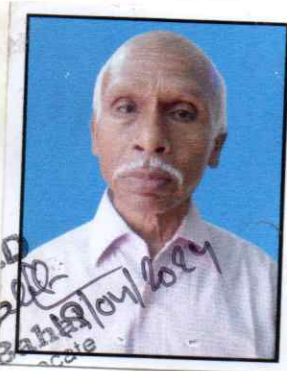


G.P.A.

P.S. Sonari

Stamp 110/-

Jagdish chandra Mandal,



ATTESTED
Lalit K. ...

Jagdish chandra Mandal,
19/04/2024

2
5
1914

नियम 21 के अन्तर्गत प्रमाणित किया गया है -
1. नाम ... 48, d ...
2. पता ...
3. व्यवसाय ...
4. धर्म ...

खाता नम्बर... 113 ...
प्लॉट नम्बर... 632, 634 ...
देव प्रतिष्ठापित सूची में दर्ज नहीं है।

जिला अर्थ अधिकारी
जमशेदपुर जिले में ...
जाति के ...
जमशेदपुर जिला कार्यालय ...
की धारा 48(2) के अन्तर्गत नहीं है।

Phanindra Nath Mandal
निर्वाहक ...
19/04/24

CSU
2 19/4/24

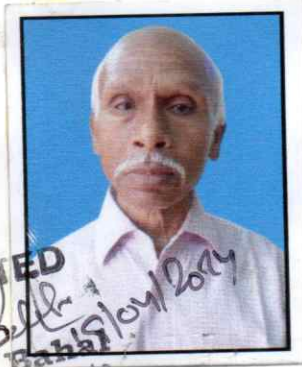
CSU
19/4/24

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT I, **JAGADISH CHANDRA MANDAL** alias **JAGDISH CHANDRA MANDAL** (PAN :AZCPM2216R, UID No. **XXXX XXXX3337**), son of Late Phanindra Nath Mandal alias Fanindra Nath Mandal, grandson of Late Aditya Mandal, by faith Hindu (General Caste), by Nationality Indian, by occupation Cultivation, resident of House No. 43, Old Sonari, P.O. & P.S. Sonari, in town Jamshedpur, District East Singhbhum, State of Jharkhand, Pin Code - 831011, (referred to as the Executant) do hereby nominate, constitute and appoint

CSU
10,000=00

CSU
19/4/24
दाता के जॉर्चा



ATTESTED
Kalit K. Bahal
Advocate

Jagadish chandra Maudel,



Jagadish chandra Maudel,
19/04/2024

जगदीश चंद्र मंडल पिता फणीन्द्र लाल मंडल
जगदीश चंद्र मंडल धाना सीतली
19/4/24
जामशेखर

निबंधन-बवाधिकारी का इलाका
19/4/24



Jagadish chandra
Mandal

3

(1) **KAMLAKAR MISHRA (UID No. XXXX XXXX 7717)** son of Shri Ishta Narayan Mishra, grandson of Late Ram Prakash Mishra, by faith Hindu (General Caste), by nationality Indian, by occupation Business, resident of Flat No. A/5/P8, Kamdhenu Apartment, Block A, Marine Drive Road, Kadma, P.S. Kadma, in town Jamshedpur, District East Singhbhum, State of Jharkhand, Pin Code - 831005, and (2) **SHAILESH KUMAR MODI (UID No. XXXX XXXX 6266)**, son of Shri Gobardhan Das Modi, grandson of Late Chiranjilal Modi, by faith Hindu (General Caste) by nationality Indian, by occupation Business, resident of Boston 6/2, Aastha Hi-Tech City, Sonari, P.O. & P.S. Sonari, town Jamshedpur, District East Singhbhum, State of Jharkhand, Pin Code - 831011, and who are the two partners of the partnership firm **GANPATI PROMOTERS & DEVELOPERS** having its office at Room No.7, Second floor, Holding No. 5, Line No. 2, Meghdeep, S. B. Shop Area, Bistupur in town Jamshedpur, District East Singhbhum, State of Jharkhand, Pin Code - 831001, (referred to as the said "Attorney/s") to be my lawful attorney/s in my name and on my behalf to do jointly or severally all or any of the following acts, deeds and things hereinafter mentioned.

WHEREAS ALL THAT entire lands, including the land described in the Schedule 'A' below hereunder written, originally belonged to Aditya Mandal, who was a Hindu and governed under the provisions of Dayabhaga School of Hindu Law, as per R.S. Survey Settlement operation finally published in the year 1936-37 dated 18.02.1937, and he had been in peaceful possession of the same and had been exercising all acts of ownership thereto;

AND WHEREAS upon the death of said Aditya Mandal, all his surviving legal heirs, namely Sri Kokil Chandra Mandal, Phanindra Nath Mandal, Narahari Mandal, Kalipada Mandal, Sashadhar Mandal, Shri Lakhi Pada Mandal, Khudiram Mandal and Awadh Bala Dasi, became the joint owners of the entire lands;

AND WHEREAS out of aforementioned legal heirs of late Aditya Mandal, his widow Awadh Bala Dasi and four sons namely Phanindra Nath Mandal, Kali Pada Mandal, Sashadhar Mandal and Khudiram Mandal, died leaving behind his or their respective legal heirs;

AND WHEREAS out of the aforesaid parties, Smt. Awadh Bala Dasi (Widow of Late Aditya Mandal), died in the year 1993, two sons namely Khudiram Mandal died in the year 1976, who was bachelor, Sashadhar Mandal, also died in the year 2002, who was also a bachelor. Therefore their undivided

share of properties vested to the remaining legal heirs of said Aditya Mandal;

AND WHEREAS in last Survey Settlement operation, the entire lands, entered and recorded in the joint names of all the aforesaid legal heirs of Late Aditya Mandal;

AND WHEREAS subsequently Phanindra Nath Mandal died in the year 2001 and Narahari Mandal died in the year 2004, leaving behind their respective legal heirs, in respect of their ancestral properties;

AND WHEREAS upon the death of said Phanindra Nath Mandal, his two sons namely Shri Jagadish Chandra Mandal (i.e. the Executant hereof) and Dilip Mandal, and four daughters namely Smt. Kalawati Mandal, Smt. Saraswati Mandal, Smt. Arati Mandal and Smt. Nandita Mandal, inherited the share of said Phanindra Mandal, being his legal heirs. It should be mentioned that one Smt. Champak Lata Mandal was legally married wife of Late Phanindra Nath Mandal, who pre-deceased her husband, in the year 1990 and Dilip Mandal, who was bachelor, died in the year 2007;

AND WHEREAS upon the death of said Dilip Mandal, a family arrangement was arrived at amongst all the legal heirs of said Phanindra Nath Mandal, in respect of his entire immovable properties left by him and his bachelor son Dilip Mandal;

AND WHEREAS the aforesaid (1) Kokil Chandra Mandal, (2) Jagadish Chandra Mandal (i.e. the Executant hereof), (3) (i) Smt. Mallika Mandal, (ii) Chitta Prasad Mandal, (iii) Nitya Prasad Mandal, (iv) Dhiren Prasad Mandal, (v) Jagannath Prasad Mandal, (vi) Kanai Prasad Mandal, (vii) Uttam Kumar Mandal, (4) Kalipada Mandal, (5) and Lakhi Pada Mandal, later partitioned the entire immovable properties left by said Phanindra Nath Mandal and Dilip Mandal in the year 2008 and the entire immovable properties described in the Schedule hereunder written, together with other properties fell in the exclusive share of Jagadish Chandra Mandal, the Executant herein;

AND WHEREAS based on family arrangement, in the year 2008, said Jagadish Chandra Mandal, got his share of immovable properties mutated in his name vide Mutation Case No. 472/2009-10 (entered in Vol. No. 6 Page No. 81 of Register-II), in the records of C.O. at Jamshedpur, order dated 10.09.2009;

