

4244 Deed 67,500/- Madhupur

3998 2000Rs.



3375
 67500

8/12/2001
 1360 = 6
 54 = 6
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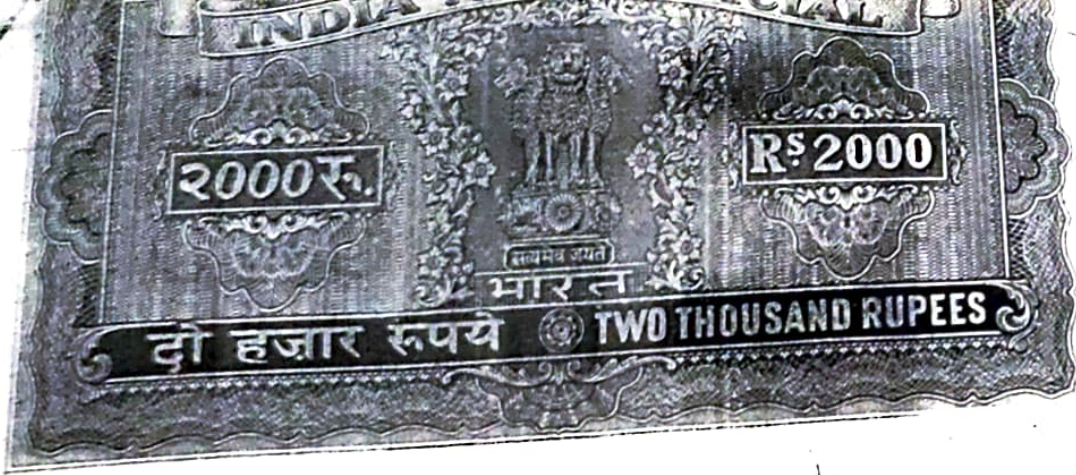
नवल किशोर साह
 8/12/2001

3375
 67500

8/12/01

SALE DEED FOR Rs. 67,500/- ONLY

THIS INDEMTURE is made on this 8th the day of
 DECEMBER TWO THOUSAND AND ONE A.D. BETWEEN Sri
 NAWAL KISHORE SAH s/o Late Durga Pd. Sah, by religion
 Hindu, by occupation Business, resident of Gandhi
 Chouk, Madhupur, Distt: Deoghar in the State of



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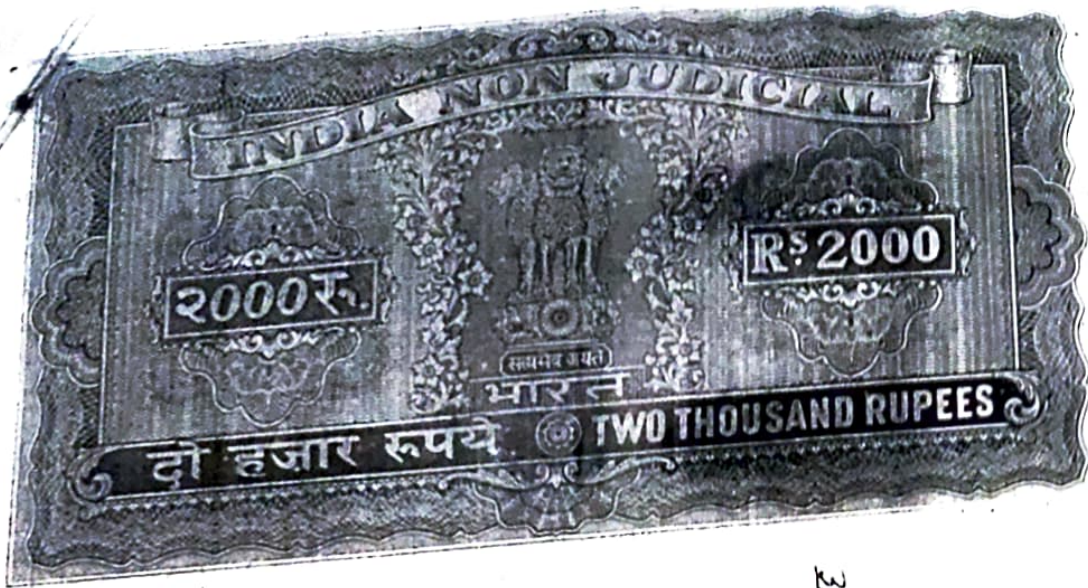
State of JHARKHAND herein after called the VENDOR
(This expression shall always be deemed to include
his heirs, successors, administrators, legal representa-
tives and assigns) of the FIRST PART

A. N. D

TABASSUM NAAZ W/O Mr. Ansarul Haque, by faith Muslim
by occupation House Wife, resident of Patharchapti,
Madhupur, P.S and Subdivision Madhupur, Distt: Deoghar

in the State of Jharkhand hereinafter called the
PURCHASER (This expression shall always be deemed
to include her heirs, successors, administrators,
legal representatives and assigns) THE SECOND PART.

