



# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : 2b7529829b4a3ec4a1eb

Receipt Date : 24-Dec-2021 12:28:39 pm

Receipt Amount : 89210/-

Amount In Words : Eighty Nine Thousands Two Hundred And Ten Rupees Only

Token Number : 20210000138426

Office Name : District SRO - Jamshedpur

Document Type : Gift

Payee Name : RANJEET SINGH ( Vendor )

GRN Number : 2109017256



Defaced  
कर दिया  
24/12/21

:- For Office Use :-



2021/JSR/6344/1341/5903

इस रसीद का उपयोग केवल एक ही दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु ही किया जा सकता है। पुनः प्रिन्ट कर अथवा फोटो कॉपी आदि द्वारा इसी रसीद का दूसरे दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु उपयोग भारतीय मुद्रांक अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।

Ranjeet Singh

2021/JSR/6344/1341/5903

31-01-2022

24/12  
1416,000

PS  
Mango

Stamp  
89210



SHAMBHU K. SINGH  
Advocate  
24/12/21



24/12

खता नका 329 प्राठ नका 902  
प्रतिवर्ष रू 1000 में देखा जायेगा

विभाग 21 के अधीन गणना: भारतीय स्टाफ-अभिनियम  
(विभाजन स्टाफ सेवा), 1979 की अनुसूची  
1 या फि, से... के अधीन  
प्रमाणित स्टाफ-सहित (या स्टाफ-शुल्क  
के समुदाय या स्टाफ-शुल्क अपेक्षित नहीं)।  
निबंधन-पदाधिकारी

लिन्या अवर निबन्धक 24/12/21  
न्यूनतम प्रत्याकृत सूची से  
जाँचा एवं सही पाया।  
24/12/21

**GIFT DEED**

Govt. Value:- 14.16.000/-

Fee 283200

THIS GIFT DEED is made on this the 24th day of December, 2021 at Jamshedpur:

BETWEEN:

ANJ 283200  
LHA 300  
PRO 100

**RANJEET SINGH (UID: 8065 5994 5810), S/O Late Ragho Sharan Singh, by faith Hindu, by Caste General (Non CNT), by Occupation Unemployed, by Nationality Indian, residents of Jawaharnagar, Road No.- 15, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110 hereinafter called the DONOR (which expression shall unless, excluded by or repugnant to the context, mean and include their heirs, successors, executors, administrators, legal representatives and assigns) of the One Part;**

**AND**

**ANNAPURNA DEVI (UID: 7693 0506 0378), W/o Ranjeet Singh, by Nationality Indian, by Faith Hindu, by Caste General (Non CNT), by Occupation Housewife, R/o**

दस्तावेज जाँचा

Ragho Sharan Singh

H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110 hereinafter called the **DONEE** (which expression shall unless, excluded by or repugnant to the context, mean and include his heirs, successors, executors, administrators, legal representatives, and assigns) of the Other Part;

**WITNESSETH AS FOLLOWS:-**

Whereas the Donor above name are the lawful, real, bonafied owner in possession having absolute right, title, interest over piece and parcel of land measuring an area 1560 Sq. Ft. i.e. 3.58 Sq.Ft., recorded under old Khata No.- 609 corresponding to New Khata No.- 329, Old Plot No.- 1176, 1177 Corresponding to New Plot No.- 902, Thana No.- 1641, Halka No.- 2, at Mouza- Pardih Ward No.- 9 MNAC, Thana- Mango, Dist. Sub-registry Office Jamshedpur, Dist. East Singhbhum and they have been in peaceful physical possession over the aforesaid land without any interruption from any one in any corner;

And whereas the actual owner namely Late Ragho Sharan Singh was died and after his death the donor being his son inherited the said property and said property purchased by the donor through a Registered Sale Deed No.- 1728, on dt. 09-03-1989 registered at the District Sub-Registrar Office, Jamshedpur from its previous owner namely Kulwant Singh Viridi, son of Late Dhanna Singh Viridi and after that he also got mutated the same from C.O. Jamshedpur vide Mutation Case No.- 147/89-90 and from than he have been in peaceful physical possession over the aforesaid land without any interruption from any one in any corner;

And whereas the Donee is wife of the Donor and always take care of his and have good love and affection between the parties as such he decided to gift the respective property fully described in the schedule below in favour of the present donee on the following terms and conditions and present donee has also accepted the proposal of the Donor;

