



# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

**Receipt Number :** 66feee6a6c24ff79fc95

**Receipt Date :** 30-Aug-2023 02:18:34 pm

**Receipt Amount :** 250000/-

**Amount In Words :** Two Lakh Fifty Thousands Rupees Only

**Token Number :** 202300117583

**Office Name :** District SRO - Jamshedpur

**Document Type :** Sale Deed

**Payee Name :** KHUSHBOO KUMARI ( Vendee )

**GRN Number :** 2319019734



-: For Office Use :-

Defaced  
[Handwritten signature]



2023/JSR/4961/BK1/4624

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।

[Handwritten signature]

[Handwritten signature]

de

62,50,000/-

P-5  
M.G.M.

2,50,000/-



न्यूनतम मूल्यांकन सूची से  
जौंचा एंठ सही पाया।

30/8/23



30/8/23

खता नंबर 461,  
प्लॉट नंबर 1468,  
देय प्रतिबंधित सूची में दर्ज नहीं है

जिला अवर निबंधाज

सम्पत्ति दस्तावेज में लेखकारी / लिखक  
अति के 30/8/23 अति की पद 31  
मोटाकापुर कारखाने अधिनियम  
के धारा 40(1) के अन्तर्गत

नियम 21 के अर्धीन प्राप्ता: भारतीय स्टाम्प-अधिकार  
(विद्यमान स्टाम्प ऐक्ट), 1899 की अनुसूची  
1 या कि, सं० 23 के अर्धीन  
अभाव स्टाम्प-सहित (या स्टाम्प-रहित  
के विपुल या स्टाम्प-रहित अति की)

**SALE DEED**

This Deed of Sale is made on this the 30th day of Aug, 2023, at  
Jamshedpur.

30/8/23

30/8/23

**BY AND BETWEEN**

1/ **MANIK GOPE** (UID No.XXXX XXXX 7619), S/o Late Jhari Gope, by Occupation Business, resident of Post Office Road, Gour Basti, Mango, P.O. Mango, Town Jamshedpur, District East Singhbhum, Jharkhand;

2/ **SITARAM PRADHAN** (UID No.XXXX XXXX 8186), S/o Late Doman Pradhan @ Doman Gope, by occupation Business, resident of H. No. 158, Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;

3/ **RAMESH GOPE** (UID No.XXXX XXXX 1535), S/o Late Doman Gope, by occupation Business, resident of H. No. 158, Mukhiya Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;

4/ **KANU GOUR** (UID No.XXXX XXXX 7801), S/o Late Doman Gour @ Doman Gope, by occupation Business, resident of H. No. 158, Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;

5/ **LAXMI DEVI** (UID No.XXXX XXXX 1524), W/o Sanatan Gope, by occupation Household affairs, resident of H. No.150, Post Office Road, Gour Basti, Near Guru Govind Singh School, Mango, P.O. Mango, Town Jamshedpur, District East Singhbhum, Jharkhand, all represented by their

15  
30/8/23

30/8/23

187,500.00  
03.00  
01.00

30/8/23



30/8/2023  
Dilip Kumar



• दिनेश कुमार झा पिता - स्व. महावीर झा  
 30/8/2023  
 जिला मुख्यालय  
 जिला मुख्यालय



निबन्धन-पदाधिकारी का हस्ताक्षर  
30/8/23

Dilip Kumar Jha

lawful constituted attorney Mr. **DILIP KUMAR JHA (UID No. XXXX XXXX 8910 & PAN No. AGSPJ6673L)**, Son of Late Sadabir Jha, by faith Hindu, by Nationality Indian, by Category General, by Occupation Business, resident of H No.1496, Baliguma, N H.33, Near Durga Puja Maidan, P.O M G M, Town Jamshedpur, District East Singhbhum, in the State of Jharkhand, by virtue of registered General Power of Attorney Deed No IV 321, Serial No 4899, Dt: 26.08.2023, registered at the District Sub Registry Office, Jamshedpur (All the Principals are living and alive and the power of attorney is not revoked till today). Hereinafter called the VENDOR/S / SELLER/S (which expression shall unless excluded by and / or repugnant to the context must mean and include their legal heirs, successors, executors, legal representatives, administrators, nominees, and assigns) of the One Part.

IN FAVOUR OF

Mrs. **KHUSHBOO KUMARI**, wife of Ayush Anand, By Faith Hindu, By Occupation Business, By Nationality Indian, By Category General, Resident of Makan No.122, Naya Basti Sahdeo Bagan P.O & P.S Bagbera, Town Jamshedpur, Pin No.831002, District East Singhbhum, and State Jharkhand. Hereinafter called the "PURCHASER/S / VENDEE/S" (which expression shall unless excluded by and / or repugnant to the context must mean and include her legal heirs, successors, legal representatives, administrators, nominees, executors and assigns) of the Other Part.(UIDAI No. xxxx xxxx 7567 & Pan No.DRZPK1909R)

NATURE OF DEED

CONSIDERATION AMOUNT

(Rupees Sixty Two Lakhs Fifty Thousand) only

SALE DEED

Rs. 62,50,000/-



Dubey K. V.

WITNESSETH AS FOLLOWS:

WHEREAS, the Vendors are absolute, lawful and bonafide owners of the landed property more fully described in the schedule below, which is purchased by our respective ancestor namely: (1) DOMAN GOPE & (2) JHARI GOPE, both are sons of Late Nayan Gope, in their life time, from its former owners namely: (1) Musamat Shashi Dasi, wife of Late Ghashiya Dhara, (2) Sri Umesh Dhara, son of Late Muchiya Dhara, resident of Baliguma, Mango, Jamshedpur, by means of registered SALE DEED bearing No. 8708, Sl. No. 9022, dated: 16/10/1970, registered at Sub Registry Office, Jamshedpur, and since then they were in peaceful physical possession over the same;

AND WHEREAS, above named Doman Gope, died leaving behind his three sons namely the above-named Vendor Nos. 2, 3 & 4, & Jhari Gope, died leaving behind his one son namely: Manik Gour (Vendor No 1), and daughter-in-law namely: Laxmi Devi (Vendor No 5) w/o Late Sanatan Gour s/o Jhari Gope, and wife of Jhari Gope namely: Bali Gour, also died leaving behind Vendor No 1 & 5, and hence the Vendors have inherited the landed property, since, then Vendors have been in peaceful physical possession over the same, without any interruption from any corner, and the Vendors have applied for and got their names mutated in the records of the Circle Officer, Mango vide Succession Mutation Case No .416-2011-12 and from then onwards they have been paying the rent for the aforesaid property and obtained rent receipt No.08691605, entered in **Volume No.3, Page No.262;**





Dulip  
Kumar

AND WHEREAS, the Vendors being in urgent need of money to meet their financial expenses, has jointly decided to sell the above property more clearly mentioned in the schedule below for highest, full and final consideration amount of Rs. 62,50,000/- (Rupees Sixty Two Lakhs Fifty Thousand) only, to which the Purchaser agreed and offered to pay the said amount, hence, to avoid any or all kind of misunderstandings, disputes and legal complications, the Vendors decided to execute this Sale Deed, in favour of the Purchaser, on the following terms and conditions.

NOW THIS DEED OF SALE IS WITNESETH AS FOLLOWS:

1. That, in pursuance of an agreement and for the consideration amount of Rs. 62,50,000/- (Rupees Sixty Two Lakhs Fifty Thousand) only, is paid by the Purchaser to the Vendors, details shown in memo of consideration, hereinafter, receipt of which is hereby admitted and acknowledged as full, and final consideration amount received, the Vendors does hereby absolutely and forever sell, convey, transfer, deliver the property, more fully described in the schedule below in favour of the Purchaser by this Sale Deed, TO HAVE AND TO HOLD THE SAME, unto the Purchaser along with his legal heirs and successors without any interruption from the side of the Vendors or any other person or party claiming under them together with all the common services, amenities, facilities, and advantages etc.
2. That, the Vendors also delivered possession of the schedule below property 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, by way of sale, gift, mortgage, or any other ways whatsoever in any manner She like.



*Duly*

3. That, from this day the Vendors shall cease to have any right, title and interest over the schedule below property, and all the right, title and interest will now be completely vested unto the Purchaser along with his legal heirs and successors.
4. That, the Vendors hereby declares that they have good and perfect title over the schedule below property and if for any defect in title or possession of the Vendors in the schedule below property, the Purchaser suffers any loss then the Vendors will be liable to compensate the same, to the Purchaser or his legal heirs and successors.
5. That, the schedule below property hereby conveyed by this Sale Deed, is free from all kind of encumbrances, liens, or charges whatsoever and after executing this sale deed and giving possession of the schedule below property, the Vendors will never claim over the schedule below property along with their legal heirs and successors.
6. That, the Vendors will be further bound to execute any deed of assurance that may be required in favour of the Purchaser to perfect the title of the Purchaser over the said schedule below property.
7. That, the Vendors will deliver all valid relevant documents to the Purchaser related to the schedule below property, and she also undertakes / declares that they have not sold, transferred, or mortgaged the schedule below property to any person or bank or company, and the same is free from such kind of charges or liens. The Vendors also promises to indemnify the Purchaser from any or all unforeseen consequences which may arise by their legal heirs and successors.



Duly Mr U

8. That, the Purchaser is entitle to obtain mutation of the property in her name in the record of the State Government (register II) through Circle Officer at Jamshedpur, and accordingly shall pay the rent or any other charges for the same and to obtain receipts thereof in his name.
9. That the terms and conditions of this Sale Deed, will be binding on both the Parties which shall mean and include their respective legal heirs and successors. Jamshedpur Court alone has jurisdiction in all matters arising out of this indenture.

MEMO OF CONSIDERATION

Mode of Payment

By RTGS/ Online Transfer  
(Rupees Sixty Two Lakhs Fifty Thousand) Only

Amount (Rs.)

Rs. 62,50,000/-

SCHEDULE

All that piece and parcel of raiyati land measuring an area 10 katha i.e 16.5 Decimals, (Out of 24 Decimals) being in Plot No 1468, recorded under Khata No 461, Situated in Mouza Baliguma, within Ward No 10 (M N A C), P.O. & P.S. M G M, Thana No 1150, under the District Sub Registry Office, Jamshedpur Block Mango, District East Singhbhum, State Jharkhand.

The above land is bounded as:

North :Part of Plot No.1468;

South :20'ft Road and Part of Plot No.1431;

East :Plot No.1431;

West :20'ft Road

The annual rent is paid to the landlord i.e. the State of Jharkhand through Circle Officer, Mango.



Dilip N. D.

The above land is more clearly shown in the sketch map attach herewith which also forms part of this Sale Deed.

In witness whereof the Vendors has hereunto set and subscribed their hands on this Sale Deed, today at Jamshedpur, on the date aforementioned.

Read over and explained the contents of this Sale Deed in Hindi to the Vendors, by me who found it to be true and correct.

WITNESSES:

A. Anand

1. Ayush Anand S/o - Ramchandra Prasad  
HOUSE No - 39 VILL - TORA, P.O + P.S - SARMERA  
DIST - NALANDA BIHAR 811104

2. Rohan Kumar S/o - Ganesha Prasad. Road no 5. Shankar  
Dimna Road. Mango, Near T. Kedar bagar. Jamshedpur.

Drafted & Printed by: A. Anand  
Old Civil Court Campus, Jamshedpur.

PURCHASER



Anusha Kumar

Certificate:

It is certified that the finger prints of left hand of each persons whose photograph is affixed in the document have been obtained before/by me.

71 Page  
AVIJIT MANDAL  
Enrollment No.-14/2010  
(Advocate Jsr. Court)



30/8/24

DR. R. S. S.  
30/8/24 X 16.5 = 599.5704 = 00



पाम अधिसूचित क्षेत्र जमशेदपुर

वार्ड संख्या-10

चादुर संख्या-7

राजस्व थाना-घाटशिला

जिला-सिंहभूम

पैमाना 1 से.मी. = 20 मी.

सन्-1970-71 ई.

