

2759

क. 2000 24000 2020 1200 32000

2.671 2000Rs.



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31.10.2000
3.10.21

Handwritten notes in Hindi and English, including 'अक्रोता का नाम वडी प... की (न...)', '45 289 of the...', 'cealings & Regulation Act 1976', 'Apparant No 616', and '13.9.2000'.

DEED OF SALE

THIS DEED OF ABSOLUTE SALE is made on this the 3rd day of OCTOBER, Two Thousand BY & BETWEEN SHRI BIJAY KUMAR SRIVASTAVA, son of Sri Shambhu Prasad Srivastava, by faith Hindu, by caste Kayastha, by occupation Service, resident of Bartand, Dhanbad, P.S. & District Dhanbad, hereinafter called and referred to as the V E N D O R (which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, successors, administrators, legal representatives and assignees) of the ONE PART:

A N D

SRI INDRABALI PANDEY, son of Late Kedar Pandey, by faith Hindu, by caste Bhumihar Brahmin, by occupation Service resident of I.S.M. Campus, Dhanbad, Police Station Dhanbad, District Dhanbad, hereinafter called and referred to as the P U R C H A S E R (which expression shall

Price Paid
480.00
54.00
534.00
2.50
94
3.44
537.44

स.म.
3/10

001077/2000

001077/2000

25/9/2000

Serial No. 2028 Sold on

Sold To Indrabali Pandey

S/o. Mr. Kedar Pandey

Resident of S. M. Dhanbad

Police Station Dhanbad

For Value of Rs. 2000/-

Part of Stamp No.

Through

Certified that a stamp value Rs. 3220/- required for this document is not available. The smallest number of stamps which will furnish so as to make up the stamp is as follows: 2000 + 100 x 2 + 20 = 2220. D. K. Chatterjee S. V. Dhanbad L. No. 11 of 1973/76

Dilip Kumar Chatterjee V. Registry Office Dhanbad L. No. 11 of 1973/76

Handwritten notes in red ink, including names like 'विजय कुमार अधिकारी' and 'शम्भु प्रसाद त्रिपाठी'.

विजय कुमार अधिकारी 3.10.2000



Handwritten notes in red ink, including names like 'शम्भु प्रसाद त्रिपाठी' and 'विजय कुमार अधिकारी'.

252/16/2000

विजय कुमार अधिकारी 3.10.2000

253/16/2000

Graneth Shankar Baid, 3.10.2000

Handwritten notes in red ink, including a signature and date 3/10.2

1000Rs.



विना सुचारु अक्षर
3.10.2000

-- 2 :-

unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, successors, administrators, legal representatives and assignees) of the OTHER PART:

Whereas the land which is more fully described in the schedule below along with other lands originally recorded in the name of Kandhu Mahato in the last survey settlement and also purchased by virtue of Regd. Sale Deed no. 4429 dt. 21.5.43 from Beni Mahato, and whereas after the death of aforesaid Kandhu Mahato his heirs and successors namely Jodharam Mahato and Ledu Mahato while thus in peaceful possession thereof executed and registered a Power of Attorney in favour of the vendor of this deed vide Power no. IV-67 dt. 2.7.96 registered at Chas sub registry office and with the support of the said power of attorney the vendor is executing this deed in favour of the purchaser.

And whereas the vendor being in urgent need of money to meet the personal expenses of the principal

100Rs.



3.10.2000

-: 3 :-

became desirous of selling a portion of land which is morefully described in the schedule below and where- as the purchaser has agreed to purchase the said land and offered to pay a sum of Rs.24,000/- (Rupees twenty- four thousand) only, as the highest consideration thereof which also has been certified by the C.O.Gobindpur, vide Memo No.113 dt.13.9.2000.

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:-

That in consideration of the sum of Rs.24,000/- (Rs. Twentyfourthousand) only, paid by the purchaser to the vendor (the receipt whereof the vendor doth hereby admits and acknowledges) for the sale of the said land which is morefully described in the schedule below and in consideration of the terms, conditions and covenants hereinafter contained, the vendor doth hereby absolutely and indefeasibly grant, sell, convey, transfer and assigns

100Rs.



विमल कुमार शर्मा
3. 10. 2020

-: 4 :-

unto the purchaser by way of absolute sale all his right, title, interest and possession etc. together with all claims, demands, liberties, benefits, easements etc. belonging to or appertaining to free from all encumbrances whatsoever TO HAVE AND TO HOLD the same to and unto the use of the purchaser peacefully and quietly for at all times to come subject to the payment of rent that to the Landlord the State of Bihar, having full right and authority to transfer the same by sale, gift, mortgage by making houses etc. thereon and either by living thereon or by letting out the same to any person or persons or otherwise as the purchaser likes.

That the vendor doth hereby covenant with the purchaser that he is the true and lawful owner of the land and is in sole and exclusive possession of the said land and he has not in any way or manner transferred or encumbered the said land or any part or portion

20 RS.



विजय कुमार शर्मा
3.10.2000

--: 5 :-

thereof and should therefore in future if it transpires that the vendor is not the true and lawful owner of the land or has other sharer or co-sharer or that the vendor has no right and authority to transfer the said land and if by any other reasons thereof the purchaser is put to any loss the vendor doth hereby undertake to compensate and indemnify the purchaser's loss for which the purchaser may be put to.

That the purchaser shall hereafter pay the proportionate annual rent and cess 20 paise to the Landlord the State of Bihar or any other amount that may be assessed for the said land hereby sold to the purchaser by virtue of this sale deed.

That the vendor doth hereby further covenant with the purchaser to do or to execute all such acts, deeds and things as may be required reasonably for better assuring to the purchaser to in and over the vendor's land and the vendor shall render all possible aid and assistance to the purchaser in the matter of mutation etc.

AM BATIC 20/10/21
3.10.2000

-: 6 :-

That the vendor has given notice to the Competent Authority under Urban Land Ceiling & Regulation Act, 1976 vide case no.616/99 dt.19.7.99 and after the lapse of sixty days no communication or objection made and hence the vendor is executing this deed in favour of the purchaser.

In witness whereof the vendor has set and subscribed his hands on this the day month and year first above written.

SCHEDULE

All that piece and parcel of Raiyati land situated in Mouza: BHELATAND, P.S. Gobindpur, at present Barwa Adda, chowki, sadar sub registry office Dhanbad, Dist. Dhanbad. MOUZA: BHELATAND, Mouza No. 89, KHATA NO. 4 (FOUR) PART OF PLOT NO. 1600 (One thousand six hundred) out of which from own share measuring an area 2 kathas or to say 3.30 dec. (Two kathas or to say three point three zero decimals) of land is hereby sold by this deed which is butted and bounded by:-

- NORTH: Plot No. 1599
- SOUTH: Part of plot No. 1600
- EAST: Plot No. 1784.
- WEST: Part of plot No. 1600.

As per plan attached herewith and shown in colour Red.

Certified that the duplicate is the true and exact copy of the original.

AM BATIC 20/10/21
Signature of the Vendor.

2110

to as the PURCHASER (which express)

AM 311 8/17/11
3.10.2000

--: 7 :--

Drafted by me, typed in my office, read over and explained the contents of this deed to the executant and claimant.

WITNESSES:

Gurupada Chatterjee
L 707/90

Deed Writer, Dhanbad.

1. Ganesha Shankar Prasad,
Bhella Tardi, Dhanbad

2. Goutam Kumar Chatterjee
Dhanbad.
3.10.2000

