

S77H

S322



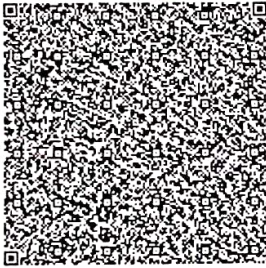
सत्यमेव जयते

INDIA NON JUDICIAL

Government of Jharkhand



e-Stamp

Certificate No. : IN-JH10941615731706Q
 Certificate Issued Date : 02-Aug-2018 09:50 AM
 Account Reference : SHCIL (FI)/ jhshcil01/ DHANBAD/ JH-DB
 Unique Doc. Reference : SUBIN-JHJHSHCIL0114962867455821Q
 Purchased by : PRATIMA GOEL
 Description of Document : Article 23 Conveyance
 Property Description : IMMOVABLE PROPERTY
 Consideration Price (Rs.) : 49,00,000
 (Forty Nine Lakh only)
 First Party : SHRI RAM RESIDENCY PVT LTD
 Second Party : PRATIMA GOEL
 Stamp Duty Paid By : PRATIMA GOEL
 Stamp Duty Amount(Rs.) : 1,96,010
 (One Lakh Ninety Six Thousand And Ten only)



Please write or type below this line.....

अधिनियम 21 के अधीन और अधिनियम
 कारितकारी एक्टों को धारा 46 के अधीन
 का धारक है और दायरद्वारा स्टांप एक्ट-1999
 की अनुसूची 1 या 1 व 23 के अधीन
 प्रयोजित स्टांप लगाया गया है। अथवा तिक
 कथी अ विमुक्त है या स्टांप - शैलक अग्रिम
 नहीं है।

पत्तापत्र जारी 
 एक्ट IV जारी 

निर्माण प्रमाणिका

02.08.18

02.08.18

TQ 0001802604

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.

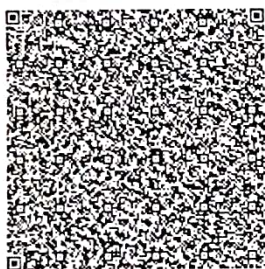


सत्यमेव जयते

INDIA NON JUDICIAL
Government of Jharkhand

e-Stamp

Certificate No. : IN-JH10941605555990Q
Certificate Issued Date : 02-Aug-2018 09:50 AM
Account Reference : SHCIL (FI)/ jhshcil01/ DHANBAD/ JH-DB
Unique Doc. Reference : SUBIN-JHJHSHCIL0114962914445924Q
Purchased by : PRATIMA GOEL
Description of Document : Article 23 Conveyance
Property Description : IMMOVABLE PROPERTY
Consideration Price (Rs.) : 35,11,000
(Thirty Five Lakh Eleven Thousand only)
First Party : SHRI RAM RESIDENCY PVT LTD
Second Party : PRATIMA GOEL
Stamp Duty Paid By : PRATIMA GOEL
Stamp Duty Amount(Rs.) : 1,40,450
(One Lakh Forty Thousand Four Hundred And Fifty only)



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

Pratima Goel
21/8/18

Pratima Goel
21/8/18

TQ 0001802605

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilstamp.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.

Raytri Sale 3336460/1
 18411000/1 Dhanbad

पदाकारों का पहचान पत्र की मूल प्रति का मिलान किया।

संबंधी कागजातों को जांचा।

नपसील वणीत जमीन का मूल्य मांग दर्शिका अनुसार निर्धारित न्यूनतम मूल्य त कम नहीं है।

68/10/18

Rs. 75000 - + 178233.44 = 253233.44
 online Paid with bank. 18004/18222
 1802496200 dt 02.08.18

अंचल अधिकारी...प्यनबाद... से प्राप्त सूची अनुसार दस्तावेज में वर्णित मौजा वर्षा नम्बर 6 के खाता नं० तिरुषी विभिन्न खाते से बाहर है / सूची में नहीं है।



K. V. Ramana Rao

Rs. 252330. ✓
 2.50
 0.94
252333.44

(Handwritten signature)

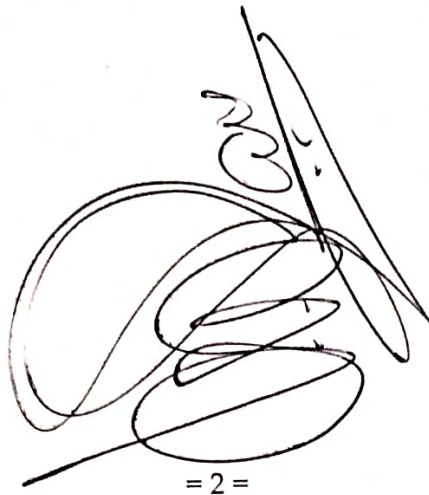
2/8/18



THIS DEED OF CONVEYENCE made at Dhanbad this 2nd day of August Two Thousand Eighteen,