काल रंग चिह्नित प्लॉट नं. 1468 का अंश शकवा 0-10-0 Katha 16.5 Decimal  
शवाता नं-461

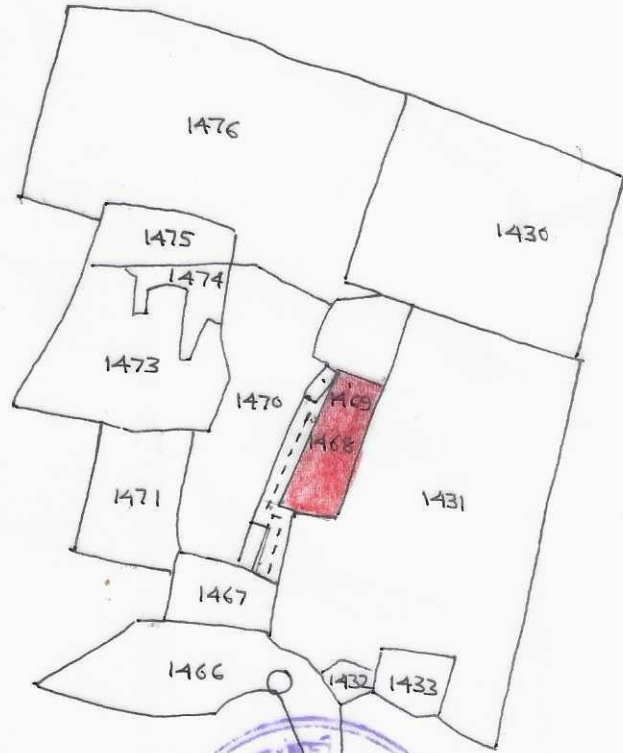
Boundary:-

NORTH - part of plot no 1468

SOUTH - 20'-0" Road and plot no 1431

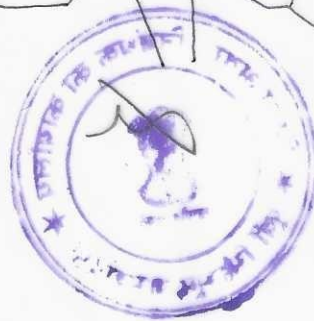
EAST - plot no 1431

WEST - 20'-0" Road



*Dilip K. R.*

*Amin Raut*



**N.N. Raut Land Surveyor**  
Amin Raut  
Mango J.S.R



# MANGO NAGAR NIGAM

झारखण्ड नगरपालिका अधिनियम-2011 की धारा 152 (3) के अन्तर्गत स्वनिर्धारित किये गये सम्पत्ती कर की सूचना।

Memo No. : 921013300823013905

Date : 30-08-2023

प्रभावी : प्रथम तिमाही 2022-2023

श्री/श्रीमती/सुश्री KANU GOUR S/O DOMAN GOUR, SITARAM PRADHAN S/O DOMAN PRADHAN, MANIK GOPE S/O JHARI GOPE, RAMESH GOPE S/O DOMAN GOPE, LAXMI DEVI W/O SANATAN GOPE,

मोहल्ला BALIGUMA MANGO JSR JAMSHEDPUR

EAST SINGHBHUM, 831018

8210390054,8210390054,8210390054,8210390054,8210390054

एतद् द्वारा आपको सूचित किया जाता है कि आपका नया गृह सं० - 01000054330000MO वार्ड सं० 10 हुआ है, आपके स्व० निर्धारण घोषणा पत्र के आधार पर वार्षिक किराया मूल्य 0/- रू० निर्धारित किया गया है। इसके अनुसार प्रति तिमाही कर निम्न प्रकार होगा।

स्व-निर्धारित कर की सूचना		
क्रम सं०	Particulars	Amount (In Rs.)
1.	गृह कर	364.00
2.	जल कर	0.00
3.	शौचालय कर	0.00
4.	बिजली कर	0.00
5.	अतिरिक्त गृह कर (वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण)	0.00
कुल राशि (प्रति तिमाही)		364.00



To be signed by the Applicant

नोट:-

1. कर निर्धारण की सूची, MANGO NAGAR NIGAM Website, [suda.jharkhand.gov.in](http://suda.jharkhand.gov.in) पर प्रदर्शित है।
2. नियमावली कंडिका 11.4 के आलोक में वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण अतिरिक्त गृह कर लगाया जायेगा जो सम्पत्ति कर का 50% होगा।  
हिदायत दी जाती है कि, वर्षा जल संरक्षण संरचना लगा कर निगम को सूचित करें तथा अतिरिक्त गृह कर से राहत पायें।
3. प्रत्येक वित्तीय वर्ष में सम्पत्ति कर का भुगतान त्रैमासिक देय होगा।
4. यदि किसी वर्ष के लिए सम्पूर्ण घृति कर का भुगतान वित्तीय वर्ष के 30 जून के पूर्व कर दिया जाता है, तो करदाता को 5% की रियायत दी जाएगी।
5. किसी देय घृति को निर्दिष्ट समयावधि (प्रत्येक तिमाही) के अन्दर या उसके पूर्व नहीं चुकाया जाता है, तो 1% प्रतिमाह की दर से साधारण ब्याज देय होगा।
6. यह कर निर्धारण आपके स्व-निर्धारण एवं की गई घोषणा के आधार पर की जा रही है, इस स्व-निर्धारण-सह-घोषणा पत्र की स्थानीय जांच यथा समय निगम करा सकती है एवं तथ्य गलत पाए जाने पर नियमावली कंडीका 13.2 के अनुसार निर्धारित शास्ति (Fine) एवं अंतर राशि देय होगा।
7. MANGO NAGAR NIGAM द्वारा संग्रहित इस सम्पत्ति कर इन इमरतों/ढांचों को कोई कानूनी हैसियत प्रदान नहीं करता है और/या न ही अपने मालिकों / दखलकार को कोई कानूनी अधिकार प्रदान करता है।
8. अगर आपके नये होल्डिंग नं० का आखिरी अंक 5/6/7/8 है तो यह विशिष्ट संरचनाओं की श्रेणी के अन्तर्गत माना जायेगा।

NOTE : This is a Computer generated receipt. This receipt does not require physical signature.

Print

MANGO NAGAR NIGAM

प्रमाणित किया जाता है कि...

दिनांक: 20/05/2024  
स्थान: ...

...

...

क्र.सं.	विवरण	प्रमाणित
1	...	...
2	...	...
3	...	...
4	...	...
5	...	...
6	...	...
7	...	...
8	...	...
9	...	...
10	...	...

...





# Government of Jharkhand

## Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : e2e51fc4260cfe7cf396

Receipt Date : 26-Aug-2023 02:19:20 pm

Receipt Amount : 50/-

Amount In Words : Fifty Rupees Only

Token Number : 202300115323

Office Name : District SRO - Jamshedpur

Document Type : Power of Attorney

Payee Name : DILIP KUMAR JHA ( Vendee )

GRN Number : 2318957709

Sukh Raj  
Manoj kumar 26/8/23  
2318957709



-: For Office Use :-

Defaced  
Recy  
APP-25.08.23



2023/JSR/4899/BK4/321

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।

Dilip Kumar Jha



Government of Jharkhand

Department of Public Health & Family Welfare

NOTIFICATION

Subject: Appointment of Medical Officers

Reference: J.P.H.F.W. No. 1000/2019

Dated: 15.08.2019

Whereas the Government of Jharkhand has decided to

appoint Medical Officers for the following posts:

1. Medical Officer (General) - 01

2. Medical Officer (Community Health) - 01

3. Medical Officer (Family Welfare) - 01

4. Medical Officer (MCH) - 01



A

P.S.  
M.G.M.

STP  
50/-

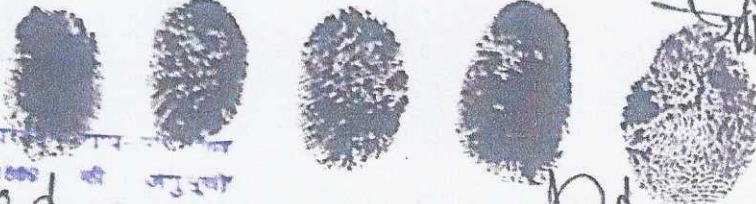
Manik Gope



निश्चयः  
है / विना  
अधिक की है।  
अधिक अधिक  
अधिक की है।

461,  
1468, 1469.

8/13



Sitaram Pradhan



प्रति पक्षः  
संख्या 1000  
48, d.  
संख्या-पुस्तक  
संख्या-पुस्तक

26/8/23

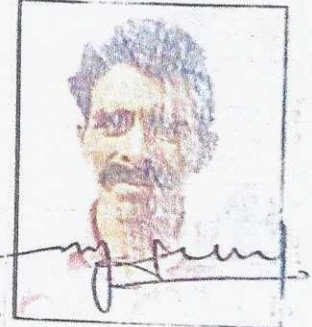
नूतनी मूल्यकन सूची में  
जोचा एग सही माला।

Jhamesh Gope

21/8/23



Jhamesh Gope



:: 1 ::

**GENERAL POWER OF ATTORNEY:**

KNOW ALL MEN BY THESE PRESENTS THAT, We:-

- 1/ MANIK GOPE (UID No.XXXX XXXX 7619), S/o Late JhariGope, by Occupation Business, resident of Post Office Road, Gour Basti, Mango, P.O. Mango, Town Jamshedpur, District East Singhbhum, Jharkhand;
- 2/ SITARAM PRADHAN (UID No.XXXX XXXX 8186), S/o Late Doman Pradhan @ Doman Gope, by occupation Business, resident of H. No. 158, Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;
- 3/ RAMESH GOPE (UID No.XXXX XXXX 1535), S/o Late DomanGope, by occupation Business, resident of H. No. 158, Mukhiya Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;

20/8/23  
96/03  
L.T.F. of Lawm's Devi

फेहरी  
₹ 10,000/-

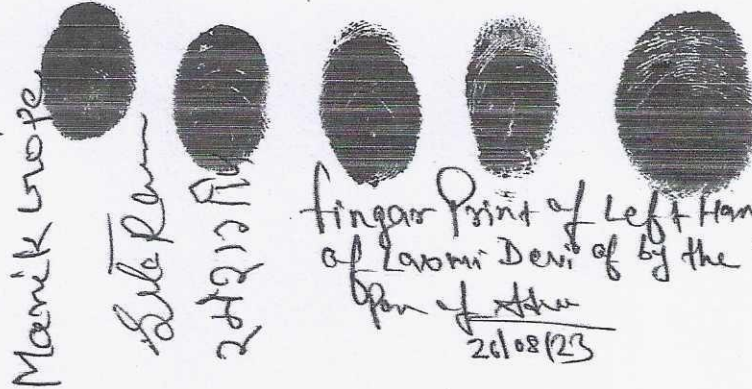
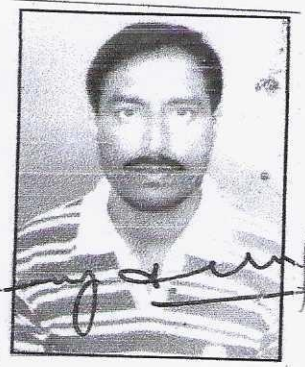
CPM  
ह्यादीभारत, जीवा







गि/अ/गो/र/अ/र



Manik Gope

Sule Ram

20/08/23

Finger Print of Left Hand of  
of Laxmi Devi of by the  
Son of Late  
20/08/23



::2::

4/ **KANU GOUR** (UID No.XXXX XXXX 7801), S/o Late Doman Gour @ DomanGope, by occupation Business, resident of H. No. 158, Danga, Deoghar, P.O. Bhilaipahari, P.S. M.G.M., Town Jamshedpur, District East Singhbhum, Jharkhand;

5/ **LAXMI DEVI** (UID No.XXXX XXXX 1524), W/o SanatanGope, by occupation Household affairs, resident of H. No.150, Post Office Road, Gour Basti, Near Guru Govind Singh School, Mango, P.O. Mango, Town Jamshedpur, District East Singhbhum, Jharkhand;

All by faith Hindu, by Nationality Indian, by Caste General, do hereby Nominate, Constitute and Appoint **DILIP KUMAR JHA**(UID No. XXXX XXXX8910 & PAN No. AGSPJ6673L), Son of Late Sadabir Jha, by faith Hindu, by Nationality Indian, by Caste General, by Occupation Business, resident of H No.1496, Baliguma, N H.33, Near Durga Puja Maidan, P.O M G M, Town Jamshedpur, District East Singhbhum, in the State of Jharkhand, as our true and lawful attorney to do all or any of the following acts, deeds and things with respect to our landed property, more fully described in the schedule below;



Manik Gour

Bali Gour

सहयोगी

३३३

L.T.I. of  
Laxmi Devi

Whereas, We the executants are absolute, lawful and bonafide owners of the landed property more fully described in the Schedule below, which is purchased by our respective ancestor namely: (1) DOMAN GOPE & (2) JHARI GOPE, both are sons of Late NayanGope, in their life time, from its former owners namely: (1) Musamat Shashi Dasi, wife of Late Ghashiyadhara, (2) Sri Umesh Dhara, son of Late Muchiyadhara, Resident of Baliguma, Mango, Jamshedpur, by means of a registered SALE DEED bearing No.8708, Sl. No.9022, dated: 16/10/1970, registered at Sub Registry Office Jamshedpur, and they were in peaceful physical possession over the same;

AND WHEREAS, above named Doman Gope, died leaving behind his three sons namely the above-named Executants Nos.2,3,4, & JhariGope, died leaving behind his one son namely: ManikGour, and daughter-in-law namely: Laxmi Devi w/o Late SanatanGour s/o JhariGope, and wife of JhariGope namely: Bali Gour, also died leaving behind Executant No 1 & 5, and hence we the Executants have inherited the landed property mentioned in the schedule below, since, then we have been in peaceful physical possession over the same without any interruption from any corner and we have been paying rent for the aforesaid property and obtained rent receipt, entered in **Volume No.3, Page No.262;**

And whereas, now being unable to attend personally anywhere regarding the schedule below property for looking after and to take all necessary steps, the said attorney is to do all acts and things on our behalf and in particulars of the followings, that is to say :-

**NOW THIS INDENTURE WITNESSETH AS FOLLOWS:**

1. To look after, manage and supervise the schedule below property in our name and on our behalf.
2. To appear before and to represent me in all Courts, Civil, Criminal or Revenue whether Original, Appellate or Revisional up to the Hon'ble Supreme Court of India and also in all Central / State Govt. Offices, including Office of Local Authority, S.D.O., D.C., D.C.L.R., Registering Authority, P.S., other Government and Semi Government Offices.



