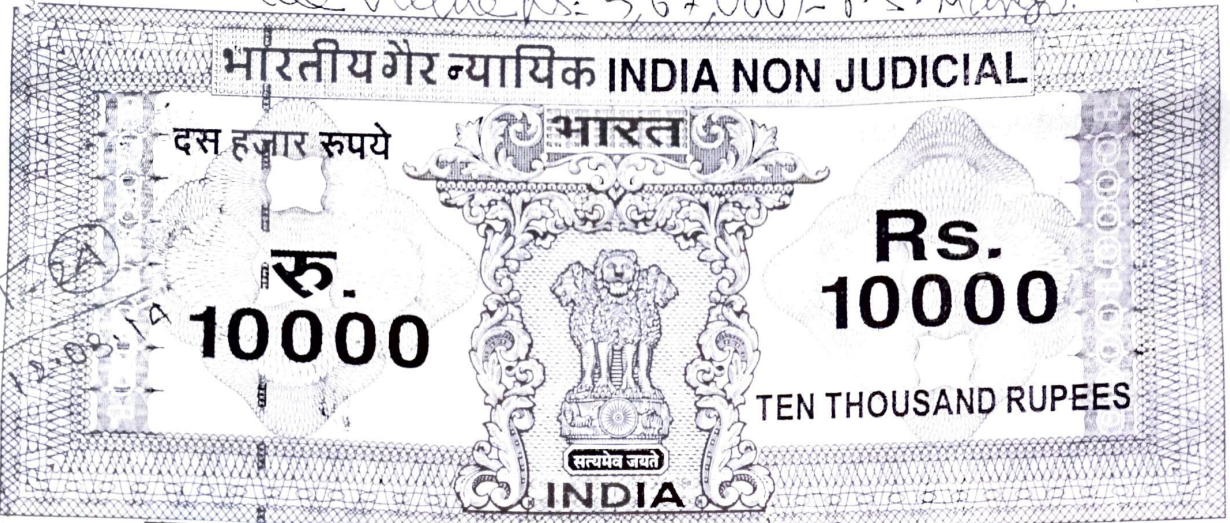


1537 Sale Value Rs. 5,67,000/- P.S. Margosa. 1156



18

झारखण्ड

Stamp No. 23 000/-

061738



ATTESTED

A.K. PRADHAN

Civil Court

Diprasad 12/08/14

बपारा नाम चारों चालीस लख
जाला डूकाह हुके अन्वय
देसुकाहा लखा में दू
नरें है। 12/3/14



ATTESTED

A.K. PRADHAN
ADVOC

Civil Court Jamshe...

Chandan Prasad
12/08/14



12/3/14

... 23 ...

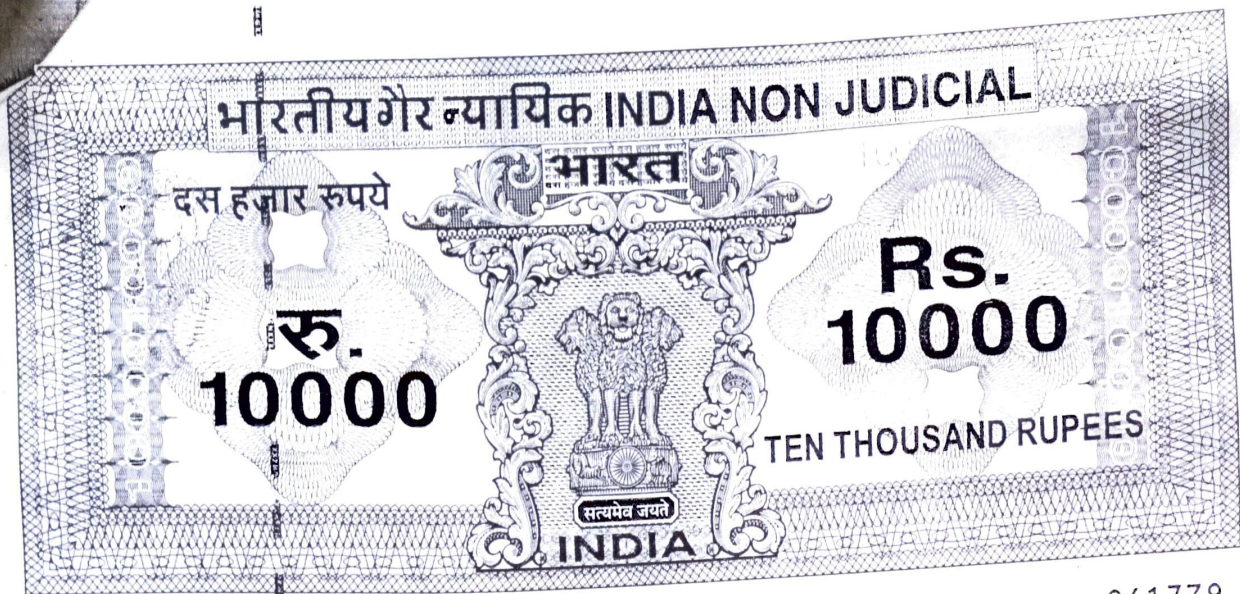
... 12/3/14 ...

