

B208

कु. रकम 1,45,000/- रानवार

3155 5000Rs.



L 110
10/6

विशेष विधायक २१ के अधीन कीय जेवाकायपुर
 कायकायरी कृत की पारा - ४२०४ की लकी
 की पारा - कीय हिरिकम कायक एक्ट १९४८ की
 कायकायरी (के) की २२ के अधीन बकायक
 कायक कायका गयः है (अथवा निकट कायका है
 विमुक्त - का निकट जुनः जयसित नई है।

विशेष कायकायरी
10/6/02

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 विमुक्त - का निकट जुनः जयसित नई है।

12200/-
 7250/-
 19450/-

DEED OF SALE

Free Paid
 10) 2900.00
 May 72.00
 2972.00
 Sale 2.50
 Profit 94
 3.44
 2975.44

196

THIS DEED OF ABSOLUTE SALE is made on this the
30th day of MAY , Two thousand two BY & BETWEEN SMT .
POLY BHATTACHARJEE , wife of Sri S.P. Bhattacharjee ,
 by faith Hindu, by caste Brahmin, by occupation service
 resident of Koyla Nagar, P.S. Dhanbad, chowki sadar, sub-
 registry office Dhanbad, District Dhanbad, hereinafter
 called and referred to as the V E N D O R (which exp-
 ression shall unless excluded by or repugnant to the
 context be deemed to mean and include her, heirs, execu-
 tors, successors, administrators, legal representatives
 and assignees) of the ONE PART :

103258/2002

Handwritten initials

Account No. 541/02-03
Filed to Ashok K. Bhowal
of Bhuli P.S. Dumbur
through

Non-judicial / Court fee stamp
of Rs 19450/- (5000 X 3 + 1000 X 4 + 100 X 4 + 10)

Signature
Acct. / Stamp Clerk
District Treasury, Dhanbad

10/6/02
प्रमाणित किया जाता है कि निम्नलिखित बतौर निम्नलिखित
कार्यालय में निम्नलिखित का निम्नलिखित प्रकार
निम्नलिखित के द्वारा निम्नलिखित का
पुस्तकालय द्वारा
का निम्नलिखित का
बाद में निम्नलिखित का
दिनांक 10/6/02 को निम्नलिखित का
का निम्नलिखित का निम्नलिखित का
निम्नलिखित का निम्नलिखित का
निम्नलिखित का निम्नलिखित का

Poly Bhattacharya 10/6/02



निम्नलिखित का निम्नलिखित का निम्नलिखित का
10/6/02

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Poly Bhattacharya
10/6/02

50
0.19/02



Bharat Singh
10/6/02

Signature
10/6/02

Table with numbers 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.



-: 2 :-

A N D

SRI ASHOK KUMAR BISWAS , son of Sri Chittaranjan Biswas,
by faith Hindu, by caste Kayastha, by occupation service,
resident of Bhuli D-Block, sector V, Qr., No. 58, P.S.
Bankmore, chowki sadar, sub registry office Dhanbad ,Dist.
Dhanbad, hereinafter called and referred to as the PUR -
C H A S E R (which expression shall unless excluded by
or repugnant to the context be deemed to mean and include
his, heirs, executors, successors, administrators, legal rep-
resentatives and assignees) of the OTHER PART :

Paly Bhatnagar 18/10/10



-: 3 :-

Pehy Bhattacharya. 10/6/12

WHEREAS the land described in the schedule below within survey settlement plot no. 1906 measuring an Area 6 Kathas (six Kathas) or to say 10 decimals of land appertaining to khata no. 111 of Mouza Kalakusma Mouza no. 12 purchased by the vendor from Yogendra Singh by virtue of registered sale deed no. 6988 dated 14.11.98 registered at Dhanbad sub registry office and whereas since the purchase the vendor is in peaceful and undisturbed possession over the same by diverse acts of possession and ownership thereon .

AND WHEREAS said Yogendra Singh by mutating his name in the sherista of the landlord the State of Jharkhand and paying rent for the same to the land the State of Jharkhand under thoka no. 1314 .

Cont ..p/4



Poly Shakti Charya 18/6/02

-: 4 :-

AND WHEREAS the vendor while thus in peaceful and undisturbed possession over the same became desirous of selling her land which is described in the schedule below unto a willing purchaser and whereas the purchaser has agreed to purchase the said land and offered to pay a sum of Rs.1,45,000/- (Rupees One lac fortyfive thousand) only, as the highest consideration thereof which also has been certified by the C.O. Dhanbad, vide his Memo No. 1102 dated 21.3.2002. the vendor has accepted .