Manek Gope

S. B. R. R.

Sub. Reg.

15/10/15  
:4:

  
L. F. S.  
L. F. S.

3. To sign, execute, swear and deliver any paper application, petition, form, objection no objection, agreement, document, affidavit, indemnity, bond, undertaking, arrangement, and preparation, notice, acknowledgement, in our name & on our behalf.
4. To sign and deliver necessary document/s, petition/s in our name and on our behalf for me, no objection in connection with the Mutation of Schedule below property in favour of any person/s in The Competent Authority, record and in all other records if there be any such transfer/nomination/assignment etc. and to do all necessary acts which may be necessary for such Mutation.
5. To negotiate with the intending purchaser/s or party and to settle the price and to execute agreement for sale and to do all acts and things and to sign on our behalf the papers without taking consideration amount from anybody by cash, cheques or bank drafts etc. relating to the schedule below property.
6. To sign on Non-judicial stamp paper and other papers for the execution and registration of the sale deed or any kind of deed or deeds and to submit the same before the District Sub Registrar or Empowered Officer in which jurisdiction of the property is situated and to admit and complete the execution and registration of the sale deed or any kind of deed and to endorse the registration receipt and handover the same to the purchaser/s or party for taking delivery of the document/s from the registration office on our behalf.
7. To file affidavit, no objection, petition, application or any other documents or instruments before the office of the concerned authority, including the officer concerned of the Anchal Office or any other office for getting no objection / mutation with respect to the landed property, more fully described in the Schedule below in the name of the Purchaser/s.
8. To file Civil or Criminal case against any person or persons or party and to engage the lawyer/s and to sign on plaint, Vakalatnama, affidavit, show-cause petition, written statements, amendment petition, application etc. and to file the same before the competent court or office and to give the evidence and to take all necessary steps on our behalf.



Manik Chopra

S. Ram

राजेश्वरी

श्री अ. अ. अ.



Power of Attorney  
S. Ram

::5::

9. To obtain the certified copy of any case or the document from any court or office and to take delivery of the same there from on our behalf.

10. To prefer an appeal any judgment or order and to engage the lawyer/s and to file the same before the superior court or office and to take all the necessary steps and to compromise or withdraw any case from any court or office on our behalf.

AND GENERALLY to do all acts, deeds and things and execute such matters in writing and instruments relating to the schedule below property and to get, to look after and to take all the necessary steps as the said attorneys may think fit and proper on our behalf relating to the schedule below property.

The Attorney is not empowered to receive the consideration amount from any person or persons or party relating to the schedule below property by cash, cheques or Bank draft etc. The consideration amount will be received by me only.

The property hereby mentioned in the schedule below has not been transferred by any way to anybody prior to this document and the same is free from all encumbrances, liens and charges.

And I do hereby agree to ratify and confirm the above facts, deeds and things as the said attorneys shall lawfully do or cause to be done under or by virtue of these presents.

There is no transaction between Principal and Attorney.

Be it expressly stated that this Power of Attorney do not create, constitute, assume any kind of transfer or enjoyment or making profit in favour of the Attorneys and further declare that the said Attorney shall not hereby obtain or have power for development work.





Manik rope

Siba Ravi

Manik rope

11/15/23



L. T. J. of Lokam  
Dum

::6::

All the receivable will be paid to the Principal and all the payables will be borne by the Principal.

After sale of the property money will be deposited in Principal's Account.

AND GENERALLY to do all acts, deeds and things for all intents and purpose as stated herein.

**SCHEDULE**

In the District East Singhbhum, under the District Sub Registry Office and Town at Jamshedpur, Pergana Dhalbhum, Situated in Mouza Baliguma, P.S. M.G.M., Thana No.1150, Survey Ward No.10, All that piece and parcel of raiyati homestead land, recorded under:

<u>Khata No</u>	<u>Plot No</u>	<u>Area</u>	<u>Boundary</u>
461	1468	0.23 Acre	North : Plot No 1430 & 1476
461	1469	0.01 Acre	South : Plot No 1467 & 1431 East : Plot No 1431 West : Plot No 1470 & 1476
Total area measuring		0.24 Acre i.e. 24 Decimals	

Annual rent is payable to the landlord the State of Jharkhand, through the C.O. at Mango, Jamshedpur.

Note: aforesaid landed property is shown in Red Colour in the Sketch map attached herewith, which forms part of this Deed;

IN WITNESS WHEREOF the Executants have set and subscribed their respective hands on this the 20<sup>th</sup> day of August, 2023, at Jamshedpur.

Read over and explained the contents of this Deed to the Executants, who admitted the same to be true and correct.



Manik Gope

Shela Devi  
Mishra

शिला देवी  
मिश्रा



L. F. I. of Loknani  
Duni

::7::

WITNESSES:

1. → Rhanma S/o Lt Sejjad Hussain  
R/o Mango  
Jor
- Drafted by:  
A. Mury.  
Advocate, Jamshedpur
2. Nitai Grouy S/o Kakebar Grouy

Printed by me: A. Mury.



Dilips K. U.



Certificate:

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

A. Mury.  
Advocate:



गाम - अधिसूचित क्षेत्र असरीदपुर

वार्ड संख्या - 10

चाकर संख्या - 7

राजस्व थाना - घाटशिक्रा

जिल्हा - सिद्धम

पैमाना - 1 से.मी. = 20 मी.

सन - 1970-71 ई.

कातर रंग चिह्नित फ्लोट नं - 1468 0.09.31 Hectar  
1469 0.00.40 "

0.09.71 Hectar

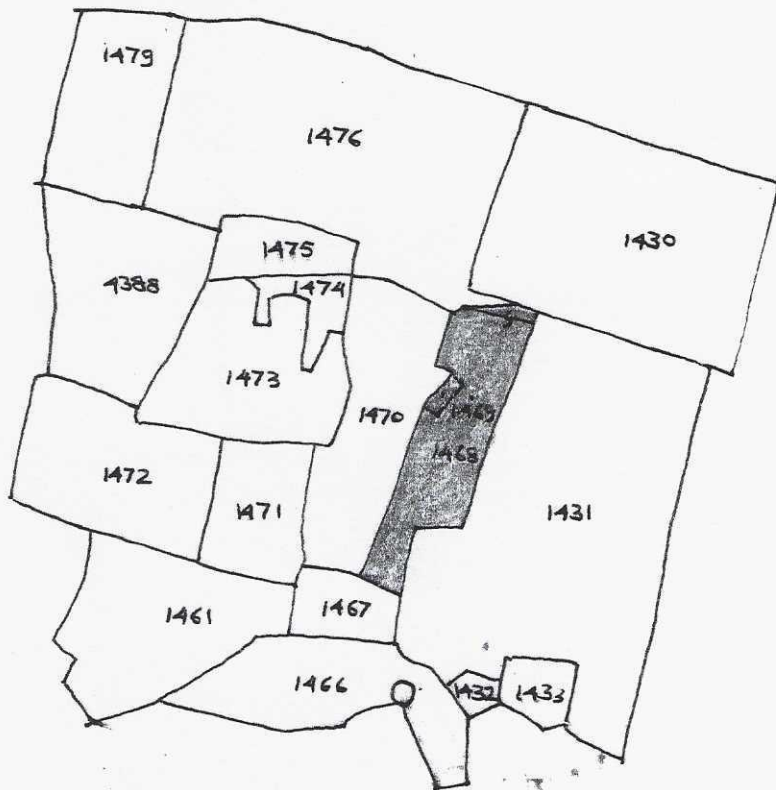
Boundary: -

NORTH - Plot no - 1430, 1476

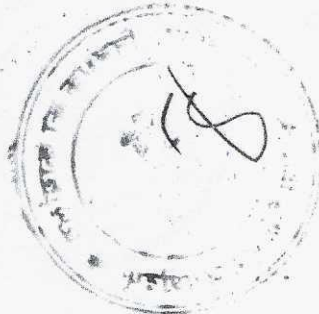
SOUTH - Plot no - 1467

EAST - Plot no 1431

WEST - Plot no - 1470



Sita Ram  
 अहिले  
 मालिक घोष



N.N. Raut Land Surveyor

Amin Raut

Nityananda Raut

Mango J.S.R



L. T. Iny  
 Laxmi  
 Devi



Schedule Sp. N.S. Form No. Y40

**CORRECTION SLIP SHOWING MUTATION IN RESPECT OF TENANCIES IN ESTATES VESTED IN GOVERNMENT**

District: East Singhbhum  
 Name of State: Jharkhand  
 Sub Division: Dhalbhum  
 Circle/Ancchal: Janshedpur  
 Taluqa Number: Halka: IX

Sl. No.	Mutation case number in Register 27	Village	Thana and Thana Number	Khasra No. with which mutation relates	Authority sanctioning mutation with date of order	Whether mutation is due to sale or exchange or succession or par. 107.	Full details of exchange effected by Mutation	Date of Correction of the Entries in Register by the Government	Remarks
1	2	3	4	5	6	7	8	9	10
	416	मानगो	बादरिना	281	अबल अधिकारी तमशेदपुर	उत्तराधिकारी नामान्तरण	<p>बारा नं० 281</p> <p>1396 रु०</p> <p>1397 रु०</p> <p>1398 रु०</p> <p>कुल 0.23 रु०</p> <p>0.01 रु०</p> <p>0.88 रु०</p>	<p>281</p> <p>0.23 रु०</p> <p>0.13 रु०</p> <p>0.08 रु०</p>	<p>1-281</p> <p>05.06.2011</p>



MEMO No.

Forwarded to the Karimachari, Halka No. IX  
 श्री आनन्द मोहन मण्डल

Date  
 For Information and necessary action

Circle Officer/Ancchal Adhikari, Janshedpur  
 Circle/Ancchal: Janshedpur.

Handwritten signature and date: 6/11

Handwritten notes: 1-281, 05.06.2011









भारत सरकार  
भारतीय प्रजासत्ताक

मनिक गोपा  
Manik Gopa

जन्य वर्ष / Year of Birth : 1978  
पुरुष / Male

2482 3821 7619

आधार - आम आदमी का अधिकार

भारतीय विज्ञान संस्थान प्राधिकरण  
INDIAN INSTITUTE OF TECHNOLOGY AUTHORITY OF INDIA

पता: S/O ज्ञान गोपा, पोस्ट ऑफिस रोड,  
गौर बस्ती, पी मांगो, जमशेदपुर, पूर्वी  
सिंहबूम, झारखण्ड, 831012

Address: S/O Jhan Gopa, POST  
OFFICE ROAD, GOUR BASTI,  
PG MANGO, JAMSHEDPUR,  
Purbi Singhbhum, Jharkhand,  
831012

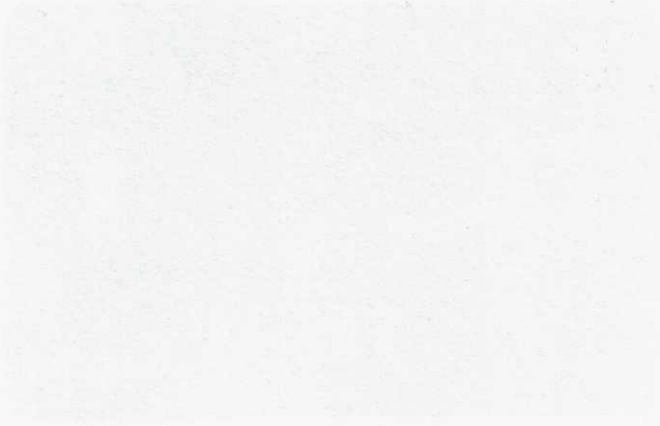
1800-180-1847 [www.iitg.ac.in](http://www.iitg.ac.in) [www.iitg.ac.in](http://www.iitg.ac.in) P.O. Box No. 1807, Bongaichia-761 007

Manik Gopa



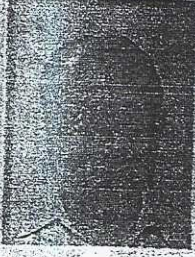


Manik Gope





भारत सरकार  
GOVERNMENT OF INDIA



सीताराम प्रधान  
Sitaram Pradhan  
जन्म वर्ष / Year of Birth : 1959  
पुरुष / Male



~~2909~~ 1990 8186

आधार — आम आदमी का अधिकार

Sita Ram



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता:

