



भारत सरकार
Government of India



मृत्युंजय पात्र
Mrityunjay Patra
जन्म तिथि / DOB : 04/01/1973
पुरुष / MALE



6113 4492 9291

मेरा आधार, मेरी पहचान



भारतीय विशिष्ट पहचान प्राधिकरण
Unique Identification Authority of India

पता:
S/O: अमृत्य पात्र, कुचियाशोली, भालकापहाड़ी, पूर्वी
सिंहभूम, झारखंड - 832301

Address:
S/O: Amulya Patra, , Kuchiasholi,
Bhalkapahari, East Singhbhum, Jharkhand -
832301



6113 4492 9291



1947



help@uidai.gov.in



www.uidai.gov.in

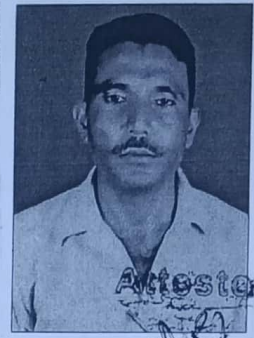
2012 Sale value 1,62,500 - Chakulia 1725 5000Rs.



18/4/12

17

18/4/12



Anwar Ahmad 18.4.12

जिला अवर निबंधक
उपस्थापित दस्तावेज में लेखाकारी / प्रिंसपल
जाति के द्वारा अंकित की गई है
छोटानागपुर काशतकारी अधिनियम 1908
की धारा 46 (1) (B) के अंतर्गत नहीं है।

A. Prakash Advocate

Sept 6, 2012

SALE DEED

GOVT. VALUATION Rs. 1,62,500

~~THIS~~ DEED OF SALE IS MADE ON THIS THE 18th TH DAY OF
APRIL, 2012, AT JAMSHEDPUR, BY :

18/4/12
S. S. Chakrabarti

487500

2250

094

15020

MD. ANWAR, son of late Bakhtayar Ahmad, by
faith Muslim, by occupation business, by nationality
Indian, resident of Chakulia, P.S.Chakulia, Distt.
East Singhbhum, Jharkhand, the landlord/Developer/
Builder/ known as " AMAR DEVELOPERS " having its office
at Chakulia, P.S.Chakulia, Distt. Singhbhum East,
Jharkhand, hereinafter called the SELLER (which ex-
pressions, unless repugnant to the context, shall mean and
include their heirs, successors-in-office, representa-
tives ,nominees and assignees) of the ONE PART : By cast
Iraki.

IN FAVOUR OF

MRITUNJOY PATRA, son of late Amulya Patra, by



झारखण्ड JHARKHAND

95222

--: 2 :--

Indian, resident of Kuchia Sholi, P.O. Balibandh, P.S. Chakulia, Distt. Singhbhum East, Jharkhand, hereinafter called the PURCHASER (which expressions, unless repugnant to the context shall mean and include his heirs, successors, representatives, nominees and assignees) of the OTHER PART : (By caste " Tanti ");

WHEREAS, the above named seller is the absolute and exclusive owner of the landed property situated in mouza Gobindpur, Khata No. 45, plot No. 138, 139, 140, 141, 142, khata No. 46 plot No. 135 area 3.91 Acres was purchased from Giridhari Lal Bakrewala, son of late Mahender Lal Marwari, by a sale deed No. 7097 dtd. 20.11 registered at the office of the District Sub-Registrar Jamshedpur, and he has been in peaceful physical possession and enjoyment of the same without any interruption or impediment from any body. He has got his aforesaid



झाखण्ड JHARKHAND

A 568717

-: 3 : -

Amor Ahmad
18.4.12

Chakulia, Vide Mutation Case No. 393/2000-01 and rent is paid in his name ;

AND WHEREAS, the above named seller ,after the purchase of the aforesaid landed properties , has developpe the land mentioned hereinabove with a view to making beautiful colony, with all dwelling facilities and amenities by carving out necessary rasta and passages out of his own purchased land for making a healthy and hygenic colony. Entire developping work is being carried by the above named seller under the name and style of Amar Builder. The above named seller will construct houses upon the plots as per th approved plan by the concerned authority under the name and style of " Amar Developer ";

AND WHEREAS, the above named purchaser has inspecte the aforesaid landed properties, location and necessary sal deed, correction slip, the rent receipt, the future plan