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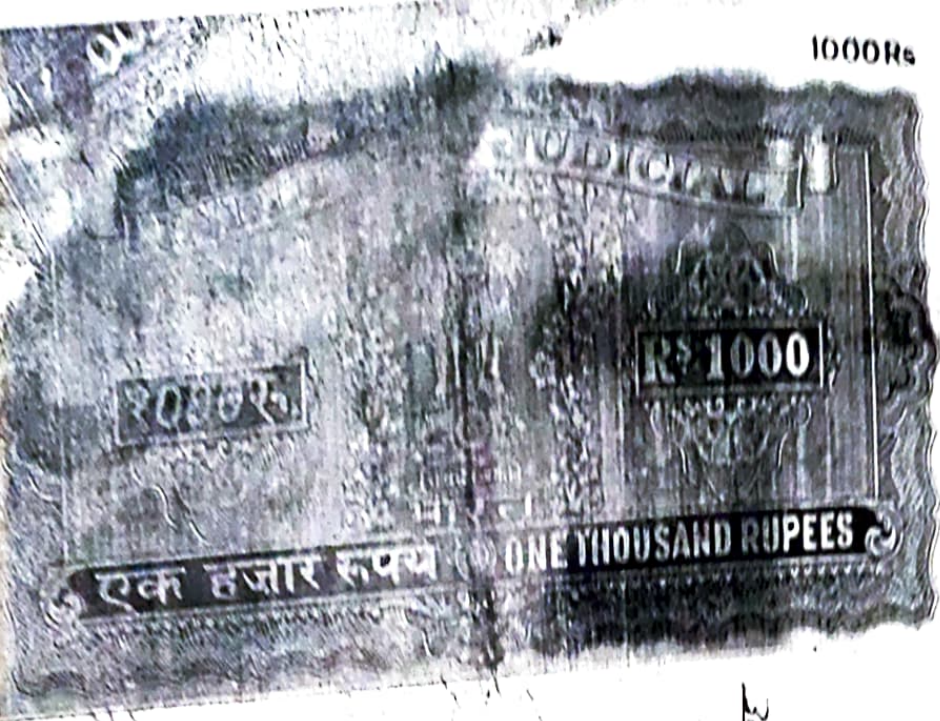
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Whereas the vacant Basouri land which is fully described in the schedule of this indenture originally recorded in the name of Jatindra Nath Guha s/o Babu Burda Kanti Guha had obtained through Sale Auction vide Rent Execution Case No. 523 for the year 1930 A.D. and after obtaining Sale Certificate from the court became the owner of Basouri land bearing Thoka No 147 and 148 being plot no. 571 and 572 measuring area 2.00 Bighas (Two Bighas) situated at Houja Patharchapti in the Town of Madhupur, Distt: Deoghar, Santhal Parganas, now Deoghar.

WHEREAS said Jatindra Nath Guha had transferred the said land through registered Sale Deed being no. 107

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-4-

being no.122 for the year 1933 and Sale Deed no.122 for the year 1933 is Babu Anukul Chandra Bose and Smt. Lilawati Bose wife of Babu Anukul Chandra Bose, respectively.

AND said Anukul Chandra Bose and Smt. Lilawati Bose died leaving behind Ajit Kumar Bose Sri Ranjit Kumar Bose, Sri Satya Jit Kumar Bose, Sri Samarjit Kumar Bose, Sri Biswajit Kumar Bose, Sri Prasanta Kumar Bose and Smt. Baby Bose.

WHEREAS after the death of Anukul Chandra Bose and Lilawati Bose their sons and daughter Ajit Kumar Bose and others became the absolute owner of the said land and they have transferred the land which are



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-5-

fully described in the schedule through a Registered
 Sale Deed being No. 2375 for the year 1970 which has
 entered in the Register of in the Office of Registrar
 Alipur, in Book No. 1, Volume No. 73, pages 145-146,
 being No 2375 for the year 1970 to Smt. Kusumi Halwai
 (Kusum Halwai) wife of Sri Durga Pr. Sah of Mahapur
 and after purchasing the said land Sri Kusum Halwai came
 in peaceful possession over the same land. She has also
 mutated her name in the Office of Circle Officer
 Mahapur and was paying the ground rent to the State
 of Bihar through the Circle Officer, Mahapur.
 WHEREAS said Kusum Halwai @ Kusumi Sanyal is
 leaving behind the present Vendor.
 and the present Vendor being the son of the said...

