

4589

271

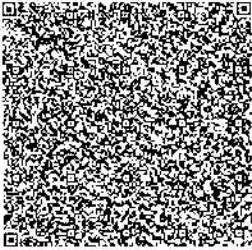


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Jharkhand

e-Stamp

Certificate No. : IN-JH11758000863027Q
Certificate Issued Date : 14-Sep-2018 01:16 PM
Account Reference : SHCIL (FI)/ jhshcil01/ B:STUPUR/ JH-ES
Unique Doc. Reference : SUBIN-JHJHSHCIL0115875066271892Q
Purchased by : AVIJIT MANDAL
Description of Document : Article 48 Power-of-Attorney
Property Description : LAND
Consideration Price (Rs.) : 0
(Zero)
First Party : HASMAT ARA ALIAS HASMAT ARA HASHIM HAIDER
Second Party : MD RASHID
Stamp Duty Paid By : MD RASHID
Stamp Duty Amount(Rs.) : 50
(Fifty only)



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

T36



Hasmatara

14/9/18

0003816790



Statutory Alert:

The authenticity of this Stamp Certificate should be verified at www.showstamp.com. Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
The onus of checking the legitimacy is on the users of the certificate.
In case of any discrepancy please inform the Competent Authority.



Handwritten signature

Herमतिया
14/9/18

हसमत द्वारा पति- मो० अकसर अली
मानगा बाना- आजाद नगर

14/09/2018

जमशेदपुर

10 मं
Mupale
14/9/18



14/09/2018

Harshat Gera
14/9/18

WITNESSETH AS FOLLOWS:

WHEREAS, all that piece and parcel of raiyati land measuring an area 0 – 6 – 12 Dhurs (Six Kathas and Twelve Dhurs), or 10.90 Decimals, being in Plot No. 3349, recorded under Khata No. 811, within Ward No. 8 (M.N.A.C.), Mouza Pardih, P.S. Mango, Thana No 1641, Pargana Dhalbhum, Town Jamshedpur, District Singhbhum (Now East Singhbhum), has been purchased by the Principal, from the recorded owner / khatiyani raiyat: Ali Hasan Ansari, s/o Late Subhan Mian, R/o Old Purulia Road, Mango, Jamshedpur, by virtue of registered Sale Deed No. 6474, Dt: 17.12.1988, registered at the Sub Registry Office, Jamshedpur, and after purchasing the same, she came in peaceful physical possession over the same, without any interruption from any person or corner, thereby exercising all my right, title, and interest over the same being its lawful, absolute and bonafide owner, and has also got the rent for the said land fixed on the basis of rent fixation and is presently paying the rent regularly to the State Government, without making any arrears.

Now, I, does hereby authorize and empower my attorney to do things and acts in my name and on my behalf being my lawful constituted attorney with respect to the schedule below property.

Now this General Power of Attorney witnesseth as follows:

1. To look after, manage, conduct and maintain the property or any part thereof and to protect and defend my legal interest thereto till its transfer and disposal of to the intending buyer's.
2. To appear in all Courts, Offices and in any other Offices of the Government or Semi Government or any Local Authority thereof related to the said property, and represent me before the Office of D.C. / Anchal Adhikari (C.O), L.R.D.C. / J.S.E.B. / M.N.A.C. Tata Steel / JUSCO and / or any other Competent / Municipal or Registering Authority.

Hesmetca
14/9/18

3. To sign, execute, swear, and deliver any paper application, petition, form, objection, or no objection, agreement, document, affidavit, indemnity, plan and plans, structural drawings, acknowledgement, vakalatnamas, notice, all the required papers etc., and to submit the same before any such Court or Office.
4. To take all steps to safeguard my interest thereto and to file any suit or case and/or to defend any suit or case and to appoint advocate, and legal representative and to verify, sign and submit any paper, show – cause, other papers etc., and to place the same before any such government office or department.
5. To contest and/or compound and/or compromise any suit or case with the opposite party for the said land, and / or any part thereof on such terms as my attorney/s may think fit and proper.
6. 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.
7. Generally, to do all acts, deeds, and things for all intents and purposes as stated herein.
8. There is no transaction between Principal and Attorney, and no money is taken by the Principal from the Attorney.
9. Be it expressly states that this General Power of Attorney does not create, transfer, constitute, or assume any kind of transfer of right, or enjoyment of making profit in favour of the Attorney, and all receivable will be paid to the Principal and all payables will be borne by the Principal.