-: 4 : -

Ameer Ahmad
18.4.12

with all facilities and amenities and being fully satisfied requested the seller/developer to execute and register a sale deed in his favour by way of sale, fully described in the schedule below ;

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS :-

1. That in pursuance to the aforementioned agreement and in consideration of Rs. 1,62,500/- (Rupee-s one lac sixty two thousand five hundred) only, paid by the purchaser to the seller as per " Memo of consideration " (the receipt whereof the seller does hereby admit and acknowledge and from the same and very part of acuits, absolve and discharge the purchaser and the properties for ever) the seller does hereby grant, convey, assign, sell and transfer absolutely and for ever To and Upon the purchaser all that piece and parcel of land 5 decimals being portion of khata No.45, Plot No.138 being sub plot No.21, situated in village Gobindpur, P.S.Chakulia, Thana No.330, Distt. Singhbhum East, described ~~in the schedule below~~ to this deed and delienated in green wash in the map attached forming part of this deed together with all rights, easement ,path , pathways , right,title ,liberties, privileges appendages, and appurtenances, whatsoever and the reversion or reversions, remainder or remainders, rent issued and profit thereof and all the rights, title, interest ,claim and demand of the seller UNTO AND UPON the land hereby granted, conveyed, assigned, sold, and transferred absolutely

P/.5.

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Amal Ahmed
18.4.12

and forever TO HAVE AND TO HOLD the same as absolute owner thereof. The seller covenants with purchaser that the land hereby sold is free from all encumbrances, liens, trust dependencies, tenancy attachment and extension whatsoever and the seller has indefeasible title and exclusive right to sell the same to the purchaser and the seller has not dealt with the same in any manner previously nor has entered into any agreement for sale of the land to any other person. Now the purchaser who has been put in possession shall continue to remain in possession and shall be entitled to construct building after getting the land approved by the seller. Now the purchaser shall be entitled to construct building after getting the land approved by the seller . Now the purchaser shall be entitled to get his name mutated in the Anchal Office, Chakulia, and shall pay rent and taxes in his name.

2. That the purchaser will not be entitled to alienate by sale, gift, mortgage, and lease of the property without the written permission of the seller and the purchaser shall not be entitled to use the land for agricultural and manufacturing purpose. In case the purchaser wants to alienate the same by sale, mortgage, gift or lease without the prior permission of the seller then the purchaser would be liable to pay adequate compensation to the seller at the rate of 15% to 20% on the profits.

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Amir Ahmed
18.4.12

3. That the purchaser with the permission of the seller, shall be entitled to transfer the land in favour of his full blood relations with due consent of the seller in writing with full details.

4. That the purchaser shall abide by the act, rule regulation and bye-laws of the Regional Development Authority and other building bye-laws which may be in force at the relevant time and all construction of the building over the sold land shall be made as per the approved plan of the seller/builder.

5. That the purchaser shall not be entitled to construct commercial building and use the same for commercial purpose within the residential areas.

6. That political, parties, office, religious constructions, such as temple, mosque, church, gurudwara etc will not be allowed in the residential area.

SCHEDULE

In the District of Singhbhum East, Pargana Dhalbhum, District Sub-Registry office at Jamshedpur, in mouza Gobindpur, P.S.Chakulia, Thana No. 330, under khata No.45, plot No. 138, sub plot No. 21, area 5 (five) decimals, out of total area 2.70 Acres i.e, North : 33'ft (East to West), South : 33'ft (East to West) East : 66'ft (North to south) and West : 66'ft (North to South); of home-stead land ;

P/.7.

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Andaz Ahmad
18.4.12

bounded as follows :-

North : Rungta ;

South : 20'ft wide rasta left by the seller;

East : portion of plot No.138;

West : portion of plot No.138;

Annual rent : Re. 0.25 paise only, payable to the landlord, the state of Jharkhand through the C.O.Chakulia

IN WITNESS WHEREOF the seller has set his hand on this Deed of sale at Jamshedpur on this the date, month and year first above mentioned.

WITNESSES : 1) *Manoranjan Patra s/o*
18.4.12 no Kuchik Shole, P.S. Chakulia, Singhbhum

2) *LTi of Sai sum nisa By Recd of*
Manoranjan Patra 18.4.12

Drafted, read over and explained the contents of this deed of sale to the seller who admitted to be true and correct.



