



Government of Jharkhand

Receipt of Online Payment of Stamp Duty

NON JUDICIAL



Receipt Number : 1501c78af3ff5247de32

Receipt Date : 06-Mar-2024 11:41:48 am

Receipt Amount : 20/-

Amount In Words : Twenty Rupees Only

Document Type : Affidavit

District Name : EastSinghbhum

Stamp Duty Paid By : AARTI SINGH

Purpose of stamp duty paid : AFFIDAVIT

First Party Name : AARTI SINGH

Second Party Name : NA

GRN Number : 2401023106



∴ This stamp paper can be verified in the jharnibandhan site through receipt number

ADVOCATE Jhansibandhan
DO ME AND SIGN BEFORE ME

आरती सिंह

This Receipt is to be used as proof of payment of stamp duty only for one document. The use of the same receipt as proof of payment of stamp duty in another document through reprint, photo copy or other means is penal offence under section-62 of Indian Stamp Act, 1899

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।

**FORM-XII
AFFIDAVIT**

(This Certificate Adhere Jharkhand Building Bye-Laws 2016)

**I SMT AARTI SINGH, W/O SRI AJAY KUMAR SINGH Resident of RAM TEKRI ROAD, NAYA BAZAR, JUGSALAI
P.O:- JUGSALAI, P.S- JUGSALAI, DISTRICT :- EAST SINGHBHUM, JHARKHAND -831006**

Do hereby solemnly affirm and declare that the statements made herein below are true to the best knowledge and belief.

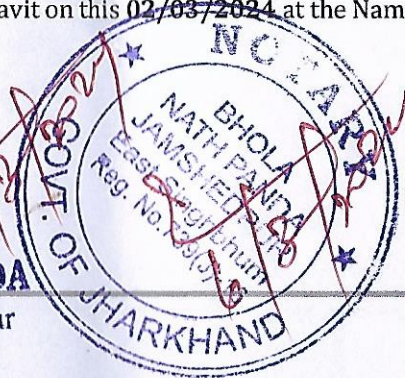
1. That I AM **LAND OWNER** / power of attorney holder of land having R.S./ M.S. Plot No :- **1552 , KHATA NO- 138**
Khewat no - N/A , Thana No - 16412, Corresponding to Holding No. **0090003919000M0** , Ward No: - **9 MNAC**
Of the name of authority **MANGO MUNICIPAL CORPORATION**, Measuring area of **468.22 Sq. Mtr**, Situated at village/ Mouza- **MANGO WARD NO-9**
P.S - MANGO , DISTRICT :- EAST SINGHBHUM, JHARKHAND
Name of the place – **NH-33, NEAR SUN SHINE BUILDING MANGO JAMSHEDPUR -831018**
2. The Land Mentioned above is a free hold property and does not belong to khas mahal Estate of government. It is not either Gair Mazarua Aam Khas, Kaisare Hind, District Board or Acquired land.
3. That the land stated above is tribal land / not a tribal land for tribal land Permission for transfer has been obtained vide case no
File No. : NA Year NA from SAR/DC/Commissioner court.
4. That Further declare that in future, if it will be found that property mentioned above gair Mazarua Aam Khas, kaisare Hind, District Board or Acquired Land

Property of Government the sanctioned map will be deemed to be cancelled due to misrepresentation and suppression of facts.

Sworn & Signed this affidavit on this **02/03/2024** at the Name of Place:- **JAMSHEDPUR**

Identified by (name of Identify)
Name of Advocate:
Sign and Seal of Advocate:
Name of Place:

BHOLA NATH PANDA
District Court, Jamshedpur
NOTARY PUBLIC



आरती सिंह
Authorized Signatory

KNOWN TO ME AND SIGN BEFORE ME (Name of Deponent)
ADVOCATE, Jamshedpur

2624
 MRP of sale value Rs. 65,000/- ~~Rs. 26,000/-~~ 2352

Ajay Singh

CA

23/3/08

23/3/08



62
 9.4.
 23/3



B. B. Agarwal
 Advocate

23/3/07

23-3-07



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 (क) से. का.
 प्रभावतः लागू नरित (या कृताय मुद्रक से
 प्रचुरतः - 1. प्र. 1. - मुद्रक अर्पित नरित)