Hemat 590
14/9/18

SCHEDULE

All that piece and parcel of raiyati commercial / homestead land measuring total area 0 - 6 - 12 Dhurs (Six Kathas and Twelve Dhurs) i.e. 10.90 Decimals, being in Plot No. 3349, recorded under Khata No. 811, within Ward No. 8 (M.N.A.C.), Mouza Pardi, P.S. Mango (Now Azadnagar), Thana No 1641, Pargana Dhalbhum, under the District Sub Registry Office, Anchal and Town Jamshedpur, District East Singhbhum, and State Jharkhand. (The property is situated in Other / Branch Road known as Old Purulia Road)

The above property is bounded as:

North : Nij

South : Galli

East : Old Purulia Road

West : Land of Subhan Mian

The annual rent payable to the State of Jharkhand through C. O., Jamshedpur.

The above schedule property is clearly shown in the sketch map attach herewith which also forms part of this indenture.

In witnesses whereof the Executant Principal has hereunto set and subscribed her hand on this general power of attorney, today at Jamshedpur.

Read over and explained the contents of this General Power of Attorney to the parties by me, who found it to be true and correct: A. Urf.

Hasmet Singh
81/6/1/1
14/9/18

WITNESSES:

1. Mohammed Afser Ali s/o Late Ali Mozaffar
88/89, FIRST FLOOR FLAT No. 105 RAJSHAHI Zohedi
2. Shafiqur Serwer Jamal, s/o Ghulam Afsham Zohedi
E-007, Gulmohar Lane, Ashiana Residency (Green), Pochla Road
Jamshedpur.

Drafted & Printed by:

A. Mandai

Old Court Campus, Jamshedpur.

ATTORNEY



Ms. Rashid



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. Mandai

AVIJIT MANDAI
Enrollment No.-14/2
(Advocate Jsr. Col.)

1800 300 1947
1947
www.uidai.gov.in

www.uidai.gov.in

4517 9675 5964

पति: S/O: मी. खालिद, नाम- 502, मकान
 गाँव, चण्डिका (मकान) के पास,
 जामशेदपुर, मंगो, पश्चिम बंगाल,
 831012

Address: S/O: Md. Khalil, Lam-502, Mahal
 Gaon, Near- Chhapul Mango,
 Jamshedpur, Mango, East
 Singhbhum, Jharkhand, 831012

भारत सरकार
भारतीय जनता पार्टी

MD. Rashid


 [Redacted Name]
 [Redacted Address]



मो. राशिद
Md. Rashid
जन्म तिथि / DOB : 29/05/1976
पुरुष / Male



4517 9675 5964

आधार - आम आदमी का अधिकार

PERMANENT ACCOUNT NUMBER
ACXPR6740F

NAME
MOHAMMAD RASHID

FATHER'S NAME
MOHAMMAD KHALIL

DATE OF BIRTH
04-06-1976

SIGNATURE
M. Rashid

COMMISSIONER OF INCOME TAX, PATNA

MD Rashid

नाम: हासमत

पता: आसफ अली मसजिद



नाम: हासमत अली मसजिद
DOB: 24/07/1997
पलिंग: FEMALE



7244 4756 5837

Address
MO. Mohammed Azeem
Mozaffer, P-88/89 FIRST
FLOOR, FLAT NO 105, REHMAN
APARTMENT, BATLA HOUSE,
Janak Nagar, South Delhi
Delhi - 110025

पता: आसफ अली मसजिद
प्लॉट नं. 88/89,
फ्लॉट नं. 105,
रहमान अपार्टमेंट, बटला
हाउस, जनाक नगर, दक्षिण
दिल्ली
दिल्ली - 110025

7244 4756 5837

Haasmataza

महानगर नगरपालिका
महानगर नगरपालिका



मोहम्मद अफसर अली मोझाफर
Mohammad Afsar Ali
Mozaffer
जन्म तिथि/DOB: 21/01/1955
पुरुष / MALE



9888 6579 7570

भारतीय विदेशी पदवीय प्राधिकरण
भारतीय विदेशी पदवीय प्राधिकरण

पता
भारत नेट अली मोझाफर
सी-88/89, फर्स्ट फ्लोर
फ्लैट नं. 105, रेहमान
अपार्टमेंट, बटला हाउस,
जामिया नगर, दक्षिण
दिल्ली,
दिल्ली - 110025

Address:
S/O. Late Ali Mozaffer, P-88/89
FIRST FLOOR, FLAT NO. 105,
REHMAN APARTMENT, BATLA
HOUSE, JAMIA NAGAR, SOUTH
Delhi,
Delhi - 110025

9888 6579 7570



निबंधन विभाग, झारखंड

Payment is done of Rs. 10750.00 on 14/09/2018 with CIN - 10002162018091401950 & GRN No. - 1802799219 & Status - SUCCESS

