

4 2 2 187000/- 21978 7500/- 1216 5000Rs.



Handwritten notes and signatures in the top left section, including the number '9211' and '17.2.09'.

Handwritten notes and signatures in the top right section, including the number '290' and '17.2.09'.

Handwritten notes and signatures in the middle left section, including the name 'Smt. Kakoli' and '17.2.09'.

Handwritten notes and signatures in the middle right section, including the name 'Kakoli Adhikari' and '17/2/09'.



Handwritten notes at the bottom left, including 'Fee Paid' and '187000'.

DEED OF ABSOLUTE SALE

THIS DEED OF ABSOLUTE SALE made this the 17th day of January Two Thousand Nine by SMT. KAKOLI ADHIKARI wife of Sri Shibu Adhikari by faith Hindu, by caste Brahmin, by occupation house-wife, resident of Manaitand, Dhansar, P.S. Dhansar, Sub Division and District Sub Registry Office and District Dhanbad (Jharkhand) hereinafter called and referred to as the VENDOR which expressions 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 ONE PART [Indian Citizen]

Memo No. 2857/08-09

Issued to Satis Kumar

of Rs. Sindri

Non of Rs. 7500/- (5000 + 1000 x 2 + 500)

Signature of Satis Kumar

96.8.02

90.8.02

Handwritten text in Odia script, including names like 'Satis Kumar' and 'Sindri'.



17.8.09

Kakoli Adhi Kaary 17/2/09



Satis Kumar



Kakoli Adhikary
17/2/09

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AND: IN FAVOUR OF

SRI SATISH KUMAR son of Sri Prahlad Singh by faith Hindu, by occupation service, resident of RM 4/571, Saharpura, Sindri P.S. Baliapur Sub Division and District Sub Registry Office and District Dhanbad (Jharkhand) herein-after called and referred to as the PURCHASER 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 OTHER PART. [Indian Citizens]

Satish Kumar

श्री गणेशाय नमः
ॐ नमः

NO. 201/1/00
Satish Kumar
PS. Sinchi

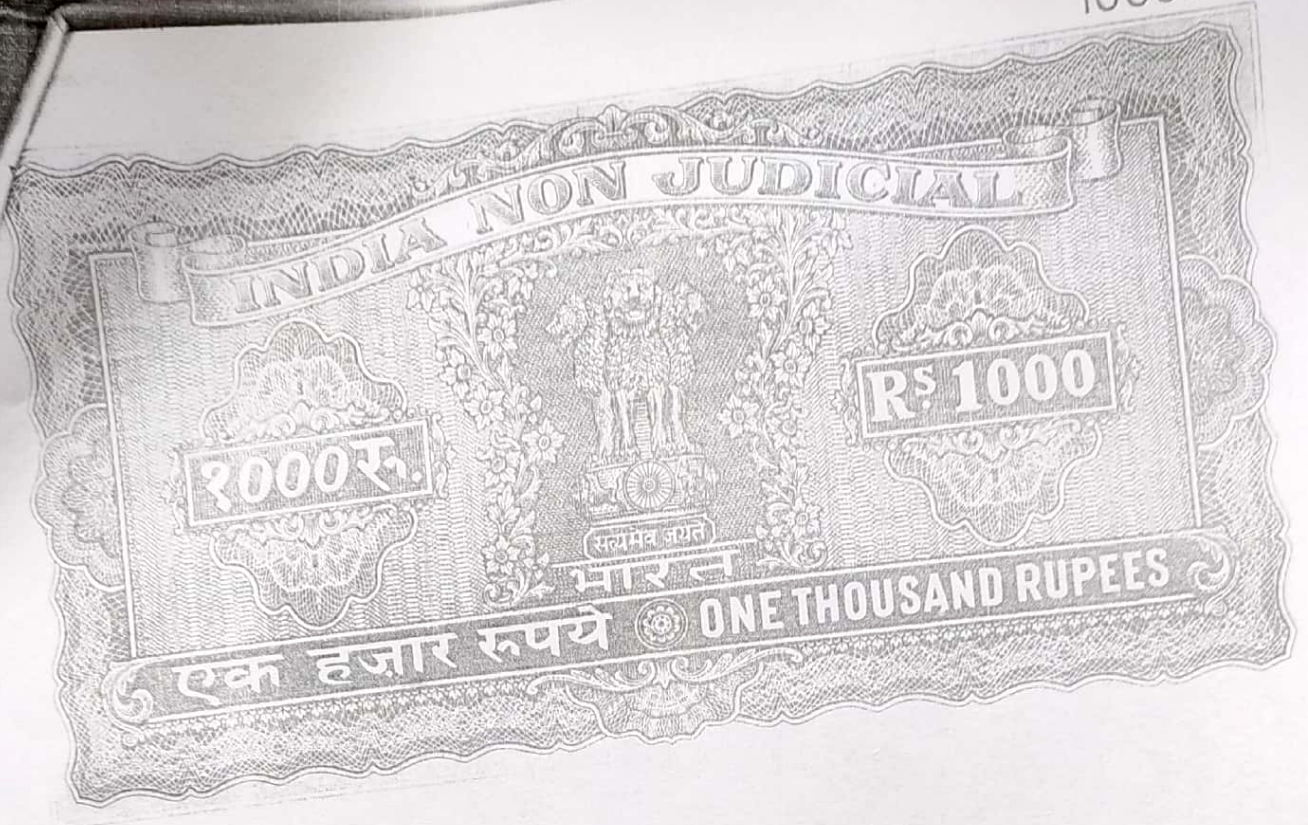
Through
No. of Stamps
of Rs. 7500/- (5000 + 1000 x 2 + 500)