S/O डोमन प्रधान, म.न-१५८,  
डांगा, देवघर, पो- भिलाई, पहाडी,  
थाना- एम जी एम डिमना, देवघर,  
पुर्वी सिंहभूम, झारखण्ड, 831012

Address:

S/O Doman Pradhan,  
H.NO-158, DANGA,  
DEOGHAR, PO- BHILAI  
PAHARI, PS- M G M DIMNA,  
Deoghar, Bhilaipahari, Purbi  
Singhbhum, Jharkhand,  
831012

XEROX

1947  
1800 150, 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947  
Bengaluru-560 001





भारत सरकार  
GOVERNMENT OF INDIA

रमेश गोप  
Ramesh Gope  
जन्म वर्ष / Year of Birth : 1968  
पुरुष / Male

6809-7017 1535

आधार - आम आदमी का अधिकार

रमेश गोप

भारतीय विनाईट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता  
S/O रमेश गोप, ह.नं. 158,  
मुखिया दांगा, पश्चिम पहाड़ी  
प.स. ग.म.दिम्ना, देवघर,  
पुर्ब सिन्धुम, झारखण्ड,  
831012

Address:  
S/O Doman-Gope, H.N. 158,  
MUKHIYA DAANGA,  
PO. BHILAI PAHARI  
PS. M. G. M. DIMNA, Deoghar,  
Purbi Singhbhum,  
Jharkhand, 831012

www.uidai.gov.in

PC. Box No. 1947,  
Bengaluru-560 001





भारत सरकार  
GOVERNMENT OF INDIA



लक्ष्मी देवी  
Laxmi Devi  
जन्म वर्ष / Year of Birth : 1976  
महिला / Female



5924 9516 1524

आधार - आम आदमी का अधिकार



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: W/O सनातन गोप, मकान  
नं. 150, पी.ओ. रोड गौड़ बस्ती, समीप  
गुरुगोविन्द स्कूल, पो-मानगा, जमशेदपुर,  
पूर्वी सिंहभूम, झारखण्ड, 831012

Address: W/O Sanatan Gop.  
HOUSE NO-150, P.O. ROAD  
GAUR BASTI, NEAR  
GURUGOVIND SCHOOL,  
PO-MANGO, Jamshedpur, Purbi  
Singhbhum, Jharkhand, 831012

1947  
1800-180-1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No. 1947,  
Bengaluru-560 001



**आयकर विभाग**  
**INCOME TAX DEPARTMENT**  
 LAXMI DEVI  
 DHANO PRADHAN  
 10/11/1976  
 Permanent Account Number :  
**CCNPD2873B**  
  
 Signature

**भारत सरकार**  
**GOVT. OF INDIA**  
  
  
  
 29112014

इस कार्ड के खोने / पान पर कृपया सूचित करें / लौटाने :  
 आयकर पैन सेवा इकाई, एनएसडीएल  
 5 वी मंजिल, मन्त्री स्टर्लिंग, प्लॉट नं. 341, सर्वे नं. 997/8,  
 मोडल कॉलोनी, दीप बंगला चौक के पास,  
 पुणे - 411 016.

*If this card is lost / someone's lost card is found,  
 please inform / return to*  
 Income Tax PAN Services Unit, NSDL  
 5th floor, Mantri Sterling,  
 Plot No. 341, Survey No. 997/8,  
 Model Colony, Near Deep Bungalow Chowk,  
 Pune - 411 016.

Tel: 91-20-2721 8080, Fax: 91-20-2721 8081  
 e-mail: [tininfo@nsdl.co.in](mailto:tininfo@nsdl.co.in)





भारत सरकार  
Unique Identification Authority of India  
GOVERNMENT OF INDIA

नामांकन क्रम/Enrolment No.: 1124/30022/01081

To

दिलीप कुमार झा  
Dilip Kumar Jha  
S/O Satabir Jha  
H NO-1496  
BALIGUMA,N H-33  
PO-M G M  
NEAR DURGA PUJA MAIDAN  
JAMSHEDPUR  
Purbi Singhbhum M.G.M Medical College  
Jharkhand - 831018  
9771844846

Download Date: 20/03/2017

Generation Date: 13/1/2017

Validity: unknown

NOTE: This is a  
sample Aadhaar card.  
Date: 2017-03-20 10:30:00



आपका आधार क्रमांक / Your Aadhaar No. :

**3282 3815 8910**

मेरा आधार, मेरी पहचान



भारत सरकार  
Government of India

दिलीप कुमार झा  
Dilip Kumar Jha  
जन्म तिथि/ DOB: 12/10/1975  
पुरुष / MALE



3282 3815 8910

मेरा आधार, मेरी पहचान

सूचना

- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

- आधार देश भर में मान्य है।
- आधार भविष्य में सरकारी और गैर-सरकारी सेवाओं का लाभ उठाने में उपयोगी होगा।
- Aadhaar is valid throughout the country.
- Aadhaar will be helpful in availing Government and Non-Government services in future.



भारत सरकार  
Unique Identification Authority of India

पता:  
S/O सतबीर झा, मकान न०-१४९६,  
बालीगुमा, एन एच-३३, समीप दुर्गा  
पूजा मैदान, पो-एम जी एम,  
जगशेदपुर, पूर्वी सिंहभूम,  
झारखण्ड - 831018

Address:  
S/O Satabir Jha, H NO-1496,  
BALIGUMA,N H-33, NEAR  
DURGA PUJA MAIDAN, PO-M G  
M, JAMSHEDPUR, Purbi  
Singhbhum,  
Jharkhand - 831018

3282 3815 8910



help@uidai.gov.in

www.uidai.gov.in

Dilip Kumar Jha





मानगो | वार्ड नं.-10 अ.क्ष.मानगो | 16411 | सरला गौर, बारी गौर, लक्ष्मी देवी, सिता राम गौर, रामेश गौर, रानु गौर, मानिक गौर

धाना संख्या	खेसरा संख्या	रकबा (एकड़ में)
281,461	1396, 1397, 1398, 1468, 1469	0 एकड़ 68 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिस्साय लगान भावली
------------	-------------	--------------------------

जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				(2021-2022)
		तीन वर्ष से ज्यादा (2016-2017) - (2016-2017)	३ रा वर्ष (2017-2018)	२ रा वर्ष (2018-2019)	१ ला वर्ष (2019-2020)	
माल (नकदी)	680.00	680.00	680.00	680.00	680.00	680.00
गुजारी (भावली)	170.00	170.00	170.00	170.00	170.00	170.00
सेस	340.00	340.00	340.00	340.00	340.00	340.00
सूद	340.00	340.00	340.00	340.00	340.00	340.00
मुतफरकात	136.00	136.00	136.00	136.00	136.00	136.00
मीजान	1666.00	1666.00	1666.00	1666.00	1666.00	1666.00

तफसील अदायकारी

अदायकारी बावत	बकाया				मौतालबा कुल (2016-2021)
	तीन वर्ष से ज्यादा (2016-2017) - (2016-2017)	३ रा वर्ष (2017-2018)	२ रा वर्ष (2018-2019)	१ ला वर्ष (2019-2020)	
माल (नकदी)	680.00	680.00	680.00	680.00	680.00
गुजारी (भावली)	170.00	170.00	170.00	170.00	170.00
सेस	340.00	340.00	340.00	340.00	340.00
सूद	340.00	340.00	340.00	340.00	340.00
मुतफरकात	136.00	136.00	136.00	136.00	136.00
मीजान अदायकारी	1666.00	1666.00	1666.00	1666.00	1666.00

(१) मीजान कुल (लफलों में) : Eight Thousand Three Hundred Thirty Rupees

(२) नाम देहिन्दा -

(३) कुल बकाया- 8330.00

तारीख अमला तफसील मुनिन्दा : 14/

खास महाल का बकाया मालगुजारी पर (सिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्युटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

क्र.सं.	नाम	पता	विवरण
1	...	...	...
2	...	...	...
3	...	...	...
4	...	...	...
5	...	...	...
6	...	...	...
7	...	...	...
8	...	...	...
9	...	...	...
10	...	...	...









झारखंड सरकार  
राजस्व एवं भूमि सुधार विभाग  
अधिकार अभिलेख

रैयत का नाम, अभिभावक का नाम, रिश्ता											
शुसी दासी, पति - धासिया धोरा, , जाति- अज्ञात, निवासी- अज्ञात											
जिला का नाम	पूर्वी सिंहभूम	अंचल का नाम	मानगो	हलका का नाम	हल्का-3	मौजा का नाम	वार्ड नं.-10	खाता का प्रकार	रैयती		
खेवट नम्बर	खाता नम्बर 461			थाना का नाम	घाटशिला	थाना नम्बर	16411				
खाता नम्बर	खेसरा नम्बर	चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4	किस्म जमीन	मिजान		कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान			खास शर्त
(1)	(2)	(3)	कियारी संख्या (5)			(8)	(9)	रौ (10)	आ (11)	पै (12)	(13)
461	1468	? अज्ञात ? अज्ञात	दौन-02 5	0 हेक्टर	12 आर		1 - काबिल लगान	0	0	0	1 - कायमी
	1469	? अज्ञात ? अज्ञात	3परती 0	0 हेक्टर	0 आर		1 - काबिल लगान				
	1491	? अज्ञात ? अज्ञात	दौन-02 7	0 हेक्टर	26 आर		1 - काबिल लगान				
खाता मे कुल प्लोट संख्या	3	खाता का कुल मिजान (खतियान के अनुसार)	0	39	खाता का कुल लगान	0	0	0			

यह एक कंप्यूटर जनित प्रति है

8/26/2023

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।





झारखंड सरकार  
राजस्व एवं भूमि सुधार विभाग

पंजी II प्रति

August 26, 2023

भाग वर्तमान	3	पृष्ठ संख्या	262	अंचल का नाम	मानगो	हलका का नाम	हल्का-3	इस्टेट का नाम	झारखण्ड				
जिला का नाम	पूर्वी सिंहभूम	अनुमंडल नाम	धालभूम	तौजी संख्या	0	थाना नम्बर	16411	खाता का प्रकार	रैयती				
मौजा का नाम	वार्ड नं.-10 अ.क्ष.मानगो	होलिडिंग संख्या	281+461/अंश										
सरला गौर, पति-स्व देमान गोप एवं बारी गौर, पति-स्व झारी गोप एवं लक्ष्मी देवी, पति-सनातन गोप एवं सिता राम गौर, रामेश गौर, सनु गौर, पिता-देमन गोप एवं मानिक गौर, पिता-स्व झुरी गौर													
खाता नम्बर	प्लॉट संख्या	रकबा	परिवर्तन के लिए प्राधिकार										
281	1396	0 ऐ 23 डि 0 हे	नामांतरण मुकदमा संख्य 2076/2011-12	लगान	सेस								
281	1397	0 ऐ 13 डि 0 हे		17	0								
281	1398	0 ऐ 8 डि 0 हे											
461	1468	0 ऐ 17 डि 0 हे											
461	1469	0 ऐ 1 डि 0 हे											
	कुल परिमाण	0 ऐ 62 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
07-14-2020	0869160549	2016-2017	2020-2021	2720	680	680	170	1360	340	1360	340	544	136

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

Mutation Cases Not Found !!

