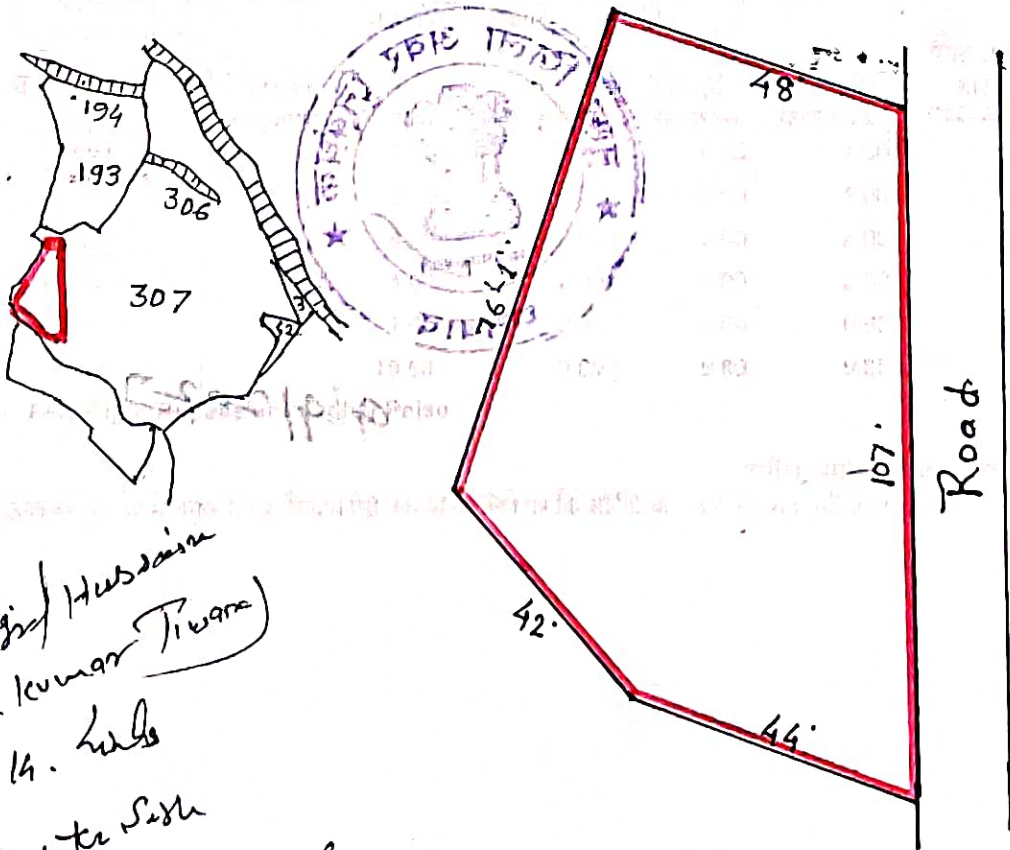


Owner :- MD. SAJID HUSSAIN Son of Late Md. Ashraf Hussain, Resident Near Old Imambara, Karimganj, Wasseypur, P.S. Bank More, Dist. Dhanbad.

Developer :- SKYLINE INFRA, represented herein through Its Partners **1. SRI RAKESH KUMAR TIWARY** Son of A. K. Tiwari resident of Near Shiv Mandir, Ramson Residency, Girja 301, Dhalya, P.S. and Dist. Dhanbad, **2. SRI VIJAY KUMAR SINHA**, son of Sri Chandra Shekhar Prasad Sinha, resident of D-Block, Sector IV, Qtr. No. 55, Bhull, P.S. Bank More, Dist. - Dhanbad, **3. SRI VIJAY KUMAR SINGH**, son of Sri Shyam Bihari Singh, resident of Manaitand, Sarkari Kuan, P.S. Dhansar, Dist. - Dhanbad, **4. SRI ASHISH BHANU SINGH** Sons of Late Fanindra Kumar Singh, resident of Katras Bazar, P.S. Katras, Dist. Dhanbad, **5. SRI RAKESH KUMAR** Son of Ramesh Sharma, resident of Near DPS School, New Karmik Nagar, P.S. Saraidhela, Dist. Dhanbad.

