number
DYZPS2272G
Signature
भारत सरकार
GOVT. OF INDIA



Jitendra Kumar Singh





भारत सरकार
GOVERNMENT OF INDIA



जीतेन्द्र कुमार सिंह
Jitendra Kumar Singh
जन्म तिथि / DOB: 31/12/1975
पुरुष / MALE
Mobile No.: 9431717382



2510 0892 7628

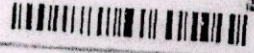
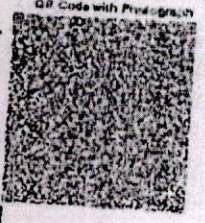
मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता:
S/O श्री इन्दर देव सिंह, २ फ्लोर, युनी हाइट कॉम्प्लेक्स,
वास्तु विहार, कान्टा टोली, रांची,
झारखंड - 834001

Address:
S/O Sri Inder Deo Singh, 2nd Floor, Uni
Height Complex, Vastu Vihar, Kanta Toli,
Ranchi, Jharkhand - 834001



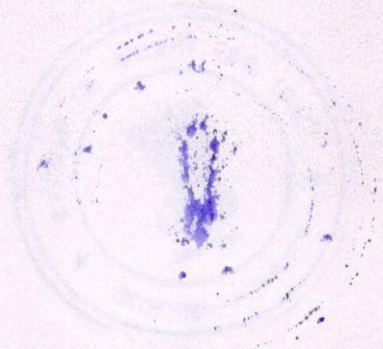
1947
1800 300 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,
Bangalore-500 001

Jitendra Kumar Singh

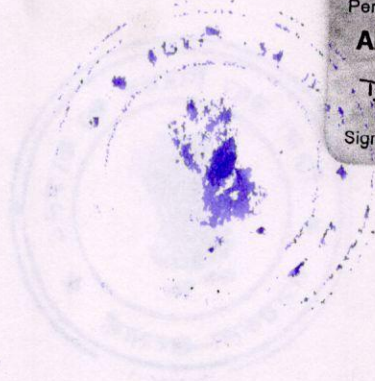





आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

BABITA CHOURASIA
R C P CHOURASIA
15/07/1970
Permanent Account Number
AITPC4410F

Babita Chourasia
Signature



Babita Chourasia





भारत सरकार
GOVERNMENT OF INDIA

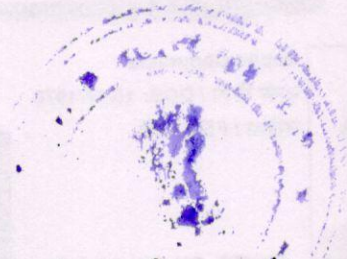


Babita Chourasia
जन्म तिथि / DOB: 15/07/1970
महिना / FEMALE

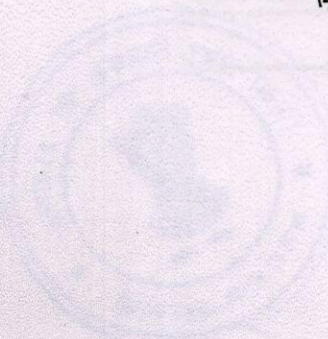


7673 8151 6999

मेरा आधार, मेरी पहचान



Babita Chourasia



1947
1800 300 1947
help@uidai.gov.in
www.uidai.gov.in
P.O. Box No. 1947,
Bengaluru-560 001



Date: 22/11/2018
Jharkhand - 831005
JAMSHEDPUR, Purbi Singhbhum,
ENCLAVE, G.P. SLOPE, KADMA,
NO-1, QUARTER NO-101, GREEN





राष्ट्रीय निश्चिन्नाधिकार प्राधिकरण

भारत सरकार

Unique Identification Authority of India
Government of India

नामांकन क्रम / Enrollment No 2017/01358/01288

To,

दिवाकर प्रसाद चौरसिया
Dibakar Prasad Chourasia
S/O Jago Mandal
BLOCK-I Q NO-101, GREEN ENCLAVE G P SLOP KADMA
JAMSHEDPUR
Purbi Singhbhum
Jharkhand 831005

02/12/2011

Ref. 6037 / 14F / 143707 / 143852 / P



UE576515353IN



आपका आधार क्रमांक / Your Aadhaar No. :

8895 0425 8424

आधार - आम आदमी का अधिकार



भारत सरकार

GOVERNMENT OF INDIA

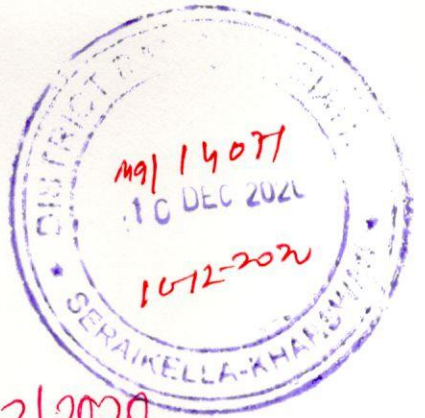
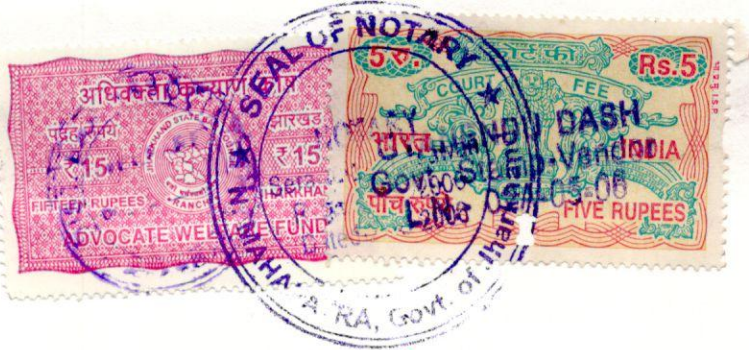


दिवाकर प्रसाद चौरसिया
Dibakar Prasad Chourasia
जन्म वर्ष / Year of Birth : 1959
पुरुष / Male



8895 0425 8424

आधार आम आदमी का अधिकार



S.L.No 12/22/2020

AFFIDAVIT

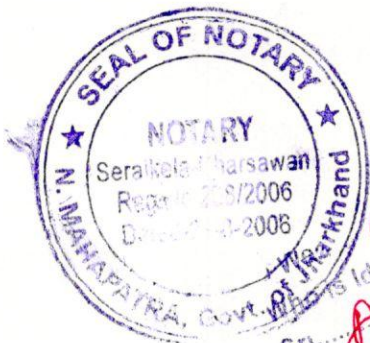
07-10/12/2020

I, JITENDRA KUMAR SINGH, son of Mr. Indradev Singh, By Faith Hindu, By Caste Rajput, By Nationality Indian, By Occupation Business, Resident of 2nd Floor, UNI Height Complex, Vastu Vihar, Kanta Toli, Ranchi, Pin 834001, District Ranchi, State Jharkhand, on behalf of 1) SONAMANI DEVI, wife of Late Ganesh Chandra Pradhan, 2) KRISHNA CHANDRA PRADHAN, & 3) PRABHAKAR PRADHAN, Both Sons of Late Ganesh Chandra Pradhan, All By Faith Hindu, By Nationality Indian, By Caste Gwala, By Occupation 1) Household Works, 2 & 3) Business, All Resident of 63 Asangi, Niche Tola, Thana No 131, P.O. Adityapur Industrial Area, P.S. Adityapur, Pin 832109, District Seraikela Kharsawan, and State Jharkhand, by virtue of General Power of Attorney Deed No IV 40, Serial No 276, Dt: 24.01.2020, registered at the District Sub Registry Office, Jamshedpur, does hereby affirm and declare as follows:

1. That, I, am selling part of land measuring an area 1021 Sq.ft. i.e. 2.34 Decimals, being in Portion of Plot No 426, recorded under Khata No 196, Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Ward No 14 converted into New Ward No 22 (A.N.A.C.), Block Gamharria, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, on the basis of the above mention general power of attorney.
2. That, I, promise to indemnify the District Sub Registry Office, Seraikela, and the District Sub Registrar under any or all circumstances arising out of the Sale Deed executed by me today at Seraikela
3. That, I, am making the above statement will full sound mind and free consent and without any pressure from any person or corner.