Mishra
Assistant/Stamp Clerk
District Treasury, Dhansel



17.8.09

Satish Kumar



Kakodi Aditi Kany
17/2/09

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WHEREAS, the vendor purchased the lands morefully described in the schedule below from Smt. Asha Mishra wife of Sri M.K. Mishra by virtue of registered deed of Sale being No.10375 dated 29/11/2006 (entered in Book No.1 Vol. No.223 pages 82 to 88 being Deed No.10375 for the year 2006) and Sale Deed No.6966 dated 7/8/2006 (entered in Book No.1 Vol. No.153 pages 52 to 61 being Deed No.6966 for the year 2006) both registered at Dhanbad Sub Registry Office.

AND WHEREAS after such purchase the vendor mutated her name in the Landlord Sheresta the State of Bihar at present the State of Jharkhand in Thoka No. 516 and has been paying the rents thereto regularly.

Sahish

सुपरीकर सहायिका
धनवादा

Memo No. 2857/08-09
Satish Kumar
Sindri

Net
of Rs. 7500/- (5000 + 1000 x 2 + 500)

Satish
Assistant Secy.
District Treasury, Chandernagore



17.8.09

Satish Kumar



झारखण्ड JHARKHAND

883756

Kakoli Adhikary
17/2/09

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AND WHEREAS thus the vendor became the sole, exclusive and only owner of the property morefully described in the schedule below and has been possessing the same in peaceful and undisturbed possession thereof by exercising diverse acts of possession without any hindrance or interruption from any corner.

AND WHEREAS the vendor being in urgent need of money expressed her desire to sell the property morefully described in schedule below and the purchaser has agreed to purchase the same for a valuable consideration of sum of Rs.1,87,000/- only which is the highest prevailing market value and which the vendor has accepted for the sale of the said property.

Page 4 of 7

Sabsh Kumar

~~V~~

2857/08-09
Satish Kumar
Sindhi

7500/- (5000 + 1000 x 2 + 500)

17/10/08



17.10.09

Satish Kumar

Kakoli Adhikary
17/2/09

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NOW THIS DEED OF ABSOLUTE SALE WITNESSETH THAT in consideration of sum of Rs.1,87,000/- only paid by the purchaser to the vendor the receipt whereof the vendor doth hereby admit and acknowledge in full and final settlement.

The Vendor doth hereby grant, convey, transfer, assign, absolutely and forever all that property morefully described in the schedule below together with all right, title and interest therein.

TO HAVE AND TO HOLD the same hereby conveyed unto the use of the purchaser absolutely and forever.

That the vendor now has good, valid and subsisting title of the said property morefully described in the schedule below hereby transferred or expressed so to be in the manner aforesaid and the purchaser shall hereafter peaceably and quietly hold, posses and enjoy the same by constructing other and further houses and structures thereon, by making garden, by digging well and either by living thereon or by letting out the same to any person or persons and in any way or manner with power to transfer the same by sale, gift or otherwise whatsoever nature without any hindrance or interruption by the vendor or any person or persons claiming right through her 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 for further and more perfectly assuring the said property and every part thereof 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 property or any part thereof and if it is found later on that the vendor has in any way or manner transferred or encumbered the said property or any part thereof or due to the defect of title of the vendor the purchaser suffer any loss of whatsoever nature the vendor along with all her heirs and successors shall at all times be liable to compensate the purchaser and indemnify him in every respect thereof.

