



46/18/12

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46 - 46  
 23 - 23  
 18/12/13  
 18-12-13



ATTESTED BY  
 S. P. Dhanbhadra  
 Deacon, Jinter  
 Dhanbhadra  
 L. No 2/1/13/15



उत्तर देकर

Dhanbhadra  
 18/12/13

अवल अधिकारी... से प्राप्त सूची 45  
 अनुमार दस्तावेज में वर्णित मीमा...  
 नम्बर 226... के खाता नं...  
 नायक खाते से बाहर है/सूची बंद नहीं है 'के अनुसार निर्धारित मूल्य से कम नहीं है'  
**DEED OF SALE**

Reepaid  
 A/D 5700/-  
 Sal 2300  
 P-fee 094  
 5703-44  
 18/12

18/12 THIS DEED OF ABSOLUTE SALE is made this the 18th day of December Two thousand thirteen BY AND BETWEEN 1) Sri Dharnidhar Dutta, 2) Sri Phatik Chandra Dutta, 3) Sri Gunadhar Dutta, 4) Sri Nimai Chandra Dutta, S/o Late Manindra Nath Dutta, 5) Sri Subodh Dutta, 6) Sri Rajendra Dutta, 7) Sri Deepak Dutta, S/o Late Golak Bihari Dutta, 8) Sri Sanjay Dutta, 9) Sri Ajay Dutta, S/o Late Narayan Chandra Dutta, hereinafter called and referred to as the **VENDOR** (Which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heirs, executors, by caste - Gandh Barik

003348/13

धनबाद/कोषमार से निगत

कोषमार पदाधिकारी  
धनबाद

Memo No. .... 5507/13-14.  
Issued to..... Santosh Kumar  
of Bishumpur... PS..... Dhanbad  
Through.....  
Non Judicial/Court-Fee Stamps  
of Rs. 5600/-..... (5000+ 500+100)

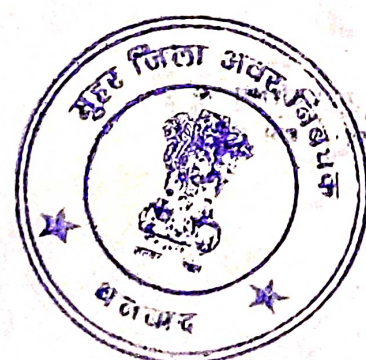
*(Signature)*  
Accountant/Stamp Clerk  
District Treasury, Dhanbad

18-12-13 10-00 - 1-00  
के कार्यालय धनबाद में लक्ष्मणजी का अकाउंट नं. 27-02 = 06 धनबाद  
इस प्रमाणिकृत प्रस्तावक - W-92 अकाउंट नं. 27-02 के अकाउंट  
के अकाउंट नं. 27-02 अकाउंट नं. 27-02 के अकाउंट  
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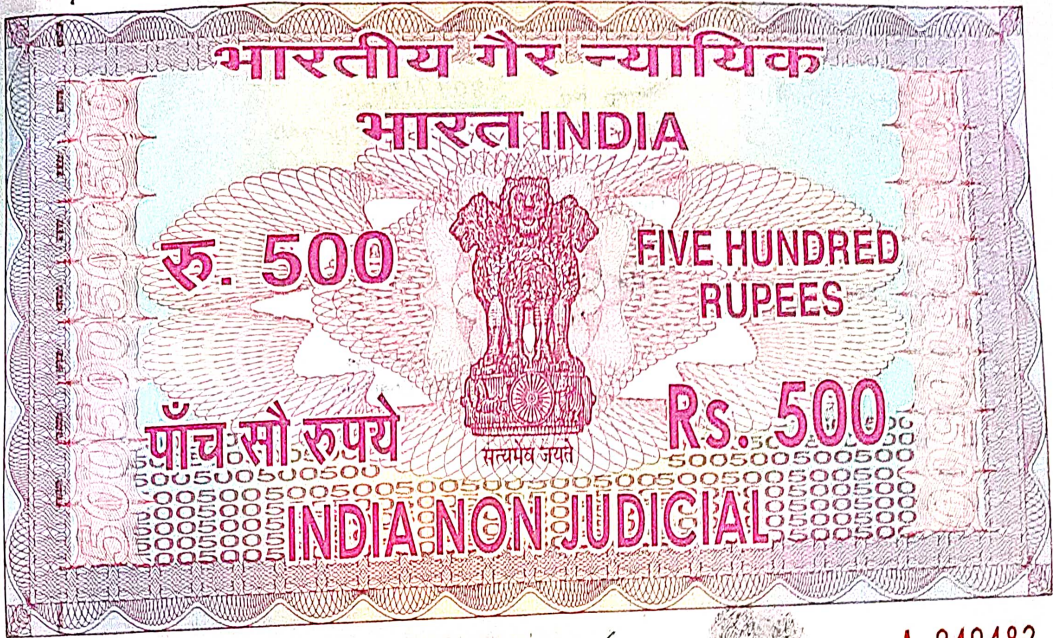