Hasmat Aqa

निबंधन विभाग, झारखंड

IN-JH11758000863027Q:

Stamp Details For Verification. Please click issue after verification

| | |
|------------------------|---|
| CertificateNo: | IN-JH11758000863027Q |
| CertificateIssuedDate: | 14-Sep-2018 01:16 PM |
| AccountReference: | SHCIL (FI)/ jhshcil01/ BISTUPUR/ JH-ES |
| UniqueDocReference: | SUBIN-JHJHSHCIL0115875066271892Q |
| Purchasedby: | AVIJIT MANDAL |
| DescriptionofDocument: | Article 48 Power-of-Attorney |
| PropertyDescription: | LAND |
| ConsiderationPriceRs: | 0 |
| FirstParty: | HASMAT ARA ALIAS HASMAT ARA HASHIM HAIDER |
| SecondParty: | MD RASHID |
| StampDutyPaidBy: | MD RASHID |
| StampDutyAmountRs: | 50 |

Hasmatara



निबंधन विभाग, झारखंड
Jamshedpur


Token No.36Token Date: 14/09/2018

Party Name: hasmat ara @ hasmat ara hashim haider

Father/Husband Name:mohammad afsar ali @ Mohammad Afsar Ali Mozaffar
(Principle)

Old Purulia Road, Mango, P.S. Azadnagar, Jamshedpur,

Deed Type: Power of Attorney

| Party Details | |
|----------------------|---|
| Name : | Hasmat Ara Hashim Haider |
| Gender : | F |
| DOB : | 24-07-1961 |
| C/o : | W/O: Mohammed Afsar Ali Mozaffer |
| District : | South Delhi |
| House/Building No. : | P-88/89, FIRST FLOOR |
| Locality : | BATLA HOUSE |
| Pincode : | 110025 |
| Post Office : | |
| State : | Delhi |
| Village/Town/City : | Jamia Nagar |
| Aadhaar No : | xxxxxxxx5837 |
| Photo : |  |

Registering Officer

Hasmat ara
Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Jamshedpur

Token No.36Token Date: 14/09/2018


Party Name: md rashid

Father/Husband Name:md khalil

(Attorney)

Laam 502, Mahal Gaon Old Purulia Road, Mango, Jamshedpur

Deed Type: Power of Attorney

| Party Details | |
|----------------------|---|
| Name : | Md. Rashid |
| Gender : | M |
| DOB : | 29-05-1976 |
| C/o : | S/O: Md. Khalil |
| District : | East Singhbhum |
| House/Building No. : | Laam- 502 |
| Locality : | |
| Pincode : | 831012 |
| Post Office : | |
| State : | Jharkhand |
| Village/Town/City : | Jamshedpur |
| Aadhaar No : | xxxxxxxx5964 |
| Photo : |  |

Registering Officer

Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Jamshedpur

Token No.36Token Date: 14/09/2018


Party Name: MOHAMMAD AFSAR ALI MOZAFFER

Father/Husband Name:LATE ALI MOZAFFER

(Identifier)

FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR SOUTH
DELHI, DELHI 110025

Deed Type: Power of Attorney

| Party Details | |
|----------------------|---|
| Name : | Mohammad Afsar Ali Mozaffer |
| Gender : | M |
| DOB : | 21-01-1958 |
| C/o : | S/O: Late Ali Mozaffer |
| District : | South Delhi |
| House/Building No. : | P-88/89, FIRST FLOOR |
| Locality : | BATLA HOUSE |
| Pincode : | 110025 |
| Post Office : | |
| State : | Delhi |
| Village/Town/City : | Jamia Nagar |
| Aadhaar No : | xxxxxxxx7570 |
| Photo : |  |

Registering Officer

Party Signature

Operator's Signature



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

Token Date/Time: 14/09/2018 13:28:02.

| | | | | | |
|----------------------------|--|------------------|------------|-------------------|----------------------|
| Document Type | Power of Attorney | Presenter | HASMAT ARA | Date of Entry | 14/09/2018 |
| Presenter Name & Address | P - 88/89, FIRST FLOOR FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR, SOUTH DELHI, DELHI PIN 110025 | | | | |
| Stampable Doc. Value | 0 | DOE | | Total Pages | 50 |
| Document/Transaction Value | 0 | Stamp Value | 50 | Book | IV |
| Special Type | | Serial /Deed No. | / | CNO/PNO | |
| Remarks / Other Details | | Old Serial No. | / | | |
| Property Details: | | App. ID | 255114 | e-Stamp Cert. No. | IN-JH11758000863027Q |

| Anchal | Th. No. | Wrd/Hik | Mauza | Kh. No. | Plot No. | Regil Vol | Regil Pno | Plot Type | Boundary North | Boundary South | Boundary East | Boundary West | H No. | ULB | Category | Area | Min. Value |
|------------|---------|---------|--------|---------|----------|-----------|-----------|-----------|----------------|----------------|------------------|---------------------|-----------------|-----------|----------|---------------|------------|
| JAMSHEDPUR | 1641 | 10 | PARDIH | 811 NEW | 3349 NEW | P/1 | 218 | | NIJ | GALLI | OLD PURULIA ROAD | LAND OF SUBHAN MIAN | 0090004297000A1 | MANGO NAC | U_RES | 10.90 Decimal | 2969160 |

