



# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : 7a3fc565d18c0f490f89

Receipt Date : 31-Jul-2021 12:58:11 pm

Receipt Amount : 60000/-

Amount In Words : Sixty Thousands Rupees Only

Token Number : 20210000078826

Office Name : District SRO - Jamshedpur

Document Type : Sale Deed

Payee Name : GAYTRI SINGH BIHUMIJ ( Vendeo )

GRN Number : 2106735371



:- For Office Use :-

Deface  
31/7/21  
S



2021/JSR/2526/BK1/3305

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।

इस रसीद के माध्यम से पूर्व में किसी प्रकार का शैवालदीनीगर्ह है

Ganapati  
31/8/2021

Gaytri Singh Bihumij  
31/8/2021



# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : a520c10c47df9b753e51

Receipt Date : 03-Aug-2021 01:14:24 pm

Receipt Amount : 5300/-

Amount In Words : Five Thousand Three Hundred Rupees Only

Token Number : 20210000078826

Office Name : District SRO - Jamshedpur

Document Type : Sale Deed

Payee Name : GAYTRI SINGH BHUMIJ ( Vendee )

GRN Number : 2106780907



:- For Office Use :-

Deface  
03/08/21



Gaytri Singh Bhumi 2021

रसीद का उपयोग केवल एक ही दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु ही किया जा सकता है। पुनः प्रिन्ट  
मथवा फोटो कॉपी आदि द्वारा इसी रसीद का दुसरे दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु उपयोग भारतीय  
अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।  
रसिद रसिद के माध्यम से खर्च में किनी प्रकार की गैर नदी नीयत

3/8/2021

Subhas  
16,31,600

PS  
Mango

Star  
6000



Att  
Ret

Gomya Sundi  
3/8/2021

Misc Case No 8/2021-22  
Jamtoby L.R.D.C  
order Dated 23/7/2021

3/8/2021



विषय 21 के अधीन प्रमाण: भारतीय स्टाम्प-अधिकारण  
(इतिहास स्टाम्प ऐक्ट), 1899 की अनुसूची  
1 या 2, स. 23 के अधीन  
व्यापक स्टाम्प-सहित। (1) स्टाम्प-मुद्रा  
के विमुख या स्टाम्प-शुल्क अवेकित नहीं।

व्यक्ति नं 456 जॉ  
नं 5028  
जॉ के 2 जॉ  
3/8/2021

3/8/2021  
युनतम मूल्यकन सूची से  
जॉ के जॉ मंगा।

3/8/2021  
निवेदन-पदाधिकारी

**SALE DEED**

(By virtue of permission for sale granted by Learned L.R.D.C. Dhalbhum at Jamshedpur, in Misc. Case No. 08/2021-22, U/s. 46 C.N.T.Act, vide order passed on dated. 23.07.2021.)

Lechop

M 48948  
H.A 3  
P.R 1

THIS SALE DEED IS MADE ON THIS THE 30th DAY OF August 2021 AT JAMSHEDPUR; B Y :-

3/8/2021  
दस्तावेज जांचा

GOMIYA SUNDI S/O Late. Surja Sundi, by Caste Ho, by Occupation Cultivation, by Nationality Indian, resident of H. No. 97, Sankosai, Road No. 5, Near Budwa Chowk, Dimna Road, PS. Ulidih (Mango), Town Jamshedpur, District East Singhbhum, Jharkhand hereinafter called the SELLER (which expression shall unless repugnant to the context include his legal heirs, successors, administrators and representatives) of the ONE PART;

Aadhaar No.3242 5577 8306, PAN No. CLSPS2829C;

3/8/2021  
Gomya Sundi



12/12

03/08/21



गोप्रेया सुब्बी पिता - स्व. सरजा सुब्बी

पिता - स्व. सरजा सुब्बी

03/08/21

गोप्रेया सुब्बी



निर्वाह-परिचय

03/08/2021

3/8/2021  
3/8/2021

3.

