

3509

3310

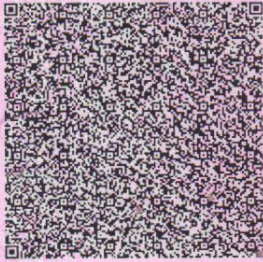


सत्यमेव जयते

INDIA NON JUDICIAL  
Government of Jharkhand

e-Stamp

Certificate No. : IN-JH032613626310390  
 Certificate Issued Date : 06-Sep-2016 04:57 PM  
 Account Reference : SHCIL (FI)/ jhshcil01/ DHANBAD/ JH-DB  
 Unique Doc. Reference : SUBIN-JHJHSHCIL01043362566440410  
 Purchased by : VEENA SINGH  
 Description of Document : Article 23 Conveyance  
 Property Description : LAND  
 Consideration Price (Rs.) : 11,00,000  
 (Eleven Lakh only)  
 First Party : RANJANA SARAOGI  
 Second Party : VEENA SINGH  
 Stamp Duty Paid By : VEENA SINGH  
 Stamp Duty Amount(Rs.) : 39,600 —  
 (Thirty Nine Thousand Six Hundred only)



Please write or type below this line-----

निबन्धन नियम 21 के अधीन और छाटानागपुर  
 कास्तकारी एक्ट की धारा 4b के अधीन  
 जो ग्राहक है और इण्डियन स्टाम्प एक्ट 1899  
 की अनुसूची 1 या 1 क 23 के अधीन  
 सश्रावित स्टाम्प लगाया गया है। अथवा टिकट  
 नथरी से विमुक्त है या स्टाम्प - शुल्क उपेक्षित  
 नहीं है।

ता 8.9.16

निबन्धन प्रदाधिकारी

8.9.16

दस्तावेज जाँच किया.....

फार्म 4 जाँच किया.....

VO 0001692104

## Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

Area side 1/2 or 1/4 of 11,00,000/- @ 39600/-

अचल अधिकारी से प्राप्त सूची के अनुसार दस्तावेज में वर्णित मीजा नम्बर 89 के खाता नं० निम्नलिखित खाते से बाहर है/सूची में नहीं है

तपशील वर्णित जमीन का मूल्य नार्प दर्शिका पंजी के अनुसार न्यूनतम मूल्य से कम नहीं है !

8/9/16

Free Paid

Am 2970000  
29700  
8000  
0-94  
30000-44



Ranjana Saraogi  
8/9/16



**DEED OF SALE**

**THIS DEED OF ABSOLUTE SALE** is made this the 08 day of September Two Thousand Sixteen, (2016) **By and Between : SMT.RANJANA SARAOGI**, wife of Sri Arvind Kumar Saraogi, by faith-Hindu, by caste-Mārvari(Bania), by occupation Housewife, resident of Bartand, P.S. & Dist.Dhanbad(Jharkhand) at present residing at 23/A, Brijlata Apartment, Patliputra Colony, Boring Road & Distt. Patna-13(Bihar), hereinafter called and referred to as the **VENDOR**: (which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executors, successors, administrators, legal representatives and assigness) of the **ONE PART: PAN:-AKNPS5818F.**

**AND IN FAVOUR OF**

**SMT.VEENA SINGH**, wife of Sri Jay Kumar Singh, by faith Hindu, by caste Bhumihar, by occupation-Housewife, Resident of House No.T3/34, Main Colony, Sudamdih, P.S.Sudamdih & Dist.Dhanbad(Jharkhand) hereinafter called and referred to as the **PURCHASER**: ( which expression shall unless excluded by or repugnant to the context be deemed to mean and include her heirs, executor, successors, administrators, legal representatives and assigness) of the **OTHER PART: PAN:-FDKPS9403R.**

दिनांक 8/9/16 को पूर्वाह्न/अन्यत्र में जिला अदालत में

के कार्यालय भोवनेपुर में लेखाकारी दायेदार या अदालत निबंधक

द्वारा प्रमाणित मुद्रास्थाना संख्या 20 के अधीन

शक्तियों या दायेदारों में से एक भी

पिता/पति का नाम रंजना सरोगी  
अरी बाप कुमार सरोगी

ग्राम खरलाड थाना खनवाप जिला खनवाप

जाति माइकली (बीनया) वदहल

निबंधन पदाधिकारी का हस्ताक्षर

उपस्थानक का हस्ताक्षर

8/9/16



Ranjana Sarangi

8/9/16



8/9/16

Pharis...  
8/9/16

...2...