Verification

I, hereby confirm the above statement to be true to the best of my knowledge and belief, and making this affidavit on my own free will and consent.



Jitendra Kumar Singh

Jitendra Kumar Singh

DEPONENT

[Signature]

KNOWN TO ME (ADVOCATE)

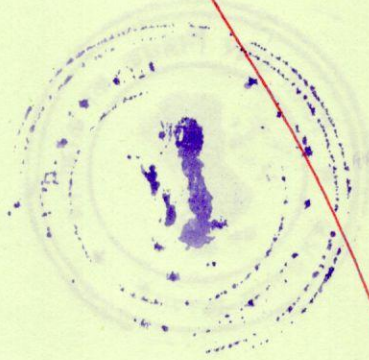
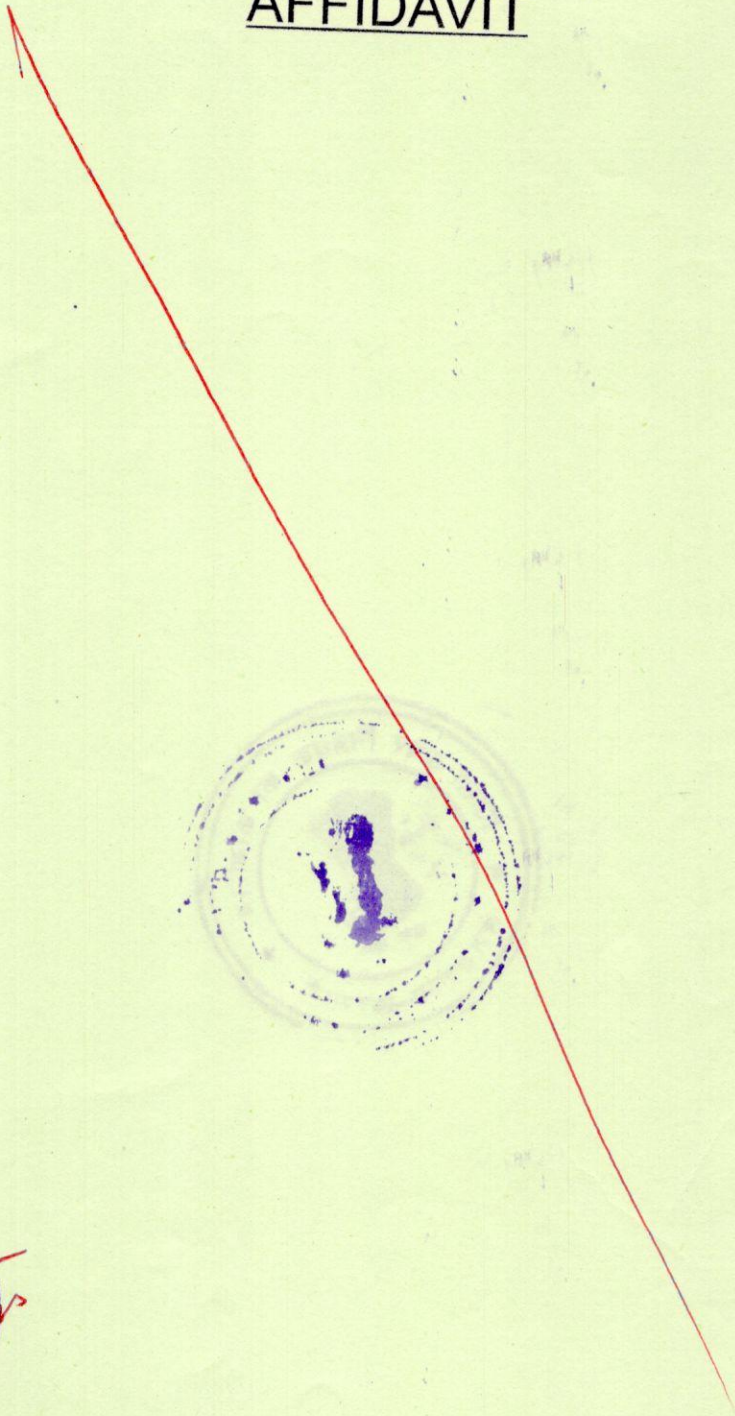
Identified by P.K. Rishi, Adv., Seraikela
10/12/2020
Solemnly affirmed before me N. Mahapatra, Notary Public, Seraikela-Kharsawan
10/12/2020

10, 12, 2020

DBA/AF/JSR/10/2010/ BW- 1736



AFFIDAVIT



BW 1736

AFFIDAVIT

I, BABITA CHAURASIA, wife of Mr. Dibakar Prasad Chaurasia, By Faith Hindu, By Nationality Indian, By Occupation Housewife, Resident of Block No 1, Quarter No 101, Green Enclave, G. P. Slope, Kadma, P.O. & P.S. Kadma, Town Jamshedpur, District East Singhbhum, Pin 831005, and State Jharkhand, does hereby solemnly affirm, undertake, and declare as follows:

1. That, I, am purchasing one piece and parcel of raiyati land measuring an area 1021 Sq.ft. i.e. 2.34 Decimals, being in Portion of Plot No 426, recorded under Khata No 196, (Colony Sub Plot No GDW 5) Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Ward No 14 converted into New Ward No 22 (A.N.A.C.), Block Gamharia, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, and State Jharkhand, from Sonamani Devi & Others (represented by their attorney Jitendra Kumar Singh), vide G.P.A. No IV 40, Dt: 24.01.2020, registered at Jamshedpur, by virtue of registered Sale Deed, however, if any litigation or dispute arise or raise over the said land then I, will resolve the same, and hereby declare to keep indemnify the District Sub Registry Office, Seraikela and its associates under any or all circumstances.
2. That, I, hereby confirmed that I, have made this declaration on my own free will and consent and without any influence.

VERIFICATION:

The statements made above are true to the best of my knowledge and belief, and this declaration is made by me with full sound mind and health, and without any undue influence from any person or corner.

PRAMOD KUMAR BHAGAT
PRAMOD KUMAR BHAGAT
NOTARY PUBLIC
East Singhbhum, Reg. No. 2842 (J)
Govt. of Jharkhand, JSR. (INDIA)

Babita chaurasia

✓ Deponent

Known to me (Advocate)



सत्यमेव जयते

INDIA NON JUDICIAL Government of Jharkhand

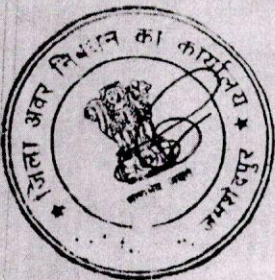
e-Stamp

Certificate No.	: IN-JH25680418914189S
Certificate Issued Date	: 24-Jan-2020 11:20 AM
Account Reference	: SHCIL (FI)/ jhshcil01/ BISTUPUR/ JH-ES
Unique Doc. Reference	: SUBIN-JHJHSHCIL0137091731911838S
Purchased by	: JITENDRAKUMAR SINGH
Description of Document	: Article 48 Power-of-Attorney
Property Description	: G P A
Consideration Price (Rs.)	: 0 (Zero)
First Party	: SONAMANI DEVI AND OTHERS
Second Party	: JITENDRA KUMAR SINGH
Stamp Duty Paid By	: JITENDRA KUMAR SINGH
Stamp Duty Amount(Rs.)	: 50 (Fifty only)