IN FAVOUR OF

GAYTRI SINGH BHUMIJ W/O Vijay Singh Bhumij, by Caste Bhumij, by Occupation Housewife, Nationality Indian, resident of Gudrubasa, Sankosai, PS. Ulidih (Mango), Town Jamshedpur, District East Singhbhum, Jharkhand, hereinafter called the **PURCHASER** (which expression shall unless repugnant to the context include her legal heirs, successors, administrators, representatives and assigns of the **OTHER PART**;

Aadhaar No. 4884 4452 1374, Pan No. EICPB1769P;

NATURE OF DEED : SALE DEED

CONSIDERATION AMOUNT:- Rs.15,00,000/- (Rupees fifteen lakhs) only paid in different instalments through cheque and cash.

AS PER PRESENT GOVT. VALUE :- 16,31,539.80

WHEREAS, the Seller is the sole, absolute and lawful owner of land measuring an area 3 Kathas i.e., 60' ft. x 36' ft. = 2160 sq. ft., or 4.95 Decimals, situated in **Mouza Pardih**, P.S. Mango, Thana No. 1641, Ward No. 9 Mango Nagar Nigam, recorded under **Khata No. 456**, Portion of **Plot No. 5028**, within District Sub-Registry office Jamshedpur, District East Singhbhum, morefully mentioned in the schedule below ;

Handwritten signature/initials

3/8/2021

4.

AND WHEREAS, the afore said land mentioned in the schedule below along with other land recorded under Khatiyani finally published in the last survey statement record in the name of the grandfather of the Seller namely Gomiya Ho (now deceased) along with other co-tenant jointly;

AND WHEREAS after death of the said recorded tenant Gomiya Ho the seller being his grandson legal heir, successor inherited the schedule below land along with other land as his own share as the share left by his deceased father Surja Sundi and the seller came in possession of the schedule below land along with other land after amicable partition with the other co-sharers and the Seller has been in peaceful possession over the schedule below land without any interruption from any body with power to dispose of the same in any manner he likes;

AND WHEREAS, now being in urgent need of money the Seller has agreed with the Purchaser for absolute sale of the schedule below land for a total consideration amount of **Rs.15,00,000/- (Rupees fifteen lakhs) only** and the Purchaser has agreed to purchase the same at that price ;

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

1. That in consideration of the aforesaid sum of **Rs.15,00,000/- (Rupees fifteen lakhs) only** paid by the Purchaser to the Seller, the receipt of which is hereby admitted and acknowledged as full and final payment in respect of sale of the land mentioned in the schedule below by the Seller, the Seller by these presents does hereby absolutely sell,

General  
3/8/2021

5.

convey and transfer the all that land mentioned in the schedule below in favour of the Purchaser by this Sale Deed TO HAVE AND TO HOLD the same unto the Purchaser her heirs, successors without any interruption from the side of the Seller or any person/s claiming under the Seller.

2. That the Seller has delivered possession of the schedule below land to the Purchaser and from this day the Purchaser will possess and enjoy the same as absolute owner in all possible ways with power to dispose of the same in any manner she likes and the Purchaser shall be at liberty to get her name mutated in respect of the schedule below land in the records of the landlord the State of Jharkhand through C.O. Mango and shall pay rent for the same in her own name.

3. That from this day all the right, title, claim and interest of the Seller in the schedule below land will cease to exist and will vest in the Purchaser and the Purchaser will become the sole and absolute owner thereof from this day.

4. That the land mentioned in the schedule below hereby sold by this sale deed is free from all encumbrances, charges and liens.

5. That the Seller hereby declares that he has good and perfect title over the schedule below land which he has not sold, charged or transferred the same in any way to any one else prior to this Deed.

3/8/2021

6.

6. That if for any defect of title or possession of the Seller in the schedule below land shall be found, the Purchaser suffers any loss, then the Seller will be liable to compensate the same.