अमरजीत राय  
18/12/13

18-12-13



के लिए जारी है.....  
.....  
.....  
.....



झारखण्ड JHARKHAND



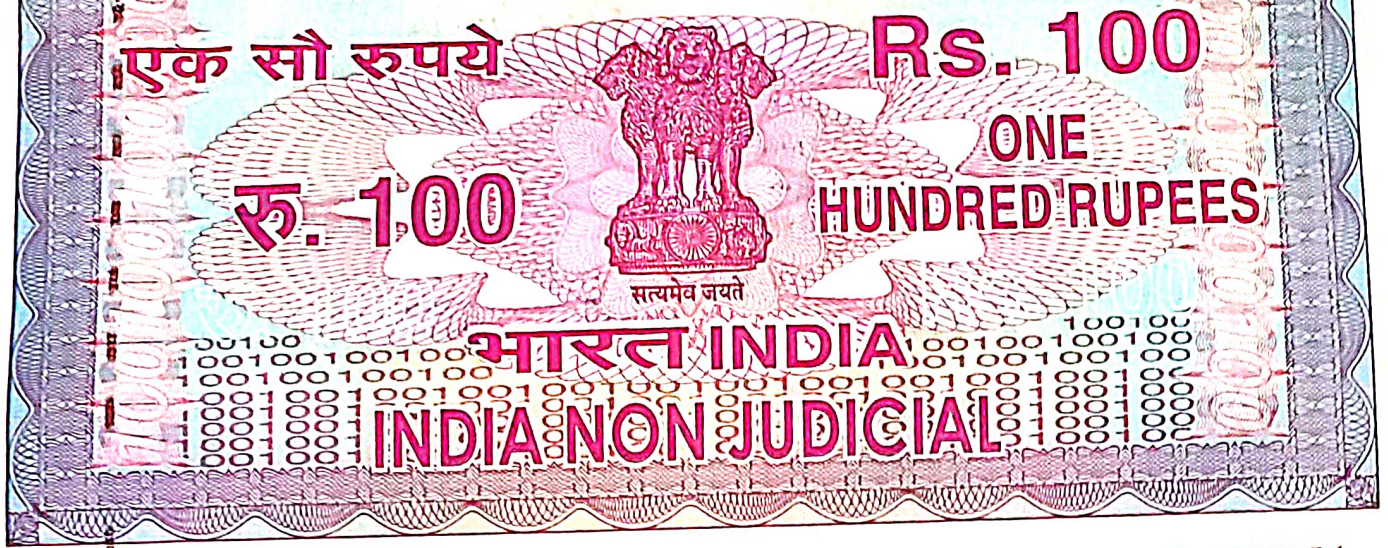
A 940482

Dhanbad  
18-12-13

-2-

successors, administrators, legal representatives and assignees) of the ONE PART. Represented by constituted attorney of vendor no.1 to 9, (1) Sri Amarjeet Sao, S/o Late Bunilal Sao, by Caste Teli and 2) Sri Dhabal Seth, S/o Dali Chand Seth, by Caste-Baniya, Occupation-Business, Both Resident at and P.S.-Bank More, Dhanbad, District-Dhanbad vide General Power of Attorney No.IV-92, dated 27.02.2006 Registered at sub-registry office Dhanbad.

