

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

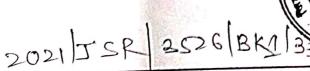
Document Type : Sale Deed

Payee Name: GAYTRI SINGH BHUMIJ (Vendee)

GRN Number: 2106735371



-: For Office Use :-





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 दुसरे दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु उपयोग भारतीय मुद्रांक अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।

इस विस्तु में महत्यम भी अभी मिसी असर का की गार्ट हैं। जिल्ला प्रोपी



Government of Jharkhand

Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number: a520c1ec47df9b753e51

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



Doface 03:08.21

-: For Office Use :-



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। अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।

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ट्रस्मीर्भ जीचा

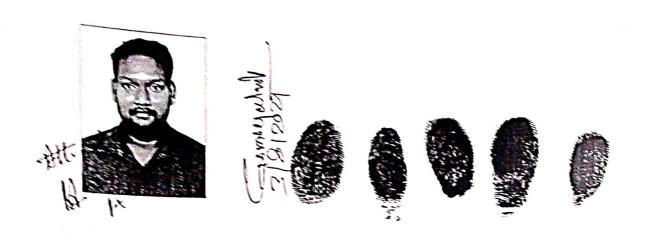
(By virtue of permission for sale granted by Learned L.R.D.C. Dhalbhum at Jamshedpur, in Misc. Case No. 08/2021-22, U/s. 46 C.N.T.Act, vide order passed on dated. 23.07.2021.)

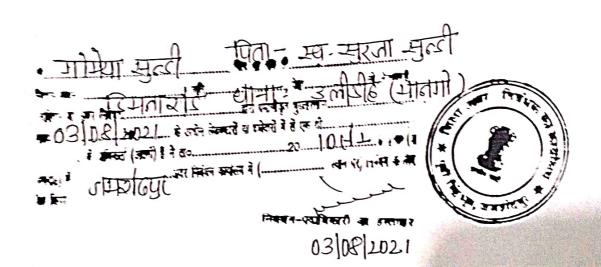
THIS SALE DEED IS MADE ON THIS THE 300 DAY OF 1009 2021
AT JAMSHEDPUR; BY:-

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;

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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;

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3/8/2021

AND WHEREAS, the afore said land mentioned in the schedule below along with other land recorded under Khatiyan 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;

4.

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,

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.

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 deciffals only payable to the landlord, the State of Jharkhand, through C.O. Mango.

Vol. No. 29, Page No. 44;

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

WITNESSES:

माम - जिलाई पहाड़ी रुम ए और वित्र में जिलाई पहाड़ी किला - प्रवी शिहंश्रम अररवर्ड - 831012 2. जानुमार्गंड बान्या 1. मोहन ल्पल श्रामेन

भानुमानि वागरी प्रमा: ह्वा पाले जानरा प्रमा: विज्ञाप पप स्वित्रिया जस्ती, 213 गण 4 शंकोराती भागा महत्वप्र स्वितिश्वा भागा महत्वप्र स्वितिश्वा 3/8/2021

Drafted by :-

Advocate. 3/8/2021

PURCHASER.



Chaytoù Ringh Bhumij 318/2021



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

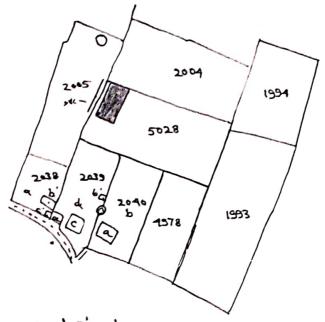
Advocate.
(Bhim Hembrom)
6.4. 707/98

भारा आहासन्तित झ्रंत्र जमसेदपुर बार्ड संख्या-९ पाजस्य थाना - ह्यारसित्ना जित्ना सिंहसुम वैमाना । शे: मी: = 20 मी: क्षेत्र - 1970-71 हैं •

S तजात्म रंग चितिहत क्रीट न. 5028 का अंश ख्वा 0-3-0 Katha 60'-0"x36-0" = 2160 sh

Purchesar -> smt Gyatri Singh Bhumig

E-60-0" M-60-0" M-36-0" S-36-0"



Boundary:-

NORTH - Girija prasad singh

SOUTH - vendor mis

EAST- vendor Nij

WEST - Road 12-0"



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

Token No.: 20210000078826

CERTIFICATE

Office of the District SRO - Jamshedpur

D/O, W/O LATE SURJA SUNDI resident of H NO 97 SANKOSAI ROAD NO 5 NEAR BUDWA CHOWK DIMNA ROAD This Sale Deed was presented before the registering officer on date 03-Aug-2021 by GOMIYA SUNDI, S/O,

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 - Jamshedpur

Date:- 03-Aug-2021

Registering Officer