AND WHEREAS the right, title, interest, ownership and possession of said Jagadish Chandra Mandal, also confirmed by virtue of registered Partition Deed No. 8247 executed between/amongst them on 01.12.2010 and registered in the office of the District Sub -Registrar, at Jamshedpur;

AND WHEREAS the Executant said Jagadish Chandra Mandal has been inpossession over the said land fully described in the Schedule hereunder written, having all right, title, interest and possession over the same, to the knowledge of all, as its lawful owner in the eye of law, without any interruption, objection and impediment by and from any corner and on payment of due ground rent, other taxes, amenities utility services etc. to the concerned Authority;

Now, I the Executant, have allowed the said GANPATI PROMOTERS & DEVELOPERS to develop the said land more fully described in the Schedule below, by constructing multistoried building, thereon consisting of several residential flats, Commercial units & parking space etc. and have entered into a Development Agreement Vide Document No. 2024/JSR/1778/BK1/1657 dated 19.04.2024 registered at District Sub-Registry Office, Jamshedpur, in its Book No. 1, Volume No. 319, Page No. from 169 to 284 on such terms and conditions described therein, with an understanding that my legal heirs and successors will also abide by the terms and conditions of the said Development Agreement and upon my death they will execute a registered General Power of Attorney in favour of the Attorneys hereto;

Based on the terms and conditions described in the said Development Agreement, I do hereby authorize and empower my said attorney/s to do the following things and acts in my name and on my behalf as my constituted attorney/s with respect to the Schedule below property.

NOW THIS DEED OF GENERAL POWER OF ATTORNEY WITNESSETH AS FOLLOWS:

1. To look after, manage and conduct the affairs with respect to my landed property, fully described in the Schedule below, for the benefit, gain & profit and to do all acts to protect my legal interest thereto.
2. To commit and / or to prosecute or defend or to take action in respect of my said land and in respect of construction to be constructed thereon and to appear, represent, and to act on my behalf in connection with all Civil, Criminal, Revenue, Settlement Court,

Jagdish Chandra
Mandal,

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- Notified Area Committee, or other Official both original and Appellate and in all Registration Offices or any of the Offices having competent including Offices of the Government both State and Central, Circle Office, Development Office, or to sign and verify the plaint, Written Statements, Applications, Affidavits, Compromise Petitions, to file Vakalatnama, by the pen of my said attorney/s in his/their own and also to present and submit all such documents as and when necessary on my behalf.
2. To appoint and instruct on my behalf any Advocate or other person, to represent me before any authority whenever our said Attorney/s thinks/think proper in respect of my said land together with multistoried building to be constructed thereon.
 3. To receive all papers, documents, registrations or otherwise on my behalf from any Government concern including office of the District Sub-Registrar, Deputy Commissioner, Block Development Officer, Circle Officer, Semi Govt. Offices, Municipality, Bank, Jamshedpur Notified Area Committee (J.N.A.C.), JUSCO/TATA STEEL, Income Tax, and other offices or courts, or Postal authority, or from any competent authority, or persons relating to the said land or any portion thereof and also relating to the Structure to be constructed thereon.
 5. To withdraw or to submit any documents, deposit ground rent, holding taxes, fees, taxes or other charges from or to any Govt. concerned including the Office of the Block Development Officer, Circle Officer, Semi Govt. concerned, all persons relating the said land or the building to be constructed on my behalf and to do all acts that may be necessary from time of time in connection with any such acts.
 6. To represent me before Tata Steel/Jusco, Jamshedpur Notified Area Committee, Municipal Authority, Govt. concerned, including Block Development Office, Circle Office, Semi Govt. Office and obtain No-Objection Certificate and for any type of permission, regarding building construction to be made thereon and to execute and sign Board, Agreement, Undertaking, Affidavit etc. as my said Attorney/s may deem fit and proper in his/their names and on my behalf.
 7. To construct multistoried building, on the land morefully described in the Schedule below, consisting of several residential flats, commercial units, parking spaces and other structures, etc. to be given on ownership basis to different prospective buyers, my Attorney/s is/are

7 Jagdish Chandra Mondal

hereby authorized to complete the project and sale, or lease out, or mortgage such constructed premises, as well as parking space and undivided proportionate share of land but only its/their allocation, as per Development Agreement Vide Document No. 2024/JSR/1778 /BK1/1657 dated 19.04.2024 registered at District Sub-Registry Office, Jamshedpur, of the Schedule below land to any intending purchaser/ s, party/person.

8. To appoint labour, workmen, architect, other expert or experienced persons in Civil Consultant and to make payment of wages, remuneration to such labour or workmen or consultant etc. and to discharge them as and when necessary.
9. To apply and obtain Holding No. with respect to proposed residential flats, commercial units and to deposit Holding tax to the Authority concern from time to time.
10. To enter into any kind of agreement and issue N.E.C. to the residential flat/s or commercial unit/s purchaser/s who will take loan from Bank or other financial institution or other undertakings and to receive payments in cash or Cheque/s or other mode of payments in the name of the firm issued by any Financial institutions or any Bank and perform all obligations and accept all benefits on my behalf.
11. To sign and execute Sale Deed, Deed of Conveyance, Agreement for Sale, Mortgage Deed, Lease Deed and/ or any other document or documents on such terms as my said Attorney/s shall think fit and proper and present the same for registration before any Registrar, District Sub-Registrar or officer empowered to register the document or documents under the Indian Registration Act and admit execution for the same on my behalf and to do all other acts and formalities incidental thereto necessary for completion the registration thereof in respect of the immovable properties admit execution and endorse the registration receipt after registration to the said person or party of their own allocation according to the said Development agreement, that is also forms part of this deed.
12. That my said attorney/s is/are entitled to deposit the Sale Deed/s of prospective purchaser/s to any Bank/financial institutions and to receive and/or collect any amount either in cash/DD or by any other mode/negotiable instrument in full or in installment towards the booking/advance/part consideration amount from the Bank/financial institution and/or prospective purchaser/s of its/their share.

Jagadish chandra
Mandal

8

And generally to do all acts, deeds and things for the purpose aforesaid, I hereby agree to allow, ratify and confirm all and whatsoever my said Attorney/s shall lawfully do or cause to be done in the premises by virtue of this Power hereby given.

SCHEDULE

(Above referred to)

In the District of East Singhbhum, Pargana Dhalbhum, Town and District Sub-Registry Office at Jamshedpur, Mouza Sonari, Ward No. 1 J.N.A.C., SAF No. SAF818479050324020921, P.S. Sonari, Thana No. 1156, Khata Nos. & Plot Nos. are given below:

Old Khata No.	Old Plot No.	New Khata Nos.	Portion of New Plot Nos.	Area measuring Sq.ft. or Decimals	Boundary
4	21	113	632	11,552.00 26.5 Decimals	North - Guru Charan Mahato; South - C.P. Mandal & others; East - 20ft. Road; West - L.I.C. Colony;
4	325	113	634	1,084.68 2.49 Decimals	North - Kali Pada Mandal; South - Road; East - Road West - C.P. Mandal and others;

Total Area measuring :28.99 Decimals of raiyati land;

NOTE : The land aforementioned is situated on the OTHER ROAD, and is shown in RED COLOUR in the Sketch map enclosed herewith which will be treated as a part of this Deed;

IN WITNESS WHEREOF, I the above named executant have hereunto set my hand/s on this General Power of Attorney today at Jamshedpur on this the 19th day of April, 2024.

Read over and explained the contents of this Deed to the executant and he admitted the same to be true and correct.

Jagadish chandra Mandal
(JAGADISH CHANDRA MANDAL)
Signature of the executant

Jagdish chandra Mandal

WITNESSES:

[Handwritten signature]

1. Binod Kumar Sinha
S/o Jagdish Sahay
H.NO. E/368A, A Block,
Near Water Tower, Jamshedpur
Sonari, East Singhbhum - 831011

Mohan Kumar Jha

2. Mohan Kumar Jha,
S/o. Pradeep Kumar Jha,
R/o. 1333, Block No. 4, Street No. 3,
Shastrinagar, Kadma,
Jamshedpur-831005.

