



# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : c484439b75d64ad424c7

Receipt Date : 11-Oct-2021 10:48:32 am

Receipt Amount : 72000/-

Amount In Words : Seventy Two Thousands Rupees Only

Token Number : 20210000110056

Office Name : District SRO - Jamshedpur

Document Type : Sale Deed

Payee Name : MANJU DEVI ( Vendee )

GRN Number : 2107920613



-: For Office Use :-

Deedee  
की  
@ 0000



2021/JSR/4889/BK1

4534

मंजू देवी

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 रसीद के माध्यम से पूर्व में कोई सेवा नहीं ली गई है।

17/10/2021  
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Neevak Kumar Bagt  
Advocate

Trilochan Nath  
11-10-2021



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11/10



Neevak Kumar Bagt  
Advocate

Trilochan Nath  
11-10-2021



खता जका 265 लाठका  
2330 मुहकालानि रका  
में हई नही है।

न्यूनतम मूल्यांकन सूची से  
जौंचा एंब तही पाया

11/10/2021

11/10/2021

11-10-2021

जिला अवर निबन्धक

विधम 21 के अधीन प्रस्ताव: भारतीय स्टाम्प-अभिलेख  
(इतिहास स्टाम्प ऐक्ट), 1929 की अनुसूची  
1 वा एक, से 0... के अंतर्गत  
बंगाल स्टाम्प-सहित (या स्टाम्प-रुल  
के अंतर्गत या स्टाम्प-रुल अंतर्गत नहीं)।

दस्तावेज में लेखकारी / निस्सपल  
जानि है... जिकित की गई है।  
हाटानागपुर कार्यालय अभिलेख 1908  
की धारा 44(8) के अंतर्गत नहीं है।

SALE DEED

11/10/2021

PK

THIS DEED OF SALE IS MADE ON THIS THE 11 DAY OF  
'OCTOBER' 2021 AT JAMSHEDPUR; BETWEEN:

Teelchylb

Att 54,000  
Att 300  
Att 100

दस्तावेज/जौंचा

- 1) TRILOCHAN NATH, (PAN - AGRP8767C and UID No.5187 7892 1418),
  - 2) SULOCHAN NATH, (PAN - BASPN8507Q and UID No.4042 4464 3302);
- Both sons of Late Brihaspati Nath, both by occupation Business and





Deepak Kumar Bagty  
Advocate

Tri Lochan Nath  
11.10.2021



11.10.2021

त्रिलोचन नाथ पिता: स्व. ब्रह्मसूति नाथ  
 माता: श्रीमती उमेश्वरी  
 11/10/2021  
 20 10 2021  
 जयपुर

निकषन-प्रतिष्ठापक क. नरसिंह

11/10/2021





Deevak Kumar Bagt  
Advocate



Five finger print of left  
hand of Surodhini Nath  
by the hand of witness  
S.M.L.S.

11/10/2021

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Trilochan Nath  
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11-10-2021

3) **SMT. SORODHINI NATH, (PAN – AUTPN9580H and UID No.6473 4544 7891);**

Wife of Late Brihaspati Nath, by occupation Housewife;

All by faith Hindu, by Caste General, Nationality Indian, all are resident of H. No.67, Ulidih, Near Shiv Mandir, P.S. Ulidih, Mango, Town Jamshedpur, District East Singhbhum, State of Jharkhand, hereinafter referred to as the **SELLERS** (which expression shall unless, excluded by or repugnant to the context, mean and include their respective heirs, successors, executors, administrators, legal representatives, nominees and assigns) of the **ONE PART**;

**IN FAVOUR OF**

**SMT. MANJU DEVI, (PAN – AREPD9219K and UID No.9091 5827 1383),** wife of Bindeshwari Singh, by faith Hindu, by Caste General, by occupation Housewife, Nationality Indian, resident of House No.15, DL/G Block, Kailash Nagar, Burmamines, P.O. & P.S. Burmamines, Town Jamshedpur, District East Singhbhum, State of Jharkhand, Pin – 831007, hereinafter referred to as the **PURCHASER** (which expression shall unless, excluded by or repugnant to the context, mean and include her legal heirs, successors, executors, administrators, legal representatives, nominees and assigns) of the **OTHER PART**.