SALE DEED

THIS DEED OF SALE IS MADE ON THIS THE 12TH DAY OF MARCH 2014 AT JAMSHEDPUR; BETWEEN:

Free hold 12/3/14
ADP 17010
L.K. 2=50
P.P. 0=94
12/3/14

- 1) SHRI DWARKA PRASAD, son of Late Harihar Prasad &
 - 2) SHRI CHANDAN PRASAD, son of Shri Dwarka Prasad,
- Both by faith Hindu, by Caste Sondik - Bania, by occupation Business, Nationality Indians, both residents of Road No.1, Shankosai, Dimna



झारखण्ड JHARKHAND

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D. Prasad.
12/08/14
Chandou. Prasad
12/08/14

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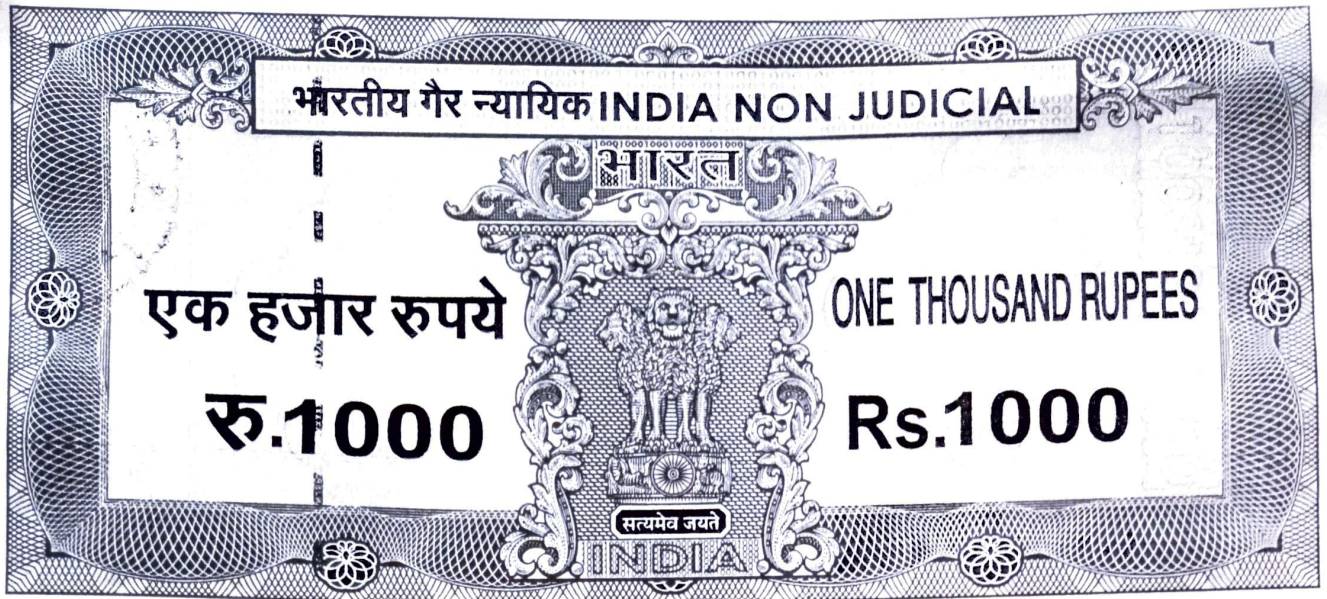
Road, Mango, P.S. Ulidih (Mango), Town Jamshedpur, District Singhbhum East, in the State of Jharkhand, hereinafter called the SELLERS (which expression shall unless, excluded by or repugnant to the context, mean and include their heirs, successors, executors, administrators, legal representatives, nominees and assigns) of the ONE PART.