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said Kusum Halwai & Kusmi Chauhan, inherite
landed property including these lands also and
the absolute owner of the said land.

WHEREAS the present Vendor has put
name in the Office of Revenue Sirists of Circle
at Madhupur in Mutation Case No.2 of 2000-2001
dated 3.7.2000.

And has been paying rent to the State
through C.O. Madhupur up to date.

WHEREAS the present Vendor being seized
possessed the basouri land and fully entitled to
transfer the said land. And being the absolute owner
of the Vendor agreed to sell out of the part of
land which is fully described in the schedule
intention at or for a Rupee 67,500/- (Rupee
seven thousand five hundred) only in the highest
which are available in the locality.

And the purchaser being desirous to purchase

7/11/2011

purchase the said land as offered by the Vendor for a price of Rs.67,500/- (Rupees Sixty seven thousand and five hundred) only free from all types of liabilities and encumbrances.

And Whereas the Purchaser offered to purchase the said Basouri land fully described in the schedule for a consideration of the sum of Rs.67,500/- (Rupees Sixty seven thousand and five hundred) only the Vendor being fully satisfied with the proposal of the Purchaser and thinking the same to be fair and equitable and the best price available in the locality agreed to sell the said properties described in the schedule to the Purchaser on a consideration of the sum of Rs.67,500/- (Rupees Sixty seven thousand and five hundred) only .

NOW THIS INDENTURE WITNESSETH to complete the Sale, the agreement and consideration of the said sum of Rs.67,500/- (Rupees Sixty seven thousand and five hundred) only being value of the aforesaid Basouri land properties, the Vendor doth hereby grant, convey, transfer and assigns to the Purchaser all the said

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21/11/1954

out of Two Bighas (2 Bighas) which is butted and bounded
as follows:

- North : Land of Nizam Uddin Khan
- South : 12' Common Passage
- East : Land of Raunaque Jahan
- West : Venior's land .

A sketch map red in colour is attached herewith .

DECLARATION

The sell out land as given in the schedule is basouri
and the stamps duty given according to the rate fixed
by the Government and the land which is sell out situated

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situated far from 500' ft from the pucca main road.

श्री अरुण एलए
8/12/2001

Witnesses

1. श्री अरुण हाय
08/12/2001
Madhupur Panchayat.
- 2.

Vendor

Drafted by

Chimot Singh
Advocate

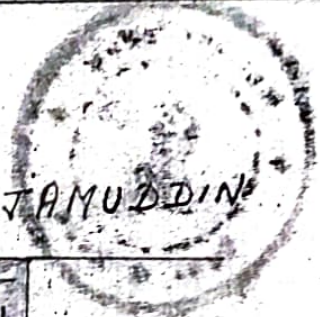
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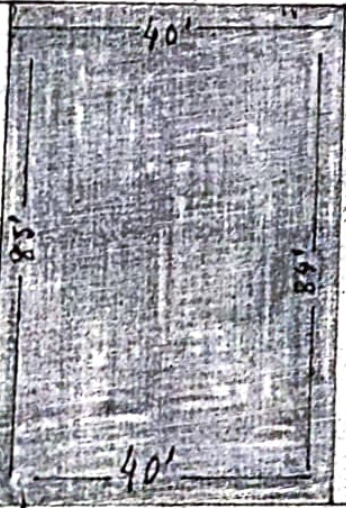
F BABOULI LAND UNDER MOUZA - PATHARCHPTI
 THOKA NO - 147 AND 148 WITHIN MADHUPUR MUN
 ICIPAL WARD NO - IV MEASURING AREA 3375 SFT
 BELONGS TO SRI NAWAL KISHOR SAH OF MADHUPUR
 NOW SOLD TO TABASSUM NAZ N/D MD
 ANSARUL HAQUE OF PATHARCHPTI
 PS - MADHUPUR DIST - DEOGHAR

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LAND OF MD NITAMUDDIN



VENDOR'S LAND



LAND OF RAUNAGUE JAHAN

12' WIDE COMMON PASSAGE

Drawn by
 P. S. Singh
 Madhupur

नवल किशोर साह
 8/12/2001