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Government of Jharkhand

Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : 37b809c2b74d2e2f4f9b

Receipt Date : 27-Jul-2021 02:09:02 pm

Receipt Amount : 100/-

Amount In Words : One Hundred Rupees Only

Token Number : 20210000075469

Office Name : SRO - Saraikela

Document Type : Development Agreement

Payee Name : KEDAR CONSTRUCTION A PARTNERSHIP
FIRM REP BY ITS PARTNER PRASHANT
KUMAR (Vendee)

GRN Number : 2106661443



Chandrachun Singh
27/07/21
Baby-Kumari
Bhawana Kumari
Bharti
Kumari
27/07/21

:: For Office Use ::

Prashant Kumar
29/7/21

Prashant Kumar
27/7/21

इस रसीद का उपयोग केवल एक ही दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु ही किया जा सकता है। पुनः प्रिन्ट कर अथवा फोटो कॉपी आदि द्वारा इसी रसीद का दुसरे दस्तावेज पर मुद्रांक शुल्क का भुगतान के प्रमाण हेतु उपयोग भारतीय मुद्रांक अधिनियम, 1899 की धारा 62 अन्तर्गत दण्डनीय अपराध है।

Dev. Agreement Value 2,18,26,284/- Stamp 100/- Adityapur

256

Chandrachur Singh 27/07/21
Baby - Kumari 27/07/21
Bhawana Kumari 27/07/21
Bharti Kumari 27/07/21

मुल्याकन सूची स जांच किये: 29/7/21
दस्तावेज जांच एव सही पाया 29/7/21

शुभम
Bhawana Kumari 27/7/21

उपस्थापित दस्तावेज में लेखकारी की जाति... अंकित है। यह जाति C.N.T Act 1908 की धारा 461(B) के अन्तर्गत नहीं है। 29/7/21

दस्तावेज में वर्णित मूमि प्रतिबंधित सूची से हैं

29/7/21 जांचकर्ता



2

Attest

29/7/21
27.07.21

Chandrachur Singh 27/07/21

नियम-21 क अधीन ग्राह्य भारतीय स्टाम्प अधिनियम

(इंडियन स्टाम्प एक्ट 1999) की धारा 1 या 1 (क) से... यथावत स्टाम्प सहित या शुल्क से विमुक्त या स्टाम्प शुल्क अपेक्षित नहीं

DEVELOPMENT AGREEMENT

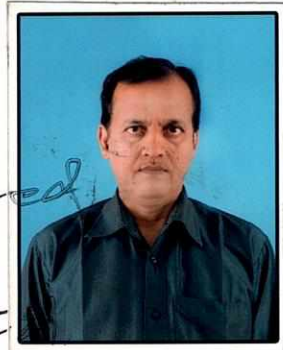
THIS DEVELOPMENT AGREEMENT is made on this the 27th day of July, 2021, here at Seraikela, by and between:-

- 1. Mr. CHANDRACHUR SINGH, S/O late Panchi Lal Singh,
- 2. Mrs. BABY KUMARI, D/O-Ram Sagar Choudhary, W/O-Chandrachur Singh,
- 3. Ms. BHAWANA KUMARI, D/O-Sri Chandrachur Singh,
- 4. Ms. BHARATI KUMARI, D/O-Sri Chandrachur Singh,

All By faith-Hindu, By caste-Bhumihar, By occupation-Business, By Nationality-Indian Resident of I-type, Qr No.-4/4, Adityapur-I,P.O and P.S-Adityapur, Dist-Seraikella-kharsawan, Jharkhand, hereinafter called the **OWNER/ FIRST PARTY** (which expression shall unless repugnant to the context shall mean and include his legal heirs, successors, administrators, nominees and permitted assigns) of the ONE PART;

- 1. Aadhar No.-3096 0141 4739, Pan No.-AEIPS2257K,
- 2. Aadhar No.-5016 8583 2717, Pan No.-BLXPA5627G,
- 3. Aadhar No.-7658 0739 4112, Pan No.-ESPPK5857Q,
- 4. Aadhar No.-4883 7071 2124, Pan No.-ETCPK9605L,

Feard
545658
Salam 250
Kous 294
2000
547661
29/7/21



Attested
by me
[Signature]
27/07/21

Chauchra Chaur Singh
27/07/21

Finger print



ना. 27/07/21 समय [Signature] तक
 पति चंद्र चंद सिंह
 पत्नी श्री. [Signature]
 स्थान बसोई ग्राम बसोई
 पंचायत बसोई तहसील बसोई
 जिला बसोई में निबंधन के लिए
 इस्ताबज पेश किया। [Signature]

नपस्थापक का हस्ताक्षर निबंधन पदाधिकारी का हस्ताक्षर

[Signature]
29/07/21





Chandrachur Singh
27/07/21
Bobby-Kumari
Bhavana Kumari
Bharti Kumar
27/07/21

Prashant Kumar
Bhavani Kumar
27/07/21

3
AND

KEDAR CONSTRUCTION, a partnership firm, having its office at H.No.A/5, Raju Bagan, Kitadih West, Near Shiv Mandir, P.O-Kitadih, P.S-Parsudih, Dist-East Singhbhum, Jamshedpur, State of Jharkhand represented by its Partners 1. **MR. SANU KUMAR**, son of Satyendra Kumar, By caste-Bhumihar, By Faith Hindu, by Nationality Indian, By Occupation- Business, Resident of H No.-A/5, Raju Bagan, Kitadih West, Near Shiv Mandir, P.O-Kitadih, P.S-Parsudih, Dist-East Singhbhum, Jamshedpur, State of Jharkhand, Jharkhand-831012, **Aadhar No.-4647 1496 9720**, PAN No.-**DPYPK5989G**, 2. **Prashant Kumar**, son of Satyendra Kumar, By caste-Bhumihar, By Faith Hindu, by Nationality Indian, By Occupation- Business, Resident of H No.-A/5, Raju Bagan, Kitadih West, Near Shiv Mandir, P.O-Kitadih, P.S-Parsudih, Dist-East Singhbhum, Jamshedpur, State of Jharkhand, Jharkhand-831012, **Aadhar No.- 6737 6662 3310**, PAN No.-**GXTPK2555Q**, hereinafter called the **DEVELOPER/SECOND PARTY** (which expression shall mean unless exclude by or repugnant to the context be deem to includes their respective legal heirs, successors, administrators, nominees and permitted assigns) of the **OTHER PART**; **Firm's Pan No- AAVFK2636B**, **GST No.-20AAVFK2636BIZN**, **Regd No.-SEA1635701622301**

WHEREAS, Owner No.1, i.e-Chandrachur Singh has purchased 5.05 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, 1007, 1223 corresponding to new khata no.-81, new plot no.-457, 969, 968 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05, Thana No.-128 vide Registered Sale Deed No.-918 on dated 26.02.2010 registered at DSRO Seraikela and the same has been Mutated vide Mutation Case No.-1356/2009-2010 which is entered in Panji-II, Vol-11, Page 18 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Reciept No.-0763260350 on dated 2.06.2021, Holding Tax has already been paid vide holding No.-0130000931000M0.

Handwritten notes and signatures on the left margin, including names like 'Bobby-Kumari' and dates like '27/07/21'.



Chandrachur Singh
27/07/21
Boby .Kumari
27/07/21
Bhawana Kumari
Bharti Kumari
27/07/21

[Signature]
27/7/21
Bhawana Kumari

4

Later on Owner No.-1, Chandrachur Singh has purchased measuring an area 5.05 Decimal of land bearing Old Khata No.-85, Old Plot No.-1008, 1222, Corresponding to New Khata No.-81, New Plot No.-457, 969 situated at Mouza-Dindli, Adityapur NAC old Ward No.-05, Thana No.-128, P.S-Adityapur, Vide Registered Sale Deed No.-4069, on dated 28.07.2010 and the same has been mutated vide mutation case No.-634/2010-2011 which is entered in Panji-II, Vol-10, Page No.-129 in the Office of C.O-Gamharia in the name of the Owner No.-01. Paid Rent upto 2021-2022 vide Rent Receipt No.-0883774183 on dated 2.06.2021. Holding Tax has already been paid vide Holding No.- 0130000931000M0.

[Signature]
Boby .Kumari
27/07/21



AND WHEREAS, Owner No.2, i.e-Baby Kumari has purchased 3.14 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, corresponding to new khata no.-81, new plot no.-457, 969 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05, Thana No.-128 vide Registered Sale Deed No.-1527 on dated 28.03.2010 registered at DSRO Seraikela and the same has been Mutated in her name vide Mutation Case No.-269/2010-2011 which is entered in Panji-II, Vol-10, Page No.-156 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Reciept No.-0580978699 on dated 02.06.2021, Holding Tax has already been paid vide holding No.-0130000811000M0.

AND WHEREAS, Owner No.3, i.e-Bhawana Kumari has purchased 3.14 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, corresponding to New khata no.-81, new plot no.-457, 969 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05, Thana No.-128 vide Registered Sale Deed No.-1528 on dated 28.03.2010 registered at DSRO Seraikela and the same has been Mutated in her name vide Mutation Case No.-267/2010-2011 which is entered in Panji-II, Vol-10, Page No.-155 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Receipt No.-0142508904 on dated 02.06.2021, Holding Tax has already been paid vide holding No.-0130000107000M0.

[Vertical signature]



Chandrabhawan Singh

27/07/21

Babji Kumari

Bhawana Kumari

Bharati Kumari

27/07/21

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27/07/21

Bhawana Kumari
27/07/21

Later On Owner No.3, i.e-Bhawana Kumari has purchased 3.14 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, corresponding to new khata no.-81, new plot no.-457, 969 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05,Thana No.-128 vide Registered Sale Deed No.-4070 on dated 28.07.2010 registered at DSRO Seraikela and the same has been Mutated in her name vide Mutation Case No.-635/2010-2011 which is entered in Panji-II, Vol-11, Page No.-19 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Reciept No.-0041010983 on dated 02.06.2021, Holding Tax has already been paid vide holding No.-0130000107000M0.

Bhawana Kumari
27/07/21

AND WHEREAS, Owner No.4, i.e-Bharati Kumari has purchased 3.14 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, corresponding to new khata no.-81, new plot no.-457, 969 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05,Thana No.-128 vide Registered Sale Deed No.-4071 on dated 28.07.2010 registered at DSRO Seraikela and the same has been Mutated in her name vide Mutation Case No.-636/2010-2011 which is entered in Panji-II, Vol-11, Page No.-20 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Reciept No.-0359866490 on dated 02.06.2021, Holding Tax has already been paid vide holding No.-0130000106000M0.

Later on Owner No.4, i.e-Bharati Kumari has purchased 3.14 Decimal of land bearing old Khata No.-85, Old Plot No.-1008, 1222, corresponding to new khata no.-81, new plot no.-457, 969 situated at Mouza-Dindli, P.S-Adityapur, Adityapur NAC old Ward No.-05,Thana No.-128 vide Registered Sale Deed No.-1529 on dated 28.03.2010 registered at DSRO Seraikela and the same has been Mutated in her name vide Mutation Case No.-270/2010-2011 which is entered in Panji-II, Vol-10, Page No.-157 in the Office of C.O Gamharia, Paid Rent upto 2021-2022 vide Rent Reciept No.-0680726589 on dated 02.06.2021, Holding Tax has already been paid vide holding No.-0130000106000M0.

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Chandraghar Singh

27/07/21

Baby. Kumara

Shawana Kumari

Bharti Kumari

27/07/21



Purnima Kumari
27/7/21

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Whereas, the Developer/2nd party has approached to the owner/1st party for grant of right to develop the schedule below land and construction Flats, residential cum multistoried building/other than parking area on alteration or apartment at developer's own cost, funds and their own risk and responsibilities.

AND WHEREAS, the 1st party/ owner hereby agree to grant permission to the developer for development for the Schedule 'A' below property. The developer has assured and undertake to the 1st party to develop the said property without putting the 1st party to any loss or damage and also immune and indemnity the 1st party of any claim from anybody after the execution of this agreement.

NOW THIS DEED OF AGREEMENT WITNESSES AS FOLLOWS:

1. That, the First party members hereby accepts and agrees to handover the schedule below property to develop and complete construction of the apartment, complex in the manner appearing on the terms and conditions stipulation as mentioned in this agreement.

2. That, the developer shall prepare maps and plans for submission for approval/ permission of the same at Adityapur Municipal corporation subsequently for construction at its own cost.

3. That, it is decided and resolved unanimously by and between the parties that the 1st party/ owner shall held and possess 45.25%*(Forty Five Point Two Five percent) of the constructed flats in each floor and the rest 54.75% (Fifty Four Point Seven Five percent)

Chaudhary
Singh
27/07/21
Bobby. Kumari
27/07/21
Bhawana Kumari
Bharti Kumari
27/07/21

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Shankar Kumar
27/7/21

accordingly be hold and possess by the developer after completion of the construction with full fittings and accessories on brand as per Annexure Schedule 'B' annexed herewith (Free of cost of the Flats of share of the 1st party) against the schedule below lands. The both parties will divide their holding share as on super building area, or constructed area along with parking spaces.

4. That, the share will be decided between the parties 45.25% to the 1st party and 54.75% to the 2nd party/ developer respectively in each and every floor at constructed area or multi storied building along with parking area over the schedule below lands.

5. That, if the Developer/2nd party or flat buyer takes any loan from a Bank or any financial institution against the Flat of the share of the developer/ 2nd party or flat buyer shall be liable for the repayment of the same, the 1st party/ owner will have no any responsibility or liability for the said loan.

6. That, the 2nd party/ developer after completion of the said multistoried building or flat with the parking area in basement of the flat/building with all fitting of the complex shall be bound to deliver the possession of the share of the 1st party/ owner within extension period of 36 months positively/ without fail.

7. That, the parking area in basement of the flat/ building shall be given to the 1st party/ owner free of cost i.e. 45.25% share of the 1st party/owner.

Chadwarchur Singh
27/07/21
Baby. Kumari
27/07/21
Bhawana Kumari
Bharti Kumari
27/07/21



Bhawana Kumari
27/7/21

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8. That, the developer undertake to complete the construction works within 36 months from the date of this agreement over the schedule below land within the enhanced stipulated period the developer fails to complete the construction, the 1st party/ owner shall have every right to retain back his entire land together with standing structure thereon if any free of cost and the developer cannot have any claim on the constructed area of the schedule below land.

