

## INDEMNITY BOND FOR BASEMENT

The Indemnity bond is executed by Sri Kaushal Kumar Singh, S/o, Late P.N.Singh, by faith Hindu, by occupation Business, by Nationality Indian, R/O 16 C.H.Area (East), P.S. Bistupur in town Jamshedpur, District Singhbhum East in favour of Mango Municipal Corporation.

Whereas the Executant has submitted to the concerned Authority the plans for sanction of basement over **Plot No. 2117, 2118, 2122, 2123, 2125, 2126, 2146, 2124, 2140, 2150, 2151, 2142, 2144, 2145, 2146, Khata No. 281, Village/Mauza Mango, Ward No 9, Thana No. 1642**, 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 MMC 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 MMC Authority for construction of the basement the executant undertakes that he/she shall at all times keep MMC 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 MMC Authority.

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**NOTARY PUBLIC**  
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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 MMC Authority to the full extent any amount which MMC 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.

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...04th of Feb., 2021 At...Thur day.



KAUSHAL KANCHAN CONST (P) LTD

Indemnifier

DIRECTOR

Developer's Details and Signature:

Kaushal Kanchan Construction Pvt. Ltd.  
represented by its Director Sri Kaushal Kumar Singh

Date:

Witness:

✓ 1. Name Niranjan Kr Singh  
Full Address Muzga, J.S.R.

Date 4.2.2021

(Signature)

✓ 2. Name P.K. Adhikary  
Full Address Talca, Jharkhand

Date 4.2.21

(Signature)

04/2/21  
**PRAMOD KUMAR BHAGAT**  
**NOTARY PUBLIC**

East Singhbhum, Reg.No.2842 (J)  
Govt. of Jharkhand, JSR. (INDIA)

Signed / Put L.Tl.  
In my Presence

Advocate

Date:.....