Schedule :- Mouza Pandarpalla, Mouza No. 04, appertaining to Old Khata No. 49 (New Khata No. 601), Old Plot No.307 (New Plot No. 167), out of which measuring an area 08 Kathas or to say 13.20 Decimals of land.

Shown in Red colour.



md. sajid Hussain
Rakesh Kumar Tiwari
Vijay K. Sinha
Vijay K. Singh
Ashish Bhanu Singh
Rakesh Kumar
09.09.2023

XIV- F.No. 180v
मालगुजारी
सर्कल। नाम मौजा मय
थाना वो थाना नम्बर

V

फरद मलकी / फरद रैयती Page No. : 20
नाम रैयत मय वलिदयत जमाबन्दी Vol. No. : 6
वो सकुनत नम्बर। Receipt No. : 0801882071

धनबाद पाण्डरपाला 4 MD SAJID HUSSAIN		
खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
601	167	0 एकड़ 4.95 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
------------	-------------	------------------------

जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2023-2024)
		तीन वर्ष से ज्यादा (2018-2019) - (2019-2020)	३ रा वर्ष (2020-2021)	२ रा वर्ष (2021-2022)	१ ला वर्ष (2022-2023)	
माल (नकदी)	4.00	8.00	4.00	4.00	4.00	4.00
गुजारी (भावली)	1.00	2.00	1.00	1.00	1.00	1.00
रोस	2.00	4.00	2.00	2.00	2.00	2.00
रूद	2.00	4.00	2.00	2.00	2.00	2.00
मुतफरकात	0.80	1.60	0.80	0.80	0.80	0.80
मीजान	9.80	19.60	9.80	9.80	9.80	9.80

तफसील अदायकारी

अदायकारी बावत	बकाया				मोतालबा हाल (2023-2024)	फाजिल
	तीन वर्ष से ज्यादा (2018-2019) - (2019-2020)	३ रा वर्ष (2020-2021)	२ रा वर्ष (2021-2022)	१ ला वर्ष (2022-2023)		
माल (नकदी)	8.00	4.00	4.00	4.00	4.00	
गुजारी (भावली)	2.00	1.00	1.00	1.00	1.00	
रोस	4.00	2.00	2.00	2.00	2.00	
रूद	4.00	2.00	2.00	2.00	2.00	
मुतफरकात	1.60	0.80	0.80	0.80	0.80	
मीजान अदायकारी	19.60	9.80	9.80	9.80	9.80	

(१) मीजान कुल (लफजों में) : Fifty Eight Rupees and Eighty Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 58.80

तारीख अमला तहसील कुनिन्दा : 10-06-2023

खास महाल का बकाया मालगुजारी पर (शिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्युटर जनित प्रति है।
यह प्राप्त केवल प्रार्थी की जानकारी के लिए है।
किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंवलधिकारी से संपर्क करें।

दो गज की दूरी का रखो ध्यान यही है कोरोना का समाधान।

MD. Sajid Hussain

Abhishek Bhanu Singh

DHANBAD MUNICIPAL CORPORATION, DHANBAD

HOLDING TAX RECEIPT

Receipt No. 26155518022023042351

Date : 18-02-2023

Department / Section : Revenue Section

Ward No : 18

Account Description : Holding Tax & Others

Holding No. : 0180001622000M0

Owner Name MD SAJID HUSSAIN S/O LATE- MD ASHRAF HUSSAIN

Address : NEAR- MUNNA SERVICE CENTER, PANDERPALA PO- B- POLYTECHNIC DHANBAD,

DHANBAD, DHANBAD Pin - 828130

MOB No : 9304142637

A Sum of Rs. 1700.00 (in words) One Thousand Seven Hundred Only

towards Holding Tax & Others vide Cash

Dated 18-02-2023 Drawn on NA 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	1 / 2022-2023 To 4 / 2022-2023	1602.24
	Total	1602.24
	Rainwater Harvesting Tax	0.00
	Penalty / Interest Amount	60.00
	Rebate on current Demand	0.00
	Adjust amount	0.00
	Amount Received	1700.00
	Advance Amount	38.00



md Sajid Hussain
Ashish Kumar Singh

Signature of Tax Collector

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.
- without prejudice to land right

For Details Please Visit : suda.jharkhand.gov.in
or Call us at

In Collaboration With
Dhanbad Municipal Corporation

Transaction Success!