Please write or type below this line

2020/JSR/276/BK4/40



2020/7788
24-01-2020



L.T.I.f
Sonamani
Devi

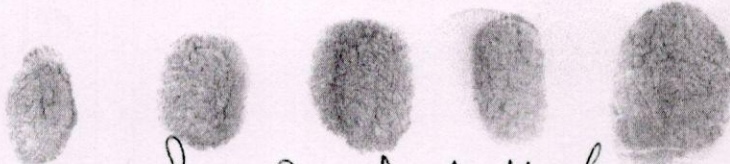
Prasanna Chandra Pradhan

Pradhan

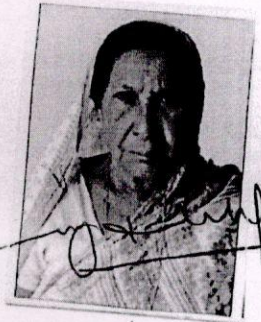
24/1/2020

SR 0005562173

Gen. Power of Attorney 59-



Fingerprint of left Hand
of Sonamani Devi
By the son of Krishna Chandra Pradhan



24/11/2020

विषय 21 के अर्थात् प्रथम: भारतीय स्थाप-अधिनियम
(स्थायन स्थापन ऐक्ट) 1938 की अनुसूची
1 या 1A, सं... 48... के अधीन
स्थापन-शुल्क (या स्थापन-शुल्क
से विमुक्त या स्थापन-शुल्क अपेक्षित नहीं)।

जिन्ना अंतर जिल्लाधिक

कानून/विधि दस्तावेज में जेष्ठकारी / विमपल
जति के.सं. 04/107/..... प्रकित की गई है।
हाटानागपुर काराकारी अधिनियम 1308
की धारा 10(8) के अंतगत नहीं है।

[Signature]
निष्पन्न-प्रमाणिका 24/11/2020

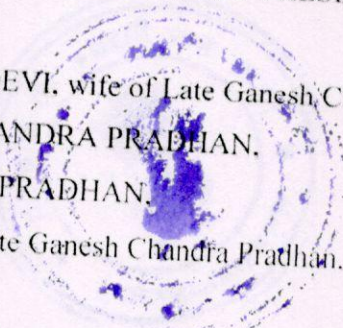
[Signature]
24/11/2020

Krishna Chandra Pradhan
Prabhakar Pradhan.

GENERAL POWER OF ATTORNEY

BE IT KNOWN TO ALL MEN BY THESE PRESENTS THAT, WE,

1. SONAMANI DEVI, wife of Late Ganesh Chandra Pradhan,
 2. KRISHNA CHANDRA PRADHAN,
 3. PRABHAKAR PRADHAN,
- Both Sons of Late Ganesh Chandra Pradhan.



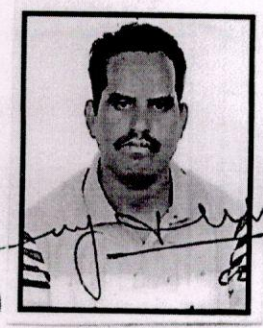
All By Faith Hindu, By Nationality Indian, By Caste Gwala, By Occupation 1) Household Works, 2 & 3) Business, All Resident of 63 Asangi, Niche Tola, Thana No 131, P.O. Adityapur Industrial Area, P.S. Adityapur, Pin 832109, District Seraikela Kharsawan, and State Jharkhand, does hereby Nominate, Constitute and Appoint our attorney: Mr. JITENDRA KUMAR SINGH, son of Mr. Indradeo Singh, By Faith Hindu, By Caste Rajput, By Nationality Indian, By Occupation Business, Resident of 2nd Floor, UNI Height Complex, Vastu Vihar, Kanta Toli, Ranchi, Pin 834001, District Ranchi, State Jharkhand, to be our lawful attorney in our names and on our behalf to do all or any of the following acts, deeds, and things, hereinafter mentioned.

Fees charged
₹ 1000/-
24/11/2020
दस्तावेज जांचा

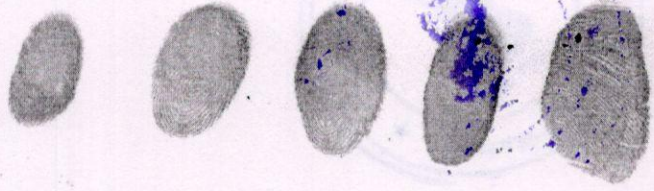
L.T.I. &
S. Devi



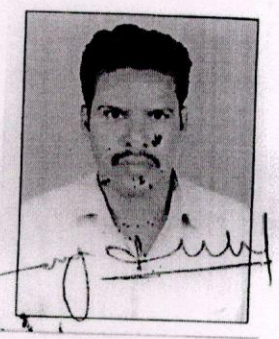
Krishna chandra Pradhan



जिला अवर दिकानात
जिला अवर दिकानात
जिला अवर दिकानात
जिला अवर दिकानात
जिला अवर दिकानात



tarshokal pradhan



WITNESSETH AS FOLLOWS:

WHEREAS, all that piece and parcel of raiyati lands recorded under Khata No 196, being in various Plots, Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Wad No 14 corresponding to New Ward No 22 (A.N.A.C.), under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, stands recorded in the name of Bhaik Gour and Others in the khatian as per the survey settlement records of 1964, and they were in joint peaceful physical possession over the said lands during their lifetime.



L.T.I. of
S. Dan

Krishna Chandra Pradhan

for Prabhakar Pradhan.

AND WHEREAS, after the demise of recorded raiyats namely: Ghasi Ram Gour @ Ghasi Ram Pradhan, his sons namely: Ganesh Chandra Pradhan (Now Deceased), Suresh Pradhan & Subhas Chandra Pradhan, has jointly inherited his share of the property and later on amicably partitioned the land among themselves, and the property as described in the schedule below has fallen in the exclusive share of said Ganesh Chandra Pradhan, and he was in peaceful physical possession over the same, without any interruption from any person or corner, thereby exercising all his right, title and interest over the same, being its lawful, absolute and bonafide owner during his lifetime.

AND WHEREAS, after the demise of said Ganesh Chandra Pradhan, his share of the property is then inherited by his wife: Sonamani Devi along with his two sons namely: Krishna Chandra Pradhan & Prabhakar Pradhan, (Principals), and presently they are in peaceful physical possession over the said lands of Ganesh Chandra Pradhan, being his only living legal heirs and successors.

AND WHEREAS, we, are unable to look after the land presently mentioned in the schedule below, so, we, hereby authorize and empower our attorney to do the acts and things in our names and on our behalf as our lawful constituted attorney for the schedule below property.

This General Power of Attorney witnesseth as follows:

1. To look after, manage, conduct and maintain the said landed property and the property, and to protect and defend our legal interest thereto till its disposal to the intending buyer/s.



L. T. I. of
S. D. D. V.

Krishna Chandra Pradhan
for & behalf of the above

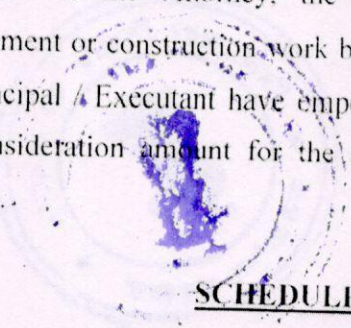
2. To appear in all courts, offices and in any other Offices of the Government or Semi Government or Local Authority thereof related to the building property, and to represent us before the Office of D.C., Circle Officer, L.R.D.C., Registrar, / Municipal Authority etc., and / or any Registering or Competent or Municipal Authority.
3. To take all steps for safeguarding our interest thereto and to file any suit or case and/or to defend any suit or case and to appoint advocate, and to verify, sign, and submit any paper, show – cause, other papers etc., and to place the same before any such office or department.
4. To enter into contract with the various buyer/s on such terms and conditions as our attorney thinks fit and proper, and on selling the schedule below land, our attorney will deposit the consideration amount / money in my bank account.
5. To sign, execute, swear, deliver any paper application, petition, objection, or no objection, agreement, document, affidavit, indemnity, plans, etc., notice, acknowledgement, vakalatnamas, and all other required papers etc., and to submit the same before any such Court or Office.
6. To enter in any other documents under conveyance and/or to execute any paper, affidavit or document etc., to and in favour of such buyer/s and to get such document/s registered in proper court of law.
7. To contest and/or compound and/or compromise any suit or case with the opposite party in respect of the said property or any part thereof on such terms as our attorney may thinks fit & proper.
8. To apply and obtain certified copy of the order, decree or judgment passed by any court or office for record and reference and/or to refer the same for higher arbitration or appeal against order of the lower court or office.