IN FAVOUR OF

SMT. BABITA DEVI, wife of Shri Om Prakash Prasad, by faith Hindu, by Caste Sondik – Bania, by occupation Housewife, Nationality Indian, resident of Munwar Singh Road, Ulidih, Rajendra Nagar, P.S. Ulidih (Mango), Town Jamshedpur, District Singhbhum East, in the State of Jharkhand, 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.

NATURE OF THE DEED:

DEED OF SALE



झारखण्ड JHARKHAND

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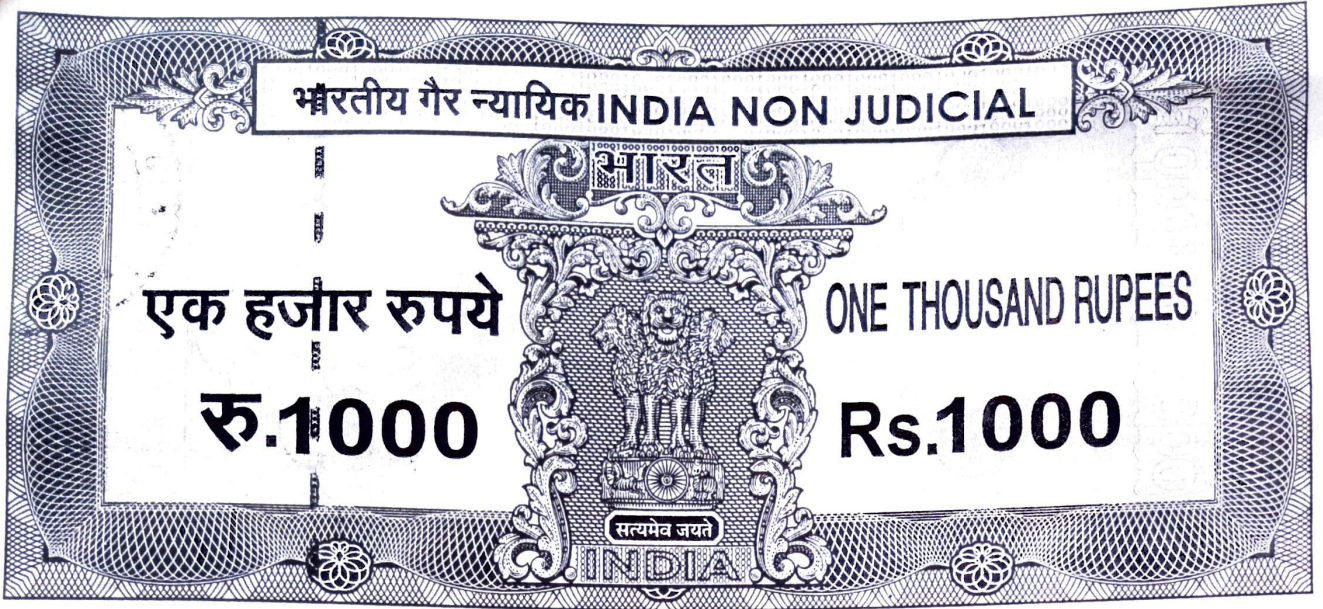
S. Prasad.
12/09/14
Chandana Prasad
12/09/14

3

CONSIDERATION AMOUNT: Rs.5,67,000/- (Rupees Five lakhs Sixty seven thousand) only.

WHEREAS, the Sellers are the absolute owners of the raiyati vacant homestead land, presently of commercial nature, situated and lying in Mouza Dimna, P.S. Mango, Thana No.1643, within MNAC/ JNAC Survey Ward No.9, particularly mentioned in the schedule below;

AND WHEREAS, the schedule below land, with some other land, in portion of Plot No.1849, under Khata No.440 of Mouza Dimna, P.S. Mango, Thana No.1643, within MNAC/ JNAC Survey Ward No.9, Town Jamshedpur, District East Singhbhum, area measuring 2 (two) Kathas, i.e. 60'ft. X 24'ft., i.e. 1440 Sq.ft., was jointly purchased by the wife of the Seller No.1 and mother of the Seller No.2 Smt. Manju Devi, now deceased, along with one Smt. Meena Devi, vide a registered Deed of Sale bearing Deed No.3173 (Sl. No.3937), dated 03.07.1993 of District Sub-Registry Office, Jamshedpur and since purchase said Smt. Manju Devi, after amicable partition with her co-purchaser, during her lifetime, was in separate peaceful possession of her own half share,