Name	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar
Token No / Depositor ID	202300121426
Amount	131802
Transaction ID	c7f105c870b1ea069d9f
GRN	2319164674
CIN	10002162023090910221
Time	2023-09-09 14:08:34



निबंधन कार्यालय में दस्तावेजों की जांच हेतु चेकलिस्ट

क्र. सं०	चेकलिस्ट का विषय	YES	NO
1.	खतियान की सत्यापित प्रति	✓	
	खतियान उपलब्ध न होने की स्थिति में अंचल कार्यालय से ई-मेल के माध्यम से प्राप्त-		
	(i) अंचलाधिकारी द्वारा प्रमाणित पंजी- II अथवा		✓
	(ii) भू-स्वामित्व प्रमाण पत्र अथवा		✓
	(iii) शुद्धि पत्र		✓
	(iv) अंचलधिकारी द्वारा निर्गत प्रमाण-पत्र अप्राप्त रहने की स्थिति में पक्षकार द्वारा अंचल कार्यालय में आवेदन समर्पित करने की प्राप्ति रसीद।		✓
2.	भूमि से संबंधित हाल सर्वे नक्शा तथा इसके उपलब्ध न होने की स्थिति में पक्षकार द्वारा तैयार स्वप्रमाणित नजरी नक्शा जिससे भूमि की अवस्थिति के संबंध में पता चल सकें।		✓
3.	पंजी-II का वाल्यूम संख्या तथा पृष्ठ संख्या का वर्णन	✓	
4.	मुद्रांक शुल्क का भुगतान	✓	
5.	निबंधन शुल्क का भुगतान	✓	
6.	आधार का सत्यापन	✓	
7.	PAN सत्यापन	✓	
8.	होलिडिंग संख्या का वर्णन (शहरी क्षेत्र होने की स्थिति में)	✓	

जांच लिपिक का हस्ताक्षर
 तिथि सहित

निबंधन पदाधिकारी का हस्ताक्षर
 तिथि सहित

Transaction Success! Please Note Your Transaction ID

Name	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar
Token No / Depositor ID	202300121426
Amount	131802
Transaction ID	c7f105c870b1ea069d9f
GRN	2319164674
CIN	10002162023090910221
Time	2023-09-09 14:08:34



Document Registration Summary 1

Date :-09-Sep-2023

- Government/Market Value: ₹5216700/-
- Transaction Amount: ₹1/-
- Paid Stamp Duty: ₹100/-

Md. Sajid Hussain

On Date 09-09-2023 Presented at SRO - Dhanbad
Signature of Presenter

SRO - Dhanbad

Receipt : 900350

Receipt Date : 09-09-2023

Presenter Name : -

PR ₹1
SP ₹1380
LL ₹3
A1 ₹130418
Stamp Duty ₹100

Total ₹131902

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	4	100	-96	GRAS	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar	• GRN Number : 2319164719 • DEPT Transaction Id : 4bd0201cd937bebe5d2e • Transaction Type :	100
PR	1	1	0	GRAS	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar	• GRN Number : 2319164674 • DEPT Transaction Id : c7f105c870b1ea069d9f • Transaction Type :	1
SP	1380	1380	0	GRAS	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar	• GRN Number : 2319164674 • DEPT Transaction Id : c7f105c870b1ea069d9f • Transaction Type :	1380
A1	130418	130418	0	GRAS	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar	• GRN Number : 2319164674 • DEPT Transaction Id : c7f105c870b1ea069d9f • Transaction Type :	130418
LL	3	3	0	GRAS	SkylineInfraRepresentedHereinThroughItsPartnerSriRakeshKumar	• GRN Number : 2319164674 • DEPT Transaction Id : c7f105c870b1ea069d9f • Transaction Type :	3
Sub Total	131806	131902	-96				