1-7-1. of S. Devi

Prishma Chandras for & Co
for & Co for & Co

9. To sign and execute the deed of transfer by way of sale and / or any other document/s under conveyance with respect to the said property in favour of intending buyer/s and to present the deed for registration before the registering authority and to admit execution of the same for us and on our behalf, and to do all necessary acts, deeds, and things for completing the registration process thereof and to endorse the registration receipt/s.
10. Generally, to do all acts, deeds, and things for all intents and purposes as stated herein.
11. Be it expressly state that this General Power of Attorney does not create, constitute or assume any kind of transfer of right, or title of the property in favour of the Attorney, the attorney will not carry out any development or construction work based on this Power of Attorney, and the Principal / Executant have empowered the attorney, without taking any consideration amount for the schedule below property, from the attorney.



SCHEDULE

All that piece and parcel of raiyati land measuring an area 18 Decimals, being in Portion of Plot No 426, recorded under Khata No 196, Situated in Mouza Asangi, Thana No 131, P.S. Adityapur, within Old Ward No 14 converted into New Ward No 22 (A.N.A.C.), Block Gamharia, under the District Sub Registry Office at Seraikela, District Seraikela Kharsawan, State Jharkhand.

The above landed property is bounded as:

- | | |
|--------------------------|---------------------|
| North : Plot No 426 | South : Plot No 430 |
| East : Plot No 427 & 428 | West : Plot No 394 |



L. T. I of S. Devi

Mr. Chandra Prasad

Pandit K. K. Prasad

The annual rent payable to the landlord i.e. the State of Jharkhand, through Circle Officer, Gamharia

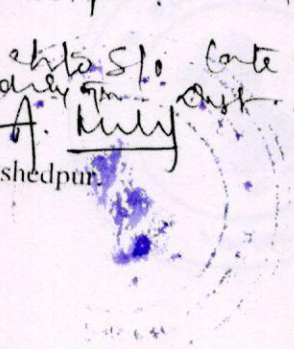
In witness whereof the Executant/s has hereunto set and subscribed their hands on this General Power of Attorney, today at Jamshedpur.

Read over and told the contents of this Power of Attorney to the parties by me in Hindi, who found it to be true and correct: A. Mand

WITNESSES:

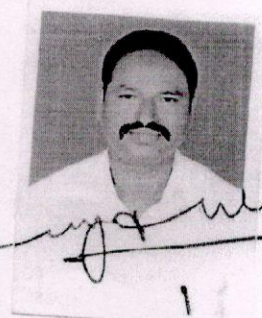
1. Manu Singh s/o Satwat Singh
at Mayo, Jamshedpur, P.O. Mayo.
2. Shabram Mehta s/o. Late Jagdish Mehta
at Mayo, Jamshedpur, P.O. Mayo.

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



ATTORNEY

Witness



A. Mand

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. Mand
CHIT MANDAL

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्वामी लक्ष्मी सचिवा कार्ड
Permanent Account Number Card
GACPD8309D

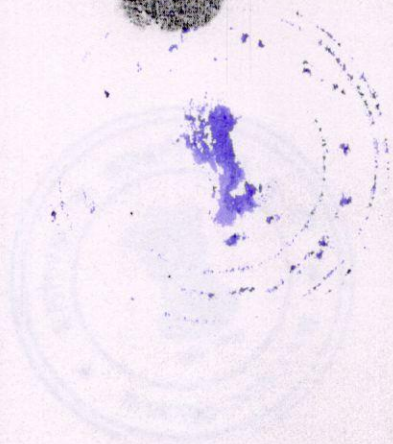


नाम / Name
SONAMANI DEVI

पिता का नाम / Father's Name
BANBIHARI PRADHAN

जन्म तिथि / Date of Birth
01/01/1958

हस्ताक्षर / Signature





भारत सरकार

Government of India



सोनामनी देवी
Sonamani Devi
जन्म तिथि/DOB: 01/01/1959
महिला/ FEMALE



2629 2272 6389

VID: 9197 4177 4307 8141

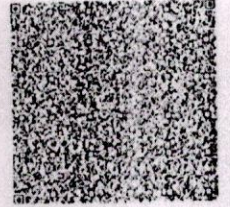
मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण

Unique Identification Authority of India

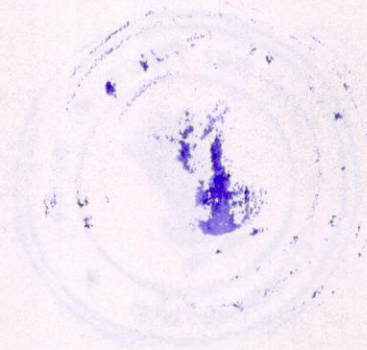
पता:
W/O गणेश चंद्र प्रधान, दू. ३, आसंगी निचे टोला, पो-
आदित्यपुर इंडस्ट्रियल एरिया, आदित्यपुर, पश्चिमी
सिंहभूम,
झारखण्ड - 831009



Address:
W/O Ganesh Chandra Pradhan, 63,
ASSANGI NICHE TOLA, PO-ADITYAPUR
INDSTRIYAL AREA, ADITYAPUR,
Pashchimi Singhbhum,
Jharkhand - 831009




2629 2272 6389

VID: 9197 4177 4307 8141



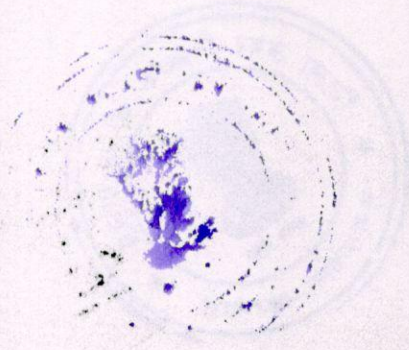
आयकर विभाग
INCOME TAX DEPARTMENT
KRISHNA CHANDRA PRADHAN
GANESH CHANDRA PRADHAN
01/01/1976
Permanent Account Number
DGNPP7329M
Krishna Chandra Pradhan
Signature

भारत सरकार
GOVT. OF INDIA



21102016

Krishna Chandra Pradhan





भारत सरकार
Government of India



कृष्णा चंद्र प्रधान
Krishna Chandra Pradhan
जन्म तिथि/DOB: 14/07/1976
पुरुष/ MALE



8597 6637 1648

मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

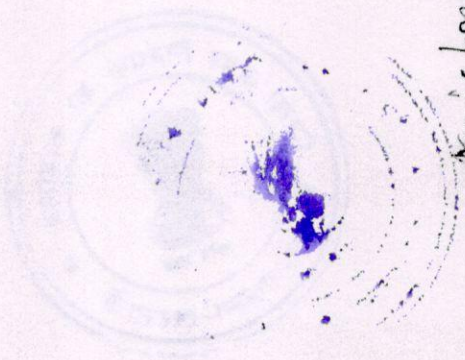
पता:
S/O कृष्णा चंद्र प्रधान, ६३०, अमंगी निचे टोला, पो.
इन्द्रीयल एरिया अदित्यापुर, अदित्यापुर, सराकेला-
खरसावा,
भारत - 832109

Address:
S/O Ganesh Chandra Pradhan, 63, ASANGI
NICHE TOLA, PO- IND AREA ADITYAPUR,
Adityapur, Saraikela-kharsawan,
Jharkhand - 832109



8597 6637 1648

Krishna Chandra Pradhan



आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

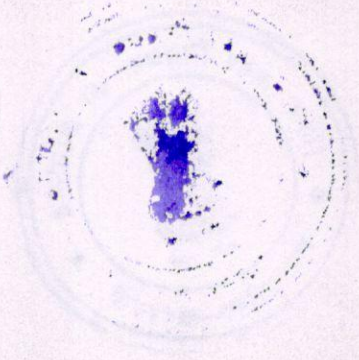
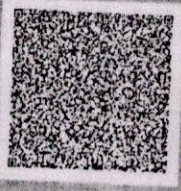
BXDPP4087K

नाम / Name
PRABHAKAR PRADHAN

पिता का नाम / Father's Name
GANESH PRADHAN


जन्म की तारीख /
Date of Birth
30/05/1981

हस्ताक्षर / Signature

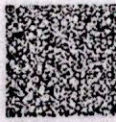


prabhakar pradhan.

