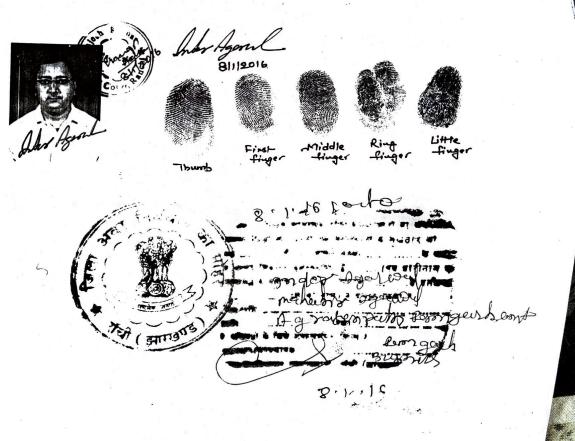
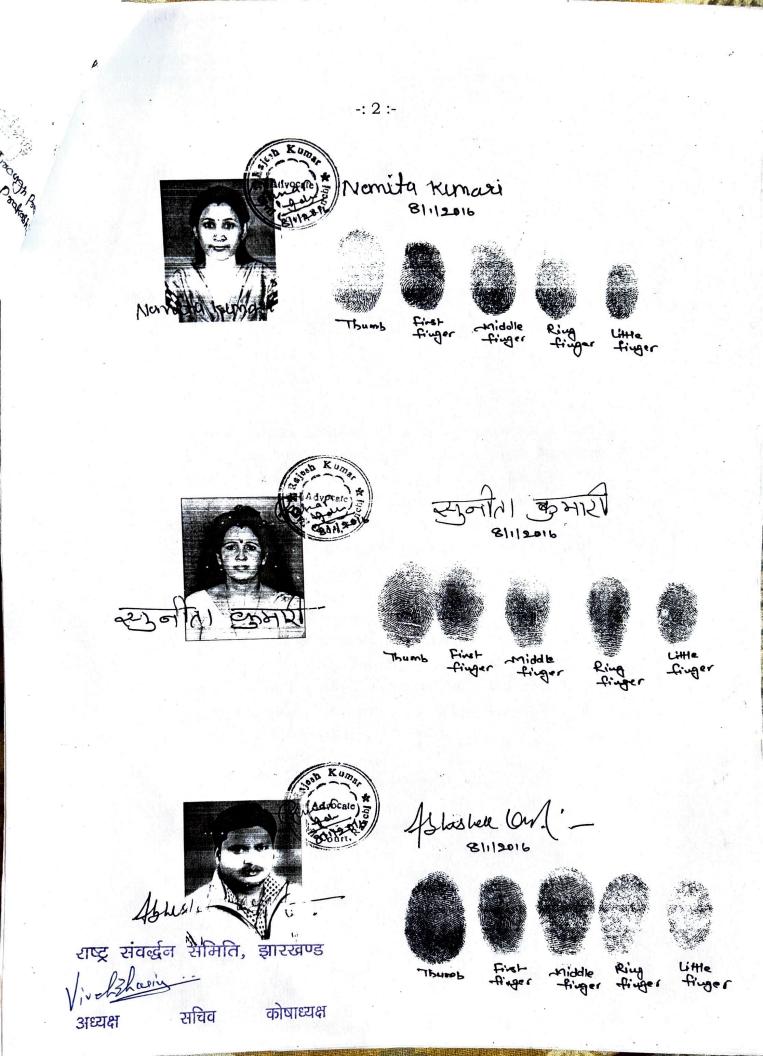


Non Judi tal Service worth Ks. 246500/-Non Judi tal Service worth Ks. 246500/-Soi: Rastra Samvardhan Samili Jhaotihand Th 25000x9 + 10000x2 + 1000x1

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SHITTEUS IHARKHAND 10380

Mrs. NAMITA KUMARI wife of Sri Akhil Mohan, by faith & 2. religion Hindu, by caste Ahir (Yadav), by occupation Housewife, resident of House No. 231, Birsa Nagar South, Road No. 4/A, Hatia, Police Station Jagarnathpur, District Ranchi in the State of Jharkhand, an Indian Citizen;

