

7475

श्री कृष्ण किशोर (86400) कर्षाज 7215

7215 1000Rs.



Under 28A = 1200
 Under 28B & 28C = 750
 1950 =

vide memo no. 1102 dt. 1-9-79
 2a-76

792-75
 A(2) 1300
 805-75

26/9/79

Shiv Karan Math Gupta
 26/9/79

This Deed of absolute sale by way of conveyance made this 25th day of September, 1979 by Shri Shivkaramath Gupta son of Shri Rewa Shanker Gupta by faith Hindu, by profession business resident of Hirapur (Dhanbad Poletechnic Road) police Station Dhanbad Pargana Jharia, Chouki and Sadar Sub-Registry office Dhanbad in the district of Dhanbad, herein after called the Vendor which expression shall unless excluded by or repugnant to the context be deemed to include his heirs executors, administrators,



~~27~~
 102
 26/9
 203
 Under BSA = 1200
 Under BMSA = 750
 1950 =
 As per notified by the D.C.

vide memo no. 1102 dt. 1-9-79
 Va-Va

792-75
 A(R) 13-00
 805-75
 26/9/79

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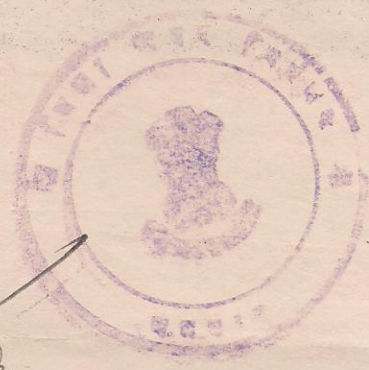
And

Shiva Karan Math Gupta
 26/9/79

380/29-20
Sold to Damien Social Welfare Centre
of Poilly, Chalguel S.V.
Draw No. 1950 = 00 (1000 + 750 + 200)
26/9/79

Shiva Karan Natta Gupta
26/9/79

Handwritten notes in red ink, including:
26/9/79
शिवकर (शिवकर)
शिवकर (शिवकर)
शिवकर (शिवकर)
शिवकर (शिवकर)



~~Handwritten signature in black ink, crossed out with a diagonal line.~~

शिवकर नटा गुप्ता

शिवकर नटा गुप्ता
शिवकर नटा गुप्ता

शिवकर नटा गुप्ता

A draft for Rs 32500/- only (Rupees Thirty two thousand Five hundred only) bearing Serial No. 10/2016 dated 25.9.79 of the Bank of India Shambad branch has been made over to the Executant by the claimant in my presence →

Received Rupees Thirty Two Thousand Five Hundred only

शिव कान्त गुप्ता (शिव कान्त गुप्ता)
शिव कान्त गुप्ता (शिव कान्त गुप्ता)
शिव कान्त गुप्ता (शिव कान्त गुप्ता)
शिव कान्त गुप्ता (शिव कान्त गुप्ता)



~~शिव कान्त गुप्ता~~

शिव कान्त गुप्ता

~~शिव कान्त गुप्ता~~
~~शिव कान्त गुप्ता~~

शिव कान्त गुप्ता

A draft for Rs 32500/- only (Rupees Thirty two thousand Five hundred only) bearing Serial No. 10/2016 dated 25.9.79 of the Bank of India Shaukbad branch has been made over to the Executant by the claimant in my presence.

Received Rupees Thirty Two thousand Five Hundred only by Draft.

Shiva Kanan Matta Gupta
Shiva Kanan Matta Gupta

13 June 79

Bhola Matta Gupta

~~शिव कान्त गुप्ता~~
14 June





~~'Damien Social Welfare Centre', Dhanbad a Society~~
 Registered under Societies Registration Act with Registration
 number 59 of 1968-69, herein after called the purchaser which
 expression shall unless excluded by or repugnant to the
 context deemed to include their successors, administrators,
 representatives and assigns of the other part.