Article : Development Agreement Number of Pages : 92

Signature of Operator

Signature of Head Clerk

Signature of Registering Officer



OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Dhanbad

District Name :- Dhanbad

State Name :- Jharkhand

Deed Endorsement

Token No :- 202300121426

Deed Type	Development Agreement
Number of Pages	92
Fee Details	Stamp Duty :- Rs. 4, PR :- Rs. 1, SP :- Rs. 1380, A1 :- Rs. 130418, LL :- Rs. 3,
Property No.	1
Valuation Details	Value :- Rs.1956240/- ,Transaction Amount :- Rs.1/-
Property Details	District :- Dhanbad , Tehsil :- Dhanbad , Village Name :- Pandarpala Location :- Main Road, Pandarpala Word No 18 Property Boundaries :- East: Hirak Road., West: Golden., South: Ram Pravesh Lohar., North: Part of Same Plot. Khata Number - 601Plot Number - 167Volume Number - 6Page Number - 20Holding Number - 0180001622000MOWard Number - 18 Area Of Land :- 4.95 Decimal
Property No.	2
Valuation Details	Value :- Rs.3260400/- ,Transaction Amount :- Rs.0/-
Property Details	District :- Dhanbad , Tehsil :- Dhanbad , Village Name :- Pandarpala Location :- Main Road, Pandarpala Word No 18 Property Boundaries :- East: Hirak Road., West: Golden., South: Ram Pravesh Lohar., North: Part of Same Plot. Khata Number - 601Plot Number - 167Volume Number - 6Page Number - 21Holding Number - 0180001622000MOWard Number - 18 Area Of Land :- 8.25 Decimal





Sh./Smt.SAJID HUSSAIN s/o/d/o/w/o Late Md Ashraf Hussain has presented the document for registration in this office



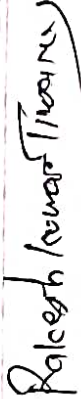
today dated :- 09-Sep-2023 Day :- Saturday Time :- 14:22:29 PM










SAJID HUSSAIN(Individual)

Party Name	Document Type	Document Number
SAJID HUSSAIN	PAN/UID	965572280083



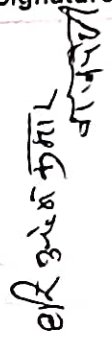
Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Fingor Print	Signaturo
1	<p>SAJID HUSSAIN Address1 - Near Old Imambara, Karimganj, Wasseypur, P.s.- Bank More, Dist.- Dhanbad., Address2 - Near Old Imambara, Karimganj, Wasseypur, P.s.- Bank More, Dist.- Dhanbad. , , , Jharkhand PAN No.: ,Permission Case No.-</p>	Yes	<p>Md. Sajid Hussain Address:- HOUSE NO.- 63 A, NEAR PURANA IMAMBARA, , KARIMGANJ WASSEYPUR, Dhanbad, , Dhanbad, 826001, , Jharkhand, India</p>		EXECUTANTS Age:50			Md. Sajid Hussain
2	<p>SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI ASHISH BHANU SINGH Address1 - Katras Bazar, P.s.- Katras, Dist.- Dhanbad., Address2 - Katras Bazar, P.s.- Katras, Dist.- Dhanbad. , , , Jharkhand PAN No.: ,Permission Case No.-</p>	Yes	<p>Ashish Bhanu Singh Address:- 74, INDANE GAS AGENCY, RAJGANJ ROAD, KATRAS GADH, DHANBAD, , Dhanbad, 828113, , Jharkhand, India</p>		CLAIMANT Age:40			Ashish Bhanu Singh

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
3	<p>SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI RAKESH KUMAR TIWARY</p> <p>Address1 - Near Shiv Mandir, Ramson Residency, Girja 301, Dhaiya, P.s. and Dist.- Dhanbad.,</p> <p>Address2 - Near Shiv Mandir, Ramson Residency, Girja 301, Dhaiya, P.s. and Dist.- Dhanbad., , , Jharkhand</p> <p>PAN No.: Permission Case No.-</p>	Yes	<p>Rakesh Kumar Tiwary</p> <p>Address:- , Near Shiv Mandir, , Ramson Residency, Giraja - 301, Dhaiya, Kalyanpur, , Dhanbad, 826004, , Jharkhand, India</p>		CLAIMANT Age:38			