BETWEEN

SHRI RAM RESIDENCY PRIVATE LIMITED, a Company incorporated under the Companies Act, 1956 having its Registered Office at Unit No. 3, 3rd Floor, 'Ideal Centre', 9, A.J.C. Bose Road, Kolkata - 700017 and administrative office at Ozone Centre, Unit No. 101, 1st Floor, Ashok Nagar, Dhanbad - 828 106, Jharkhand (having Income Tax PAN: AAJCS5082J), represented by its Authorized Signatory, Shri K. V. Ramana Rao, son of Late K. A. Swamy, by faith Hindu, by caste Brahmin, by occupation Service, resident of Shri Ram Vatika, Dhैया, Dhanbad, Jharkhand, hereinafter referred to as "the VENDOR" (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include its successors or successors-in-office and/or assigns) of the ONE PART



2/8/18

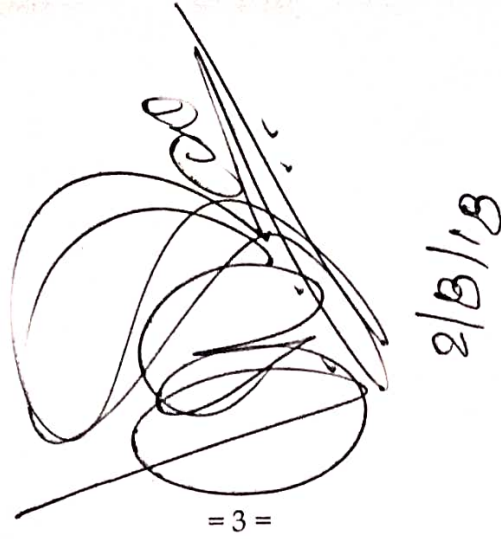
= 2 =

AND

(SMT.) PRATIMA GOEL (having Income Tax PAN: AGWPG3917C), wife of Sri Rahul Goel, by faith Hindu, by caste Vaishya, by occupation Business, resident of Unit No. LK 101, Lav Kush Apartment, Shri Ram Vatika, Dhainya, Dhanbad., in the state of Jharkhand, hereinafter referred to as "the PURCHASER" (which expression unless excluded by or repugnant to the subject or context shall be deemed to mean and include her heirs, executors, administrators, legal representatives and/or assigns) of the **OTHER PART**:

WHEREAS:

- A. Pursuant to and in terms of the Deed of Sale no. 5871 dated 06.07.2006 and Deed of Sale no. 7119 dated 11.08.2006 both registered in the Office of the Sub-Registrar, Dhanbad executed by M/s Jardine Henderson Limited, Meameco Division, therein referred to as the vendor of the one part, in favour of the Vendor herein, therein referred to as the Purchaser of the other part at or for the consideration mentioned therein, the Vendor herein became the absolute owner of an area of rayati land measuring 16.96 Acre, a little more or less, appertaining to various survey plots under Susnilewa and Dhainya Mouza, free from all encumbrances whatsoever, which includes Plot No. 1370 under Khata No. 83, in Mouza Dhainya (Mouza No. 6), P.O. Nagnagar, P.S. and District: Dhanbad;
- B. Ever since the date of purchase as aforesaid of the said piece and parcel of land as mentioned hereinabove the Vendor had been in peaceful and uninterrupted possession thereof by exercising diverse acts of possession thereon and getting its name mutated in the Circle Office in respect thereof vide regular mutation case no.


= 3 =

1348 (II) 2006-07 and 1352 (II) 2006-07 respectively and the rent is being regularly paid under Thoka nos. 3658 and 3659 respectively;

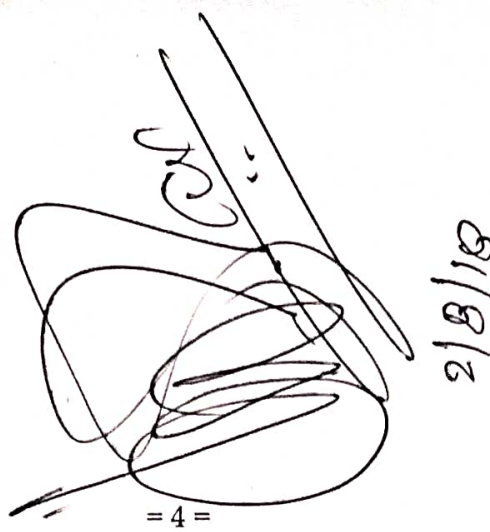
C. The Purchaser being desirous of acquiring a piece and parcel of land which has been demarcated with pillars as described in the **Schedule** hereunder written (hereinafter referred to as the said 'plot of land') and being a part or portion of the said piece and parcel of land appertaining to the said Plot No. Plot No. 1370 under Khata No. 83, in Mouza Dhaiya (Mouza No. 6), P.O. Nagnagar, P.S. and District: Dhanbad as acquired by the Vendor in terms of the said deeds of sale dated 06.07.2006 and 11.08.2006, has approached the Vendor and the Vendor has agreed to sell the said plot of land to the Purchaser for the consideration and on the terms and conditions hereinafter contained.