[Signature]
Advocate 18.4.12

A. Ram Advocate
Manoranjan Patra
18.4.12

Certified that the fingers print of left hand of each person whose photographs are affixed on the document has been taken/obtained by me or before me.

Typed by :

Jsr. Court.

[Signature]
Advocate 18.4.12



झारखण्ड JHARKHAND

A 552961

Anwar Ahmad
18.4.12

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[A large, stylized signature or scribble is present in the lower half of the page.]



निबंधन विभाग, झारखंड
जमशेदपुर
जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

No: 22

Document Type
Presenter Name & Address
Stampable Doc. Value
Document Value
Special Type
Remarks / Other Details

Sale Deed
Chakulia, Ps. Chakulia, East Singhbhum.
162500
162500

Presenter Md.Anwar
DOE
Stamp Value 6600
Serial No. 0

Token Date/Time: 18/04/2012 14:11:16

Date of Entry 18/04/2012
Total Pages 22
Book 1
CNO/PNO

Property Details:

Anchal	Th.No.	Wrd/Hlk	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
CHAKULIA(NAC)	328	4	CHAKULIA	45	138			OR_RES	5 Decimal	162500

18/4/12

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount

Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Caste	PAN/F 60	Address
1	VENDOR	Md.Anwar	Late Bakhtayar Ahmad	Business	Other		chakulia, ps. chakulia, east singhbhum.
2	VENDEE	Mritunjoy Patra	Late Amulya Patra	Service	Other		Kuchia Sholi, Ps. Chakulia, East Singhbhum.
3	Identifier	Manoranjan Patra	Late Surendra Nath Patra	Cul.	Other		Kuchia Sholi, Ps. Chakulia, East Singhbhum.
4	Witness1	Manoranjan Patra	Late Surendra Nath Patra	Cul.	Other		Kuchia Sholi, Ps. Chakulia, East Singhbhum.
5	Witness2	Sairun Nisa	W/O Late Bakhtayar Ahmad	Housewife	Other		chakulia, ps. chakulia, east singhbhum.

Fee Details:

SN	Description	Amount
1	LL	
2	PR	2.50
3	A1	0.94
4	SP	4,875.00
5	I	330.00
6	M	500.00
	Total	5,858.44

Anwar Ahmad

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

निबंधन पूर्व सारांश में इंप्ट फार्म के अनुरूप डाटा इंद्रि की गई है।

उपर्युक्त स्वीकार किया जा रहा है। ने इस दस्तावेज के निष्पादन को मेरे समक्ष

जिसकी

पहचान

निवासी

मृतीमंत पात्रा पिता श्री सुधीर राम पात्रा
कुशीम संतो पेशा कृषि

प्रस्तुतकर्ता का हस्ताक्षर
डाटा इंद्रि ऑपरेटर का हस्ताक्षर

निबंधन पदाधिकारी का हस्ताक्षर



निबंधन विभाग, झारखंड
जमशेदपुर

Token No.22 Token Date: 18/04/2012 14:11:16
Serial/Deed No./Year :2212/1725/2012
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Md.Anwar Father/Husband Name:Late Bakhtayar Ahmad (VENDOR) chakulia, ps. chakulia, east singhbhum.		
2	Mritunjoy Patra Father/Husband Name:Late Amulya Patra (VENDEE) Kuchia Sholi, Ps. Chakulia,East Singhbhum.		
3	Manoranjan Patra Father/Husband Name:Late Surendra Nath Patra (Identifier) Kuchia Sholi, Ps. Chakulia,East Singhbhum.		
4	Manoranjan Patra Father/Husband Name:Late Surendra Nath Patra (Witness1) Kuchia Sholi, Ps. Chakulia,East Singhbhum.		
5	Sairun Nisa Father/Husband Name:W/O Late Bakhtayar Ahmad (Witness2) chakulia, ps. chakulia, east singhbhum.		