Where as the Vendor along with his brothers namely
 (1) Shri Shambunath Gupta, (2) Shri Bholanath Gupta,
 (3) Sidheswarnath Gupta sons of Shri Rewa Shanker Gupta
 purchased the below mentioned property from Shri Jatish
 Chandra Chatterjee by a registered sale Deed No. 10710 of
 11-6-1959 (recorded in book No. I Vo. No. 63 pages 134 to
 138 of 1959) and also by Deed No. 12261 of 11-6-1959

Shri Kavan Nath Gupta
 26/9/79

भारत
सात सौ पचास रुपया SEVEN HUNDRED & FIFTY RUPEES

~~'Damen Social Welfare Centre'~~, Dhanbad a Society
Registered under Societies Registration Act with Registration
number 59 of 1968-69, herein after called the purchaser which
expression shall unless excluded by or repugnant to the
context deemed to include their successors, administrators,
representatives and assigns of the other part.

Where as the Vendor along with his brothers namely
(1) Shri Shambunath Gupta, (2) Shri Bholanath Gupta,
(3) Sidheswarnath Gupta sons of Shri Rewa Shanker Gupta
purchased the below mentioned property from Shri Jatish
Chandra Chatterjee by a registered sale Deed No. 10710 of
11-6-1959 (recorded in book No. I Vo. No. 63 pages 134 to
138 of 1959) and also by Deed No. 12361 of 13-9-1960 (recorded
in book No. I. Vol. No. 63 pages 143 to 148) from the heirs
of late Jatish Chandra Chatterjee, Subarna Prava Chatterjee
and others.

Shiva Kavan Shakti Gupta
26/9/79

380/29-20
James Social Welfare Centre
To: Mr. Challa (C.V.)
1950-00 (1000 + 250 + 200)
~~12/9/25~~

✓



40
2619179

paid Rs. 32,500/-
(Rupees thirty two thousand
only) five hundred
only) by bank
draft no. 10/20/16 +
205666 dated 25/9/29
J. R. Namph
26/9/29



And where as the Vendor thus after purchase jointly constructed buildings etc thereon at their joint money and is numbered as Municipal Holding No. 100 Ward No. VI.

And where as the Vendor along with his brothers are in peacefull and undisturbed possession there of by diverse acts of possession as absolute and exclusive owners.

And where as the Vendors mutated their name vide mutation case No. 491 of 1960-61 in the office of the landlord state of Bihar and paying rent to the state of Bihar Rs. 9.08 per year under thoka No. 636.

And where as the Vendor being in need of cash money expressed his desire to sell his property

Shiva Kavan
Malk Gup 65
26/9/79

भारत

दो सौ रुपया

TWO HUNDRED RUPEES

And where as the Vendor thus after purchase jointly constructed buildings etc thereon at their joint money and is numbered as Municipal Holding No. 100 Ward No. VI.

And where as the Vendor along with his brothers are in peaceful and undisturbed possession there of by diverse acts of possession as absolute and exclusive owners.

And where as the Vendors mutated their name vide mutation case No. 491 of 1960-61 in the office of the landlord state of Bihar and paying rent to the state of Bihar Rs. 9.08 per year under thoka No. 636.

And where as the Vendor being in need of cash money expressed his desire to sell his $\frac{1}{4}$ th share of the property morefully described and delineated in the plan attached herewith marked Red for the highest consideration of Rs. 37500/-

And where as the purchaser has agreed to purchase the same for Rs. 37500/-

Shiva Kavan
Malk Gup 65
26/9/79

380/29-20
Sami en Soeial Weljave Centre
Co. N. Chalkwell (Q.V)
1950 200 (1000 + 250 + 200)
24/9/59



to
Sami en

Now this deed of sale witnesseth

That in consideration of Rs. 37500/- only paid by the purchaser to the Vendor (the receipt where of the Vendor doth hereby admit and acknowledges).