झारखण्ड JHARKHAND

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D. Prasad.
12/03/14
Chandam Prasad
12/03/14

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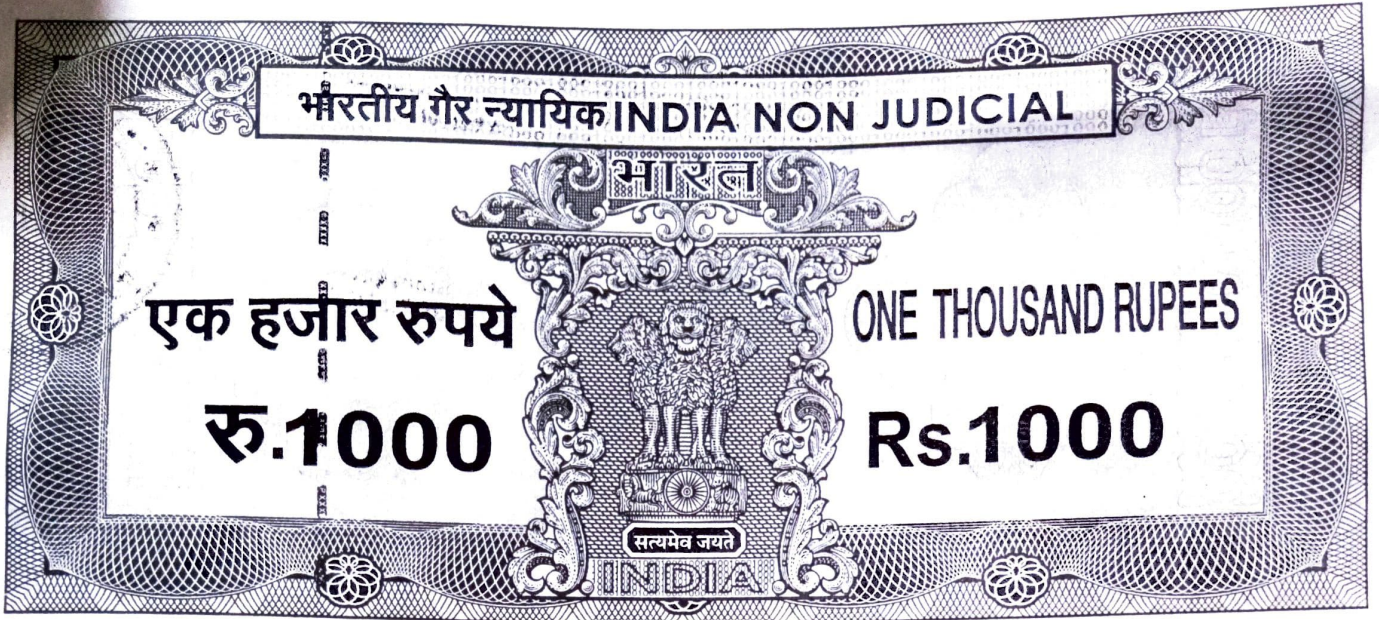
particularly described in the schedule below till her life, without any interruption from any other person or persons by mutating the same in her name along her co-purchaser Smt. Meena Devi, vide Mutation Case No.373/94-95 from the office of the superior landlord, the State of Jharkhand, through the C.O., Jamshedpur and thereby paying rent in their own names;

AND WHEREAS, since after death of said Smt. Manju Devi, the sellers being her husband, son and legal heirs have inherited the schedule below land and are in peaceful possession and enjoyment of the same, without any interruption from any other person or persons

AND WHEREAS, the Sellers owing to their other commitments, now being in need of money decided and subsequently agreed with the Purchaser for ABSOLUTE AND OUTRIGHT SALE of the schedule below land for a total consideration of Rs.5,67,000/- (Rupees Five lakhs Sixty seven thousand) only;

NOW THIS DEED OF SALE WITNESSETH:

1) THAT, in pursuance of the above and in consideration of the aforesaid sum of Rs.5,67,000/- (Rupees Five lakhs Sixty seven thousand) only, paid by



भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु.1000

ONE THOUSAND RUPEES

Rs.1000



झारखण्ड JHARKHAND

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D. Prasad
12/03/14
Chandam Prasad
12/03/14

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the purchaser to the sellers, the receipt of which sum the sellers do hereby admit and acknowledge as full, final and highest consideration amount of the schedule land and do hereby sale, convey, transfer and deliver the same, together with all its right, title, interest and possession, privileges and advantages the sellers here before enjoyed over the schedule land UNTO AND TO THE USE of the purchaser, absolutely and forever.

