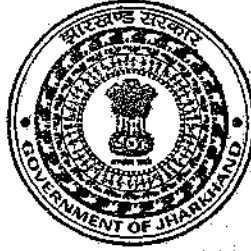


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Government of Jharkhand

Receipt of Online Payment of Stamp Duty

NON JUDICIAL

Receipt Number : 00f791b72a233a65d2cf

Receipt Date : 09-Oct-2023 12:00:55 pm

Receipt Amount : 100/-

Amount In Words : One Hundred Rupees Only

Token Number : 202300134322

Office Name : SRO - Ranchi

Document Type : Development Agreement

Payee Name : MOTI INFRAHEIGHTS PVT LTD THRO ITS
DIRECTOR CHANDAN KUMAR (Vendee)

GRN Number : 2319630978



रजिस्ट्रेशन अधिनियम 1908 परिशिष्ट 4 नियम 21/27
के अधिन भारतीय स्टाम्प अधिनियम 1899 की अनुसूची
1 बा 1 क से..... के अधिन यथावत स्टाम्प
सहित या स्टाम्प शुल्क से विमुक्त या स्टाम्प शुल्क
अपेक्षित नहीं।

For Office Use :-

Mupali

निबंधन पदाधिकारी

09/10/2023

10/10/23

Shamkar Kumar
च-3 शिवरकुमार

Pratim Kumar

Pratim Kumar

Anjali Kumar

Shamkar Kumar

Shiv Jagan Sahu

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।

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Prakash Saurabh

Chanchal

Shamkar Kumar
Digambar Chandra

Chandran 09/10/23

प्राप्त परमुपालन वो भूमि घोवाला एवं खाशमहल लीज की सूची में वर्णित प्लॉट एवं नाम दर्ज नहीं है।

Chandran 09/10/23

सम्पत्ति का मूल्य Development Agreement

100%

Chandran 09/10/23



सर्व रशिका पंजी से मिलाया किताब
पंजीन का दर/डी० 11580652/lemm
कमान का दर/
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प्लेट का दर/वर्ग फीट

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Prakash Samrat 9/10/23

Prakash 9/10/23

Chanchak 9/10/23

Shivdhan Sahu 9/10/23

Chandran 9/10/23

DEVELOPMENT AGREEMENT

THIS AGREEMENT FOR DEVELOPMENT is made and executed at Ranchi on this the 9th day October, 2023, A.D.

BETWEEN

(1) CHETAN KUMAR (DOB-06.03.1984, PAN- BEOPK8477C, UID - XXXX XXXX 2678, mob.9905505550) son of Late Dina Ram, grandson of Late Harakhdeo Mahto, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand.

सर्व रशिका पंजी से मिलाया किताब
पंजीन का दर/डी०
कमान का दर/
शमान का दर/
प्लेट का दर/वर्ग फीट
Chandran 09/10/23

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director
9/10/23

Chetan Kumar
9/10/23

Anjali Kumari
9/10/23

Anjali Kumari
9/10/23

Digambar Dholar
9/10/23

Chetan

Prakash Kumar
9/10/23

Prakash Kumar
9/10/23

Shankar Kumar
9/10/23

Chandran 9/10/23

Chandran 9/10/23

Chandran 9/10/23



Chetan Kumar
9/10/2023



दिनांक 09/10/23 समय 10 to 1
रजिस्ट्रेशन अधिनियम 1208 धारा 52 के नियम 38
श्री Chetan Kumar
पिता श्री/स्व. Dina Ram
नियमित स्थान Angora Road जूनि
पेशा Business जो लेख्यकारी के दावेदार का
अदर निबंधक द्वारा प्रमाणित
मुख्तारनामा सं० वर्ष के अधीन
लेख्यकारियों या दावेदारों में से एक श्री
के अभिकर्ता ने दि० के पुर्वाहन/अपराहन
में अदर निबंधन कार्यालय में
निबंधन के लिए पेश किया

Mupali

निबंधन पदाधिकारी का हस्ताक्षर

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9/10/23



Prakash Saurabh
Advocate
En. No. 2312/03
Court, Ranchi

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Prakash Saurabh

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Anjali Kumari
9/10/23



Anjali Kumari
Advocate
En. No. 2312/03
Court

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Digamber Ojha
9/10/23



Digamber Ojha
Advocate
En. No. 2312/03
Court, Ranchi

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Shivraj Singh

SHASHI KUMAR

Pratim Kumar
9/10/23



Pratim Kumar
Advocate
En. No. 2312/03
Court, Ranchi

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SHASHI KUMAR

Pratim Kumar

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MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

(2)
च-3 21/9/23 उमिर

Anjali Kumari

Digamber Ojha

Pratim Kumar

Shankar Kumar

Shankar Kumar



VINAY KUMAR MAH
Advocate
En. No. 231203
Chl Court, Ranchi

Pritam Kumar
9/10/23

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VINAY KUMAR MAH
Advocate
En. No. 231203
Chl Court, Ranchi

A. Kumar
9/10/23

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Prakash Samrahi

Ashwin



VINAY KUMAR MAH
Advocate
En. No. 231203
Chl Court, Ranchi

Shankar Kumar
9/10/23

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Banchari K.

Shiv Satish Sahu

Ashish Kumar



VINAY KUMAR MAH
Advocate
En. No. 231203
Chl Court, Ranchi

Shefan Kumar
9/10/23

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Prakash Samrahi

Ashwin

Shailendra Kumar

MOTI INFRA SERVICES PVT. LTD.

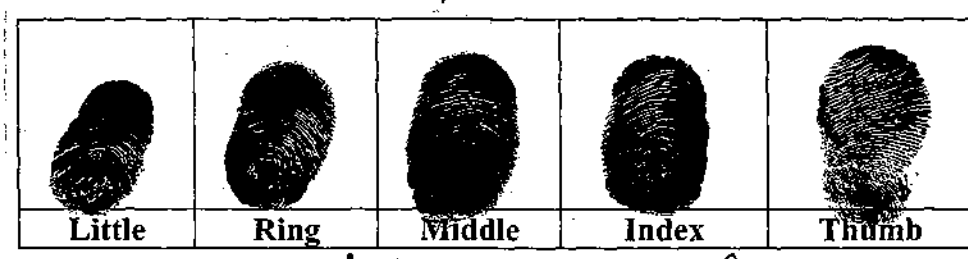
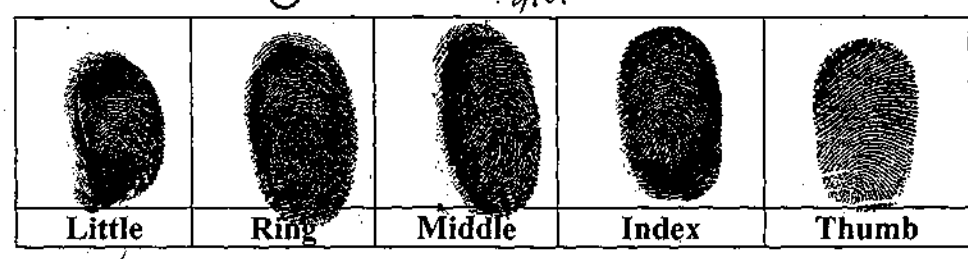
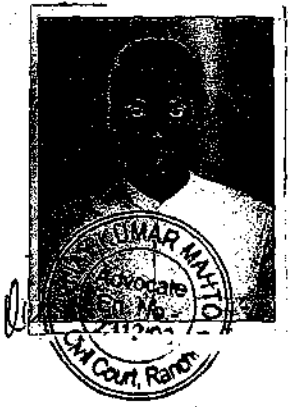
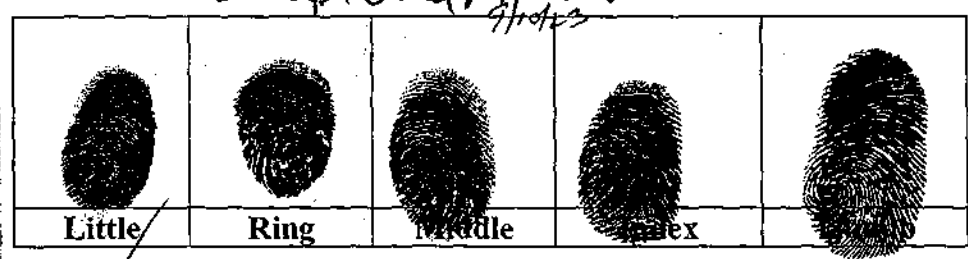
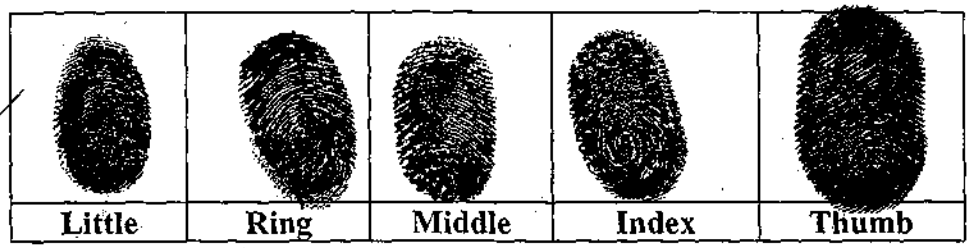
Chandan Kumar
Director

Shefan Kumar (3)
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Anjali Kumar
Brijender Ojha

Ashwin

Pritam Kumar
A. Kumar
Shankar Kumar

9/10/23



Prakash Saurabh

Kumar

Chanchal

Shiv Jatan Sahu

Shankar Kumar

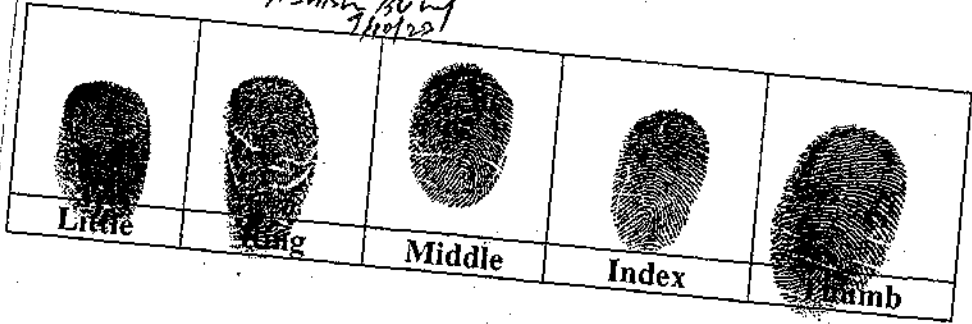
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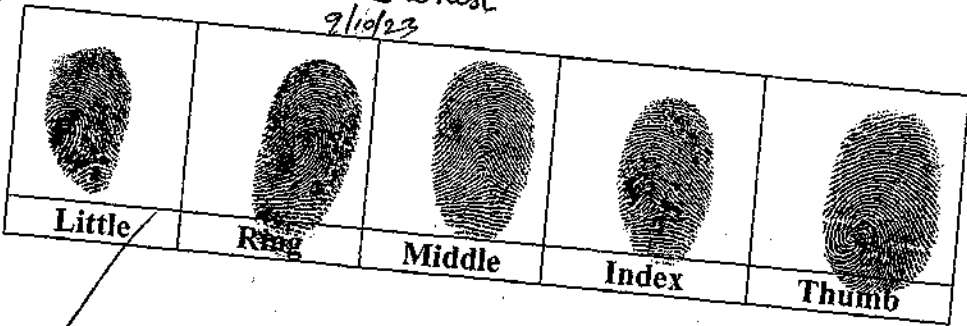
Shankar Kumar