भारत सरकार
Government of India



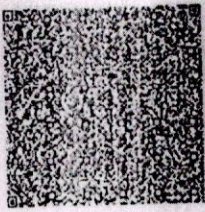
प्रभाकर प्रधान
Prabhakar Pradhan
जन्म तिथि/DOB: 30/05/1981
पुल्ल्य/ MALE



6802 9468 1505

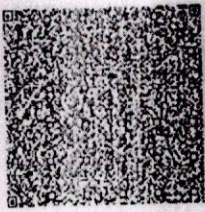
मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



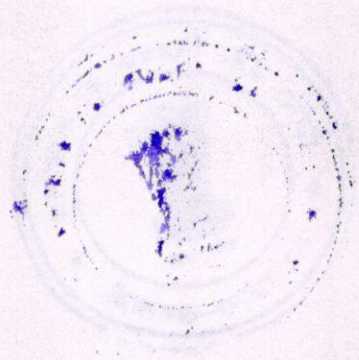
पता:
S/O गणेश चंद्र प्रधान, 63, आसंगी थाना न० 131, पो -
आदित्यपुर इंडस्ट्रियल एरिया, आदित्यपुर, सरायकेला-
खरसावा, झारखण्ड - 832109

Address:
S/O Ganesh Chandra Pradhan, 63, ASANGL
THANA NO 131, PO - ADITYAPUR INDUSTRIAL
AREA, Adityapur, Seraikela-kharsawan,
Jharkhand - 832109



6802 9468 1505

prabhakar pradhan





शासक सरकार
 GOVERNMENT OF JHARKHAND
 योजना - मां - विद् विभाग (योजना प्रभला)
 (अर्थ एवं सांख्यिकी विभाग)
 जमशेदपुर अधिसूचित क्षेत्र समिति
 JAMSHEDPUR NOTIFIED AREA COMMITTEE



मृत्यु प्रमाण-पत्र
 DEATH CERTIFICATE

(जन्म मृत्यु रजिस्ट्रेशन अधिनियम 1969 की धारा 12 / 17 तथा शासक जन्म मृत्यु रजिस्ट्रेशन नियम, 2009 के नियम 8/13 के अन्तर्गत जारी किया गया)
 ISSUED UNDER SECTION 12/17 OF THE REGISTRATION OF BIRTHS & DEATHS ACT, 1969 AND RULE 8/13 OF THE JHARKHAND REGISTRATION OF BIRTHS & DEATHS RULES 2009.)

यह प्रमाणित किया जाता है कि निम्नलिखित सूचना मृत्यु के मूल अभिलेख से ली गई है जो कि जमशेदपुर अधिसूचित क्षेत्र समिति के मृत्यु रजिस्ट्रार द्वारा जारी किया गया है।
 THIS IS TO CERTIFY THAT THE FOLLOWING INFORMATION HAS BEEN TAKEN FROM THE ORIGINAL RECORD OF DEATH WHICH IS THE REGISTER FOR JAMSHEDPUR NOTIFIED AREA COMMITTEE OF TAHSIL/BLOCK GOLMURI-CUM-JUGSALAI OF DISTRICT PURBI SINGHBHUM OF STATE/UNION TERRITORY JHARKHAND INDIA

मृतक का नाम / NAME OF DECEASED : GANESH CHANDRA PRADHAN

लिंग / SEX : पुरुष / MALE

मृत्यु की तिथि / DATE OF DEATH:
 06-08-2019
 SIXTH AUGUST TWO THOUSAND NINETEEN

मृत्यु का स्थान / PLACE OF DEATH:
 TATA MAIN HOSPITAL

मृतक की उम्र / AGE OF DECEASED:
 73 YEARS

पति / पत्नी का नाम / NAME OF HUSBAND / WIFE

माता का नाम / NAME OF MOTHER:

अध्यापक संख्या / HUSBAND/WIFE AADHAAR NO.:

अध्यापक संख्या / MOTHER'S AADHAAR NO.:

पिता का नाम / NAME OF FATHER:
 LATE GHASIRAM PRADHAN

अध्यापक संख्या / FATHER'S AADHAAR NO.:

मृत्यु के समय मृतक का पता / ADDRESS OF THE DECEASED AT THE TIME OF DEATH:

मृतक का स्थायी पता / PERMANENT ADDRESS OF DECEASED

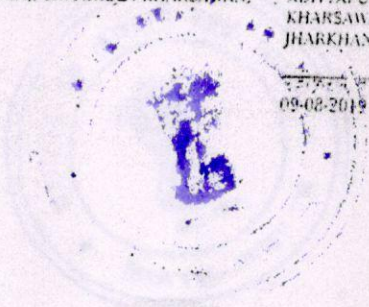
VILLASANGI, POI-ADITYAPUR,
 ADITYAPUR (NAGAR PARISHAD), ADITYAPUR (GAMHARIA), SARAIKELA-KHARSWAN,
 JHARKHAND

VILLASANGI, POI-ADITYAPUR,
 ADITYAPUR (NAGAR PARISHAD), ADITYAPUR (GAMHARIA), SARAIKELA-
 KHARSWAN,
 JHARKHAND

रजिस्ट्रेशन संख्या / REGISTRATION NO:
 D-2019-20-90019-004182

रजिस्ट्रेशन तिथि / DATE OF REGISTRATION:
 09-08-2019

टिप्पणी / REMARKS (IF ANY):



जारी करने की तिथि / DATE OF ISSUE:
 16-09-2019

जारी करने वाले अधिकारी / ISSUING AUTHORITY

रजिस्ट्रार (जन्म एवं मृत्यु)
 REGISTRAR (BIRTH & DEATH)
 जमशेदपुर अधिसूचित क्षेत्र समिति
 JAMSHEDPUR NOTIFIED AREA COMMITTEE

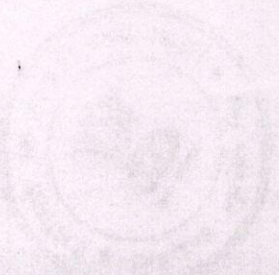
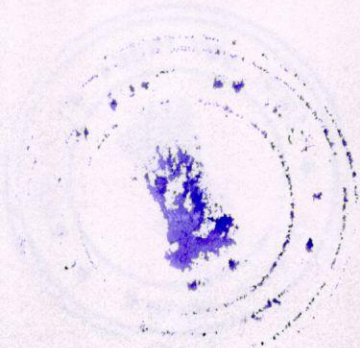
UPDATED ON :
 16-09-2019 15:27:34



"THIS IS A COMPUTER GENERATED CERTIFICATE WHICH CONTAINS FACSIMILE SIGNATURE OF THE ISSUING AUTHORITY. THE GOVT. OF INDIA VIDE CIRCULAR NO. 1/12/2014-VSI(CRS) DATED 27.07.2014 HAS APPROVED THIS CERTIFICATE AS A VALID LEGAL DOCUMENT FOR ALL THE LEGAL PURPOSES."

Transaction Success! Please Note Your Transaction Id.