9. That, the 1st party/owner execute the Registered General Power of Attorney in favor of the developer/2nd party for transferring the share of the developed area/builtup area to the intending buyer/purchaser of the flat/building by way of Registered sale deed to the execute as per the allocation of the share i.e. 54.75% builtup area only by the 2nd party/ developer after delivering the physical possession of the share i.e. 45.25% built up area of the complex/ flat with all fittings and accessories to the first party and the 1st party/owners shall have execute Registered sale deed of his share i.e. 45.25% builtup area of the complex/ flat to the intending buyer/ purchaser along with parking area of his share.

10. That, the 2nd party/ developer shall be execute Registered Sale Deed to the intending buyer of pertaining to the developer share of the flat owner the constructed area of the complex/flat after delivered the physical possession of allocation share of the owner share i.e. 45.25% of the flat/ complex with all fittings and accessories, along with parking area along with all facilities of the units.

Chandrababu Singh
27/07/21
Baby. Kumari
Bhavana Kumari
Bharti Kumari
27/07/21


Prashant Kumar
27/7/21

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11. That, the Developer may sell or mortgage the schedule below property with appropriate right and the interest in the said property pertaining to the developer's share of the flats over the constructed capable area of the complex/flats and also providing adequate safe guard/guarantee and to indemnity the owner.

12. That, in case at any difference arising out of relating to the land or of construction of the intended building/ flat thereon/ covered by this agreement correcting to the interpretation of any matter or more over the clause and conditions herein contained or relating to any matter / dispute shall be settled mutually agreed upon arbitration (Arbitrator or witnesses) before proceeding to the Court of Law.

13. That, the 1st party/ owner shall have the right to supervise by himself or by his Authorized Agent at the proposed building/flats at site regarding adherence to specification quality of materials and work in progress at site and may in thereafter and stop construction in case of violation of terms and conditions of the specification (Schedule-B) annexure here with.

14. That, whatsoever cost and expenses may be incurred towards construction of proposed building/ project including residential flat, commercial space, parking area and installation of all services-water, electricity, sewerage building plan, revise plain, payment to workmen, purchase of material, fixtures, fittings, etc. and / or all related expenses in connection with proposed construction/ project shall be borne by the Developers/ 2nd party.

Chandhakar
Singh
29/07/21

Bobby.Kumar

Bhavana
Kumari

Bharti
Kumari
29/07/21

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27/7/21
Bhavana Kumari

15. That, the 2nd party/developer complete the developing work of building within 36 months after executed at this agreement date and also said period i.e. 36 months if fail to the schedule period of completion of the project. Building, this agreement will be treated as automatically cancelled / null and void.

16. That, earlier one development agreement of the said schedule below land has been made by and between the said parties and Notarized the same, vide Notary Sl. No 344 dated 28.02.2020, at seraikela. It will be validated and extended by this registered agreement for development.

17. That, the Developer/ 2nd party shall manage materials and take care of all building materials, fixtures and fitting at site. In case of any loss or damage of any materials or construction by fire, theft, natural calamities like earthquake and others and moreover in case of any incident/ accident occur during the period of construction of the building/ project the same shall be shuddered on the 2nd party and on the contrary of 1st party shall be free from any such losses or damages.

18. That, the owner/1st party will have entitled to negotiate and to transfer by any way to any other person or persons of his 45.25% (Forty Five Point Two Five percent) shares of the Flats or Multistoried building with proportionate share of land and parking space over the said project along with other facilities of the units and to sign the documents and present the same before D.S.R.O Seraikela for execution.

19. That, the Developer/ 2nd party will be entitled to negotiate and to transfer by any way to any other person or persons of their 54.75% (Fifty Four Point seven five percent) shares of the said finished Flats or Multistoried building with undivided proportionate share of land with parking space along with other facilities at the units and to sign

Chandrachur
Singh
22/07/21

Baby Kumari

Bhawana Kumari

Bharati Kumari

22/07/21

22/07/21
Bhawana Kumari
22/07/21

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the documents and present the same before D.S.R.O., Seraikela for execution.

20. That, other right in the other common stairways landing ingress and egress and service and amenities of the proposed entire construction to be done executed over the Schedule 'A'.

21. That, The Developers/2nd Party have given token money as an interest free refundable securities deposit amount (A/C No.-50507443479) of Rs.-35,00,000/- (Thirty Five Lakhs only) to the first Party Members vide Cheque No.-062562,062569, dated 22.04.2020,13.08.2020 of Rs.-20,00,000/- (Rupees Twenty Lakhs) in the name of Chandrachur Singh vide Cheque No.-062551, dated 21.08.2021 in the name of Baby Kumari of Rs.-5,00,000/- (Rupees Five Lakhs) only vide cheque No.-062577 dated 23.02.2021 in the name of Bhawana Kumari and Rs.-5,00,000/- (Rupees Five Lakhs) vide cheque no.-062563, dated-22.04.2020 in the name of Bharati Kumari as a security deposit all the cheques drawn on Allahabad Bank, Bistupur, Jamshedpur Branch for the engagement of stipulated land for construction, after 48 months from the agreement date construction will complete on time then aforesaid security amount will be refund to the second party.

22. That, the expenses of any type of clearance from mining department, fire department, income tax, Adityapur Nagar Nigam and other related department for this completion of building plan will be born by the second party. First party will not be liable to any corner of liabilities or expenses towards this completion of building plan.

23. That, the first party has absolute ownership and right of the top floor of roof, the second party has no any right and claim of roof of top floor of the building complex or the said unit. Terrace is with party only

Chaudhary
27/07/21

Babji. Kumari

Bhawanee
Kumari
Bharti
Kumari
27/07/21
12

27/07/21
27/07/21

24. That, the owner/1st party members have absolute owner and undertake to develop, for gardening on piece of vacant space situated in north-east side 10'x70' ft. of the schedule below land/premises as per mutual understanding between both the parties.

SCHEDULE 'A'

All the piece and parcel of Raiyati/landed property situated in the District of Seraikela kharsawan, District Sub Registry Office at Seraikela, Mouza-Dindli, Adityapur Nagar Parishad Old Ward No.-05, New Ward No.-13, P.S-Adityapur, Thana No.-128, under Old Khata No.-85, Old Plot No.-1007, 1008, 1222, 1223 corresponding to New Khata No.-81, New Plot No.-457, 969, 968 (portion) having land measuring an area 11248.80 sq ft., i.e-25.80 decimal (Twenty five point eight zero decimals)

More Described as follows:-

Sl No.	Mutation Case No.	Khata No.	Plot No.	Area
1.	1356/ 2009-2010	O-85 N-81	O-1007, 1008, 1222, 1223 N-968, 969, 457	2200 Sq Ft (5.05 Dec)
2.	634/ 2010-2011	O-85 N-81	O-1008 N-457, 969	2200 Sq Ft (5.05 Dec)
3.	269/ 2010-2011	O-85 N-81	O-1008 N-457, 969	1370 Sq Ft (3.14 Dec)
4.	267/ 2010-2011	O-85 N-81	O-1008 N-457, 969	1370 Sq Ft (3.14 Dec)
5.	270/ 2010-2011	O-85 N-81	O-1008 N-457, 969	1370 Sq Ft (3.14 Dec)
6.	635/ 2010-2011	O-85 N-81	O-1008 N-457, 969	1370 Sq Ft (3.14 Dec)
7.	636/ 2010-2011	O-85 N-81	O-1008 N-457, 969	1370 Sq Ft (3.14 Dec)

WHICH IS COMPACT BOUNDED AS:

- North: Mouza Adityapur
- South: Portion of Plot No.-1008
- East: 20' Wide Road
- West: Manjari Bhargav & Kishore Chandra Saraswati

Chandrachud
Singh
27/07/21
Bobby Kumari
27/07/21
Bhavana Kumari
Bhakti Kumari
27/07/21


Anshu Kumar
27/7/21

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A trace Map enclosed herewith the schedule Plot is shown in Red Colour. which is the part of the said Development agreement.

According to the Govt. valuation chart other road commercial rate is @ R.s. 8,45,980/- per dec. x 25.80 dec.=Rs. 2,18,26,284/- only.

SCHEDULE-'B'

(Description of the Owners Allocation)

Area of constructed building to be kept and / or hold and / or shall be deemed to the property of the 1st party.

All the remaining 45.25 % built-up constructed flats, shops, commercial space, parking, other right in the common stair ways, landing, ingress, and egress service and amenities with roof rights out of the entire proposed construction to be done or executed.

STANDARD SPECIFICATION FOR PROPOSED BUILDING

(PROVIDED BY THE DEVELOPERS FREE OF COST)

1.	STRUCTURE	R.C.C frame structure with 9" thk exterior brick work and 4.5" thk partition wall with 1.6 cement mortar for bonding and plastering all internal and external surfaces of R.C.C and bricked work.
2.	GRANITE, MARBLE & TILES WORK	All floor area inside unit will be of glazed 24" x 24" ceramic floor tiles, cooking platform in kitchen will be of granite slab. Toilet dado will of ceramic tiles upto 5' heigh cooking platform of kitchen dado will be of 2' heigh.
3.	FINISHES	P.O.P. over all internal plastered surface area and to coat of acrylic cement paint over a coal of cement primer on all external plastered surface. All wood and Aluminum steel surface will be painted with two coats of super synthetic enamel paint over a coat of primer.

Sharma
Singh
27/07/21
Bobby
Kumari
Bhawan
Kumari
Bharti
Kumari
27/07/21
14.

Signature
27/7/21
27/7/21

4.	C.P & SANITARY	All toilet will have a wash Basin with Pillar cock, IWC/EWC, with long Body Bibcock and PVC Cistern, Shower Tap with shower Rose at bathing space. In Kitchen a Stainless Steel Sink with drain-board filled with kitchen sink tap and long Body Bibcock below sink for dish wash.
5.	WATER SUPPLY DRAINAGE & SWITCHES LINE	All internal and external water supply line will be of G.I. of HDUPVC Pipe and fitting. All drainage and sewerage line on wall will be of UPVC Pipe and fitting.
6.	ELECTRICAL WIRING & SWITCHES & LIFT ARRANGEMENT.	Concealed copper wiring with following electrical points & Lift facility will be provided.
7.	WATER & ELECTRIC SUPPLY	Water supply will be through Jusco & deep boring and electricity through J.S.E.B/ Jusco, Supported through stand by generator (for 3 bed Room type unit 500 watt/2 Bed Room type 300 watt backup.
8.	DOOR 7 WINDOW	Main door frame off 5" x 1 1/2" size and other door frame of 4" x 2 1/2 " size of seasoned sal wood for all living rooms. For toilets door fram will be marbel strip. Door shutter will be M.S. guard bars of for security purpose will be provided over window.
9.	COMMON SERVICES.	Round the clock security through trained guards and security gazetts, Sweeper, electrician and plumber will be provided on daily basis for day to day maintenance of common areas.

ELECTRICAL POINT (IN NOS.)

LOCATION	Light point	Fan Point	5 Amp.Point	15 Amp.Point
Master Bed Room	2	1	2	2
Bed Room	2	1	1	2
Drawing	4	1	2	2
Dining	2	1	3	2
Kitchen	1	1	3	3
Toilet	1	1	-	1
Balcony	1	1	1	1
Store/Puja	1	1	2	-
TV & Telephone Point	One Point, each in Master bed room & drawing Room.			
Lifting Arrangement	Lift system brand will be provide on the Building.			

Chandrachar Singh
27/07/21
Baboy. Kumari
27/07/21
Bhawana Kumari
Bharti Kumari
27/07/21

[Signature]
27/7/21
Bhawana Kumari
27/7/21

15

In witness whereof the parties have put their signature on this indenture in the presence of the witnesses today at seraikela on the 27/07/21 day of July, 2021.

WITNESSES:

1. Satharaj Kumar s/o Late Upendra Kumar A-5 Raju-bagan Colony West Kitadih Ps. Ransudih JSR
27/7/2021
2. SANJIB KUMAR S/O - SRI UMESH PRASAD SINGH
AT. H.NO - S-TYPE 5/8, ADITYAPUR, PO + PS - ADITYAPUR

Drafted & printed by:

[Signature] 27/07/2021
27/07/2021

The parties are explained the terms and conditions of this indenture and are willingly signing on this indenture on their own free will and consent.

[Signature] 27/07/21
ADVOCATE/DEED WRITER



Attest
my me
[Signature]
27/07/21
JSR



[Signature]
27/07/21

Signature, Photo and left hand fingers prints of the second party No.1



Attest
my me
[Signature]
27/07/21
JSR



[Signature]
27/07/21
Bhawana Kumari

Signature, Photo and left hand fingers prints of the second party No.2

Printed by
[Signature]
27/07/21

[Signature]
27.07.21
Advocate

Chandrachar Singh
27/07/21
Bobby. Kumari
27/07/21
Bhaujana Kumari
Bharti Kumari
27/07/21

[Signature]
27/7/21
Bhaujana Kumari
27/7/21



[Signature]
27/07/21
Satyendra Kumar

Satyendra Kumar
27/07/21

[Signature]
27/07/21
Kumar

Signature & Photo of identifier

Signature and & of witness No.-2

Certificate:

It is certified that the finger prints of left hand of each persons whose photograph is affixed in the document have been obtained before/by me.

Subash chandra Das
Advocate
Civil court, Seraikele

[Signature]
27.07.21
ADVOCATE/DEED WRITER
E.R.No: 1141/89
Civil court, Seraikele

ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR

HOLDING TAX RECEIPT

Receipt No : 112385703062021123526
Department : Section : Revenue Section
Account Description : Holding Tax & Others

Date : 03-06-2021
Ward No : 13
Holding No. : 0130000811000M9

Name : Baby Kumari
D/O : RAM SAJAN CHOUHARY
Address : Gndh, Adityapur-1, ADITYAPUR, SARAIKELLA-KHARSAWAN - 831013
MOB : 91235 2409

A Sum of Rs. 192.00 (in words) **One Hundred and Eighty-Two Only**

towards Holding Tax & Others vide Cash

Dated _____ Drawn on _____

Place Of The Bank.