-: 3 :-

Mrs. SUNITA KUMARI wife of Sri Satish Kumar, by faith & 3. religion Hindu, by caste Ahir (Yadav), by occupation Housewife, resident of Village Khijri Naya Toli, Police Station Namkum, District Ranchi in the State of Jharkhand, an Indian Citizen;

Mr. ABHISHEK KUMAR son of Sri Ajit Mahto, by faith & 4. religion Hindu, by caste Koyeri, by occupation Cultivation & Business, resident of Pithoriya, Police Station Pithoriya, District Ranchi in the State of Jharkhand, an Indian Citizen; hereinafter called the "VENDORS" of the FIRST PART.

PAN No. AFYPA1067J [Inder Agrawal] AADHÄAR No. 9652 1984 7983 [Inder Agrawal]

PAN No. BTVPK4718E [Namita Kumari] AADHAAR No. 2401 6999 9220 [Namita Kumari]

PAN No. ATEPD2093D [Sunita Kumari] AADHÄAR No. 5025 7097 7059 [Sunita Kumari]

PAN No. BMHPK1576M [Abhishek Kumar] AADHAAR No. 9299 2228 1152 [Abhishek Kumar]

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-: 4 :-

RASTRA SAMVARDHAN SAMITI, JHARKHAND, a trust situated at 47, Niwaranpur, Ranchi, represented through its President **Mr. GYAN PRAKASH JALAN** son of Late Shankar Lal Jalan, by faith & religion Hindu, by caste Vaishya, by occupation Business, resident of Ranglal Jalan Road, Baralal Street, Near Seva Sadan Hospital, Upper Bazaar, Police Station Kotwali, District Ranchi in the State of Jharkhand, Indian Citizens; hereinafter called the **"PURCHASER"** of the **SECOND PART**.

PAN No. AABTR8271R [Rastra Samvardhan Samiti, Jharkhand] AADHAAR No. 9392 5596 0954 [Gyan Prakash Jalan]

The expression "VENDORS" and "PURCHASER" shall unless repugnant to or expressly excluded by the subject or context below mean and include their respective heirs, executors, administrators, successor-in-interest, legal representatives and assigns.

WHEREAS the VENDORS are the absolute and rightful owners and in possession of landed property being Revisional Survey Plot No. 351, marked as Sub Plot No. 351/Part, under Khata No. 26,

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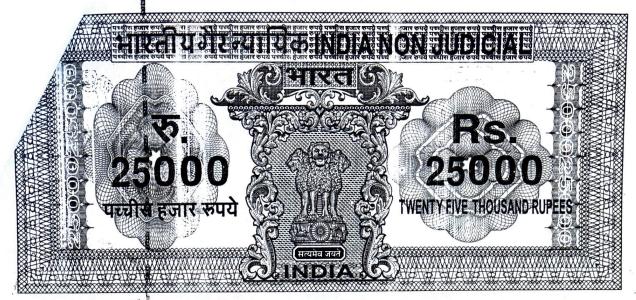
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measuring an area 10 Acore, situated at Village/Mauza Konka, Police Station Khalari now Mccluskigunj, Revenue Thana No. 08, District Ranchi in the State of Jharkhand, morefully described in the schedule below;

-: 5 :-

AND WHEREAS initially the land of Society Plot No. 40 contained in Government Revisional Survey Plot No. 351, under Khata No. 26 of Village Konka, Police Station Burmu, Revenue Thana No. 08, District Ranchi was acquired by (1) Mr. Gopal Darnel also known as Gepal Chhetri son of Jasbir Darnel, and (2) Mr. Suraj Chhetri son of Sri Gopal Chhetri, from Brigadier Frank Hugh Stevens on 27th day of August' 1969, through registered deed of gift, bearing Deed No. 7860, entered in Book No. I, Volume No. 67, Page Nos. 44 to 47 for the year 1969;