Name	SonamaniDevi
Token No	20200000007788
Amount	11050
Transaction ID	7e66281dcc1ed66b43e4
GRN	2000249241
CIN	10002162020012405511
Time	2020-01-24





Pre Registration Docket

Date :- 24-01-2020 03:23 pm

Office Name :- District SRO - Jamshedpur
Token No:- 20200000007788

Appoinment :- 24-Jan-2020 Time:- 13:0

Article	Power of Attorney
Pre Registration Date	23-Jan-2020
No. Of Pages	35
Stamp Duty	16
Paid Stamp Duty	0
Total Fees	₹ 11,050.

PRINCIPAL	-Mr. KRISHNA CHANDRA PRADHAN, Address - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR- ,Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****329M,Permission Case No.- , Aadhaar No. *****1648
	-Mr. PRABHAKAR PRADHAN, Address - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR- ,Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****087K,Permission Case No.- , Aadhaar No. *****1505
	-Mrs. SONAMANI DEVI, Address - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR- ,Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****309D,Permission Case No.- , Aadhaar No. *****6389
ATTORNEY	-Mr. JITENDRA KUMAR SINGH, Address - 2ND FLOOR VNI HEIGHT COMPLEX VASTU VIHAR KANTA TOLI RANCHI- ,Father/Husband Name INDRADEO SINGH , PAN No.- *****272G,Permission Case No.- , Aadhaar No. *****7628

Witness Information	Mr. SARWAN MAHATO , Address - ICCHAPUR MANDIR TOLA ADITYAPUR-, Father/Husband Name-LATE JAGANNATH MAHATO
---------------------	---

Identifier Details	Mr. MANPRIT SINGH , Address - H NO 18 NEAR H P PETROL PUMP PUNJABI LINE MANGO JAMSHEDPUR EAST SINGHBHUM-, Father/Husband Name-SATWANT SINGH
--------------------	--

1	Stamp Duty	16
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1	E(III)	10,000
Total		10,000

2	SP	1,050
Total		1,050

All the entries made, have been verified by me and are found same as the entries of the document presented.

Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same, and all the information provided by me are true to itself. The detail 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.

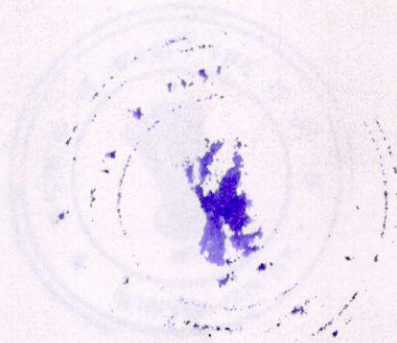
*Krishna Chandra Pradha
fambheta pradhon.*

Jitendra Kumar Jaiswal

Deed Writer / Advocate

Vendee / Claimant

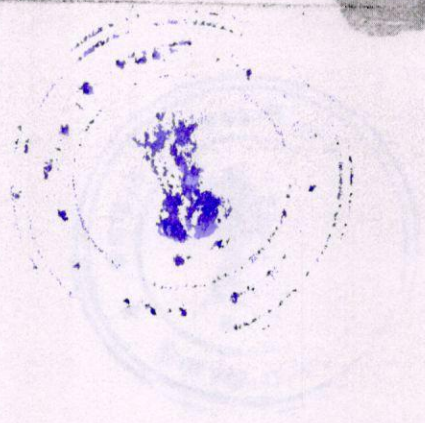
Vendor / Executant



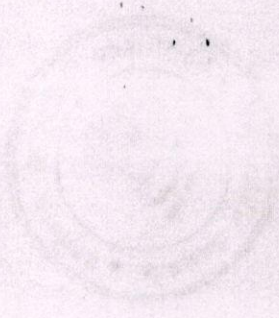
Transaction Success! Please Note Your Transaction Id.

✓
OK

Name	SonamaniDevi
Token No	20200000007788
Amount	11050
Transaction ID	7e66281dcc1ed66b43e4
GRN	2000249241
CIN	10002162020012405511
Time	2020-01-24



Srishtia Chandra Pradhan





झारखण्ड शासन

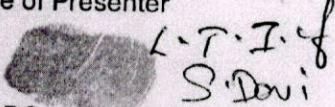
Document Registration Summary 1

Date :-24-Jan-2020

- Government/Market Value: ₹0/-
- Transaction Amount: ₹0/-
- Paid Stamp Duty: ₹50/-

On Date 24-01-2020 Presented at District SRO -
Jamshedpur

Signature of Presenter


S. Devi

District SRO - Jamshedpur

Receipt : 270487

Receipt Date : 24-01-2020

Presenter Name: -

E(III) ₹10000

SP ₹1050

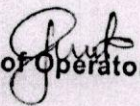
Stamp Duty ₹50

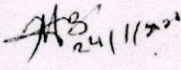
Total ₹11100

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	16	50	-34	E-STAMP	JITENDRAKUMAR SINGH	Certificate Number : IN-JH25680418914189S	50
E(III)	10000	10000	0	GRAS	SonamaniDevi	GRN Number : 2000249241 DEPT Transaction Id : 7e66281dcc1ed66b43e4 Transaction Type :	10000

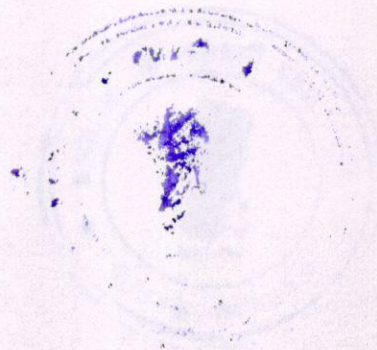
SP	1050	1050	0	GRAS	SonamaniDevi	GRN Number : 2000249241 DEPT Transaction Id : 7e66281dcc1ed66b43e4 Transaction Type :	1050
Sub Total	11066	11100	-34				

Article : Power of Attorney Number of Pages : 70

Signature of Operator 

Signature of Head Clerk 

Signature of Registering Officer 





OFFICE OF THE SUB REGISTRAR

Office Name :- District SRO - Jamshedpur

District Name :-

State Name :- Jharkhand

Deed Endorsement

Token No :- 2020000007788

Deed Type	Power of Attorney
Number of Pages	70
Fee Details	Stamp Duty :- Rs. 16, E(III) :- Rs. 10000, SP :- Rs. 1050,









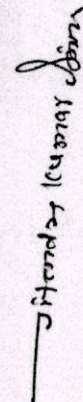
Sh./Smt.SONAMANI DEVI s/o/d/o/w/o LATE GANESH CHANDRA PRADHAN
has presented the document for registration in this office
today dated :- 24-Jan-2020 Day :- Friday Time :- 16:10:45 PM



SONAMANI DEVI(Individual)

Party Name	Document Type	Document Number
SONAMANI DEVI	PAN/UID	GACPD8309D

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	KRISHNA CHANDRA PRADHAN Address1 - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR, Address2 - ... Jharkhand PAN No.: DGNPP7329M,Permission Case No.-	Yes	Krishna Chandra Pradhan Address:- 63, , ASANGI NICHE TOLA, PO-IND AREA ADITYAPUR, Adityapur, , Seraikela-kharsawan, 832109, , Jharkhand, India		PRINCIPAL Age:43			

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
2	SONAMANI DEVI Address1 - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR, Address2 - , , , Jharkhand PAN No.: GACPD8309D, Permission Case No.-	Yes	Sonamani Devi Address:- 63, , ASSANGI NICHE TOLA, PO-ADITYAPUR INDSTRIYAL AREA, ADITYAPUR, , Pashchimi Singhbhum, 831009, , Jharkhand, India		PRINCIPAL Age:60			
3	PRABHAKAR PRADHAN Address1 - 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR, Address2 - , , , Jharkhand PAN No.: BXDPP4087K, Permission Case No.-	Yes	Prabhakar Pradhan Address:- 63, , ASANGI THANA NO 131, PO - ADITYAPUR INDSTRIYAL AREA, Adityapur, , Seraikela-kharsawan, 832109, Jharkhand, India		PRINCIPAL Age:38			
4	JITENDRA KUMAR SINGH Address1 - 2ND FLOOR VNI HEIGHT COMPLEX VASTU VIHAR KANTA TOLI RANCHI, Address2 - , , , Jharkhand PAN No.: DYZPS2272G, Permission Case No.-	Yes	Jitendra Kumar Singh Address:- 2nd Floor, Uni Height Complex, , , Vastu Vihar, Kanta Toli, , Ranchi, 834001, , Jharkhand, India		ATTORNEY Age:44			

