

10000 ₹. Rs.10000

10000 ₹. सत्यमेव जयते Rs.10000
भारत INDIA
INDIA NON JUDICIAL

03AA 791822

:: 2 ::

of the ONE PART;

IN FAVOUR OF

SHRIMATI RENU GUPTA, Wife of Shri Dilip Kumar Gupta,
by Faith Hindu, by Nationality Indian, by occupation
household affairs, resident of Kalikapur, P.S.
Potka, District East Singhbhum, hereinafter
called the "PURCHASER" (Which expression
shall unless, excluded by or repugnant to the
context, mean and include her heirs, successors,
executors, administrators, legal representatives,
nominees and assigns) of the OTHER PART;

Witnesseth as follows:-

..p/3



*Shri Tej Kumar Chose
20.6.2003*

:: 4 ::

Whereas the aforesaid Gift Deed bearing No 2922 dated 15-6-1993, has been rectified vide Deed of Rectification bearing No: 4872 dated 15-9-2001, to remove the errors in schedule portion of the aforesaid gift deed.; And

Whereas the aforesaid pucca house standing on land measuring three kathas eighteen & half dhurs in New Plot No: 2273, under New Khata No 381 of Mouza Mango, Ward No 10, JNAC(Mango) has been mutated in the name of present vendor, in the records of the Landlord through Circle Officer Jamshedpur, vide Mutation Case No: 1242/ 2002-2003. And



Shri. B. K. Singh
23.6.2003

55

Whereas present vendor is in urgent need of money for his personal emergent expenses as such he has decided to sell land with pucca house standing on land measuring 3,50,000/- (Rupees Three Lakhs fifty thousand) only in favour of the purchaser, on the following terms and conditions:-

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:-

- 1) That in consideration of a sum of Rs. 3,50,000/- (Rupees Three Lakhs fifty thousand) only paid by the purchaser to the vendor, as per the details given in the Mode of Payment written below, the



Diptakumarhose
23.6.2002

:: 6 ::

receipt of which sum the vendor hereby admits and acknowledges as full, final and the highest consideration amount against the sale of the schedule below property, the vendor has conveyed and transferred by way of sale the schedule below property, with all his rights, title, interest, possession, easements and appurtenances thereto in favour of the purchaser TO HAVE AND TO HOLD the same as the lawful owner thereof, without any interruption, hindrance from or by the present vendor or any other person or persons claiming under him.



Prakash Kumar Chose
13.6.2013

:: 7 ::

- 2) That the vendor has delivered the peaceful possession of schedule below property to the purchaser, absolutely free from encumbrances, liens or charges and attachments of any kind whatsoever.
- 3) That from today all rights, title, interest, of the vendor over the schedule below property vested completely with the purchaser, who has become the lawful owner of the same and she is free to use and enjoy over the same in any manner as the purchaser may deem fit and proper.

:: 8 ::

Dr. P. K. Chose
22.6.2003

- 4) That purchaser shall be entitled to obtain mutation of schedule below property in her own name in the records of the Landlord the State of Jharkhand through Circle Officer at Jamshedpur and accordingly shall pay rent for the same and to obtain receipts thereof in her own name.
- 5) That the vendor has handed over all the relevant papers, in connection with the schedule below property, to the purchaser.
- 6) That this sale shall be binding on all concerned including the legal heirs and successors of both the vendor and the purchaser.

...p/9

:: 9 ::

" S C H E D U L E "

Sripte Kumar Khose
23.6.2003

A Pucca house which consists of two bed rooms,
one drawing room, one dining room, kitchen, toilet,
bath room, one puja room, and verandah etc. having
total carpet area 650 sq.ft. standing on land
measuring Three Kathas eighteen & half dhurs i.e.
more or less two thousand five hundred eighty four
square feet) in Mouza Mango, Survey Ward No 10,
JNAC(Mango) being New Plot No 2273, under New
Khata No: 381, within P.S.Mango, Town Jamshedpur,
Pargana Dhalbhum, Dist.Sub-registry office Jamshedpur
Dist. East Singhbhum which is bounded as follows:-
North :- House of Mrs.Chhabi Mazumdar
South :- 10'ft.wide Road and then house of Sri
C.R.Dev
East :- 3'ft.wide common passage then house
premises of K.M.Dubey and Smt.Bangobas
West :- House of Sri Molay Chakraborty.

Dr. Pradip Kumar Sahoo
23.6.2003

:: 10 ::

Annual rental of Rs.0.80 paise only payable to the Landlord through Circle Officer Jamshehpur.

MODE OF PAYMENT OF CONSIDERATION

Four Demand Drafts bearing No: 0515976 for Rs.50,000/- No: 0515977, for Rs.1,00,000/- No:0515978 for Rs.1,00,000/- all dated 9-6-2003 and D.D.No:0515985 dated 17-6-2003 for Rs.1,00,000/-. All aforesaid

Four Demand Drafts issued by Bank of India, Kalikapur, and payable at Jamshehpur, in the name of present vendor.

In Witnesses Whereof the Vendor has signed this sale deed today at Jamshehpur on the date aforementioned.

Witnesses:-

1) *Amit Ghosh*
23/6/03

2) *Pradip Kumar Sahoo*

23.6.2003
Md. Kamal Hossain

∴ 11 ∴

Drafted, read over and explained the contents of this sale deed to the Executant/ Vendor who found and admitted the same to be true and correct.

correct.

B. N. Aggarwal

Advocate:

23.6.2003

Typed by

[Signature]

Md. Umar, Jr., Court

Original and duplicate are same and exact copy of each other and this sale deed has 1300 words.

B. N. Aggarwal

23.6.2003