### SCHEDULE

(Description of the land hereby sold)

District East Singhbhum, District Sub-Registry office Jamshedpur, situated in Mouza Pardih, P.S. Mango, Thana No. 1641, Ward No. 9 Mango Nagar Nigam, recorded under Khata No. 456, Portion of Plot No. 5028, measuring an area 3 Kathas i.e., 60' ft. x 36' ft. = 2160 sq. ft., or 4.95 Decimals, of homestead vacant land.

Which is bounded by :-

NORTH : Girija Prasad Singh ;  
SOUTH : Seller Nij ;  
EAST : Seller Nij ;  
WEST : Road 12' ft. ;

The location of the land shown in Red colour in the sketch map annexed herewith which shall form part of this deed.

Annual Rent : Rs.10/- per decimals only payable to the landlord, the State of Jharkhand, through C.O. Mango.

Vol. No. 29, Page No. 44;



Jamshedpur  
31/8/2021

7.

IN WITNESS WHEREOF the Seller is executing this sale deed at Jamshedpur on this the date mentioned above.

Read over and explained the contents of this sale deed to the Executant who admits the same to be true and correct.

Ramesh Chandra  
Advocate.  
31/8/2021

WITNESSES:

1. मोहन लाल शर्मा  
शाम - मिलाईपहाड़ी एम० जे० एम०  
मिलाईपहाड़ी विला - पूर्वी खंड  
अदखल - 831012

31/8/2021

2. आनुमोहिनी कानरा  
पिता : स्व० लाल कानरा  
पता : विजय पथ रकड़िया  
कस्ती, 20370 4 अंकोराई  
वैभव केंद्राग कानरा के पास  
मानगो गम केवपुर रकड़िया  
अदखल - 831018

31/8/2021

Drafted by :-

Ramesh Chandra  
Advocate, Jsr. Court. 31/8/2021

Completed  
3/8/2021

8.

PURCHASER.



AK  
K  
A

Gayatri Singh Bhumi  
3/8/2021



Certified that the fingers print of left hand of each person whose photograph is affixed in the document have been obtained by me.

*Bhims Hembrom*  
Advocate.  
(*Bhims Hembrom*)  
E.H. 707/98



नाम अधिलुचित क्षेत्र जमरोदपुर  
 वार्ड संख्या-9  
 चारख संख्या-9  
 राजस्व थाना - घाटशिला  
 जिला सिंहभूम  
 पैमाना 1 से.मी. = 20 मी.  
 सन् - 1970-71 ई.

S लाल रंग चिह्नित प्लॉट नं. 5028 का अंश शकवा B-K-D  
 शवात नं. 456 0-3-0 Katha 60'-0" x 36'-0"  
 = 2160 sqft  
 4.95 Decimal

Purchaser → Smt Gyatri Singh Bhumi

N-36'-0" S-36'-0"  
 E-60'-0" W-60'-0"



*Handwritten signature*

Boundary:-  
 NORTH - Gairija Prasad Singh  
 SOUTH - Vendor Nij  
 EAST - Vendor Nij  
 WEST - Road 12'-0"



M.N. Raut Land Surve, --  
 Amin Raut  
 Mango J.S.R

Token No.: 2021I0000078826

## CERTIFICATE

### Office of the District SRO - Jamsshedpur

This Sale Deed was presented before the registering officer on date **03-Aug-2021** by **GOMIYA SUNDI, S/O,**  
D/O, W/O **LATE SURJA SUNDI** resident of H NO 97 SANKOSAI ROAD NO 5 NEAR BUDWA CHOWK DIMINA ROAD  
PS-ULIDIH MANGO JAMSHEDPUR .,  
This deed was registered as Document No:- **2021/JSR/3526/BK1/3305** in Book No :- **BK1**, Volume No :- **655**  
from Page No :- **387** to **454** at, office of District SRO - Jamsshedpur

Date:- **03-Aug-2021**

  
Registering Officer