.....3



झारखण्ड JHARKHAND

C 438256

सम व प्रकाश

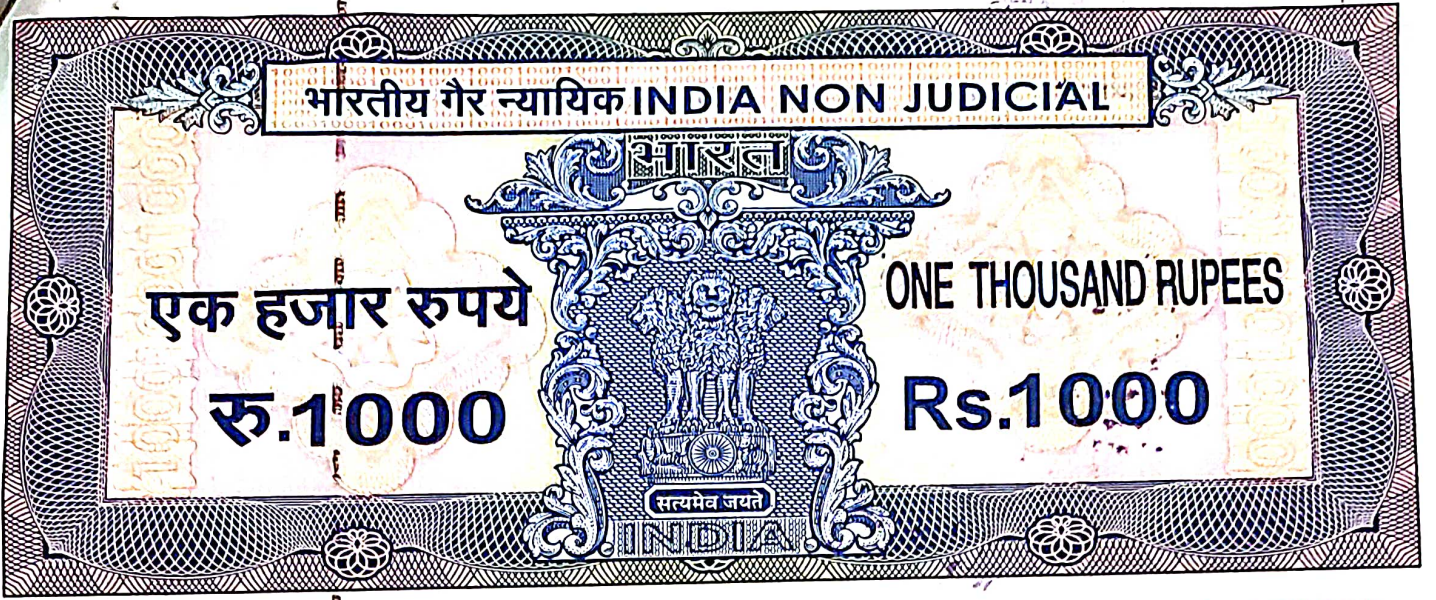
DHANBAD  
18-12-13

-3-

AND IN FAVOUR OF

SRI SANTOSH KUMAR, S/o Prakash Raut, by Caste-Awadhia Kurmi, by Occupation-Service, Resident at New Bishunpur, P.O.-B. Polytechnic, Dhanbad, P.S.-Dhanbad, Distt-Dhanbad, State-Jharkhand, hereinafter called and referred to as the PURCHASER (Which expression shall unless excluded by or repugnant to the context be deemed to mean and include his heir, executor, successor, administrator, legal representative and assignee) of the OTHER PART.