N.B. Online Payments/Cheque/Draft/ Bankers Cheque are Subject to realisation

Account Description	Period	Amount
Holding Tax Arrear		0.00
Holding Tax Current	2021-2022 / 1 2021-2022 / 4	192.00
	Total	192.00
	Additional Tax	0.00
	Penalty Amount	0.00
	Rebate on current Demand	9.60
	Adjust amount	0.00
	Amount Received	182.00
	Advance Amount	0.00



Signature of Tax Collector

Notes:-

- This is a computer generated Receipt. This receipt does not require physical signature.
- Avoid the penalty on early Holding Tax amount by paying the tax before 30th June of the Financial Year.
- Withholding tax on land right

For Details please visit : suda.jharkhand.gov.in
or Call us at 03262500545

In Collaboration With
Sparrow Softech Pvt. Ltd.
H-117, Harmu Housing Colony, Sajanand
Chowk, Ranchi

Mandvachur Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

Prabhat Kumar

ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR

HOLDING TAX RECEIPT

Receipt No: 112960803062021122327

Date : 03-06-2021

Department / Section : Revenue Section
Account Description : Holding Tax & Others

Ward No : 13

Holding No. : 0130000107000M0

Name : Bhawana Kumari

Address : D.P. Rd, Adityapur-2, ADITYAPUR, SARAIKELLA - KHARSWAN - 831013

MCD : 9771150001

A Sum of Rs. (in words) **Four Hundred and Eighty-Three Only**

towards Holding Tax & Others vide Cash

Dated _____ Drawn on _____

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	2021-2022 / 1 2021-2022 / 4	508.00
	Total	508.00
	Additional Tax	0.00
	Penalty Amount	0.00
	Rebate on current Demand	25.40
	Adjust amount	0.00
	Amount Received	483.00
	Advance Amount	0.00



Signature of Tax Collector

Note:-

- * This is a computer generated Receipt. This receipt does not require physical signature.
- * To get a lower holding tax amount by paying the tax before 30th June of the Financial Year.
- * Without this receipt no land right

For Details please visit : suda.jharkhand.gov.in
or Call us at 191-2550545

In Collaboration With
Sparrow Softech Pvt. Ltd.
H-117, Harmu Housing Colony, Sajanand
Chowk, Ranchi

Zhadnchar Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Bharti Kumari
42

ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR

HOLDING TAX RECEIPT

Receipt No. 112988003062021124118

Date : 03-06-2021

Department / Section : Revenue Section
Account Description : Holding Tax & Others

Ward No : 13

Holding No. : 0130000931000M0

Name : Chandrachur Singh

Address : Divali, Adityapur-1, ADITYAPUR, SERAIKELLA KHARSWAN - 831013

MOB : 9934574379

A Sum of Rs. 612.00 (in words) Five Hundred and Eighty One Only

towards Holding Tax & Others vide Cash

Dated _____ Drawn on _____

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	2021-2022 / 1 2021-2022 / 4	612.00
Total		612.00
Additional Tax		0.00
Penalty Amount		0.00
Rebate on current Demand		30.60
Adjust amount		0.00
Amount Received		581.00
Advance Amount		0.00



Signature of Tax Collector

Note:-

- This is a computer generated Receipt. This receipt does not require physical signature.
- April 30th of every year Holding Tax amount by paying the tax before 30th June of the Financial Year.
- without payment of land right

For Details visit website : suda.jharkhand.gov.in
or Call us at : 06562500545

In Collaboration With
Sparrow Softech Pvt. Ltd.
H-117, Harmu Housing Colony, Sajanand
Chowk, Ranchi

Chandrachur Singh
Baby . Kumari
Bhawana Kumari
Bharti Kumari

Prabhat Kumar

ADITYAPUR MUNICIPAL CORPORATION, ADITYAPUR

HOLDING TAX RECEIPT

Receipt No. : 03062021122850

Date : 03-06-2021

Department/Section : Revenue Section
Account Description : Holding Tax & Others

Ward No : 13

Holding No. : 0130000106000M0

Name : Eshwari Kumari
W/O - CHANDRACHUR SINGH

Address : Dindig, Adityapur-2, ADITYAPUR, SARAIKELLA - KHARSWAN - 831013
MOB : 9739136101

A Sum of Rs. 361.00 (in words) **Three Hundred and Sixty-One Only**

towards Holding Tax & Others vide Cash

Dated _____ Drawn on _____

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	2021-2022 / 1 2021-2022 / 4	380.00
	Total	380.00
	Additional Tax	0.00
	Penalty Amount	0.00
	Rebate on current Demand	19.00
	Adjust amount	0.00
	Amount Received	361.00
	Advance Amount	0.00



Signature of Tax Collector

Notes:

- * This is an e-generated Receipt. This receipt does not require physical signature.
- * Available for quarterly Holding Tax amount by paying the tax before 30th June of the Financial Year.
- * For more details visit land right

For the details visit : suda.jharkhand.gov.in
or Call us at 0326255545

In Collaboration With
Sparrow Softech Pvt. Ltd.
H-117, Harmu Housing Colony, Sajanand
Chowk, Ranchi

Chandrachur Singh
Baby - Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
[Signature]

गम्हरिया दिदली 01/0128 भावना कुमारी		
खाता संख्या	खसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 3.14 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बाबत	सालाना	बकाया				हाल (20-19-2022)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	6.19				6.19	
गुजारी (भावली)	1.55				1.55	
सेस	3.10				3.10	
सूद	3.10				3.10	
मुतफरकात	1.24				1.24	
मौजान	15.18				15.18	

तफसील अदायकारी

अदायकारी बाबत	बकाया				मौतालबा हाल (2021-2022)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					6.19	
गुजारी (भावली)					1.55	
सेस					3.10	
सूद					3.10	
मुतफरकात					1.24	
मौजान अदायकारी					15.18	

(१) मौजान कुल (तफ्जो में) : Fifteen Rupees and Eighteen Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 15.18

तारीख अमला तहसील कुनिन्दा : 02-06-2021

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



यह एक कम्प्यूटर जनित प्रति है।

यह प्रपत्र 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।

Chandra Sur Singh,
Baby Kumare
Bhawana Kumari
Bharti Kumari

02-06-2021, 08:
Bharti Kumar
31

V

गम्हरिया | दिदली | 01/0128 | भावना कुमारी

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 3.14 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिासाब लगान भावली
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जोत का सालाना मांग मय तफसील (बकाया वों हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2021-2022)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	6.19					6.19
गुजारी (भावली)	1.55					1.55
सेस	3.10					3.10
सूद	3.10					3.10
मूतफरकात	1.24					1.24
मौजान	15.18					15.18

तफसील अदायकारी

अदायकारी बावत	बकाया				मौतालबा हाल (2021-2022)	फायिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					6.19	
गुजारी (भावली)					1.55	
सेस					3.10	
सूद					3.10	
मूतफरकात					1.24	
मौजान अदायकारी					15.18	

(१) मौजान कुल (लफजों में) : Fifteen Rupees and Eighteen Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 15.18

तारीख अमला तहरील कुनिन्दा : 02-06-2021

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



यह एक कम्प्युटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

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

Chandrahur Singh

Baby - Kumari
Bhawana Kumari
Bharti Kumari

Anshu Kumar

02-06-2021, 07:

गम्हरिया | दिदली | 01/0128 | भारती कुमारी

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 3.14 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावती	तफसील हिसाब लगान भावती
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बाबत	सालाना	बकाया				हाल (2021-2022)
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष	
माल (नकदी)	6.19					6.19
गुजारी (भावती)	1.55					1.55
सेस	3.10					3.10
सूद	3.10					3.10
मुतफरकात	1.24					1.24
मीजान	15.18					15.18

तफसील अदायकारी

अदायकारी बाबत	बकाया				मोतालबा हाल (2021-2022)	फाजिल
	तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष		
माल (नकदी)					6.19	
गुजारी (भावती)					1.55	
सेस					3.10	
सूद					3.10	
मुतफरकात					1.24	
मीजान अदायकारी					15.18	

(१) मीजान कुल (तफसील में) : Fifteen Rupees and Eighteen Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 15.18

तारीख अमला तहसील कुनिन्दा : 02-06-2021

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



यह एक कम्प्युटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

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

Charachur Singh
Baby. Kumari
Bhavona Kumari
Bharti Kumari
27/07/21

02-06-2021, 07:

V

गहरिया । दिदली । 01/0128 । भारती कुमारी

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 3.14 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावती	तफसील हिसाब लगान भावती
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जौत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2021-2022)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	6.19					6.19
गुजारी (भावती)	1.55					1.55
सेस	3.10					3.10
सूद	3.10					3.10
मुतफरकात	1.24					1.24
मीजान	15.18					15.18

तफसील अदायकारी

अदायकारी बावत	बकाया				मौतालबा हाल (2021-2022)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					6.19	
गुजारी (भावती)					1.55	
सेस					3.10	
सूद					3.10	
मुतफरकात					1.24	
मीजान अदायकारी					15.18	

(१) मीजान कुल (लफजों में) : Fifteen Rupees and Eighteen Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 15.18

तारीख अमला तहसील कुनिन्दा : 02-06-2021

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



यह एक कम्प्यूटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंक्लाधिकारी से संपर्क करें।

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

Chashma Chay Singh
 Baby Kumara
 Bhawana Kumari
 Bharti Kumari

02-06-2021, 07:
 Chashma Chay Singh

गम्हरिया । दिदली । 01/0128 । बेबी कुमारी

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 3.14 डिसमोल 0 हेक्टर

अराजी नकदी	अराजी भावती	तफसील हिसाब लगान भावती
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बाबत	सालाना	बकाया				हाल (2021-2022)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	6.19					6.19
गुजारी (भावती)	1.55					1.55
सेस	3.10					3.10
सूद	3.10					3.10
मूतफरकात	1.24					1.24
मीजान	15.18					15.18

तफसील अदायकारी

अदायकारी बाबत	बकाया				मौतालबा हाल (2021-2022)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					6.19	
गुजारी (भावती)					1.55	
सेस					3.10	
सूद					3.10	
मूतफरकात					1.24	
मीजान अदायकारी					15.18	

(१) मीजान कुत (तफजों में) : Fifteen Rupees and Eighteen Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 15.18

तारीख अमला तहसील कुनिन्द : 02-06-2021

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



यह एक कम्प्युटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

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

Chandray Singh
Baby . Kumari
Bhavna Kumari
Bharti Kumari

02-06-2021, 07:
Bhavna Kumari

गम्हरिया । दिदली । 01/0128 । चन्द्रचुर सिंह

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1008/1222	0 एकड़ 5.05 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बाबत	सालाना	बकाया				हाल (2021-22)
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 रा वर्ष	
माल (नकदी)	9.95					1.95
गुजारी (भावली)	2.49					2.49
सेस	4.97					4.97
सूद	4.97					4.97
मुतफरकात	1.99					1.99
मौजान	24.37					24.37

तफसील अदायकारी

अदायकारी बाबत	सालाना	बकाया				मौतालबा हाल (2021-2022)	फाजिल
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 रा वर्ष		
माल (नकदी)	9.95					9.95	
गुजारी (भावली)	2.49					2.49	
सेस	4.97					4.97	
सूद	4.97					4.97	
मुतफरकात	1.99					1.99	
मौजान अदायकारी	24.37					24.37	

(1) मौजान कुल (तफसील में) : Twenty Four Rupees and Thirty Seven Paise

(2) नाम देहिन्दा -

(3) कुल बकाया- 24.37

तारीख अमला तहसील कुनिन्दा : 02-06-2021

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



यह एक कम्प्यूटर जनित प्रति है।

यह प्रपत्र 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।

Chandrachud Singh
Baby - Kumari
Bhawana Kumari
Bharti Kumari

02-06-2021, 08:
Prashant Kumar

गम्हरिया । दिदली । 01/0128 । चंद्रचुर सिंह

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
85	1007/1223,1008/1222	0 एकड़ 5.05 डिसमील 0 हेक्टर

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2021-2022)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	10.15					10.15
गुजारी (भावली)	2.54					2.54
सेस	5.08					5.08
सूद	5.08					5.08
मुतफरकात	5.08					5.08
मौजान	2.03					2.03
	24.88					24.88

तफसील अदायकारी

अदायकारी बाबत	बकाया				मौतालाबा हाल (2021-2022)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					10.15	
गुजारी (भावली)					2.54	
सेस					5.08	
सूद					5.08	
मुतफरकात					5.08	
मौजान अदायकारी					2.03	
					24.88	