WEIGHTS PVT. LTD.
Chandan Kumar
Director

Chetan Kumar
Prateem Kumar
Anjali Kumari
Shankar Kumar
Durgambar Ojha



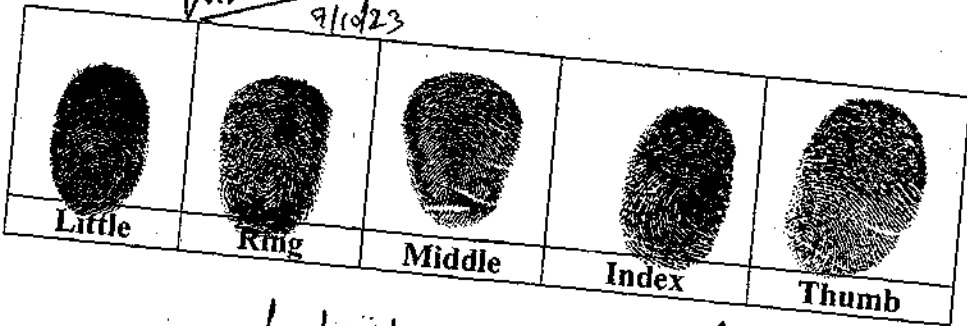
Ashish Kumar
9/10/23



Prakash Saurabh
9/10/23

Prakash Saurabh

Ashish Kumar



Shubhanshu Kumar
9/10/23

Shubhanshu Kumar

Ashish Kumar

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar

Sh. Kumar

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Shankar Kumar

Anjali Kumar
Durgam Chidar

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Shubhanshu Kumar

Chetan Kumar (5)

Shubhanshu Kumar

Pritam Kumar

Chanchal Kumar

- (2) CHANDRA SHEKHAR KUMAR (DOB-03.09.1982 PAN-AUUPK0189L, UID - XXXX XXXX 9469, mob- 8102708982) son of Prafullo Ram, grandson of Late Harakhdeo Mahto, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand
- (3) ANJALI KUMARI (DOB-17.04.1988, PAN- EHNPK3146R, UID - XXXX XXXX 0352, mob. 9507609099) daughter of Kisto Mahto, wife of Pritam Kumar Mahto, granddaughter of Late Bandi Mahto, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Housewife, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand.
- (4) DIGAMBAR OH DAR (DOB-04.06.1971, PAN- AAUPO1331J, UID - XXXX XXXX 2405, mob.6200467118) son of Jageshwar Ohdar, grandson of Late Bandhu Ohdar, by Caste - General, (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Kodekera, P.S. - Kamdara, District - Gumla, State - Jharkhand
- (5) GAUTAM KUMAR (DOB-12.02.1975, PAN- AIPPK8587P, UID - XXXX XXXX 2387, mob.-9431584687) and
- (6) PRITAM KUMAR (DOB-10.03.1983, PAN- CTPPK8354M, UID - XXXX XXXX 8590, mob.- 9431584687) both sons of Bandhu Mahto, grandson of Late Kandru Mahto, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand.
- (7) KISHWAR KUMAR (DOB-12.01.1988, PAN- DUNPK1290Q, UID - XXXX XXXX 3060, mob-9507609099) and
- (8) SHANKAR KUMAR (DOB-10.08.1990, PAN- JCZPK2699F, UID - XXXX XXXX 4353, mob-9507609099) both sons of Ranthu Ram Sahu, grandson of Sohan Sahu, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand

Prakash Samal

Kishor

Chanchal K

Shiv Jatan Sahu

ASHL KUM

Pratik

Shiv Jatan Sahu

Shankar Kumar

chetan kumar

Arjun

(6)

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Pritam Kumar.

Anjali Kumari

Shankar

Digambar Ohdar

Shankar Kumar

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

- (9) NANKU SAHU (DOB-24.09.1965, PAN- PIDPS6884L, UID - XXXX XXXX 3048 mob. 9507609099) son of Late Sohan Sahu, grandson of Late Ahlad Mahto by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand
- (10) SHIVENDRA KUMAR YADAV (DOB-16.08.1985, PAN- ALXPY3156B, UID - XXXX XXXX 7137, mob-7763934759) son of Late Bideshi Prasad Yadav, grandson of Late Bali Ahir, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand
- (11) SHAILENDRA KUMAR (DOB-06.08.1987, PAN- FKVPK1614Q, UID - XXXX XXXX 1913, mob. 9123471473) son of Late Bideshi Yadav, grandson of Late Bali Ahir, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand
- (12) CHANCHAL KUMAR (DOB-15.03.1990, PAN- FVBPK9596J, UID - XXXX XXXX 2000, mob.-8210576292) son of Late Bideshi Prasad, grandson of Late Bali Ahir, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Argora Basti, P.S. - Argora, District - Ranchi, State - Jharkhand
- (13) SHIV JATAN SAHU (DOB-19.06.1973, PAN- AFZPS8964B, UID - XXXX XXXX 5225, mob-8709440164) son of Late Bitu Sahu, grandson of Late Feku Sahu, by Caste - General (Not covered under C.N.T. Act 1908), by Faith - Hindu, by Occupation - Business, Resident of Shastri Nagar Gumla, P.S. - Gumla, District - Gumla, State - Jharkhand

Prakash Sumbha

(Signature)

Shivendra

Shiv Jatan Sahu

Shishu Singh

Chanchal Kumar

Shiv Jatan Sahu

Shastri Nagar

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar

4-3 21294 9341K

Anjali Kumar
Digamber Ojha

(Signature)

Pritam Kumar

A. Kumar
Shankar Kumar

WHEREAS the Parties of the First Part are the owner of all the piece and parcel of land bearing Khata no. 113, Plot No. 898,900,901,1053,1054 measuring an area 146.48 decimals situated at Village - Argora, P.S. - Argora, P.S. No. - 207, District -Ranchi corresponding to Ward No. 36 of Ranchi Municipal Corporation, Ranchi and under the jurisdiction of District Sub Registrar, Sadar, Registry office, Ranchi.

AND WHEREAS the said Khata No. 113 of Village - Argora, P.S. - Argora, P.S. No. - 207, District -Ranchi is recorded in the name of Nepal Ahir, Fekuwa Ahir and Bali Ahir by caste Ahir in Revisional Survey Record of Right as Kayami.

AND WHEREAS one Ramdeo Mahto and Harakhdeo Mahto son of Chamar Mahto acquired the said land by virtue of regd. deed of sale being no. 769 dated 11.02.1941 of D.S.R., Ranchi.

AND WHEREAS the said land owners Ramdeo Mahto and Harakhdeo Mahto partitioned the said land and each of them allotted 36.5 dec. of land. That the said Harakhdeo Mahto died leaving behind his three sons (i) Thaleshwar Ram, (ii) Prafullo Ram and (iii) Dina Ram. Out of them Prafullo Ram allotted his son Chandrashekhar Kumar and Dina Ram died leaving behind his son Chetan Kumar.

AND WHEREAS the said land owners (i) Thaleshwar Ram (ii) Chandra Shekhar Kumar son of Prafullo Ram and (iii) Chetan Kumar son of Dina Ram amicably partitioned the land aforesaid on 05.01.2015 and the land of Plot no. 898 area 12.17 dec. allotted in favour of Thaleshwar Ram, land of Plot no. 898 area 12.17 dec. allotted in favour of Chandra Shekhar Kumar and land of Plot no. 898 area 12.16 dec. allotted in favour of Chetan Kumar.

AND WHEREAS the said land owners (i) Chandra Shekhar Kumar and (ii) Chetan Kumar after acquired the said land came in peaceful possession and got mutated their name in the seriesta of state through Town/Argora Anchal, Ranchi vide mutation case no. 1751R27/2017-18 and his name is also entered in Register II, Volume No. 32, Page No. 27 and mutation case no. 442R27/2018-19 and his name is also entered in Register II, Volume No. 33, Page No. 12 and paid rent to the state with their own, name right title and interest.

Prakash Saurabh

[Signature]

Chandrasekhar

Shivatan Solan

[Signature]

07 sep 2015

[Signature]

Shailendra

MOTI INFRAHEIGHTS PVT. LTD.

*Chandan Kumar
Director*

Chetan Kumar

[Signature]

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Pritham Kumar.

Angali Kumarin

[Signature]

Dr. Amber Ojha

Shankar Kumar

AND WHEREAS one Kandru Mahto son of Bali Mahto acquired the land of plot no. 898, by virtue of regd. deed of sale dated 11.02.1941 of D.S.R., Ranchi.

AND WHEREAS the said Kandru Mahto died leaving behind his three sons namely (i) Malar Mahto, (ii) Bandhu Mahto and (iii) Radheyshyam Mahto. As such being legal heirs and successors they inherited the land aforesaid and came in peaceful possession thereof. Lateron they amicably partitioned the said land and the land aforesaid allotted in favour of Malar Mahto, who came in peaceful possession over his allotted share.

Pritam Sawasthi

Hiralal

AND WHEREAS the said Malar Mahto died leaving behind his three sons namely (i) Nilambar Mahto, (ii) Rohit Mahto and (iii) Hiralal Mahto. As such being legal heirs and successors they inherited the land aforesaid and came in peaceful possession thereof. Lateron they amicably partitioned the said land and the land aforesaid allotted in favour of Hiralal Mahto, who came in peaceful possession over his allotted share.

Chanderbhan

Shiv Nandan Saha

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AND WHEREAS the said land owner Hiralal Mahto son of Malar Mahto sold his share of land of Khata 113, Plot no. 898 area 11.33dec. in favour of Anjali Kumari wife of Pritam Kumar by virtue of regd. deed of sale being no. 1757 dated 08.03.2018 of D.S.R., Ranchi.

AND WHEREAS the said land owner Anjali Kumari after purchased the said land came in peaceful possession and got mutated her name in the serieta of state through Town/Argora Anchal, Ranchi vide mutation case no. 979R27/2018-19 and her name is also entered in Register II, Volume No. 33, Page No. 96 and paid rent to the state with her own, name right title and interest.

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AND WHEREAS the said land owner Thaleshwar Ram son of Late Harakhdeo Mahto through his constituted power of attorney holder Ravibhushan Kumar (being power no. IV-470 dated 28.05.2016) sold his share of land of Khata 113, Plot no. 898 area 5.16 dec. (out of 12.17 dec.) in favour of Digambar Ohdar son of Jageshwar Ohdar by virtue of regd. deed of sale being no. 4943 dated 28.07.2016 of D.S.R., Ranchi.

