

119 Sale Value 887,000/- P.S Madhupur

117



99388 x 3.85
382.6321 =

Area
3.85 Dec

05AA 258895

Stamp

15520 = 0

feepaid
AU, 11610 = 0
8 Dec 116.1
11726.1

Chalwa Arfi
25/5/16

निबंधन अधिनियम... के अधीन
और छोटानागपुर/संतालपरगना टेनेन्सी एक्ट की
धारा... के अधीन भी प्राबल है और
इण्डियन स्टाम्प एक्ट 1899 की अनुसूचि A(1) के
खण्ड... के अधीन यथावत स्टाम्प सहित
(या स्टाम्प कुल्क के विमुक्त या स्टाम्प कुल्क अपेक्षित नहीं)

[Signature]
निबंधन पदाधिकारी

SALE DEED


THIS INDENTURE is made on this the 25th day of May,
2016A.D. of the Christians Era.

BETWEEN

KHALID ARFI son of late Hakim Abdul Ajiz, by Caste
Muslim, by profession – Business, resident of Sita Ram Dalmia
Road, Madhupur, Police Station and Sub-Division and Sub-

सत्यापन जांच किया
A.K. Chakraborty
जांचकर्ता
85-05-016

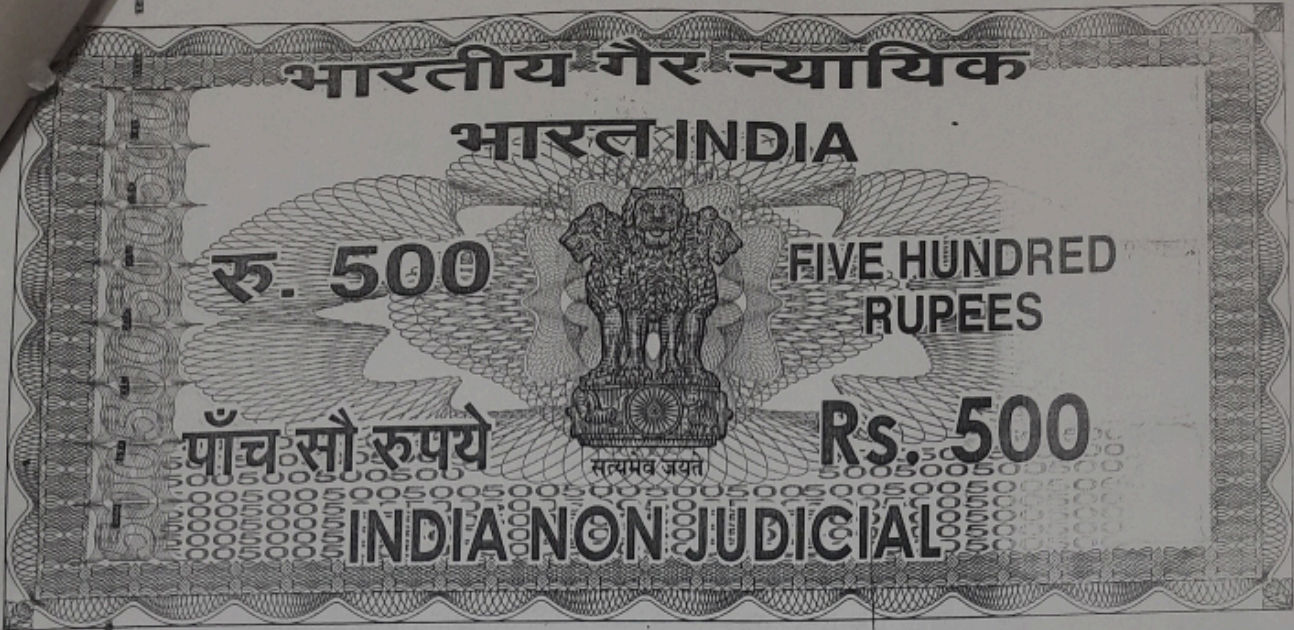



 Chaitanya M. S.
 25/5/16

2

Registry office- Madhupur, District and District Sub-Registry office Deoghar, in the state of Jharkhand, hereinafter called the **VENDOR** (which expression shall unless excluded by or repugnant to the context to, deemed to include his heirs, successors, executors, administrators, legal representatives and assigns) of the **ONE PART.**

AND



झारखण्ड JHARKHAND

B 258094

*ICheerul 16
25/5/16*

3

SAI MONI BIBI wife of Harun Al Rashid, by caste – Muslim, by profession- Housewife, resident of – Haji Abdul Ajiz Road, Patherchapti, Police Station and Sub-Division and Sub-Registry office- Madhupur, District and District Sub-Registry office Deoghar, in the state of Jharkhand, hereinafter called the PURCHASER (which expression shall unless included by or repugnant to the context to deemed to include her heirs, successors, executors, administrators, legal representatives and assigns) of the **OTHER PART.**

Chakrabarti
25/5/16

4

WHEREAS the vacant *Basouri* land which is fully described in the schedule of this indenture recorded in the name of the present vendor in Register II, in Thoka No. 62 (Part) of Mouza-Panahkola, Thana No. 270 in the Circle office Madhupur under PS-Madhupur, District-Deoghar in the state of Jharkhand.