- 2) THAT, from today, the sellers have also delivered the physical possession of the schedule land in favour of the purchaser and the purchaser from this day shall possess and enjoy the schedule land as its absolute owner in every possible manner with power to dispose of the same in any manner she likes, without any let or hindrance of the sellers their heirs or any other person/s claiming through them.
- 3) THAT, the schedule land hereby sold and transferred in favour of the purchaser, is free from all encumbrances, liens or charges and prior to this transfer the sellers have not sold or otherwise alienated the same or part thereof to any other person(s) and for any defect of title or possession of the sellers over the schedule land the purchase suffers any loss due to

Chandur Pansud
12/03/14

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Chandur Pansud
12/03/14

dispossession from the same or part thereof then the sellers shall remain liable to compensate all such losses sustained to the purchaser.

- 4) THAT, henceforth the purchaser shall be at liberty to mutate her name in the Office of the landlord, in respect of the schedule land and shall pay the rent for the same in her own name.
- 5) THAT, the sellers hereby also assure the purchaser that they shall, at the cost of the person (s) requiring the same, execute any other document(s), if so required, in respect of the schedule land to further ensure the right, title and interest of the purchaser over the same.

SCHEDULE

(Description of the property hereby sold)

ALL THAT piece and parcel of raiyati vacant homestead land, presently of commercial nature measuring 60'ft. X 12'ft., i.e. 720 Sq.ft., equivalent to 1 (One) Katha or 1.65 decimals, out of total area 60'ft. X 24'ft., being Portion of Plot No.1849, under Khata No.440, situated in Mouza Dimna, P.S. Mango, Thana No.1643, within MNAC/ JNAC Survey Ward No.9, Town and District Sub-Registry Office at Jamshedpur, District Singhbhum East,

Which is bounded as follows:

ON THE NORTH: NH-33;

ON THE SOUTH: Yuvraj Complex;

ON THE EAST : Purchaser Smt. Babita Devi Nij;

ON THE WEST : Share portion of Smt. Meena Devi.

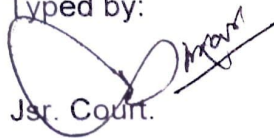
Annual rent Rs.10/- only, payable to the Landlord, the State of Jharkhand, through the C.O., Jamshedpur.

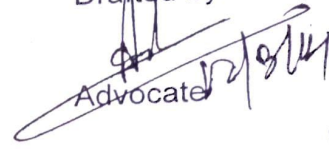
IN WITNESS WHEREOF, the Sellers have hereunto signed at Jamshedpur, on the day, month and year first above mentioned.

Chandam Prasad
12/03/14
12/03/14

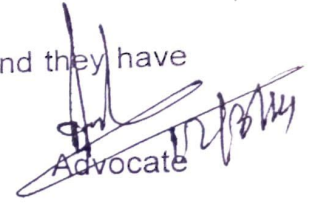
WITNESSES:

1. Hareesh Prasad s/o Late Harihar Prasad
Ulidih Kurwan Sing Road Manzo. J.S.R
2. Lokesh Mishra s/o. Lakshmiwar Mishra
Flat No-12 Tower Apartment P.O. Manzo. J.S.R

Typed by:

Jsr. Court.

Drafted by: 12/03/14

Advocate

Read over and explained the contents of this Deed to the Sellers and they have admitted all the contents to be true and correct.


Advocate



ATTENDED

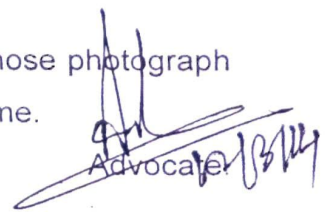
A. K. PRADHAN
ADVOCATE
Civil Court Jamshedpur

Babita Devi
12.03.14

(Smt. Babita Devi)









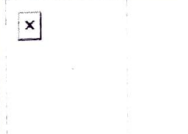

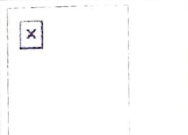
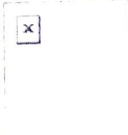
(PURCHASER)

Certified that the fingerprints of the left hand of each person, whose photograph is affixed in the document, have been obtained by me or before me.