D. The said plot of land is demarcated by pillars and the Vendor has delivered possession of the said plot of land to the Purchaser on execution hereof which the Purchaser doth hereby admit and acknowledge. At the request of the Purchaser, the Vendor is now conveying the said plot of land in favour of the Purchaser.

E. At or before the execution hereof, the Purchaser has fully satisfied herself with regard to the following:

- i) the rights title and interest of the Vendor to the said plot of land.
- ii) the total area comprised in the said plot of land.

1. NOW THIS INDENTURE WITNESSETH that in consideration of the total sum of Rs. 65,00,000.00 (Rupees Sixty-five Lac only) paid by the Purchaser to the Vendor as per memo of consideration appearing in the foot of this document (the receipt whereof the Vendor doth hereby acknowledge and admit) and in consideration of the terms, conditions and covenants

A handwritten signature in black ink, appearing to be 'C. S.', is written over a large, scribbled-out area. To the right of the signature, the date '2/8/18' is written vertically. Below the signature, the number '= 4 =' is written.

hereinafter appearing the Vendor doth hereby absolutely and indefeasibly grant, sell, convey, transfer and assign its entire right, title, interest and possession to in and order the said plot of land morefully described in the Schedule hereto together with all claims, demands, easement and other incidental rights, belonging or appertaining thereto to the Purchaser along with the right to ingress and egress to the said plot of land through the common road TO HAVE AND TO HOLD the same for all times to come free from all encumbrances subject, however to the payment of annual ground rent besides cess and education cess thereon at the prescribed rates payable thereof as from this day onwards and the Purchaser shall have full right and authority to deal the same by way of sale, gift, mortgage, lease etc. as per its choice.

2. That the Vendor doth hereby covenants with the Purchaser that the Vendor is the sole and absolute owner of the said plot of land, and that its right, title, interest and possession to in and over the same is in no manner defective and is in no manner encumbered by way of mortgage etc. should it thereof in future transpires that its right, title, interest and possession to in and over the said plot of land hereby sold is in any manner defective or in any manner encumbered and if for any one or more reasons the Purchaser are dispossessed or put to any other loss or obstruction, the Vendor shall be liable to make good such loss as the Purchaser may suffer by reasons thereof.

3. That the Vendor further covenants with the Purchaser that the Vendor shall pay the annual ground rent now or in future becoming payable upto date and shall keep the Purchaser fully indemnified, harmless and free from and against any attachment or legal proceeding in respect thereof and that the Purchaser shall be liable to pay the annual ground rent, cesses etc. for the said plot of land which will become payable as from this day onwards.


= 5 =

21/8/18

4. That the Vendor further covenants with the Purchaser to do and execute all such acts, deeds and things at the cost of the Purchaser as it may reasonably require the Vendor to do or execute for better or more fully assuring to the Purchaser the said plot of land and also to render required assistance and cooperation to the Purchaser at its requests and costs to get the Purchaser's name mutated in place of that of the Vendor in the office of the Zamindari Department of the State of Jharkhand.

5. The Purchaser doth hereby covenant with the Vendor that the Purchaser shall, within a period of six months from the date of execution hereof, apply to the concerned authority under the applicable law for mutation and shall obtain separate assessment number in respect of the said plot of land hereby sold.

6. The Purchaser shall liable to pay all the ground rent, municipal taxes, cesses, levis, khajnas and/or any other impositions as may be imposed by the concerned authority/ies in respect of the said plot of land and shall indemnify the Vendor for non-payment of the same.

7. The parties herein shall comply with the latest provisions U/s 194-1A of The Income Tax Act, 1961, if applicable.

8. Stamp duty has been paid on the market value of the said plot of land i.e. Rs.84,11,000/- (Rupees Eighty Four Lac Eleven thousand only).

SCHEDULE
(The said plot of land)

ALL THAT piece and parcel of Land measuring an area of 9107 sq. ft., or to say 20.89 Decimals, a little more or less, appertaining to Plot No. 1370 under Khata No. 83; in Mouza

= 6 =

21/8/18

Dhaiya (Mouza No. 6), P.S. Dhanbad, P.O. Nagnagar, Dist. Dhanbad, Pin 826 004, in the State of Jharkhand being butted and bounded as follows:

- North : By Plot.no. 1370;
- South : By Plot No. 1370;
- East : By Plot No. 1370;
- West : By Plot No.1370.