ANDWHEREAS vendor purchased the aforesaid land area 1680 Square feet by way of registered Deed of sale, entered in Book No. 1, Volume 157, Pages 29 to 36, Being No. 3848 registered before Registrar of Sub-Registry office, Deoghar, for the year 2000 (dated 13/12//2000) from Dhirendra Nath Mallick son of late Mrinal Lal Mallick resident of 87B Chittaranjan Avenue Kolkata 73. **Xerox copy of sale deed attached herewith Enclosure-1**

AND WHERE AS by virtue of aforesaid purchase, the present vendor seized and possessed the said land peacefully and mutated his name in the Circle office, Madhupur under PS-Madhupur, Distt. Deoghar and has been paying rent to the state through concerning authority.

Xerox copy of rent receipt attached herewith Enclosure-2

Xerox copy of Order of Ranchi High Court relating to the transferable land in WP(C) NO. 4458 of 2011 is attached herewith -Enclosure-3

ANDWHEREAS the present vendor due to necessity of money for his worldly requirement, finding no way out, declared his intention to sell out the part of aforesaid land which is situated at Mohalla Panahkola in Mouza Panahkola- No. 270 (which is fully described in the schedule of this indenture) total area 1680 Square Feet for the sum of Rs.3,87,000/- (Three Lac Eighty Seven Thousands) only to the Purchaser.

ANDWHEREAS the purchaser being desirous to purchase the said part of land mentioned in the schedule below and offered to the vendor for the same (The sum of Rs.3,87,000/- Three Lac Eighty Seven Thousands) only. The vendor satisfied with the proposal of the purchaser, accepted and agreed to sale out the aforesaid land area to the purchaser. **NOW THIS INDENTURE WITNESSETH THAT IN PURSUANCE** of said agreement and in consideration of Rs.3,87,000/- (Three Lac Eighty Seven Thousands) only lawful money of Union of India well and truly paid by the purchaser to the vendor as per memo of -

Chowdhury
28/5/11

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SCHEDULE OF LAND REFERRED TO ABOVE

In the state of **Jharkhand**, District and District Sub-Registry Deogahr, Sub-Registry office, Sub-Division and P.S. Madhupur, Tq.- Pathrol, Taraf, Lalgarh, in Mouza- Panahkola, Thana No.-270, Thoka No. 62 (Part) Basouri land measuring an area 1680 Sq. Feet= 3.85 dismals, (Sub-Plot "J") within Madhupur Municipal Ward no. 2 (old Ward No. 3) more fully shown in annexed map in Red colour which is butted and bounded as follows:-

North : Gali.

(This side east to west 35'-0")

South : Mark - K

(This side east to west 35'-0")

East : Mark - K

(This side north to south 48'-0")

West : 6'-0" wide Common Passage.

(This side north to south 48'-0")

Vide - N.O.C. No. 513 dated 4/05/2016 issued from Circle officer, Madhupur; the land is being sold by me for residential purpose and situated at other road at Mohalla Panahkola .

IN WITNESS WHERE OF the vendor above named do hereunto set and subscribed their hands and signatures the day month and year first above written in presence of the following witnesses :-

Witnesses :

① Mr. Halim

S/o. Ab. Meenu

Farmer Cole

Masumia Deoghar

25/5/16

② Md. Mukhtar

S/o Md. Kamruddin

AT. Barbad Madhupur

Deoghar 25/05/2016

Read over and explained
the contents of this sale
Deed to the vendor &
the purchasers by me

A. K. Palit
Advocate, 25/5/16

Chulw
25/5

Vendor's Photo, signature and L. T. I. - -



Affixed by me
A.K. Paldan
ADV
25/5/16



Chulw
25/5/16

Purchaser's Photo, signature and L. T. I. - -



Affixed by me
A.K. Paldan
ADV
25/5/16



Saimoni Bibi

Saimoni Bibi
25/5/16

Certified that the left hand Finger's print of each person, whose Photo are affixed in this deed, have been taken before me. A.K. Paldan
ADV
25/5/16