"SALE DEED" Valued Rs. 6,50,000/-

THIS SALE DEED is made on this the 23rd day of

March 2007, at Jamshedpur: D Y : SHRIMATI RAJ

23/3/07

KUMARI SHUKLA, Wife of Shri Kamlesh Kumar Shukla

(1) by Faith Hindu, by Nationality Indian, by occupation
 Business, resident of Holding No 467 Kasidih,
 Line No 17, within P.S. and P.O. Sakchi, Town
 Jamshedpur, District East Singhbhum, hereinafter
 called the "VENDOR" (which expression shall
 unless, excluded by or repugnant to the context,

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 N(1) 36200

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 P. And 074

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23.3.07

mean and include her heirs, successors, executors, administrators, legal representatives, nominees and assigns) of the One Part;

IN FAVOUR OF

SHRIMATI AARTI SINGH, Wife of Shri Ajay Kumar Singh
 by Faith Hindu, by Nationality Indian, by occupation
 Business, resident of Ram Tekri Road, Naya Bazar
 Jugsalai within P.S. and P.O. Jugsalai, Town Jamshedpur,
 District East Singhbhum, hereinafter called the
 "PURCHASER" which expression shall unless, excluded
 by or repugnant to the context, mean and include her

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रविशंकर चौधरी
23/3.07

heirs, successors, executors, administrators, legal representative, nominees and assigns) of the Other Part;)

Witnesseth as follows:-

Whereas the Raiyati Homestead lands mentioned under Khata No 138 of Mouza Mango, being Plot Nos 1552, and other Plots, within Survey ward No 3, JNAC (Mango) has been recorded in the recent survey settlement operation, in the name of Golak Bihari Choudhary son of Mr. Maheshwar Choudhary of Mango, Jamshedpur; And

Whereas the said recorded tenant Golak Bihari Choudhary died leaving behind his widow and two sons namely Shrimati Choudhary (Widow) and two sons Bhupendra Nath Choudhary and Pintu Kumar Choudhary, as his legal heirs and successors who jointly inherited and came in possession of the aforesaid lands, left by deceased Golak Bihari Choudhary, as the lawful owners thereof; And

Whereas the said Widow and her two sons jointly sold Raiyati Homestead land measuring Seven Kathas i.e. 70' ft X 72' ft. (5040

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21/19/1997/2001

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Square Feet) in Portion of Present Plot No: 1552 under Present Khata No 138 of Mouza Mango, Survey Ward No 9, JNAC(Mango) to the Present Vendor by virtue of registered Sale Deed No 2618 dated 30.5.1997 registered at Jamshedpur Dist. Sub-registry office, on receipt of valuable consideration amount; And

Whereas after purchasing the aforesaid Raiyati Homestead land the name of the Present Vendor has been mutated in the records of the Circle Officer at Jamshedpur, vide Mutation Case No 242/1997-98 and since then Present Vendor is paying rent for the aforesaid land, regularly in her own name to the Circle Officer at Jamshedpur; And

Whereas Present Vendor has constructed boundary wall over the said Raiyati Homestead land measuring seven kathas in Portion of Present Plot No 1552, under Present Khata No 138 of Mouza Mango, Survey Ward No 9, JNAC(Mango) and she has been exercising all acts of ownership over the same, without

21/07/2017
23-3-07
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any interruption from any corner; And

Whereas Vendor is in need of money for her personal emergent expenses as such she has decided to sell the homestead land with boundary wall over an area measuring Seven Kathas in Portion of Present Plot No 1552, under Present Khata No 138 of Mouza Mango, Survey Ward No 9, JNAC (Mango) P S. Mango Town Jamshedpur, District East Singhbhum, more fully described in the schedule below, to the Present Purchaser, on total consideration of Rs. 6,50,000/- (Rupees Six Lakhs Fifty thousand) only on the following terms and conditions as stated below:-

NOW THIS SALE DEED WITNESSETH AS FOLLOWS:-

- 1) That in consideration of a sum of Rs. 6,50,000/- (Rupees Six Lakhs Fifty thousand) only paid by the Purchaser to the Vendor as per the details given in the Mode of Payment written below, the receipt of which sum the Vendor hereby

21/09/11 ft 2 years
23-3-07

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admits and acknowledges as full, final and the highest consideration amount against the sale of the schedule below property, the Vendor has conveyed and transferred by way of absolute sale the schedule below property with all her rights, title, interest, possession, easements and appurtenances thereto in favour of the purchaser TO HAVE AND TO HOLD the same as the lawful owner thereof, without any interruption, hindrance or disturbance from or by the Present Vendor or any other person or persons claiming under the Vendor.