Ranjit Singh

**NOW THIS GIFT DEED WITNESSETH AS FOLLOWS:-**

1. That in consideration of natural love and affection which the Donor have and still for the donee as such the Donor have voluntarily transferred by way of Gift the aforesaid property described in the schedule below along with all their rights, title, interest, possession, easements and appurtenances thereto in favour of the present donee TO HAVE AND TO HOLD the same as the lawful owner thereof, without any interruption, hindrance or disturbances from or by the present Donor or any other person or persons claiming under them.
2. That the Donor have delivered the peaceful physical possession of the scheduled property to the Donee, absolutely free from all encumbrances, liens or charges and attachments of any kind whatsoever.
3. That from this day all rights, title or interest of the Donor over the schedule below property vested completely with the donee and henceforth the Donor have ceased to have any manner of title or claim over the said property.
4. That from this day the Donee has become the sole and bonafide owner of the aforesaid property fully described in the schedule below, and is free to use and enjoy over the same in any manner as the donee may thinks fit and proper with full power to convey or transfer/sale, mutated, take holding number from municipality of the same in favour of herself.
5. **The Donor hereby Assure the Donee and Covenant:-**
  - i) That the Donor is the lawful owner of the schedule below property and accordingly he transferred the same in favour of the donee by way of gift.
  - ii) That from today the donee shall use and possess the aforesaid property according to his desire and requirement as the lawful owner thereof, without any interruption or impediment from any corner.

Rajesh Singh

6. That the Donor have further agreed to execute and register, at the cost of the donee, any other documents, if necessary, to more perfectly ensure the ownership and possession of the donee over the schedule below property.
7. That the Donor handed over all the relevant papers and documents in connection with the schedule below property to the donee.

**SCHEDULE**

All piece and parcel of land measuring an area 1560 Sq. Ft. i.e. 3.58 Sq.Ft., recorded under old Khata No.- 609 corresponding to New Khata No.- 329, Old Plot No.- 1176, 1177 Corresponding to New Plot No.- 902, Thana No.- 1641, Halka No.- 2, at Mouza- Pardih Ward No.- 9 MNAC, Thana- Mango, Dist. Sub-registry Office Jamshedpur, Dist. East Singhbhum, in the State of Jharkhand which shall bounded as follows:

North: Portion of Plot No.- 902

South: Road (Purulia Highway)

East : Plot No.- 903

West : Private Road of J.K.S Housing Society

Holding No.- 0080000290000X1, Punji II Vol- 32 & Page No.- 34

The aforesaid property is situated at Main Road.

IN WITNESSES WHEREOF the Donor and the Donee both have signed this Gift Deed today at Jamshedpur on the date, month and year first above mentioned in the presence of the following witnesses.

**Witnesses:-**

- 1) Amit Kumar Singh  
S/O Rajesh Singh  
R/O,  
JKS Colony, Road No-15,  
Jawaharnagar, mango,  
Jamshedpur- 831012.



Ranjit Singh

6. That the Donor have further agreed to execute and register, at the cost of the donee, any other documents, if necessary, to more perfectly ensure the ownership and possession of the donee over the schedule below property.
7. That the Donor handed over all the relevant papers and documents in connection with the schedule below property to the donee.

**SCHEUDLE**

All piece and parcel of land measuring an area 1560 Sq. Ft. i.e. 3.58 Sq.Ft., recorded under old Khata No.- 609 corresponding to New Khata No.- 329, Old Plot No.- 1176, 1177 Corresponding to New Plot No.- 902, Thana No.- 1641, Halka No.- 2, at Mouza- Pardih Ward No.- 9 MNAC, Thana- Mango, Dist. Sub-registry Office Jamshedpur, Dist. East Singhbhum, in the State of Jharkhand which shall bounded as follows:

North: Portion of Plot No.- 902

South: Road (Purulia Highway)

East: Plot No.- 903

West: Private Road of J.K.S Housing Society

Holding No.- 0080000290000X1, Punji II Vol- 32 & Page No.- 34

The aforesaid property is situated at Main Road.

IN WITNESSES WHEREOF the Donor and the Donee both have signed this Gift Deed today at Jamshedpur on the date, month and year first above mentioned in the presence of the following witnesses.