Printed through Computer:

Drafted by:

[Handwritten signature]
15/04/2024
Advocate, Jamshedpur.

**PHOTOGRAPH, SIGNATURE AND FINGER PRINTS
OF THE ATTORNEYS**



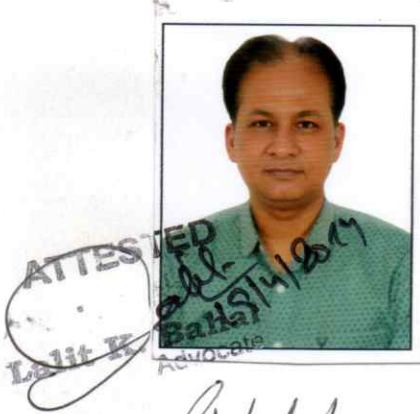
ATTESTED
[Handwritten signature]
Lalit K. Bhat
Advocate

Kamalakar Mishra

Kamalakar Mishra



(ATTORNEY No. 1)



Lalit kishore bahal

10

*Jagadish chandra
Mandal*



Lalit kishore bahal

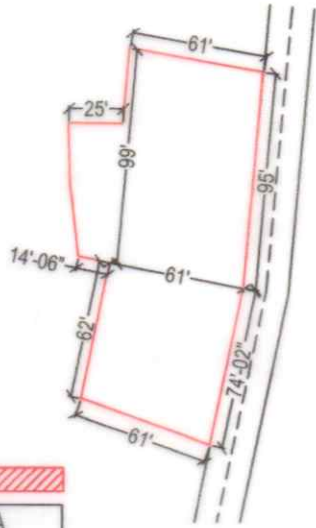
(ATTORNEY No. 2)

Certified that the fingerprints of the left hand of each person, whose photograph is affixed in the document, have been obtained by me or before me.

Lalit Kishore Bahal
LALIT KISHORE BAHAL
Advocate, Jamshedpur.

N

MOUZA - SONARI
RS THANA - GHATSHILA
THANA NO - 1156
SHEET NO - 1
DIST. - SINGHBHUM
SCALE - 32" = 1 MILE
YEAR - 1934 - 35

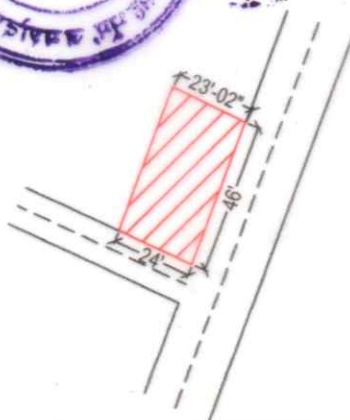


AREA SHOWN IN

KHATA NO	PLOT NO	AREA
O - 4 N - 113	O - 325 (P) N - 634 (P)	1084.68 Sq.ft. or (2.49 Dec)
O - 4 N - 113	O - 21 (P) N - 632 (P)	11552.0 Sq.ft. or (26.5 Dec)
Total Area =		12,636.68 Sq.ft. or (28.99 Dec)

BOUNDARY OF PLOT NO. 325
 NORTH - KALI PADA MANDAL
 SOUTH - ROAD
 EAST - ROAD
 WEST - C.P. MANDAL & OTHERS

BOUNDARY OF PLOT NO. 21
 NORTH - GURU CHARAN MAHATO
 SOUTH - C.P. MANDAL & OTHERS
 EAST - 20' WIDE ROAD
 WEST - L.I.C. COLONY



A Amin
 A Amin
 Reg.no.-784/02-03

Jagadeesh choudhary Mandal.



प्रतिलिपि के लिए आवेदक की तारीख	आवेदक को प्रतिलिपि देने की तारीख
Date of Application for the copy	Date of making over the copy to the applicant
22/11/21	29/11/21
22/11/21	29/11/21

FOLIO NOT AVAILABLE
 स्वची प्रतिलिपि अंतिम प्रकाशित खतियान के खेसरा संख्या
 खाला नं० 113

जमशेदपुर अधिसूची क्षेत्र, जिला पूर्वी सिंहभूम।
 तारीख सं०

खतियान की क्रम सं०	अभिधारी का नाम पिता का नाम जाति और निवास	खेत		भूमी का स्वरूप	रकबा हे० आ० सं०	अभ्युक्ति	स्वलाधारी का नाम और उसकी खेवट संख्या मध्यवर्ती भू-स्वामी का नाम और उसका खेवट संख्या यदि हो		
		खेसरा संख्या	वाहदी				शेर नवादी लगान वाले हरेक प्लॉट के सामने बताएं कि उस पर कब्जा कैसे है	बन्दोबस्त उचित लगान यदि हो 1 लगान 2 सेंस	
1					6	7	8	9	10
113	कोकिल चम्क - मंडल जो फार्मिक नाथ मंडल जो नरहरी मंडल जो कालीपद मंडल जो शम्भू मंडल लक्ष्मीपद मंडल जो कुंदराम मंडल - पिता आदित्य - मंडल 43 अंश - अंश समान - रखा-श्रीमति - अबोहा बाला - दत्ता मति आदित्य मंडल 1 अंश म - नरिण बार्ड	402 a b c d e 403		5	0.00.60 0.00.75 0.00.40 0.00.50 0.01.20 स्वयंशा पीछे र. कोकिल जोडा रक- 0.24.90				
		404			0.28.00				
		507			0.09.65				

Jagdish chandra Maudal



प्रतिलिपि के लिए आवेदक की तारीख	आवेदक को प्रतिलिपि देने की तारीख
Date of Application for the copy	Date of madding over the copy to the applicant
स्टाम्प और फोलियो की अपेक्षित संख्या सूचित करने की निश्चित तारीख	तारीख जबकी देने के लिए प्रतिलिपि तैयार थी
Date fixed for notifying the requisite number of stamps and folios	Date on which the copy was ready for delivery
अपेक्षित स्टाम्प और फोलियो देने की तारीख	Date of delivery of the requisite stamp & folios
Date fixed for notifying the requisite number of stamps and folios	Date of madding over the copy to the applicant

FOLIO NOT AVAILABLE
 स्वकी प्रतिलिपि अंतिम प्रकाशित खतियान के खेसरा संख्या

खाता नं० 118, वार्ड सं० 1, जमशेदपुर अखिसूची क्षेत्र, जिला पूर्वी सिंहभूम।

खतियान की क्रम सं०	अभिधारी का नाम पिता का नाम जाति और निवास	खेत		भूमी का स्वरूप	रकबा हे० आर० सं०	अभ्युक्ति	स्ववाधारी का नाम और उसकी खेवट संख्या मध्यवर्ती भू-स्वामी का नाम और उसका खेवट संख्या यदि हो		
		खेसरा संख्या	चौहदी				शर नपदी लगान वाले हरेक प्लॉट के सामने बताए कि उस पर कब्जा कैसे है	बन्दोबस्त उचित लगान यदि हो 1 लगान 2 सेस	
118/2	कोकिल चक्र- मंसल 2	632	2	दोन दो-	2.63.40		8	9	10
		634		दोन दो-	0.24.00				
		683		मसान- मंसल	0.00.80				
		7		स्वयाय प्रोवा					

63.82 पैस -
 श्री HB खोरा
 जेसली पैस
 जलान प्रोवा

48 सस अधिनियम संख्या 1968 की धारा 83(2) के अन्तर्गत जारी की गयी है।
 1968 की धारा 83(2) के अन्तर्गत जारी की गयी है।
 के अन्तर्गत जारी की गयी है।

प्रतिलिपि
 जगदीश चण्डा मण्डल

प्रतिलिपि
 जगदीश चण्डा मण्डल

प्रतिलिपि
 जगदीश चण्डा मण्डल

Jagadish Chandar Mandal

CORRECTION SLIP SHOWING MUTATION IN RESPECT OF TENANCIES IN ESTATED IN GOVERNMENT
Circle/Anchal : Jamshedpur **Halka : X**
Sub Division : Dhalbhum
Tauzi Number :