Identification:

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

1

MANPRIT SINGH

S/o-D/o **SATWANT SINGH**

**Address1 - H NO 18 NEAR H P PETROL PUMP PUNJABI LINE MANGO
JAMSHEDPUR EAST SINGHBHUM, Address2 -**

... Jharkhand

PAN No.:



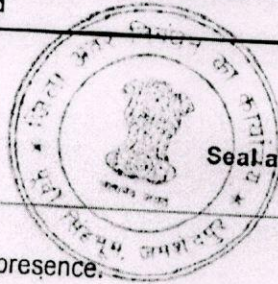
Manprit Singh

Witness:

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	SARWAN MAHATO Address1 - ICCHAPUR MANDIR TOLA ADITYAPUR, Address2 - ... Jharkhand			

[Signature]
Signature of Operator

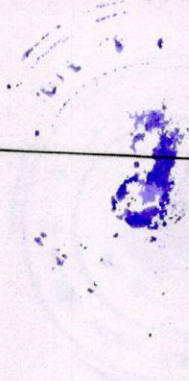


Seal and Signature of Registering Officer

[Signature]
24/1/2020

Above signature & thumb Impression are affixed in my presence.

Above mentioned, (**PRABHAKAR PRADHAN , SONAMANI DEVI , KRISHNA CHANDRA PRADHAN**), has/have admitted the execution before me. He/ She/ They has / have been identified by (**MANPRIT SINGH**) Son/Daughter/Wife of (**SATWANT SINGH**) resident of (**H NO 18 NEAR H P PETROL PUMP PUNJABI LINE MANGO JAMSHEDPUR EAST SINGHBHUM**) and by occupation (**Business**).



Signature of Registering Officer

[Signature]
24/1/2020

Seal and Signature of Registering Officer

[Signature]
24/1/2020

Date:- 24-Jan-2020



Pre Registration Docket

Date :- 10-12-2020 03:39 pm

Office Name :- SRO - Saraikela

Token No:- 20200000108707

Appoinment :- 10-Dec-2020 Time:- 15:0

Article	Sale Deed
Pre Registration Date	10-Dec-2020
No. Of Pages	55
Stamp Duty	35044
Paid Stamp Duty	0
Total Fees	₹ 27,937.

Property Id: **435397**

Valuation No. : 578854 / 2020 :- 2020-2021	User Id : 189	Date : 10-December-2020 15:22:PM	
State : Jharkhand	District : SaraikelaKharsawan	Tahsil : Gamharia	
Land Type : Urban	Corporation :	Village/City : Adityapur Ward No. 22	
Adityapur Ward No. 22 Village Code 131 - Other Road			
Volume Number - 1			
Page Number - 196			
Khata Number - 196			
Plot Number - 426P(COLONY SUB PLOT NO GDW2)			
Ward Number - OLD WARD NO 14 AND NEW WARD NO 22			
Holding Number - 0220000229000M0			
Valuation Rule : Residential Land			
Property Details			
1	Land area	2.34 Decimal	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 2.34 x 292820=685198.8	₹6,85,199/-
A	Total		₹6,85,199/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹6,85,200/-
Total Amount in Words : Six Lakh Eighty Five Thousands Two Hundred Rupees Only.			

Land measurement, Sub Part and House No.	Property Boundaries East: PLOT NO 426(PART), West: PLOT NO 395, South: PLOT NO 426(PART), North: PLOT NO 426(PART)
Area	Land area : 2.34 Decimal
Other Description of the Property	Pin Code - 831013
Government/Market Value	685198.8
Transaction Amount	876076

SELLER	-Ms. JITENDRA KUMAR SINGH , Address - LOCAL OFFICE AT 518, 5TH FLOOR, ASHIANA TRADE CENTRE, ADITYAPUR, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN- , Father/Husband Name INDER DEO SINGH , PAN No.- *****272G, Permission Case No.- , Aadhaar No. *****7628
	-Mr. PRABHAKAR PRADHAN, Address - 63 ASANGI, NICHE TOLA, THANA NO 131, PO ADITYAPUR INDUSTRIAL AREA, PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN- , Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****047K, Permission Case No.- , Aadhaar No. *****1305
	-Mr. KRISHNA CHANDRA PRADHAN, Address - 63 ASANGI, NICHE TOLA, THANA NO 131, PO ADITYAPUR INDUSTRIAL AREA, PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN- , Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****329M, Permission Case No.- , Aadhaar No. *****1648
	-Mrs. SONAMANI DEVI, Address - 63 ASANGI, NICHE TOLA, THANA NO 131, PO ADITYAPUR INDUSTRIAL AREA, PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN- , Father/Husband Name LATE GANESH CHANDRA PRADHAN , PAN No.- *****309D, Permission Case No.- , Aadhaar No. *****6389
PURCHASER	-Mrs. BABITA CHOURASIA, Address - BLOCK NO 1, QUARTER NO 101, GREEN ENCLAE, G.P.SLOPE, KADMA, PO AND PS KADMA, JAMSHEDPUR, DIST EAST SINGHBHUM- , Father/Husband Name DIBAKAR PRASAD CHOURASIA , PAN No.- *****410F, Permission Case No.- , Aadhaar No. *****6999

Witness Information	Mr. MANPRIT SINGH , Address - H.NO 10, PUNJABI LINE, MANGO, JAMSHEDPUR-, Father/Husband Name -SATWANT SINGH
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Identifier Details	Mr. DIBAKAR PRASAD CHOURASIA , Address - BLOCK NO 1, QUARTER NO 101, GREEN ENCLAE, G.P.SLOPE, KADMA, PO AND PS KADMA, JAMSHEDPUR, DIST EAST SINGHBHUM-, Father/Husband Name -JAGO CHOURASIA
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Property Id:435397		
Fee Rule:Sale Deed		
1	Stamp Duty	35,044

Token No.: 2020000007788

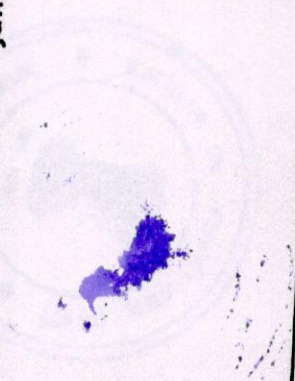
CERTIFICATE

Office of the District SRO - Jamshedpur

This Power of Attorney was presented before the registering officer on date **24-Jan-2020** by **SONAMANI DEVI, S/O, D/O, W/O LATE GANESH CHANDRA PRADHAN** resident of 63 ASANGI NICHE TOLA THANA NO 131 PO ADITYAPUR ,

This deed was registered as Document No:- **2020/JSR/276/BK4/40** in Book No :- **BK4**, Volume No :- 6 from Page No :- 131 to 200 at, office of **District SRO - Jamshedpur**

Date:- **24-Jan-2020**

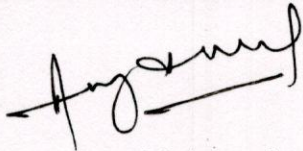



Registering Officer

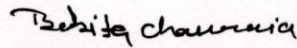
1	SP	1,650
Total		1,650
Property Id:435397		
Fee Rule:Sale Deed		
1	PR	1
2	LL	3
3	A1	26,283
Total		26,287

All the entries made, have been verified by me and are found same as the entries of the document presented.