AND WHEREAS the said land owner Digambar Ohdar after purchased the said land came in peaceful possession and got mutated his name in the serieta of

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar
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Anjali Kumari

Digambar Ohdar

Pritam

Pritam Kumar.

Shankar

Shankar Kumar

state through Town/Argora Anchal, Ranchi vide mutation case no. 78R27/2017-18 and his name is also entered in Register II, Volume No. 30, Page No. 8 and paid rent to the state with his own, name right title and interest.

AND WHEREAS the legal heir and successor of recorded tenant of Khata no. 113 namely Jalwa Mahto son of Late Feku Mahto sold the land of Plot no. 900 area 27 dec. and Plot no. 901 area 13 dec. in favour of Keshwa Devi wife of Bandhu Mahto by virtue of regd. deed of sale being no. 2731/2592 dated 23.03.1993 of D.S.R., Ranchi and after purchased the said land she got mutated her name in the seriesta of state through Town Anchal, Ranchi and paid rent thereto.

Prajwal Savarbi

Kishor

AND WHEREAS the said Keshwa Devi died leaving behind his husband namely Bandhu Mahto and two sons namely (i) Gautam Kumar and (ii) Pritam Kumar. Later on by an amicable family partition held on 19.02.2022 between the legal heir and successor of Keshwa Devi and the land of Plot no. 900 area 13.50 dec. and Plot no. 901 area 6.50 dec. allotted in favour of **Gautam Kumar**, and land of Plot no. 900 area 13.50 dec. and Plot no. 901 area 6.50 dec. allotted in favour of **Pritam Kumar**.

Bandhu Mahto

Shivdatta Sahu

ASHISH KUMAR

AND WHEREAS the said land owners (i) **Gautam Kumar** and (ii) **Pritam Kumar** after acquired the said land came in peaceful possession and got mutated their name jointly in the seriesta of state through Town/Argora Anchal, Ranchi vide mutation case no. 2415R27/2021-22 and his name is also entered in Register II, Volume No. 42, Page No. 42 and paid rent to the state with their own, name right title and interest.

AND WHEREAS the legal heir and successor of recorded tenants of Khata no. 113 namely Jalwa Mahto son of Late Feku Mahto sold the land of Plot no. 1053 and 1054 area 08 dec. in favour of (i) Gautam Kumar and (ii) Pritam Kumar both sons of Bandhu Mahto by virtue of regd. deed of sale being no. 7372/6850 dated 26.07.1994 of D.S.R., Ranchi.

21/12/2022

Shardendra

Shardendra

AND WHEREAS the said land owners (i) **Gautam Kumar** and (ii) **Pritam Kumar** after purchased the said land came in peaceful possession and got mutated their name jointly in the seriesta of state through Town/Argora Anchal, Ranchi vide mutation case no. 5732R27/2002-03 and his name is also entered in

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar (11)

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Angali Kumari
Director

Chetan

Pritam Kumar.

Chandan Kumar

Register II, Volume No. 16, Page No. 157 and paid rent to the state with their own, name right title and interest

AND WHEREAS the legal heir and successor of recorded tenants of Khata no. 113 namely Jalwa Mahto son of Late Feku Mahto sold the land of Plot no. 901 area 20 dec. in favour of Manuwa Devi wife of Late Sohan Sahu by virtue of regd. deed of sale being no. 819 dated 25.10.1989 of D.S.R., Ranchi and after purchased the said land she got mutated her name in the serieta of state through Town Anchal, Ranchi and paid rent thereto.

AND WHEREAS the said Manuwa Devi and her husband Sohan Sahu died leaving behind his two sons namely (i) Ranthu Sahu and (ii) Nanku Sahu. And the Ranthu Sahu have two sons namely (i) Kishwar Kumar and (ii) Shankar Kumar. Lateron by an amicable family partition held on 11.01.2021 between the legal heir and successor of Manuwa Devi and the land of Plot no. 901 area 10 dec. allotted in favour of **Kishwar Kumar and Shankar Kumar**, and land of Plot no. 901 area 10 dec. allotted in favour of **Nanku Sahu**.

AND WHEREAS the said land owners (i) Kishwar Kumar (ii) Shankar Kumar and (iii) Nanku Sahu after acquired the said land came in peaceful possession and got mutated their name in the serieta of state through Town/Argora Anchal, Ranchi vide mutation case no. 1973R27/2020-21 and their name is also entered in Register II, Volume No. 39, Page No. 99 and mutation case no. 1974R27/2020-21 and his name is also entered in Register II, Volume No. 40, Page No. 1 and paid rent to the state with their own, name right title and interest.

AND WHEREAS Khatiyani raiyat Nepal Ahir, Fekuwa Ahir and Bali Ahir amicable partitioned the said land of Khata no. 113 and the land aforesaid allotted in favour of Bali Ahir, who came in peaceful possession over his allotted share of land and enjoyed the same till his lifetime. Lateron the said Bali Ahir died leaving behind two sons namely (i) Bideshi Yadav and (ii) Yogendra Yadav. As such being legal heirs and successors they inherited the land aforesaid and came in peaceful possession thereof.

AND WHEREAS by a family amicably partition held between the sons of Bali Ahir namely (i) Bideshi Yadav and (ii) Yogendra Yadav and the land of Plot no. 1053 and 1054 area 08 decimal allotted in favour of Bideshi Yadav who came in

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peaceful possession over his allotted share of land. And the said Yogendra Yadav got his share in another plot of said Khata no. 113.

AND WHEREAS the said land owner Bideshi Yadav have three sons namely (i) Shivendra Yadav (ii) Shailendra Kumar and (iii) Chanchal Kumar.

AND WHEREAS the said land owners Bideshi Yadav and his sons (i) Shivendra Yadav (ii) Shailendra Kumar and (iii) Chanchal Kumar amicably partitioned the land aforesaid and others by virtue of family partition dated 05.03.2022 in which land of Khata no. 113, Plot No. 1053, area 6 dec. and Plot No. 1054, area 2 dec. allotted in favour of (i) Shivendra Yadav (ii) Shailendra Kumar and (iii) Chanchal Kumar.

AND WHEREAS the land owners (i) Shivendra Yadav (ii) Shailendra Kumar and (iii) Chanchal Kumar came in peaceful possession over their allotted share and got mutated their name in the seriesta of state through Town/Argora Anchal, Ranchi vide mutation case no. 2430R27/2021-22 and their name is also entered in Register II, Volume No. 42, Page No. 38 and paid rent to the state with their own, name right title and interest.

AND WHEREAS the recorded tenants of Khata no. 113 sold the land of Plot no. 898 area 34 dec. in favour of Mohan Mahto. And the said Mohan Mahto also sold the said land in favour of Kandru Mahto son of Bali Mahto by virtue of regd deed of sale dated 11.02.1941 of D.S.R., Ranchi.

AND WHEREAS the said Kandru Mahto died leaving behind his three sons namely (i) Malar Mahto (ii) Bandhu Mahto and (iii) Radheyshyam Mahto. As such being legal heirs and successors they inherited the land aforesaid and came in peaceful possession thereof. Lateron they amicably partitioned the said land and the land aforesaid allotted in favour of Malar Mahto, who came in peaceful possession over his allotted share.

AND WHEREAS the said Malar Mahto died leaving behind his three sons namely (i) Nilambar Mahto, (ii) Rohit Mahto and (iii) Hiralal Mahto. As such being legal heirs and successors they inherited the land aforesaid and came in peaceful possession thereof. Lateron they amicably partitioned the said land and each of them came in peaceful possession over their allotted share. That the said

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Director

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Deputy Director

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Prakash Kumar

Chandan Kumar

Nilambar Mahto has one son namely Giri Kishor Kumar and Rohit Mahto have two sons (i) Ashish Kumar and (ii) Prakash Saurabh.

AND WHEREAS the said land owners Giri Kishor Kumar son of Nilambar Ram as first party and (i) Ashish Kumar and (ii) Prakash Saurabh sons of Rohit Mahto as Second Party and Hiralal Mahto son of Late Malar Mahto as third party amicably partitioned the land aforesaid and others by virtue of family partition dated 02.03.2022 in which land of Khata no. 113, Plot No. 898, area 11.33 dec. allotted in favour of **Giri Kishor Kumar** and land of Khata no. 113, Plot No. 898, area 11.33 dec. allotted in favour of (i) **Ashish Kumar** and (ii) **Prakash Saurabh**.

Prakash Saurabh

Ashish Kumar

AND WHEREAS the land owners **Giri Kishor Kumar** and (i) **Ashish Kumar** and (ii) **Prakash Saurabh** came in peaceful possession over their allotted share and got mutated their name in the seriesta of state through Town/Argora Anchal, Ranchi vide mutation case no. **2427R27/2021-22** and his name is also entered in Register II, Volume No. 42, Page No. 32 and mutation case no. **2428R27/2021-22** and their name is also entered in Register II, Volume No. 42, Page No. 43 and paid rent to the state with their own, name right title and interest.

Prakash Saurabh

Ashish Kumar

Prakash Saurabh

AND WHEREAS the land owner interested in getting multistoried residential building/s complex developed and constructed through a reputed developer on the scheduled land and to acquire residential area in the shape of flats and parking spaces as consideration for permitting the developer to construct at its own exclusive cost and expense the multi-storied building/s residential complex over the scheduled land and is in search of a reputed developer who could develop the aforesaid land on reasonable terms and conditions as per the norms of Ranchi Municipal Corporation, Ranchi (R.M.C).

Prakash Saurabh

Ashish Kumar

Prakash Saurabh

AND WHEREAS the aforesaid developer has offered to construct at its own cost Residential building/s on the owner' land and to give to the owner his shares as per details hereunder:

That the land owner will get share in the following manner out of total constructed area proportionate to their respective land (as maximum permissible) to be constructed on owner land.

In full, final and adequate consideration for the value of the developer's aforesaid land area and proportionate area which shall be conveyed by the owner in favour of the developer and or its nominee, and handing over of the said constructed

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area of the building hereinafter referred to as the "DEVELOPER'S AREA" for its prospective buyers said as nominee/s who may form an association of buyers or a new co-operative housing society for the purpose of buying and owning flats and parking space in the said building complex.

AND WHEREAS the plan for the construction of building/s on the aforesaid land shall be prepared and put up for sanction before the Ranchi Regional Development Authority / Ranchi Municipal Corporation and after the sanction of the plan by the Ranchi Regional Development Authority / Ranchi Municipal Corporation for the aforesaid land, the area falling under owner' share and developer's share shall be calculated accordingly in the ratio as per schedule "B" & "C" and shall be distributed among them in said proportion as per schedule "B" & "C".

