



*Handwritten notes:*  
 9.8.2010  
 28 mo  
 8750/-

Admissible under Rule 21 duly stamped  
 under the Indian Stamp Act-1899  
 as also as amended by W Bengal  
 Stamp Amendment Act 1988  
 Schedule IA No. 23  
 Fee Paid as under,

*Handwritten notes:*  
 2000/-  
 2002/44  
 6/4/95  
 17/3/09



*Handwritten notes:*  
 154  
 2002/44  
 238

THIS DEED OF ABSOLUTE SALE is made this the 5<sup>th</sup> day of April, One thousand nine hundred and ninetyfive, By and Between: SRI DHIREN MONDAL, son of Late Ashu Mondal, by faith Hindu, by occupation cultivation, resident of Kalakusma, P.S. Saraidhela, in the District of Dhanbad (Bihar) 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 assigns) of the ONE PART:

*Handwritten notes:*  
 50000  
 Sonjeeta Sahay  
 27  
 8750/-

A N D

SMT. SANGEETA SAHAY, wife of Sri Pradip Mohan Sahay

2567/95  
 NAME \_\_\_\_\_  
 ADD (ADV) \_\_\_\_\_  
 RS \_\_\_\_\_  
 DATE 27 MAR 1995  
 SURANJAN MUKHERJEE  
 LICENSED STAMP VENDER  
 CITY CIVIL COURT  
 C. & K. S. BOY ROAD, CALCUTTA

2567/95

*[Signature]*

Presented for Registration at 12/35 pm  
 the Calcutta Registration Office  
 on the 5th day of April 1995



Dhiren mandal  
 धीरेण मण्डल

Registrar of Assurances  
 Calcutta reg 1 (A) : 11  
 5/4/95

*[Large signature]*

1367

Dhiren-mandal to late  
 Ashu mandal of Kalakusma  
 P.S. Sasardhula Dhanbad (Bihar)

धीरेण मण्डल

*[Signature]*

Sagar mandal of D.  
 mandal of Kalakusma.  
 P.S. Sasardhula Dhanbad  
 Bihar Hindu

सगर मण्डल

*[Large signature]*  
 Registrar of Assurances  
 Calcutta reg 1 (A) : 11  
 5/4/95



-: 2 :-

by faith Hindu, by occupation housewife, resident of Masterpara, Hirapur, Dhanbad, P.S. Dhanbad, in the District of Dhanbad (Bihar) 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, executors, successors, administrators, legal representatives and assigns) of the OTHER PART:

श्री अशु मंडल

WHEREAS the land which is more fully described in the schedule below along with other lands originally recorded in the name of Ashu Mondal, the father of the vendor, along with other co-sharer, in the last survey settlement records of right.



-: 3 :-

And whereas a portion of the below mentioned schedule land was purchased by Smt.Chhepi Mondalani  
● W/o.Late Ashu Mondal, the mother of the vendor by virtue of a Registered sale deed No.7552 dated 20.6.51 from Nakul Mondal and others, registered at Dhanbad registry office and

WHEREAS aforesaid Ashu Mondal and Smt.Chhepi Mondalani while thus in peaceful undisturbed possession over the same died leaving their threesons namely Khudiram Mondal, Anadi Mondal and Dhiren Mondal as their heirs and successors.

And whereas aforesaid Khudiram Mondal, Anadi Mondal and Dhiren Mondal mutually partitioned their lands before the local well wishers and the below mentioned schedule land fell into the share of

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aforesaid Dhiren Mondal (the vendor of this deed) who became the sole and exclusive owner of the below mentioned schedule land and inheriting the same in peaceful and undisturbed possession thereof.

AND WHEREAS the vendor being in urgent need of money to meet his expenses expressed his desire to sell the land which is described in the schedule below, and whereas the purchaser has agreed to purchase the same for a sum of Rs.15,000/- (Rupees fifteen thousand) only, as the highest consideration thereof.

NOW THIS DEED OF SALE WITNESSETH that in consideration of the sum of Rs.15000/- (Rupees fifteen thousand) only, paid by the purchaser to the vendor, the receipt whereof the vendor doth hereby admits and acknowledges, in full and final settlement.

The vendor doth hereby grant, sell, convey, transfer and assigns unto the purchaser by way of absolute sale all that piece and parcel of Raiyati land described in the schedule below together with all right, benefits, easements, advantages, privileges etc. therein.

23/10/1912

TO HAVE AND TO HOLD the same to and unto the use of the purchaser absolutely and for ever.

The vendor now has good, perfect, valid and subsisting title to the land hereby conveyed or expressed so to be in the manner aforesaid and the purchaser shall hereafter peaceably and quietly hold, enjoy and possess the same by making houses etc thereon, by living thereon or by letting out the same to any person or persons with power to transf-

transfer the same by sale, gift, mortgage or otherwise without any hindrance or interruptions by the vendor or any person or persons claiming right through him and the vendor shall render all possible aid and assistance to the purchaser and the vendor shall and will from time to time upon the request and at the cost of the purchaser do and execute all such acts, deeds and things whatsoever for further and more perfectly assuring to the said purchaser and placing the purchaser in possession of the same according to the true, intent and meaning of these presents as shall or may be required.

That the vendor has not transferred or encumbered the said land or any part or portion thereof and if it is found later on that the vendor has in any way or manner transferred or encumbered the said land or any part or portion thereof or due to the defect of title of the vendor the purchaser suffer any loss of whatsoever nature the vendor along with his heirs and successors shall at all times be liable to compensate the purchaser in every respect thereof.