**AND WHEREAS**, the survey settlement Plot No.-1597 & 1601, appertaining to Khata No.04 of Mouza -**BHELATAND**, Mouza No.-89, under Police Station-Barwadda, sub registry office Govindpur, chowki Sadar registry office Dhanbad, District Dhanbad, Acquired Vide Regd. Deed of Sale bearing no.4299 dt.06.05.1991, purchased from Baij Nath Singh in the name of Vendor, registered at Dhanbad Sub Registry Office, Dhanbad And got her name Mutated Vide Mutation Case No.95 (JV)1992-93 in the Sherista of the landlord the State of Bihar and paying rent regularly to the Govt Under Thoka No.668 and the present vendor is enjoying and possessing the same Peacefully.

**AND WHEREAS** the vendors while thus in peaceful and undisturbed possession thereon became desirous of selling an area-05(Five)Dec. of land unto a willing purchaser to meet his personal expenses.

**AND WHEREAS** the purchaser knowing the intention of the vendors has agreed to purchase the said property and offered to pay a sum of **Rs-11,00,000/- (Rupees-Eleven Lacs) Only** as the highest consideration thereon which the vendor has accepted.

**NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS :-**

1. That in consideration of the sum of **Rs-11,00,000/- (Rupees-Eleven Lacs) Only** has been paid by the purchaser to the vendor (the receipt whereof the vendor doth hereby admits and acknowledges) for the sale of the said property which is morefully described in the schedule below and in consideration of the terms, condition and covenants hereinafter contained. The vendor doth hereby absolutely and indefeasibly grant, sell, conveys, transfers and assigns unto the purchaser by way of **ABSOLUTE SALE** his entire right, title, interest and possession etc. together with all claims, demands, benefits, easements etc. belonging to or appertaining to free from all encumbrances whatsoever **TO HAVE AND TO HOLD** quietly for all times to come subject to the payment of rent that to the Landlord the State of Jharkhand, having full right and authority to transfer the same by sale, gift, mortgage by making house etc. Thereon, by living thereon or by letting out the same to any person or persons or otherwise as the purchasers likes.

2. That the vendors doth hereby covenant with the purchasers that he is the true and lawful owner of the land and is in sole and exclusive possession over the said land and he has not in any way or manner transferred or encumbered the said land or any part or portion 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 vendors have 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 the purchaser in every respect thereof.

...3

911618  
8  
Prasanna Kumar Singh

...3...

3. That the purchaser shall hereafter pay the proportionate annual rent and cess **Two Rupees** to the Landlord the State of Jharkhand and or any amount that may assesses for the said property hereby sold to the purchasers by virtue of this sale deed.

4. 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 purchasers 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.

The aforesaid property hereby conveyed by this sale deed is not prohibited by the Government i.e. dosenot come under Govt.Land, Govt.Settlement, Bhudan Land, forest Land, Adwasi Land, Keshare Hind and dosenot come under Govt.Acquisition Land and the Vendor and purchaser satisfied with the Contents of this sale Deed.

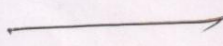
**IN WITNESS WHEREOF** the vendor has set and subscribed his hands out of his own freewill and choice on this the day, month and year first above written.

**S C H E D U L E**

All that piece and parcel of **RAIYATI LAND** situated in Mouza: **BHELATAND**, police station Barwadda, Dhanbad, chowki, sadar sub registry office Govindpur, in the District Dhanbad.

**Mouza:BHELATAND, Mouza No.89, Khata No.04(Four), Plot No.1597 And Plot No.1601, out of which measuring an Area-05(Five) Decimals of land is hereby Sold by this sale deed, as per plan attached herewith and shown in colour red, and the land is being used for residential purpose under subsidiary Road.**

**Butted and bounded by :-**

- NORTH :-** Plot No.1595, 
- SOUTH :-** Rasta,
- EAST :-** Plot No.1598,
- WEST :-** Plot No.1597 & Plot No. 1601(P).