AND WHEREAS the aforesaid Gopal Darnel @ Gopal Chhetri in her lifetime sold and transferred the land measuring an area 10 Acres of Revisional Survey Plot No. 351 under Khata No. 26, to (1) Mr. Bishwanath Ganguly son of Late Dr. B.D. Ganguly, and (2) Mrs. Gouri Ganguly wife of Sri Bishwanath Ganguly, through registered deed of sale on 04th day of January' 1996, bearing Deed No. \$9, which is entered in Book No. I, Volume No. 514, Page

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Nos. 498 to 514 for the year 1996 at the office of District Sub Registrar, Ranchi;

-: 6 :-

AND WHEREAS the aforesaid Mr. Bishwanath Ganguly and Mrs. Goung Ganguly in their lifetime turn sold and transferred the land measuring an area 10 Acres of Revisional Survey Plot No. 351 under Khata No. 26, to (1) Mr. Inder Agrawal son of Sri Mahabir Agrawal, (2) Mrs. Namita Kumari wife of Sri Akhil Mohan, (3) Mrs. Sunita Kumari wife of Sri Satish Kumar, and (4) Mr. Abhishek Kumar son of Sri Ajit Mahto, through registered deed of sale on 09th day of April' 2012, bearing Deed No. 4591/3988, which is entered in Book No. I, Volume No. 159, Page Nos. 79 to 104 for the year 2012 at the office of District Sub Registrar, Ranchi. After purchaser the said land the present VENDORS jointly came in peaceful physical possession over the same land and mutated their names in the office of the concerning revenue office Khalari Anchal, Ranchi vide Mutation Case No. 12R27/2015-16, which is entered in Volume No. II, Page No. 47 of Register II in the Circle Office, Khalari, Ranchi and regularly paying rent thereof;

AND WHEREAS the VENDORS came in peaceful possession and exercising their right over the said land and also described in the

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Schellule below as absolute owner thereof free from all encumbrances and without any let or hindrance from any quarter;

-: 7 :-

AND WHEREAS now the VENDORS being in urgent need of money and also for some other legal necessities, they wanted to sell the said landed property and offered the same to the PURCHASER and the PURCHASER agreed to purchase the same which is shown in the Red Wash in the map annexed hereto with this sale deed. The PURCHASER paid a total consideration amount of Rs. 32,00,000/-(Rupges Thirty Two Lakhs) only, for the landed property by a mutual consent. The said amount is paid to the VENDORS and the VENDORS acknowledged and accepted the said amount as being paid;

AND WHEREAS the VENDORS on receipt of all the consideration amount amounting of Rs. 32,00,000/- (Rupees Thirty Two Lakhs) only in the manner described in details of Memo of Consideration below, which has been duly acknowledged by the VENDORS.

NOW THIS DEED OF SALE WITNESSES AS FOLLOWS :-

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(A) That in pursuance receipt of the consideration amount aforesaid, the VENDORS have sold and transferred the piece and parcel of land morefully described in the schedule below to the PURCHASER absolutely and forever.

-: 8 :-

- (B) That the VENDORS hereby admits and acknowledges the receipt of Rs. 32,00,000/- (Rupees Thirty Two Lakhs) only had been paid to the VENDORS which is admitted and acknowledged. The amount which is paid to the VENDORS is the consideration amount of the said property as agreed between the parties.
- (C) That the VENDORS have sold and transferred all the right, title and interest of the land being used and enjoyed by the PURCHASER as morefully described in the schedule below.
- (D) That the VENDORS have duly put the PURCHASER in peaceful possession over the land conveyed hereunder as described in the schedule below.
- (E) That henceforth the PURCHASER has acquired a perfect indefeasible right, title and interest over the landed property as the sole, exclusive and rightful owner of the same.