(१) मौजान कुल (लफ्जों में) - Twenty Four Rupees and Eighty Eight Paise

(२) नाम देहिन्दा -

(३) कुल बकाया- 24.88

तारीख अमला तहसील कुनिन्दा : 02-06-2021

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



यह एक कम्प्यूटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

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

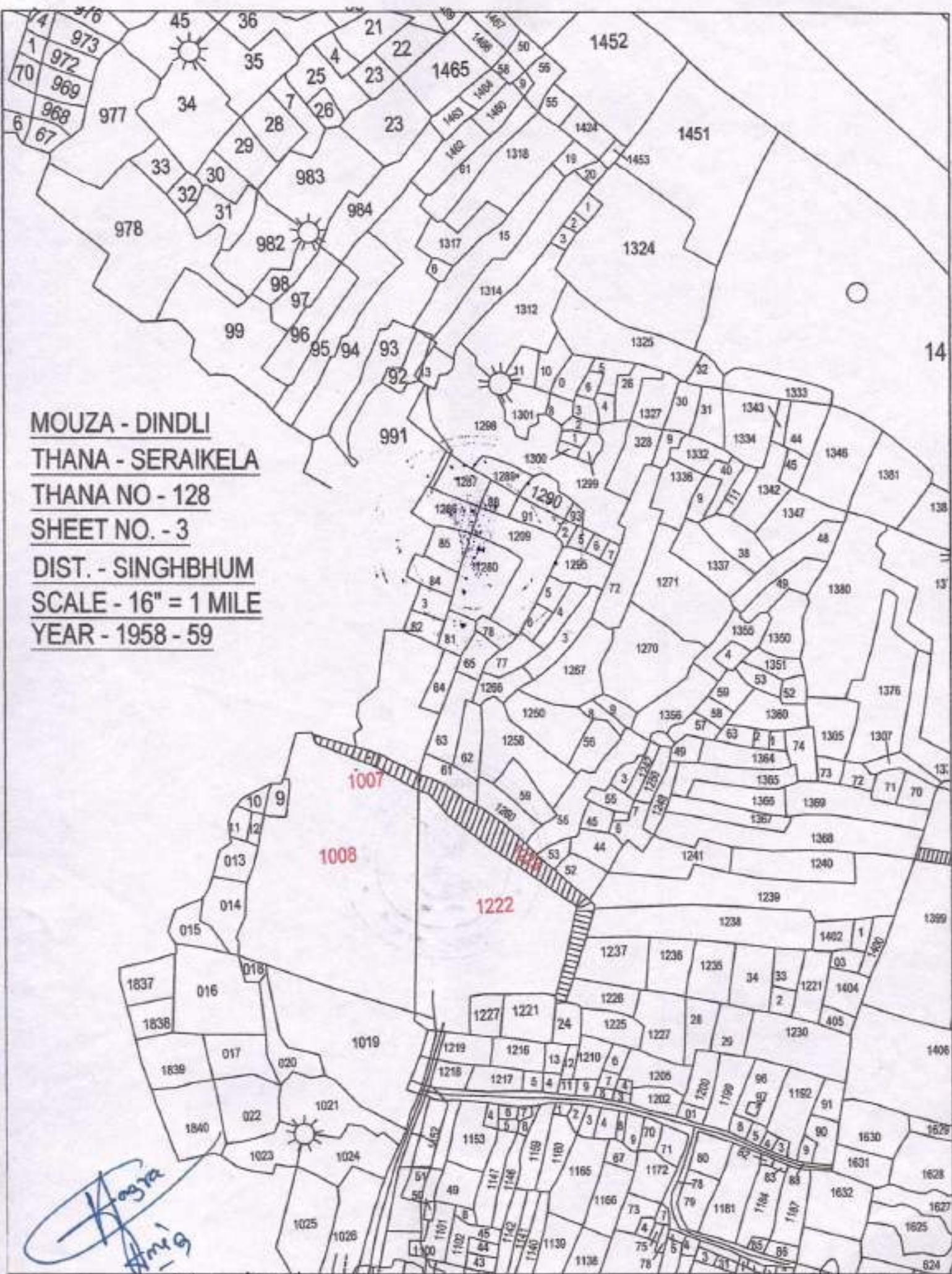
Chandra Chur Singh

Baby. Kumara

Bhavana Kumari

Bharti Kumari

Subhat Kumar
 02-06-2021, 07:



MOUZA - DINDLI
THANA - SERAIKELA
THANA NO - 128
SHEET NO. - 3
DIST. - SINGHBHUM
SCALE - 16" = 1 MILE
YEAR - 1958 - 59

Kogra
Hing

Chandrachar Singh
 27/07/21
 Baby Kumari

Bhautna Kumari
 Bharti Kumari
 27/07/21

Pradip Kumar
 27/7/21
 27/7/21 18



Pre Registration Docket

Date :- 26-07-2021 11:22 pm

28-7-21

Office Name :-

Token No:- 20210000075469

Article	Development Agreement
Pre Registration Date	26-Jul-2021
No. Of Pages	146
Stamp Duty	4
Paid Stamp Duty	0
Total Fees	₹ 5,52,042.

Property Id: 556505

Valuation No. : 743463 / 2021	:- 2021-2022	User Id : 3952	Date : 26-July-2021 23:53:PM
State : Jharkhand	District : SaraikelaKharsawan	Tahsil : Gamharia	
Land Type : Urban	Corporation :	Village/City : Adityapur Ward No. 13	
Adityapur Ward No. 13 Village Code 128 - Other Road			
Volume Number - 10,11			
Page Number - 157,129,18,156,155,19,20			
Holding Number - 0130000931000M0			
Khata Number - OLD85			
Plot Number - OLD1007,1008,1222,1223			
Ward Number - OLD WARD NO 05 AND NEW WARD NO 13			

Valuation Rule : Commercial land

Property Details

1	Land area	25.80 Decimal
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Calculation Details

Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 25.8 x 845980=21826284	₹2,18,26,284/-
A	Total		₹2,18,26,284/-

Note : Final Valuation is Rounded to Next 100/-

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Correction Slip Showing Mutation in Respect of Tenancies in Estates Vested in Govt.

Dist. Setaikella-Kharsawan

Subdivision-Setaikella

Anchal-Gambharia

Haika No. **I**

Sl. No.	Mutation Case No. in Registrar 27	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Fill Details of Exchanges Effected by Mutation	Date of Correction of the Haika Register by the RC	Remarks
1	2	3	4	5	6	7	8	9	10
	635/2010-211	दिहली	सरायकेला-128 वाह-5	खाना नं० $\frac{N-81}{0-85}$	अचल अधिकारी गम्हरिया दिनांक- 30/6/81	बिक्री दलील सं० 4070 दिनांक- 28-7-10	<p>खाना नं० प्लॉट नं० रकबा वार्षिक लगान $\frac{1-81}{0-85} \quad 2-457 \quad 3.1450 \quad 6.1920$ $\frac{969}{0-1008}$ 1222 (अपारखेसल)</p> <p>उपरोक्त भूमि पत्ती II पृष्ठ सं० 227 VOL-VIII के विदेता श्री भवना कुमारी अहले एवं जिल्ला कुमारी अहले पति एवं कान्जाली गहरो द्वारा पत्थर प्रपत्र निवेदन श्री मन्त्रि अधिकार्या देवी पति-रखण वनमाणी अहले नाम धारिज का हेता श्री भावना कुमारी पति- चन्द्रचुर सिंह सा० I type 4/4, धादिवपुर नाम के पक्ष में नामान्तरण स्वीकृत किया जाता है।</p>	30/10/81 पट्टा नं० 100 अचल अधिकारी	<p style="text-align: right;">30/10/81 अचल अधिकारी</p>

Joly
Bhawana Kumari
87

Bhawana Kumari
 Bharti Kumari
 Chandrachur Singh
 Baby - Kumari



Karamchari Haika No. **I** for information and Necessary Action
 भवना कुमारी
 S/O M/O **चन्द्रचुर सिंह** Village **ITYPE 4/4 धादिवपुर** for information

30/6/81
 Anchal Adhikari
 Gambharia

30

[Handwritten signature]
Pratibha Kumari

Seraikella-Kharsawan Subdivision-Seraikella Anchal-Gamharla Halka No. 1

Mutation Case No. in Register 27	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Fir Details of Exchanges Effected by Mutation	Date of Correction of the Halka Register by the K.C.	Remarks
2	3	4	5	6	7	8	9	10
267/2010-2011	बिचल	सरायकेला - 128 745-5	खाता नं० - N-81 0-85	अंचल अधिकारी गमहरिया दिनांक - 07/06/11	बिक्री दलोल सं० - 1528 दिनांक - 28-3-10	खाता नं० प्लॉट नं० रकबा वार्षिक लगान N-81 N-457 3.14570 6.19 ख० 0-85 969 (अलाय सिव) 0 1008 1299		उपरोक्त भूमि पंजी II पृष्ठ सं० 237 vol-VIII के विक्रेता श्री श्रीविणु मन्त्रो एवं बिलगुठन्त्रो पिठ ख० वनगांली मन्त्रो द्वारा ख० प्राप्त विक्रेता अहिलमा देवी नाम खारिज कर संता श्री. भावना कुमारी विद्युत - चन्द्र सुरसिंह I TYPE W/P आदिपुष्ट नाम के पक्ष में नामान्तरण रेकॉर्ड किया जाता है।



8/15

Chabachur sinder
Baby. Kumari
Bhawana Kumari
Bhawati Kumari

Information and Necessary Action
Village... आदिपुष्ट

[Signature]
07/06/11
Anchal Adhikari
Gmharla

Correction Slip Showing Mutation in Respect of Tenancies in Estates Vested in Govt.

Dist. Seraikella-Kharsawan

Subdivision-Seraikella

Anchal-Gamharia

Halka No. I

Mutation Case No. in Register 27	Village	Thana and Thana No.	No of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Full Details of Exchanges Effectes by Mutation	Date of Correction of the Halka Register by the KC	Remarks
1	2	3	4	5	6	7	8	9
634/10	दिहली	सरायकला-128 वार्ड-5	खाता नं०- <u>11-81</u> 0-85	अंचल अधिकारी गमहरिया दिनांक- 29/08/18	बिडी दलील सं० 4069 दिनांक- 28-7-10	खाता नं० प्लॉट नं० रकबा वार्षिक लगान N-81 457 5.05510 9.95200 0-85 984 0-1008 1222 (आपके रकब)		21/18
						उपरोक्त भूमि पन्जी 11 पृष्ठ सं० 237-VII-VIII के विक्रेता श्री शिवण कुं भद्रे निपन भद्रे मित्रा-वनमाली भद्रे अरुण प्रभू सिद्धा अदित्य भद्रे मित्रा-वनमाली भद्रे नाम खारिज कर केता श्री चन्द्र सुरसिंह पिता सं० नि. रल. सिं. J. TYPE 4/4 अदित्यपुर नाम के पक्ष में नामानरण स्वीकृत किया जाता है।		Chandrasingh Baby Kumari Bhawana Kumari Bhasti Kumari

Prabhat Kumar



for information and Necessary Action

चन्द्र सुर सिंह

S/O W/O श्री पी. एल. सिंह

Village Type 4/4 अदित्यपुर

Mam
Anchal Achikari
Gamaria

Correction Slip Showing Mutation in Respect of Tenancies in Estates Vested in Govt.

Dist.-Seralkella-Kharsawan

Subdivision-Seralkella

Anchal-Gamharia

Halka No. 7

No. Sl.	Mutation Case No. in Register 27	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Fill Details of Exchanges Effectee by Mutation	Date of Correction of the Halka Register by the Kt	Remarks
1	2	3	4	5	6	7	8	9	10
	1356/2009-2010	दिल्ली	सरायकेला - 128 वाड - 5	खाता नं० - N-81 / 0-85	अंचल अधिकारी गमहरिया दिनांक - 27/03/10	बिडी दलील सं० - 918 दिनांक - 26/2/10	<p>खाता नं० प्लोट नं० रकबा वार्षिक तुलान</p> <p>4-81 2-457 5-05 10/15 रूपये</p> <p>0-85 969 अलावत रकबा</p> <p>968</p> <p>0-1008</p> <p>1228</p> <p>1007</p> <p>1223</p> <p>उपरोक्त भूमि पंजी II पृष्ठ सं० VIII/237 के विक्रेता श्री श्रीमती लक्ष्मी अहला मिश्र कुमारी अहला शर्मा आनंद कुमार श्रीमती लक्ष्मी अहला के नाम खारिज कर देता श्रीमती लक्ष्मी अहला मिश्र कुमारी अहला के नाम के पक्ष में नामान्तरण स्वीकृत किया जाता है।</p>	X/129	Chandrachur Singh Baby Kumari Bhavana Kumari Pharti Kumari

Prishant Kumar

Forwarded to the Karamchari Halka No. for information and Necessary Action
 Forwarded to Sri / Smt. Chandrachur Singh S/O/M/O Late P.L. Singh Village 8 Type u/y iditya for information



Handwritten signature
Anchal Adhikari
Gamharia

52

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Seraikeella-Khursawan Subdivision-Ceraikeella Anchal-Gamharia Halka No. I

Mutation Case No. In Register 27	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Full Details of Exchanges Effected by Mutation	Date of Correction of the Halka Register by the K/c.	Remarks
2	3	4	5	6	7	8	9	10
269/2010-2011	दिहल	सरायकेला - 19-8 वर्ग - 5	खाता नं०- 14-81 0-85	अंचल अधिकारी गमहरिया दिनांक- 07/06/11	किसी दलील सं० - 1527 दिनांक- 28-3-10	खाता नं० प्लॉट नं० रकबा वार्षिक लगान N-81 N-457 3.1450 6.19.80 0-85 969 (अन्वयवैसीस) 0-1008 1222		X/156
<p>उपरोक्त भूमि पंजी II एच सं० 237 VOL-VIII के विक्रेता श्री सर्वनाथुमर मल्लो स्व निजम मल्लो जिनका पत्नी भक्तो द्वारा धारण भाग अधिलेख मल्लो नाम खारिज कर कंता श्री. वैसी कुमारी पि० राम सागर चौधरी I Type आदिलपुर नाम के पक्ष में नामान्तरण स्वीकृत किया जाता है।</p>						<p>Chandrachur Singh Baby Kumari Bhawana Kumari Bhasti Kumari</p>		



For information and Necessary action... for information

वैसी कुमारी, पि० राम सागर चौधरी, Village, I Type आदिलपुर

Handwritten signature and official stamp of Anchal Adilkar, Gamharia.

Correction Slip Showing Mutation in Respect of Tenancies in Estates Vested in Govt.

