



Pre Registration Docket

Date :- 18-11-2019 10:12 pm

Office Name :-
Token No:- 20190000068225

Article	Sale Deed
Pre Registration Date	18-Nov-2019
No. Of Pages	26
Stamp Duty	95272
Paid Stamp Duty	0
Total Fees	₹ 72,238.

NGDRA Jharkhand

Property id: 245467

Valuation No. : 322660 / 2019	:- 2019-2020	User Id : 4922	Date : 18-November-2019 22:34:PM
State : Jharkhand	District : Deoghar	Tahsil : Madhupur	
Land Type : Urban	Corporation : Madhupur Nagar Parishad	Village/City : Patharchapti	
Patharchapti Word No 20 - Other Road			
Volume Number - 2			
Page Number - 291			
Holding Number - 269			
Khata Number - 291			
Ward Number - 20			
Construction Type :PUCCA			



Property Rates

Residential construction	₹1398.1/- Square Feet
Valuation Rule : Residential Construction	
Usage : Non Agri => Residential construction => Residential Construction	

Property Details

1	Land area	6.45 Decimal
2	Area of Constructed Property	600 Square Feet
3	Have Depreciation certificate	Yes
4	Age	0 to 10 Years
5	Certificate number	

Calculation Details

Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 6.45 x 239202.7=1542857.415	₹15,42,857/-
2	Constructed Property Valuation	1. 600 x 1398.1=838860	₹8,38,860/-
A	Total		₹23,81,717/-

Note : Final Valuation is Rounded to Next 100/-

Total Valuation (A) ₹23,81,800/-

Total Amount in Words : Twenty Three Lakhs Eighty One Thousands Eight Hundred Rupees Only.

Land measurement, Sub Part and House No.	Property Boundaries East: LAND OF HARI GUHA , West: MUNICIPAL ROAD , South: 10' COMMON PASSAGE, North: TILAK VIDYALAY COMPOUND
Area	Land area : 6.45 Decimal, Area of Constructed Property : 600.00 Square Feet, Have Depreciation certificate : Yes , Age : 0 to 10 Years . Certificate number :
Other Description of the Property	Pin Code - 815353
Government/Market Value	2381717.415

SELLER	-Mr. BACHAN PRASAD RAI, Address - AL KUSA PO- OJHADIH, SARATH, MADHUPUR, DEOGHAR- ,Father/Husband Name CHIRANJIVI PD RAI , PAN No.- *****625J,Permission Case No.- , Aadhaar No. *****7154
	-Mrs. SUMAN ROY, Address - ARUN APPT. SEC. 62, GOUTAM BUDHA NAGAR NOIDA, UP- ,Father/Husband Name LATE SUNIL ROY , PAN No.- ,Permission Case No.- , Aadhaar No. *****6688
	-Mr. SOWAMAN KR ROY, Address - ABDUL AZIZ ROAD MADHUPUR- ,Father/Husband Name LATE SUNIL KR ROY , PAN No.- *****825F,Permission Case No.- , Aadhaar No. *****7281
	-Mr. SUMANT KR ROY, Address - VARUN APPT. SEC. 62, BUDHA NAGAR, NOIDA- ,Father/Husband Name LATE SUNIL KR ROY , PAN No.- *****738C,Permission Case No.- , Aadhaar No. *****5379
	-Mr. KEYA MADHU, Address - TARA ENCLAVE B/107 HILL NEW NOTH, SB GORAI ROAD ASANSOL- ,Father/Husband Name LATE SUNIL KUMAR ROY , PAN No.- *****431N,Permission Case No.- , Aadhaar No. *****2654
	-Mrs. KAVITA ROY, Address - ABDUL AZIZ ROAD PATHARCHAPTI,- ,Father/Husband Name BIREN ROY , PAN No.- *****756J,Permission Case No.- , Aadhaar No. *****3931
PURCHASER	-Mr. RAKESH KR BAIDYA, Address - KUNDU BANGLA ROAD, MADHUPUR, DEOGHAR- ,Father/Husband Name SRI RAM BAIDYA , PAN No.- *****371D,Permission Case No.- , Aadhaar No. *****7732
	-Mrs. KUMUD DEVI LACHHIRAMKA, Address - NEAR DALMIA DHARAMSHALA, BHERWA ROAD, MADHUPUR, DEOGHAR- ,Father/Husband Name SHYAM SUNDAR TIBREWAL , PAN No.- *****924B,Permission Case No.- , Aadhaar No. *****1925

Witness Information: Mr. PARIMAL KUMAR , Address - S R DALMA ROAD, MADHUPUR, DEOGHAR- , Father/Husband Name-HARIHAR PD MANDAL

Identifier Details: Mr. MD NAWAZ ARIF , Address - BAWAN BIGHA MADHUPUR, DEOGHAR- , Father/Husband Name-MD SULEMAN



Property Id:245467
Fee Rule:Sale Deed

1	Stamp Duty	95,272
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1	SP	780
Total		780

Property Id:245467
Fee Rule:Sale Deed

1	PR	1
2	LL	3
3	A1	71,454
Total		71,458

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: *Kumud Devi Lachhiramka*
Vendor / Claimant: *Kumud Devi Lachhiramka*
Vendor / Executant: *श्याम सुन्दर तिवरी*