Book No. I
Volume 78
Page 59 To 80
Deed No 2212/1725
Year 2012
Date 18/04/2012 15:40:36

District Sub Registrar
18/4/2012

Signature of Operator

F.No. 180v

मालगुजारी
सर्कल। नाम मौजा मय
थाना वो थाना नम्बर

V

फरद मलकी / फरद रैयती
नाम रैयत मय वलिदयत जमाबन्दी
वो सकुनत नम्बर।

Page No. : 15
Vol. No. : 7
Receipt No. : 0414238984

चाकुलिया | गोविन्दपुर | 330 | MRITUNJOY PATRA

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
45	138	0 एकड़ 5 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2022-2023)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	5.00					5.00
गुजारी (भावली)	1.25					1.25
सेस	2.50					2.50
सूद	2.50					2.50
मुतफरकात	1.00					1.00
मीजान	12.25					12.25

तफसील अदायकारी

अदायकारी बाबत	बकाया				मोतालबा हाल (2022-2023)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					5.00	
गुजारी (भावली)					1.25	
सेस					2.50	
सूद					2.50	
मुतफरकात					1.00	
मीजान अदायकारी					12.25	

(१) मीजान कुल (तफजों में) : Twelve Rupees and Twenty Five Paise

(२) नाम देहिन्दा -

तारीख अमला तहसील कुनिन्दा : 24-10-2022

(३) कुल बकाया- 12.25

खास महाल का बकाया मालगुजारी पर (सिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्युटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

दो गज की दूरी का रखो ध्यान यही है कोरोना का समाधान |



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

नामांतरण शुद्धि-पत्र

जिला का नाम	पूर्वी सिंहभूम	अनुमंडल नाम	घाटशिला	अचल का नाम	चाकुलिया	हल्का	हल्का-04
इस्टेट का नाम	झारखण्ड	भाग वर्तमान(VOL.)	7	पृष्ठ संख्या वर्तमान	15	थाना न.	330
क्रमिक संख्या	केस न.	मौजा का नाम/ राजस्व थाना न	थाना का नाम	स्वीकृत द्वारा और तिथि	परिवर्तन प्रकार	अभिधृत जिसमें नामांतरण संबंधित है खाता न. प्लॉट न. क्षेत्रफल	रजिस्टर 2 अद्यतन तिथि अभ्युक्ति
2665	652 /R27 2020 - 2021	गोविन्दपुर/ 330	घाटशिला	13/04/2021	By Sale 1725 Dated 18/04/2012	15 138 5 डिसमील	लमान 5
क्रेता का नाम :	(MRITUNJOY PAIRA)पिता-LATE AMULYA PAIRA. जाति-तांती. पता-VILL-KUCHIYASIJOLIP.O-BALIBANDUI.P.S.-CHIAKULLA	जमाबंदी रैयत का नाम :	मौ० अनवर-पिता-स्व० वखितयार अहमद	विक्रेता का नाम :	MD ANWAR. पिता - पुत्र-LATE BAKITAYAR ALIMAD. जाति-मुसलमान. पता-AI-CHIAKULLA-EAST SINGBIHIUM		
राजस्व कर्मचारी हल्का-04 यह एक कंप्यूटर जनित प्रति है यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है	को आवश्यक कार्यवाही एवं सूचनार्थ हस्तान्तरित।	Digitally signed by	JAIWANTI DEOGIAM	अंचलाधिकारी	चाकुलिया		

कोरोना के उड़ जाएंगे प्राण, जब सड़क पर न जाएं इत्सान।

CHAKULIA NAGAR PANCHAYAT

झारखण्ड नगरपालिका अधिनियम-2011 की धारा 152 (3) के अन्तर्गत स्वनिर्धारित किये गये सम्पत्ति कर की सूचना।

Memo No : 8183110811/ 21200/ 3

Date : 08-11-2022

पत्रावी : प्रथम तिमाही 2022-2023

श्री/श्रीमती/सुश्री MRITYUNJAY PATRA S/O AMULYA PATRA,
 मोहनपुर GOBINDPUR, CHAKULIA CHAKULIA
 EAST SINGHBHUM, 832301
 6205988389

एतद द्वारा आपको सूचित किया जाता है कि आपका नया गृह स - 0010000227000M0 वाड स - 1 हुआ है. आपके स्व निर्धारण घाटा पत्र आधार पर वार्षिक किराया मूल्य 0/- रु. निर्धारित किया गया है। इसके अनुसार प्रति तिमाही कर निम्न प्रकार होगा।