The Vendor doth hereby grant, convey, transfer, assign and assure unto the purchaser by way of absolute sale all those piece and parcel of homestead land measuring Four Khatas and Twelve Chattaks in Mouza Hirapur No. 7, Khata No. 136 being plot No. 92 together with all buildings structures compound walls, wells all fittings and fixtures there on morefully described in the schedule 'A' below and all the right, title, interest and possession together with all liberties, easements, advantages, benefits etc annexed and appurtenant there to and all paths and passages etc.

The Vendor doth hereby covenant with the purchaser as follows:-

1. That the Vendor has a good, perfect, valid and clear marketable title to the properties hereby sold and to each and every part and portions thereof and that he has full right, title and power to sell the same and each and every portion there of

Shivakumar Nalk Gupta
26/9/79

2. The Vendor hereby covenant with the purchaser that the said premises shall be held and quietly enjoyed by the purchaser without any interruption or disturbances by the Vendor or any person or persons claiming through under him without any lawful disturbances.

3. That the Vendor hereby covenant that the property hereby sold is absolutely free from all encumbrances, mortgages, charges, attachments, lien or any encumbrances whatsoever.

4. That the Vendor will at all times here after upon any reasonable request of the purchaser and at their cost execute and do every assurances or things necessary for further and more perfectly assuring the said properties and every part there of to the purchaser.

5. That in case the purchaser is deprived of the whole or any portion of the properties hereby sold by reason of any defect found in the title or any encumbrances or charges on the same the Vendor will remain bound to indemnify the purchaser all such losses that may be occasioned to the purchaser or their successors.

Shiva Kavan Mork Gupla
26/9/19

6. The Vendor hereby declares that he has paid or would duly pay all ground rents, cesses, municipal taxes and all other public demands and dues in respect of the land and premises hereby sold upto this day and the same shall at all times be paid by the purchaser and such rent is Rs. 9-08 P. per year.

7. The Vendor shall offer the purchaser all necessary help as may be reasonably required of him in getting the names of the purchaser duly mentioned in the office of the landlord, state of Bihar.

8. The Vendor further covenant that he has not hereto before entered with any agreement of any kind to any other person or persons regarding the property hereby conveyed.

9. The Vendor hereby declares that his all other brothers also sold their right title and interest by separate deeds and thus the purchaser has become the full owner of schedule 'A' property.

10. The Vendor has this day delivered possession of the property with all the title papers concerning of the property hereby sold.

In witnesseth where of the Vendor put his signature this day month and year above written.

Shiva Kavan Hatt Gupla
26/9/79

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Schedule 'A'

Homestead land with all buildings, structures, well, compound walls, latrine, trees etc thereon and all fittings and fixtures etc situated in mouza Hirapur No. 7 Khata No. 136 plot No. 92 area 19 Khatas within P.S., Chouki, and Sadar Sub-Registry office Dhanbad, Municipality and district Dhanbad.

The aforesaid premises being Dhanbad Municipal Holding No. 100 Ward No. VI.

Butted and bounded as follows:-

- N - Vacant land, S - Polytechnic Road
- E - Residence of Shri Bhola Singh
- W - building of Shri S.L. Chouhan

Schedule 'B' hereby sold

Out of schedule 'A' $\frac{1}{4}$ th share of the entire property, including all buildings structures, well, compound walls, and all fittings and fixtures etc and all benefits, advantages etc.

Area 4 Khatas and 12 Chattaks

The Vendor has obtained permission vide memo No. 1102 dated 1/9/69 being case No. 213/79

Shiva. Kavan Malt Gupla
26/9/79

Shiv. Karan Nath Gupta
26/9/79

Memo of Payment

1. Received Rs. 2500/- (Rupees two thousand five hundred only) as advance on 11-2-1979.
2. Received this day Rs. 32,500/- (Rupees thirty two thousand five hundred only) by bank draft No. 005668 dated 25-9-1979.

