

1540 July 23, 000 Part 925 Under 1535000Rs.



T-9
29/3/10

Handwritten signature and name of Shri Bhola Singh.

श्री भोला सिंह

29/3/2010



Handwritten signature.

29/3/2010

SALE DEED

Valued Rs.2,31,000/-.

(Rupees Two Lakhs Thirty One Thousand only)

THIS SALE DEED is made on this the 29th day of March, 2010 at Seraikella B Y :

SHRI BHOLA SINGH, Son of Late Bhika Singh, by faith Hindu, by Caste Koiri, by Nationality Indian, by occupation Cultivation, resident of Village Dobo, P.O. Kapali, P.S. Chandil, District Seraikella-Kharsawan, hereinafter called the **VENDOR** (which expression shall unless, excluded by or repugnant to the context, mean and include her heirs, successors, executors, legal representatives, nominees and assigns) of the One Part ;

SHREE DEVELOPERS

Handwritten signature of a partner.

Partner

Handwritten signatures and names of other parties.



श्री उमा शंकर
29/3/2010

: 2 :

IN FAVOUR OF

SHRI UMA SHANKAR SINGH, son of Late Bishwanath Singh, by caste Rajput, by Nationality Indian, by Occupation Business, resident of 406 B/B, Bair Jhawara, Sonari, P.O. & P.S. Sonari, Town Jamshedpur, District East Singhbhum, hereinafter called the **PURCHASER** (which expression shall unless, excluded by or repugnant to the context, mean and include his heirs, successors, executors, administrators, legal representatives, nominees and assigns) of the Other Part ;

WITNESSETH AS FOLLOWS:

Whereas the land situated in Mouza Dobo, Thana No.331, Halka No.2, in Plot No.983, recorded under Khata No.145, Within P.S. Chandil, District Seraikella-Kharsawan, stands recorded in the name of the father of the present Vendor Bhika Singh, son of Mukund Singh, and he was in peaceful physical possession over the same; A n d

SHREE DEVELOPERS

Shree Anand
Partner



श्री देव
29/3/2010

: 3 :-

Whereas the said Bhika Singh died leaving behind the present Vendor as his only son and legal heir and successor and the present Vendor inherited the said landed property and came in peaceful physical possession over the same as an absolute owner thereof, without any interruption from any corner;

Whereas the Vendor being in urgent need of money for his personal emergent expenses, as such he has decided to sell the said land measuring Eight point two five decimals in portion of Plot No.983 under Khata No.145 situated in Mouza Dobo, Thana No.331, within P.S. Chandil, District Seraikella-Kharsawan, more fully described in the schedule below, to the present Purchaser on total consideration of Rs.2,31,000/- (Rupees Two Lakhs Thirty One Thousand) only on the following terms and conditions:-

NOW THIS SALE DEED WITNESSETH AS FOLLOWS:

SHREE DEVELOPERS
Partner



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29/3/2010

: 4 :

- 1) That in consideration of a sum of Rs.2,31,000/- (Rupees Two Lakhs Thirty One Thousand) only paid by the Purchaser to the Vendor, the receipt of which sum the Vendor hereby admits and acknowledges as full, final and the highest consideration amount against the sale of the schedule below land, the Vendor has conveyed and transferred by way of sale the schedule below land with all his rights, title, interest, possession easements and appurtenances thereto in favour of the Purchaser TO HAVE AND TO HOLD the same as the lawful owner thereof, without any interruption from or by the present Vendor or any other person or persons claiming under the Vendor.
- 2) That the Vendor has delivered the peaceful possession of the schedule below land to the Purchaser, absolutely free from all encumbrances, liens or charges of any kind whatsoever.

SHREE DEVELOPERS
Devil
 Partner



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: 5 :

- 3) That from today all rights, title and interest of the Vendor over the schedule below land vested completely with the Purchaser who has become the lawful owner of the same and is free to use and enjoy over the same in any manner as the purchaser may deem fit and proper.
- 4) That the Vendor is the sole and bonafide owner of the schedule below land and he is fully entitled to convey the same unto the Purchaser.
- 5) That the purchaser shall be entitled to obtain mutation of schedule below land in his own name in the records of Landlord through Circle Officer at Chandil and accordingly shall pay rent for the same and to obtain receipts thereof in his own name.
- 6) That the purchaser will leave 20'ft. wide space on the southern side of schedule below land for road which will be a private road for the present purchaser and other purchasers those have purchased their respective lands from the present Vendor.

SHREE DEVELOPERS
 Partner



झारखण्ड JHARKHAND

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29/3/2016

6:

7) That the Vendor has further agreed to execute and register, at the cost of the purchaser, any further deeds of assurance, if necessary, to more perfectly ensure the ownership and possession of the purchaser, over the schedule below land.

SCHEDULE

In Mouza Dobo, Thana No.331, Halka No.2, P.S. Chandil, District Sub-Registry Office Seraikella, District Seraikella-Kharsawan, Khata No.145 being Plot No.983 (Gora 3 land), measuring area on the North side: 60'ft, South side: 60'ft., East side: 60'ft and West side: 60'ft. = 3600 sq.ft i.e. 8.25 Decimals (Eight point two five decimals) bounded by:

North : Nij;

South : 20'ft Road (Left by the Purchaser) then Vendor Nij ;

East : Bhagwan Mistri;

West : Mithu Yadav;

SHREE DEVELOPERS
Partner



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29/3/2010

:7:

Annual Rent of Rs.50 paise, payable to the Anchal Adhikari, Chandil.