स्व-निर्धारित कर की सूचना		Amount (In Rs.)
क्रम सं.	Particulars	
1.	गृह कर	76.00
2.	जल कर	0.00
3.	शौचालय कर	0.00
4.	बिजली कर	0.00
5.	अतिरिक्त गृह कर (वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण)	0.00
कुल राशि (प्रति तिमाही)		76.00



नोट:-

- कर निर्धारण की सूची CHAKULIA NAGAR PANCHAYAT Website : suda.jharkhand.gov.in पर प्रदर्शित है।
- नियमावली कडिका 11.4 के आलोक में वर्षा जल संरक्षण की व्यवस्था नहीं होने के कारण अतिरिक्त गृह कर लगाया जायेगा जो सम्पत्ति कर का 50% होगा।
- हिदायत दी जाती है कि वर्षा जल संरक्षण संरचना लगा कर निगम को सूचित करें तथा अतिरिक्त गृह कर से राहत पायें।
- प्रत्येक वित्तीय वर्ष में सम्पत्ति कर का भुगतान त्रैमासिक देय होगा।
- यदि किसी वर्ष के लिए सम्पूर्ण धृति कर का भुगतान वित्तीय वर्ष के 30 जून के पूर्व कर दिया जाता है तो करदाता को 5% की रियायत दी जाएगी।
- किसी देय धृति को निर्दिष्ट समायावधि (प्रत्येक तिमाही) के अन्दर या उसके पूर्व नहीं चुकाया जाता है तो 1% प्रतिमाह की दर से साधारण व्याज देय होगा।
- यह कर निर्धारण आपके स्व निर्धारण एवं की गई घोषणा के आधार पर की जा रही है. इस स्व निर्धारण सह घोषणा पत्र की सामीप्य जांच यथा समय निगम करेगी है। यदि गलत पाए जाने पर नियमावली कडिका 13.2 के अनुसार निर्धारित शारित (fine) एवं अंतर राशि देय होगा।
- CHAKULIA NAGAR PANCHAYAT द्वारा समहित इस सम्पत्ति कर इन इमरतों/ढाचों को कोड़े काबूनी हैसियत प्रदान नहीं करता है और/या न ही अपने मालिकों/दखलदारों को कोड़े काबूनी अधिकार प्रदान करता है।
- अगर आपके सधे हाटिंडरा नमों का आखिरी अंक 5/6/7/8 है तो यह विशिष्ट संरचनाओं की श्रेणी के अन्तर्गत माना जायेगा।

NOTE : This is a Computer generated receipt. This receipt does not require physical signature.

To be signed by the Applicant

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ALL EXTERNAL OPENINGS MAY CHANGE AS PER ELEVATION DETAILS.

SL.NO/MD	SIZE	DESCRIPTION
1. D	4'-0" X 7'-0"	Parallelogram single shutter door
2. DI	7'-0" X 7'-0"	Parallelogram single shutter door
3. DI	7'-0" X 7'-0"	Parallelogram single shutter door
4. W	5'-0" X 4'-0"	Classed steel framed window 2. shut.
5. W	5'-0" X 4'-0"	Classed steel framed window 2. shut.
6. W	5'-0" X 3'-0"	Classed steel framed window 3. shut.
7. V	2'-0" X 2'-0"	Top hung steel ventilator.

AREA CALCULATION :-

PLOT AREA = 2177.0 SQFT
GROUND FLOOR AREA = 1052.0 SQFT

TOTAL COVERED AREA = 1052.0 SQFT
F.A.R. ACHIEVED = 1052.0 / 2177.0 = 0.48

PROPOSED RESIDENTIAL BUILDING FOR

GROUND FLOOR :-

1) MR. MRITUNJOY PATRA
S/O LATE- MR. AMULYA PATRA
PLOT NO. : 138
KHATA NO. : 45
THANA : CHAKULIA
THANA NO. : 330
MAUZA : GOBINDPUR
DISTRICT : EAST SINGHBHUM

ALL FLOOR PLAN SECTION & ELEVATION DRG.

Pratee Sheet
Pratee Sheet
B. Tech (Civil Engg)
IEM Reg. No. - AM1988180
Reg. No. - RTPIOP (C-ER)-388/2022.
SIGNATURE OF ARCHITECT / ENGINEER
SCALE : 1"=8'-0"
SHEET NO. - 1 OF 1

Maitrimony Patra
SIGNATURE OF OWNER

APPROVED AUTHORITY