2) That the Vendor has delivered the peaceful possession of the schedule below property to the purchaser, absolutely free from all encumbrances, liens or charges and attachments of any kind whatsoever.

3) That from today all rights title and interest of the Vendor over the schedule below property vested completely with the purchaser, who has become the lawful owner of the

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same and she is free to use and enjoy over the same in any manner as the purchaser may deem fit and proper.

4) That the Vendor has paid upto date rent of the schedule below property to the Circle Officer at Jamshedpur.

5) That the purchaser shall be at liberty to get her name mutated in the records of the Landlord through Circle Officer at Jamshedpur and accordingly shall pay rent for the schedule below property in her own name to the Circle Officer at Jamshedpur and to obtain receipts thereof in her own name.

6) That the Vendor has further agreed to execute and register, at the cost of the purchaser, any further deeds of assurance, if necessary, to more perfectly ensure the ownership and possession of the purchaser, over the schedule below property.

21st April 2011
23.3.07

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7) That the Vendor has handed over all the xerox copy of relevant documents in connection with the schedule below property, to the purchaser.

" S C H E D U L E "

All that Piece and Parcel of Raiyati Homestead land measuring an area of 70'ft. X 72'ft. i.e. 5040 Square Feet equivalent to Seven Kathas, together with boundary wall standing thereon, in Portion of Present Plot No1552 (One thousand five hundred fifty two) recorded under Present Khata No 138(One hundred thirty eight) situated at Mouza Mango, Survey Ward No 9, JNAC(Mango) within P.S.Mango, Town Jamshedpur, District Sub-registry office at Jamshedpur, District East Singhbhum, which is bounded as follows:-

21/03/2007
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North :- Road

South :- Srimati Choudhary and others

East :- Vidya Kumari

West :- Road

Annual rental of Rs.2/- only payable to the Landlord
the State of Jharkhand through Circle Officer at
Jamshedpur.

MODE OF PAYMENT OF CONSIDERATION

One Cheque bearing No 490187 dated 15,03.2007,
for Rs.6,50,000/-(Rupees Six Lakhs Fifty thousand)
only drawn on UTI BANK LIMITED, Main Road Bistupur,
Jamshedpur, in the name of the Present Vendor
Raj Kumari Shukla.

21/03/2007

23.3.07

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In Witness Whereof the Vendor has signed this
Sale Deed today at Jamshedpur on the date aforementioned.

Witnesses:-

- 1) Kamlesh Kumar Shukla s/o Late Ganga Prasad Shukla
23/3/2007
- 2) Ramesh Agrawal
23/3/2007

Drafted, read over and explained the contents of
this sale deed to the Executant/Vendor in Hindi
who found and admitted the same to be true and correct.

Typed by
C.K. Das

R. Agrawal
Advocate

C.K. Das, Jsr. Court.

Original and duplicate are same and exact copy of
each other and this Sale Deed has 1265 words

R. Agrawal

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23.3.07

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Name of the Purchaser:

SHRIMATI AARTI SINGH.



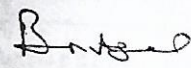
श्रीमती आरती सिंह
Advocate



आरती सिंह

Signature and finger prints of left hand of the purchaser abovenamed.

Certified that the finger Print of Left hand of each person whose Photograph is affixed in this document have been obtained by me or before me


Mr. B. N. Agarwal
Advocate

2624
Moo of sale value Rs. 6,50,000/- ~~Rs. 26,000/-~~ 2352

Ajay Singh
CA
3/23/07
dated on 8/5/08



62
9.4.
23/3

Bnto



Shri B. S. Agarwal
Advocate

21/3/2007

23-3-07



02DD 733433

Handwritten signature and date: 23/3/07

संकेत युक्त अध्याय 1899 का
अनुसूची (क) में...
प्रयत्न स्थापित नहीं किया गया है
अथवा... अधिनियम 1908

"SALE DEED" Valued Rs. 6,50,000/-

THIS SALE DEED is made on this the 23rd day of

March 2007, at Jamshedpur: D Y : SHRIMATI RAJ

23/3/07

KUMARI SHUKLA, Wife of Shri Kamlesh Kumar Shukla

by Faith Hindu, by Nationality Indian, by occupation

Business, resident of Holding No 467 Kasidih,

Line No 17, within P.S. and P.O. Sakchi, Town

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unless, excluded by or repugnant to the context,

Fee paid
A(U) 65000
N(U) 36200

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