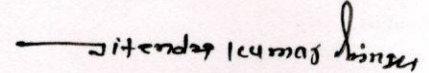
Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same, and all the information provided by me are true to itself. The detail of property's holding number has been verified by me at the time of entry through alert generated by the system. I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



Deed Writer / Advocate



Vendee / Claimant



Vendor / Executant

कोरोना को हराना है सफाई को अपनाना है



दो गज की दूरी मास्क है जरूरी



Document Registration Summary 1

Date :-10-Dec-2020

- Government/Market Value: ₹685200/-
- Transaction Amount: ₹876076 /-
- Paid Stamp Duty: ₹35100 /-

Jitendra Kumar Singh

On Date 10-12-2020 Presented at SRO - Saraikela
Signature of Presenter

SRO - Saraikela

Receipt : 404911

Receipt Date : 10-12-2020

Presenter Name: JITENDRA KUMAR SINGH

PR	₹1
SP	₹1650
LL	₹3
A1	₹26283
Stamp Duty	₹35100

Total ₹63037

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	35044	35100	-56	GRAS	BabitaChourasia	GRN Number : 2003153394 DEPT Transaction Id : 3edf3c292db96ffb6997 Transaction Type :	35100
PR	1	1	0	GRAS	BabitaChourasia	GRN Number : 2003153552 DEPT Transaction Id : 427767bd38632c095122 Transaction Type :	1
SP	1650	1650	0	GRAS	BabitaChourasia	GRN Number : 2003153552 DEPT Transaction Id : 427767bd38632c095122 Transaction Type :	1650
A1	26283	26283	0	GRAS	BabitaChourasia	GRN Number : 2003153552 DEPT Transaction Id : 427767bd38632c095122 Transaction Type :	26283
LL	3	3	0	GRAS	BabitaChourasia	GRN Number : 2003153552 DEPT Transaction Id : 427767bd38632c095122 Transaction Type :	3
Sub Total	62981	63037	-56				

Article : Sale Deed Number of Pages : 110

Signature of Operator

Signature of Head Clerk

Signature of Registering Officer



OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Saraikela

District Name :- SaraikelaKharsawan

State Name :- Jharkhand

Deed Endorsement

Token No :- 20200000108707

Deed Type	Sale Deed
Number of Pages	110
Fee Details	Stamp Duty :- Rs. 35044, PR :- Rs. 1, SP :- Rs. 1650, A1 :- Rs. 26283, LL :- Rs. 3,
Property No.	1
Valuation Details	Value :- Rs.685199/- , Transaction Amount :- Rs.876076/-
Property Details	District :- SaraikelaKharsawan , Tehsil :- Gamharia , Village Name :- Adityapur Ward No. 22 Location :- Other Road, Adityapur Ward No. 22 Village Code 131 Property Boundaries :- East: PLOT NO 426(PART), West: PLOT NO 395, South: PLOT NO 426(PART), North: PLOT NO 426(PART) Volume Number - 1Page Number - 196Khata Number - 196Plot Number - 426P(COLONY SUB PLOT NO GDW2)Ward Number - OLD WARD NO 14 AND NEW WARD NO 22Holding Number - 0220000229000M0 Area Of Land :- 2.34 Decimal

Sh./Smt. **JITENDRA KUMAR SINGH** s/o/d/o/w/o **INDER DEO SINGH** has presented the document for registration in this office today dated :- **10-Dec-2020** Day :- **Thursday** Time :- **15:31:12 PM**




JITENDRA KUMAR SINGH (Power Of Attorney)

Party Name	Document Type	Document Number
JITENDRA KUMAR SINGH	PAN/UID	DYZPS2272G

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	JITENDRA KUMAR SINGH Address1 - LOCAL OFFICE AT 518, 5TH FLOOR, ASHIANA TRADE CENTRE, ADITYAPUR, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 ,, , Jharkhand PAN No.: DYZPS2272G, Permission	Yes	Jitendra Kumar Singh Address:- 2nd Floor, Uni Height Complex, , , Vastu Vihar, Kanta Toli, , Ranchi, 834001, , Jharkhand, India		SELLER Age:44			

Jitendra Kumar Singh




Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger	
							Print	Signature
2	PRABHAKAR PRADHAN Address1 - 63 ASANGI, NICHE TOLA, THANA NO 131, PO ADITYAPUR INDUSTRIAL AREA, PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , , Jharkhand PAN No.: BXDPD4047K				SELLER Age:39			
3	KRISHNA CHANDRA PRADHAN Address1 - 63 ASANGI, NICHE TOLA, THANA NO 131, PO ADITYAPUR INDUSTRIAL AREA, PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , , Jharkhand PAN No.: DGNPP7329M				SELLER Age:44			
4	SONAMANI DEVI , , , Jharkhand PAN No.: GACPD8309D	No	Address:-	JITENDRA KUMAR SINGH , , , Jharkhand PAN No.: DYZPS2272G	SELLER Age:61			
5	BABITA CHOURASIA Address1 - BLOCK NO 1, QUARTER NO 101, GREEN ENCLAE, G.P.SLOPE, KADMA, PO AND PS KADMA, JAMSHEDPUR, DIST EAST SINGHBHUM, Address2 - , , , Jharkhand PAN No.: AITPC4410F, Permission Case No.-	Yes	Babita Chourasia Address:- BLOCK NO-I, QUARTER NO- 101, GREEN ENCLAVE, , G.P. SLOPE, KADMA, JAMSHEDPUR, , Purbi Singhbhum, 831005, , Jharkhand, India		PURCHASER Age:50			<i>Babita Chourasia</i>

Identification:

Sr.NO

Party Name and Address

Photo FingerPrint Signature

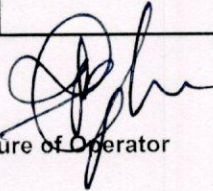
Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	DIBAKAR PRASAD CHOURASIA S/o-D/o JAGO CHOURASIA Address1 - BLOCK NO 1, QUARTER NO 101, GREEN ENCLAE, G.P.SLOPE, KADMA, PO AND PS KADMA, JAMSHEDPUR, DIST EAST SINGHBHUM, Address2 , , , Jharkhand PAN No.:			

Witness:

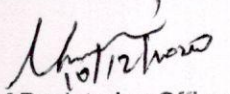
I/We individually/Collectively recognize the Seller(S) and Buyer(s)

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	MANPRIT SINGH Address1 - H.NO 10, PUNJABI LINE, MANGO, JAMSHEDPUR, Address2 - , , , Jharkhand			

Signature of Operator



Seal and Signature of Registering Officer

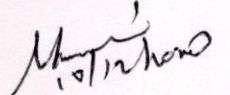


Above signature & thumb Impression are affixed in my presence.

जिला अवर निबधक
सरायकेला-खरसात

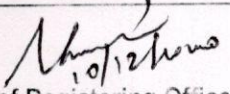
Above mentioned, (**JITENDRA KUMAR SINGH , PRABHAKAR PRADHAN , KRISHNA CHANDRA PRADHAN , SONAMANI DEVI**), has/have admitted the execution before me. He/ She/ They has / have been identified by (**DIBAKAR PRASAD CHOURASIA**) Son/Daughter/Wife of (**JAGO CHOURASIA**) resident of (**BLOCK NO 1, QUARTER NO 101, GREEN ENCLAE, G.P.SLOPE, KADMA, PO AND PS KADMA, JAMSHEDPUR, DIST EAST SINGHBHUM**) and by occupation (**Business**).

Signature of Registering Officer



Date:- 10-Dec-2020

Seal and Signature of Registering Officer



जिला अवर निबधक
सरायकेला-खरसात



Token No.: 20200000108707

CERTIFICATE

Office of the SRO - Saraikela

This **Sale Deed** was presented before the registering officer on date **10-Dec-2020** by **JITENDRA KUMAR SINGH**, S/O, D/O, W/O **INDER DEO SINGH** resident of LOCAL OFFICE AT 518, 5TH FLOOR, ASHIANA TRADE CENTRE, ADITYAPUR, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN ,

This deed was registered as Document No:- **2020/SAR/3340/BK1/3196** in Book No :- **BK1**, Volume No :- 497 from Page No :- 429 to 538 at, office of **SRO - Saraikela**

Date:- **10-Dec-2020**



Registering Officer