Prakash Saurabh

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NOW THIS DEED WITNESSETH AND IT IS HEREBY AGREED AND DECLARED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS :-

- A.1. OWNERS shall mean the said land owners own the LAND Property and their respective executors, administrators, representatives, heirs, successors in interest.
- A.2. DEVELOPER shall mean the said M/S MOTI INFRAHEIGHTS PVT. LTD. (PAN - AAMCM8963F) a company registered under companies Act 1956 firm having its Office at House No. 1862/A, Argora Basti, (Pundag Road Ranchi), P.O. & P.S. - Argora, District - Ranchi in the State of Jharkhand, represented through its one of the Director CHANDAN KUMAR Son of Late Moti Ram Sahu, by Occupation - Business, resident of House No. 1862/A, Argora Basti, (Pundag Road Ranchi), P.O. & P.S. - Argora, District - Ranchi in the State of Jharkhand and its successor in interest and assigns.
- A.3. LAND PROPERTY shall mean all that piece and parcel of land being more particularly described in FIRST SCHEDULE and shown within red delineation and with measurements in the sketch map attached to this agreement as part hereof.
- A.4. BUILDING shall mean the multistoried building complex to be constructed by name "PEARL THE CENTRAL PARK" on the said land property in accordance with the plan sanctioned by the Ranchi Regional Development Authority / Ranchi Municipal Corporation being Building plan case no. RMC/GH/0806/W36/2022 dated 28.09.2022 for grant of licence on dated 23.09.2023 and the map sanctioned is under

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group housing and contain LIG/EWS units also designed & constructed as per I:S Code & N.E. Code.

- A.5. RESIDENTIAL SPACE shall mean Plinth Area including certain proportionate common areas & facilities as prescribed in Codes.
- A.6. PARKING SPACE: It shall mean any place in open/covered area reserved for parking of vehicles.
- A.7. COMMON FACILITIES and amenities shall include corridors, hall ways, stairways, passage ways, shafts drive ways, common lavatories, pump room, tube well, additional common over head tank, water pumps and motor, Lift and Generator and other facilities which may be mutually agreed upon between the parties and required for the establishment, location, enjoyment, provisions, maintenance and / or management of the building.
- A.8. COMMON EXPENSES: It shall mean and include a proportionate share of the cost charges and expenses for working, maintenance, upkeep replacement of common parts and common facilities including proportionate share of municipal and property tax and other taxes and levies and related to or connected with the said building and land property, accruing after handing over of share of the owner. However, once the Agreement is signed all liabilities either Financial or Legal or otherwise of any kind to the Owner will cease to exist.
- A.9. SALEABLE SPACE: It shall mean the space in the building available for independent use and occupation after making due provisions for common facilities and the space required thereof.
- A.10. OWNER ALLOCATION: It shall be the constructed area in form of Residential Spaces and parking spaces in the aforesaid building together with the right title interest in common facilities as per specification mentioned in SCHEDULE "B" & "C" herewith and agreed upon by the OWNER.
- A.11. DEVELOPER'S ALLOCATION : It shall mean the balance constructed area as in the aforesaid building together with the right title interest in common facilities and amenities including the right to the use thereof and also the car parking space available at the said premises after providing for OWNER allocation as per specification mentioned SCHEDULE "B" & "C".
- A.12. SUPER BUILT UP AREA: It shall mean and include the carpet area of Residential Space, wall area, verandah, the proportionate area of staircase, guard room and generator room etc. This shall include total covered area.

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B.1. The owner above named have agreed to appoint the aforesaid developer as the exclusive developer of the scheduled land and the developer hereby accepts from the owner the right to develop the land more fully detailed in the schedule hereunder written in the manner and on the terms, conditions and stipulation hereinafter appearing.

B.2. Immediately after the execution of this indenture, the developer at its own cost shall proceed expeditiously with all preliminaries, works relating to development of land like soil testing, measurement etc. and preparation of the plans, design, drawing etc. of the proposed building/s to be constructed on the said land norms of R.R.D.A / R.M.C. (or as per the maximum FAR permitted by R.R.D.A. / R.M.C. BYE -LAWS). The developer shall also be allowed to put up suitable sign boards and hoardings on the land for advertisement of the project. After getting the plans of the proposed building/s signed by the Developer/owner with other necessary papers, declarations etc. The developer shall submit the same to the Ranchi Regional Development Authority / Ranchi Municipal Corporation or to the competent authority for sanction. The developer shall get the plans sanctioned by the R.R.D.A. / R.M.C. at its own cost. the developer shall leave aside the owner' area to the owner on account of consideration for the value of the aforesaid area of land being the undivided such area to be transferred by the owner to the developer or its nominee/s. The owner shall extend their full co-operation to the developer in this regard.

B.3. The owner will permit the Developer and its employees, agents, workers and representative to enter upon the land along with the existing structures. The owner hereby gives the Developer possession of the said land and allow the developer to demolish any existing structures, and shall give photocopies of papers showing payment of the land, municipal tax, electric bill, land duly mutated in their name and clearing any outstanding dues of any kind of anybody pertaining to the said land, if any, to the developer immediately on receiving a written notice or verbal request in this regard from the developer, expressing its readiness and willingness to commence the work under this agreement.

B.4. The developer shall leave aside for the owner, the owner's area as considerations for the value of the undivided the aforesaid developed land to be transferred by the owner to the developer or its nominee/s. The developer shall be entitled to allot / enter into agreement for sale in respect of the developer's area to its prospective buyers who intend to purchase /

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Director

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acquire Residential Spaces and parking space to be constructed on the scheduled land.

B.5. The owner agree and undertake that simultaneously with execution of indenture, they shall execute and give power of Attorney in favour of the Developer, which shall be registered so that no hindrance or obstruction be caused to the developer and hereby giving the developer authority to enter upon the said land and in doing all such acts, deeds and/or things that may be necessary for the development planning , construction and sale of their constructed area comprising of Residential/Commercial spaces and parking spaces on the said land including getting/obtaining loan from any financial institution for their individual prospective buyers on its area and also to enable the developer to transfer its rights, title and interest of the said land and constructed area falling in its share.

Prakash Saurabh

Prakash

B.6. The owner shall be entitled to get share as per Schedule "B" & "C" in form of Residential Space and parking space out of the total constructed area as per the structural and architectural specifications detailed in Schedule "B" & "C" of this agreement and hence in future the owner will have no claim whatsoever on the area falling in the share of the developer. Likewise the Developer shall be entitled to get constructed area as per Schedule "B" & "C" and hence in future shall have no claim on the area falling in the share of owner.

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B.7. It is further agreed and undertaken by the developer and the owner that both of them shall have full right, title, ownership, interest over their respective area referred to above allotted to them as their respective share out of the total constructed area including all common area. Both of them shall be fully entitled to enjoy their respective area either by themselves individually or collectively or shall be fully entitled to gift, mortgage, lease, rent, sell, transfer, convey, grant, otherwise alienate or transfer their respective interest in any manner deemed fit by them to any person, association of persons, firms, companies, body corporate, co-operative society, government agencies etc. on such terms and conditions as may be decided individually or collectively. Both the parties shall be entitled to realize the sale proceed of their respective share in the constructed area or retain the same for their own use.

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B.8. As the project land is large the entire construction will be planned and should be completed in phases. The construction of each block is to be completed and the share of the owner in the proposed building/s is made

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Director

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ready and available by the developer to the owner within five years time with a grace period of 11 months from the date of sanction of the building plan by R.R.D.A. / R.M.C.

B.9. That, however, if the construction of building is stopped or disturbed or stayed for any period on account of Force Majure causes, availability of essential items for construction, notice from RMC, Govt., demand and supply of goods and services, any land dispute, change policy by the government agencies and on account of any decision of any legal authority and not for any fault of developer, and the period for which the said disturbance remains in operation, such period will not be taken into account while calculating the aforesaid period of completion. Further the owner will grant time extension.

Prakash Sawade

Prakash

B.10. The developer shall be free to do all acts, deeds and things, required for development, its completion and thereafter marketing relating thereto at the developers own cost and expenses. The developer shall be entitled to arrange individual loan from the financial institution for its prospective allottees/buyers and the developer can also take project finance for expediting the project. The owner will have to sign all the necessary legal and statutory documents for this purpose without incurring any liability and developer will be solely responsible for liquidation of such loan, if received by it.

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Shiv-Jagan Sahu

Shiv-Jagan

B.11. The developer shall be entitled to develop the aforesaid land by constructing thereon Multi storied building comprising of Residential/commercial utility spaces and car parking space and other tenements in accordance with sanctioned building plans and to allot developer's exclusive area constructed on the scheduled land, layout and location to such person or persons the developer in its discretion thinks fit and to receive and realize the prices in respect of the allotment and sale of such tenements, Residential Spaces and parking space and to appropriate the same and to transfer as and when the said land is developed, or part or parts thereof from time to time to one or even more co-operative society or bodies corporate of the purchaser of tenements for the purpose aforementioned.

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B.12. That the developer shall act as an independent developer in constructing the said building/s over the scheduled land and shall keep the owner indemnified from and against all third parties claims arising out of any act

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Director

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or omission against the development in or relating to construction of the said building/s.

B.13. The land owner hereby authorize the developer to do at their cost, if required, all acts, deed, matter, things and in particular subject to other provisions of this agreement:

- (i) To have the plans of the proposed building/s to be constructed on the aforesaid land prepared / amended with rules and regulations of the concerned authorities and to do and sign all writings and undertaking as may be necessary in connection with the approved and sanction of such amendments.
- (ii) To appoint architects, surveyors, engineers and contractors and other person/s.
- (iii) To make applications to the concerned authorities for obtaining electrical connection and permits or quotas for cement, steel and other controlled building materials.
- (iv) To enter into agreements for sale of or otherwise allot Residential/Commercial Spaces and parking space in the aforesaid building/s to the purchaser in respect of the developers' area only as per terms and conditions mentioned above.
- (v) To transfer the developer's area or part or parts thereof time to time to one or more proposed co-operative societies or bodies corporate or association of persons to be formed of the purchaser of Residential Space and parking spaces and tenements in the aforesaid building.
- (vi) To give on ownership basis or other basis the developer's area in the building/s to be constructed on the aforesaid land and to receive and appropriate to their own account the sale price in respect thereof.
- (vii) And generally to do all acts, deeds and things for developing the said property mentioned in this agreement.
- (viii) To execute and do all acts, things and deeds or assurances for the completion of the sale deeds of the developed Residential Spaces, allocated to the Developer, as given in the schedule below.
- (ix) To present for registering any document executed by him before the Registering authority and to admit execution thereof.

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Anjali Kumari
Dy. Manager

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- (x) To enter into any agreement as Seller, in the Developer's own capacity and on his own account, with intending purchaser/purchasers for sale of the Residential/commercial spaces in the Schedule allocated to the Developer and to sign the agreement and register the same on our behalf, in case required.
- (xi) To Sell the said Residential/commercial spaces in the Schedule allocated to the Developer, in the Developer's own capacity and on his own account, except the Owner's dwelling units, to any interested person and to do all formalities for the same as mentioned in the contract.

B.14. Whenever required by the developer or the owner, both the parties shall join as the confirming parties in any agreement that the developer or owner may enter into with any person or persons who desires / desire to acquire Residential Spaces or portions in the building/s on ownership basis in their respective shares. All amount receivable under such agreement for sale of their respective portion shall be received respectively by them for their own use.