District : East Singhbhum
Name of State : Jharkhand

Sl. No.	Mutation case number in Register 27	Village	Thana and Thana Number	Khata No. with which mutation relates	Authority sanctioning mutation with date of order	Whether mutation is due to sale gift exchange succession or partition	Full details of exchanges affected by Mutation	Date of Correction of the Halkas Register by the karmachari	Remarks
1	2	3	4	5	6	7	8	9	10
	472 2009-10	सोनारी	घाटशिला 1156	4 3-87	अंचल अधिकारी जमशेदपुर 10.09.2009	आपसी बंटवारा नामा	खाता नं० 4 प्लॉट नं० 21 25638 वर्गफीट रकवा 325 1084.68 वर्गफीट 312 2346.50 वर्गफीट 314 2645.50 वर्गफीट कुल 31714.68 वर्गफीट		वार्षिक लगान 10.00 (दस) रूपये. प्रति डिसमिल अलावे सेस के साथ JAGDISH CHANDRA MANDAL, Son of Late Fanindra Nath Mandal, सा०- सोनारी, जमशेदपुर के नाम पर नामान्तरण स्वीकृत किया गया !

EMO No.

Forwarded to the karmachari, Halka No. X

स्वपन कुमार मिश्रा

Date

For Information and necessary action

Circle Officer/Anchal Adhikhari, Jamshedpur.

Circle/Anchal : Jamshedpur.

Jagdish chandra Mandal,



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

ज़मीनदार नाम		रैयत का नाम, अभिभावक का नाम, रिश्ता								
झारखंड		आदित्य मंडल, पिता - बनमाली मंडल, , जाति- सुन्डी, निवासी- नीजग्राम								
जिला का नाम	पूर्वी सिंहभूम अंचल का नाम	जमशेदपुर	हलका का नाम	हल्का-6	मौजा का नाम	सोनारी	खाता का प्रकार	रैयती		
खेवट नम्बर	खाता नम्बर 4	थाना का नाम	घाटशिला	थाना नम्बर 1156						
खाता नम्बर	खेसरा नम्बर	चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4	किस्म जमीन	मिजान	कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान			खास शर्त
(1)	(2)	(3)	कियारी संख्या (5)	क्षेत्र	(8)	(9)	रौ (10)	आ (11)	पै (12)	(13)
4	21	धानी मकर माझी धानी नीज	दौन-02 2	6 (एकड़) 95 (डिसमील) 0			0	0	0	1- कायमी
	267	धानी हरिपदो गोड़ा नीज	दौन-02 2	0 (एकड़) 72 (डिसमील) 0			0	0	0	
	312	धानी नीज रास्ता	गोड़ा-01 1	0 (एकड़) 65 (डिसमील) 0			0	0	0	
	313	गोड़ा नीज रास्ता	वास्तुघर/4, आगन/1 0	0 (एकड़) 5 (डिसमील) 0			0	0	0	
	314	गोड़ा नीज रास्ता	मकान 1	0 (एकड़) 8 (डिसमील) 0			0	0	0	
	325	धानी नीज गोड़ा आवाद	दौन-03 2	0 (एकड़) 64 (डिसमील) 0			0	0	0	
	345	धानी मुनसाराम मंडल गोड़ा अरजु	गोड़ा-02 1	0 (एकड़) 23 (डिसमील) 0			0	0	0	
खाता मे कुल प्लोट संख्या	7	खाता का कुल मिजान	9 (एकड़) 32 (डिसमील) 0	खाता का कुल	0 0 0					

यह एक कंप्यूटर जनित प्रति है

Jagdish Chandra Mandal

3/2/2024
12:43:18
PM

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

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



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

March 2, 2024

पंजी II प्रति

भाग वर्तमान	6	पृष्ठ संख्या	81										
जिला का नाम	पूर्वी सिंहभूम	अनुमंडल नाम	धालभूम	अंचल का नाम	जमशेदपुर	हलका का नाम	हल्का-6	इस्टेट का नाम	झारखण्ड				
मौजा का नाम	सोनारी	होलिग संख्या	4	तौजी संख्या	0	थाना नम्बर	1156	खाता का प्रकार	---				
जगदीश चन्द्र मण्डल, पिता-फनिद्र नाथ मण्डल, जाति- अज्ञात													
खाता नम्बर	प्लॉट संख्या	रकबा		परिवर्तन के लिए प्राधिकार								लगान	सेस
4	21	1084 वर्ग फीट	0 इंच	नामांतरण मुकदमा संख्या . 472/Camp- /2009-2010 दिनांक 10/9/2009								728	1055.6
4	325	1048 वर्ग फीट	0 इंच										
4	312	2346 वर्ग फीट	0 इंच										
4	314	2645 वर्ग फीट	0 इंच										
	कुल परिमाण	31714.6 वर्ग फीट	0 इंच										
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल
02/11/2010	3706337	0000	2010-2011	720	0	0	0	0	0	0	0	0	0
09-11-2017	1505130644	2016-2017	2017-2018	728	728	182	182	364	364	364	364	145.6	145.6
05-30-2018	0122716984	2018-2019	2018-2019	0	728	0	182	0	364	0	364	0	145.6
04-04-2019	0459387541	2019-2020	2019-2020	0	728	0	182	0	364	0	364	0	145.6
05-19-2020	0171761344	2020-2021	2020-2021	0	728	0	182	0	364	0	364	0	145.6
04-01-2021	0587598544	2021-2022	2021-2022	0	728	0	182	0	364	0	364	0	145.6
04-01-2022	0432754123	2022-2023	2022-2023	0	728	0	182	0	364	0	364	0	145.6
04-01-2023	0440348550	2023-2024	2023-2024	0	728	0	182	0	364	0	364	0	145.6

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

Mutation Cases Not Found !!

List Of Case Status Details

नक्शा देखें

← BACK

यह एक कम्प्युटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

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

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।

Jagdish Chandra Mandal,

1303/10/11



जमशेदपुर | सोनारी | 1156 | जगदीश चन्द्र मण्डल

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
4	21,312,314,325	31714.6 वर्ग फीट 0 फीट 0 इंच

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली

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

मांग बावत	सालाना	बकाया				हाल (2023-2024)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	728.00					728.00
गुजारी (भावली)	182.00					182.00
सेस	364.00					364.00
सूद	364.00					364.00
मुतफरकात	145.60					145.60
मीजान	1783.60					1783.60

तफसील अदायकारी

अदायकारी बावत	बकाया				मोतालबा हाल (2023-2024)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					728.00	
गुजारी (भावली)					182.00	
सेस					364.00	
सूद					364.00	
मुतफरकात					145.60	
मीजान अदायकारी					1783.60	

(१) मीजान कुल (लपजों में) : One Thousand Seven Hundred Eighty Three Rupees and Sixty Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 1783.60

तारीख अमला तहसील कुनिन्दा : 01-04-2023

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।

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

दो गज की दूरी का रखो ध्यान यही है कोरोना का समाधान।

Jagdish chandra Mandal

PRE REGISTRATION DOCKET

GENERAL POWER OF ATTORNEY						
ARTICLE (TYPE OF DOCUMENT)						
NO. OF PAGES	40	APPOINTMENT ON 15.04.2024				
STAMP DUTY						
CONSIDERATION VALUE	RS.					
ANCHAL	MOUZA	NEW KHATA NO.	NEW PLOT NO.	VOLUME	PAGE	AREA
JAMSHEDPUR	SONARI, PO SONARI, PIN CODE - 831011	113	632	6	81	26.50 Decimals
		113	634	6	81	2.49 Decimals
						Total : 28.99 Decimals (more or less)

PROPERTY BOUNDARIES

Boundary	LAND MEASURING DECIMALS	LAND MEASURING DECIMALS
EAST	20' FT. ROAD	ROAD
WEST	L.I.C. COLONY	C.P. MANDAL AND OTHERS
SOUTH	C.P. MANDAL & OTHERS	16' FT. WIDE RASTA
NORTH	GURUCHARAN MAHATO	KALI PADA MANDAL