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झारखण्ड JHARKHAND

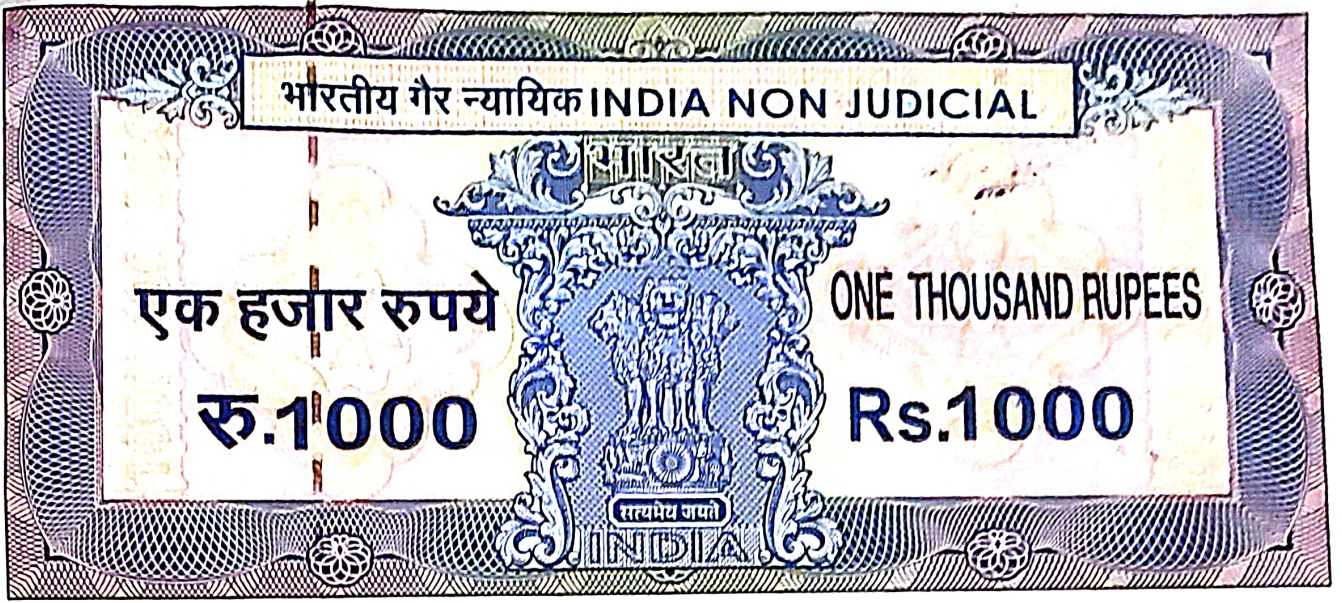
उमर सुखिया

A 275598  
DHANBAD  
18-12-17

-4-

Whereas the survey settlement Plot No.41 measuring an area 03 Kathas or 4.95 decimal of land and other land appertaining to Khata No.86 Mouza Raguni under P.S.-Katras, Distt-Dhanbad morefully described in the schedule below land recorded form "M" by circle office Baghmara vide rent assessment from circle office Baghamara in the name of Manindra Nath Dutta father of vendor no.1,2,3,4 and grandfather of vendor no.5,6,7,8,9 and rent paying to the landlord State of Jharkhand under Thoka No.157 they are legal heirs and successors as the above mentioned vendors are in peaceful and undisturbed possession over the same.

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झारखण्ड JHARKHAND

A 275599

5/12/18

JHARKHAND  
18-12-18

-5-

Whereas the vendor while thus in peaceful possession became desirous of selling a portion of land which his Schedule below mention land to meet the purchaser for their financial requirements.