Pravin Surogy  
8/9/16

....4....

**Purchasers Photo:-**



वीजा सिंह  
8/9/16

**WITNESSES**

1. ANAND BHARADWAJ  
S/o - JAY KR. SINGH  
HOUSE NO - T3/34  
MAIN COLONY, SUDAMDIH, DHN.

2. AMIT KUMAR  
S/o - VIJAY KUMAR  
HOUSE NO - BTYPE-14, Lal Bangla,  
Maligarh, Baghmaha, Dhule.

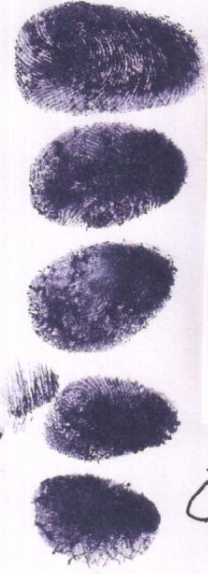
Payment made by cheque being  
No. 402251 of Chaudhad branch  
of Rs. 6,00,000/- (Six Lacs) only.

Certified that the finger print of the left hand of the vendor/ vendors and purchaser/  
purchasers whose photograph affixed in the document have been duly obtained before me.

Signature S. Kumar  
A.C. S.M.

Licence No. 11375/96.

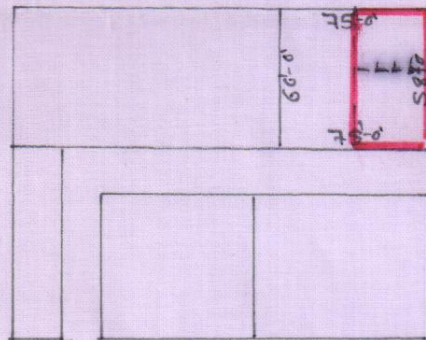
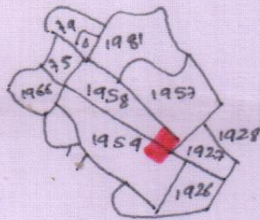
Pravin Surogy



SELLER: SMT. RANJANA SARAFGI W/O SRI. ARVIND KUMAR SARAFGI  
OF BARTAND P.S AND DIST. DHANBAD AT 23/A BRISLATA  
APARTMENT PATLIPUTRA COLONY BBRING ROAD DIST. PATNA  
C. BIHAR


PURCHASER: SMT. VEENA SINGH W/O SRI SRI KUMAR SINGH OF HOUSE NO  
T3 134 MAIN COLONY SUPAMDIH P.S. SUPAMDIH DIST. DHANBAD

SCHEDULE: MOUJA BHELATAND MO. 89 HEULKHATA MO. 175  
PLOT NO 1958 AREA 2.30 DEC AND PLOT NO 1959 AREA  
2.70 DEC TOTAL AREA 05 DECIMAL SHOWN IN RED ■



TRACED BY

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER  
**AKNPS5818F**



नाम /NAME  
**RANJANA SARAOGI**

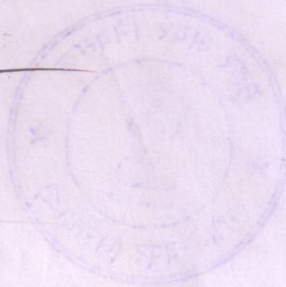
पिता का नाम /FATHER'S NAME  
**BIHARI LAL SARAOGI**

जन्म तिथि /DATE OF BIRTH  
**17-07-1963**

हस्ताक्षर /SIGNATURE  
*Ranjana Saraogi*

*ml*  
आयकर आयुक्त, पटना  
COMMISSIONER OF INCOME-TAX, PATNA

*Ranjana Saraogi*



*11/1/18*



आयकर विभाग

INCOME TAX DEPARTMENT

VEENA SINGH

RAM CHANDRA PRASAD SINGH

21/08/1958

Permanent Account Number

FDKPS9403R

बिना सिंह

Signature



भारत सरकार  
GOVT. OF INDIA



वीणा सिंह



गी.पी.डी.