B.15. The owner shall make or execute in favour of the developer or their nominee/s said as buyers including co-operative housing society or association or person or a body corporate, a proper conveyance, Power of Attorney which shall be registered in the name of the nominee/s of the developer or such other deeds in writing as the developer may deem necessary for assuring or perfecting the title of the developer and / or their nominees to the aforesaid developed land.

B.16. The Land owner hereby declares:-

- (a) That the area of the schedule land described in Schedule A.
- (b) That the property is freehold and the owners have title to the same free from all encumbrances.
- (c) That the said land is in their exclusive possession with absolute right, title and interest and the same is free from any encumbrance, debts, liens, charges and attachments and is in marketable condition and the owner have not created any encumbrance on the said property or any part thereof by way of sale, mortgage, exchange, trust, assessment, gift, right, lien, leave, license, permission, possession, charge inheritance or any other encumbrances whatsoever.

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- (d) That no notice or notification for acquisition or acquisitions under the statute for the time being enforced, has been received, served or issued affecting the said land or any part thereof and the owner are entitled to develop and / or cause to be developed the said entire land.
- (e) That there is no notice or order passed by the Ranchi Regional Development Authority / Ranchi Municipal Corporation or any other body or authority for set back or either acquisition of the said property or any part thereof and there is no requisition of whatsoever nature by the municipality or other body or authority concerning or effecting the said property or any part thereof.
- (f) That there are no attachments either before or after judgment and there are no claims, demands, decrees, injunctions, orders, notice, insolvency notice, petitions or adjudication orders made or issued by or at the instant of any part thereof.
- (g) That apart from the owner, none else is entitled to or has any share, rights, title or interest in the said property or any part thereof either as a partner or any partnership or possession in any joint family or otherwise and that the owner are not benamidar or trustee for any one in respect of the aforesaid land the maintenance and upkeep thereof any funds of the joint family or any nucleus thereof.

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B.18. That owner hereby irrevocably undertake not to sell, dispose, and alienate the said property or any part thereof save and except enabling the developer to do such acts, things and deeds for the purpose of development pursuant to this agreement with the ultimate object of granting, conveying and transferring the property as developed and aforesaid proportions to the developer and the owner or person or persons nominated by the developer and the owner including the society or societies or an incorporated body or limited company as hereinabove stated and further irrevocably undertake not to do any act, deed, matter or thing as shall be in contravention of the declaration made by them in the present clauses.

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B.19. The development of the said land shall be for and on account of the developer and neither the owner nor any other person or persons claiming through the owner shall have any right or interest in the development of the said land. If any person other than the owner claims his /her stake in the land or constructed area then the owner will be held fully responsible to settle such claims and if any area is to be given to him / her, it will be

MOTI INFRAHEIGHTS PVT. LTD.

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given out of the area of the owner. The developer shall develop the said land in its own name and at its own cost and shall alone be responsible for the development of the said land.

- B.20. All the outgoings in respect of the aforesaid land relating to construction shall be borne and paid by the developer who, however, shall not be liable for any of the outgoings of the scheduled land relating to the period prior to such development of land, which shall be the liability of the owner alone.
- B.21. That as the owner shall receive the consideration for the scheduled land in shape of constructed area, agreed between the parties as aforesaid, the owner shall at no time demand any further premium or have any interest in future dealing regarding the sale of developer's share.
- B.22. That this agreement shall not ever be deemed to constitute a partnership of any sort between the parties hereto.
- B.23. That Pearl the Central Park is big project which consists of several blocks, no. of children parks, Swimming Pool and common facilities so on so forth which needs regular maintenance and surveillance so that residents of the society can enjoy their dwellings and amenities in hassles free manner and live safely there with pride and dignity.
- B.23(a) And for that developer M/S MOTI INFRAHEIGHTS PVT LTD has contemplated to form a corpus/ reserve fund with the contributory support of flat owners, as regular maintenance and surveillance can't work without the contributory support of the purchasers and land owners. Contribution of unsold flats owned by land owners shall be borne by their respective land owners.
- B.23(b) That purchasers and land owners (owners of unsold units) shall have to pay one time contribution for the development of the said corpus fund as decided by developer for each unit, whereas after a period of time when escalation in the price of raw materials/ services or to meet any type of urgent situation will take place the contributory amount may be enhanced as per need and allottees shall have to pay the enhanced contribution amount.
- B. 23(c) That purchasers of the flats and land owners (for unsold flats of their shares) shall have to pay one time contribution prior to the registration/ possession of the flat.
- B.24 Day to day maintenance and security of such a huge society is a difficult task and it needs continuous monitoring and surveillance and land owners

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Shankar Kumar

have no objection regarding aforesaid terms and conditions which is possible only by specialized service provider agencies hence it is decided unanimously in developer -owners meeting that maintenance part of the society will be hand over to a service provider agency/ agencies for smooth functioning on the part of maintenance and surveillance.

B.24(a) Developer has been authorized to select a suitable service provider agency/ agencies for that purpose. It is further decided that maintenance of the society will be given to service provider agency on yearly basis with proper due diligence and service provider agency will charge maintenance charge in advance on yearly basis from the flat owners and from the land owners (for unsold flats of their share) and in lieu that the agency / agencies shall be bound to provide hassle free services to the residents of the society

Prakash Sawade

[Signature]

B 25. The developer will developed the infrastructure of the amenities as per development plan such that club house which consist of all the top class amenities and hand over it to the service provider agency/ agencies for smooth functioning. Membership charge of the club house will be decided by developer + monthly charge as per facility.

Chandani K.

Shivatanu

[Signature]

B.25(a) Pearl The Central Park is a huge project that can be developed in phased manner for that the developer has acquired more near by (adjacent) land by way of development agreement with due diligence by the bonafide land owners/ raiyats. It has been decided that first phase of the development plan will be implemented in 11.43 acres of the said land and rest will be developed in different phases. Land owners / raiyats are agreed on that point and they have given their prior consent for the future expansion of the project that mean there is no need take consent of the land owners every time for future expansion. Land owners / raiyats are agreed that they will not create any hindrance in the progress of ongoing and upcoming project.

[Signature]

[Signature]

Shailendra

B.26. Initially the developer was functioning under the banner of Moti Infrastructure, a duly formed partnership firm and lands from raiyats were acquired on the name of such partnership firm; later on it was decided by the partners of the firm to form a new company on the name and style of Moti Infraheights Pvt. Ltd which has been duly formed. It was also decided by the directors of the company to take over this project with its entire liabilities and assets. Now henceforth Moti Infrastructures is free from all liabilities.

[Signature]

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar
(24)
21-3 21K9K 241K
Anjali Kumar
Dr Gamber Odler

Pritham Kumar.

[Signature]

Shankar Kumar

B.27 It is agreed that in all transfers of flat area the purchaser shall bear the cost of stamp duty, court fee and other registration charges.

B.28 Any extra work, deviations and alterations if desired by the land owner from standard specification as scheduled in SCHEDULE "B" & "C" of this indenture, will have to be paid by the owner for their share only on actual basis. All charges / deposits paid by the prospective buyers of developers area to the developer such as charges for electricity connection, generator connection, intercom connection, legal expenses, transformer cost, Lift and/or any other charges.

Prakash Sawant

[Signature]

B.29. That the land owners will pay the GST & other taxes for their allotted share of Flats/land whichever is fixed by the Government Authority or Society/maintenance authority, before taking possession of flats from developer. That the said term & condition also applied for the prospective purchasers of land owner's share.

B.30 That the land owners give full consent to the developer for amendment/rectification/alteration/expansion/revision in map of the proposed multistoried building, as well as development of other's land for the said project and to obtain necessary permission from the RMC Ranchi or other authorities as may be necessary and decided by developer. That the land owners give their full consent, N.O.C. for the same in this present development agreement, also the prospective purchasers of land owner's share never raise any objection regarding the same.

Chandakshi

Shivakam Sahu

[Signature]

B.31 In case of any difference arising out relating to the land or construction thereon covered by this agreement or relating to the interpretation of any one or more of the clauses and conditions herein contained or relating to any matter whatsoever arising out of this Development Agreement, such differences and disputes shall be settled by a reference to arbitration of arbitrators to be appointed and nominated by the developer the decision of the arbitrator shall be final and binding on both the parties.

[Signature]

[Signature]

Shalendra [Signature]

B.32. The owner agree to sign and execute at the costs of the developer in favour of the Developer the Registered Power of Attorney and / or Letters of Authorisation embodying such powers and authorities as may be required for carrying out the said construction works.

B.33. The Developer shall, be at liberty to make variation of and form the sanctioned building plans specifications, sections, elevations etc.

ITI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar
[Signature] (25)
Anjali Kumar
[Signature] Director

[Signature]
Pritham Kumar.
Adun
Shambhar Kumar

B.34. Since the project is being developed by combining land of many land owners, and if the project is effected or delayed by any dispute of any land owners, the builder will not be liable.

B.35. The developer can develop part or whole of the land given for development as the developer and architect deem fit.

B.36. The developer can provide access, utility services and other amenities to any other land owners, person, entity, project etc as he deems fit inside or outside this project.

B.37. Upon completion of the development work and subject to the terms and conditions contained herein before or at such earlier time as may be mutually agreed upon the owner agree to make and execute in favour of the developer or its nominees and assigns including associations of persons or body corporate at the cost of the developers such conveyance or conveyances or such other deeds in writing as may be deemed necessary for assuring or perfecting the title of the developer and / or its nominees and assigns in transferring or conveying undivided proportionate share and rights in the land. In default of the owner executing such transfer/s and / or document/s in spite of service of a notice in writing of one month and subject to fulfillment of all obligation on the part of developer, the developer shall be entitled to take all steps as may be necessary for execution and registration of all such document/s, transfer/s and conveyance/s and for the said purpose, the owner do hereby nominate, constitute and appoint two nominees of the developer who may be nominated from time to time by the developer for the said purpose, as its true and lawful attorneys to act jointly and severally who shall be entitled at the cost of the developer to apply for and obtain income tax clearance certificate on behalf of and in name of the owner and also to execute the said documents and transfer/s and / or conveyance/s for and on behalf of and in the name of the owner and also to present and admit execution of the said documents, transfer/s, and / or conveyance/s before the registering authority and do all acts, deeds and things as may be necessary for granting such documents of title to the developer or its nominee/s.

Prakash Saurabh

Kishor

Chandrayi

Shiv Saten Sahu

Arshith Kumar

Hop 21149

Shailendra

Shailendra 142

B.38. That it is hereby expressly agreed by and between the parties here to that it will be the responsibility of the land owner to defend all actions and proceedings in respect of the title and/or possession of land property even after the completion of the project.

MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar
(26)

4-3 2192 2412

Anjali Kumar
Dy. Manager

Prakash

Prakash Kumar.