Subdivision-Seraikella Anctal-Gamhariya Haika No. I

No.	Mutation Case No. in Register 27	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sanctioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Full Details of Exchanges Effectes by Mutation	Date of Correction of the Haika Register by the Kt	Remarks
2	1	4	5	6	7	8	9	10	
		दिंदली	सरायकेला - 128 वर्क - 5	खाता नं० N-81 0-85	अचल अधिकारी गम्हरिया दिनांक - 30/08/74	बिक्री दलील सं० 4071 दिनांक - 28-7-10	<p>खाता नं० प्लॉट नं० रकबा वार्षिक लगान N-81 N-457 3.1450 6.19 रु० 0-85 969 (अणामेयस)</p> <p>0-1008 1222</p> <p>उपरोक्त भूमि पंजी II पृष्ठ सं० 237 VOL-VIII के विक्रेता श्री भ्रमण कुंभरते एवं मिलन कुंभर गहरो पिता व जमाती गहरो द्वारा पावर प्राप्त विक्रेता अदिलशाही देवी धरि व जमाती गहरो नाम खारिज कर केता श्री शारती कुमारी सि० चन्दपुर सिंह सा० I Type 4/4 आदिलपुर नाम के पक्ष में नामान्तरण स्वीकृत किया जाता है।</p>	21/20	

636/210-211



Forwarded to the Anchal Adhikari Haika No. I
 श्री शारती कुमारी

for Information and Necessary Action
 S/O/W/O चन्दपुर सिंह

Village I Type 4/4 आदिलपुर

Anchal Adhikari
 30/08/74

Chandpur Singh
 Babu - Kumari
 Bhawana Kumari
 Bharti Kumari

Prabhat Kumar

30

Chandrachursingh
Bobby Kumari
Bhavana Kumari
Bharti Kumari

[Signature]
Bhavna Kumari

Seraikella-Kharasawa		Subdivision-Seraikella			Anchal-Ganharua		Halka No. I	
Mutation Case No. in Register 2	Village	Thana and Thana No.	No. of Tenancy to Which the Mutation Relates	Authority Sectioning Mutation With Date of Order	Whether Mutation Due to Sale Gift Exchange Partition or Succession	Full Details of Exchanges Effectuated by Mutation	Date of Correction of the Halka Register by the R/O	Remarks
2	3	4	5	6	7	8	9	10
270/2010-2011	दिहारी	उरायकेला - 128 वाड - 5	खाता नं० - 2-81 0-85	अंचल अधिकारी गनहारिया दिनांक - 07/06/11	बिलो दलील सं० - 1529 दिनांक - 28-3-10	खाता नं० प्लॉट नं० रकबा वार्षिक लगान 2-81 7-457 3.1450 6.19.60 0-85 969 (अल्पवै. संस.) 0-1008 1999		8/157
उपरोक्त भूमि पंजी II पृष्ठ सं० 937 Vol-VIII के विक्रेता श्री. अणु कुमार महतो एवं श्री. अशोक महतो पिता - अणु कुमार महतो द्वारा प्राप्त प्राप्त किया आदिनाम महतो श्री. भारती कुमारी पिता चन्द्र चूर सिंह I पृष्ठ 4/4 आदिलपुर नाम के पत्र में नमोस्तेरने विवक्षित किया जाता								



For information and Necessary Action
Sd/- श्री अणु चूर सिंह Village: ITYAC 4/4 आदिलपुर

Information
Anchal Adhikari

Token No.: 20210000075469

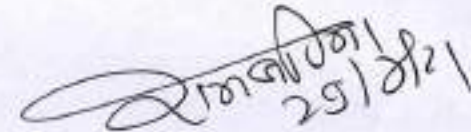
CERTIFICATE

Office of the SRO - Saraikela

This **Development Agreement** was presented before the registering officer on date **29-Jul-2021** by **CHANDRACHUR SINGH, S/O, D/O, W/O LATE PANCHI LAL SINGH** resident of I TYPE, QR.NO 4/4, ADITYAPUR 1, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN ..

This deed was registered as Document No:- **2021/SAR/2467/BK1/2348** in Book No :- **BK1**, Volume No :- 403 from Page No :- 293 to 584 at, office of SRO - **Saraikela**

Date:- **29-Jul-2021**



Registering Officer

1/46

Signature of Operator

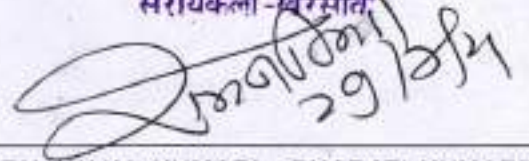


Seal and Signature of Registering Officer

जिला अवर निबधक

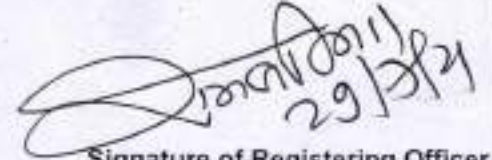
सरायकेला - खरमाती

Above signature & thumb Impression are affixed in my presence.



29/7/21

Above mentioned, (CHANDRACHUR SINGH , BABY KUMARI , BHAWANA KUMARI , BHARATI KUMARI), has/have admitted the execution before me. He/ She/ They has / have been identified by (SATYENDRA KUMAR) Son/Daughter/Wife of (UPENDRA KUMAR) resident of (HNO A/5 RAJU BAGAN COLONY, KITADIH WEST, NEAR SHIV MANDIR, PO KITADIH, THANA PARSUDIH JAMSHEDPUR, DIST EAST SINGHBHUM) and by occupation (Business).



29/7/21

Signature of Registering Officer




Date:- 29-Jul-2021





29/7/21

Seal and Signature of Registering Officer

जिला अवर निबधक
सरायकेला - खरमाती

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
6	KEDAR CONSTRUCTION A PARTNERSHIP FIRM REP BY ITS PARTNER SANU KUMAR Address1 - OFFICE AT HNO A/5, RAJU BAGAN, KITADIH WEST, NEAR SHIV MANDIR, PO KITADIH, PS PARSUDIH, JAMSHEDPUR, DIST EAST SINGHBHUM, Address2 - . . . Jharkhand PAN No.: Permission Case No.-	Yes	Sanu Kumar Address:- H.NO-A/5, NEAR SHIV MANDIR, RAJU BAGAN KITADIH WEST, PO-KITADIH THANA- PARSUDIH, JAMSHEDPUR, , Purbi Singhbhum, 831002, , Jharkhand, India		CLAIMANT Age:29			





Identification:

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	SATYENDRA KUMAR S/o-D/o UPENDRA KUMAR Address1 - HNO A/5 RAJU BAGAN COLONY, KITADIH WEST, NEAR SHIV MANDIR, PO KITADIH, THANA PARSUDIH JAMSHEDPUR, DIST EAST SINGHBHUM, Address2 - . . . Jharkhand PAN No.:			Satyendra Kumar 29/7/2021

Witness:

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

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	SANJIB KUMAR Address1 - HNO S 5/8, S TYPE, ADITYAPUR 1, DIST SERAIKELLA KHARSAWAN, Address2 - . . . Jharkhand			

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
4	CHANDRACHUR SINGH Address1 - I TYPE, QR.NO 4/4, ADITYAPUR 1, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , Jharkhand PAN No.: Permission Case No.-	Yes	Chandra Chur Singh Address:- I Type Q No-4/4, , Adityapur-1, , Adityapur, , Seraikela-Kharsawan, 831013, , Jharkhand, India		EXECUTANTS Age:58			<i>Chandrachur Singh</i> <i>29/07/21</i>
5	KEDAR CONSTRUCTION A PARTNERSHIP FIRM REP BY ITS PARTNER PRASHANT KUMAR Address1 - OFFICE AT HNO A/5, RAJU BAGAN, KITADIH WEST, NEAR SHIV MANDIR, PO KITADIH, PS PARSUDIH, JAMSHEDPUR, DIST EAST SINGHBHUM, Address2 - , , Jharkhand PAN No.: Permission Case No.-	Yes	Prashant Kumar Address:- H.NO-A/5, NEAR SHIV MANDIR, RAJU BAGAN KITADIH WEST, PO-KITADIH THANA-PARSUDIH, JAMSHEDPUR, , Purbi Singhbhum, 831002, , Jharkhand, India		CLAIMANT Age:27			<i>Prashant Kumar</i> <i>29/07/21</i>

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	BHAWANA KUMARI Address1 - I TYPE, QR.NO 4/4, ADITYAPUR 1, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , Jharkhand PAN No.: Permission Case No.-	Yes	Bhawana Kumari Address:- 4/4, I TYPE, ADITYAPUR, PO- ADITYAPUR, Adityapur, , Seraikela-kharsawan, 831013, , Jharkhand, India		EXECUTANTS Age:31			Bhawana Kumari 29/07/21
2	BABY KUMARI Address1 - I TYPE, QR.NO 4/4, ADITYAPUR 1, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , Jharkhand PAN No.: Permission Case No.-	Yes	Baby Kumari Address:- I Type Q No-4/4, , Adityapur-1, , Adityapur, , Seraikela-Kharsawan, 831013, , Jharkhand, India		EXECUTANTS Age:54			Baby Kumari 29/07/21
3	BHARATI KUMARI Address1 - I TYPE, QR.NO 4/4, ADITYAPUR 1, PO AND PS ADITYAPUR, DIST SERAIKELLA KHARSAWAN, Address2 - , , Jharkhand PAN No.: Permission Case No.-	Yes	Bharti Kumari Address:- 4/4, I TYPE, ADITYAPUR, PO- ADITYAPUR, Adityapur, , Seraikela-kharsawan, 831013, , Jharkhand, India		EXECUTANTS Age:29			Bharti Kumari 29/07/21



OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Saraikela

District Name :- SaraikelaKharsawan

State Name :- Jharkhand

Deed Endorsement

Token No :- 20210000075469

Deed Type	Development Agreement
Number of Pages	292
Fee Details	Stamp Duty :- Rs. 4, E :- Rs. 2000, PR :- Rs. 1, SP :- Rs. 4380, A1 :- Rs. 545658, LL :- Rs. 3,
Property No.	1
Valuation Details	Value :- Rs.21826284/- , Transaction Amount :- Rs.21826300/-
Property Details	District :- SaraikelaKharsawan , Tehsil :- Gamharia , Village Name :- Adityapur Ward No. 13 Location :- Other Road, Adityapur Ward No. 13 Village Code 128 Property Boundaries :- East: 20' WIDE ROAD, West: MANJARI BHARGAV AND KISHORE CHANDRA SARASWATI, South: PORTION OF PLOTNO 1008, North: MOUZA ADITYAPUR Volume Number - 10,11Page Number - 157,129,18,156,155,19,20Holding Number - 0130000931000M0Khata Number - OLD85Plot Number - OLD1007,1008,1222,1223Ward Number - OLD WARD NO 05 AND NEW WARD NO 13 Area Of Land :- 25.80 Decimal

Sh./Smt. CHANDRACHUR SINGH s/o/d/o/w/o LATE PANCHI LAL SINGH has presented the document for registration in this office today dated :- 29-Jul-2021 Day :- Thursday Time :- 13:49:38 PM



CHANDRACHUR SINGH(Individual)

Chandrachur Singh
29/07/21

Party Name	Document Type	Document Number
CHANDRACHUR SINGH	PAN/UID	309601414739

Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
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Document Registration Summary 1

Date : 29-Jul-2021

- Government/Market Value: ₹21526300/-
- Transaction Amount: ₹21526300/-
- Paid Stamp Duty: ₹100/-

Receipt : 507826
 Receipt Date : 29-07-2021
 Presenter Name :
 E ₹2000
 PR ₹1
 SP ₹4380
 LL ₹3
 A1 ₹545658
 Stamp Duty ₹100

On Date 29-07-2021 Presented at SRO - Sarakela

Signature of Presenter

Chandrachur Singh
 SRO - Sarakela
 29/07/21

Total ₹552142

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	4	100	-96	GRAS	ChandrachurSinghAndOthers	GRN Number : 2105668205 DEPT Transaction Id : c199cc6238f1839f583 Transaction Type :	100
E	2000	2000	0	GRAS	KedarConstructionAPartnershipFirmRepByItsPartnerSanuKumar	GRN Number : 2105669512 DEPT Transaction Id : d32a97a6ec1610fc351 Transaction Type :	2000
PR	1	1	0	GRAS	KedarConstructionAPartnershipFirmRepByItsPartnerSanuKumar	GRN Number : 2105669512 DEPT Transaction Id : d32a97a6ec1610fc351 Transaction Type :	1
SP	4380	4380	0	GRAS	KedarConstructionAPartnershipFirmRepByItsPartnerSanuKumar	GRN Number : 2105669512 DEPT Transaction Id : d32a97a6ec1610fc351 Transaction Type :	4380
A1	545658	545658	0	GRAS	KedarConstructionAPartnershipFirmRepByItsPartnerSanuKumar	GRN Number : 2105669512 DEPT Transaction Id : d32a97a6ec1610fc351 Transaction Type :	545658
LL	3	3	0	GRAS	KedarConstructionAPartnershipFirmRepByItsPartnerSanuKumar	GRN Number : 2105669512 DEPT Transaction Id : d32a97a6ec1610fc351 Transaction Type :	3
Sub Total	552046	552142	-96				

Article : Development Agreement Number of Pages : 202

Signature of Presenter

Chandrachur Singh
 Signature of Registering Officer
 29/07/21

Witness Information	Mr. SANJIB KUMAR , Address - HNO S 5/8, S TYPE, ADITYAPUR 1, DIST SERAIKELLA KHARSAWAN-, Father/Husband Name-UMESH PRASAD SINGH
---------------------	--

Identifier Details	Mr. SATYENDRA KUMAR , Address - HNO A/5 RAJU BAGAN COLONY, KITADIH WEST, NEAR SHIV MANDIR, PO KITADIH, THANA PARSUDIH JAMSHEDPUR, DIST EAST SINGHBHUM-, Father/Husband Name-UPENDRA KUMAR
--------------------	--

Fee Rule:Development Agreement

1	Stamp Duty	4
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1	SP	4,380
Total		4,380

Fee Rule:Development Agreement

1	PR	1
2	LL	3
3	E	2,000
4	A1	5,45,658
Total		5,47,662

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.


27.07.21
Deed Writer / Advocate


Shankar Kumar
27/07/21
Vendee / Claimant

Chandrachur Singh
Bhawara Kumari
Baby Kumari
Bharti Kumari
Vendor / Executant 27/07/21

कोरोना को हराना है सफाई को अपनाना है



दो मज की दूरी मास्क है जरूरी

भारतीय गैर न्यायिक

दस
रुपये

₹.10

भारत



INDIA

TEN
RUPEES

₹.10

INDIA NON JUDICIAL



झारखण्ड JHARKHAND
Sl. No: 344
28/2/2020

Chandrachur Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Bharat Kumar

06AA 253708
certified by me and signed
out L.I. in my presence
[Signature]

DEVELOPMENT AGREEMENT

This Development Agreement is made on this the 28th Day
of February 2020 By and Between :-

Mr. Chandrachur Singh, S/O. Late panchi Lal Singh by faith
Hindu by caste Bhumihar, by occupation-Business, by
Nationality Indian Resident of I- Type Qr.no. 4/4,
Adityapur -1, P.O+P.S- Aditypur, Dist- Seraikella-
Kharsawan, State of Jharkhand.