Advocate

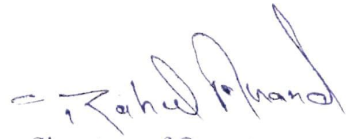
निबंधन विभाग, झारखंड
जमशेदपुर

Token No.24 Token Date: 12/03/2014 13:38:22
Serial/Deed No./Year :1537/1156/2014
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Dwarka Praasd Father/Husband Name:Late Harihar Prasad (VENDOR) Rd No 1,Shankosai ,Dimna Road Mango,Ps Ulidihi (Mango),Jsr		
2	Chandan Prasad Father/Husband Name:Dwarka Prasad (VENDOR) Rd No 1,Shankosai ,Dimna Road Mango,Ps Ulidihi (Mango),Jsr		
3	Babita Devi Father/Husband Name:W/O Om Prakash Prasad (VENDEE) kunwar singh road ,ulidihi ,rajendra nagar,ps ulidihi (mango),jsr		
4	Naresh Prasad Father/Husband Name:Late Harihar Prasad (Identifier) ulidihi kunwar singh road ,mango,jsr		
5	Naresh Prasad Father/Husband Name:Late Harihar Prasad (Witness1) Ulidihi Kunwar Singh Road ,Mango,Jsr		
6	Lokesh Mishra Father/Husband Name:Lakshmeshwar Mishra (Witness2) flat no 12,tarun apartment post office road ,mango,jsr		

Book No. I
Volume 69
Page 601 To 630
Deed No 1537/1156
Year 2014
Date 12/03/2014 16:14:06


Registering Officer


Signature of Operator

निबंधन विभाग, झारखंड
जमशेदपुर
जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token No 24

Token Date/Time 12/03/2014 13:38:22

Document Type **Sale Deed** Presenter **Dwarka Prasad**
Presenter Name & Address **Rd No 1, Shankosai, Dimna Road Mango, Ps Ulidih (Mango), Jsr** Date of Entry **12/03/2014**
Stampable Doc. Value **567000** DOE Total Pages **30**
Document Value **567000** Stamp Value **23000** Book **1**
Special Type Serial No **0** CNO/PNO
Remarks / Other Details Old Serial No **/**
Property Details: App. ID e-Stamp Cert No.

Anchal	Th.No.	Wrd/Hik	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
JAMSHEDPUR	1643	9	DIMNA	440	1849			U_COM_MR	1.65 Decimal	566280

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
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Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Caste	PAN/F 60	UID	Address
1	VENDOR	Dwarka Praasd	Late Harihar Prasad	Business	General			Rd No 1, Shankosai, Dimna Road Mango, Ps Ulidih (Mango), Jsr
2	VENDOR	Chandan Prasad	Dwarka Prasad	Business	General			Rd No 1, Shankosai, Dimna Road Mango, Ps Ulidih (Mango), Jsr
3	VENDEE	Babita Devi	W/O Om Prakash Prasad	H/W	General			kunwar singh road, ulidih, rajendra nagar, ps ulidih (mango), jsr
4	Identifier	Naresh Prasad	Late Harihar Prasad	Business	General			ulidih kunwar singh road, mango, jsr
5	Witness1	Naresh Prasad	Late Harihar Prasad	Business	General			Ulidih Kunwar Singh Road, Mango, Jsr
6	Witness2	Lokesh Mishra	Lakshmishwar Mishra	Business	General			flat no 12, tarun apartment post office road, mango, jsr

Fee Details:

SN	Description	Amount
1	A1	17,010.00
2	SP	450.00
3	LL	2.50
4	PR	0.94
Total		17,463.44

D. Prasad

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

निबंधन पूर्व साराश में इप्ट फार्म के अनुरूप डाटा इंट्रि की गई है।

प्रस्तुतकर्ता का हस्ताक्षर

Dwarka

डाटा इंट्रि ऑपरेटर का हस्ताक्षर

उपर्युक्त द्वारका प्रसाद ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी चन्दन प्रसाद

पहचान नरेश प्रसाद

निवासी मानगो

पिता स्व. हरिहर प्रसाद

पेशा व्यवसाय ने की।

[Signature]
निबंधन पदाधिकारी का हस्ताक्षर