OTHER PROPERTY DETAILS

HOUSE/FLAT/DUPLEX :- DETAILS	HOLDING NO./SAF NO.	AREA
	SAF818479050324020921	

PARTY'S TYPE	PARTY'S NAME	FATHER'S NAME	GRAND FATHER'S NAME	AGE	OCCUPATION	CASTE	PAN NO.	MOBILE NO.	AADHAR NO.	ADDRESS
1. EXECUTANT	JAGADISH CHANDRA MANDAL alias JAGDISH CHANDRA MANDAL	Late Phanindra Nath Mandal,	LATE ADITYA MANDAL	18, 10, 1956	CULTIVATION	GENERAL	AZCPM2216R	09572638943	XXXX XXXX 3337	House No. 43, Old Sonari, P.O. & P.S. Sonari, Jamshedpur, District East Singhbhum, State of Jharkhand, Pin Code -- 831011,
2. ATTORNEY NO. 1	KAMLAKAR MISHRA	SHRI ISHTA NARAYAN MISHRA	(1) Late Ram Prakash Mishra	21. 09. 1977	BUSINESS	GENERAL	AAUFG8767G	9430184713	7013 0049 8984	GANPATI PROMOTERS & DEVELOPERS, OFFICE AT SHOP NO.2, GROUND FLOOR, : Room No. 7, Second floor, Holding No. 5 and Line No. 2, Meghdeep, S.B. Shop Area, Bistupur, Jamshedpur, District East Singhbhum, Jharkhand, Pin Code -- 831001
ATTORNEY NO. 2	SHAILESH KUMAR MODI	Shri Gobardhan Das Modi	Late Chiranjil Modi	19. 10. 1977				8235158300	2383 9500 6266	
3. IDENTIFIER	BINOD KUMAR SINHA	JAGDISH SAHAY		06. 01. 1961	BUSINESS	GENERAL		9031055448	5091 9318 2615	E-368A, A BLOCK, NEAR WATER TOWER, SONARI, PO & P.S. SONARI, JAMSHEDPUR-831001
4. WITNESSES NO. 1	- DO -	- DO -	DO		- DO -	DO		- DO -	DO	
5. WITNESSES NO. 2	MOHAN KUMAR JHA	PRADIP KUMAR JHA	LATE KARTIK JHA	01. 07. 1987	SERVICE	GENERAL		9204605219	5781 5257 1299	1333 BLOCK NO. 4, STREET NO. 3, SHASTRINAGAR, NEAR UTKAL BANDHAV SAMITY CLUB, KADMA, JAMSHEDPUR-831005




झारखंड नगर निकाय
Self-Assessment of Property Form
Under Section 152 of Jharkhand Municipal Act 2011



Basic Details

SAF No	: SAF818479050324020921	Ward No	: 1
Address	: H NO-43, OLD SONARI, JAMSHEDPUR,	Road Type	: Other Road
Applicant Type	: New Assessment	Old Holding No	:
Ownership Type	: Individual	Property Type	: Super Structure
Entry Date	: 05-03-2024	Form No.	:
New Holding No.	: N/A	Transfer Type	:
Concession Category	: Sr. Citizen		

Owner Details

Image	Name	Gender	Guardian Name	Relation	Mobile No.	Date of Birth	Aadhar No.	PAN No.	Email ID
	JAGADISH CHANDRA MANDAL	Male			9262888453	18-10-1956			

Electricity Details

Electricity K. No.	:	
OR		
ACC No.	:	BIND/BOOK No.
Electricity Consumer Category	:	

Jagadish chandra Mandal

Building Plan/Water Connection Details

Building Plan Approval No. :

Building Plan Approval :
Date

Water Consumer No. :

Water Connection Date :

Property Details

Khata No. :

Plot No. :

Village/Mauja
Name :

Landmark : JAMSHEDPUR(NAC)

Width of Road : Less than 20 ft.

Area of Plot : 72.73
(in Decimal)

Property Address : H NO-43, OLD SONARI, JAMSHEDPUR,

District : EAST SINGHBHUM

Pin : 831011

City : JAMSHEDPUR(NAC)

Floor Details

Floor No.	Usage Type	Occupancy Type	Construction Type	Builtup Area	Date of Completion	Date Upto
Ground Floor	Residential	Self-Occupied	ACC	200	01-10-2008	01-03-2024

Does Property Have Mobile Tower ?


: No

Does Property Have Hoarding Board ?

: No

Rainwater harvesting provision ?

: No

Annual Rental Value - As Per Old Rule (Effect from 01-04-2016 to 31-03-2022)***Note :-****Occupancy Factor :** [Click here](#) to view occupancy factors.**Code :** It refers to the **Floor Details** in above table.**Usage Factor :** [Click here](#) to view usage factors.**Rental Rate :** [Click here](#) to view rental rate .**Carpet Area =** Builtup Area X 70% (for Residential)**Carpet Area =** Builtup Area X 80% (for Non - Residential)**Annual Rental Value (ARV) =** Carpet Area X Usage Factor X Occupancy Factor X Rental Rate**Vacant Land Rates :** [Click here](#) to view rental rate .
Jagdish chandra Mandal



Consent: of India



जगदीश चंद्र मंडल
Jagadish Chandra Mandal
जन्म तिथि/ DOB: 18/10/1956
पुरुष / MALE



~~6238 0927~~ 3337

मेरा आधार, मेरी पहचान



आधिकारण
Unique Identification Authority of India

पता:
आत्मज: फनिन्द्र नाथ मंडल, हाउस
न-43, ओल्ड सोनारी, जमशेदपुर,
सोनारी, पूर्वी सिंहभूम,
झारखण्ड - 831011

Address:
S/O: Phanindra Nath Mandal,
House No-43, Old Sonari,
Jamshedpur, Sonari, East
Singbhum,
Jharkhand - 831011

~~6238 0927~~ 3337

1947



help@uidai.gov.in


www.uidai.gov.in

Jagadish chandra Mandal

आयकर विभाग **भारत सरकार**
INCOME TAX DEPARTMENT **GOVT. OF INDIA**

JAGADISH CHAUDHARI MANDAL
PHANDRA NATH MANDAL

18/10/1968
 Permanent Account Number
AZCPM2216R


 Signature

In case this card is lost / found, kindly inform / return to :
 Income Tax PAN Service Unit, ITXENL
 Plot No. 3, Sector 11, CBD, Gurgaon,
 Near Mandla - 122 013.

इस कार्ड के खोने, पाये जाने या गलत तरीके से प्रयोग करने पर कृपया सूचित करें/ वापस करें।
 जानकारी के लिए कृपया संपर्क करें :
 पता नं. 3, सेक्टर 11, सीबीडी, गुरुगढ़,
 नजदीक मण्डला - 122 013.



18/10/68

Jagadish Chaudhary Mandal,




सत्यमेव जयते

Government of India
Form GST REG-06
[See Rule 10(1)]

Registration Certificate

Registration Number : 20AAUFG8767G1ZY

1.	Legal Name	GANPATI PROMOTERS & DEVELOPERS			
2.	Trade Name, if any	GANPATI PROMOTERS & DEVELOPERS			
3.	Constitution of Business	Partnership			
4.	Address of Principal Place of Business	SHOP NO 2, PANCH RENU APARTMENT EARLIER KNOWN AS COKE DEPOT, SOUTH PARK BISTUPUR, JAMSHEDPUR, East Singhbhum, Jharkhand, 831001			
5.	Date of Liability				
6.	Period of Validity	From	05/03/2020	To	Not Applicable
7.	Type of Registration	Regular			
8.	Particulars of Approving Authority	Centre			
Signature					
Name		Rakesh Ranjan Sinha			
Designation		Superintendent			
Jurisdictional Office		Jamshedpur			
9. Date of issue of Certificate		05/03/2020			
Note: The registration certificate is required to be prominently displayed at all places of business in the State.					