And whereas the purchaser knowing the intention of the vendor have agreed to purchase the said land and offered to pay a sum of Rs. 1,90,000/- (Rupees One lac ninety thousand) only as the highest consideration thereof.

**NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS :-**

1. That in consideration of the sum of Rs. 1,90,000/- (Rupees One lac ninety thousand) only has been paid by the purchaser to the vendors (the receipt whereof the vendor doth hereby admit

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DHANBAD  
18-12-13

-6-

and acknowledge) for the sale of the said land which is more fully described in the schedule below and in consideration of the terms, conditions and covenants hereinafter contained, the vendor doth hereby absolutely and indefeasibly grant, sell, convey, transfer and assign unto the purchaser by way of ABSOLUTE SALE all his right, title, interest and possession etc. together with all claims demands, liberties/benefits/easements etc. belonging to or appertaining to free from all encumbrances whatsoever TO HAVE AND HOLD the same to and unto the use of the purchaser peacefully and quietly for at all times to come subject to the payment of rent that to the Landlord the State of Jharkhand via Circle Office Bhaghmara, Distt-Dhanbad, having full right and authority to transfer the same by sale, gift, mortgage or otherwise as the purchaser likes.

2. That the vendors doth hereby covenant with the purchaser that he is the true and lawful owner of the land and is in sole I and Exclusive Possession over the said land and they have not in any way or manner transferred or encumbered the said land or any part or portion thereof and should therefore in future if it transpires that the vendors are not the true and lawful owner of the land or has other sharer or co-sharer or that the vendors has no right and authority to transfer the said land and if by any other reasons thereof the purchaser is put to any loss the vendors doth hereby undertake to compensate the purchaser in every respect thereof.

.....7

SHRUTI

18-12-13

-7-

3. That the purchaser shall hereafter pay the proportionate annual rent and cess 50 paise to the landlord the State of Jharkhand via C.O. Bhagmara, Distt-Dhanbad, or any other amount that may be assessed for the said land hereby sold to the purchaser by virtue of this sale deed.
4. That the vendors doth hereby further covenant with the purchaser to do or to execute all such acts, deeds and things as may be required reasonably for better assuring to the purchaser to in end over the vendor's land and the vendors shall render all possible aid and assistance to the purchaser in the matter of mutation etc.

IN WITNESS WHEREOF the vendors have set and subscribed their hands on this the day, month and year first above written.

SCHEDULE

All that piece and parcel of RAIYATI LAND situated in Mouza-Raguni, P.S.-Kratras, Chowki Sub Registry-Dhanbad, Distt-Dhanbad, Mouza-Raguni, Mouza No.226, Old Khata No.86 (Eighty six), New Khata No.114, Old Plot No.41 (Forty one), New Plot No.37 measuring an area 2160 sq.ft. i.e. 03 Kathas or 4.95 decimal of lands hereby sold by this Sale Deed as per plan attached herewith and shown in colour "RED" which is butted and bounded as follows :-

- North - Sri Anish Kumar
- South - Part of this Plot
- East - Sri Jai Mangal Singh
- West - 20 fit wide road (Street)

This land is residential situated at subsidiary road.



51772716

Dhanu  
18-12-13

-8-

Photographs, Signature and Fingerprints of the purchaser :-



Santosh Kumar  
18-12-13

Witnesses

1. Dhruv Kumar  
S/o Usha Kant  
At: Babedih, P.O.- B. Polytechnic  
Dhanbad

18-12-13

2. Anurag Kumar  
S/o Late Kiran Chandra  
Rangun, Phuli, Dhanbad.  
P. Tetulmari 18-12-13

Drafted by me as per instruction of vendor and the deed read over and explained both the parties and certified that the finger prints of the left hand of the Vendors and Vendee, whose photograph is affixed in the document have been duly obtained before me, and this deed has been typed & drafted by me :-