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11-10-2021

NATURE OF DEED:

SALE DEED

CONSIDERATION AMOUNT: Rs.18,00,000/- (Rupees Eighteen lakhs) only.

WHEREAS, the above named Sellers, vide a registered Sale Deed, bearing Deed No.1280, SI. No.1394, dated 28.04.2017, registered at District Sub-Registry Office, Jamshedpur, jointly purchased for valuable consideration amount, all piece and parcel of raiyati Homestead land, measuring an area **2 (two) Kathas or 3.03 Decimals**, being in **Portion of New Plot No.2330**, recorded under **New Khata No.265**, in **Mouza MANGO**, P.S. Mango, Thana No.1642, Survey Ward No.10, MNAC, Town Jamshedpur, District Sub-Registry Office at Jamshedpur, District East Singhbhum, more fully described in the Schedule below, from its previous lawful owners i) Gopal Sharan Srivastava and ii) Rajesh Srivastava, both sons of Late Maheshwari Sinha @ Maheshwari Sharan and since its purchase, the sellers above named have been in joint peaceful physical possession and occupation of the aforesaid purchased property, without any let, hindrance or interruption from any other person or persons and are the absolute, lawful and bonafide owners thereof by exercising all acts of ownership thereto;

AND WHEREAS, the Sellers above named in order to further ensure their right, title and interest over the aforesaid purchased land, have mutated the same, in their joint names, vide **Mutation Case No.522/ R27/ 2017-2018**, **Order dated 13.07.2017**, from the office of the Superior landlord, the State, through the Circle Officer, Jamshedpur and rent for the said land paid to the landlord and the Sellers are paying rent for the same and obtained rent receipt in their joint names, entered in **Volume No.56, Page No.55**;

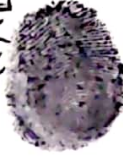


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11-10-2021

**AND WHEREAS**, the Sellers, being in urgent need of money, voluntarily expressed their intent of selling the Schedule below property and having come to know the intention of the Sellers, the Purchaser hereof has approached to the Sellers and after inspected the land at site, all title documents and relevant papers etc. and having fully satisfied to her proposed and offered to purchase the same on a consideration amount of **Rs.18,00,000/- (Rupees Eighteen lakhs) only;**

**AND WHEREAS**, on the aforesaid approach made by the Purchaser, the Sellers have agreed to sell their said property more fully described in the Schedule below, by this Sale Deed, on a total consideration amount of **Rs.18,00,000/- (Rupees Eighteen lakhs) only;**

**NOW THIS DEED OF SALE WITNESSETH:**

- 1) THAT, in pursuance of the above and in consideration of the aforesaid sum of **Rs.18,00,000/- (Rupees Eighteen lakhs) only**, paid by the purchaser to the sellers, **by Cheque/ Bank Transfer**, the receipt of which sum the sellers do hereby admit and acknowledge as full, final and highest consideration amount of the schedule below 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 below property **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 below property in favour of the purchaser and the purchaser from this day shall possess and enjoy the schedule below 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

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11.10.2021



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hindrance of the sellers, their heirs or any other person/s claiming through them.

- 3) THAT, the schedule below property 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 if for any defect of title or possession of the sellers over the schedule below land, the purchaser suffers any loss due to dispossession from the same or part thereof then the sellers shall remain liable to compensate all such losses sustained to the purchaser.
- 4) THAT, the Purchaser shall or may construct residential house and/ or other structures, whatsoever she likes, over the schedule below property or part thereof at her absolute discretion and take electricity, water connection from the concerned authority in her own name.
- 5) THAT, henceforth the purchaser shall be at liberty to mutate her name in the Office of the landlord, the State, through the C.O., Mango, Jamshedpur and the Purchaser shall also be at liberty to has or get her name registered in the Office of Mango Notified Area Committee/ Mango Nagar Nigam or any other concerned authority and accordingly shall pay the Municipal/ Holding and/or ground rent, other charges/ taxes etc. in respect of the scheduled property, in hrt own name.
- 6) THAT, the sellers hereby also assures 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 below landed property to further ensure the right, title and interest of the purchaser over the same.

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Sunil Kumar Karna

11.10.2021

7) THAT the sellers have handed over all relevant documents in respect of the schedule below property to the purchaser.