भारत सरकार  
GOVERNMENT OF INDIA

आनंद भारद्वाज  
Anand Bharadwaj

जन्म वर्ष / Year of Birth : 1989  
पुरुष / Male



9507 8766 4693

आधार - आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O जय कुमार सिंह, म  
न०-टी३/३४, मेन कॉलोनी, सुदामडीह,  
पो-मुदामडीह, धनबाद, झारखण्ड,  
828126

Address: S/O Jay Kumar Singh, H  
NO-T3/34, MAIN COLONY,  
SUDAMDIH, PO-SUDAMDIH,  
DHANBAD, Jharkhand, 828126

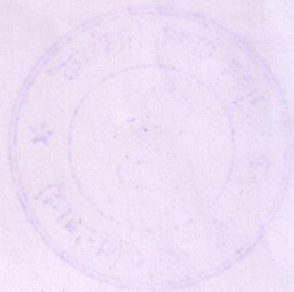
1947  
1800 180 1947

help@uidai.gov.in

www.uidai.gov.in

P.O. Box No.1947,  
Bengaluru-560 001

Anand Bharadwaj



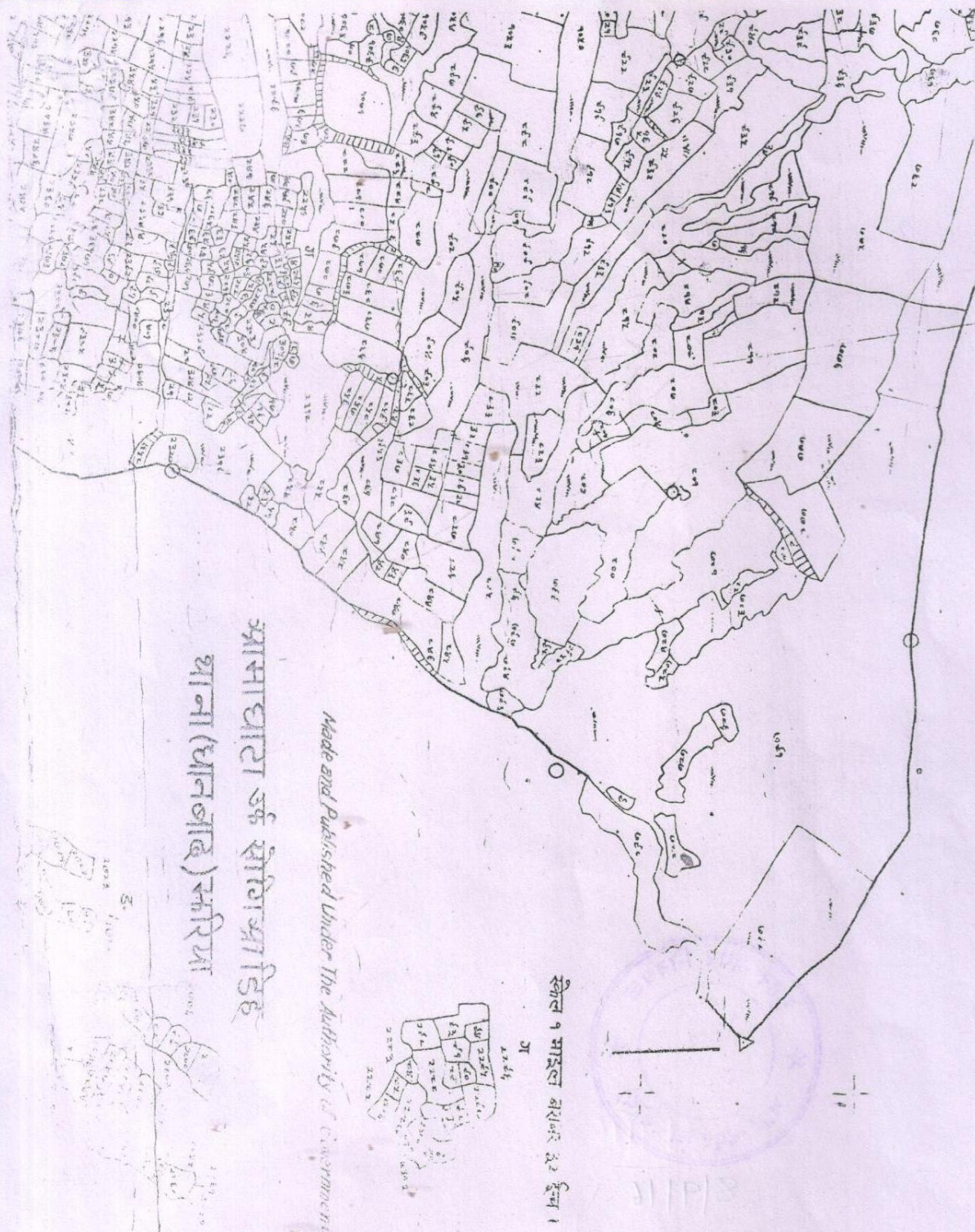
31/1/18

# सुसजीर्निवा



जिलान सीट नम्बर १

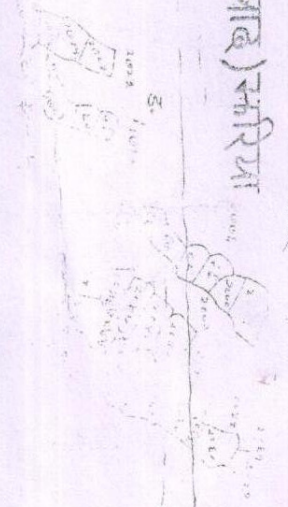
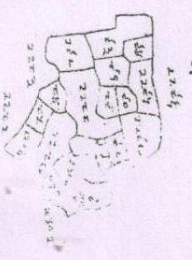
जुसुभ दाहा उक नगुवा  
शाना (धानबाद) अरिया