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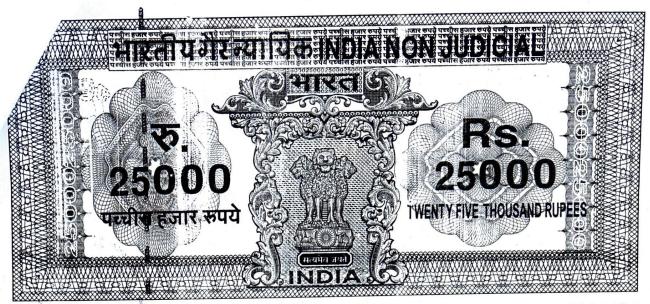
(F) That henceforth the PURCHASER shall use and enjoy the landed property as morefully described in the schedule below as their own manner and choice like a bonafied and prudent owner of the same without any interruption or disturbance from any corner.

-: 9 :-

- (G) That henceforth neither the VENDORS nor any body through or on behalf of the VENDORS shall be entitled to put any kind of claim over the landed property in question and if any body does so, the same shall be untenable and illegal under any provisions of law.
- (H) That henceforth the PURCHASER shall now have all the gright to sell, gift, mortgage or lease out the landed property to any person/persons or any financial institutions and can construct a house, dig a well, etc. over the landed property conveyed hereunder as described in the schedule below for their own use or for rent purpose.
- (I) That the PURCHASER is entitled to get their name mutated from the concerned Anchal Office and shall obtain receipts thereof.

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The Schedule

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(Schedule of the Land)

All that piece and parcel of the land of Revisional Survey Plot No. 351, marked as Sub Plot No. 351/Part, under Khata No. 26, measuring total Area 10 Acres more or less, situated at Village/Mouza Konka, revenue Thana No. 08 under Khalari now Mccluskiegunj Police Station, District Ranchi, State Jharkhand, and more clearly delineated and colored in RED WASH in the map annexed hereto forming a part of this deed.

Khata No.	Plot No.	Sub Plot No.	Area
26	351	351/Part	10 Acres

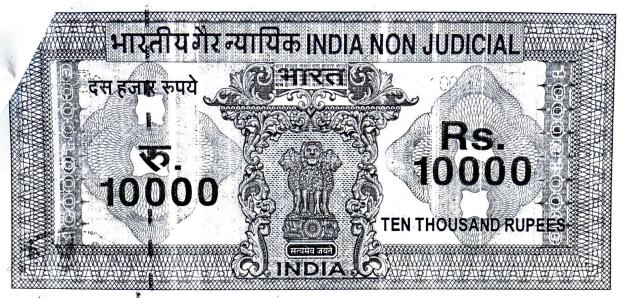
Butted and Bounded of the said Property is as follows :-

North	:	Part Plot No. 351 (Society Plot No. 39 & Other)
South	:	Part Plot No. 351
East	:	Part Plot No. 351
West	:	Part Plot No. 351 (Society Plot No. 41 & Others)

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Measurements/Dimensions of the said Property is as follows :-

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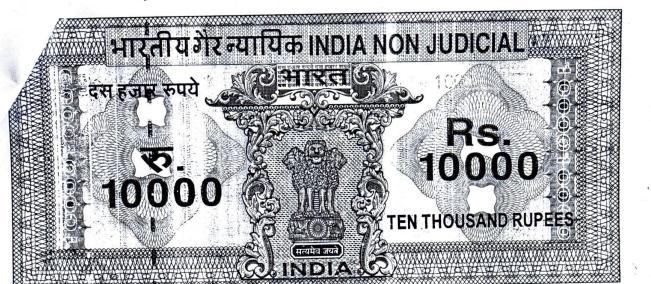
In North, from East to west	:	989' - 09"
In South, from East to West	:	1039' - 09"
In East, from North to South	:	230' - 00" + 200' - 00"
In West, from North to South	:	430' - 00"

MEMO OF CONSIDERATION

Ch. N.	Bank's Name	Date	Amount
847429 In favour	UCO Bank, Ranchi of Inder Agrawal	02-01-2016	1,00,000/-
847430 In favour	UCO Bank, Ranchi of Namita Kumari	02-01-2016	6,00,000/-