Shankar

Shankar Kumar

- B.39. That Landowner and Developers will contribute equally for Group Housing, Affordable Housing, EWS/LIG scheme.
- B.40. That any amount received or will be receive by the landowner from the Developer (Moti Infrastructures or Moti Infraheights Pvt. Ltd.) against the schedule land will be adjusted/ deducted @ 2000/- per sq.ft. out of landowner share.
- B.41. All dispute to be resolved by mutual consent, failing which Courts of Ranchi shall have jurisdiction over all matters or disputes.
- C.1 That this Development Agreement is executed as per provision u/s 5(1) of Jharkhand Apartment (Flat) Act between landowner and Developer and both the parties will abide by all the rules and regulation of the Act.
- C.2 That landowner and developer have agreed that they will be entitled to sell their respective shares as per provision u/s 5 sub section 2 of Jharkhand Apartment (Flat) Act as details of share is mentioned in the Schedule of this Development and they will have no any objection if a party will sell his/her/their share to any purchaser(s).

Prakash Sawral

[Signature]

ANNEXURE-1 SCHEDULE OF SPECIFICATIONS

| | | |
|------------|---|---|
| FOUNDATION | : | RCC footing and column with anti termite both the foundation and plinth. |
| STRUCTURE | : | RCC Frame structure with brick works in cement mortar as per design and specification of structural consultants. |
| DOOR | : | Steel/Wooden Frame, Flush Door/Panel synthetic paint. |
| WINDOWS | : | Fully glazed Aluminum windows. |
| FLOORING | : | Marble/Tiles/Moizak |
| BATHROOM | : | Toilet Floor Ceramic Tiles upto 7' height. |
| ELECTRICAL | : | Underground Standard wiring. |
| WALL | : | Bricks with cement, inner walls shall be finished with plaster of Paris and external wall finished with weather coat with colour paint. |

Chandani

Shivkumar Sahu

Shishu Kumar

Prakash Sawral

[Signature]

Shivkumar Sahu

MOTI INFRAHEIGHTS PVT. LTD.

Chetan Kumar
(27)

[Signature]

Chandan Kumar
Director

[Handwritten signature]

Prakash Kumar

Ajay Kumar
Dharam Odar

Shankar Kumar

| | |
|----------------|---|
| WATER SUPPLY : | Over head water tank of adequate capacity with inside of walls & floors of tank with deep Boring. |
| COMMON SPACE : | Tiles and Marble. |

NOTE:- All materials to conform to I.S. Code & workmanship to be of superior quality.

SCHEDULE "A" LAND REFERRED TO ABOVE

All that piece and parcel of land measuring 146.48 decimals situated at Village-Argora, P.S. - Argora, P.S. No. - 207, District -Ranchi within Ward no. 36 of R.M.C, Ranchi under the jurisdiction of District Sub Registrar, Sadar, Registry office, Ranchi and bounded as follows and hereinafter referred to as the "Said Land" under:-

Prakash Sarmah
Sinhwa

| KHATA NO.- 113 | | | | | | |
|----------------|--|-----------|----------|---------------|-----------------|------------------------------|
| Sl. No. | Name of the land owner | Khata No. | Plot No. | Area (in dec) | Holding no. | Mutation Vol., Page no. |
| 1. | Chetan Kumar | 113 | 898 | 12.16 | 0380001026800Z0 | 442R27/2018-19 V-33, P- 12 |
| 2. | Chandrashekhar Kumar | 113 | 898 | 12.17 | 0380001013100Z0 | 1751R27/2017-18 V-32, P- 27 |
| 3. | Anjali Kumari | 113 | 898 | 11.33 | 0380001031400Z0 | 979R27/2018-19 V-33, P-96 |
| 4. | Digambar Ohdar | 113 | 898 | 05.16 | 0380001018000Z0 | 78R27/2017-18 V-30, P- 8 |
| 5. | Gautam Kumar & Pritam Kumar | 113 | 900 | 27.00 | 0380001012600Z0 | 2415R27/2021-22 V-42, P- 42 |
| 901 | | | 13.00 | | | |
| | | 113 | 1053 | 08.00 | 0380001018100Z0 | 5732R27/2002-03 V-16, P- 157 |
| 6. | Kishwar Kumar & Shankar Kumar | 113 | 901 | 10.00 | 0380001012100Z0 | 1973R27/2020-21 V-39, P- 99 |
| 7. | Nanku Sahu | 113 | 901 | 10.00 | 0380001012500Z0 | 1974R27/2020-21 V-40, P- 1 |
| 8. | Shivendra Yadav, Shailendra Kumar & Chanchal Kumar | 113 | 1053 | 06.00 | 0380001019000Z0 | 2430R27/2021-22 V-42, P- 38 |
| | | | 1054 | 02.00 | | |

Chandhal K
Shivatan Sahu
English Hony
Tog 21/10
Gadai
Shailendra K

TI INFRAHEIGHTS PVT. LTD.
Chandan Kumar
Director

Chetan Kumar (28)
Anjali Kumari
Digambar Ohdar

Pritam Kumar
Shankar Kumar

| | | | | | | |
|-----|--------------------------------|-----|--------------|------------------------|-----------------|-------------------------------|
| 9. | Shiv Jatan Sahu | 113 | 898 | 07.00 | 0380001012400Z0 | 77R27/2017-18 V-30, P-9 |
| 10. | Ashish Kumar & Prakash Saurabh | 113 | 898 | 11.33 | 0380001017800Z0 | 2428R27/2021-22 V-42, P-43 |
| 11. | Giri Kishor. Kumar | 113 | 898 | 11.33 | 0380001008100Z0 | 2427R27/2021-22 V-42, P-32 |
| | | | Total | 146.48 dec. | | |

Value of land - Rs. 169633700/-

Boundary of the land :-

- North :- Argora Pundag Road
- South :- Plot no. 967, 968, 971 & 973
- East :- Plot no. 2600, 2602, 2603 & 2607
- West :- Plot no. 912, 913, 956 & 953.

SCHEDULE-B (Land owners allocation)

That the land owners shall be allotted **40% (Forty Percent)** (as per Schedule-A land and F.A.R. achieved against it, excluding EWS/LIG F.A.R.) of the super built-up area passed against the Schedule-A land and undivided proportionate share with proportionate parking space in the residential building "Pearl The Central Park". For the use and possession over the same with an exclusive right to transfer convey sell, grant lease or otherwise alienate his interest to any person or persons, association of persons, firm, body Corporate etc.

SCHEDULE-C (Developers allocation)

That the developers shall be allotted remaining total super built-up area in building to be constructed over the Schedule-A property together with the proportionate undivided share in land and parking space in the residential/commercial building "Pearl The Central Park" after allotment of the owner's allocation as provided in Schedule -B. The allocation of the land owners' share shall be finalized mutually and differential will be compensated to other at the prevailing market price or as decided by the Developer on per sq. ft. basis. The EWS/LIG Flats will be allotted to developer.

Prakash Saurabh

Ashish

Chandakr

Shivatan Sahu

Ashish Kumar

of 27/2/2023

Shayendra

Shayendra

NOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director

Chetan Kumar

Chetan

4-3 अक्षय चौक
(29)

Britam Kumar.

Arjuni Kumar

Ashish

Digamber

Shankar Kumar

CERTIFICATE

THIS IS TO CERTIFY that the land which is the subject matter of these presents and mentioned in the schedule is not the Government land. The same was neither acquired by the Government for Civil or military purposes nor it is Bhoodan land. The land is outside forest area limit and it does not belong to C.C.L or any other Public Sector Undertaking. It is neither the land of any Temple, Mosque, Church, Math.

It is further certified that the land is free from Ceiling. It is not the land of any Temple, Math, Church or Mosque. It is not the Khas Mahal nor Khuntkathi land.

This is to further certify the Landowner do not belong to the Community List of S.T., S.C. and B.C. which comes under the purview of C.N.T. Act 1908.

IN WITNESS WHEREOF the parties hereto have hereunto set and subscribed their respective and seals on the date and at the place first above written in presence of the witnesses attesting hereunder:-

WITNESSES:

1. Prakash Sood
No-Dogra Road
Kundag, Ranchi-4

2. महेमिमा होरी
पिता-बहा फकिर होरी
ग्राम-तरगडी
मना-कुंसी रोधी

MOTI INFRAHEIGHTS PVT. LTD.
Chandan Kumar
Director

Signed, Sealed & Delivered by

Shefan Kumar
9/10/23
Anjali Kumeri
9/10/23
Damber Odia
9/10/23
Ratan
9/10/23
Ritam Kumar
9/10/23
Shankar Kumar
9/10/23
Shantanu Ver
9/10/23
Chanchal K.
9/10/23
Shivatanu Sahu
9/10/23
Prakash Sood
9/10/23
Prakash Sood
9/10/23

Signed, Sealed & Delivery by for M/S MOTI INFRA HEIGHTS PVT. LTD.



MOTI INFRAHEIGHTS PVT. LTD.

Chandan Kumar
Director 9/10/2023

(CHANDAN KUMAR) Director

| | | | | |
|--------|------|--------|-------|-------|
| | | | | |
| Little | Ring | Middle | Index | Thumb |

Prakash Saurabh
9/10/23

Prakash
9/10/23

Certified that the finger prints of the left hand of each person where photograph is affixed in the document have been obtained by me or before me.

Typed by:-
9/10/23



Signed by:-
9/10/2023

Chetan Kumar
9/10/23

4-3 21292 341K
9/10/23

Anjali Kumar
9/10/23
Dyamber Ojha
9/10/23

Pratima
9/10/23

Prilam Kumar. (31)
9/10/23

Dikumar
9/10/23

Shankar Kumar
9/10/23
9/10/23

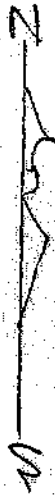
Prakash
9/10/23

Shailendra Ver
9/10/23

Chanchal K
9/10/23

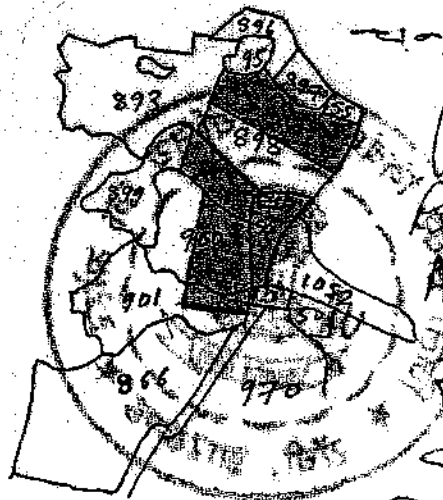
Shiv Jatan Sahu
9/10/23

Prakash Huhay
9/10/23



VILLAGE - ARGORA
THANA NO - 207
P.S. ARGORA, DIST. RAJAPET
SHOWN IN RDS MAP.

| <u>Plot No</u> | <u>Area</u> |
|----------------|--------------|
| | <u>A Dec</u> |
| 898 - - - | 0 - 70.48 |
| 900 - - - | 0 - 27.00 |
| 901 - - - | 0 - 33.00 |
| 1053 - - - | 0 - 14.00 |
| 1054 - - - | 0 - 02.00 |
| <hr/> | |
| TOTAL → | 1 - 46.48 |