List Of Case Status Details

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

नक्शा देखें



BACK



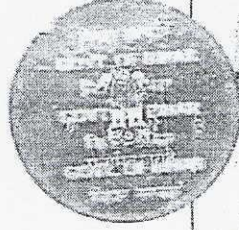




**ELECTION COMMISSION OF INDIA  
IDENTITY CARD**

भारत निर्वाचन आयोग  
पहचान पत्र

BR/50/290/747009



Elector's Name : RAMESH PRADHAN  
निर्वाचक का नाम : रमेश प्रधान  
Father/Mother/Husband's Name : DAMAN PRADHAN  
पिता/माता/पति का नाम : डमन प्रधान  
Sex/ लिंग : Male/ पुरुष  
Age as on 1.1.1995 : 30 Years  
१.१.१९९५ को आयु : 30 वर्ष

Address : H.NO.158,  
VILL. DAGA(DEOGHAR),  
P.O. B.PAHARI, DISTT. E. SINGHNHUM

पता : म.सं.158,  
गांव डागा(देवघर),  
डाकघर/भिलाई पहाड़ी, जिला पूर्वी सिंहभूम

Facsimile Signature of  
Electoral Registration Officer  
for 290-JUGSALAI(SC) Constituency

290-जुगसलाई(अ.जा.) निर्वाचन क्षेत्र  
के निर्वाचक रजिस्ट्रीकरण अधिकारी  
के हस्ताक्षर की अनुकृति

Place : JAMSHEDPUR Date : 24.03.95  
स्थान : जमशेदपुर दिनांक : 24.03.95

**This card may be used as an Identity Card  
under different Government Schemes.**

इस पत्र का विभिन्न सरकारी योजनाओं के अन्तर्गत  
पहचान पत्र के रूप में प्रयोग किया जा सकता है।

संस्कृत विश्वविद्यालय  
वाराणसी



प्रमाणित किया जाता है कि  
यह प्रतिलिपि सही है।  
दिनांक: ०५/०५/२०२३

संस्कृत विश्वविद्यालय  
वाराणसी





Payment Gateway Response

**Transaction Success!** Please Note Your Transaction Id.

Name	DilipKumarJha
Token No / Depositor ID	202300115323
Amount	11020
Transaction ID	8deef134f0f97a0688b2
GRN	2318957879
CIN	10002162023082609703
Time	2023-08-26 14:32:08

Print

Site designed and developed by National Informatics Centre (<http://www.nic.in/>)  
Contents provided and maintained by Department of Revenue, Registration & Land Reforms, Government of  
Jharkhand

26 August 2023, 14:33:12

42 : 6

Help Desk:- [helpdesk\[dot\]ngdrs\[at\]nic\[dot\]in](mailto:helpdesk@ngdrs[at]nic[dot]in) - Version:- 1 . 0

Manik Gupta

Top





Payment Gateway Response

**Transaction Success!** Please Note Your Transaction Id.

Name	DilipKumarJha
Token No / Depositor ID	202300115323
Amount	11020
Transaction ID	8deef134f0f97a0688b2
GRN	2318957879
CIN	10002162023082609703
Time	2023-08-26 14:32:08

Print

Site designed and developed by National Informatics Centre (<http://www.nic.in/>)  
Contents provided and maintained by Department of Revenue, Registration & Land Reforms, Government of  
Jharkhand

26 August 2023, 14:33:12

42 : 6

Help Desk:- [helpdesk\[dot\]ngdrs\[at\]nic\[dot\]in](mailto:helpdesk@ngdrs[at]nic[dot]in) Version:- 1.0

Manik Uope

Top





Payment Gateway Response

Transaction Success! Please Note Your Transaction Id *OK*

Name	DilipKumarJha
Token No / Depositor ID	202300115323
Amount	30
Transaction ID	75bc41a1a3f4d5a99a14
GRN	2318958032
CIN	10002162023082609845
Time	2023-08-26 14:43:13

Print

Site designed and developed by National Informatics Centre (<http://www.nic.in/>)  
Contents provided and maintained by Department of Revenue, Registration & Land Reforms, Government of  
Jharkhand

26 August 2023, 14:43:48

42 : 10

Help Desk:- [helpdesk@ngdrs.nic.in](mailto:helpdesk@ngdrs.nic.in) Version:- 1.0

*Manik Chopra*






## निबंधन कार्यालय में दस्तावेजों की जाँच हेतु चेकलिस्ट

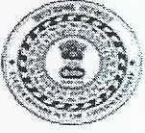
क्र० सं०	चेकलिस्ट का विषय	Yes	No
1.	खतियान की सत्यापित प्रति	✓	
	खतियान उपलब्ध न होने की स्थिति में अंचल कार्यालय से ई-मेल के माध्यम से प्राप्त—		
	(i) अंचलाधिकारी द्वारा प्रमाणित पंजी-11 अथवा		
	(ii) भू-स्वामित्व प्रमाण पत्र अथवा		
	(iii) शुद्धि पत्र		
	(iv) अंचलाधिकारी द्वारा निर्गत प्रमाण-पत्र अप्राप्त रहने की स्थिति में पक्षकार द्वारा अंचल कार्यालय में आवेदन समर्पित करने की प्राप्ति रसीद।		
2.	भूमि से संबंधित हाल सर्वे नक्शा तथा इसके उपलब्ध न होने की स्थिति में पक्षकार द्वारा तैयार स्वप्रमाणित "नजरी नक्शा" जिससे भूमि की अवस्थिति के संबंध में पता चल सके।	✓	
3.	पंजी-11 का वॉल्यूम संख्या तथा पृष्ठ संख्या का वर्णन	✓	
4.	मुद्रांक शुल्क का भुगतान	✓	
5.	निबंधन शुल्क का भुगतान	✓	
6.	आधार सत्यापन	✓	
7.	PAN सत्यापन		
8.	होलिडिंग संख्या का वर्णन (शहरी क्षेत्र होने की स्थिति में)		

  
 जाँच निबंधन कार्यालय का अधिकारी  
 तिथि सहित

  
 निबंधन पदाधिकारी का हस्ताक्षर  
 तिथि सहित

प्रति श्री १५७७७७





## Document Registration Summary 1

Date :-26-Aug-2023

- Government/Market Value: ₹0/-
- Transaction Amount: ₹0 /-
- Paid Stamp Duty: ₹50 /-

On Date 26-08-2023 Presented at District SRO -  
Jamshedpur

Signature of Presenter

*Mamik K Gupta*

District SRO - Jamshedpur

Receipt : 893497

Receipt Date : 26-08-2023

Presenter Name: -

E(III)	₹10000
SP	₹1050
Stamp Duty	₹50

**Total** ₹11100

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	16	50	-34	GRAS	DilipKumarJha	GRN Number : 2318957709 DEPT Transaction Id : e2e51fc4260cfe7cf396 Transaction Type :	50
E(III)	10000	10000	0	GRAS	DilipKumarJha	GRN Number : 2318957879 DEPT Transaction Id : 8deef134f0f97a0688b2 Transaction Type :	10000

Document Registration Certificate



SP	1050	1050	0	GRAS	DilipKumarJha	GRN Number : 2318957879 DEPT Transaction Id : 8deef134f0f97a0688b2 Transaction Type :	1020
				GRAS	DilipKumarJha	GRN Number : 2318958032 DEPT Transaction Id : 75bc41a1a3f4d5a99a14 Transaction Type :	30
Sub Total	11066	11100	-34				

Article : Power of Attorney Number of Pages : 70

Signature of Operator

Signature of Head Clerk

Signature of Registering Officer

26/09/23

<p>प्राथमिक शिक्षण केंद्र</p> <p>पुणे जिल्हा</p> <p>पुणे शहर</p>	<p>पुणे</p>	<p>पुणे</p>
<p>प्राथमिक शिक्षण केंद्र</p> <p>पुणे जिल्हा</p> <p>पुणे शहर</p>	<p>पुणे</p>	<p>पुणे</p>





**OFFICE OF THE SUB REGISTRAR**

Office Name :- District SRO - Jamshedpur

District Name :-

State Name :- Jharkhand

**Deed Endorsement**

Token No :- 202300115323

Deed Type	Power of Attorney
Number of Pages	70
Fee Details	Stamp Duty :- Rs. 16, E(III) :- Rs. 10000, SP :- Rs. 1050,

Sh./Smt. **MANIK GOPE** s/o/d/o/w/o **LATE JHARI GOPE** has presented the document for registration in this office

today dated :- **26-Aug-2023** Day :- **Saturday** Time :- **15:53:52 PM**









MANIK GOPE(Individual)

Party Name	Document Type	Document Number
MANIK GOPE	PAN/UID	348234217619

















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>SITARAM PRADHAN</b> Address1 - H NO.158 DANGA DEOGHAR P.O BHILAI PAHARI P.S M G M DIMNA JAMSHEDPUR, Address2 - MANGO , , , Jharkhand PAN No.: ,Permission Case No.-	Yes	Sita Ram <b>Address:-</b> H.NO-158, , DANGA, DEOGHAR, PO- BHILAI PAHARI, PS- M G M DIMNA, Deoghar, , Purbi Singhbhum, 831012, , Jharkhand, India		PRINCIPAL Age:64			
2	<b>KANU GOUR</b> Address1 - H NO.158 DANGA DEOGHAR JAMSHEDPUR, Address2 - MANGO , , , Jharkhand PAN No.: ,Permission Case No.-	Yes	Kanu Gour <b>Address:-</b> h.no-158, , danga, deoghar, Bhelaipahari, , East Singhbhum, 831012, , Jharkhand, India		PRINCIPAL Age:51			





Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature	
3	<b>RAMESH</b> <b>GOPE ALIAS</b> <b>RAMESH</b> <b>PRADHAN</b> Address1 - H NO.158, MUKHIYA DAANGA P.O BHILAI PHARI P.S M G M JAMSHEDPUR, Address2 - MANGO , , , Jharkhand PAN No.:					PRINCIPAL Age:55			
4	<b>LAXMI DEVI</b> Address1 - H NO.150 P.O ROAD GAUR BASTI P.O AND P.S MANGO JAMSHEDPUR, Address2 - MANGO , , , Jharkhand PAN No.: ,Permission Case No.-	Yes	Laxmi Devi <b>Address:-</b> HOUSE NO- 150, NEAR GURUGOVIND SCHOOL, P.O.ROAD GAUR BASTI, PO-MANGO, jamshedpur, , Purbi Singhbhum, 831012, , Jharkhand, India		PRINCIPAL Age:47				





Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
5	<b>MANIK GOPE</b> <b>Address1 -</b> POST OFFICE ROAD GOUR BASTI P.O MANGO JAMSHEDPUR, <b>Address2 -</b> MANGO , , Jharkhand <b>PAN No.:</b> <b>Permission</b> <b>Case No.-</b>	Yes	Manik Gope <b>Address:-</b> , , POST OFFICE ROAD, GOUR BASTI, PO MANGO, JAMSHEDPUR, , Purbi Singhbhum, 831012, , Jharkhand, India		PRINCIPAL Age:45			Manik Gope
6	<b>DILIP KUMAR JHA</b> <b>Address1 - H</b> NO 1496 BALIGUMA NH 33 NEAR DURGA PUJA MAIDAN JAMSHEDPUR, <b>Address2 -</b> MANGO , , Jharkhand <b>PAN No.:</b> <b>Permission</b> <b>Case No.-</b>	Yes	Dilip Kumar Jha <b>Address:-</b> Duplex No - 1 , Kusum Garden, , N H 33, Bagan Area , Baliguma , Mango, Jamshedpur, , East Singhbhum, 831018, , Jharkhand, India		ATTORNEY Age:47			Dilip Kumar Jha

## Identification:

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	<b>SHAFIQR RAHMAN</b> S/o-D/o LATE SAJJAD HUSSAIN <b>Address1 - MANGO, Address2 -</b> , , Jharkhand <b>PAN No.:</b>			Shafiqur Rahman



**Witness:**

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	<p style="text-align: center;"><b>NITAI GOUR</b></p> <p>Address1 - POKHANI MGM JAMSHEDPUR, Address2 -                      , , , Jharkhand</p>			

Signature of Operator



Seal and Signature of Registering Officer

Above signature & thumb Impression are affixed in my presence.

Above mentioned, ( **MANIK GOPE , SITARAM PRADHAN , RAMESH GOPE ALIAS RAMESH PRADHAN , KANU GOUR , LAXMI DEVI**), has/have admitted the execution before me. He/ She/ They has / have been identified by (**SHAFIQR RAHMAN**) Son/Daughter/Wife of (**LATE SAJJAD HUSSAIN**) resident of (**MANGO**) and by occupation (**Business**).



Signature of Registering Officer

Date:- 26-Aug-2023

Seal and Signature of Registering Officer







## Pre Registration Docket

Date :- 26-08-2023 03:14 pm

Office Name :- District SRO - Jamshedpur

Appointment :- 25-Aug-2023 Time:- 12:35

Token No:- 202300115323

Article	Power of Attorney
Pre Registration Date	25-Aug-2023
No. Of Pages	35
Stamp Duty	16
Paid Stamp Duty	0
Total Fees	₹ 11,050.