IN WITNESS WHEREOF the Vendor has signed this Sale Deed today at
Seraikella on the date aforementioned.

WITNESSES:

- 1) *L.T. 50p dal Moti Devi by the P.O.
at L.V. Prasad
29.3.2010
dal Moti Devi w/o Bhola Singh
R/o Dobo P.S.-Chandil Dist-Seraikella
Kharsawan*
- 2) *Lambu kis kus / late Chaitan Kis
R/o Dobo P.S. Chandil 29.3.2010
Dist-Seraikella
Kharsawan*

Drafted, read over and explained the contents of this Sale Deed to the
Executant / Vendor in Hindi who found and admitted the same to be true
and correct.

Typed by :

*C.K. Das
29.3.2010*

SHREE DEVELOPERS
Shree Anand
Partner

L.V. Prasad
Advocate
29.3.2010

भारतीय गैर न्यायिक

पचास
रुपये
रु.50



FIFTY
RUPEES
Rs.50

INDIA NON JUDICIAL

झारखण्ड JHARKHAND

A 125232

श्री उमा शंकर सिंह
29/3/2010

: 8 :

NAME OF THE PURCHASER
SHRI UMA SHANKAR SINGH



Att. by
d-v. Prasad
29-3-2010

Uma Shankar Singh. 29-3-10



Signature and Finger Print of Left Hand of the Purchaser.

Certified that the finger prints of left hand of each person whose photographs affixed in the document have been obtained by me.

SHREE DEVELOPING
Prasad
Partner

d-v. Prasad
Advocate
29.3.2010



निबंधन विभाग, झारखंड
सरायकेला

जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token No: 9

Token Date/Time: 29/03/2010 13:09:05

Document Type	Sale Deed	Presenter	Bhola Singh	Date of Entry	29/03/2010
Presenter' Name & Address	Dobo, Ps- Chandil	DOE		Total Pages	20
Stampable Doc. Value	231000	Stamp Value	9250	Book	1
Document Value	231000	Serial No.	0	CNO/PNO	
Special Type					
Remarks / Other Details					

Property Details:

Anchal	Th.No.	Wrd/Hik	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
CHANDIL	331	2	DOBO	145	983			Tanr	8.25 Decimal	220605

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	Bhola Singh	Late Bhika Singh	Cul.	Other		Dobo, Ps- Chandil
2	VENDEE	Uma Shankar Singh	Late Bishwanath Singh	Bus.	Other		406 B/B Bair Jhawara, Sonari, Ps- Sonari, Jsr
3	Identifier	Lal Mati Devi	W/O Bhola Singh	H/W	Other		Dobo, Ps- Chandil
4	Witness1	Lal Mati Devi	W/O Bhola Singh	H/W	Other		Dobo, Ps- Chandil
5	Witness2	Lambu Kisku	Late Chaitan Kisku	Cul.	Other		Dobo, Ps- Chandil

Fee Details:

SN	Description	Amount
1	LL	2.50
2	P	0.94
3	A1	2,310.00
4	SP	300.00
Total		2,613.44

मोला सिंह

उपर्युक्त प्रविष्टियों दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

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

प्रस्तुतकर्ता का हस्ताक्षर

डाटा इंट्रि ऑफिसर का हस्ताक्षर

उपर्युक्त मोला सिंह ने इस दस्तावेज के निष्पादन को मेरे समक्ष

स्वीकार किया

जिसकी

पहचान

निवासी

लालमति देवी

पिता - मोला सिंह

पेशा

गृहकारि ने की।

दोबो - चण्डिल

निबंधन प्रवर्तिका का हस्ताक्षर







SHREE DEVELOPERS
Partner

निबंधन विभाग, झारखंड
सरायकेला

Token No.9 Token Date: 29/03/2010 13:09:05

Serial/Deed No./Year :1540/1534/2010

Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Bhola Singh Father/Husband Name:Late Bhika Singh (VENDOR) Dobo, Ps- Chandil		
2	Uma Shankar Singh Father/Husband Name:Late Bishwanath Singh (VENDEE) 406 B/B Bair Jhawara, Sonari, Ps- Sonari, Jsr		
3	Lal Mati Devi Father/Husband Name:W/O Bhola Singh (Identifier) Dobo, Ps- Chandil		
4	Lal Mati Devi Father/Husband Name:W/O Bhola Singh (Witness1) Dobo, Ps- Chandil	<input type="checkbox"/>	<input type="checkbox"/>
5	Lambu Kisku Father/Husband Name:Late Chaitan Kisku (Witness2) Dobo, Ps- Chandil	<input type="checkbox"/>	<input type="checkbox"/>

Book No. I
 Volume 54
 Page 221 To 240
 Deed No 1540/1534
 Year 2010
 Date 29/03/2010 13:48:58

District Sub Registrar

SHREE DEVELOPERS
Partner

Signature of Operator