**Witnesses:-**

1) Amit Kumar Singh

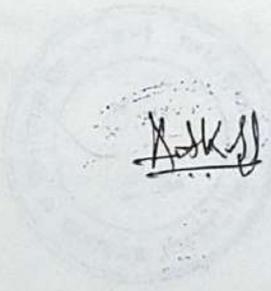
S/O Ranjeet Singh

R/O,

J.K.S Colony, Road No.-15,

Jawaharnagar, mango,

Jamshedpur- 831012.



*Handwritten signature*

*Handwritten initials*

2) Anan Kumar Singh  
S/O, Rajesh Singh  
R/O, JKS Colony, Road No. 15,  
Jawaharnagar, Mango, Jamshedpur  
- 831012.

DRAFTED BY  
*S.K. Mittal*

JSR COURT

TYPED BY

SHAMBHU KUMAR MITTAL  
ADVOCATE J.S.R. 22/12/21  
Advocate

Name of Donee  
**ANNAPURNA DEVI**



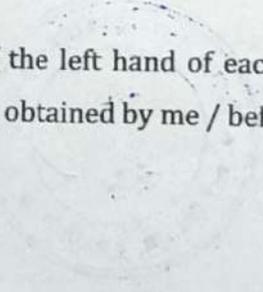
SHAMBHU KUMAR MITTAL  
*Handwritten signature*  
Advocate  
22/12/21

31-01-2012



**CERTIFICATE:-**

Certified that the finger prints of the left hand of each person(s) whose photographs affixed in the document have been obtained by me / before me.



SHAMBHU KUMAR MITTAL  
*Handwritten signature*  
Advocate  
22/12/21  
Advocate



**OFFICE OF THE SUB REGISTRAR**

Office Name :- District SRO - Jamshedpur

District Name :- EastSinghbhum

State Name :- Jharkhand

**Deed Endorsement**

Token No :- 20210000138426

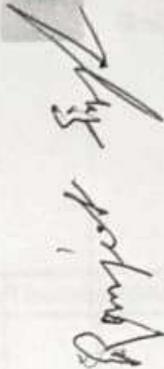
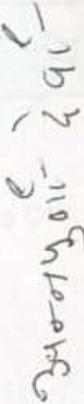
Deed Type	Gift
Number of Pages	56
Fee Details	Stamp Duty :- Rs. 89208, PR :- Rs. 1, SP :- Rs. 840, A15 :- Rs. 28320, LL :- Rs. 3,
Property No.	1
Valuation Details	Value :- Rs.1415980/- ,Transaction Amount :- Rs.0/-
Property Details	District :- EastSinghbhum , Tehsil :- Jamshedpur , Village Name :- Pardih Location :- Main Road, Pardih Word No9 Property Boundaries :- East: Plot No.- 903, West: Private Road of J.K.S Housing Society, South: Road (Purulia Highway), North: Portion of Plot No.- 902 Ward Number - 9Holding Number - 0080000290000X1Volume Number - 32Page Number - 34Khata Number - 329Plot Number - 902 Area Of Land :- 3.58 Decimal

Sh./Smt.RANJEET SINGH s/o/d/o/w/o LATE RAGHO SHARAN SINGH has presented the document for registration in this office today dated :- 24-Dec-2021 Day :- Friday Time :- 12:55:47 PM



RANJEET SINGH(Individual)

Party Name	Document Type	Document Number
RANJEET SINGH	PAN/UID	AENPS8181B

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	<b>RANJEET SINGH</b> <b>Address1 -</b> Jawaharnagar, Road No.- 15, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110, <b>Address2 -</b> , , , Jharkhand <b>PAN No.:</b> AENPS8181B,Permission Case No.-	Yes	Ranjeet Singh <b>Address:-</b> , , Jawaharnagar Road No-15 Turn Mango, PO-Azadnagar Thana-Mango, Jamshedpur, , Purbi Singhbhum, 832110, , Jharkhand, India		DONER Age:55			
2	<b>ANNAPURNA DEVI</b> <b>Address1 -</b> H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110, <b>Address2 -</b> , , , Jharkhand <b>PAN No.:</b> BASPD5344M,Permission Case No.-	Yes	Annpurna Devi <b>Address:-</b> HOUSE NO 08, NEAR CITY MOTAER, ROAD NO 16 JAWAHAR NAGAR MANGO, JAMSHEDPUR, Azadnagar, , East Singhbhum, 832110, , Jharkhand, India		DONEE Age:48			

**Identification:**

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
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1