PRINCIPAL	<b>-Mr. SITARAM PRADHAN, ,Father/Husband Name</b> LATE DOMAN PRADHAN , <b>PAN No.- Date Of Birth</b> -01-Jan-1959, <b>Permission Case No.- , Aadhaar No.</b> *****8186, <b>Country</b> -INDIA, <b>State Name</b> -Jharkhand, <b>District Name</b> -Singhbhum East, <b>City/Village/Town Name</b> -MANGO, <b>Locality</b> -MANGO, <b>Address</b> - H NO.158 DANGA DEOGHAR P.O BHILAIPAHARI P.S M G M DIMNA JAMSHEDPUR, <b>Pin Code</b> -831012
	<b>-Mr. KANU GOUR, ,Father/Husband Name</b> LATE DOMAN GAUR , <b>PAN No.- Date Of Birth</b> -04-Sep-1971, <b>Permission Case No.- , Aadhaar No.</b> *****7801, <b>Country</b> -INDIA, <b>State Name</b> -Jharkhand, <b>District Name</b> -Singhbhum East, <b>City/Village/Town Name</b> -MANGO, <b>Locality</b> -MANGO, <b>Address</b> - H NO.158 DANGA DEOGHAR JAMSHEDPUR, <b>Pin Code</b> -831012
	<b>-Mr. RAMESH GOPE ALIAS RAMESH PRADHAN, ,Father/Husband Name</b> LATE DOMAN GOPE ALIAS DOMAN PRADHAN , <b>PAN No.- Date Of Birth</b> -01-Jan-1968, <b>Permission Case No.- , Aadhaar No.</b> *****1535, <b>Country</b> -INDIA, <b>State Name</b> -Jharkhand, <b>District Name</b> -Singhbhum East, <b>City/Village/Town Name</b> -MANGO, <b>Locality</b> -MANGO, <b>Address</b> - H NO.158, MUKHIYA DAANGA P.O BHILAIPHARI P.S M G M JAMSHEDPUR, <b>Pin Code</b> -831012
	<b>-Mrs. LAXMI DEVI, ,Father/Husband Name</b> LATE SANATAN GOPE , <b>PAN No.- Date Of Birth</b> -01-Jan-1976, <b>Permission Case No.- , Aadhaar No.</b> *****1524, <b>Country</b> -INDIA, <b>State Name</b> -Jharkhand, <b>District Name</b> -Singhbhum East, <b>City/Village/Town Name</b> -MANGO, <b>Locality</b> -MANGO, <b>Address</b> - H NO.150 P.O ROAD GAUR BASTI P.O AND P.S MANGO JAMSHEDPUR, <b>Pin Code</b> -831012
	<b>-Mr. MANIK GOPE, ,Father/Husband Name</b> LATE JHARI GOPE , <b>PAN No.- Date Of Birth</b> -01-Jan-1978, <b>Permission Case No.- , Aadhaar No.</b> *****7619, <b>Country</b> -INDIA, <b>State Name</b> -Jharkhand, <b>District Name</b> -Singhbhum East, <b>City/Village/Town Name</b> -MANGO, <b>Locality</b> -MANGO, <b>Address</b> - POST OFFICE ROAD GOUR BASTI P.O MANGO JAMSHEDPUR, <b>Pin Code</b> -831012



ATTORNEY -Mr. DILIP KUMAR JHA, ,Father/Husband Name LATE SADABIR JHA , PAN No.- Date Of Birth-12-Oct-1975,Permission Case No.- , Aadhaar No. \*\*\*\*\*8910, Country-INDIA, State Name- Jharkhand, District Name-Singhbhum West, City/Village/Town Name-MANGO, Locality-MANGO,Address - H NO 1496 BALIGUMA NH 33 NEAR DURGA PUJA MAIDAN JAMSHEDPUR, Pin Code-831018

Witness Information Mr. NITAI GOUR , Address - POKHANI MGM JAMSHEDPUR-, Father/Husband Name-KALEBAR GOUR

Identifier Details Mr. SHAFIQR RAHMAN , Address - MANGO-, Father/Husband Name-LATE SAJJAD HUSSAIN

1	Stamp Duty	16
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1	E(III)	10,000
<b>Total</b>		<b>10,000</b>
2	SP	1,050
<b>Total</b>		<b>1,050</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.

*G. Meher*  
Deed Writer / Advocate

*Dilip K. Jha*  
Vendee / Claimant

*Sita Ram Manik Chopra*  
Vendor / Executant

Handwritten signature in Hindi: श्री गुरुभ्यो नमः



Handwritten signature: L. T. Jha  
Laxmi Devi



Token No.: 202300115323

## CERTIFICATE

### Office of the District SRO - Jamshedpur

This **Power of Attorney** was presented before the registering officer on date **26-Aug-2023** by **MANIK GOPE, S/O, D/O, W/O LATE JHARI GOPE** resident of POST OFFICE ROAD GOUR BASTI P.O MANGO JAMSHEDPUR, MANGO.

This deed was registered as Document No:- **2023/JSR/4899/BK4/321** in Book No :- **BK4**, Volume No :- 46 from Page No :- 141 to 210 at, office of **District SRO - Jamshedpur**

Date:- **26-Aug-2023**

  
Registering Officer

सं. १०००/१९९९

विशेष सूचना - प्रश्न क्रमांक ११११ से १११३ तक





भारत सरकार



आधार

भारतीय विशिष्ट पहचान प्राधिकरण

भारत सरकार

Unique Identification Authority of India

Government of India

नामांकन क्रम / Enrollment No 1213/20038/97124

To,

खुशबू कुमारी

Khushboo Kumari

D/O Parshuram Singh

MAKAN NO-122

NAYA BASTI

SAHDEO BAGAN PO-BAGBERA THANA-BAGBERA

BAGBERA JAMSHEDPUR

Purbi Singhbhum

Jharkhand 831002

23/04/2012

Ref: 831 / 26E / 533404 / 534344 / P



UE522970527IN



आपका आधार क्रमांक / Your Aadhaar No. :

~~8889 0144~~ 7567

आधार - आम आदमी का अधिकार



भारत सरकार

GOVERNMENT OF INDIA

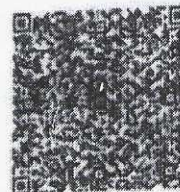


खुशबू कुमारी

Khushboo Kumari

जन्म वर्ष / Year of Birth : 1995

महिला / Female



~~8889 0144~~ 7567

आधार - आम आदमी का अधिकार





आयकर विभाग  
INCOME TAX DEPARTMENT

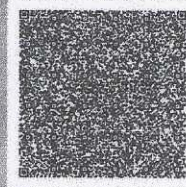


भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

DRZPK1909R



नाम / Name  
KHUSHBOO KUMARI

पिता का नाम / Father's Name  
PARSHURAM SINGH

जन्म की तारीख /  
Date of Birth  
11/01/1995

*Khushboo Kumari*  
हस्ताक्षर / Signature

*Khushboo Kumari*



आयकर विभाग  
INCOME TAX DEPARTMENT

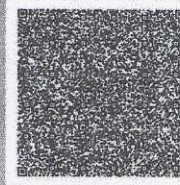


भारत सरकार  
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड  
Permanent Account Number Card

DRZPK1909R



नाम / Name  
KHUSHBOO KUMARI

पिता का नाम / Father's Name  
PARSHURAM SINGH

जन्म की तारीख /  
Date of Birth  
11/01/1995

हस्ताक्षर / Signature

*Khushboo Kumari*



भारत सरकार  
Government of India

रोहन कुमार  
Rohan Kumar  
जन्म तिथि/DOB: 04/11/1999  
पुरुष/ MALE

Issue Date: 05/02/2012

~~97618657~~ 7827  
VID : 9140 9700 6827 7757

मेरा आधार, मेरी पहचान

भारतीय विशिष्ट पहचान प्राधिकरण  
Unique Identification Authority of India

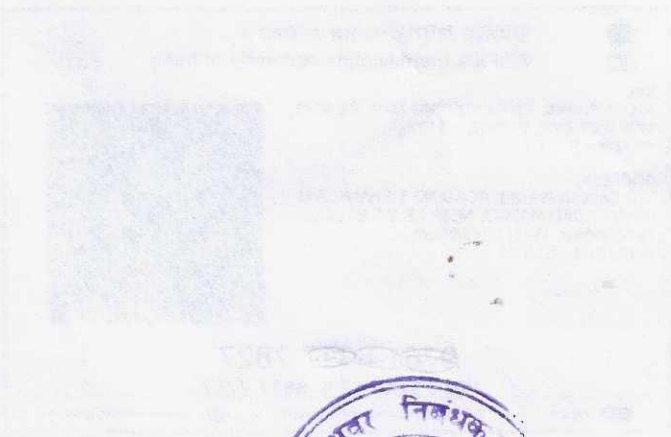
पता:  
S/O गणेश प्रसाद, रोड नं० ५ शंकोसाई दिमना रोड मानगो,  
समीप केदार बगान, जमशेदपुर, पूर्वी सिंहभूम,  
झारखण्ड - 831018

Address:  
S/O Ganesh Prasad, ROAD NO 5 SHANKOSAI  
DIMNA ROAD MANGO, NEAR KEDAR BAGAN,  
Jamshedpur, Purbi Singhbhum,  
Jharkhand - 831018

~~97618657~~ 7827  
VID : 9140 9700 6827 7757

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

Rohan Kumar





भारत सरकार



आधार

भारतीय विनायक पहचान प्राधिकरण

भारत सरकार

Unique Identification Authority of India

Government of India

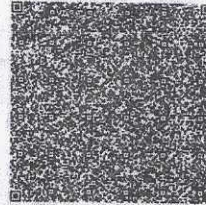
नामांकन क्रम/ Enrolment No.: 1088/12927/00032

To  
आयुष आनंद  
Ayush Anand  
S/O: Ramchandra Prasad  
House no-39  
torā  
Samera  
Samera  
Nalanda Bihar - 811104  
9608371760

Download Date: 29/05/2018

Generation Date: 27/11/2016

Signature Not Verified  
Digitally signed by  
Ayush Anand  
Date: 2018.05.29  
20:53:13 IST



आपका आधार क्रमांक / Your Aadhaar No. :

~~20002370~~ 4806

मेरा आधार, मेरी पहचान



भारत सरकार  
Government of India



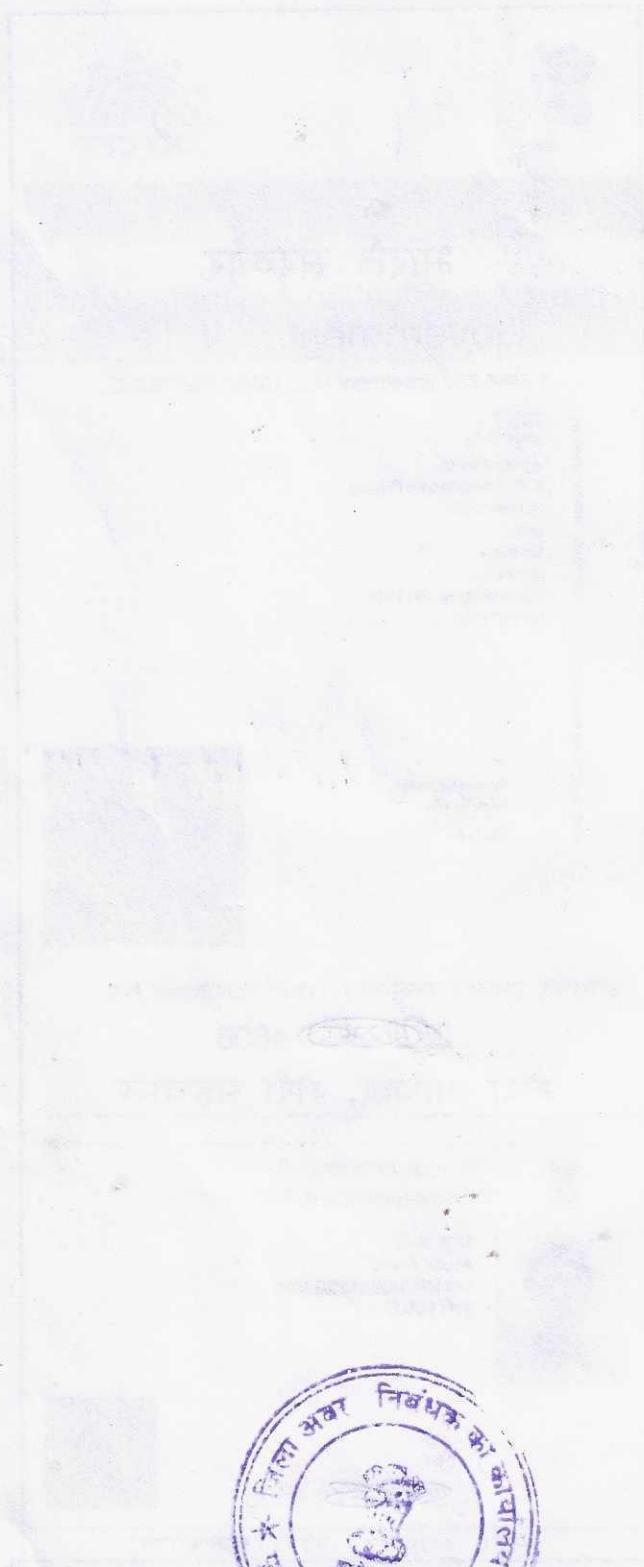
आयुष आनंद  
Ayush Anand  
जन्म तिथि/DOB: 15/10/1995  
पुरुष/ MALE

~~20002370~~ 4806



मेरा आधार, मेरी पहचान

A. Anand





# INCOME TAX DEPARTMENT

## Challan Receipt



e-Filing Anywhere Anytime  
Income Tax Department, Government of India

PAN	:	DRZPK1909R
Name	:	KHUSHBOO KUMARI
Assessment Year	:	2024-25
Financial Year	:	2023-24
Major Head	:	Income Tax (Other than Companies) (0021)
Minor Head	:	TDS on Sale of Property (800)
Amount (in Rs.)	:	₹ 62,500
Amount (in words)	:	Rupees Sixty Two Thousand Five Hundred Only
CIN	:	23083000093204SBIN
Acknowledgement Number	:	AK08128142
Mode of Payment	:	Net Banking
Bank Name	:	State Bank Of India
Bank Reference Number	:	IKOCKTXMW7
Date of Deposit	:	30-Aug-2023
BSR code	:	0002271
Challan No	:	46554
Tender Date	:	30/08/2023

INCOME TAX DEPARTMENT

Chennai District

*[Faint, illegible text, likely bleed-through from the reverse side of the page]*