Deed Writer. Shatru ghosh prasad  
Dhanbad  
L.No 2-91

Seller: - (1) Sri Dharnidhar Dutta (2) Sri Phatik chandra Dutta (3) Sri  
Gurudhar Dutta, (4) Sri Nimai chandra Dutta. slo Late  
Mamindra Nath Dutta (5) Sri Subodh Dutta (6) Sri Rajendra  
Dutta, (7) Sri Deepak Dutta, slo Late Golak Bihari Dutta,  
(8) Sri Sanjay Dutta (9) Sri Ajay Dutta. slo Late Narayan  
Chandra Dutta, of Rangumire, P.S. Katrasore, Dist. Dhanbad

Power of Attorney to: 1 to 9: - Sri Amarjeet Sao slo Late Bunilal Sao  
& (2) Sri Dhawal Seth slo Dali Chand Seth. of Bank  
More, P.S. Bank More, Dist. Dhanbad.

Purchaser: - Sri Santosh Kumar, slo Prakash Raut of New Bish-  
unpur, P.S. & Dist. Dhanbad.

Schedule: - Mouza. Ranguni NO: 226. P.S. Katras. under Khata no:  
86. New Khata no: 114. Plot No: 41. New Plot no: 37.  
(Part) Area. 3 Kathas, or 4.95 Decimals. of Land.

Shown in colour red.

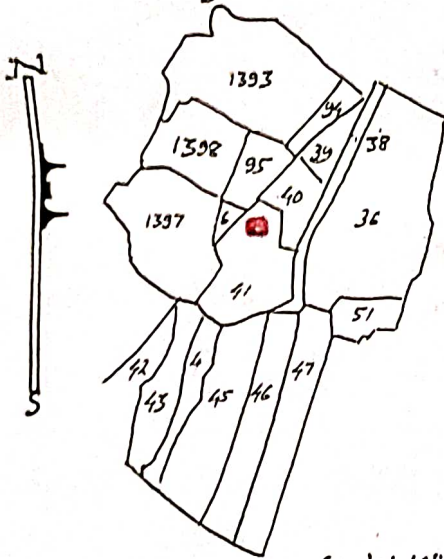
Boundary: - North: - Sri Anish Kumar.

South: - Part of this Plot.

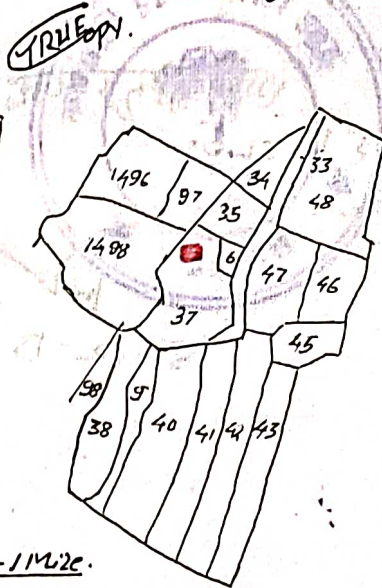
East: - Sri Jai Mangal Singh.

West: - 20' wide Road.

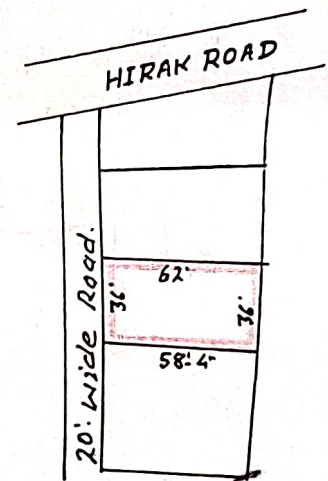
Old Key Plan



New Key Plan



Scale: 16" = 1 Mile.