असाघारा उक सोलाआ दिह  
शाना (धानबाद) अरिया

Made and Published Under The Authority of Government

सिन १ भादल नगुवा उक दिह ।

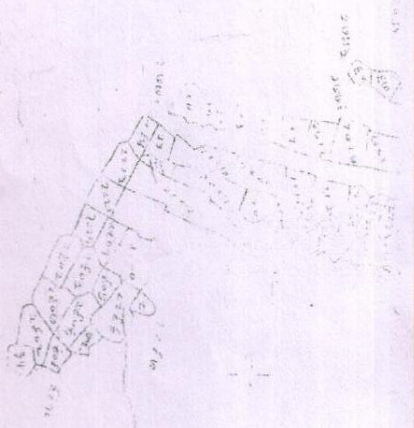




सैरेलेला

शाना (धात बाह) चरिया

53° 05' E 131° 10' N  
2097 1510 2257 2577 2877



Bhelatam

नं० ११०१  
१२६४  
२०७६

नाम श्री सुभाद्र  
जहीरा देवस्थान  
अबादी खास  
काली देवस्थान

रेज्यु सर्वे नं० २३१

कालक श्री राजेश नं० ५२

श्रीजा भेलाटांड

सीट नं० २

धाना गोविन्दपुर नं० ८६

परजना जे नगर

तरफ

जिला मानभम।

नकाशा का स्टिकल - एक भाडल नराज

सन १९२२ - २३ ईस्वी

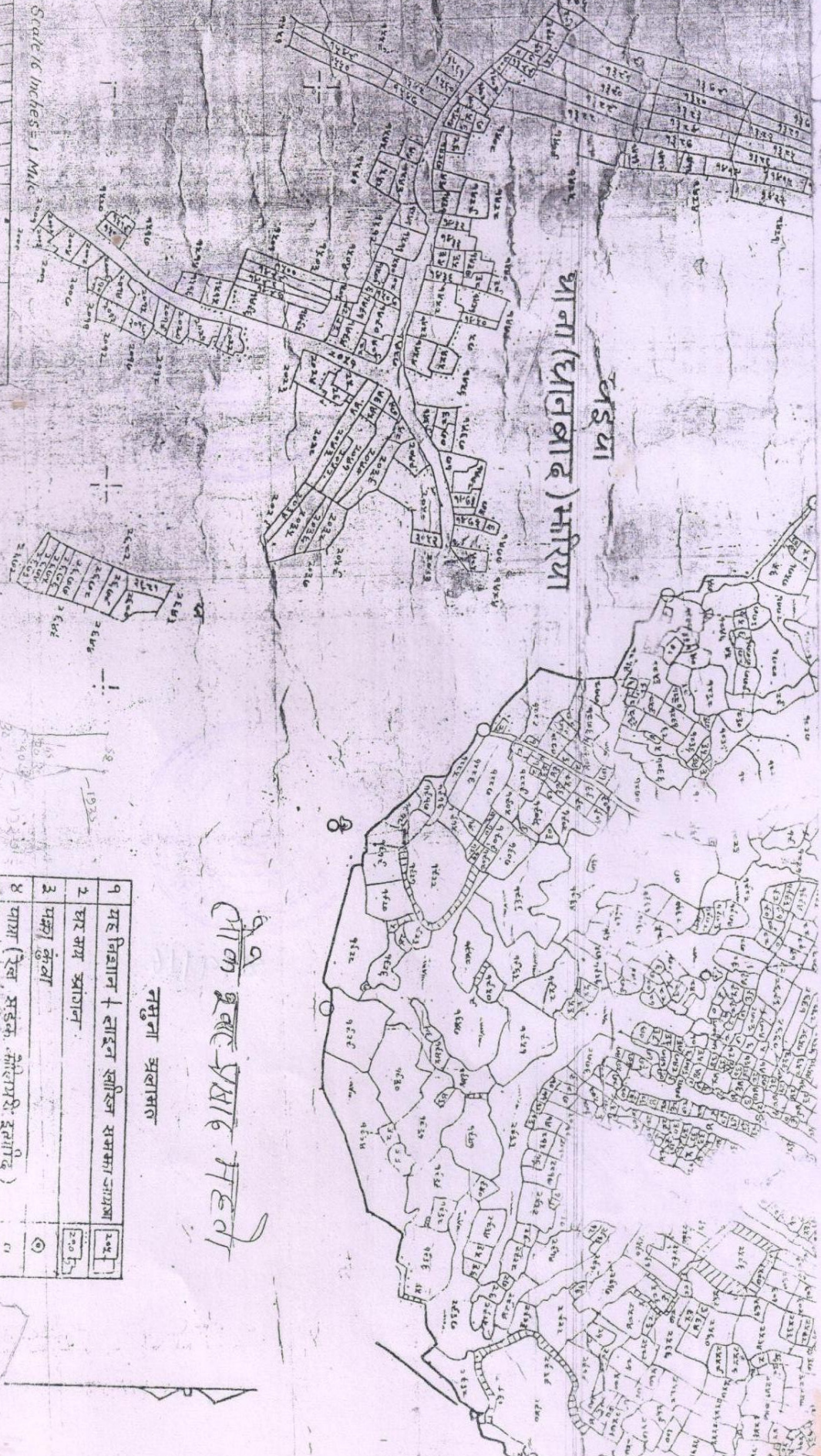
BHELATAND



Scale 1/6 inches = 1 Mile

Chia 75.

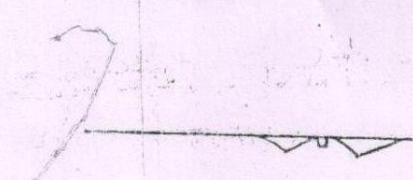
# नईया धाना (धानबाद) भारिया



गौतम शर्मा प्रसार मंडली

नमूना अलाभ

१	मह विज्ञान + लाइन सीरिज समझा जगना	247
२	घर मग खानान	250
३	भक्ता कुला	७
४	बागा रेल सडक. मीलापरी. दुरगीद )	७



# Issue Token 1:43:13 AM

Presenter/Executant's Name   
Token For   
Counter No.   
Online Application ID (If Any)  [Verify On-line Payment](#)  
e-Stamp Certificate No. (If Any)  [Verify](#)

IN-JH032613626310390:

Stamp Details For Verification. Please click issue after verification

CertificateNo: IN-JH032613626310390  
CertificateIssuedDate: 06-Sep-2016 04:57 PM  
AccountReference: SHCIL (FI)/ jhshcil01/ DHANBAD/ JH-DB  
UniqueDocReference: SUBIN-JHJHSHCIL01043362566440410  
Purchasedby: VEENA SINGH  
DescriptionofDocument: Article 23 Conveyance  
PropertyDescription: LAND  
ConsiderationPriceRs: 11,00,000  
FirstParty: RANJANA SARAOGI  
SecondParty: VEENA SINGH  
StampDutyPaidBy: VEENA SINGH  
StampDutyAmountRs: 39,600