Chandrachur Singh
Baby Kumari

[Signature]
Bharat Kumar

Bhawana Kumari
Bharti Kumari

भारतीय गैर न्यायिक



INDIA NON JUDICIAL

JHARKHAND

06AA 25370

Chandrachur Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Bharat Kumar

Identified by me and signed out L.T.J. in my presence
[Signature]
Advocate

2. Baby kumari D/O of Ram sagar choudhry w/o of chandrachur singh .
3. Bhawana kumari D/o-Sri Chandrachur Singh.
4. Bharati kumari D/o-Sri Chandrachur Singh

All by faith-Hindu by caste Bhumihar by accupation
Bussiness by Nationality Indian all resident of I-Type
Qr.no: 4/4. Adityapur. P.O+PS-Adityapur. Dist-
Seraikella-Kharsawan State of Jharkhand, hereinafter

Chandrachur Singh
Baby Kumari



Bhawana Kumari Bharti Kumari
[Signature] 122
Bharat Kumar

Chandrachud Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

Prashant Kumar

Notarized by me and signed
in the presence of
witnesses

called the owners / 1st party (Which expression shall mean unless exclude by or requerment to the context be deem to includes their respective legal heirs, sucessors administrators, nomines, and permitted assiges) of the one part:

AND

Kedar constractions, a partnership firm, having its office at H . No. A/5 Raju Bagan, kitadih west -near Shiv mandir , p.o-Kitadih , ps-parsudih , Jamshedpur Dist-East-singhbhum, Jharkhand , represented by its partners -1. Sanu kumar, s/o Satyendra kumar,Adhar no: 4647 1496 9720 . 2. Prashant kumar s/o - satyendra kumar, Aadhar no: 6737 6662 3310 both resident of H. No: A/5 , Raju Bagan, kitadih-west , near Shiv mandir , p.o- kitadih . ps-parsudih, JSR , Dist-East singhbhum , Jharkhand -831002, here-in-after called the Developer/ 2nd Party (which expression shall mean unless excludes by or repugnant to the context, be deem to includes its/ their successors, -in office,



Chandrachud Singh

Baby Kumari

Bhawana Kumari

Bharti Kumari

Prashant Kumar 123

Chandrachur Singh
Baby. Kumari
Bhawana Kumari
Bharti Kumari


Chandrachur Singh


Chandrachur Singh

executors, nominees Legal representatives and assigns
) of the other part:

Firm's PAN: AAVFK 2636 B

GST NO: 20AAVFK 2636 BIZN

Whereas the 1st part are the absolute and lawful owners and in peaceful possession of the landed properties situated at mouza dindli Thana No: 128, Thana -Aditypur, Aditypur Nagar parishad ward No: 5 under new khata no: 81, corresponding to old khata No: 85, New plot No: 457,969,968 partion corresponding to old plot No: 1008, 1222, 1223, measuring an 25.80 Decimal i.e 11248.80 sq.ft, which more fully described in the shedule below

Whereas the above said landed property is self acquired property of the 1st party members vide registered sale deed no: 918 dt.26-02-2010, an Area- 5.05 decimal, deed no: 4069 dt. 28.07.2010 .an Area.5.05 Decimal, deed no:1527.dt.28.03.2010 an Area. 3.14 Decimal, deed no: 1528 dt.28.03.2010 .an



Chandrachur Singh -

Baby. Kumari

Bhawana Kumari
Bharti Kumari

4 | Page


Chandrachur Singh 124

Chandrachur Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Prabhat Kumar

Stamp: I am in my presence and signed by me and others

Area. 3.14 Decimal ,deed no: 4070 dt. 28.07.2010 an
Area .3.14 Decimal ,deed no:1529 dt. 28.03.2010 an
Area . 3.14 Decimal, and deed no:4071 dt.28.07.2010
an Area 3.14 Decimal, in total measuring an Area
,25.80 Decimal , and mutated the same in their names
.before the competent authority and paying rent
regularly to the Govt. Of Jharkhand by the 1st .party
members. And having lawful right, title, interest and
peaceful possession over the same .

And whereas the developer has approached the
1st party for grant of right to develop the schedule
below land and construction flats, residential cum
multi storied Buiding/other than parking area on
alteration or apartment at developer's own cost, funds
and their own risk and responsibilities.



And whereas the 1st party hereby agree to grant
permission to the developer for development of the

Chandrachur Singh
Baby Kumari
Bhawana Kumari
Bharti Kumari

5 | Page
[Signature] 125
Prabhat Kumar

Chandrachud Singh
Baby. Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Prabhat Kumar

[Signature]
Prabhat Kumar

Notarized by me and signed by
put L T in my presence
[Signature]

said property. The developer has assured and undertake to the 1st party to develop the said property without putting the 1st party to any loss or damage and also immunity and indemnity 1st party of any claim from anybody after the execution of this agreement.

NOW THIS DEED OF AGREEMENT WITNESSETH AS FOLLOWS:

1. That the 1st party hereby accepts and agrees to handover the schedule below property to develop and complete construction of the apartment complex in the manner appearing on the terms and condition stipulation as mentioned in this agreement.
2. That the developer shall prepare maps and plans for submission for approval/permission of the same at Adityapur municipal corporation subsequently for construction at its own cost.
3. That it is decided and resolved unanimously by and between the parties that the 1st party/owner shall hold and possess 45.25% (forty five point twenty five percent) of the constructed flats in each floor



Chandrachud Singh

Baby. Kumari

Bhawana Kumari

Bharti Kumari

6 | Page
[Signature]
126
Prabhat Kumar

Chandrachur Singh

Baby Kumari

Bharti Kumari

Notarized by me and signed in
put L I in my presence
Agreement

and rest 54.75% (fifty four point seventy five percent) according be hold and possess by the developer after completion of the construction with full fittings and accessories on brand of PARRYWARE OR HIND WARE (ISI MARK) as per Annexure schedule-B annexed herewith schedule below land. The both the Parties will divide their holding shares as one super buildup area or construction area.

4. That the share will be decided between the parties 45.25% to the 1st Party and 54.75% to the Second Party respectively in each and every floor of constructed area of the schedule below land.
5. That if the developer/Second Party or flat buyer takes any loan from a bank or any financial Institution against the flat, the Second Party or flat buyer shall be liable for the repayment of the same. The 1st Party will have no any responsibility or liability for t he said loan.



Chandrachur Singh

7/Page

Baby Kumari

Bhavana Kumari
Bharti Kumari

127
Chandrachur Singh

Chandrachud Singh
Baby Kumari
Bharti Kumari

[Handwritten signature]

Notarized by me and signed
but I am my presence
[Signature]
K. K. K.

That the Second Party shall handover the property aforesaid 45.25% of the flats with complete finishing within fixed period (its start from 2nd day of March 2020 to end of 1st day of March 2024) of positively, if failing by the Second Party to completion of the building in stipulated period of 48 months this agreement will be automatically cancel or forfeit.

7. That the parking area is basement of the flat/building of the complex shall be given to the 1st Party by the 2nd Party free of cost within 45.25% as per allocation of share of the 1st Party.

8. That the developer undertake to complete the construction works within 48 months from the date of this agreement over the schedule below land. If within the enhanced stipulated period the developer fails to complete the construction the first Party shall have every right to retain back his entire land together withstanding structure thereon if any free of cost and



Chandrachud Singh

8/Page

Baby Kumari

Bhavana Kumari

Bharti Kumari

[Signature]
Pranab Kumar
128

Chandrachud Singh
Baby Kumari

Bharti Kumari

Identified by me and my presence
put L T in my presence
M
K

The developer cannot have any claim on the constructed area of the schedule below land.

9. That the first Party execute the registered general power of attorney in favour of the developer/2nd Party for the transferring right, title, interest to the intending purchasers by way of registered sale deed to be executed on behalf of the 1st Party for 45.25% of the allocation of share i.e. 54.75% buildup area only by the Second Party after delivering the physical possession of the share i.e. 45.25% buildup area of the complex to the first Party members.

10. That the Second Party developer shall be executed registered sale deed to the indenting buyer of pertaining to the developer share of flat over the constructed area of the complex/building after of the Owners/1st Party members share of the Flat or complex. Getting the permission from 1st Party members the Second Party will be allow to executed the develop work for next floor.



Chandrachud Singh

Baby Kumari

Bhavana Kumari
Bharti Kumari

9/Page

129
Bhavna Kumari

Chandrachur Singh
Baby. Kumari
Bhavana Kumari
Bharti Kumari

verified by me and my witness
DUL L. T. in my presence
ADVOCATE

[Handwritten signature]
Bhavana Kumari

[Handwritten signature]
Bharti Kumari

11. That the developers may sell or mortgage the schedule below property with appropriate right and the interest in the said property pertaining to the developer share of flat over the constructed capable area of complex/flats and also providing

- adequate safe guard/guarantee and to indemnity the owner.

12. That in case of any difference arising out of relating to the land or of construction of the intended building/flat thereon /covered by this agreement correlating to the interpretation of any or more over the clause and conditions herein contained or relating to any matter and dispute shall be settled mutually agreed upon arbitration (Arbitrator or witnesses) before proceeding to the court of law.

13. That the 1st party /owner shall have the right to supervise by himself, by his authorized agent of the proposed building/flats at site regarding adherence to the specification quality of materials and work in progress at site and may in thereafter and stop construction in case of violation of terms and

Chandrachur Singh

Baby. Kumari .

Bhavana Kumari
Bharti Kumari



[Handwritten signature]
130
Bhavana Kumari

Chandrachur Singh
Baby. Kumari

Bharti Kumari

[Handwritten signature]

certified by me and witnessed
by me on 11/11/11 in my presence
11/11/11

conditions of the specifications (schedule-"B") Annexure herewith.

14. That whatsoever cost and expenses that may be incurred towards construction including share of first Part's portion of proposed building including Residential flats, commercial space parking area and installation of all services water, electricity, sewerage building plan, revised plan, payment to workmen purchase of materials fixtures fittings etc. And/or all related expenses in connection with proposed construction shall be borne by the developer/2nd party.

15. That 2nd Party executed the developing work of building within 3 months after executed at this agreement date and also said period of ~~30~~ ⁴⁰ months if fail the schedule period of completion, the agreement will be automatically cancel/forfeited.



That the developer/2nd Party shall manage materials and care all building materials fixtures and fitting at site. In case of any loss or damage of any materials or

Chandrachur Singh

Baby. Kumari

Bhavana Kumari
Bharti Kumari

11/Page

[Handwritten signature]
131
Bharti Kumari

Chandrachur Singh
Baby Kumari
Bharti Kumari

[Handwritten signature]

certified by me and signed
put in my presence
[Handwritten signature]

construction by fire, theft and moreover in case of any accident or incident occur during the period of constructions, the same shall be shuddered on the 2nd Party and on t he contrary of 1st Party shall be free from any such charges or damages.

17. That the developer/second Party give token money as an interest free refundable securities deposit amount (A/c No. 50507443479) of Rs.35,00,000/-(thirty five Lacs only) to the First Party Members vide cheque No. "062562", "062569" dated 22.04.2020, 13.08.2020 of Rs.20,00,000/-(Rupees Twenty Lacs) only in the name of Chandrachur Singh, Rs.5,00,000/- (Rupees Five Lacs) vide Cheque No.....Dated.....in the name of Baby Kumari, of Rs.5,00,000/- (Rupees Five Lacs) only vide cheque No."062577"dated.23.02.2021 in the name of Bhawana Kumari and, Rs.5,00,000/-(Rupees Five Lacs) vide Cheque No."062563"dated 22.04.2020 in the name of Bharti Kumari,i.e.in total Rs.35,00,000/-(Rupees Thirty five Lacs) only as a security deposit all the cheque drawn on Allahabad Bank, Bistupur, Jamshedpur Branch for the engagement of stipulated land for construction, after 48



Chandrachur Singh

Baby Kumari

Bhawana Kumari
Bharti Kumari

12/Page

[Handwritten signature]
Bhawana Kumari

Chandrachar Singh

Baby. Kumari

Bhavita Kumari

[Signature]

[Signature]
I, _____
Notary Public for the State of Jharkhand
No. _____
Dated _____

Months from the agreement date construction will complete on time then aforesaid security amount will be refund to the Second Party .

18. That the expenses of any type of clearance from mining department, fire department, Income tax, Adityapur Nagar Nigam and any other related department for this completion of building plan will be born by the second Party, First Party will not be liable to any corner of liabilities or expenses towards this completion of building plan.

19. That the first Party has absolute ownership and right of the top floor of roof, the Second Party has no any right and claim of roof of top floor terrace is with first Party only.

20. That the owners/1st Party members have absolute owner and undertake to develop, for gardening on piece of vacant space situated in north-east side 10'x70' ft. of the schedule below land/premises as per mutual understanding between both the parties.

Chandrachar Singh

13/Page

Baby. Kumari

Bhavita Kumari

Bhavita Kumari

[Signature]

Bhavita Kumari



Chandrachud Singh
Baby - Kumari
Bhawana Kumari
Bharti Kumari

Identified by me and signed
put L.I. in my presence

[Signature]
Advocate

[Signature]
Bharat Kumar

APPROVED BY ME AND SIGNED
put L.I. in my presence

In witnesses whereof the parties to this agreement
put their respective hands in presence of the

witness on the day , month and the year first above
notes.

(Note: If fail the schedule period of completion , of
the building/complex this agreement will be
automaically treated as cancel.

SCHEDULE "A"

All the piece and parcel of Raiyati/landed property
situated in the District of Seraikella kharsawan, District
sub -Registry Office at Seraikella, mouza-Dindli,
Thana No-128, Adityapur Nagar parishad ward No -5,
p.s-Adityapur ,under old Khata No-85, old plot No-
1008,1222,1223, corresponding to New khata No .81,
New plot no . 457,969,968, (portion) having land
measuring and area 11248.80 sq.ft.i.e 25.80 Decimal
(twenty five point eight zero Decimal)



WHICH IS BOUNDED AS

- North : Plot No.814,815
- South : Amit Nandi
- East : Private Road

Chandrachud Singh

Baby - Kumari

Bhawana Kumari

Bharti Kumari

[Signature]
Bharat Kumar
134

West : Manjari Bhargaw

The specification of the purpose building/flats are mentioned in separate sheet which shall be treated as part of this agreement.

Witnesses:

- ✓ 1 HEMANT KR. THAKUR (02.03.2020)
- ✓ 2 *Jeenu.* (SHANUJIB KUMAR)
- ✓ 1 Chandrachar Singh
- ✓ 2 Baby Kumari
- ✓ 3 Bhawana Kumari
- ✓ 4 Bharti Kumari

Signature of First Party

✓ 1 *[Signature]*

✓ 2 *Bharat Kumar*

Signature of Second Party



The content made in this agreement read over and explain to the parties; they found and correct put there respective hands in this agreement the date month and year as written above.