*[Signature]*

*[Signature]*

18-12-13



भारत सरकार  
GOVERNMENT OF INDIA



अमरजीत साव  
Amarjeet Saw

जन्म वर्ष / Year of Birth : 1970  
पुरुष / Male



5224 7388 9685

आधार - आम आदमी का अधिकार



उत्तराखण्ड  
Uttarakhand

पता: S/O: बुनी लाल साव, 128,  
कत्रिस्तान रोड, शक्ति मंदिर, जोड़ा फाटक  
रोड धनसार, धनबाद, झारखण्ड,  
826001

Address: S/O: Buni Lal Saw, 128,  
katristan road, shakti mandir, joda  
phatak road dhanshar, Dhanbad,  
Dhanbad, Jharkhand, 826001



1947  
1800 180 1947



help@ukdal.gov.in



www.ukdal.gov.in

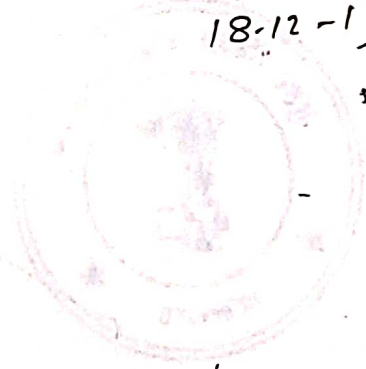


P.O. Box No. 1947,  
Bengaluru-560 001

अमरजीत साव

18-12-13

Handwritten signature



**INDIAN UNION DRIVING LICENCE JHARKHAND STATE**

Name: **DHAWAL SETHI**  
 S/o: **DALI CHAND SETHI**

DL No: **JH-10/2009/0023335**  
 Issue Date: **12 DEC 2009**  
 Validity: **21 FEB 2025**  
 DOB: **22 FEB 1978**

Address: **WTHI ROAD**  
**RAM MORE**  
**CHAMBAD 8**

Signature of Card Holder: \_\_\_\_\_  
 Issuing Authority: \_\_\_\_\_

DHAWAL

18-12-13

*[Handwritten mark]*



भारत सरकार  
GOVERNMENT OF INDIA



संतोष कुमार  
Santosh Kumar  
जन्म वर्ष / Year of Birth - 1983  
पुरुष / Male



9053 6491 5741

आधार — आम आदमी का अधिकार

Santosh Kumar

18-12-13

*Handwritten signature*



भारतीय विशिष्ट पहचान प्राधिकरण  
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O: प्रकाश राउत, न्यू बिशुनपुर,  
बिभुनपुर, धनबाद, वी.पोलीटेक्निक,  
झारखण्ड, 828130


Address: S/O: Prakash Raut, New  
Bishunpur, Bishunpur, Dhanbad,  
B.Polytechnic, Jharkhand, 828130

1947  
1800 180 1947



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www.uidai.gov.in

P.O. Box No. 1947  
Bengaluru-560 001

  
**ELECTION COMMISSION OF INDIA**  
 भारत निर्वाचन आयोग

**IDENTITY CARD** BZQ4640357  
 पहचान पत्र

Elector's Name Diwakar Kumar  
 मतदाता का नाम दिवाकर कुमार  
 Father's Name Ushakant  
 पिता का नाम उषाकान्त  
 Sex Male  
 लिंग पुरुष  
 Age as on 1.1.2003 24  
 १.१.२००३ को आयु २४


Diwakar Kumar

18-12-13

hsh

Address BZQ4640357  
 50 BABUDIH, DHANBAD  
 P.O. B. POLYTECHNIC, DIST- DHANBAD  
 PIN- 828106

पता  
 ५० बाबुडीह, धनबाद  
 पो०बी० पोलिटेक्नीक, जिला- धनबाद  
 पिन- ८२८१०६

  
 Facsimile Signature  
 Electoral Registration Officer  
 निर्वाचक निबंधन अधिकारी

For 40 - Dhanbad  
 ४० - धनबाद  
 Assembly Constituency  
 विधानसभा निर्वाचन क्षेत्र

Place Dhanbad  
 स्थान धनबाद  
 Date 18.10.2003  
 दिनांक १८.१०.२००३



निबंधन विभाग, झारखंड  
धनबाद  
जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token No: 45