That the purchaser shall hereafter pay annual rent 30 paise payable to the landlord the State of Bihar and shall get her name mutated in the sherista of the landlord the State of Bihar and the vendor shall render all possible aid and assistance to the purchaser in the matter of mutation etc.

In witness whereof the vendor has set and subscribed his hands out of his own free will and choice on this the day, month and year first above mentioned.

20/11/52

SCHEDULE

All that piece and parcel of Raiyati right of Agriculture land in the records of right situated in Mouza KALAKUSMA, P.S.Saraidhela, under Gram Panchyat Kalakusma, in the District of Dhanbad(Bihar).

Mouza: KALAKUSMA, Mouza No.12, KHATA NO.6 (six) Part of PLOT NOS: 1265 and 1266 (one thousand two hundred sixtyfive and one thousand two hundred sixtysix) out of which from my own share measuring an area 06 Kathas (six kathas) of land, is hereby sold by this sale deed, as per plan annexed herewith and shown in colour Red.

Butted and bounded as follows:-

NORTH: Plot No.1268 belongs to the purchaser.

SOUTH: Portion of these plots.

EAST: Plot No.1267,

WEST: Plot No.1266.

Measurement as follows:-

Northern side: East to West: 99'-0"

Southern side: East to West: 101'-0"

Eastern side: North to south: 45'-0"

Western side: North to south: 41'-0".

Witnesses

चौर न मंडल

(Signature of the Vendor)

1. सागर मंडल  
ग्राम कौल कुसमा  
थाना सराइहला  
पिजला धरबाद

2. कालीपुत्र मंडल

4-8-24  
सुबोध राम मंडल

Drafted by:

P. K. Singh

Advocate, Calcutta.

Cor:- Sri Dhiren Mondal s/o Late Ashu Mondal  
 of Village Kalakusma Po- Kasturba Gandhi  
 Ashram Ps- Saraidhela Dist- Dhanbad  
 Vendee:- Smt Sangeeta Sahay w/o Sri Pradip  
 Mohan Sahay of Masterpara Hirapur  
 Ps & Dist- Dhanbad

Schedule:- Mouza - Kalakusma No. 12 Ps- Saraidhela  
 under Khata No. Plot No. Area

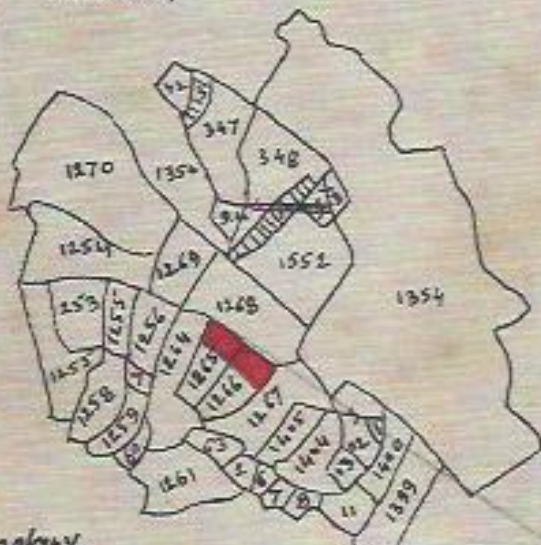
6	1265 (P)	4 1/2 Decimal
"	1266 (P)	5 1/2 Decimal

Total Area 10 Decimal

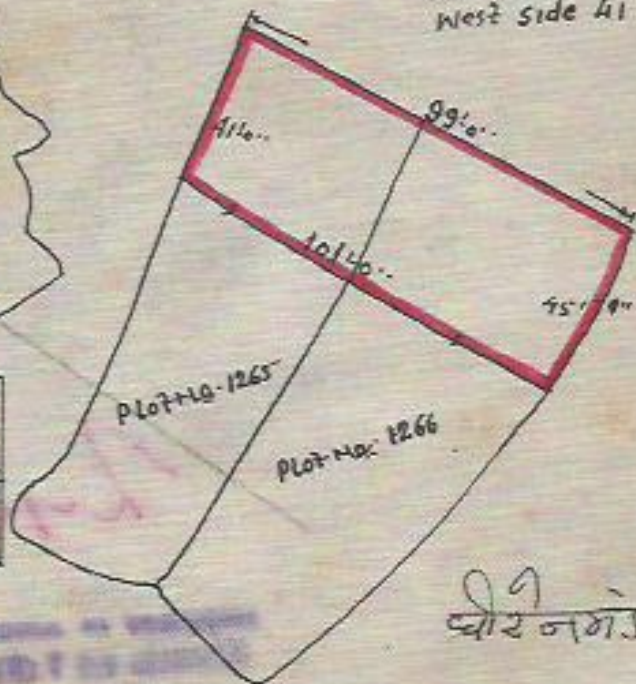
Shown in Red colour

SCALE: 1" = 330' 0"

TRUE COPY



North side 99 Feet  
 South side 101 Feet  
 East side 45 Feet  
 West side 41 Feet



Boundary

North:- Plot No. 1268 Belongs  
 to Smt. Sangeeta Sahay  
 South:- Other Portion of These Plot  
 East:- Plot No. 1267  
 West:- Plot No. 1266

Faced by

श्री धीरेन्द्र