Executed before me by the executant who signed/put L.T. in presence of Mr. *Bhima Mahate* Advocate District Court Seraikella and also identified by him.

[Signature] 02/03/20
Advocate

344
28/02/2020

[Signature]
28/02/2020
SUBODH CH. DAS
NOTARY
SERAIKELLA-KHARSA

Chandrachar Singh
Baby Kumari
Bhawana Kumari *Bharti Kumari*

15 Page
[Signature]
Bharat Kumar
135

Charachur Singh
Baby. Kumari
Bhawana Kumari
Bharti Kumari



SCHEDULE - "B"

(DESCRIPTION OF THE OWNER ALLOCATION)

Area of constructed building to be kept and/or hold and/or shall be deemed to the property of the 1st Party.

All the remaining 45.25% built - up constructed flats, shops, commercial space, parking other right in the common stair ways, landing, ingress and egress service and amenities with roof rights out of the entire proposed construction to be done or executed.

STANDARD SPECIFICATION FOR PROPOSED BUILDING

(PROVIDED BY THE DEVELOPERS FREE OF COST)

1	Structure	R.C.C frame structure with 9" thk exterior brick work and 4.5" thk partition wall with 1.6 cement mortar for bonding and plastering all internal and external surfaces of R.C.C and brick work.
2	Granite, Marble	All floor area inside unit will be of glazed 24"x24" ceramic floor tiles, cooking platform in kitchen will be of granite slab. Toilet dado will of ceramic tiles up to 5' height cooking platform of kitchen dado will be of 2' height.
3	Finishes	P.O.P over all internal plastered surface area and to coat of acrylic cement paint over a coat of cement primer on all external plastered surface. All wood and Aluminium 'steel surface will be painted with two coats of super synthetic enamel paint over a coat of Primer.
4	C.P & Sanitary	All toilet will have a Wash Basin Pillar Cock, IWC/EWC, with long Body Bibcock and PVC Steel Cistern, Shower Rose at bathing space. In kitchen sink tap and long body Bibcock sink for dish wash.
5	Water Supply, Drainage &	All internal and external water supply line will be G.I. of HDUPVC pipe and fitting. All drainage and sewerage line on wall will be of UPVC pipe and fitting.
6	Electrical Wiring & Switches & Lift arrangement	Concealed copper wiring with or branded Anchor following electrical point & Lift facility will be provided.



Charachur Singh

16/page

Baby - Kumari



Bhawana Kumari
Bharti Kumari

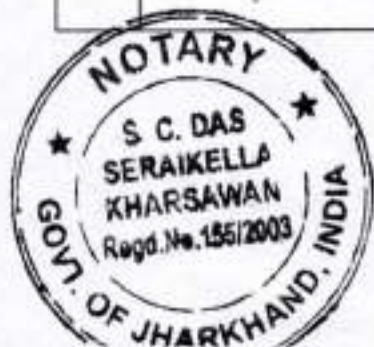
136

Chandrachud Singh
 Baby. Kumari
 Bhawana Kumari
 Bharti Kumari

ELECTRICAL POINT (IN NOS.)

LOCATION	Light Point	Fan Point	5 Amp. Point	15 Amp. Point
Master Bed Room	2	1	2	2
Bed Room	2	1	1	2
Drawing	4	1	2	2
Dinning	2	1	3	2
Kitchen	1	1	3	3
Toilet	1	1	-	1
Balcony	1	1	1	1
Store/Puja	1	1	2	-
TV & Telephone Point	One Point , each in Master bed room & drawing Room.			
Lifting Arrangement	Lift system brand will be provide on the Building.			

7.	WATER & ELECTRIC SUPPLY	Water supply will be through Jusco & deep boring and electricity through J.S.E.B/ Jusco, supported through stand by generator (for 3 Bed Room type unit 500watt/2 Bed Room type 300 watt backup
8.	DOOR 7 WINDOW	Main door frame off 5"x 1 1/2 " size and other door frame of 4"x 2 1/2 " size of seasoned sal wood for all living room. For toilets door frame will be marble strip. Door shutter will be 32mm thk. Water proof wooden flush door. Window will be M.S section of Standard size with 3mm float glass panels, M.S. gaud bars of security purpose will be provided over window
9	COMMON SERVICES.	Round the clock security through trained guard and security gazettes, Sweeper, electrician and plumber will be provided on daily basis for day to day maintenance of common areas.



Chandrachud Singh

Baby. Kumari


Bhawana Kumari

Bharti Kumari

17/page

(Signature)
 Prashant Kumar

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER
A.HUPK3886F



नाम /NAME
SATYENDRA KUMAR

पिता का नाम /FATHER'S NAME
UPENDRA KUMAR

जन्म तिथि /DATE OF BIRTH
14-10-1962

हस्ताक्षर /SIGNATURE
Satyendra Kumar

Abhat
 आयकर अधिकारी, रांची
 COMMISSIONER OF INCOME TAX, RANCHI

Satyendra Kumar

Witness of Identifier

Mob-62049 500 39

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card
QXTPK2555Q



नाम / Name
PRASHANT KUMAR

पिता का नाम / Father's Name
SATYENDRA KUMAR

जन्म की तारीख /
Date of Birth
16/12/1994

हस्ताक्षर / Signature

1000010

Prashant Kumar





भारत सरकार
Unique Identification Authority of India
Government of India

नामांकन क्रम / Enrollment No 1213/20048/94638

To,
 प्रशान्त कुमार
 Prashant Kumar
 S/O Satyendra Kumar
 H.NO-A/5
 RAJU BAGAN KITADIH WEST
 NEAR SHIV MANDIR PO-KITADIH THANA-PARSUDIH
 JAMSHEDPUR
 Purbi Singhbhum
 Jharkhand 831002

Ref: 1229 / 22E / 1216478 / 1217117 / P



UE510777827IN



आपका आधार क्रमांक / Your Aadhaar No. :

6737 6662 3310

आधार — आम आदमी का अधिकार



भारत सरकार
GOVERNMENT OF INDIA




प्रशान्त कुमार
 Prashant Kumar
 जन्म वर्ष / Year of Birth : 1994
 पुरुष / Male




6737 6662 3310

आधार — आम आदमी का अधिकार


*Nov-7 2014 50 2852
 Prashant Kumar*


भारत सरकार
GOVERNMENT OF INDIA



सत्येन्द्र कुमार
Satyendra Kumar

जन्म वर्ष / Year of Birth : 1962
पुरुष / Male



7084 7575 7163

आधार – आम आदमी का अधिकार


भारतीय विशिष्ट पहचान प्राधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: S/O उपेन्द्र कुमार, म.न-ए/५, राजू बगान कामोनी कीटादीह वेस्ट, शिव मंदिर के पास, पो-कीटादीह थाना-पारसुदीह, जमशेदपुर, पूर्वी सिंहभूम, झारखण्ड, 831002

Address: S/O Upendra Kumar, H.NO-A/5, RAJU BAGAN COLONY KITADIH WEST, NEAR SHIV MANDIR, PO-KITADIH THANA-PARSUDI, JAMSHEDPUR, Purbi Singhbhum, Jharkhand, 831002


 1947
 1800 180 1947


help@uidai.gov.in


www.uidai.gov.in


 PO. Box No.1947,
 Bhubaneswar-751001

Satyendra Kumar

Identifiser

Mob- 62049 50039



Sanjit Kumar
Sanjit Kumar
Sanjit Kumar
27.07.2021



Mob-9431343762

Witness No2

भारत सरकार
GOVERNMENT OF INDIA



संजु कुमार
Sans Kumar
जन्म वर्ष / Year of Birth : 1992
पुरुष / Male



4647 1496 9720

आधार - आम आदमी का अधिकार

भारतीय विशिष्ट पहचान प्राधिकरण
INDIAN IDENTIFICATION AUTHORITY OF INDIA

पता: S/O सत्येंद्र कुमार, H.NO-05, राजू, बगान
शिव मंदिर के पास,
पो-कितोड़ थाना-पारसुड़ी, जमशेदपुर,
पूर्वी सिंहभूम, जम्मशेदपुर, 831002

Address: S/O Satyendra Kumar,
H.NO-05, RAJU BAGAN
KITADIH WEST, NEAR SHIV
MANDIR, PO-KITADIH
THANA-PARSUDIH,
JAMSHEDPUR, Purbi
Singbhum, Jharkhand, 831002

 1987
1821 182 1847

 help@uidai.gov.in

 www.uidai.gov.in

 P.O. Box No. 1847,
Bengaluru-560 001



[Handwritten Signature]

Mob - 9004502852



Satyameva Jayate

Government of India
Form GST REG-06
[See Rule 10(1)]

Registration Certificate

Registration Number : 20AAVFK2636B1ZN ✓

1.	Legal Name	KEDAR CONSTRUCTION			
2.	Trade Name, if any	KEDAR CONSTRUCTION			
3.	Constitution of Business	Partnership			
4.	Address of Principal Place of Business	H. No.- A-5, RAJU BAGAN, KITADIH WEST, NEAR SHIV MANDIR, PARSUDIH, East Singhbhum, Jharkhand, 831002			
5.	Date of Liability				
6.	Period of Validity	From	22/10/2019	To	Not Applicable
7.	Type of Registration	Regular			
8.	Particulars of Approving Authority	Jharkhand			
Signature					
					
Name		RANCHAN BARWA			
Designation		Assistant Commissioner			
Jurisdictional Office		Singhbhum			
9. Date of issue of Certificate		22/10/2019			
Note: The registration certificate is required to be prominently displayed at all places of business in the State.					

This is a system generated digitally signed Registration Certificate issued based on the approval of application granted on 22/10/2019 by the jurisdictional authority.


Prabhat Kumar



GSTIN 20AAVFK2636B1ZN
Legal Name KEDAR CONSTRUCTION
Trade Name, if any KEDAR CONSTRUCTION

Details of Additional Places of Business

Total Number of Additional Places of Business in the State 0



SK
Prakash Kumar




GSTIN 20AAVFK2636B1ZN
Legal Name KEDAR CONSTRUCTION
Trade Name, if any KEDAR CONSTRUCTION

Details of Managing / Authorized Partners

1	Name	SANU KUMAR
	Designation/Status	PARTNER
	Resident of State	Jharkhand
2	Name	PRASHANT KUMAR
	Designation/Status	PARTNER
	Resident of State	Jharkhand




Prashant Kumar



GOVERNMENT OF JHARKHAND

DEPT. OF LABOUR EMPLOYMENT AND TRAINING

OFFICE OF DEPUTY LABOUR COMMISSIONER, PURBI SINGHBHUM

FORM - III

(RULE - 3)

CERTIFICATE OF REGISTRATION

REGISTRATION NUMBER - **SEA1635701622301**
 NAME OF ESTABLISHMENT - **KEDAR CONSTRUCTION**

1. FULL POSTAL ADDRESS OF THE ESTABLISHMENT - **H.NO. A-5, RAJU BAGAN, KITADIH WEST, NEAR SHI MANDIR, PARSUDIH, JAMSHEDPUR, BLOC GOLMURI-CUM-JUGSALAI, P.O.: TATANAGAR, DIST PURBI SINGHBHUM, JHARKHAND, PIN: 831002**
2. LOCATION OF THE ESTABLISHMENT - **P.S.: PARSUDIH**
3. TYPE OF BUSINESS, TRADE OR PROFESSION CARRIED ON - **PROMOTOR AND DEVELOPER**
4. NAME AND DESIGNATION OF THE MANAGER OR AGENT OR ANY OTHER PERSON IN THE IMMEDIATE CHARGE OR CONTROL OF THE ESTABLISHMENT -
SANU KUMAR, PARTNER, H.NO. A-5, RAJU BAGAN, KITADIH WEST, NEAR SHIV MANDIR, PARSUDIH, JAMSHEDPUR
5. NAME AND DESIGNATION OF OTHER PERSONS HAVING INTEREST AS EMPLOYER IN THE ESTABLISHMENT -
AND 2 OTHER(S)
6. MAXIMUM NUMBER OF PERSONS TO BE EMPLOYED ON ANY DAY - **5 (FIVE)**

This is to certify that the establishment, the particulars of which have been given above, has been registered under the Jharkhand Shops and Establishments Act, 1953, on **06/02/2021**. This certificate of registration shall remain valid till **31/12/2030**.

**INSPECTING OFFICER****PLACE OF REGISTRATION - PURBI SINGHBHUM****NOTE:**

1. THIS IS A COMPUTER GENERATED CERTIFICATE/LICENCE, DOES NOT REQUIRE ANY SEAL.
2. THIS CERTIFICATE/LICENCE HAS BEEN GENERATED ON THE BASIS OF THE INFORMATION GIVEN BY THE APPLICANT AND IS VALID FOR THE PURPOSE OF THIS ACT ONLY.

[Signature]
Biswajit Kumar

59



भारतीय विशिष्ट पहचान प्राधिकरण

भारत सरकार

Unique Identification Authority of India
Government of India

नामांकन क्रम / Enrollment No 1124/10028/00529

To,
भवना कुमारी
Bhawana Kumar
D/O Chandrachur Singh
4/4
I TYPE, ADITYAPUR
PO- ADITYAPUR
Adityapur
Serakela-kharsawan
Jharkhand 831013
9934574389

Ref: 69 / 13C / 135970 / 137655 / P



UE174768019IN



आपका आधार क्रमांक / Your Aadhaar No. :

7658 0739 4112

आधार - आम आदमी का अधिकार



भारत, सरकार
GOVERNMENT OF INDIA



भवना कुमारी
Bhawana Kumar
जन्म वर्ष / Year of Birth : 1990
महिला / Female



7658 0739 4112

आधार - आम आदमी का अधिकार

9006456897

Bhawana Kumari

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

ESPPK5857Q



नाम/ Name
BHAWANA KUMARI

पिता का नाम/ Father's Name
CHANDRACHUR SINGH

जन्म की तारीख/ Date of Birth
01/04/1990

Bhawana Kumari
हस्ताक्षर/ Signature



02000017

Bhawana Kumari

PKG ID : PU30202001 / 143 / 111 / 10/09/2017 / FFL



PTN / 56 / 343697005349123111 / 040917120816

BHAWANA KUMARI

4/4 I TYPE ADITYAPUR, PU ADITYAPUR,
SARAIKELA KHARSAWAN,
JHARKHAND - 831013
TEL. NO.:91 - 9934574389



B903Z1338306

(This being a computer-generated letter, no signature is required.)