That the above mentioned Schedule land comes neither under Govt. Land, nor under Adivashi Land, Govt. Bhudan Land and forest land and also does not come under Govt. acquired land and the Vendor and Purchaser/s hereto are satisfied with the contents of this deed, and the Vendor hereto does not come under the reserve classes of C.N.T Act.

MEMO OF CONSIDERATION
(Details of the Payment Received)

Rs. 65,00,000.00 (Rupees Thirty-one Lac Fourteen Thousand Seven Hundred and Fifty) only paid by the Purchaser to the Vendor as detailed hereunder:

Date	Mode of Payment	Amount
03.07.2015	By Cheque No. 000026 dated 03.07.2015 drawn on Bank of India, Dhaiya	Rs. 10,00,000.00
05.10.2015	By Cheque No. 000028 dated 03.07.2015 drawn on Bank of India, Dhaiya	Rs. 5,00,000.00
08.08.2017	RTGS No. BKIDH17220281933	Rs. 15,00,000.00
26.09.2017	By Cheque No. 008907 dated 26.09.2017 drawn on Bank of India, Dhaiya	Rs. 5,00,000.00
22.11.2017	By Cheque No. 008915 dated 22.11.2017 drawn on Bank of India, Dhaiya	Rs. 10,00,000.00
31.07.2018	By RTGS No. BKIDH18212115673	Rs. 19,35,000.00
	TDS Deduction	Rs.65,000/-
	Total:-	Rs.65,00,000.00

[Handwritten signature]
2/8/18

= 7 =

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective hands and seals the day month and year first above written.

WITNESSES:



Pratima Goel

2/8/18



1. Md. Saifraj Ansari
S/o Md. Shah Alam
Loyaband more
Bangor, Dhaubed.

2. Anur Mallick
S/o. Mallick
Hirapur Dhaubed

Certified that the finger prints of the left hand of the vendor and the purchaser, whose photographs affixed in the document have been duly obtained before me :-

[Handwritten signature]

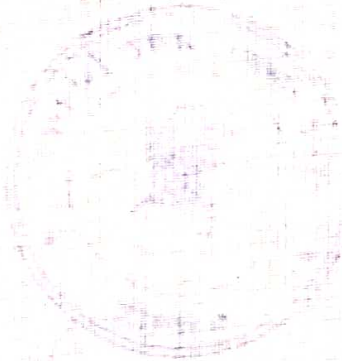
G.M. 2/9/90. Page 7 of 7

VENDOR: M/S SHRI RAM RESIDENCY PRIVATE LIMITED, having its Registered Office at 3rd Floor, Unit No.3, 'Ideal Centre', 9, A.J.C.Bose Road, Kolkata – 700017, West Bengal and administrative office at Ozone Centre, Unit No. 101, 1st Floor, Ashok Nagar, Dhanbad – 828 106, Jharkhand.

PURCHASERS: SMT. PRATIMA GOEL, wife of Sri Rahul Goel, by faith Hindu, by occupation Business, resident of Unit No. Lk101, Lav Kush Apartment, Shri Ram Vatika, Dhaiya, Dhanbad, Jharkhand.

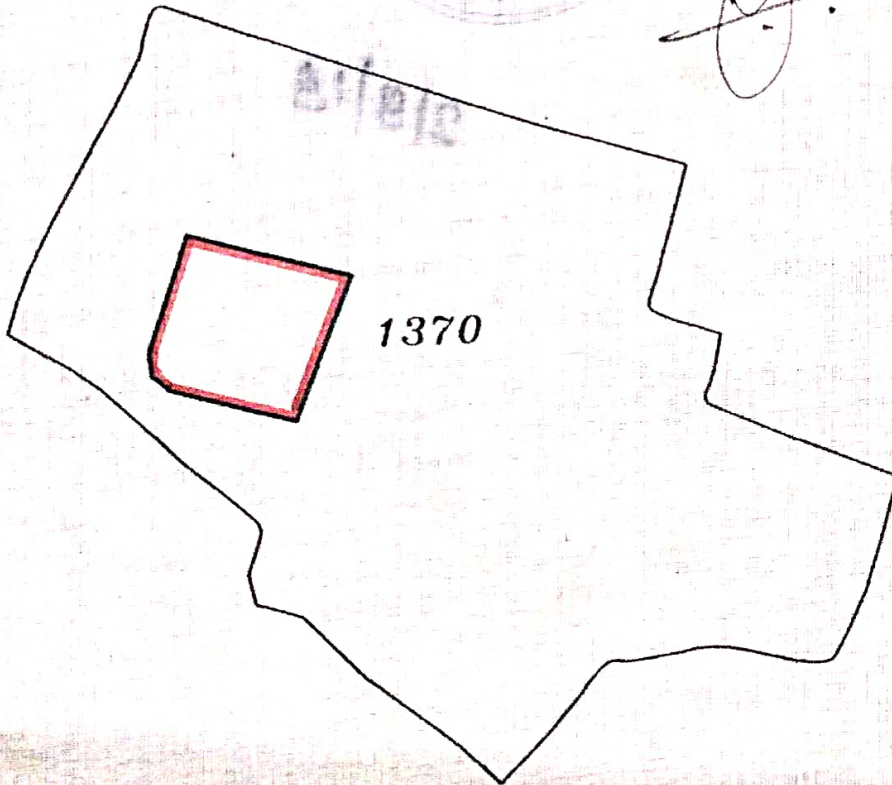
SCHEDULE: ALL THAT piece and parcel of land measuring an area of 9107 sq.ft., a little more or less, appertaining to Plot No. 1370, Khata No. 83, in Mouza Dhaiya (Mouza No. 6), P.S. Dhanbad, P.O. Nagnagar, Dist. Dhanbad, Pin 826 004, in the State of Jharkhand, being butted and bounded as follows:

North : By Plot No. 1370.
South : By Plot No. 1370.
East : By Plot No. 1370.
West : By Plot No. 1370.



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2/8/19



TRACED BY:-

[Handwritten signature]

NOT TO SCALE

DHANBAD MUNICIPAL CORPORATION, DHANBAD

HOLDING TAX RECEIPT

Receipt No. 116921230618031054
 Department / Section : Revenue Section
 Account Description : Holding Tax & Others

Date 23-06-2018
 Ward No : 21
 Holding No : 0250000454000A1

Name SHRI RAM RESIDENCY PVT. LTD.
 C/O.- K V RAMAN RAO
 Address : MEMCO MORE, NAG NAGAR DHAIYA DHANBAD, DHANBAD, DHANBAD - 826004
 MOB : 9204919729

A Sum of Rs 4,735.00 (in words) Four Thousand Seven Hundred and Thirty-Five Only

towards Holding Tax & Others vide Cheque No. 214032

Dated 23-06-2018 Drawn on AXIS BANK, DHANBAD

Place Of The Bank

N.B Online Payment/Cheque/Draft/ Bankers Cheque are Subject to realisation

Account Description	Period		Amount
Holding Tax Arrear			0.00
Holding Tax Current	2018-2019 / 1	2018-2019 / 4	4,984.00
		Total	4,984.00
		Additional Tax	0.00
		Penalty Amount	0.00
		Rebate on current Demand	249.00
		Adjust amount	0.00
		Amount Received	4,735.00
		Advance Amount	0.00



Signature of Tax Collector
 धनबाद

Note:-

- This is a Computer generated Receipt. This receipt does not require physical signature.
- Avail 5% rebate yearly Holding Tax amount by paying the tax before 30th June of the Financial Year.

For Details Please Visit : www.dhanbadpropertytax.com

https://mail.google.com/mail/u/0/#inbox/164eb2bc6b5652af?projector=1&messagePartId=0.1



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

July 18, 2018

पंजी II प्रति

भाग वर्तमान	17	पृष्ठ संख्या	3841												
जिन्दा का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हल्का का नाम	हल्का-02	इस्टेट का नाम	झारखंड						
मौजा का नाम	पीया	होलिडम संख्या	3841	लीजी संख्या	0	शाना नम्बर	6	खाला का प्रकार	—						
मे० श्री राम रेसोर्टसी प्रा० लि० निर्देशक प्रदीप कु० सोधातिया पिता-राम स्वर्ण सोधातिया, जाति-															
खाला नम्बर	प्लॉट संख्या	रकबा	परिवर्तन के लिए प्राधिकार											वर्षान	सेस
162	1000.1001.1002	0 ऐ 34.5 डि 0 है	दा० खा० के० स० 353 (2) 2007 -08 के आदेशानुसार शौका स० 2108 से घटाकर टाई किया गया											20	29
	कुल परिमाण	0 ऐ 34.5 डि 0 है													
तारीख	प्रति पत्र संख्या	साल से	साल तक	सागत बकाया	सागत घातु	रीड सेस बकाया	रीड सेस घातु	शिक्षा सेस बकाया	शिक्षा सेस घातु	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस घातु	कृषि सेस बकाया	कृषि सेस घातु		