**AMIT KUMAR SINGH**  
S/o-D/o RANJEET SINGH

Address1 - H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110, Address2 -

... Jharkhand

PAN No.:



*[Handwritten signature]*

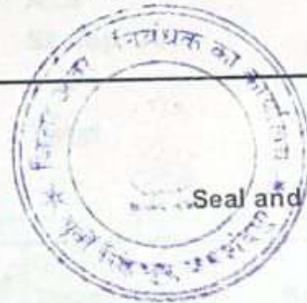
**Witness:**

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	<b>AMAN KUMAR SINGH</b> Address1 - H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110, Address2 - ... Jharkhand			<i>[Handwritten signature]</i>

Signature of Operator

*[Handwritten signature]*



Seal and Signature of Registering Officer

*[Handwritten signature]*

Above signature & thumb Impression are affixed in my presence.

Above mentioned, ( RANJEET SINGH), has/have admitted the execution before me. He/ She/ They has / have been identified by (AMIT KUMAR SINGH) Son/Daughter/Wife of (RANJEET SINGH) resident of (H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110) and by occupation (Service).

Signature of Registering Officer



Seal and Signature of Registering Officer

*[Handwritten signature]*

Date:- 24-Dec-2021





## Document Registration Summary 1

Date :-24-Dec-2021

- Government/Market Value: ₹1416000/-
- Transaction Amount: ₹0 /-
- Paid Stamp Duty: ₹89210 /-

On Date 24-12-2021 Presented at District SRO -  
Jamshedpur

Signature of Presenter

District SRO - Jamshedpur

Receipt : 579468

Receipt Date : 24-12-2021

Presenter Name: -

PR	₹1
SP	₹840
LL	₹3
A15	₹28320
Stamp Duty	₹89210

**Total** ₹118374

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	89208	89210	-2	GRAS	RanjeetSingh	• GRN Number : 2109017256 • DEPT Transaction Id : 2b7529829b4a3ec4aleb • Transaction Type :	89210
PR	1	1	0	GRAS	RanjeetSingh	• GRN Number : 2109017766 • DEPT Transaction Id : 97fd8a257e7cfca58971 • Transaction Type :	1
SP	840	840	0	GRAS	RanjeetSingh	• GRN Number : 2109017766 • DEPT Transaction Id : 97fd8a257e7cfca58971 • Transaction Type :	840
A15	28320	28320	0	GRAS	RanjeetSingh	• GRN Number : 2109017766 • DEPT Transaction Id : 97fd8a257e7cfca58971 • Transaction Type :	28320



## Pre Registration Docket

Date :- 24-12-2021 12:38 pm

Office Name :- District SRO - Jamshedpur

Token No:- 20210000138426

Appoinment :- 24-Dec-2021 Time:- 13:0

Article	Gift
Pre Registration Date	22-Dec-2021
No. Of Pages	28
Stamp Duty	89208
Paid Stamp Duty	0
Total Fees	₹ 29,164.

Property Id: **646221**

Valuation No. : 868393 / 2021	:- 2021-2022	User Id : 9491	Date : 24-December-2021 12:25:PM
State : Jharkhand	District : EastSinghbhum	Tahsil : Jamshedpur	
Land Type : Urban	Corporation : Mango Nagar Nigam	Village/City : Pardih	
Pardih Word No9 - Main Road	-		
Ward Number - 9			
Holding Number - 0080000290000X1			
Volume Number - 32			
Page Number - 34			
Khata Number - 329			
Plot Number - 902			
Valuation Rule : Residential Land			
Property Details			
1	Land area	3.58 Decimal	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 3.58 x 395525 = 1415979.5	₹14,15,980/-
A	Total		₹14,15,980/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹14,16,000/-
Total Amount in Words : Fourteen Lakhs Sixteen Thousands Rupees Only.			