Token Date/Time: 18/12/2013 15:01:29

Document Type	Sale Deed	Presenter	Amarjeet Sao	Date of Entry	18/12/2013
Presenter Name & Address	Of & P.S- Bank More, Dist- Dhanbad	DOE		Total Pages	30
Stampable Doc. Value	190000	Stamp Value	7600	Book	1
Document Value	190000	Serial No.	0	CNO/PNO	
Special Type		Old Serial No.	/		
Remarks / Other Details					

Anchal	Th.No.	Wrd/Hik	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
BAGHMARA	226	0	RANGUNI	86	41			U_RES	4.95 Decimal	189233.55

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	UID	Address
1	Power Holder	Amarjeet Sao	Late Bunilal Sao	Business	General			Of & P.S- Bank More, Dist- Dhanbad
2	Power Holder	Dhabal Seth	Dali Chand Seth	Business	General			Of & P.S- Bank More, Dist- Dhanbad
3	VENDEE	Santosh Kumar	Prakash Raut	Service	General			New Bishunpur, P.S & Dist- Dhanbad
4	Identifier	Diwakar Kumar	Usha Kant	Business	General			Babudih, P.S & Dist- Dhanbad
5	Witness1	Diwakar Kumar	Usha Kant	Business	General			Babudih, P.S & Dist- Dhanbad
6	Witness2	Amitabh Dutta	Late Kinkar Chandra Dutta	Business	General			Ranguni, P.S- Tetulmari, Dist- Dhanbad

Fee Details:

SN	Description	Amount
1	LL	2.50
2	PR	0.94
3	A1	5,700.00
4	SP	450.00
Total		6,153.44

अमरजीत साव

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

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

प्रस्तुतकर्ता का हस्ताक्षर

डाटा इंद्रि ऑपरेटर का हस्ताक्षर

उपर्युक्त ..... अमरजीत साव वाचबल सेठ ..... ने इस दस्तावेज के निष्पादन को मेरे समक्ष स्वीकार किया

जिसकी ..... दीवाकर कुमार ..... पिता ..... उषा कान्त









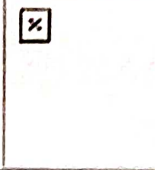
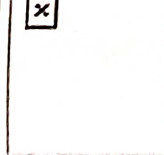


पहचान ..... बाबुडीह, धनबाद ..... पेशा ..... धनबाद

निवासी ..... बाबुडीह, धनबाद ..... ने की

निबंधन पदाधिकारी का हस्ताक्षर

निबंधन विभाग, झारखंड  
धनबाद

Token No.45 Token Date: 18/12/2013 15:01:29  
Serlal/Deed No./Year : 11148/9509/2013  
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	<b>Amarjeet Sao</b> Father/Husband Name:Late Bunilal Sao (Power Holder) Of & P.S- Bank More, Dist- Dhanbad		
2	<b>Dhabal Seth</b> Father/Husband Name:Dali Chand Seth (Power Holder) Of & P.S- Bank More, Dist- Dhanbad		
3	<b>Santosh Kumar</b> Father/Husband Name:Prakash Raut (VENDEE) New Bishunpur, P.S & Dist- Dhanbad		
4	<b>Diwakar Kumar</b> Father/Husband Name:Usha Kant (Identifier) Babudih, P.S & Dist- Dhanbad		
5	<b>Diwakar Kumar</b> Father/Husband Name:Usha Kant (Witness1) Babudih, P.S & Dist- Dhanbad		
6	<b>Amitabh Dutta</b> Father/Husband Name:Late Kinkar Chandra Dutta (Witness2) Ranguni, P.S- Tetulmari, Dist- Dhanbad		

Book No. I  
Volume 361  
Page 401 To 430  
Deed No 11148/9509  
Year 2013  
Date 18/12/2013 16:38:41

  
Registering Officer

  
Signature of Operator