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

No Data Found

Home

BACK

यह एक कंप्यूटर जनित प्रति

यह प्रपत्र केवल प्राप्ति की जानकारी के लिए है

इसका उपयोग किसी भी न्यायालय में सार्व के रूप में नहीं किया जा सकता है

किसी भी प्रकार की असुविधों के लिए सम्बन्धित अधिकारिकारी से संपर्क करें

प्साट का नक्शा देखने के लिए प्लाट नंबर बिलक करें

Verified
Vishu
2/8/18



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

July 18, 2018

पंजी II प्रति

भाग वर्तमान	17	पृष्ठ संख्या	3841										
जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हलका का नाम	हलका-02	इस्टेट का नाम	झारखंड				
मौजा का नाम	धिया	होलिडिंग संख्या	3841	तौजी संख्या	0	थाना नम्बर	6	खाता का प्रकार	---				
मे0 श्री राम रेसिडेंसी प्रा0 लि0 निर्देशक प्रदीप कु0 सोथालिया , पिता-राम स्वरूप सोथालिया, जाति-													
खाता नम्बर	प्लॉट संख्या	रकबा	परिवर्तन के लिए प्राधिकार						लगान	सेस			
162	1000.1001.1002	0 ऐ 34.5 डि 0 हे	दा0 खा0 केश स0 353 (2) 2007 -08 के आदेशानुसार थोका स0 2108 से घटाकर दर्ज किया गया						20	29			
	कुल परिमाण	0 ऐ 34.5 डि 0 हे											
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

No Data Found

नवशा देखें

← BACK

यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।

Verified
Dishu
2/8/18



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

July 18, 2018

पंजी II प्रति

भाग वर्तमान	17	पृष्ठ संख्या	3840										
जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हलका का नाम	हलका-02	इस्टेट का नाम	झारखंड				
मौजा का नाम	धैया	होलिडिंग संख्या	3840	तौजी संख्या	0	थाना नम्बर	6	खाता का प्रकार	---				
मे0 श्री राम रेसीडेन्सी प्रा0 लि0 निर्देशक श्री प्रदीप कु0 साँधतिया , पिता-राम स्वरूप साँधतिया, जाति- .													
खाता नम्बर	प्लोट संख्या	रकबा	परिवर्तन के लिए प्राधिकार						लगान	सेस			
162	1000.1001.1002	0 ऐ 34.5 डि 0 हे	दा0 खा0 केश स0 352 (2) 2007 -08 के आदेशानुसार थोका स0 2108 से घटाकर दर्ज किया गया						20	29			
	कुल परिमाण	0 ऐ 34.5 डि 0 हे											
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

No Data Found

नक्शा देखें



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है.

इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है.

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करे

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।

Verified

2/8/18



झारखंड सरकार

राजस्व एवं भूमि सुधार विभाग

July 18, 2018

पंजी II प्रति

भाग वर्तमान	16	पृष्ठ संख्या	3659											
जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हलका का नाम	हलका-02	इस्टेट का नाम	झारखंड					
मौजा का नाम	पैया	होल्डिंग संख्या	3659	तौजी संख्या	0	धाना नम्बर	6	खाता का प्रकार	---					
मेसर्स श्री राम रेडी डेसी प्रा० लि० निर्देशक श्री प्रदीप कु० सौधातिया, पिता-श्री राम स्वरूप सौधातिया, जाति-														
खाता नम्बर	प्लॉट संख्या	रकबा	परिवर्तन के लिए पाधिकार							लगान	सेस			
83	1368.1369	0 कठ० वर्गफिट हे	अ० अ० का दा० खा० केश स० 1352 (2) 2006-07 के द्वारा थोका स० 214 से घटकर दर्ज किया गया							10	14.5			
196	1370.1371.981	3 कठ० 48 डि० 0 हे	अ० अ० का दा० खा० केश स० 1352 (2) 2006-07 के द्वारा थोका स० 214 से घटकर दर्ज किया गया							10	14.5			
	कुल परिमाण	3 ऐ 48 डि० 0 हे												
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल	

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

No Data Found

नक्शा देखें

← BACK

यह एक कंप्यूटर जनित प्रति

यह पत्र केवल प्रार्थी की जानकारी के लिए है।

इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है।

किरी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर विलक करें।

Verified

Vishu
2/8/18



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

July 18, 2018

पंजी II प्रति

भाग वर्तमान	22	पृष्ठ संख्या	4757												
जिला का नाम	धनबाद	अनुमंडल नाम	धनबाद	अंचल का नाम	धनबाद	हलका का नाम	हलका-02	इस्टेट का नाम	झारखण्ड						
मौजा का नाम	धैया	होल्टिंग संख्या	4757	तौजी संख्या	0	थाना नम्बर	6	खाता का प्रकार	—						
श्री राम रेसिडेण्सी प्रा0, पति-, जाति-															
खाता नम्बर	प्लोट संख्या	रकबा		परिवर्तन के लिए प्राधिकार							लगान	सेस			
92	983,984,987	0 कठा66 डि 0 वर्गफीट	दा0 खा0 मु0 स.1137 (11) 2011-12 के आदेशानुसार थोका स. 3737 से घटकर दर्ज किया गया								40	58			
	कुल परिमाण	0 कठा66 डि 0 वर्गफीट													
तारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल		

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

No Data Found

नक्शा देखें

← BACK

यह एक कंप्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।

Verified

Vishu
2/8/19



निबंधन विभाग, झारखंड
Dhanbad

Token No.21 Token Date: 8/2/2018


Party Name: Shri Ram Residency Pvt. Ltd. Rep Through Its Authorized Signatory K.V.