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	847431	UCO Bank, Ranchi	02-01-2016	5,00,000/-	
	In favour o	of Sunita Kumari			12DI
	847432	UCO Bank, Ranchi	02-01-2016	1,00,000/-	kun
	In favour	of Abhishek Kumar			1118
	847435	UCO Bank, Ranchi	06-01-2016	7,00,000/-	Niomistu Kumazi 81:12:016
	In favour	of Inder Agrawal			
	847436	UCO Bank, Ranchi	06-01-2016	2,00,000/-	ta
	In favour	of Namita Kumari			All's
	847437	UCO Bank, Ranchi	06-01-2016	3,00,000/-	f) a
	In favour	of Sunita Kumar			18
	847438	UCO Bank, Ranchi	06-01-2016	7,00,000/-	16
		of Abhishek Kumar			5
	8		adal a strange		1
			Total Rs.	- 32,00,000/-	• •
	9				Jul 102
	(P	Rupees Thirty	Two Lakhs) Only.	ây cardy.	R. I
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That the VENDORS resides far away from the Schedule Property and is not able to have benefit from the same. AND the PURCHASER is socially oriented and doing social works/good for the society. Hence, the VENDORS are selling the Schedule property to the PURCHASER at a marginal profit.

That the actual consideration amount is Rupees Rs. 32,00,000/- (Rupees Thirty Two Lakhs) only, but the stamp duty and registration fee is being paid on the basis of the value fixed by the competent authority i.e. at the Rs. 61,59,000 / (Rupees Sixty One Lakhs Fifty Nine Thousand) only.

CERTIFICATE

CERTIFIED that the land in schedule according to entries in records of right neither Govt. land nor has been acquired by the Govt. for Defense or Civil Purposes. The land in schedule has not been given on Bhudan and is outside the forest area and does not belong to B.C.C.L. H.E.C., C.C.L. and E.C.L.

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THIS IS FURTHER CERTIFIED that the land neither is tribal land according to Khatian nor connected with any tribal. It is beyond ceiling limit and it does not belong to math, church, or mosque.

IN WITNESS WHEREOF the VENDORS and PURCHASER have put their signatures to this present at Ranchi on the date, month and year first above written.

WITNESSES :-

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पिता : स्त राष्ट्रभोतार असार राष्ट्र संवर्द्धन समिति, झारखण्ड राष्ट्र - अहिलींग Vivelahau सचिव अध्यक्ष

-: 15 :-VENDOR'S SIGNATURE 811/2016 Nicmitty Kumdri BIIIzers Little Finger **Ring Finger** Middle finger Thumb First finger Numity Kungu BIIIZOIL VENDOR'S SIGNATURE 2 212 **Ring Finger** Little Finger Middle finger First finger Thumb राष्ट्र संवर्द्धन समिति, झारखण्ड कोषाध्यक्ष सचिव अध्यक्ष

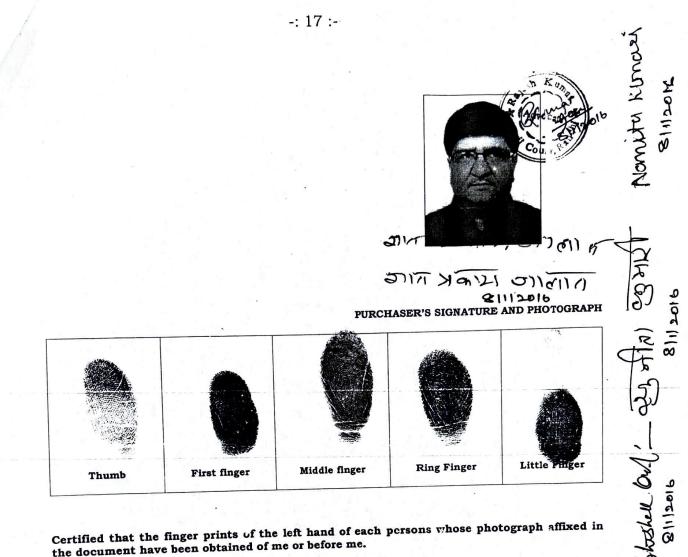
-: 16 :-23-173) 53 VENDOR'S SIGNATURE Little Finger **Ring Finger** First finger Middle finger Nanite Kunori Thumb VENDOR'S SIGNATURE Little Finger **Ring Finger** Middle finger First finger Thumb

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Certified that the finger prints of the left hand of each persons whose photograph affixed in the document have been obtained of me or before me.