Challan-cum-statement of deduction of tax under  
section 194-IA (Form 26QB)



e-Filing Anywhere Anytime  
Income Tax Department, Government of India

Acknowledgement Number: AK08128142

Challan Identification Number (CIN): 23083000093204SBIN

Date of e-Filing: 30-Aug-2023

PAN: DRZPK1909R

### Payment Details

Assessment Year	Financial Year	Tax Applicable (Major Head)	Type of Payment (Minor Head)
2024-25	2023-24	Income Tax (Other than Companies) (0021)	TDS on Sale of Property (800)
Residential Status of the Seller		Payment Mode	Bank Name
Resident		Net Banking	State Bank Of India

### Buyer Details

Name	PAN	Category of PAN	Address Details
KHUSHBOO KUMARI	DRZPK1909R	Individual	MAKAN NO-122, jamshedpur, Bagbera B.O, EAST SINGHBHUM, Jharkhand, INDIA, 831002
Mobile Number	Email ID	Whether more than one Buyer	Aadhaar Number
+91 9608371760	khushboo11011995@g mail.com	No	XXXX XXXX 7567

### Seller Details

Name	PAN	Category of PAN	Address Details
DILIP KUMAR JHA	AGSPJ6673L	Individual	H NO- 1496, BALIGUMA, N H -33, PO - M G M , NEAR DURGA PUJA MAIDAN, BALIGUMA, M.G.M Medical College, M.G.M Medical College S.O, EAST SINGHBHUM, Jharkhand, INDIA, 831018
Mobile Number	Email ID	Whether more than one Seller	Aadhaar Number
+91 8797585339	dilip.jha0225@gmai l.com	No	XXXX XXXX 8910



**Property Transferred Details**

Type of property	Date of Agreement/ Booking	Total Value of Consideration (Property Value)	Address details
LAND	28-Aug-2023	₹ 62,50,000	RAIYATI LAND- 16.5 DECIMALS, , KHATA NO- 461, PLOT NO -1468, MOUZA- BALIGUMA, M.G.M Medical College, M.G.M Medical College S.O, EAST SINGHBHUM, Jharkhand, INDIA, 831018
Payment type	Date of Payment/ Credit	Date of Deduction	Amount paid/credited currently
LUMPSUM	28-Aug-2023	28-Aug-2023	₹ 62,50,000
	Whether stamp duty value is higher than sale consideration ?	Total stamp duty value of the property	
	No	₹ 62,50,000	

**Tax Deposit Details**

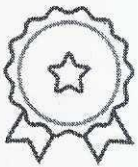
Amount on which TDS to be deducted	₹ 62,50,000
TDS Amount	₹ 62,500
(a) Basic Tax	₹ 62,500
(b) Interest	₹ 0
(c) Fee under section 234E	₹ 0
Total (a + b + c)	₹ 62,500
In words	Rupees sixty two thousand five hundred Only

(This is a computer generated Acknowledgement Receipt and needs no signature)



## Tax Deposit Details (Amount In ₹)

	Amount on which TDS to be deducted	₹ 62,50,000
	TDS Amount	₹ 62,500
A	Basic Tax	₹ 62,500
B	Interest	₹ 0
C	Fee under section 234E	₹ 0
	Total (A+B+C)	₹ 62,500
	Total (In Words)	Rupees Sixty Two Thousand Five Hundred Only



### Thanks for being a committed taxpayer!

To express gratitude towards committed taxpayers, the Income Tax Department has started a unique appreciation initiative. It recognises taxpayers' commitment by awarding certificates of appreciation to them. Login to e-filing portal and visit Appreciations and Rewards to know more.

Congrats! Here's what you have just achieved by choosing to pay online:



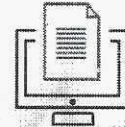
Time

Quick and Seamless



Paper

Save Environment



e-Receipt

Easy Access

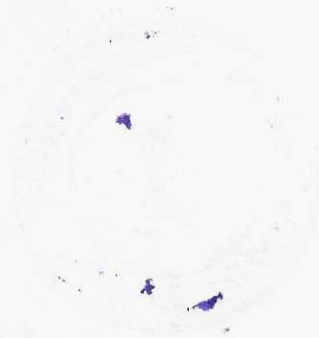


**Transaction Success!** Please Note Your Transaction Id.

OK

Name	KhushbooKumari
Token No / Depositor ID	202300117583
Amount	189484
Transaction ID	bd2bbbe12bd670e39c4e
GRN	2319019747
CIN	10002162023083009775
Time	2023-08-30 14:19:25

*Dilip K. Th*



20


Handwritten signature or text







## Pre Registration Docket

Date :- 30-08-2023 03:58 pm

Office Name :- District SRO - Jamshedpur

Token No:- 202300117583

Appoinment :- 30-Aug-2023 Time:- 12:15

Article	Sale Deed
Pre Registration Date	29-Aug-2023
No. Of Pages	66
Stamp Duty	250000
Paid Stamp Duty	0
Total Fees	₹ 1,89,484.

Property Id: **1055680**

Valuation No. : 1432813 / 2023	:- 2023-2024	Date : 30-August-2023 14:58:PM	
State : Jharkhand	District : EastSinghbhum	Tahsil : Mango	
Land Type : Urban	Corporation : Mango Nagar Nigam	Village/City : Baliguma Mango Word No-10	
Baliguma Mango Word No-10 Halka No 3 Village Code 16411 - Other Road		-	
Khata Number - 461			
Plot Number - 1468			
Volume Number - 3			
Page Number - 262			
Holding Number - 0100005433000M0			
<b>Property Rates</b>			
<b>Residential Land (Y)</b>			
₹363376/- Decimal			
Valuation Rule : Residential Land			
<b>Property Details</b>			
1	Land area	16.50 Decimal	
<b>Calculation Details</b>			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 16.5 x 363376=5995704	₹59,95,704/-
A	Total		₹59,95,704/-
<b>Note : Final Valuation is Rounded to Next 100/-</b>			
Total Valuation (A)			₹59,95,800/-
Total Amount in Words : Fifty Nine Lakhs Ninety Five Thousands Eight Hundred Rupees Only.			



The Registrar General

Office Name - District SAC  
Tehsil No. 2023

Date of Issue - 2023-08-15

Application No. 123456789

Sl. No.	1
Particulars	Registration Fee
Rate	1000/-
Amount	1000/-
Total	1000/-

Sl. No.	Particulars	Rate	Amount
1	Registration Fee	1000/-	1000/-
2	Stamp Duty	500/-	500/-
3	Other Charges	0/-	0/-
Total			1500/-



Land measurement, Sub Part and House No.	<b>Property Boundaries</b> East: PLOT NO.1431, West: 20 FIT ROAD, South: 20 FT ROAD AND PLOT NO 1431, North: PART OF PLOT NO.1468
Area	Land area : 16.50 Decimal
Other Description of the Property	Pin Code - 831018
Government/Market Value	5995704
Transaction Amount	6250000

SELLER	<b>-Mr. SITARAM PRADHAN THROUGH REP BY DILIP KUMAR JHA, ,Father/Husband Name LATE DOMAN PRADHAN ALIAS DOMAN GOPE , PAN No.- *****673L Date Of Birth-01-Jan-1959,Permission Case No.- , Aadhaar No. ,Address - H NO.158 DANGA DEOGHAR P.O BHILAIPAHARI P.S M G M JAMSHEDPUR</b>
	<b>-Mr. MANIK GOPE THROUGH REP BY DILIP KUMAR JHA, ,Father/Husband Name LATE JHARI GOPE , PAN No.- *****673L Date Of Birth-01-Jan-1979,Permission Case No.- , Aadhaar No. ,Address - POST OFFICE ROAD GOUR BASTI MANGO P.O MANGO JAMSHEDPUR</b>
	<b>-Mr. RAMESH GOPE THROUGH REP BY DILIP KUMAR JHA, ,Father/Husband Name LATE DOMAN GOPE , PAN No.- *****673L Date Of Birth-01-Jan-1968,Permission Case No.- , Aadhaar No. ,Address - H NO.158 MUKHIYA DANGA DEOGHAR O.O BHILAIPAHARI P.S M G M JAMSHEDPUR</b>
	<b>-Mr. KANU GOUR THROUGH REP BY DILIP KUMAR JHA, ,Father/Husband Name LATE DOMAN GOUR ALIAS DOMAN GOPE , PAN No.- *****673L Date Of Birth-04-Sep-1971,Permission Case No.- , Aadhaar No. ,Address - H NO.158 DANGA DEOGHAR P.O BHILAIPAHARI P.S M G M JAMSHEDPUR</b>
	<b>-Mrs. LAXMI DEVI THROUGH REP BY DILIP KUMAR JHA, ,Father/Husband Name LATE SANATAN GOPE , PAN No.- *****673L Date Of Birth-01-Jan-1976,Permission Case No.- , Aadhaar No. ,Address - H NO.150 POST OFFICE ROAD GOUR BASTI MANGO JAMSHEDPUR</b>
	<b>-Mr. DILIP KUMAR JHA , ,Father/Husband Name LATE SADABIR JHA , PAN No.- *****673L Date Of Birth-12-Oct-1975,Permission Case No.- , Aadhaar No. *****8910,Address - H NO.1496 BALIGUMA N H.33 P.O M G M JAMSHEDPUR</b>
PURCHASER	<b>-Mrs. KHUSHBOO KUMARI, ,Father/Husband Name AYUSH ANAND , PAN No.- *****909R Date Of Birth-11-Jan-1995,Permission Case No.- , Aadhaar No. *****7567, Country-INDIA, State Name-Jharkhand, District Name-Singhbhum East, City/Village/Town Name-BAGBERA, Locality-BAGBERA,Address - MAKAN NO.122, NAYA BASTI SAHDEO BAGAN P.O AND P.S BAGBERA TOWN JAMSHEDPUR, Pin Code-831002</b>

Witness Information	<b>Mr. ROHAN KUMAR , Address - RD NO 5 SHANKOSAI DIMNA ROAD MANGO JAMSHEDPUR-, Father/Husband Name-GANESH PRASAD</b>
---------------------	--

17	Property particulars Plot No. 1234, Sector 5, Gurgaon, Haryana	1234
18	Plot No. 5678, Sector 10, Gurgaon, Haryana	5678
19	Plot No. 9101, Sector 15, Gurgaon, Haryana	9101
20	Plot No. 2345, Sector 20, Gurgaon, Haryana	2345
21	Plot No. 6789, Sector 25, Gurgaon, Haryana	6789
22	Plot No. 0123, Sector 30, Gurgaon, Haryana	0123

23	Plot No. 4567, Sector 35, Gurgaon, Haryana	4567
24	Plot No. 8901, Sector 40, Gurgaon, Haryana	8901
25	Plot No. 2345, Sector 45, Gurgaon, Haryana	2345
26	Plot No. 6789, Sector 50, Gurgaon, Haryana	6789
27	Plot No. 0123, Sector 55, Gurgaon, Haryana	0123
28	Plot No. 4567, Sector 60, Gurgaon, Haryana	4567
29	Plot No. 8901, Sector 65, Gurgaon, Haryana	8901
30	Plot No. 2345, Sector 70, Gurgaon, Haryana	2345
31	Plot No. 6789, Sector 75, Gurgaon, Haryana	6789
32	Plot No. 0123, Sector 80, Gurgaon, Haryana	0123
33	Plot No. 4567, Sector 85, Gurgaon, Haryana	4567
34	Plot No. 8901, Sector 90, Gurgaon, Haryana	8901
35	Plot No. 2345, Sector 95, Gurgaon, Haryana	2345
36	Plot No. 6789, Sector 100, Gurgaon, Haryana	6789



For further information, please contact the District Collector, Gurgaon, Haryana. Contact details: Phone: 0122-2345678, Email: dc.gurgaon@haryana.gov.in

Identifier Details

**Mr. AYUSH ANAND** , Address - HOUSE NO 39 TORA SARMERA  
NALANDA BIHAR-, **Father/Husband Name-RAMCHANDRA**  
PRASAD

**Fee Rule:Sale Deed**

1	Stamp Duty	2,50,000
---	------------	----------

1	SP	1,980
<b>Total</b>		<b>1,980</b>

**Fee Rule:Sale Deed**

1	A1	1,87,500
2	LL	3
3	PR	1
<b>Total</b>		<b>1,87,504</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.

**Deed Writer / Advocate**

**Vendee / Claimant**

**Vendor / Executant**

कोरोना को हराना है सफाई को अपनाना है



दो गज की दूरी मास्क है जरूरी



## निबंधन कार्यालय में दस्तावेजों की जाँच हेतु चेकलिस्ट

क्र० सं०	चेकलिस्ट का विषय	Yes	No
1.	खतियान की सत्यापित प्रति	✓	
	खतियान उपलब्ध न होने की स्थिति में अंचल कार्यालय से ई-मेल के माध्यम से प्राप्त—		
	(i) अंचलाधिकारी द्वारा प्रमाणित पंजी-II अथवा		
	(ii) भू-स्वामित्व प्रमाण पत्र अथवा		
	(iii) शुद्धि पत्र		
	(iv) अंचलाधिकारी द्वारा निर्गत प्रमाण-पत्र अप्राप्त रहने की स्थिति में पक्षकार द्वारा अंचल कार्यालय में आवेदन समर्पित करने की प्राप्ति रसीद।		
2.	भूमि से संबंधित हाल सर्वे नक्शा तथा इसके उपलब्ध न होने की स्थिति में पक्षकार द्वारा तैयार स्वप्रमाणित "नजरी नक्शा" जिससे भूमि की अवस्थिति के संबंध में पता चल सके।	✓	
3.	पंजी-II का वाल्यूम संख्या तथा पृष्ठ संख्या का वर्णन	✓	
4.	मुद्रांक शुल्क का भुगतान	✓	
5.	निबंधन शुल्क का भुगतान	✓	
6.	आधार सत्यापन	✓	
7.	PAN सत्यापन	✓	
8.	होलिडिंग संख्या का वर्णन (शहरी क्षेत्र होने की स्थिति में)	✓	