### SCHEDULE

(Description of the property hereby conveyed)

ALL THAT piece and parcel of riyati Homestead land, measuring an area **2 (two) Kathas or 3.03 Decimals**, being in **Portion of New Plot No.2330**, recorded under **New Khata No.265**, in **Mouza MANGO, P.S, Mango**, Thana No.1642, Survey Ward No.10, **Mango Nagar Nigam Holding No.010000215200M0**, District Sub-Registry Office and Town Jamshedpur, Pergana Dhalbhum, District East Singhbhum, State of Jharkhand;

which is bounded by:

North : Krishna Sahay;  
South : Sunil Kumar Karna;  
East : Plot No.2325;  
West : Road.

Annual ground rent, cess etc. payable to the superior landlord, the State of Jharkhand, through the C.O., Mango, Jamshedpur.

The land aforementioned is shown in RED COLOUR in the map enclosed herewith, which will be treated as a part of this Sale Deed.

The schedule above property is situated at other road.

IN WITNESS WHEREOF, the sellers have hereunto set their respective hands on this deed of sale, on the day, month and year first above written.

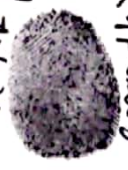


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11-10-21

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

Advocate 11-10-21

**WITNESSES:**

1. Ashwani Kumar Singh & Manoj Singh  
Adarsh Nagar, Check Post, Dinna  
Road, Mango.

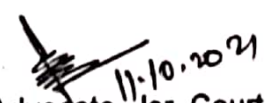
2. K. Day Kishor Day  
G. B. Day  
Old Subhash Colony, Dinna Road  
Mango, JSR

Printed by:



Jsr. Court.

Drafted by:

  
Advocate, Jsr. Court.

Tri Locheon Neds

23/10/2021

D.S.P. S



Sunodhi Devi

11.10.2021

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**NAME OF THE PURCHASER :**

**SMT. MANJU DEVI**



13/10/2021



Deepak Kumar Bagty  
Advocate

**Signature and left hand fingerprints of the 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.



11.10.2021  
Advocate.

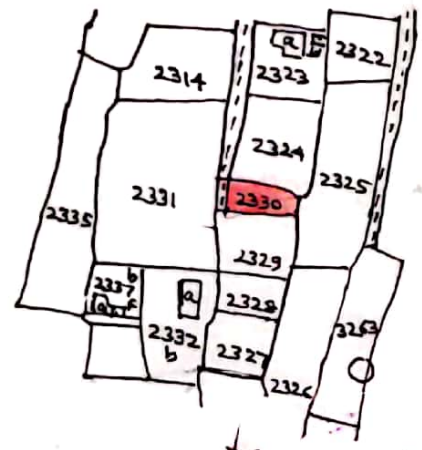
नाम अधिसूचित क्षेत्र जमनोदपुर  
 वार्ड संख्या-10  
 चादर संख्या-9  
 शासक थाना- धारशिला  
 जिला- सिंहभूम  
 पैमाना 1 शे:मी: = 20 मी:  
 क्र. - 1970-71 ई.

काला रंग चिह्नित प्लॉट नं. 2330 इका 0-2-0 Katha (3.30 Decimal)  
 शवाला नं. - 265

Boundary: -

NORTH - Krishna Sahay  
 SOUTH - Sunil Kumar Karua  
 EAST - Plot no 2325  
 WEST - Road

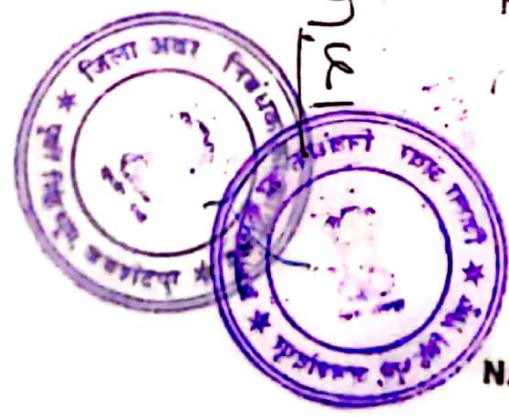
N - 65'-0"  
 S - 63'-6"  
 E - 22'-6"  
 W - 22'-6"



S. N. Raut

N.N. Raut

N.N. Raut  
 Sunil Kumar Karua



N.N. Raut Land Surveyor  
 Amin Raut  
 Mangoo J.S.K



Token No.: 20210000110056

## CERTIFICATE

### Office of the District SRO - Jamshedpur

This **Sale Deed** was presented before the registering officer on date **11-Oct-2021** by **TRILOCHAN NATH**,  
S/O, D/O, W/O **LATE BRIHASPATI NATH** resident of H.NO-67, ULIDIH NEAR SHIV MANDIR, MANGO,  
JAMSHEDPUR ..