Prakash Kumar
22/2/92 2041K

Prakash Kumar
Anjali Kumar
Jyoti

Shivendra Pr
Shiv Satish Sahu
Chanchal Kr.
E. Maday

Prakash Kumar
MOTI INFRAHEIGHTS PVT. LTD.
Chandana Kumar
B. Kumar Director
Shankar Kumar
Digambar Ojha



Ranchi Municipal Corporation

FORM FOR SANCTION OF GROUP DEVELOPMENT SCHEME

APPENDIX - 'E' /Bye Laws Clause No. 7.1

From,

The Municipal Commissioner
Ranchi Municipal Corporation

To,

C.KUMAR A.KUMAR R.KUMAR N.KUMAR A KUMAR
A.K.RAM A DEVI D KUMAR G DEVI K.KUMAR M.DEVI
R.R.SAHU S.K.RAM S.RAM B.SAHU P.SAHU S.DEVI A.K
SAHU A.K.SAHU P.K.SAHU B.SAHU S.PRASAD M.KUMAR
N.K.RAM P.PRASAD P.KUMAR S.KUMAR R K SAHU
S.K.SAHU A.K.SAHU R.K.SAHU B.K SAHU R.SAHU S.SAHU
V.K.SAHU M.K.SAHU V.K.RAM V.K.RAM A.K.RAM J.P
SINGH L.SAHU R.KUMAR R.KUMAR A.DEVI A.KUMARI
A.KUMARI B.DEVI C.KUMAR J.DEVI AND OTHERS THR.MS
MOTI INFRAHEIGHTS PVT LTD THR.DIR CHANDAN KUMAR
1862/A NEAR JAYSHREE GREEN CITY ARGORA (PUNDAG
ROAD) P.O.+P.S.-ARGORA RANCHI JHARKHAAND, 834002

Re:sanction of your building plan case no. RMC/GH/0806/W36/2022 dated 28/9/2022 for grant of license on Dated 23/9/2023 for the Group Development Scheme in Khata No.: 84,79,80,83,34,88,113,18,206,124,188,41 on RS Plot no.: 890,970,893,889,1048,891,894,895,888,904,905,907,908,906,899,900,901,966,898,1053,1054,1047,958,902,903,965,962,910,909,957,897,1055 Situated in Colony/Street: PUNDAG ROAD Mohalla/Bazar/Road: ARGORA PUNDAG ROAD.

Sir,

This is to inform you that your proposal for building plan has been sanctioned by Municipal Commissioner Ranchi Municipal Corporation, under clause no.427(3) of Jharkhand Municipal Act 2011 with following conditions :

1. You have to pay the balance fee of RS.6446072/-
2. You have to furnish & Deposit a Gift Deed of 566.63 sq.mts. of land as road widening keeping the area of road widening at road level.You will have to construct your boundary wall beyond the road widening area.
3. You have to pay first installment of RS.6037855/- labour cess @ 1% of the project cost.

Ranchi Municipal Corporation



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

| | |
|-------------------------------|--|
| जमीनदार नाम | रैयत का नाम, अभिभावक का नाम, रिश्ता |
| महाराजा प्रताप उदयनाथ साहीदेव | नेपाल अहीर, पेशरान - वीसना अहीर, वहिस्सा बराबर, जाति- अहीर, निवासी- शाकीन देह व फेमेवा अहीर, पेशरान - वीसना अहीर, वहिस्सा बराबर, जाति- अहीर, निवासी- शाकीन देह व वली अहीर, पेशरान - वीसना अहीर, वहिस्सा बराबर, जाति- अहीर, निवासी- शाकीन देह |

| | | | | | | | | | |
|-------------|-------|-------------|--------|-------------|----------|-------------|--------|----------------|-------|
| जिला का नाम | राँची | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | मौजा का नाम | अरगोडा | खाता का प्रकार | रैयती |
|-------------|-------|-------------|--------|-------------|----------|-------------|--------|----------------|-------|

| | | | | |
|------------|----------------|-------------|-------|----------------|
| खेवट नम्बर | खाता नम्बर 113 | थाना का नाम | राँची | थाना नम्बर 207 |
|------------|----------------|-------------|-------|----------------|

| खाता नम्बर | खेसरा नम्बर | चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4 | किस्म जमीन | मिजान क्षेत्र | कैफियत / अभ्युक्ति | हाकिम के तहकीकात मुताबिक लगान/सेस | लगान | | | खास शर्त |
|------------|-------------|----------------------------------|-------------------|-----------------------|---|-----------------------------------|---------|--------|---------|----------|
| | | | | | | | रौ (10) | आ (11) | पै (12) | |
| (1) | (2) | (3) | कियारी संख्या (5) | क्षेत्र | (8) | (9) | (10) | (11) | (12) | (13) |
| 113 | 898 | दोन जदु महतो वगैरह दोन नीज | दोन दो 18 | 1 (एकड़) 7 (डिसमील) 0 | वकवजे सुखलाल तेली वल्द गुजरु तेली कौम तेली शाकीन गुरजीरा थाना खुटी वजरीये दसता वेज रजीस्ही मोवहीग 531-0-0 प्रांच सौ एकतीस रुपया तारीख 18-1-1927 इशवी सम्वत 1984 मे 182 साल एक रुपया वात | | 22 | 15 | 3 | कायमी |

ऑनलाइन जाँचा

| | | | | | | | | |
|------|---|--------------------|---------------------------|--|--|----|----|---|
| | | | | गुजरने मेयार जरापेगी वेआइनी काबील है | | | | |
| 899 | दोन जदु महतो दोन नीज | दोन एक 3 | 0 (एकड़) 33 (डिसमील) 0 | | | 22 | 15 | 3 |
| 900 | दोन नीज दोन नीज | दोन दो 3 | 0 (एकड़) 54 (डिसमील) 0 | | | 22 | 15 | 3 |
| 901 | दोन नीज दोन नीज | दोन दो 8 | 0 (एकड़) 66 (डिसमील) 0 | | | 22 | 15 | 3 |
| 966 | दोन नीज दोन नन्दरु महतो | टाड़ दो 41 | 1 (एकड़) 41 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1053 | दोन नीज परती कदीम कीसुन साहू | टाड़ दो 2 | 0 (एकड़) 14 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1054 | दोन नीज टाड़ नीज | दोन तीन 1 | 0 (एकड़) 2 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1151 | टाड़ रुदन उरांव वगैरह टाड़ दुसन पाहन वगैरह | टाड़ दो 2 | 1 (एकड़) 7 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1260 | दोन टोपरु उरांव वगैरह दोन राम चरन साहू वगैरह | टाड़ दो 1 | 0 (एकड़) 78 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1226 | टाड़ पुड़ई पाहन वगैरह टाड़ माघो उरांव | टाड़ दो 1 | 0 (एकड़) 97 (डिसमील) 0 | | | 22 | 15 | 3 |
| 1633 | दोन कीसुन साहू टाड़ सनीचरवा उरांव | टाड़ दो 1 | 0 (एकड़) 32 (डिसमील) 0 | | | 22 | 15 | 3 |
| 2412 | टाड़ नीज रास्ता | मकान/2, सहन/1 0 | 0 (एकड़) 2 (डिसमील) 0 | वेआइनी वकवजे मोहन अहीर वल्द घीनु अहीर कौम अहीर शाकीन | | 22 | 15 | 3 |

| | | | | देह मुदत 8 साल | | | | |
|-----------------------------|---|-------------------|---------------------------|---|-------------|---------|----|---|
| 2413 | टाइ नीज टाइ नीज | मकान/2,सहन/1 0 | 0 (एकड़) 7 (डिसमील) 0 | | | 22 | 15 | 3 |
| 2415 | रास्ता मकान खेमलाल साहू वगैरह | टाइ एक 2 | 0 (एकड़) 35 (डिसमील) 0 | कटहल/1 करंज/2 कुलहक वकवजे रैयत वैर/3 लकड़ी वो लाह वकवजे रैयत फल वकवजे कुल मौजा इमली/1 लकड़ी वकवजे रैयत फल वकवजे कुलमौजा | | 22 | 15 | 3 |
| 2872 | खेमलाल साहू वगैरह नदी | दोन दो 22 | 3 (एकड़) 24 (डिसमील) 0 | | | 22 | 15 | 3 |
| 2414 | टाइ नीज मकान खेमलाल साहू वगैरह | परती गड़हा 1 | 0 (एकड़) 2 (डिसमील) 0 | | | 22 | 15 | 3 |
| खाता मे कुल प्लोट संख्या | | 16 | खाता का कुल मिजान | 11 (एकड़) 1 (डिसमील) 0 | खाता का कुल | 22 15 3 | | |

यह एक कंप्यूटर जनित प्रति है

10/9/2023
12:04:54
PM

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

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

प्लाट का नक्शा देखने के लिए प्लाट नंबर क्लिक करें।



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 33 | पृष्ठ संख्या | 12 | | | | | | | | | | |
|---|----------------------|-------------------|-----------|-------------|---|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|
| जिला का नाम | रौंघी | अनुमंडल नाम | सदर | अंचल का नाम | अरगोड़ा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | |
| मीजा का नाम | अरगोड़ा | होल्डिंग संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | |
| चेतन कुमार, पिता-स्व. दीन राम, जाति- तेती | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | | लगान | सेस | |
| 113 | 898 | 0 ऐ 12.16 डि 0 हे | | | नामान्तरण मुकदमा संख्या 442/2018 - 2019 | | | | | | 60 | 0 | |
| | कुल परिमाण | 0 ऐ 12.16 डि 0 हे | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | नागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल |
| 11-08-2019 | 0229429951 | 2018-2019 | 2019-2020 | 60 | 60 | 15 | 15 | 30 | 30 | 30 | 30 | 12 | 12 |
| 06-26-2020 | 0318796889 | 2020-2021 | 2020-2021 | 0 | 60 | 0 | 15 | 0 | 30 | 0 | 30 | 0 | 12 |
| 06-19-2022 | 0636538905 | 2021-2022 | 2022-2023 | 60 | 60 | 15 | 15 | 30 | 30 | 30 | 30 | 12 | 12 |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

अपडेट करें



यह एक कम्प्यूटर जनित प्रति

यह पत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें

ऑनलाइन जाँचा

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 32 | पृष्ठ संख्या | 27 | | | | | | | | | | | |
|---|----------------------|-------------------|-----------|-------------|---|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हल्का का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 113 | तौजी संख्या | | धाना नम्बर | 207 | खाता का प्रकार | रैयती | | | | | |
| चन्द्र शेखर कुमार, पिता-श्री प्रफुल्लो राम, जाति-तेली | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | लगान | सेस | | | |
| 113 | 898 | 0 ऐ 12.17 डि 0 हे | | | नामन्तरण मुकदमा संख्या 1751/2017 - 2018 | | | | | 60 | 0 | | | |
| | कुल परिमाण | 0 ऐ 12.17 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 05-04-2018 | 0101482390 | 2017-2018 | 2018-2019 | 60 | 60 | 15 | 15 | 30 | 30 | 30 | 30 | 12 | 12 | |
| 04-07-2019 | 0324713392 | 2019-2019 | 2019-2020 | 0 | 60 | 0 | 15 | 0 | 30 | 0 | 30 | 0 | 12 | |
| 04-04-2020 | 0123624134 | 2020-2020 | 2020-2021 | 0 | 60 | 0 | 15 | 0 | 30 | 0 | 30 | 0 | 12 | |
| 04-09-2021 | 0791346759 | 2021-2021 | 2021-2022 | 0 | 60 | 0 | 15 | 0 | 30 | 0 | 30 | 0 | 12 | |
| 06-19-2022 | 0734880174 | 2022-2022 | 2022-2023 | 0 | 60 | 0 | 15 | 0 | 30 | 0 | 30 | 0 | 12 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