That the purchaser shall here after pay an annual rent of Rs.0.45 paises only to the present landlord the state of Jharkhand from this Day. The purchaser shall get his name mutated with the Landlord Sheresta the State of Jharkhand. The

Sahar Kumar

KaKoli Adhikary
17/2/09

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vendor shall remain bound to give her full consent for the purpose of mutation of the name of the purchaser in the Landlord Sheresta the State of Jharkhand. The Vendor has delivered possession of the schedule mentioned property to the purchasers this day.

SCHEDULE

All that piece and parcel of Rayati right of land in Mouza :- **AMAGHATA** @ Sugiadih P.S. Saraidhela Sub division and District Sub Registry office and District Dhanbad Mouza No.9 Khatian No.8 (Eight) Plot No.28 Area 42 Decimals out of which only 3 Kathas i.e. 4.95 Decimals (Four Point Nine Five Decimals) of lands together with one puca room standing thereon sold herewith. [As per plan attached hereto and shown in colour Red] [Plinth Area 105 sft. Constructed in the year 2006]

Butted and Bounded by:-

North :- Mukesh Kumar Singh and others.

South :- Plot No.33.

East :- 12 feet wide Proposed Road.

West :- Plot No.27.

Value of Land Rs.1,34,000/-

Value of Structures/room Rs.53,000/-

Total Value Rs.1,87,000/-

WITNESSES

1. Nagendra Singh
S/o Ram Narayan Singh
Karmikhera
17/2/09
2. S/o Ram Narayan Singh
Karmikhera
17/2/09

Sahish [Signature]

Kakali Nalwary
17/2/09

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PHOTOGRAPH AND FINGER PRINTS OF THE PURCHASER:-




Sachin Kumar

(SIGNATURE) 17/2/09



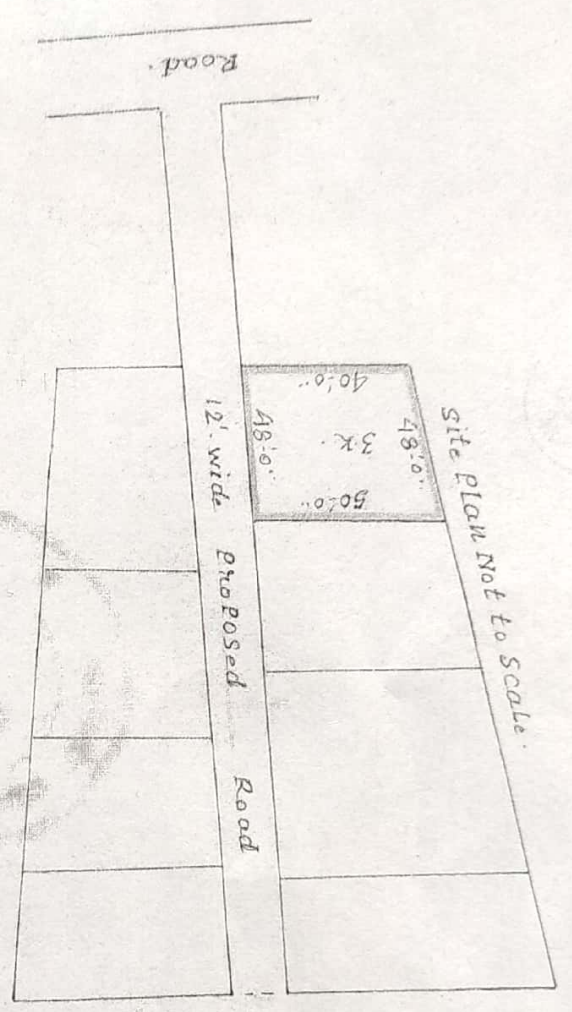
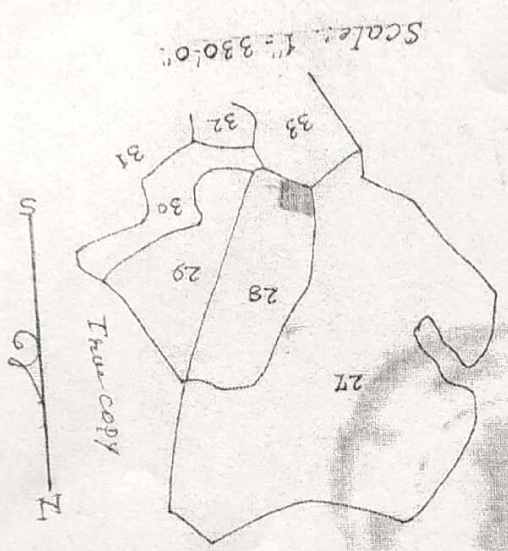
Certified that the finger prints of the left hand of the parties whose photograph is affixed in the document have been duly obtained before me, and the deed has been drafted by me and printed in my office as per instructions given by the parties :-