Witness

Witness

1. Shambhu Nath Gupta
2. Bhola Nath Gupta
3. Piddhushar Nath Gupta

4. Shivendra Genda Garg
Shiv

Typed
Chawpie
Shiv



Handwritten signature and date: *[Signature]*
26/9/79



Handwritten signature and date: *[Signature]*
20/10/79
13/10/79

NO 2-60

[Handwritten mark]

581-586

18

1979

13/10/79

72-15

1

Survey Drawing

No. 7215

1929

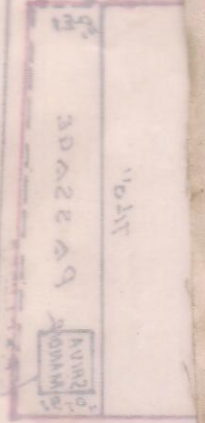
No. 18

Re. No. 526

S. R. D. S. R. D.

18/10/79

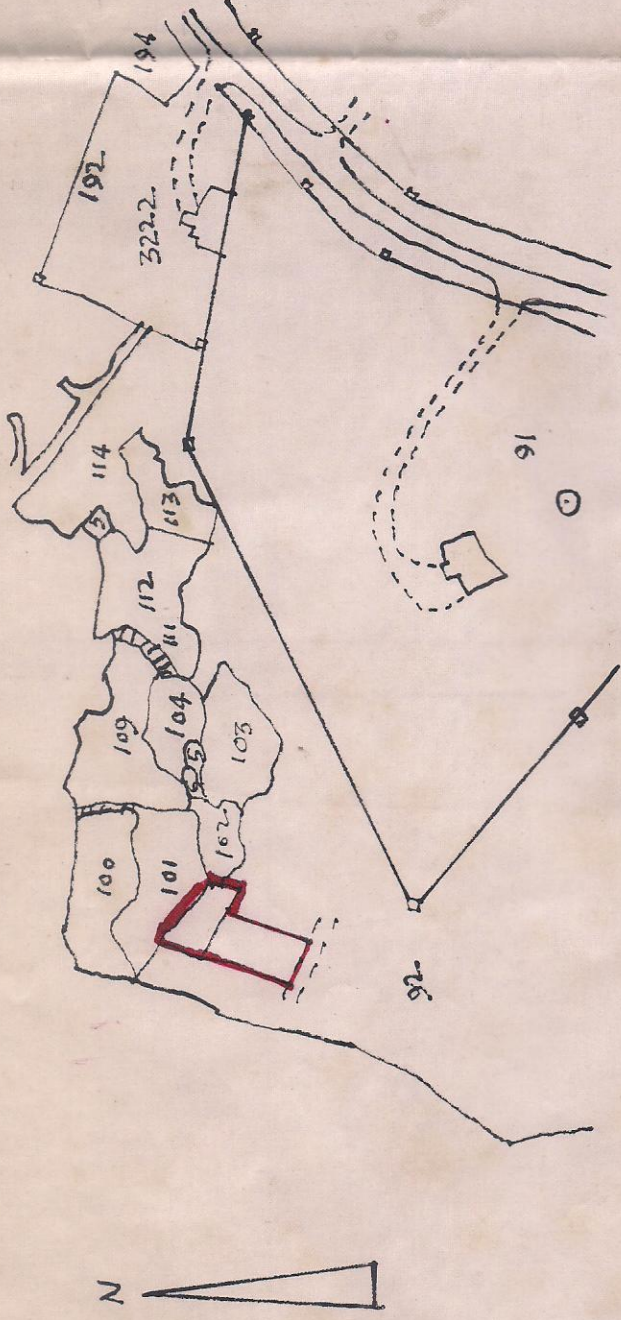
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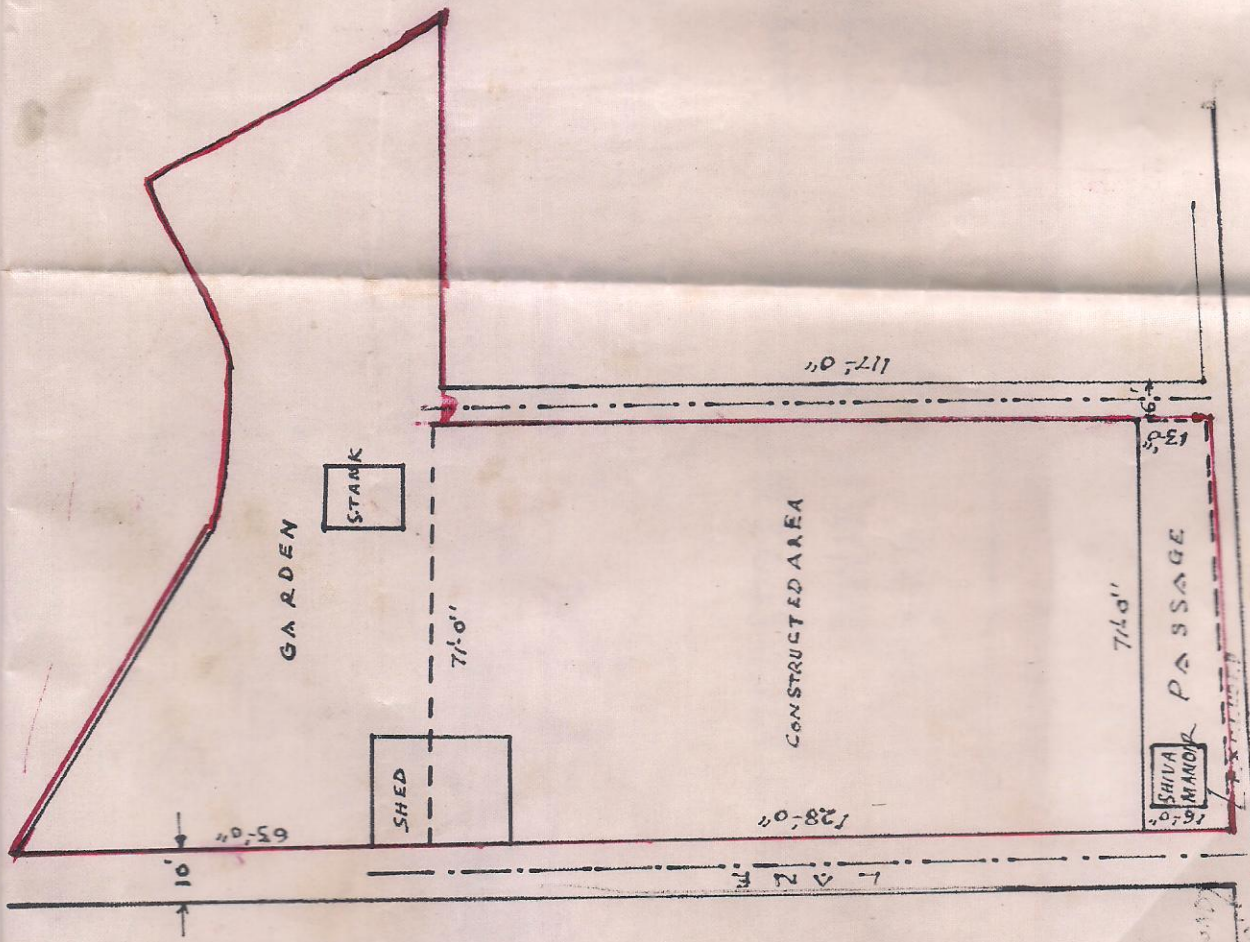


PLAN SHOWING THE LAND, BUILDING ETC. INKED TO BE SOLD BY SRI SHANKARAN NATH GUPTA TO DIRECTOR, DAMIEN SOCIAL WELFARE CENTRE, DHANBAD, 1/4 TH SHARE OF 19 K. O CH. IN PART PLOT NO 92 OF MOUZA HIRAPUR NO-7

SCALE = { 1" = 330'-0" / 1" = 33'-0" }

Shree. Karam Nath, Guptas 26/9/79





POLYTECHNIC ROAD

Shivank
Kalyan