Bhakti Kumari

Mob-9924574289

आधार - आप आधार का अधिकार

4883 7071 2124



आधार नं. / Year of Birth: 1992
लिंग / Gender



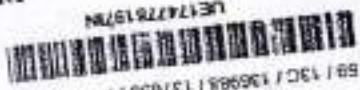
भारत सरकार
GOVERNMENT OF INDIA



आधार - आप आधार का अधिकार

4883 7071 2124

आपका आधार नं. / Your Aadhaar No.:



UE174778197M

Pin: 591306 / 1306988 / 137655 / P

To: भक्ति कुमारी
Bhakti Kumari
D/O Chandrashekhar Singh
4/A
1 TYPE, ADITYAPUR
PO, ADITYAPUR
Adityapur
Sanskota-Khasawan
Barkhad 831013
5934574289

30/12/2011

आधार नं. / Enrollment No 1124/10028/00527

भारत सरकार
Unique Identification Authority of India
Government of India

भारत सरकार
भारत सरकार



आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

BHARTI KUMARI

CHANDRACHUR SINGH

10/11/1992

Permanent Account Number

ETCPK9605L

Bharti Kumari

Signature



20122016

इस कार्ड के खोने/पाने पर कृपया सूचित करें/सीटारें:

आयकर पैन सेवा इकाई, एन एस डी यू
5 वीं मंजिल, मंत्री स्टाईंग,
प्लॉट नं. 341, सर्वे नं. 997/8,
मॉडल कॉलोनी, दीप बंगला चौक के पास,
पुणे - 411 016.

*If this card is lost / someone's lost card is found,
please inform / return to :*

Income Tax PAN Services Unit, NSDL
5th Floor, Mantri Staging,
Plot No. 341, Survey No. 997/8,
Model Colony, Near Deep Bungalow Chowk,
Pune - 411 016.

Tel: 91-20-2721 6080 Fax: 91-20-2721 8081
E-mail: nsdl@nsdl.co.in

Bharti Kumari



भारत सरकार
Unique Identification Authority of India
Government of India

नामांकन क्रम / Enrollment No 1124/55511/14009

To,
 बेबी कुमारी
 Baby Kumari
 D/O: Ram Sagar Choudhary
 I Type Q No-4/4
 Adityapur-1
 Adityapur
 Adityapur Adityapur Seraikele-Khariswan
 Jharkhand 831013

Ref: 907 / 0487431018 / 431066 / P



SH152252435DF



आपका आधार क्रमांक / Your Aadhaar No. :

5016 8583 2717

आधार - आम आदमी का अधिकार



भारत सरकार
 GOVERNMENT OF INDIA



बेबी कुमारी
 Baby Kumari
 जन्म वर्ष / Year of Birth : 1967
 महिला / Female



5016 8583 2717

आधार - आम आदमी का अधिकार

Mob- 9934-5743 89

Baby Kumari

आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT. OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

BLXPK5627G



नाम/ Name
BABY KUMARI

पिता का नाम/ Father's Name
RAM SAGAR CHOUHARY



जन्म की तारीख/ Date of Birth
01/12/1967

Baby Kumari
हस्ताक्षर/ Signature

28062017

Baby Kumari

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT OF INDIA

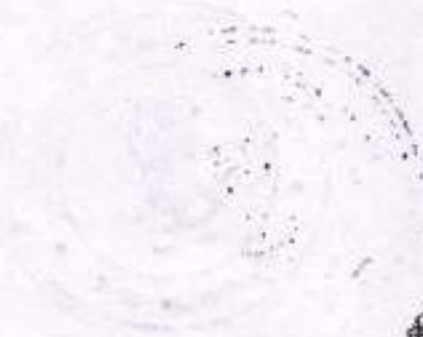
एवायरो निवासा संख्या कार्ड
Payment Account Number Card
AAVFK2536B



पंजीकृत नाम
KESAR CONSTRUCTION

47130019

एवायरो निवासा संख्या कार्ड
30/08/2019




Prabhat Kumar

स्थायी लेखा संख्या /PERMANENT ACCOUNT NUMBER

AEIPS2257K



नाम /NAME

CHANDRA CHUR SINGH

पिता का नाम /FATHER'S NAME

PANCHI LAL SINGH

जन्म तिथि /DATE OF BIRTH

03-01-1963

हस्ताक्षर /SIGNATURE

Chandra Chur Singh

आयकर आयुक्त, रांची

COMMISSIONER OF INCOME-TAX, RANCHI

Chandra Chur Singh





भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार
 Unique Identification Authority of India
 Government of India

नामांकन क्रम / Enrollment No: 1124/55511/14008

To,
 चन्द्र चुर सिंह
 Chandra Chur Singh
 S/O: Panchlal Singh
 I Type Q No-4/4
 Adityapur-1
 Adityapur
 Adityapur Adityapur Seraikela-Khansawan
 Jharkhand 831013

Ref: 907 / 048 / 430804 / 431068 / P



SH152250298DF



आपका आधार क्रमांक / Your Aadhaar No. :

3096 0141 4739

आधार – आम आदमी का अधिकार

भारत सरकार
 GOVERNMENT OF INDIA

चन्द्र चुर सिंह
 Chandra Chur Singh
 जन्म वर्ष / Year of Birth: 1963
 पुरुष / Male

3096 0141 4739




आधार – आम आदमी का अधिकार

Mob 9934574389
 Chandra Chur Singh

झारखण्ड सरकार

राजस्व एवं भूमि सुधार विभाग

लगान रसीद

Sch XIV-F No. 180V

जिला का नाम सिराहेवा
 अनुमण्डल का नाम
 अंचल का नाम गोहरिया
 मीना रिदली
 धाना का धाना नंबर (28)

रसीद क्रमांक JH 13 A 043069
 रयत का नाम शाली कुमार
 पिता का नाम राधुचंद्र सिंह
 जमावन्दी नंबर X/157

खेती संख्या 81/85 खसरा संख्या CO.P रकबा (एकड़ में) 0.314 एकर

बोत की क्षमता पर धान मसाले का विवरण (बिक्रय एवं बोत चालू वर्ष का)

मास	वर्षिक	वर्ष	वर्ष
मार्च		2014-15	2015-16
अप्रैल		3-19	3-19
मई	6-19	6-19	6-19
जून	1-55	1-55	1-55
जुलै	3-10	3-10	3-10
अगस्त	3-10	3-10	3-10
सितंबर	1-20	1-20	1-20
अक्टूबर	15-14	15-14	15-14



विवरण	विवरण	विवरण	विवरण
उत्पन्न	झारखण्ड सरकार	2015-16	वर्ष
संग्रह			
शेष			
आज			
विवरण			
मूल्य			

1) कुल योग शब्दों में तीस लाख बीस हजार रुपये केवल
 2) भाग अदाकर्ता शाली कुमार
 3) कल बकाया 0
 16/11/15
 (रिदली का धाना)

SPL/2013

Chandra cher Singh
 Baby. Kumari
 Bhausna Kumari
 Bharti Kumari

Prasant Kumar 20

sch. XIV-F No. 180V

झारखण्ड सरकार

राजस्व एवं भूमि सुधार विभाग

लगान रसीद

V

जिला का नाम झारखण्ड
 अनुमण्डल का नाम 11
 अंचल का नाम गण्डक
 मीना दिब्रुवा
 पान्त नो. धारा नम्बर 128

रसीद क्रमांक JH 13 A 043068
 रयत का नाम श्री 66 रूड सिंह
 पिता का नाम पंचा लाल सिंह
 ब्राह्मण का नाम X/129

खाली संख्या	खसरा संख्या	रकबा (एकड़ में)
81 / 85	G.P.	0.05.05 एकड़

जोड़ की सालाना मूल्य एवं माली का विवरण देवकाया एवं शालू पर का

मास	वार्षिक	मास	वार्षिक
जुलै		2014-15	2015-16
अगस्त	10=15	10=15	10=15
सित	2=15	2=15	2=15
अक्टूबर	4=30	4=30	4=30
नवंबर	4=30	4=30	4=30
दिसंबर	2=00	2=00	2=00
	24=90	24=90	24=90



अदायगी	झारखण्ड सरकार	2015-16	अग्रिम
उत्पत्ति	उत्पत्ति	उत्पत्ति	उत्पत्ति
समान			
रकबा			
अदायगी			
विवरण			
मूल्य	24=90	24=90	49=80

- कुल योग शब्दों में 24 हजार 90 रुपये के लिये
- नाम अदाकर्ता श्री 66 रूड सिंह
- कुल बकाया 161715
- (रकबा का विवरण)

SPL/2013

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 स्वीकृत

Chandrachar Singh
 Baby. Kumari
 Bhawana Kumari
 Bharti Kumari

(Signature)
 Chandrachar Singh

भारतगणतन्त्र सरकार

राजस्व एवं भूमि सुधार विभाग

लगातार रसीद

Sch XIV P. No. 180V

जमीन का नाम **श्री गुरुदास**

शुद्धीकरण का नाम

संपन्न का नाम **श्री श्री गुरुदास**

जमीन का क्षेत्रफल **120**

V

रसीद क्रमांक **JH 13 A 043072**

रजद का नाम **16885**

जमीन का नाम

XI/118

रकबा (एकड़ में) **0.0505**

जमीन संख्या **81/85**

खसरा संख्या **60/P**

जमीन का खसरा नम्बर एवं जमीन का विवरण (सूचना एवं क्षेत्र) धरत बंध का

क्रमांक	वर्ग	क्षेत्रफल	मूल्य
1	9=95	9=95	9=95
2	2=50	2=50	2=50
3	5=00	5=00	5=00
4	5=00	5=00	5=00
5	2=00	2=00	2=00
6	24=45	24=45	24=45
7	24=45	24=45	48=90



भारतगणतन्त्र सरकार

1. जमीन का नाम
2. जमीन का क्षेत्रफल
3. जमीन का मूल्य

SP/L2013

Charadhar Singh
 Baby Kumari
 Bhawana Kumari
 Prasti Kumari

Product Number
 26

sch XIV F. No. 180V

झारखण्ड सरकार
राजस्व एवं भूमि सुधार विभाग
लगान रसीद

जिला का नाम **झारखण्ड**
सब-मण्डल का नाम **झरडीया**
थेनल का नाम **झरडीया**
गौजा **झरडीया**
साल का शाना नम्बर **128**

रसीद क्रमांक **JH 13 A 043071**
रयत का नाम **बपी खान**
पिता का नाम **शमशेर खान**
बमाबन्दी नम्बर **X/156**

खसरा संख्या	खसरा संख्या	रकबा (एकड़ में)
81/85	का P	0.0344 एका

मांग	वर्षिक	साल	2015-16
जमीन	3 वर्ष	2014-15	2015-16
खसरा	6-19	6-19	6-19
धेन	1-55	1-55	1-55
* ब्याज	3-10	3-10	3-10
विविध	3-10	3-10	3-10
योग	15-34	15-34	15-34



अवधि	3 वर्ष से ज्यादा	2015-16	अग्रिम
लागत			
सेस			
* ब्याज			
विविध			
योग		15-34	30-68

- कुल योग संख्या में **1/17 6/11 46/100 1/15**
- नाम बदलने में **2/1**
- कुल बकाया **16/11/15**

SPL/2013

Chandrachur Singh
Baby - Kumari
Bhawana Kumari
Bharti Kumari

[Signature]
Parent Name
27

झारखण्ड सरकार
राजस्व एवं भूमि सुधार विभाग
लगान रसीद



Sch. XIV F. No. 180V

जिला का नाम सराईकेला
अनुमण्डल का नाम
ब्लॉक का नाम दिहरी
पीठा 128
धान्य की धाना नम्बर

रसीद क्रमांक JH 13 A043070
रखत का नाम राजा सुमारी
पिता का नाम चण्डू चंड सिंह
बगानदी नम्बर 8/158

खाला संख्या N-81/0-85	खसरा संख्या	रकबा (एकड़ में) 0.0314
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माम	वर्षिक	2014-15	2015-16
लागत	6=19	6=19	6=19
सेस	1=15	1=15	1=15
* च्याव	3=10	3=10	3=10
विशेष	3=10	3=10	3=10
योग	1=20	1=20	1=20

अदायगी	3 वर्ष से ज्यादा	3 मा वार	3 मा वार	कितने वर्ष	हाल	अग्रिम
लागत						
सेस						
* च्याव						
विशेष						
योग		15=14	15=14		15=14	30=29

1. कुल योग रकबा में 15/14 रु. का अंतर है।
2. माप धेदाकर्ता
3. कुल बकाया 15/14 रु.
(रकबा कम जारी)

SPL/2013

Chandrakur Singh
Baby - Kumari
Bhawana Kumari
Bharti Kumari

(Signature)
Chandrakur Singh
32

Sch XIV F. No. 180V

पिता का नाम शंकर प्रसाद
सम्पत्तिका का नाम
संपत्तिका का क्रमांक
पत्ता शंकर प्रसाद
पत्ता का पुराना संख्या 128

राज्य क्रमांक JH
13 A 043074
पत्ता का नाम राजपथ
संपत्तिका का नाम शंकर प्रसाद

संपत्तिका संख्या B1/85 क्षेत्रीय संख्या CO.P रकबा (क.ग.म.) 0.0314 (क.ग.म.)

नोट: यह संपत्तिका पुराने पुराने रीति की विभाग (क.ग.म.) के तहत चालू रहे की

क्रमांक	वर्ष	संख्या	संख्या	संख्या	संख्या
1	6=19	6=19	6=19	6=19	6=19
2	1=55	1=55	1=55	1=55	1=55
3	3=10	3=10	3=10	3=10	3=10
4	1=20	1=20	1=20	1=20	1=20
5	15=14	15=14	15=14	15=14	15=14

1. कुल पुराने संख्या में 15=14 15=14 15=14 15=14 15=14

2. नया संख्या में 15=14 15=14 15=14 15=14 15=14

3. कुल संख्या में 15=14 15=14 15=14 15=14 15=14

Chandrashekhar Singh,
Baboy - Kumari
Bhauwama Kumari
Bhawati Kumari

Signature
Bhawati Kumari