This is a system generated digitally signed Registration Certificate issued based on the approval of application granted on 05/03/2020 by the jurisdictional authority.

Kamlatas Mishra





GSTIN 20AAUFG8767G1ZY
Legal Name GANPATI PROMOTERS & DEVELOPERS
Trade Name, if any GANPATI PROMOTERS & DEVELOPERS

Details of Additional Places of Business

Total Number of Additional Places of Business in the State 0

Kamalak Mishra




MSD/MS/P1

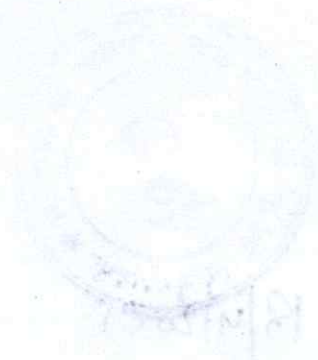


GSTIN 20AAUFG8767G1ZY
Legal Name GANPATI PROMOTERS & DEVELOPERS
Trade Name, if any GANPATI PROMOTERS & DEVELOPERS

Details of Managing / Authorized Partners

1		Name	SHAILESH KUMAR MODI
		Designation/Status	PARTNER
		Resident of State	Jharkhand
2		Name	AVITOSH KUMAR PARIDA
		Designation/Status	PARTNER
		Resident of State	Jharkhand
3		Name	KAMLAKAR MISHRA
		Designation/Status	PARTNER
		Resident of State	Jharkhand

Kamalakar Mishra *Signature of Kamalakar Mishra*



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

AAUFG8767G



नाम / Name
GANPATI PROMOTERS &
DEVELOPERS

निगमन / गठन की तारीख
Date of Incorporation / Formation
15/01/2020

03022020

Kamlekar Geetha

Shubh Kumar



MSA/MC/P1



भारत सरकार
Government of India



आधार

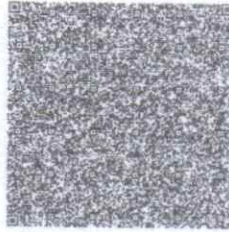
भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

नामांकन क्रम/ Enrolment No.: 0653/31147/12433

To
कमलाकर मिश्रा
Kamlakar Mishra
S/O Ishta Narayan Mishra,
Flat NO A/5/P-8, A- Block,
Kamdhenu Apartment,
Marine Drive Road , Kadma,
Kadma Jamshedpur,
VTC: Kadma,
PO: Kadma,
Sub District: Jamshedpur,
District: East Singhbhum,
State: Jharkhand,
PIN Code: 831005,
Mobile: 9430184713

Signature Not Verified
Details shared by
UNIQUE IDENTIFICATION
AUTHORITY OF INDIA ON
Date: 2022-12-28 15:42:34
0217-02-32



आपका आधार क्रमांक / Your Aadhaar No. :

~~0653108~~ 7717

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Aadhaar no. issued: 20/01/2012



कमलाकर मिश्रा
Kamlakar Mishra
जन्म तिथि/ DOB: 21/09/1977
पुरुष/ MALE

आधार पहचान का प्रमाण है, नागरिकता या जन्मतिथि का नहीं।
इसका उपयोग सत्यापन (ऑनलाइन प्रमाणीकरण, या क्यूआर कोड/
ऑफलाइन एक्वायरल की स्कैनिंग) के साथ किया जा सकता है।
Aadhaar is proof of identity, not of citizenship
or date of birth. It should be used with verification (online
authentication, or scanning of QR code / offline XML).

~~0653108~~ 7717

मेरा आधार, मेरी पहचान



Government of India



AADHAAR

सूचना / INFORMATION

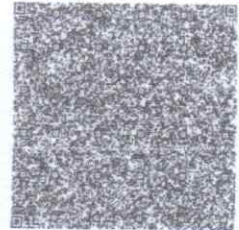
- आधार पहचान का प्रमाण है, नागरिकता या जन्मतिथि का नहीं। जन्मतिथि आधार नंबर धारक द्वारा प्रस्तुत सूचना और विनियमों में विनिर्दिष्ट जन्मतिथि के प्रमाण के दस्तावेज पर आधारित है।
- इस आधार पत्र को यूआईडीएआई द्वारा नियुक्त प्रमाणीकरण एजेंसियों के जरिए ऑनलाइन प्रमाणीकरण के द्वारा सत्यापित किया जाना चाहिए या ऐप स्टोर में उपलब्ध एमआधार या आधार क्यूआर कोड स्कैनर ऐप से क्यूआर कोड को स्कैन करके या www.uidai.gov.in पर उपलब्ध सुरक्षित क्यूआर कोड रीडर का उपयोग करके सत्यापित किया जाना चाहिए।
- आधार विशिष्ट और सुरक्षित है।
- पहचान और पते के समर्थन में दस्तावेजों को आधार के लिए नामांकन की तारीख से प्रत्येक 10 वर्ष में कम से कम एक बार आधार में अपडेट करना चाहिए।
- आधार विभिन्न सरकारी और गैर-सरकारी फायदों/सेवाओं का लाभ लेने में सहायता करता है।
- आधार में अपना मोबाइल नंबर और ईमेल आईडी अपडेट रखें।
- आधार सेवाओं का लाभ लेने के लिए एमआधार ऐप डाउनलोड करें।
- आधार/बायोमेट्रिक्स का उपयोग न करने के समय सुरक्षा सुनिश्चित करने के लिए आधार/बायोमेट्रिक्स लॉक/अनलॉक सुविधा का उपयोग करें।
- आधार की मांग करने वाले सहमति लेने के लिए बाध्य हैं।
- Aadhaar is proof of identity, not of citizenship or date of birth (DOB). DOB is based on information supported by proof of DOB document specified in regulations, submitted by Aadhaar number holder.
- This Aadhaar letter should be verified through either online authentication by UIDAI-appointed authentication agency or QR code scanning using mAadhaar or Aadhaar QR Scanner app available in app stores or using secure QR code reader app available on www.uidai.gov.in.
- Aadhaar is unique and secure.
- Documents to support identity and address should be updated in Aadhaar after every 10 years from date of enrolment for Aadhaar.
- Aadhaar helps you avail of various Government and Non-Government benefits/services.
- Keep your mobile number and email id updated in Aadhaar.
- Download mAadhaar app to avail of Aadhaar services.
- Use the feature of Lock/Unlock Aadhaar/biometrics to ensure security when not using Aadhaar/biometrics.
- Entities seeking Aadhaar are obligated to seek consent.



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



पता:
S/O इश्टा नारायण मिश्रा, फ्लैट नं ए/5/पी-8, ए-ब्लॉक,
कामधेनु अपार्टमेंट, मेरीन ड्राइव रोड, कदमा, कदमा
जमशेदपुर, कदमा, पूर्वी सिंहभूम,
झारखण्ड - 831005
Address:
S/O Ishta Narayan Mishra, Flat NO A/5/P-8,
A- Block, Kamdhenu Apartment, Marine Drive
Road , Kadma, Kadma Jamshedpur, Kadma,
PO: Kadma, DIST: East Singhbhum,
Jharkhand - 831005



~~0653108~~ 7717

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Kamlakar Mishra



भारत सरकार
Government of India



Issue Date: 05/08/2011



शैलेश कुमार मोदी
Shallesh Kumar Modi
जन्म तिथि/DOB: 19/10/1977
पुरुष/ MALE

~~9988 8888~~ 6266

VID : 9192 2472 3601 9125

मेरा आधार, मेरी पहचान



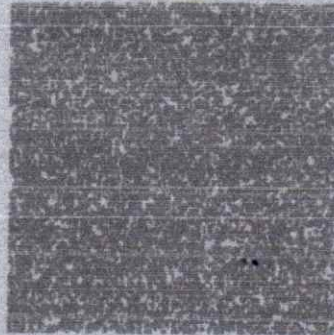
भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