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
4	<p>SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI VIJAY KUMAR SINHA</p> <p>Address1 - D - Block, Sector IV, Qtr. No. 55, Bhuli, P.s.- Bank More, Dist.- Dhanbad.,</p> <p>Address2 - D - Block, Sector IV, Qtr. No. 55, Bhuli, P.s.- Bank More, Dist.- Dhanbad. , , , Jharkhand</p> <p>PAN No.: ,Permission Case No.-</p>	Yes	<p>Vijay Kumar Sinha Address:- D-Block, Sector-4, Quarter No.-55, Near Shiv Mandir, , Bhuli Nagar, Tiadaha, , Dhanbad, 828105, , Jharkhand, India</p>		CLAIMANT Age:51			<i>Vijay K. Sinha</i>
5	<p>SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI VIJAY KUMAR SINGH</p> <p>Address1 - Manaitand, Sarkari Kuan, P.s.- Dhansar, Dist.- Dhanbad.,</p> <p>Address2 - Manaitand, Sarkari Kuan, P.s - Dhansar, Dist.- Dhanbad. , , , Jharkhand</p> <p>PAN No.: ,Permission Case No.-</p>	Yes	<p>Vijay Kumar Singh Address:- , near sarkari kuaan, , manaitand quarter no 5 a, Dhanbad, , Dhanbad, 826001, , Jharkhand, India</p>		CLAIMANT Age:50			<i>Vijay K. Sinha</i>

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
6	<p>SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI RAKESH KUMAR</p> <p>Address1 - Near DPS School, New Kamik Nagar, P.s.- Saraichela, Dist - Dhanbad.,</p> <p>Address2 - Near DPS School, New Kamik Nagar, P.s.- Saraichela, Dist - Dhanbad., , , Jharkhand</p> <p>PAN No.:</p> <p>Permission Case No.-</p>	Yes	<p>Rakesh Kumar</p> <p>Address:- , NEAR DPS SCHOOL, , NEW KARMIK NAGAR PO.- ISM, SARAIHELHA, , Dhanbad, 826004, , Jharkhand, India</p>		CLAIMANT Age:47			

Identification:

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	<p>HARIOM KUMAR BAJPAYEE</p> <p>S/o-D/o Shiva Nandan Bajpayee</p> <p>Address1 - 89, Near Kali Mandir, Panderpalla, Bishunpur, Dhanbad., Address2 - , , , Jharkhand</p> <p>PAN No.:</p>			

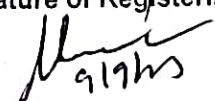
Witness:

I/We individually/Collectively recognize the Seller(S) and Buyer(s)

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	<p>HARIOM KUMAR BAJPAYEE</p> <p>Address1 - 89, Near Kali Mandir, Panderpalla, Bishunpur, Dhanbad., Address2 - , , , Jharkhand</p>			

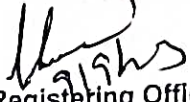
Signature of Operator

Seal and Signature of Registering Officer

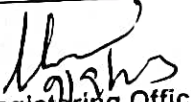


Above signature & thumb Impression are affixed in my presence.

Above mentioned, (SAJID HUSSAIN), has/have admitted the execution before me. He/ She/ They has / have been identified by (HARIOM KUMAR BAJPAYEE) Son/Daughter/Wife of (Shiva Nandan Bajpayee) resident of (89, Near Kali Mandir, Panderpalla, Bishunpur, Dhanbad.) and by occupation (Business).