Advocate, Dhanbad. 17/2/09

Sachin Kumar

Traced
17/10/09

Kakoli Mohli Kaary
17/10/09



Boundary:-
North: Mukesh K. Singh & others
South: Plot No. 33
East: 12' wide Proposed Road
West: Plot No. 27

Smt. Kakoli Adhikari w/o Sri shibu Adhikari Resident of
Manaitand, P.S. Dhansar, Dist. Dhanbad
Purchaser: Satish Kumar s/o Sri Pralad Singh of R.M.4/571, P.O.
Shar Pura, P.S. Balia Pur Dist. Dhanbad
Schedule: Mouja Amghata Alias sogradih No. 9, P.S. Dhanbad, under
Khatana No. Plot No. 28, (Part) Area - 3 Khatas shown in Red colour.

Satish Kumar



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

Token No: 4

Token Date/Time: 17/02/2009 11:39:02

Document Type	Sale Deed	Presenter	Kakoli Adhikari
Presenter Name & Address	Manaitand, Ps. Dhansar, Dhanbad		
Date of Entry	17/02/2009	DOE	Total Pages 20
Document Value	187000	Stamp Value	7500
Special Type		Serial No.	0
Remarks / Other Details			Book 1
Property Details:			CNO/PNO

Anchal	Th.No.	Wrd/Hlk	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area
DHANBAD	9	0	AAMAGHATA	8	28			TAANRD	4.95 Decimal

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.	Caste	PAN/F 60	Address
1	VENDOR	Kakoli Adhikari	Shibu Adhikari	H.Wife	Other		manaitand, ps. dhansar, dhanbad
2	VENDEE	Satish Kumar	Prahalad Singh	Business	Other		saharpura, ps. sindri. dhanbad
3	Identifier	Nagendra Singh	Ram Naresh Singh	Business	Other		karmix nagar, dhanbad
4	Witness1	Nagendra Singh	Ram Naresh Singh	Business	Other		Karmix Nagar, Dhanbad
5	Witness2	Khedan Mahato	Shanti Ram Mahato	Business	Other		sugiadih, saraidhela, dhanbad

Fee Details:

SN	Description	Amount
1	LL	2.50
2	P	0.94
3	A1	1,870.00
4	SP	300.00
Total		2,173.44

Kakoli Adhikari

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

निबंधन पूर्व सारांश में इंप्रुट फार्म के अनुरूप डाटा इंट्रि की गई है।

प्रस्तुतकर्ता का हस्ताक्षर

डाटा इंट्रि ऑपरेटर का हस्ताक्षर

उपर्युक्त काकोली अधिकाारी ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी

पहचान रामेश सिंह पिता रामेश सिंह
निवासी कर्मिख नगर पेशा व्यवसाय ने की।

निबंधन पदाधिकारी का हस्ताक्षर

Satish Kumar



निबंधन विभाग, झारखंड
धनबाद

Token No.4 Token Date: 17/02/2009 11:39:02
Serial/Deed No./Year :1304/1216/2009
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Kakoli Adhikari Father/Husband Name:Shibu Adhikari (VENDOR) manaitand, ps. dhansar, dhanbad		
2	Satish Kumar Father/Husband Name:Prahalad Singh (VENDEE) saharpura, ps. sindri. dhanbad	<input type="checkbox"/>	<input type="checkbox"/>
3	Nagendra Singh Father/Husband Name:Ram Naresh Singh (Identifier) karmix nagar, dhanbad		
4	Nagendra Singh Father/Husband Name:Ram Naresh Singh (Witness1) Karmix Nagar, Dhanbad	<input type="checkbox"/>	<input type="checkbox"/>
5	Khedan Mahato Father/Husband Name:Shanti Ram Mahato (Witness2) sugiadih, saraidhela, dhanbad	<input type="checkbox"/>	<input type="checkbox"/>

Book No. I
Volume 35
Page 59 To 78
Deed No 1304/1216
Year 2009
Date 17/02/2009 15:11:28

District Sub Registrar

Signature of Operator