Download Date: 25/05/2022

पता:
पुत्र गोबर्धन दास मोदी, बॉस्टन-6/2 आस्था हितच सिटी,
सोनारी जमशेदपुर, सोनारी, ईस्ट सिंगभूम,
झारखण्ड - 831011

Address:
S/O GOBARDHAN DAS MODI, BOSTON-6/2
AASTHA HITECH CITY, SONARI JAMSHEDPUR,
Sonari, East Singhbhum,
Jharkhand - 831011



~~9988 8888~~ 6266

VID : 9192 2472 3601 9125

1947

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www.uidai.gov.in

Shallesh Kumar Modi

भारत सरकार
Government of India

विनोद कुमार सिन्हा
Binod Kumar Sinha
जन्म तिथि / DOB : 06/01/1961
पुरुष / Male



~~5099 9918~~ 2615

आधार - आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

पता:
S/O: जगदीश सहाय, एच नो -
ई/368ए, ए- ब्लक, नियर टॉवर
टावर, जमशेदपुर, सोनारी, पूर्वी
सिंहभूम, सोनारी, झारखण्ड, 831011

Address:
S/O: Jagdish Sahay, H NO -
E/368A, A- BLOCK, NEAR
WATER TOWER, JAMSHEDPUR,
Sonari, East Singhbhum, Sonari,
Jharkhand, 831011

~~5099 9918~~ 2615

1947
1800 300 1947

help@uidai.gov.in

www
www.uidai.gov.in

Binod Kumar Sinha



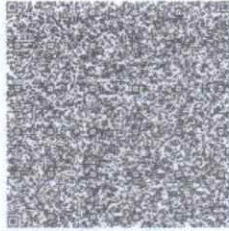
भारत सरकार
Government of India

भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

Enrolment No.: 1193/60016/62843

To
Mohan Kumar Jha
S/O: Pradip Kumar Jha
1333
Block No-4, Street No-3, Shastrinagar
Near Uttkal Bandhav Samity Club
Jamshedpur
Kadma
East Singhbhum Jharkhand - 831005
9204605219

Validity-unknown



आपका आधार क्रमांक / Your Aadhaar No. :

~~5081 5087~~ 1299

VID : 9104 3495 2034 1897

मेरा आधार, मेरी पहचान



भारत सरकार
Government of India



Mohan Kumar Jha
Date of Birth/DOB: 01/07/1987
Male/ MALE

Issue Date: 30/10/2013

~~5081 5087~~ 1299

VID : 9104 3495 2034 1897

मेरा आधार, मेरी पहचान



Government of India



सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- सुरक्षित QR कोड / ऑफलाइन XML / ऑनलाइन ऑथेंटिकेशन से पहचान प्रमाणित करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- Verify identity using Secure QR Code/ Offline XML/ Online Authentication.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार कई सरकारी और गैर सरकारी सेवाओं को पाना आसान बनाता है।
- आधार में मोबाइल नंबर और ईमेल ID अपडेट रखें।
- आधार को अपने स्मार्ट फोन पर रखें, mAadhaar App के साथ।

- Aadhaar is valid throughout the country.
- Aadhaar helps you avail various Government and non-Government services easily.
- Keep your mobile number & email ID updated in Aadhaar.
- Carry Aadhaar in your smart phone – use mAadhaar App.

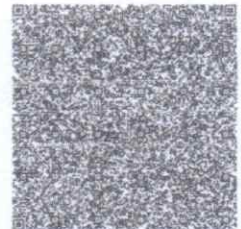


भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India



Address:
S/O: Pradip Kumar Jha, 1333, Block No-4,
Street No-3, Shastrinagar, Near Uttkal
Bandhav Samity Club, Jamshedpur, Kadma,
East Singhbhum,
Jharkhand - 831005

Download Date: 13/01/2022



~~5081 5087~~ 1299

VID : 9104 3495 2034 1897

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Mohan Kumar Jha

Transaction Success! Please Note Your Transaction Id.

OK

Name	KamlakarMishraAndShaileshKumarModi
Token No / Depositor ID	202400046345
Amount	11200
Transaction ID	4e1a5dc5cecfab446abf
GRN	2401651479
CIN	10002162024041510278
Time	2024-04-15 13:54:36

Jagadish chandra Mandal,

निबंधन कार्यालय में दस्तावेजों की जाँच हेतु चेकलिस्ट

क्र० सं०	चेकलिस्ट का विषय	Yes	No
1.	खतियान की सत्यापित प्रति	✓	
	खतियान उपलब्ध न होने की स्थिति में अंचल कार्यालय से ई-मेल के माध्यम से प्राप्त—		
	(i) अंचलाधिकारी द्वारा प्रमाणित पंजी-II अथवा		
	(ii) भू-स्वामित्व प्रमाण पत्र अथवा		
	(iii) शुद्धि पत्र		
	(iv) अंचलाधिकारी द्वारा निर्गत प्रमाण-पत्र अप्राप्त रहने की स्थिति में पक्षकार द्वारा अंचल कार्यालय में आवेदन समर्पित करने की प्राप्ति रसीद।		
2.	भूमि से संबंधित हाल सर्वे नक्शा तथा इसके उपलब्ध न होने की स्थिति में पक्षकार द्वारा तैयार स्वप्रमाणित "नजरी नक्शा" जिससे भूमि की अवस्थिति के संबंध में पता चल सके।	✓	
3.	पंजी-II का वाल्यूम संख्या तथा पृष्ठ संख्या का वर्णन	✓	
4.	मुद्रांक शुल्क का भुगतान	✓	
5.	निबंधन शुल्क का भुगतान	✓	
6.	आधार सत्यापन	✓	
7.	PAN सत्यापन		
8.	होलिडिंग संख्या का वर्णन (शहरी क्षेत्र होने की स्थिति में)	✓	

जाँच लिपिक का हस्ताक्षर
ROBIN KUJUR

निबंधन पदाधिकारी का हस्ताक्षर
 तिथि सहित



Document Registration Summary 1

Date :-19-Apr-2024

- Government/Market Value: ₹0/-
- Transaction Amount: ₹0 /-
- Paid Stamp Duty: ₹100 /-

On Date 19-04-2024 Presented at District SRO -
Jamshedpur
Signature of Presenter

*Jagadish chandra
Mandal*

Receipt : 1007098

Receipt Date : 19-04-2024

Presenter Name :

E(III)

₹10000

SP

₹1200

Stamp Duty

₹100

District SRO - Jamshedpur

Total

₹11300

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	16	100	-84	GRAS	KamlakarMishraAndShaileshKumarModi	• GRN Number : 2401651274 • DEPT Transaction Id : 7af61e863fa953ed6ec5 • Transaction Type :	100
E(III)	10000	10000	0	GRAS	KamlakarMishraAndShaileshKumarModi	• GRN Number : 2401651479 • DEPT Transaction Id : 4e1a5dc5cecfab446abf • Transaction Type :	10000-
SP	1200	1200	0	GRAS	KamlakarMishraAndShaileshKumarModi	• GRN Number : 2401651479 • DEPT Transaction Id : 4e1a5dc5cecfab446abf • Transaction Type :	1200
Sub Total	11216	11300	-84				

Article : Power of Attorney **Number of Pages :** 80

Signature of Operator

Signature of Head Clerk

ROBIN KUJUR

Signature of Registering Officer

DHARMENDRA KUMAR



OFFICE OF THE SUB REGISTRAR

Office Name :- District SRO - Jamshedpur

District Name :-

State Name :- Jharkhand

Deed Endorsement

Token No :- **202400046345**





Deed Type	Power of Attorney
Number of Pages	80
Fee Details	Stamp Duty :- Rs. 16, E(III) :- Rs. 10000, SP :- Rs. 1200,

Sh./Smt.**JAGADISH CHANDRA MANDAL** Alias **JAGDISH CHANDRA MANDAL** s/o/d/o/w/o **Late Phanindra Nath Mandal** Alias **Fanindra Nath Mandal** has presented the document for registration in this office today dated :- **19-Apr-2024** Day :- **Friday** Time :- **15:36:23 PM**