Signature of Registering Officer

Date:- 09-Sep-2023


Seal and Signature of Registering Officer



Land measurement, Sub Part and House No.	Property Boundaries East: Hlrak Road., West: Golden., South: Ram Pravesh Lohar., North: Part of Same Plot.
Area	Land area : 4.95 Decimal
Other Description of the Property	Pin Code - 826001
Government/Market Value	1956240
Transaction Amount	1

Property Id: 1061944

Valuation No. : 1440818 / 2023	: 2023-2024	Date : 09-September-2023 07:08:AM
State : Jharkhand	District : Dhanbad	Tahsil : Dhanbad
Land Type : Urban	Corporation : Pandarpala	Village/City : Pandarpala
Pandarpala Word No 18 - Main Road		
Khata Number - 601		
Plot Number - 167		
Volume Number - 6		
Page Number - 21		
Holding Number - 0180001622000M0		
Ward Number - 18		

Property Rates			
Commercial Land (Y)			
₹395200/- Decimal			
Valuation Rule : Commercial land			
Property Details			
1	Land area 8.25 Decimal		
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 8.25 x 395200=3260400	₹32,60,400/-
A	Total		₹32,60,400/-
Note : Final Valuation is Rounded to Next 100/-			₹32,60,400/-
Total Valuation (A)			
Total Amount in Words : Thirty Two Lakhs Sixty Thousands Four Hundred Rupees Only.			

Land measurement, Sub Part and House No.	Property Boundaries East: Hlrak Road., West: Golden., South: Ram Pravesh Lohar., North: Part of Same Plot.
Area	Land area : 8.25 Decimal
Other Description of the Property	Pin Code - 826001
Government/Market Value	3260400
Transaction Amount	-

CLAIMANT	<p>-Mr. SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI RAKESH KUMAR, ,Father/Husband Name Ramesh Sharma , PAN No.- Date Of Birth-04-May-1976,Permission Case No.- , Aadhaar No. *****8224, Country-India, State Name-Jharkhand, District Name-Dhanbad, City/Village/Town Name-Dhanbad., Locality-Near DPS School, New Karmik Nagar, P.s.- Saraidhela, Dist.- Dhanbad.,Address - Near DPS School, New Karmik Nagar, P.s.- Saraidhela, Dist.- Dhanbad., Pin Code-826004</p>
	<p>-Mr. SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI RAKESH KUMAR TIWARY, ,Father/Husband Name A K Tiwari , PAN No.- Date Of Birth-19-Sep-1984,Permission Case No.- , Aadhaar No. *****9818, Country-India, State Name-Jharkhand, District Name-Dhanbad, City/Village/Town Name-Dhanbad., Locality-Near Shiv Mandir, Ramson Residency, Girja 301, Dhalya, P.s. and Dist.- Dhanbad.,Address - Near Shiv Mandir, Ramson Residency, Girja 301, Dhalya, P.s. and Dist.- Dhanbad., Pin Code-826004</p>
	<p>-Mr. SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI VIJAY KUMAR SINHA, ,Father/Husband Name Sri Chandra Shekhar Prasad Sinha , PAN No.- Date Of Birth-04-Aug-1972,Permission Case No.- , Aadhaar No. *****7644, Country-India, City/Village/Town Name-Dhanbad., Locality-D - Block, Sector IV, Qtr. No. 55, Bhuli, P.s.- Bank More, Dist.- Dhanbad.,Address - D - Block, Sector IV, Qtr. No. 55, Bhuli, P.s.- Bank More, Dist.- Dhanbad., Pin Code-828105</p>
	<p>-Mr. SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI VIJAY KUMAR SINGH, ,Father/Husband Name Sri Shyam Bihari Singh , PAN No.- Date Of Birth-04-Mar-1973,Permission Case No.- , Aadhaar No. *****8255, Country-India, State Name-Jharkhand, District Name-Dhanbad, City/Village/Town Name-Dhanbad., Locality-Manaitand, Sarkari Kuan, P.s.- Dhansar, Dist.- Dhanbad.,Address - Manaitand, Sarkari Kuan, P.s.- Dhansar, Dist.- Dhanbad., Pin Code-826001</p>
	<p>-Mr. SKYLINE INFRA REPRESENTED HEREIN THROUGH ITS PARTNER SRI ASHISH BHANU SINGH, ,Father/Husband Name Late Fanindra Kumar Singh , PAN No.- Date Of Birth-11-Jul-1983,Permission Case No.- , Aadhaar No. *****8113, Country-India, State Name-Jharkhand, District Name-Dhanbad, City/Village/Town Name-Dhanbad., Locality-Katras Bazar, P.s.- Katras, Dist.- Dhanbad.,Address - Katras Bazar, P.s.- Katras, Dist.- Dhanbad., Pin Code-828113</p>
EXECUTANTS	<p>-Mr. SAJID HUSSAIN, ,Father/Husband Name Late Md Ashraf Hussain , PAN No.- Date Of Birth-04-Feb-1973,Permission Case No.- , Aadhaar No. *****0083, Country-India, State Name-Jharkhand, District Name-Dhanbad, City/Village/Town Name-Dhanbad., Locality-Near Old Imambara, Karimganj, Wasseypur, P.s.- Bank More, Dist.- Dhanbad.,Address - Near Old Imambara, Karimganj, Wasseypur, P.s.- Bank More, Dist.- Dhanbad., Pin Code-826001</p>