Other Property Details:

Party Details:

| Party Type | Party Name | Father/Husband | Occup. | Relation | Caste | Gender | PAN/F 60 | Mobile | Aadhar | Pres.Address | Perm. Address |
|------------|---------------------------------------|--|-----------|----------|-------|--------|----------|------------|--------------|--|---------------|
| Principle | hasmat ara @ hasmat ara hashim haider | mohammad afsar ali @ Mohammad Afsar Ali Mozaffer | Housewife | | | Female | | xxxxxxxx79 | xxxxxxxx5837 | Old Purulia Road, Mango, P.S. Azadnagar, Jamshedpur, | do |
| Attorny | md rashid | md khali | business | | | Male | | xxxxxxxx79 | xxxxxxxx5964 | Laam 502, Mahai Gaon Old Purulia Road, Mango, Jamshedpur | do |
| Identifier | MOHAMMAD AFSAR ALI MOZAFFER | LATE ALI MOZAFFER | business | | | Male | | xxxxxxxx79 | xxxxxxxx7570 | FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR SOUTH DELHI, DELHI 110025 | do |
| Witness1 | MOHAMMAD AFSAR ALI MOZAFFER | LATE ALI MOZAFFER | business | | | Male | | xxxxxxxx79 | xxxxxxxx7570 | FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR SOUTH DELHI, DELHI 110025 | do |
| Witness2 | GHULAM SERWER JAMAL | GHULAM HASNAIN ZEHEDI | BUSINESS | | | Male | | xxxxxxxx79 | | PARDIH ROAD MANGO JSR | DO |

Fee Details:

| SN. | Fee Name | Net Amount |
|-----|--------------|-----------------|
| 1 | SP | 750.00 |
| 2 | E(III) | 10000.00 |
| | Total | 10750.00 |

Hasmat ara

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

MD. Rasim

Signature's of Executant & Claimant

उपर्युक्तदियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

A. Khali
दस्तावेज लेखक का हस्ताक्षर

Hasmat ara
प्रस्तुतकर्ता का हस्ताक्षर डाटा इंद्रि अंशुकर का हस्ताक्षर

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

उपर्युक्त हशमत आरा @ हशमत आरा हाशिम हैदर ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी पहचान मोहम्मद अफसर अली मोजाफर द्वारा अली मोजाफर

निवासी दक्षिण पार्सी पेशा अर्थ ने की।

Upak
निबंधन पदाधीन का हस्ताक्षर



निबंधन विभाग, झारखंड
जमशेदपुर

Token No.36 Token Date: 14/09/2018
Serial/Deed No./Year :4589/271/2018
Deed Type: Power of Attorney

| SN. | Party Details | Photo | Thumb |
|-----|--|-------|-------|
| 1 | hasmat ara @ hasmat ara hashim haider Father/Husband Name:mohammad afsar ali @ Mohammad Afsar Ali Mozaffar (Principle) Old Purulia Road, Mango, P.S. Azadnagar, Jamshedpur, | | |
| 2 | md rashid Father/Husband Name:md khalil (Attorny) Laam 502, Mahal Gaon Old Purulia Road, Mango, Jamshedpur | | |
| 3 | MOHAMMAD AFSAR ALI MOZAFFER Father/Husband Name:LATE ALI MOZAFFER (Identifier) FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR SOUTH DELHI, DELHI 110025 | | |
| 4 | MOHAMMAD AFSAR ALI MOZAFFER Father/Husband Name:LATE ALI MOZAFFER (Witness1) FLAT NO 105 REHMAN APARTMENT BATLA HOUSE JAMIA NAGAR SOUTH DELHI, DELHI 110025 | | |
| 5 | GHULAM SERWER JAMAL Father/Husband Name:GHULAM HASNAIN ZEHEDI (Witness2) PARDIH ROAD MANGO JSR | | |

Book No. IV
Volume 31
Page 465 To 514
Deed No 4589 / 271
Year 2018
Date 14/09/2018

Registering Officer

14/9/18

Signature of Operator