JAGADISH CHANDRA MANDAL Alias **JAGDISH CHANDRA MANDAL**(Individual)




Party Name	Document Type	Document Number
JAGADISH CHANDRA MANDAL Alias JAGDISH CHANDRA MANDAL	PAN/UID	*****3337

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	JAGADISH CHANDRA MANDAL Alias JAGDISH CHANDRA MANDAL Address1 - House No. 43, Old Sonari, P.O. P.S Sonari Jamshedpur District East Singhbhum, Address2 - SONARI , , , Jharkhand PAN No.: Permission Case No.-	Yes	Jagadish Chandra Mandal Address:- House No-43, , Old Sonari, Jamshedpur, Sonari, Jamshedpur, East Singhbhum, 831011, Sonari, Jharkhand, India		PRINCIPAL Age:67			<i>Jagadish Chandra Mandal</i>
2	SHAILESH KUMAR MODI Address1 - ROOM NO 7 SECOND FLOOR,HOLDING NO 5 AND LINE NO 2 ,MEGHDEEP, S B SHOP AREA, BISTUPUR JAMSHEDPUR,, Address2 - BISTUPUR , , , Jharkhand PAN No.: Permission Case No.-	Yes	Shailesh Kumar Modi Address:- BOSTON-6/2 AASTHA HITECH CITY, , SONARI JAMSHEDPUR, Sonari, , East Singhbhum, 831011, Sonari, Jharkhand, India		ATTORNEY Age:46			<i>Shailesh Kumar Modi</i>



Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
3	KAMLAKAR MISHRA Address1 - ROOM NO 7 SECOND FLOOR,HOLDING NO 5 AND LINE NO 2 ,MEGHDEEP, S B SHOP AREA, BISTUPUR JAMSHEDPUR,, Address2 - BISTUPUR , , , Jharkhand PAN No.: Permission Case No.-	Yes	Kamlakar Mishra Address:- Flat NO A/5/P-8, A- Block, Marine Drive Road , Kadma, Kamdhenu Apartment, Kadma Jamshedpur, Kadma, Jamshedpur, East Singhbhum, 831005, Kadma, Jharkhand, India		ATTORNEY Age:46			

Identification:


Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	BINOD KUMAR SINHA S/o-D/o JAGDISH SAHAY Address1 - E/368A, A BLOCK, NEAR WATER TOWER, SONARI JAMSHEDPUR, Address2 - , , , Jharkhand PAN No.:			

Witness:

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



54
10
11

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	<p style="text-align: center;">MOHAN KUMAR JHA</p> <p>Address1 - 1333 BLOCK NO. 4, STREET NO. 3, SHASTRINAGAR, NEAR UTKAL BANDHAV SAMITY CLUB, KADMA, JAMSHEDPUR, Address2 - , , , Jharkhand</p>			



Signature of Operator



Seal and Signature of Registering Officer

DHARMENDRA KUMAR

Above signature & thumb Impression are affixed in my presence.

Above mentioned, (**JAGADISH CHANDRA MANDAL** Alias **JAGDISH CHANDRA MANDAL**), has/have admitted the execution before me. He/ She/ They has / have been identified by (**BINOD KUMAR SINHA**) Son/Daughter/Wife of (**JAGDISH SAHAY**) resident of (**E/368A, A BLOCK, NEAR WATER TOWER, SONARI JAMSHEDPUR**) and by occupation (**Business**).

IKI
MIT

Signature of Registering Officer

DHARMENDRA KUMAR

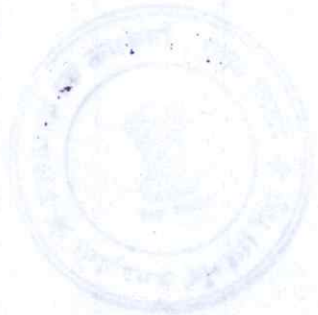
Date:- 19-Apr-2024



Seal and Signature of Registering Officer

DHARMENDRA KUMAR

19/07/24





Pre Registration Docket

Date :- 19-04-2024 11:06 am

Office Name :- District SRO - Jamshedpur
Token No:- 202400046345

Appointment :- 15-Apr-2024 Time:- 10:10

Article	Power of Attorney
Pre Registration Date	12-Apr-2024
No. Of Pages	40
Stamp Duty	16
Paid Stamp Duty	0
Total Fees	₹ 11,200.

Select For Authentication Type	None
--------------------------------	------

PRINCIPAL	-Mr. JAGADISH CHANDRA MANDAL Alias JAGDISH CHANDRA MANDAL , , Father/Husband Name Late Phanindra Nath Mandal Alias Fanindra Nath Mandal , PAN No.- Date Of Birth -18-Oct-1956, Permission Case No.- , Aadhaar No. *****3337, Country -INDIA, State Name -Jharkhand, District Name -EAST SINGHBHUM, City/Village/Town Name -JAMSHEDPUR, Locality -SONARI, Address - House No. 43, Old Sonari, P.O. P.S Sonari Jamshedpur District East Singhbhum, Pin Code -831011
ATTORNEY	-Mr. KAMLAKAR MISHRA , , Father/Husband Name SHRI ISHTA NARAYAN MISHRA , PAN No.- Date Of Birth -21-Sep-1977, Permission Case No.- , Aadhaar No. *****7717, Country -INDIA, State Name -Jharkhand, District Name -EAST SINGHBHUM, City/Village/Town Name -JAMSHEDPUR, Locality -BISTUPUR, Address - ROOM NO 7 SECOND FLOOR, HOLDING NO 5 AND LINE NO 2 , MEGHDEEP, S B SHOP AREA, BISTUPUR JAMSHEDPUR,, Pin Code -831001
	-Mr. SHAILESH KUMAR MODI , , Father/Husband Name Shri Gobardhan Das Modi , PAN No.- Date Of Birth -19-Oct-1977, Permission Case No.- , Aadhaar No. *****6266, Country -INDIA, State Name -Jharkhand, District Name -EAST SINGHBHUM, City/Village/Town Name -JAMSHEDPUR, Locality -BISTUPUR, Address - ROOM NO 7 SECOND FLOOR, HOLDING NO 5 AND LINE NO 2 , MEGHDEEP, S B SHOP AREA, BISTUPUR JAMSHEDPUR,, Pin Code -831001

Witness Information	Mr. MOHAN KUMAR JHA , Address - 1333 BLOCK NO. 4, STREET NO. 3, SHASTRINAGAR, NEAR UTKAL BANDHAV SAMITY CLUB, KADMA, JAMSHEDPUR-, Father/Husband Name -PRADIP KUMAR JHA
---------------------	--

Identifier Details

Mr. BINOD KUMAR SINHA , Address - E/368A, A BLOCK, NEAR WATER TOWER, SONARI JAMSHEDPUR-, Father/Husband Name- JAGDISH SAHAY

1	Stamp Duty	16
---	------------	----

1	E(III)	10,000
Total		10,000
2	SP	1,200
Total		1,200

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.

Kamlokesh Mishra
Jagdish Chandra Maudel
15/04/2024

Deed Writer / Advocate **Vendee / Claimant** **Vendor / Executant**

Token No.: 202400046345

CERTIFICATE

Office of the District SRO - Jamshedpur

This **Power of Attorney** was presented before the registering officer on date **19-Apr-2024** by **JAGADISH CHANDRA MANDAL Alias JAGDISH CHANDRA MANDAL, S/O, D/O, W/O Late Phanindra Nath Mandal Alias Fanindra Nath Mandal** resident of House No. 43, Old Sonari, P.O. P.S Sonari Jamshedpur District East Singhbhum, SONARI.

This deed was registered as Document No:- **2024/JSR/1803/BK4/117** in Book No :- **BK4**, Volume No :- 17 from Page No :- 477 to 556 at, office of **District SRO - Jamshedpur**

Date:- **19-Apr-2024**


Registering Officer
DHARMENDRA KUMAR