This deed was registered as Document No:- **2021/JSR/4889/BK1/4534** in Book No :- **BK1**, Volume No :- 899  
from Page No :- 393 to 488 at, office of **District SRO - Jamshedpur**

Date:- **11-Oct-2021**

  
Registering Officer

# MANGO NAGAR NIGAM, MANGO

## HOLDING TAX RECEIPT

Receipt No. 128348701102021020952  
Department / Section : Revenue Section  
Account Description : Holding Tax & Others

Date : 01-10-2021  
Ward No : 10  
Holding No. : 0100002152000M0

Owner Name TRILOCHAN NATH S/O LT BRIHASPATI NATH  
Address : Anugraha Narayan path Subhash colony mango Jamshedpur,  
MANGO, EAST SINGHBHUM Pin - 831012  
MOB No : 9523484167

A Sum of Rs. 944.00 (in words) Nine Hundred and Fourty-Four / Only

towards Holding Tax & Others vide Cash

Dated 01-10-2021 Drawn on NA Place Of The Bank.

N.B. Online Payment/Cheque/Draft/ Bankers Cheque are Subject to realisation

Account Description	Period	Amount
Holding Tax Arrear	1 / 2018-2019 4 / 2020-2021	600.00
Holding Tax Current	1 / 2021-2022 4 / 2021-2022	200.00
	<b>Total</b>	<b>800.00</b>
	<b>Additional Tax</b>	<b>0.00</b>
	<b>Penalty / Interest Amount</b>	<b>144.00</b>
	<b>Rebate on current Demand</b>	<b>0.00</b>
	<b>Adjust amount</b>	<b>0.00</b>
	<b>Amount Received</b>	<b>944.00</b>
	<b>Advance Amount</b>	<b>0.00</b>



TriLochan Nath

Signature of Tax Collector



Signature of Tax Collector

### Note:-

- This is a Computer generated Receipt. This receipt does not require physical signature.
- Avail 5% rebate yearly Holding Tax amount by paying the tax before 30th June of the Financial Year.
- without prejudice to land right

For Details Please Visit : [suda.jharkhand.gov.in](http://suda.jharkhand.gov.in)  
or Call us at 18002586545

In Collaboration With  
Sparrow Softech Pvt. Ltd.  
H-117, Harmu Housing Colony, Sajanand  
Chowk, Ranchi

भारत सरकार  
Government of India



  
मंजु देवी  
Manju Devi  
जन्म तिथि/DOB: 15/08/1975  
महिला/ FEMALE

**9091 5827 1383**  
VID : 9143 2005 8105 4190

मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India



पता:  
डॉ. बिन्देश्वरी सिंह, हाउस न-15, डी एल-सी ब्लॉक  
कैलाश नगर, बर्मासाइन्स जमशेदपुर, बर्मा साइन्स, पूर्वी  
सिंहभूम,  
झारखण्ड - 831007

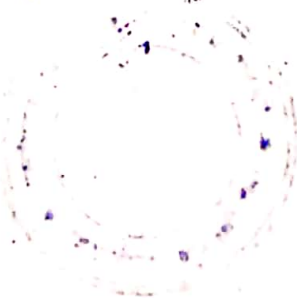
Address:  
C/O: Bindeshwari Singh, house no-15, DL-C  
Block kailash nagar, burmamines  
jamshedpur, Burma Mines, East Singhbhum,  
Jharkhand - 831007



**9091 5827 1383**  
VID : 9143 2005 8105 4190

1947 | help@uidai.gov.in | www.uidai.gov.in

मंजु देवी





आयकर विभाग  
INCOME TAX DEPARTMENT

भारत सरकार  
GOVT. OF INDIA

MANJU DEVI


RAMANANDAN SINGH

15/06/1975  
Permanent Account Number  
AREPD9219K

भारत सरकार

19032009

मंजु देवी  
Signature



मंजु देवी