Ramana Rao

Father/Husband Name: Late K.A Swamy
(VENDOR)

Shri Ram Vatika Dhaiya ,Ps & Dist- Dhanbad

Deed Type: Sale Deed

Party Details	
Name :	K.V. Ramana Rao
Gender :	M
DOB :	16-07-1952
C/o :	S/O Late K.A Swamy
District :	Dhanbad
House/Building No. :	RAM -201
Locality :	DHAIYA
Pincode :	826004
Post Office :	
State :	Jharkhand
Village/Town/City :	dhanbad
Aadhaar No :	xxxxxxxx1443
Photo :	

Registering Officer

Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Dhanbad

Token No.21 Token Date: 8/2/2018


Party Name: Pratima Goel

Father/Husband Name:Rahul Goel

(VENDEE)

Unit No. LK 101, Lav Kush Apartment ,Shri Ram Vatika Dhaiya ,Ps & Dist- Dhanbad

Deed Type: Sale Deed

Party Details	
Name :	Pratima Goel
Gender :	F
DOB :	08-11-1977
C/o :	W/O Rahul Goel
District :	Dhanbad
House/Building No. :	103, lav kush appartment
Locality :	dhaiya
Pincode :	826001
Post Office :	
State :	Jharkhand
Village/Town/City :	Dhanbad
Aadhaar No :	xxxxxxxx5686
Photo :	

Registering Officer

Pratima Goel
Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Dhanbad

Token No.21Token Date: 8/2/2018

Party Name: MD. SARFARAJ ANSARI

Father/Husband Name:MD. SHAH ALAM

(Identifier)

LOYABAD MORE, BANSJORA, DHANBAD

Deed Type: Sale Deed

Party Details

Name :	Md. Sarfraj Ansari
Gender :	M
DOB :	19-07-1977
C/o :	S/O: Md. Shah Alam
District :	Dhanbad
House/Building No. :	
Locality :	
Pincode :	828101
Post Office :	
State :	Jharkhand
Village/Town/City :	Bansjora
Aadhaar No :	xxxxxxxx3491
Photo :	



Registering Office

Md. Sarfraj Ansari
Party Signature

[Signature]
Operator's Signature



Jhar Registry Dashboard

Government Of Jharkhand

Issue Token

Maximum Token Issue Time : 2 PM

Presenter/Executant's Name

K.V. RAMANA RAO

Token For

Registry

Payment Mode

Online

Counter No

1

Online Application ID (If Any)

237213

Verify On-line Payment ViewDeed (<http://172.16.20.229/OnlineAppointment/Details.aspx?Id=cc2f2266-239f-49c3-89ff-b4d8a15bf044>)

e-Stamp Certificate No. (If Any)

Enter e-Stamp no

Verify

Issue Token

Payment is done of Rs. 75000.00, 178233.44 on 02/08/2018, 02/08/2018 with CIN - 10002162018080200247, 10002162018080201336 & GRN No. - 1802494822, 1802496200 & Status - SUCCESS, SUCCESS

Print Payment Verification Details ()



निबंधन विभाग, झारखंड

IN-JH10941605555990Q:

Stamp Details For Verification. Please click issue after verification

CertificateNo: IN-JH10941605555990Q
CertificateIssuedDate: 02-Aug-2018 09:50 AM
AccountReference: SHCIL (FI)/jhshcil01/ DHANBAD/ JH-DB
UniqueDocReference: SUBIN-JHJHSHCIL0114962914445924Q
Purchasedby: PRATIMA GOEL
DescriptionofDocument: Article 23 Conveyance
PropertyDescription: IMMOVABLE PROPERTY
ConsiderationPriceRs: 35,11,000
FirstParty: SHRI RAM RESIDENCY PVT LTD
SecondParty: PRATIMA GOEL
StampDutyPaidBy: PRATIMA GOEL
StampDutyAmountRs: 1,40,450

IN-JH10941615731706Q:

Stamp Details For Verification. Please click issue after verification

CertificateNo: IN-JH10941615731706Q
CertificateIssuedDate: 02-Aug-2018 09:50 AM
AccountReference: SHCIL (FI)/jhshcil01/ DHANBAD/ JH-DB
UniqueDocReference: SUBIN-JHJHSHCIL0114962867455821Q
Purchasedby: PRATIMA GOEL
DescriptionofDocument: Article 23 Conveyance
PropertyDescription: IMMOVABLE PROPERTY
ConsiderationPriceRs: 49,00,000
FirstParty: SHRI RAM RESIDENCY PVT LTD
SecondParty: PRATIMA GOEL
StampDutyPaidBy: PRATIMA GOEL
StampDutyAmountRs: 1,96,010



निबंधन विभाग, झारखंड

Dhanbad

जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token No. 21 Token Date/Time: 02/08/2018 12:00:58.