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS :-

That in consideration of the sum of Rs.1,45,000/- (Rupees One lac fortyfive thousand) only, paid by the purchaser to the vendor (the receipt whereof the vendor doth hereby admits and acknowledges) the vendor hereby conveys, transfers and assigns



12/1/11
 P. B. Bhatnagar
 P. B.

-: 5 :-

unto the purchaser by way of absolute sale all that piece and parcel of Raiyati land morefully described in the schedule below hereto under TO HAVE AND TO HOLD the same to and unto the use of the purchaser absolutely and for ever and enjoy the said land with liberty to deal with the same by sale , gift, mortgage by making houses etc. thereon either by living thereon or by letting out the same to any person or persons as the purchaser likes without any hinderance or interruptions by the vendor or any other person or persons claiming right through his together with all the liberties, benefits, easements, priviledges etc. which the vendor hereto before enjoyed in respect of the demised land belonging to or in any way appurtenant thereto or usually held therewith or reputed to belong or be appurten so to be and with such other and further covenants and indemnities which is hereby agreed to and assured to the purchaser by the vendor.

Cont..p/6



Poly Bhakthachary 10/10/19

That the vendor hereby covenant with the purchaser that he is the true and lawful owner of the land hereby conveyed and is entitled to convey the same unto the purchaser and there is no other claimant or heir to the land hereby conveyed and in case in future any defect of title of the vendor comes to light, the vendor shall be liable to compensate the purchaser in every respect thereof.

That no right of easement or any kind is available to any person or persons in respect of the use and enjoyment of the land hereby conveyed.

That the land is free from all encumbrances and charges and all rents and taxes due in respect of the said land has been paid upto date of the sale deed and in the event of any encumbrances or public charges of the aforesaid land found to be due shall be payable by the vendor.

Cont..p/7



-: 7 :-

Poly
Bhattacharya
19/1/12

That the purchaser shall get his name mutated in the sherista of the Landlord the State of Jharkhand and the vendor shall render all possible aid and assistance to the purchaser in the matter of mutation etc.

That the purchaser shall hereafter pay the proportionate annual rent and cess 78 paise to the Landlord the State of Jharkhand and the purchaser will be liable for the same from this date and also for the imposed tax or taxes if any.

100Rs.



-: 8 :-

Poly Dekhacharya 18/6/22

That the vendor has given notice to the competent Authority under Urban Land ceiling & Regulation Act, 1976 in favour of the purchaser but sixty days have elapsed but no communication or objection made and hence the vendor is executing this deed in favour of the purchaser. vide his Memo No. 87 dated. 28.01.2002.

In witness whereof the vendor has set and subscribed her hands on this the day, month and year first above written.

SCHEDULE

All that piece and parcel of RAIYATI LAND situated in Mouza: KALAKUSMA, P.S. Dhanbad, chowki, sadar sub registry office Dhanbad, District Dhanbad.

Cont..p/9

100Rs.



--: 9 :-

Pety J Shatterdaye 10/10/10

MOUZA: KALAKUSMA, Mouza No. 12, KHATA NO. 111/76, PART OF
PLOT NO. 1906 (one thousand nine hundred six) (co-operative
plot No. E3) out of which measuring an area 6 Kathas or to
say 9.90 dec. (Six kathas or to say 9.90 decimals) of land is
sold by this deed, as per plan attached herewith and shown
in colour RED which is butted and bounded as follows:-

NORTH :- Road .

SOUTH : Co-operative plot no. E-3 .

EAST : Co-operative plot no. E-3

WEST : Road

100Rs.



Poly Bhattadocya 18/10/10

-: 10 :-

Certified that the duplicate
is the true and exact copy of
the original.

Poly Bhattadocya 18/10/10

Signature of the vendor .

Cont..p/11

100Rs.



10/10/18
Poly Bhattacharya

-- 11 --

Drafted by me, typed in my
office, read over and explained
the contents of this deed to
the executant and claimant.

Rabindra Nath Dasgupta
L. No-6/87 ✓

Deed Writer, Dhanbad.

Cont..p/12



Poly Bhambhani 10/6/02

-: 12 :-

MEMO OF CONSIDERATION

Rs. 1,00,000/- (Rupees one lac) paid by the purchaser to the vendor vide D.D.No. 114594 dated- 24.05.2002 issued by State Bank of India Katrashgarh and rest amount paid in cash.

WITNESSES :

1. Bharat Singh.
Katakusuma Dhanbad.
10/6/02.
2. Nepal Chandra Roy
10-6-2002