Land measurement, Sub Part and House No.	<b>Property Boundaries</b> East: Plot No.- 903, West: Private Road of J.K.S Housing Society, South: Road (Purulia Highway), North: Portion of Plot No.- 902
Area	Land area : 3.58 Decimal



झारखंड सरकार  
राजस्व एवं भूमि सुधार विभाग  
पंजी II प्रति

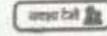
December 23, 2021

भाग वर्तमान	32	पुस्त संख्या	34										
जिला का नाम	पूर्वी सिंहभूम	अनुमंडल नाम	घातभूम	अंचल का नाम	मानगो	हलका का नाम	हलका-2	इस्टेट का नाम	JHARKHAND				
मोजा का नाम	वर्ड नं. 9 अ.क्षे.मानगो	होलिंग संख्या	609	तौजी संख्या	0	खण्ड नम्बर	16412	खाता का प्रकार	रेयती				
राधोकरण सिंह, पिता-स्व. देवनासरण सिंह													
खाता नम्बर	प्लॉट संख्या	रकबा			परिवर्तन के लिए प्राधिकार						लगान	सेस	
609	902	0 ऐ 3.58 डि 0 हे			नामान्तरण मुकदमा सं 147/89-90						7	0	
कुल परिमाण		0 ऐ 3.58 डि 0 हे											
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
06-23-2021	0698000373	1990-1991	2021-2022	217	7	54.25	1.75	108.5	3.5	108.5	3.5	43.4	1.4

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

Mutation Cases Not Found !!

List Of Case Status Details



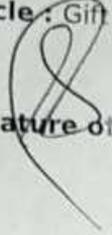
यह एक कम्प्यूटर जनित प्रति  
यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है  
किसी भी प्रकार की अपुष्टियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें  
प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें

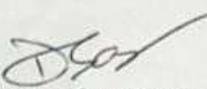
*Ranjit Singh*



LL	3	3	0	GRAS	RanjeetSingh	<ul style="list-style-type: none"> <li>• GRN Number : 2109017766</li> <li>• DEPT Transaction Id : 97fd8a257e7cfca58971</li> <li>• Transaction Type :</li> </ul>	3
Sub Total	118372	118374	-2				

Article : Gift Number of Pages : 56

Signature of Operator 

Signature of Head Clerk 

Signature of Registering Officer 



310014011-291P-

Deed Writer / Advocate

Vendee / Claimant

Vendor / Executant

SHAMBHU KUMAR MITTAL  
Advocate

Ranjit Singh



Government/Market Value	1415979.5
Transaction Amount	-

DONEE	<b>-Mrs. ANNAPURNA DEVI, Address - H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110- ,Father/Husband Name RANJEET KUMAR SINGH , PAN No.- ,Permission Case No.- , Aadhaar No. *****0378</b>
DONER	<b>-Mr. RANJEET SINGH, Address - Jawaharnagar, Road No.- 15, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110- ,Father/Husband Name LATE RAGHO SHARAN SINGH , PAN No.- ,Permission Case No.- , Aadhaar No. *****5810</b>

Witness Information	<b>Mr. AMAN KUMAR SINGH , Address - H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110- ,Father/Husband Name-RANJIT SINGH</b>
---------------------	--

Identifier Details	<b>Mr. AMIT KUMAR SINGH , Address - H. No.- 8, Jawaharnagar, Road No.- 16, Turn Mango, PO- Azadnagar, Thana- Mango, Jamshedpur, District- East Singhbhum, Jharkhand- 832110- ,Father/Husband Name-RANJEET SINGH</b>
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Fee Rule:Gift Deed		
1	Stamp Duty	89,208

1	SP	840
<b>Total</b>		<b>840</b>

Fee Rule:Gift Deed		
1	LL	3
2	PR	1
3	A15	28,320
<b>Total</b>		<b>28,324</b>

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.

Token No.: 20210000138426

## CERTIFICATE

Office of the District SRO - Jamsshedpur

This Gift was presented before the registering officer on date **24-Dec-2021** by **RANJEET SINGH, S/O, D/O, W/O LATE RAGHO SHARAN SINGH** resident of Jawaharnagar, Road No.- 15, Turn Mango, PO- Azadnagar, Thana- Mango, Jamsshedpur, District- East Singhbhum, Jharkhand- 832110 .  
This deed was registered as Document No:- **2021/JSR/6344/BK1/5903** in Book No :- **BK1, Volume No :- 1162** from Page No :- 381 to 436 at, office of District SRO - Jamsshedpur

Date:- **24-Dec-2021**

  
Registering Officer

Transaction Success! Please Note Your Transaction Id.

OV

Name	RanjeetSingh
Token No / Depositor ID	20210000138426
Amount	29164
Transaction ID	97fd8a257e7cfca58971
GRN	2109017766
CIN	10002162021122404865
Time	2021-12-24 12:39:54

कोरोना को हराना है सफाई को अपनाना है



दो मज की दूरी मास्क है जरूरी

Ranjeet Singh

