



INDEMNITY BOND FOR BASEMENT

The indemnity bond is executed by Sri Keshav Tripathy S/o, Late Ambujakshya Tripathy, R/O Ho. No. 153, Dhalbhum Road, SNP Area, Sakchi, P.S. Sakchi, P.O. Sakchi, Jamshedpur in favour of Jamshedpur Notified Area Committee Authority.

Whereas the Executant has submitted to the concerned Authority the plans for sanction of basement over **Ho. No. 153, Dhalbhum Road, SNP Area, Sakchi, Jamshedpur, Khata No. 245, Village/Mauza Sakchi, Ward No. 7 of JNAC, Thana No. 1153** Municipal corporation/ Municipal Council/Nagar Panchayats/Municipality/Notified Area Committee/Regional Development Authority/Industrial Area Development Authorities/Mineral Area Development Authority, Gram Panchayat areas covered under Development Plan or Planning Scheme notified under Jharkhand Municipal Act 2011, Jharkhand Regional Development Authority Act 2002, Mineral Area Development Authority Act, Jharkhand Industrial Area Development Authority Act within the development plan area..... under the provisions of the building Bye laws made there under whereas the concerned Authority has agreed to sanction the aforesaid construction subject to the conditions that the owner shall indemnify the concerned Authority in the event of any loss or damage being cause to the adjoining building on account of the construction of the said basement either at the time of digging of its foundation or in the course of its construction or even thereafter and also against any claim of any concern there to.

And whereas the executants has agreed to execute an indemnity bond to the above affect and also to abide by the terms imposed by the concerned JNAC Authority the grant of sanction for construction of the basement.

Now the deed witnesses:

1. That in consideration of the sanction of the plan by JNAC Authority for construction of the basement the executant undertakes that he/she shall at all times keep JNAC Authority free from any liability, loss or damage/ flowing from any injury or damage caused to the adjoining built up properties or to any person as a consequence of the construction of at the time of digging of its foundations or during the course of its construction or any time thereafter.
2. The owner agreed and undertakes that in the event of any claim being made by any person or persons against the concerned Authority either in respect of the sanction granted by the concerned Authority to the owner for the construction of basement or in respect of the construction or the manner of construction of the basement by the owner of the consequences flowing from the said sanction the executants shall be responsible and liable and not JNAC Authority.

Known to me and signed
in my presence
Advocate



3. The executant agrees and undertakes to indemnify the concerned Authority fully in respect of any amount which the concerned Authority may be required to pay to any person either by way of compensation or on any other account as a result of any claim or suit or any other proceedings concerning the sanction of the construction of the basement of the making there of and also in respect of the costs and expenses which the concerned Authority may incur on defending any action.
4. Without prejudice to the above undertaking the executant hereby binds itself to pay JNAC Authority to the full extent any amount which JNAC Authority may be required to pay to any person in connection with relating to or concerning the sanctioning or the basement of the making thereof.
5. The owner agrees and undertakes that this bond shall remain in full force and effect till the executant faithfully observes/ performs the undertaking here in before contained. In witness where of the executant above named has signed this bond on this.....of At.....day.

Indemnifier

Name and Signature of Owner: Keshav Tripathy

Phone/Mobile no: - 7250010120

Date: 17/01/2023

Address: Ho. No. 153, Dhalbhum Road, SNP Area, Sakchi, Jamshedpur.

Known to me and signed
in my presence
[Signature]
Advocate

Witness:

1. Name... *Pooja Biswas Spouse J. K Biswas*
Full Address... *159/A, CRYSTAL Apartment
6th Floor Dhalbhum Road Sakchi JSR-831004*
Date.....

[Signature]
(Signature)

2. Name... *Amitava Sen Sp. late Dargapada Sen*
Full Address... *132, Teacher colony, Mango
Dimke Road, JSR*
Date.....

[Signature]
(Signature)



Bhola Nath Panda
Advocate
NOTARY PUBLIC
Dist East Singhbhum, JSR