Witness Information	<p>Mr. HARIOM KUMAR BAJPAYEE , Address - 89, Near Kali Mandir, Panderpalla, Bishunpur, Dhanbad.-, Father/Husband Name-Shiva Nandan Bajpayee</p>
---------------------	--

Identifier Details	<p>Mr. HARIOM KUMAR BAJPAYEE , Address - 89, Near Kali Mandir, Panderpalla, Bishunpur, Dhanbad - , Father/Husband Name-Shiva Nandan Bajpayee</p>
--------------------	---

Fee Rule:Development Agreement		
1	Stamp Duty	4

1	SP	1,380
Total		1,380

Fee Rule:Development Agreement		
1	A1	1,30,418
2	LL	3
3	PR	1
Total		1,30,422

All the entries made, have been verified by me and are found same as the entries of the document presented.

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

Rakesh Kumar Triwani

Md. Saif Hussain

[Signature]
Deed Writer / Advocate

Vendee / Claimant

Vendor / Executant

Vijay Kumar Sark
Vijay K. Sark
Abhishek Bhanu Singh
Ravi Kumar



Pre Registration Docket

Date :- 09-09-2023 07:39 am

Office Name :- SRO - Dhanbad
Token No:- 202300121426

Appoinment :- 09-Sep-2023 Time:- 15:12

Article	Development Agreement
Pre Registration Date	09-Sep-2023
No. Of Pages	46
Stamp Duty	4
Paid Stamp Duty	0
Total Fees	₹ 1,31,802.

Property Id: 1061942		Date : 08-September-2023 18:15:PM	
Valuation No. : 1440262 / 2023		:- 2023-2024	
State : Jharkhand		District : Dhanbad	
Land Type : Urban		Corporation : Pandarpala	
Tahsil : Dhanbad		Village/City : Pandarpala	
Pandarpala Word No 18 - Main Road			
Khata Number - 601			
Plot Number - 167			
Volume Number - 6			
Page Number - 20			
Holding Number - 0180001622000M0			
Ward Number - 18			
Property Rates			
Commercial Land (Y)			
₹395200/- Decimal			
Valuation Rule : Commercial land			
Property Details			
1	Land area	4.95 Decimal	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 4.95 x 395200=1956240	₹19,56,240/-
A	Total		₹19,56,240/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹19,56,300/-
Total Amount in Words : Nineteen Lakhs Fifty Six Thousands Three Hundred Rupees Only.			


CERTIFICATE

Office of the SRO - Dhanbad

This Development Agreement was presented before the registering officer on date **09-Sep-2023** by **SAJID HUSSAIN, S/O, D/O, W/O Late Md Ashraf Hussain** resident of Near Old Imambara, Karimganj, Wasseypur; P.s.- Bank More, Dist.- Dhanbad. ,Near Old Imambara, Karimganj, Wasseypur, P.s.- Bank More, Dist.- Dhanbad..

This deed was registered as Document No:- **2023/DHAN/6027/BK1/5473** in Book No :- **BK1**, Volume No :- **644** from Page No :- **505** to **596** at, office of SRO - Dhanbad

Date:- **09-Sep-2023**


Registering Officer