Document Type	Sale Deed	Presenter	K.V. RAMANA RAO
Presenter Name & Address	Shri Ram Vatika Dhैया ,Ps & Dist- Dhanbad	Date of Entry	02/08/2018
Stampable Doc. Value	8411000	DOE	Total Pages 44
Document/Transaction Value	6500000	Stamp Value	336460
Special Type		Serial /Deed No.	/
Remarks / Other Details		Old Serial No.	/
Property Details:		App. ID	237213
		e-Stamp Cert. No.	IN- JH10941605555990Q;IN- JH10941615731706Q

Anchal	Th. No.	Wrd/Hlk	Mauza	Kh. No.	Plot No.	RegII Vol	RegII Pno	Plot Type	Boundary North	Boundary South	Boundary First	Boundary West	H No.	ULB	Category	Area	Min. Value
DHANBAD	6	21	DHAIYA	83	1370	17	3841		By Plot no. 1370	By Plot no. 1370	By Plot no. 1370	By Plot no. 1370	0250000454000A1	DHANBAD MUNICIPAL CORPORATION	U_RES	20.89 Decimal	8410898.92

Other Property Details:

Party Details:

Party Type	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/F 60	Mobile	Aadhar	Pres.Address	Perm. Address
VENDOR	Shri-Ram Residency Pvt. Ltd. Rep Through Its Authorized Signatory K.V. Ramana Rao	Late K.A Swamy	Service	पिता	ब्रह्मण	Male	AAJCS5082J	xxxxxxxx30	xxxxxxxx1443	Shri Ram Vatika Dhैया ,Ps & Dist- Dhanbad	Shri Ram Vatika Dhैया ,Ps & Dist- Dhanbad
VENDEE	Pratima Goel	Rahul Goel	Business	पति	पैसवर वैश	Female	AGWPG3917C	xxxxxxxx30	xxxxxxxx5686	Unit No. LK 101, Lav Kush Apartment ,Shri Ram Vatika Dhैया ,Ps & Dist- Dhanbad	Unit No. LK 101, Lav Kush Apartment ,Shri Ram Vatika Dhैया ,Ps & Dist- Dhanbad
Identifier	MD. SARFARAJ ANSARI	MD. SHAH ALAM	Business	पिता	मोमीन	Male		xxxxxxxx30	xxxxxxxx3491	LOYABAD MORE, BANSJORA, DHANBAD	LOYABAD MORE, BANSJORA, DHANBAD

Fee Details:

SN.	Fee Name	Net Amount
1	SP	660.00
2	PR	0.94
3	LL	2.50
4	A1	252330.00
	Total	252993.44

Holding Details provided by the user has been mutated in the name of -SHRI RAM RESIDENCY PVT. LTD.

Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same. And the information provided by me are true to itself.formation provided by me are true to itself.

The details of property's holding number has been verified by me at the time of entry through alert generated by the system. I am satisfied with the verification and hence proceeding further for registration after seeing the alert.

Signature's of Executant & Claimant

उपरयुक्तियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

(Signature)
दस्तावेज लेखक का हस्ताक्षर

(Signature)
प्रस्तुतकर्ता का हस्ताक्षर डाटा इंद्रि ऑपरेटर का हस्ताक्षर

निबंधन पूर्व सारांश में इंपुट फार्म के अनुरूप डाटा इंद्रि की गई है।

उपरयुक्त ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी पहचान पिता ने की।

निवासी पेशा ने की।

(Signature)
निबंधन पदाधिकारी का हस्ताक्षर

(Signature)
Md. Sarfaraj Ansari



निबंधन विभाग, झारखंड
धनबाद

Token No:21 Token Date: 2018-08-02
Serial/Deed No./Year :5771/5322/2018
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Shri Ram Residency Pvt. Ltd. Rep Through Its Authorized Signatory K.V. Ramana Rao Father/Husband Name:Late K.A Swamy (VENDOR) Shri Ram Vatika Dhainya ,Ps & Dist- Dhanbad		
2	Pratima Goel Father/Husband Name:Rahul Goel (VENDEE) Unit No. LK 101, Lav Kush Apartment ,Shri Ram Vatika Dhainya ,Ps & Dist- Dhanbad		
3	MD. SARFARAJ ANSARI Father/Husband Name:MD. SHAH ALAM (Identifier) LOYABAD MORE, BANSJORA, DHANBAD		

Book No. I
Volume 427
Page 127 To 170
Deed No 5771/5322
Year 2018
Date 2018-08-02

Registering Officer

Signature of Operator