  
 जाँच लिफिकाना के हस्ताक्षर  
 तिथि सहित

  
 निबंधन पदाधिकारी का हस्ताक्षर  
 तिथि सहित

विश्व कृषि मंडल के निदेशों के अन्तर्गत में

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

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कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी

कृषि विभाग, जिला मुख्यालय, पुरी







## Document Registration Summary 1

Date :-30-Aug-2023

- Government/Market Value: ₹5995800/-
- Transaction Amount: ₹6250000 /-
- Paid Stamp Duty: ₹250000 /-

Receipt : 896067

Receipt Date : 30-08-2023

Presenter Name: DILIP KUMAR JHA

On Date 30-08-2023 Presented at District SRO -  
Jamshedpur

Signature of Presenter

*Dilip K. Jha*

District SRO - Jamshedpur

PR

₹1

SP

₹1980

LL

₹3

A1

₹187500

Stamp Duty

₹250000

Total

₹439484

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	250000	250000	0	GRAS	KhushbooKumari	GRN Number : 2319019734 DEPT Transaction Id : 66feee6a6c24ff79fc95 Transaction Type :	250000

Document Registration Summary



Date: 24/07/2023

Government of India  
Ministry of Revenue  
Public Stamp Duty Section

Receipt No: 88788  
 Receipt Date: 20/07/2023  
 Payee Name: M/s. Kishan & Co.  
 PAN: KSHAN1234  
 TAN: 1234567890  
 Stamp Duty: ₹ 1000

For the use of the Revenue Department  
 Director  
 Public Stamp Duty Section  
 District Office, Mumbai

Total

Sl. No.	Particulars	Amount
1	Stamp Duty	1000
2	Registration Fee	500
3	Other Charges	0
4	Total	1500



PR	1	1	0	GRAS	KhushbooKumari	GRN Number : 2319019747 DEPT Transaction Id : bd2bbbe12bd670e39c4e Transaction Type :	1
SP	1980	1980	0	GRAS	KhushbooKumari	GRN Number : 2319019747 DEPT Transaction Id : bd2bbbe12bd670e39c4e Transaction Type :	1980
A1	187500	187500	0	GRAS	KhushbooKumari	GRN Number : 2319019747 DEPT Transaction Id : bd2bbbe12bd670e39c4e Transaction Type :	187500
LL	3	3	0	GRAS	KhushbooKumari	GRN Number : 2319019747 DEPT Transaction Id : bd2bbbe12bd670e39c4e Transaction Type :	3
Sub Total	439484	439484	0				

Article : Sale Deed Number of Pages : 132

Signature of Operator

Signature of Head Clerk

Signature of Registering Officer



Sl. No.	DEPT. Name	DEPT. No.	DEPT. Type	DEPT. Status	DEPT. Location	DEPT. Remarks
1	DEPT. Name	DEPT. No.	DEPT. Type	DEPT. Status	DEPT. Location	DEPT. Remarks
2	DEPT. Name	DEPT. No.	DEPT. Type	DEPT. Status	DEPT. Location	DEPT. Remarks
3	DEPT. Name	DEPT. No.	DEPT. Type	DEPT. Status	DEPT. Location	DEPT. Remarks
4	DEPT. Name	DEPT. No.	DEPT. Type	DEPT. Status	DEPT. Location	DEPT. Remarks

Article - 10 (Last part) of Page 111

20.1.05

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Handwritten signature





**OFFICE OF THE SUB REGISTRAR**

**Office Name :- District SRO - Jamshedpur**

**District Name :- EastSinghbhum**

**State Name :- Jharkhand**

**Deed Endorsement**

Token No :- **202300117583**

<b>Deed Type</b>	Sale Deed
<b>Number of Pages</b>	132
<b>Fee Details</b>	<b>Stamp Duty :- Rs. 250000, PR :- Rs. 1, SP :- Rs. 1980, A1 :- Rs. 187500, LL :- Rs. 3,</b>
<b>Property No.</b>	1
<b>Valuation Details</b>	<b>Value :- Rs.5995704/- ,Transaction Amount :- Rs.6250000/-</b>
<b>Property Details</b>	<b>District :- EastSinghbhum , Tehsil :- Mango , Village Name :- Baliguma Mango Word No-10 Location :- Other Road, Baliguma Mango Word No-10 Halka No 3 Village Code 16411 Property Boundaries :- East: PLOT NO.1431, West: 20 FIT ROAD, South: 20 FT ROAD AND PLOT NO 1431, North: PART OF PLOT NO.1468 Khata Number - 461Plot Number - 1468Volume Number - 3Page Number - 262Holding Number - 0100005433000M0 Area Of Land :- 16.50 Decimal</b>

Sh./Smt.**DILIP KUMAR JHA** s/o/d/o/w/o **LATE SADABIR JHA** has presented the document for registration in this office

today dated :- **30-Aug-2023** Day :- **Wednesday** Time :- **15:10:49 PM**



**DILIP KUMAR JHA (Power Of Attorney)**

<b>Party Name</b>	<b>Document Type</b>	<b>Document Number</b>
DILIP KUMAR JHA	PAN/UID	AGSPJ6673L





OFFICE OF THE SUB REGISTRAR  
 District Name - District (H.O.) - Jammu  
 District Name - District (H.O.) - Jammu  
 Date Name - District

**Deed Endorsement**

Sl. No.	Particulars	Value
1	Stamp Duty - Rs. 1000/-	1000
2	Registration Fee - Rs. 1000/-	1000
3	Notary Fee - Rs. 1000/-	1000
4	Legal Charges - Rs. 1000/-	1000
5	Other Charges - Rs. 1000/-	1000
6	Total	5000



IN WITNESS WHEREOF, I have hereunto set my hand and seal this 1st day of 1st month 2024.

Signature of Sub Registrar	Signature of Applicant
(Blank)	(Blank)



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>KANU GOUR THROUGH REP BY DILIP KUMAR JHA</b> <b>Address1 - H NO.158 DANGA DEOGHAR P.O BHILAIPAHARI P.S M G M JAMSHEDPUR, Address2</b> - , , , Jharkhand <b>PAN No.: AGSPJ6673L</b>				<b>SELLER Age:51</b>			
2	<b>MANIK GOPE THROUGH REP BY DILIP KUMAR JHA</b> <b>Address1 - POST OFFICE ROAD GOUR BASTI MANGO P.O MANGO JAMSHEDPUR, Address2 -</b> , , , Jharkhand <b>PAN No.: AGSPJ6673L</b>				<b>SELLER Age:44</b>			
3	<b>RAMESH GOPE THROUGH REP BY DILIP KUMAR JHA</b> <b>Address1 - H NO.158 MUKHIYA DANGA DEOGHAR O.O BHILAIPAHARI P.S M G M JAMSHEDPUR, Address2</b> - , , , Jharkhand <b>PAN No.: AGSPJ6673L</b>				<b>SELLER Age:55</b>			
4	<b>SITARAM PRADHAN THROUGH REP BY DILIP KUMAR JHA</b> , , , Jharkhand <b>PAN No.: AGSPJ6673L</b>	No	Address:-	<b>DILIP KUMAR JHA</b> , , , Jharkhand <b>PAN No.:</b> <b>AGSPJ6673L</b>	<b>SELLER Age:64</b>			



STILLER  
Agent

STILLER  
Agent

STILLER  
Agent

STILLER  
Agent

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Agent

STILLER  
Agent





STILLER  
Agent

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Agent



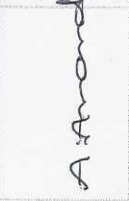
STILLER  
Agent



Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
5	<b>LAXMI DEVI THROUGH REP BY DILIP KUMAR JHA</b> <b>Address1 - H NO.150 POST OFFICE ROAD GOUR BASTI MANGO JAMSHEDPUR, Address2</b> - , , , Jharkhand <b>PAN No.:</b> AGSPJ6673L				SELLER Age:47			
6	<b>DILIP KUMAR JHA</b> <b>Address1 - H NO.1496 BALIGUMA N H.33 P.O M G M JAMSHEDPUR,</b> <b>Address2 -</b> , , , Jharkhand <b>PAN No.:</b> AGSPJ6673L, <b>Permission Case No.-</b>	Yes	Dilip Kumar Jha <b>Address:-</b> Duplex No - 1 , Kusum Garden, , N H 33, Bagan Area , Baliguma , Mango, Jamshedpur , East Singhbhum, 831018, , Jharkhand, India		SELLER Age:47			<i>Dilip Kumar Jha</i>
7	<b>KHUSHBOO KUMARI</b> <b>Address1 - MAKAN NO.122, NAYA BASTI SAHDEO BAGAN P.O AND P.S BAGBERA TOWN JAMSHEDPUR,</b> <b>Address2 - BAGBERA</b> , , , Jharkhand <b>PAN No.:</b> DRZPK1909R, <b>Permission Case No.-</b>	Yes	Khushboo Kumari <b>Address:-</b> MAKAN NO- 122, SAHDEO BAGAN, NAYA BASTI, PO- BAGBERA THANA- BAGBERA, BAGBERA JAMSHEDPUR, , Purbi Singhbhum, 831002, , Jharkhand, India		PURCHASER Age:28			<i>Khushboo Kumari</i>




**Identification:**

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	<b>AYUSH ANAND</b> S/o-D/o <b>RAMCHANDRA PRASAD</b> Address1 - HOUSE NO 39 TORA SARMERA NALANDA BIHAR, Address2 - ,,, Jharkhand PAN No.:			

**Witness:**

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	<b>ROHAN KUMAR</b> Address1 - RD NO 5 SHANKOSAI DIMNA ROAD MANGO JAMSHEDPUR, Address2 - ,,, Jharkhand			

Signature of Operator



Seal and Signature of Registering Officer



Above signature & thumb Impression are affixed in my presence.

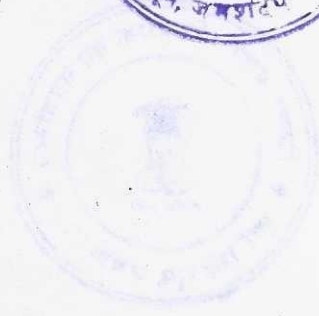
Above mentioned, ( **DILIP KUMAR JHA , LAXMI DEVI THROUGH REP BY DILIP KUMAR JHA , RAMESH GOPE THROUGH REP BY DILIP KUMAR JHA**), has/have admitted the execution before me. He/ She/ They has / have been identified by (**AYUSH ANAND**) Son/Daughter/Wife of (**RAMCHANDRA PRASAD**) resident of (**HOUSE NO 39 TORA SARMERA NALANDA BIHAR**) and by occupation (**Business**).

Signature of Registering Officer



Date:- 30-Aug-2023

Seal and Signature of Registering Officer



पत्रिका क्र. \_\_\_\_\_

दिनांक \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

दिनांक \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

क्र.सं.	पत्रिका क्र. एवं दिनांक	पत्रिका क्र.
1	पत्रिका क्र. _____	पत्रिका क्र. _____
2	पत्रिका क्र. _____	पत्रिका क्र. _____

पत्रिका क्र. \_\_\_\_\_



पत्रिका क्र. \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_

पत्रिका क्र. \_\_\_\_\_



पत्रिका क्र. \_\_\_\_\_



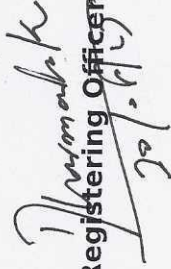
Token No.: 202300117583

## CERTIFICATE

### Office of the District SRO - Jamshedpur

This **Sale Deed** was presented before the registering officer on date **30-Aug-2023** by **DILIP KUMAR JHA**, S/O, D/O, W/O **LATE SADABIR JHA** resident of H NO.1496 BALIGUMA N H.33 P.O M G M JAMSHEDPUR,, This deed was registered as Document No:- **2023/JSR/4961/BK1/4624** in Book No :- **BK1**, Volume No :- 834 from Page No :- 1 to 132 at, office of **District SRO - Jamshedpur**

Date:- **30-Aug-2023**

  
Registering Officer