Drafted by : Rajesh Kumar, Advocate (Ledger No. 1639/01)

Typed by : Brajesh Ranjan

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81112010 Advocate Signature

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VILLAGE- KONKA, THANA-RANCH! 351, SYB. PLOT NO- 35/PAR T 8 THANA NO-R.S. PLOT NO-MASH AC-DEC IN RED 10-00 SHOWNY South toor le BORT BOAT cy. 18929 Reisher Kumer Sou Post 351 APRT 351 PART 0 2-30171 81112010 0 pT Ablusher low.f Warrity Killachill 811120115/112 g1112016 Toue copy Subartinoor 81112016 राष्ट्र संवर्द्धन समिति, झारखण्ड fzhauis सचिव कोषाध्यक्ष अध्यक्ष



निबधन विभाग, झारखड रांची

जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

										Toker	n Da	te/Time: 08	/01/2016	13:36:54
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ne & Address			Agrasen Path Ramgarh Cant Ramgarh			mgarh		Date	Date of Entry		08/01/2016			
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hal	-	Wrd/Hlk	Mauza	Kh. No.	Plot No	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No	Category	Area	Min. Value
ari	8	2	Konka	26	351	RSP		Plot No 351 Part		Plot No 351 Part		R_AGR	1000 Decimal	6159000

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'roperty Type

Th. No. Wrd

Mauza

Location

arty Details: Pres. Perm. PAN/F Mobile UID Party **Relation** Caste Gender Address Address Father/Husband Occup. SN P Type 60 Name agrasen Agrasen path Path ramgarh Ramgarh AFYPA1067J अग्रवाल Male Mahabir Agrawal Business पुत्र 1 Cant cant Agrawal ramgarh Ramgarh h no 231 H No 231 birsa Birsa Nagar nagar South Road south VENDOR Namita Kumari BTVPK4718E अहीर Female No 4/A Hatia road no Akhil Mohan H.Wife पत्नी 2 Jagarnathpur 4/a hatia Ranchi jagarnathpur ranchi Khijri Khijri Naya Naya Toli Toli Namkum VENDOR Sunita Kumari ATEPD2093D अहीर Female Namkum पत्नी Satish Kumar H.Wife Ranchi 3 Ranchi pithoria Pithoria Male BMHPK1576M Abhishek कोइरी Ranhci ranhci Farmer पुत्र Ajit Mahto VENDOR 4 Kumar Rastra Samvardhan ranglal Ranglal ialan road Samiti Jalan Road upper Jharkhand Late Shankar Lal AABTR8271R 939255960954 बनीया Male Upper Bazar Business पुत्र bazar 5 VENDEE Thro Jalan Ranchi ranchi President Gyan Prakash Jalan Pithoria pithoria 366431877317 Male ranchi Sukhdeo तेली Ranchi Late Tulsi Sahu Business पुत्र Identifier 6 Sahu

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	Description	Amount	CHC	Net Amount
SN	Description	2.50	0.00	2.50
1		184,770.00	1,847.70	186,617.70
2	A1	500.00		
3	1	150.00		160.00
4	Μ	1,140.00		1,140.00
5	SP	0.94		
6	PR			
Total		186,563.44	1,007.70	

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ऽपरयुक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यो के अनुरूप है |

नेवंधन पूर्व सारांश में इंपुट फार्म के अनुरूप डाटा इंट्रि की गई है |

सचिव

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दस्तावेज लेखक का हस्ताक्षर

प्रस्तुतकर्ता का हस्ताक्षर डाटा इंट्रि ऑप्रेटर का हरताक्षर

Amount

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Page 1 of 2

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