**Maximum Token Issue Time : 2 PM**

T-22  
08/09/16  
Stamp

Ranjana Saraogi



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

Token No. 22

Token Date/Time: 08/09/2016 13:36:41

Document Type	Sale Deed	Presenter	Ranjana Saraogi	Date of Entry	08/09/2016
Presenter Name & Address	Bartand, Ps-Dhanbad, Dhanbad	DOE		Total Pages	40
Stampable Doc. Value	1100000	Stamp Value	39600	Book	I
Document/Transaction Value	1100000	Serial /Deed No. /		CNO/PNO	
Special Type		Old Serial No. /		e-Stamp Cert. No. IN-	
Remarks / Other Details		App. ID		JH032613626310390	

Anchal	Th.No.	Wrd/Hlk	Mauza	Kh. No.	Plot No.	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No	Category	Area	Min. Value
GOVINDPUR	89	22	BHELATAND	04	1597, 1601		Plot No. 1595	Rasta	Plot No. 1598	Plot No. 1597, 1601		U_RES	5 Decimal	1098075

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
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Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/F 60	UID	Mobile	Pres. Address	Perm. Address
1	VENDOR	Ranjana Saraogi	Arvind Kumar Saraogi	House Wife	पति	बनीया	Female	AKNPS5818F		9308856527	23/A Brijlata Apartment, Patliputra Colony, Boring Road, Patna	Bartand, Ps-Dhanbad, Dhanbad
2	VENDEE	Veena Singh	Jay Kumar Singh	House Wife	पति	भुमीहार	Female	FDKPS9403R		9431774004	House No. T3/34, Main Colony, Sudamdih, Ps-Sudamdih, Dhanbad	House No. T3/34, Main Colony, Sudamdih, Ps-Sudamdih, Dhanbad
3	Identifier	Anand Bharadwaj	Jay Kumar Singh	Service	पिता	भुमीहार	Male			9934144442	House No. T3/34, Main Colony, Sudamdih, Ps-Sudamdih, Dhanbad	House No. T3/34, Main Colony, Sudamdih, Ps-Sudamdih, Dhanbad

Fee Details:

SN	Description	Amount	CHC	Net Amount
1	A1	29,700.00	297.00	29,997.00
2	LL	2.50	0.00	2.50
3	PR	0.94	0.00	0.94
4	SP	600.00	0.00	600.00
Total		30,303.44	297.00	30,600.44

*Ranjana Saraogi*

उपर्युक्तियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

S. Kumar  
दस्तावेज लेखक का हस्ताक्षर

प्रस्तुतकर्ता का हस्ताक्षर

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

डाटा इंट्री ऑफिसर का हस्ताक्षर

उपर्युक्त ..... ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी पहचान ..... पिता ..... ने की।

निवासी ..... पेशा ..... ने की।

निबंधन पदाधिकारी का हस्ताक्षर

Details











निबंधन विभाग, झारखंड  
गोविंदपुर

Token No.22 Token Date: 08/09/2016 13:36:41

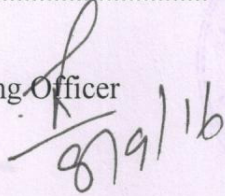
Serial/Deed No./Year :3509/3310/2016

Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	<b>Ranjana Saraogi</b> Father/Husband Name:Arvind Kumar Saraogi (VENDOR) 23/A Brijlata Apartment, Patliputra Colony, Boring Road, Patna		
2	<b>Veena Singh</b> Father/Husband Name:Jay Kumar Singh (VENDEE) House No. T3/34, Main Colony, Sudamdih, Ps- Sudamdih, Dhanbad		
3	<b>Anand Bharadwai</b> Father/Husband Name:Jay Kumar Singh (Identifier) House No. T3/34, Main Colony, Sudamdih, Ps- Sudamdih, Dhanbad		

Book No. I  
Volume 193  
Page 369 To 408  
Deed No 3509/3310  
Year 2016  
Date 08/09/2016 15:47:29

Registering Officer

  
8/9/16

Signature of Operator