



05AA 258561

Shilp Kumar Deo
29/1/16

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SHEELA SINHA alias **SHILA MITRA**, W/O Late **TARAK NATH MITRA**
AND D/O LATE **RASHBIHARI SINHA**, Nationality-Indian, by faith-Hindu
(Kayasth) by Occupation-Service (School Teacher) resident of Meena
Bazar, Madhupur, P.O., P.s., Subdivision and Sub-Registry-Madhupur,
District Registration office and District-Deoghar (Jharkhand) hereiafter
called the **PURCHESER** (this expression shall unless repugnant to the
context shall be deemed to include her heirs, successors, executors,
legal representative and assignees) of the **SECOND PART**. PAN No.
AHVPS6691K



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भारतीय गैर न्यायिक INDIA NON JUDICIAL

एक हजार रुपये

रु.1000

ONE THOUSAND RUPEES

Rs.1000

INDIA

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झारखण्ड JHARKHAND

Dilip Kumar Sen
27/11/16

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WHEREAS Dilip Kumar Sen & Amit Kumar Sen both are sons of Late Sailesh Chandra Sen, resident of Madhupur Town, Subdivision and Sub-Registry-Deoghar (now Madhupur) District- Santhal Pargana (Now Deoghar) had purchased a piece of Basouri land measuring 10 katha and a small brick built house in Mohalla-Meena Bazar, Madhupur, within Mouza-Patharchapti, Thana No. 271, Thoka No.-42, within Madhupur Municipal Ward No. 03 then 11 (Now-6) from Kalyan Kumar Bose S/o Late Raisahed Kali Pada Bose, resident of 172, (B) S.P. Mukherjee Road, Calcutta-26. Formerly of No. 12 Deshapriya Park west Calcutta-26, the said deed is recorded in book no. 01, vol. no. 100, pages 332 to

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*Silep Kumar Sen
27/8/16*

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335 deed no. 2587 dated 13.06.1969 in the sub-registry office-Deoghar and the Vendor after getting Sale Deed seized and possessed the said property in their own right absolutely peacefully and uninterruptedly by mutating their name before the circle officer, Madhupur as well as Madhupur Municipality and paying ground rent in revenue Sarista of C.O. office and holding for the authority (Municipality) (Annexure-I) AND WHEREAS Vendors brother Shri Amit Kumar Sen S/o Late Sailesh Chandra Sen by way of a registered gift deed being No. 419 of the year 1996 transfer his half share of said Purchase to his brother Shri Dilip Kumar Sen S/o Late Sailesh Chandra Sen. The said deed was executed on 14.02.1996 at sub-registry, Deoghar and the said deed is entered in Book No. 01, Vol No. 42, Pages 260-268. (Annexure-II)



झारखण्ड JHARKHAND

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*Silp Kumar Aee
27/8/16*

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AND WHEREAS the Vendor after getting the gift deed from his brother became absolute owner of the property which fully mentioned in Schedule below.

AND WHEREAS the Vendor at present desire to sell out a portion of said property measuring 1525 sq.ft. i.e. equivalent to 3.5 decimal and a old house brick built one stored small house thereon to gain some fund for his personal use which is more fully described in Schedule below.

AND WHEREAS the Vendor offered the purchaser Shrimati Sheela Sinha alias Shila Mitra for the absolute sale of 3.5 decimal basouri land and the dilapidated building i.e. old house upon the same written free

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एक हजार रुपये

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ONE THOUSAND RUPEES

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झारखण्ड JHARKHAND

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Dilip Kumar Sengupta
27/8/16

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from all sorts of encumbrances at or for a sum of Rs. 6,00,000/- (Rupees Six Lakh) only and the purchaser on being fully satisfied with the title and possession of the Vendor agreed to purchase land and property which is more fully described in the schedule below and a Map of said portion of the property is attached herewith at or for the sum of Rs. 6,00,000/- (Rupees Six Lakh) only on the terms hereinafter provided.

NOW THIS INDENTURE WITNESSED that in pursuance of the said agreement and in consideration of the sum of Rs. 6,00,000/- (Rupees Six Lakh) only well and truly paid by the purchaser to the vendor as per memo of consideration on or before the execution of these presents



झारखण्ड JHARKHAND

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Deep Kumar Sen
27/8/16

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the receipt whereof the Vendor doth hereby admit acknowledge in full and every part thereof release and for ever discharge to the purchaser, the Vendor doth hereby grant, convey, transfer, sell, assign and assure the said land and a dilapidated one storied house thereon which is particularly and more fully described in the schedule hereunder written and delineated the map annexed here to of HOWSOEVER OTHERWISE the said land and property thereon was or were situated distinguish together with all right, liberties, Privileged, easement, facilities, benefits, appurtenances appendages whatsoever to the said Basouri land and property thereon or any part thereon belonging or

Delip Kumar Jeeu
27/8/16

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anywise appertaining or usually held or enjoyed therewith or reputed to belongs to the appurtenant there to and the estate, right, title interest, claim and demands whatsoever of the Vendor, is to, or upon the said and property thereon or any part thereof to have and to hold the said property hereby granted, conveyed or transferred or expressed or interest so to be unto and to the use of purchaser absolutely and forever in peaceful possession and enjoyment and free from all sorts of encumbrances.

AND WHEREAS the Vendor shall at the request and cost of the purchaser or execute or cause to be done or executed all such lawful acts, deeds and things whatever for further and more perfectly convening and assuring the said property.

And further the purchaser shall construct boundary wall is partition wall between the vendor and herself by own cost and in her own land to maintain the privacy of each other.

Ashok Kumar Sen
27/8/16

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SCHEDULE

In the State of Jharkhand District and District Registration office-Deoghar
Sub-Registry, Subdivision and Police Station Madhupur, within Mouza-
Patharchapti, Thana No. 271 part of Thoka No. 42D within Municipal
Ward No. 03 then 11 (Now 06) portion of holding No. 116 Pathrol, all the
piece & parcel of Basouri land measuring 3.5 decimal 1525 sq.ft. and
structure of brick built one storied old small house 200 sq.ft. thereon
together with all right, title, interest and easement appertaining thereon
which is butted and bounded as follow, show in the attached Map in
RED COLOUR which is butted and bounded as follows:-

North :- Land and property of Nazir Mian and Makbul Hussain and
others.

South :- Municipal Road

East :- Kartik Das

West :- Land and property of Vendor

In witness whereof the Vendor above named do hereunto set and
subscribed his hand and seal the day, month and year first above written
in presence of following witness.

1. Subhendu Chatterjee
S/o Late Shyama Pada Chatterjee
Meena Bazar, Madhupur

2. 27.8.2016.
[Signature]

[Signature]

[Signature]