कम्प्यूटर



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की असुविधियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें

ऑनलाइन जाँचा



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 33 | पृष्ठ संख्या | 96 | | | | | | | | | | | |
|--|----------------------|-------------------|-----------|-------------|---|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हल्का का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोडा | होलिडम संख्या | 113 | लॉजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | |
| Anjali Kumari, पति-Pritam Kumar Mahto, जाति- — | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | लगान | सेस | | | |
| 113 | 868 | 0 ऐ 11.33 डि 0 हे | | | नामान्तरण मुकदमा संख्या 979/2018 - 2019 | | | | | 80 | 0 | | | |
| | कुल परिमाण | 0 ऐ 11.33 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 01-12-2019 | 0288623636 | 2018-2019 | 2018-2019 | 0 | 80 | 0 | 20 | 0 | 40 | 0 | 40 | 0 | 16 | |
| 06-26-2022 | 0283391197 | 2019-2020 | 2022-2023 | 240 | 80 | 60 | 20 | 120 | 40 | 120 | 40 | 48 | 16 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

प्रकाशित है



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लाट का नक्शा देखने के लिए प्लाट नंबर क्लिक करें

ऑनलाइन जाँचा



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 30 | पृष्ठ संख्या | 8 | | | | | | | | | | | |
|---|----------------------|------------------|-----------|--------------|--|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अर्चल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोड़ा | होलिडिंग संख्या | 113 | ताँजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | |
| DIGAMBAR OHDAR , पिता-JAGESHWAR OHDAR, जाति- — | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | | लगान | सेस | | |
| 113 | 898 | 0 ऐ 5.16 डि 0 हे | | | नामान्तरण मुकदमा संख्या 78/2017 - 2018 | | | | | | 24 | 0 | | |
| | | कुल परिमाण | | | | | | | | | | | | |
| | | 0 ऐ 5.16 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 07-04-2017 | 1499188386 | 2017-2018 | 2017-2018 | 0 | 24 | 0 | 6 | 0 | 12 | 0 | 12 | 0 | 4.8 | |
| 07-28-2021 | 0496601670 | 2018-2019 | 2021-2022 | 72 | 24 | 18 | 6 | 36 | 12 | 36 | 12 | 14.4 | 4.8 | |
| 06-19-2022 | 0017576841 | 2022-2023 | 2022-2023 | 0 | 24 | 0 | 6 | 0 | 12 | 0 | 12 | 0 | 4.8 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details

अनुरोध



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।

ऑनलाइन जाँचा



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

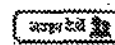
October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 42 | पृष्ठ संख्या | 42 | | | | | | | | | | | | |
|--|----------------------|-----------------|--|-------------|---------------|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|--|
| जिला का नाम | रौंचो | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | | |
| GAUTAM KUMAR , PRITAM KUMAR , पिता- BANDHU MAHATO, जाति- तेली | | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | परिवर्तन के लिए प्राधिकार | | | | | | | तगान | सेस | | | | |
| 113 | 900 | 0 ऐ 27 डि 0 हे | नामान्तरण मुकदमा संख्या 2415/2021 - 2022 | | | | | | | 300 | 0 | | | | |
| 113 | 901 | 0 ऐ 13 डि 0 हे | | | | | | | | | | | | | |
| | कुल परिमाण | 0 ऐ 40 डि 0 हे | | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | | |
| 06-26-2022 | 0325070608 | 2021-2022 | 2022-2023 | 300 | 300 | 75 | 75 | 150 | 150 | 150 | 150 | 60 | 60 | | |

List Of Mutation Cases on the above transaction in Register-II Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्युटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर बिलक करें।

ऑनलाइन जाँचा



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

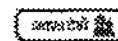
पंजी II प्रति

| भाग वर्तमान | 16 | पृष्ठ संख्या | 157 | | | | | | | | | | | |
|--|----------------------|-----------------|--|-------------|---------------|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | रौंछी | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हल्का का नाम | हल्का-03 | इस्टेट का नाम | झारखण्ड | | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 113 | लॉजी संख्या | 0 | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | |
| गोविंद कुमार, प्रीतम कुमार, वल्द-बन्धु महतो, जाति- — | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | परिवर्तन के लिए प्राधिकार | | | | | | लगन | सेस | | | | |
| 113 | 1053 | 0 ऐ 8 डि 0 हे | दाखील खरीज वाद संख्य 5732R27 /02-03 दिनांक 21.4.03 के आदेशानुर | | | | | | 5 | 7.25 | | | | |
| 113 | 1054 | 0 ऐ 0 डि 0 हे | | | | | | | | | | | | |
| | कुल परिमाण | 0 ऐ 8 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | सागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 11/08/2005 | 0024310 | 1988 | 2006 | 80 | 5 | 20 | 0 | 40 | 0 | 40 | 0 | 16 | 0 | |
| 07-26-2016 | 1469558872 | 2002-2003 | 2016-2017 | 70 | 5 | 17.5 | 1.25 | 35 | 2.5 | 35 | 2.5 | 14 | 1 | |
| 06-26-2022 | 0284813147 | 2017-2018 | 2022-2023 | 25 | 5 | 6.25 | 1.25 | 12.5 | 2.5 | 12.5 | 2.5 | 5 | 1 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्यूटर जनित प्रति

यह पत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंशदाधिकारी से संपर्क करें

प्लॉट का तक्शा देखने के लिए प्लॉट नंबर क्लिक करें

ऑनलाइन जाँचा



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

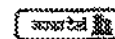
पंजी II प्रति

| भाग वर्तमान | 39 | पृष्ठ संख्या | 99 | | | | | | | | | | | |
|--|----------------------|-----------------|-----------|-------------|--|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोडा | होलिडय संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रैयती | | | | | |
| KISHWAR KUMAR , SHANKAR KUMAR , पिता- RANTHU SAHU, जाति- तेली | | | | | | | | | | | | | | |
| खाता नम्बर | प्लोट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | लगान | सेस | | | |
| 113 | 901 | 0 ऐं 10 डि 0 हे | | | नामान्तरण मुकदमा संख्या 1973/2020 - 2021 | | | | | 15 | 0 | | | |
| | कुल परिमाण | 0 ऐं 10 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 06-19-2022 | 0988164311 | 2020-2021 | 2022-2023 | 30 | 15 | 7.5 | 3.75 | 15 | 7.5 | 15 | 7.5 | 6 | 3 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्यूटर जनित प्रति

यह पत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

पता का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें

ऑनलाइन जाँच



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

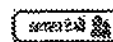
पंजी II प्रति

| भाग वर्तमान | 40 | पृष्ठ संख्या | 1 | | | | | | | | | | | |
|---|----------------------|-----------------|-----------|-------------|--|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रैयती | | | | | |
| NANKU SAHU, पिता-SOHAN SAHU, जाति- तेली | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | लगान | सेस | | | |
| 113 | 001 | 0 ऐ 10 डि 0 हे | | | नामान्तरण मुकदमा संख्या 1974/2020 - 2021 | | | | | 15 | 0 | | | |
| | कुल परिमाण | 0 ऐ 10 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 06-19-2022 | 0449457095 | 2020-2021 | 2022-2023 | 30 | 15 | 7.5 | 3.75 | 15 | 7.5 | 15 | 7.5 | 6 | 3 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

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

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

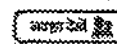
October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 42 | पृष्ठ संख्या | 38 | | | | | | | | | | |
|--|----------------------|-----------------|--|-------------|---------------|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | |
| शिवेंद्र यादव, शैलेन्द्र कुमार, चंचल कुमार, पिता-विदेशी प्रसाद यादव, जाति-अहीर | | | | | | | | | | | | | |
| खाता नम्बर | प्लोट संख्या | रकबा | परिवर्तन के लिए प्राधिकार | | | | | | लगान | सेस | | | |
| 113 | 1053 | 0 ऐ 6 डि 0 हे | नामान्तरण मुकदमा संख्या 2430/2021 - 2022 | | | | | | 100 | 0 | | | |
| 113 | 1054 | 0 ऐ 2 डि 0 हे | | | | | | | | | | | |
| | कुल परिमाण | 0 ऐ 8 डि 0 हे | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत घालू साल | रोड सेस बकाया | रोड सेस घालू साल | शिक्षा सेस बकाया | शिक्षा सेस घालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस घालू साल | कृषि सेस बकाया | कृषि सेस घालू साल |
| 06-26-2022 | 0047768578 | 2021-2022 | 2022-2023 | 100 | 100 | 25 | 25 | 50 | 50 | 50 | 50 | 20 | 20 |

List Of Mutation Cases on the above transaction in Register-II Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्यूटर जनित प्रति

सह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लान का नक्शा देखने के लिए प्लान नंबर क्लिक करें

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 30 | पृष्ठ संख्या | 9 | | | | | | | | | | | |
|--|----------------------|-----------------|-----------|-------------|--|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोड़ा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोड़ा | होल्टिंग संख्या | 113 | तौजी संख्या | | थाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | |
| SHIV JATAN SAHU, पित्त-BITU SAHU, जाति ——— | | | | | | | | | | | | | | |
| खाता नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | लगान | सेस | | | |
| 113 | 898 | 0 ऐ 7 डि 0 हे | | | नामान्तरण मुकदमा संख्या 77/2017 - 2018 | | | | | 30 | 0 | | | |
| | कुल परिमाण | 0 ऐ 7 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 10-29-2020 | 0179640643 | 2017-2018 | 2020-2021 | 90 | 30 | 22.5 | 7.5 | 45 | 15 | 45 | 15 | 18 | 6 | |
| 06-19-2022 | 0481024948 | 2021-2022 | 2022-2023 | 30 | 30 | 7.5 | 7.5 | 15 | 15 | 15 | 15 | 6 | 6 | |

List Of Mutation Cases on the above transaction in Register-II Mutation Cases Not Found !!

List Of Case Status Details

अवकाश



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

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

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

पंजी II प्रति

| भाग वर्तमान | 42 | पृष्ठ संख्या | 43 | | | | | | | | | | | |
|--|----------------------|--------------------|-----------|-------------|--|---------------|------------------|------------------|---------------------|---------------------|------------------------|----------------|-------------------|--|
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोड़ा | होल्टिंग संख्या | 15 | तौजी संख्या | | धाना नम्बर | 207 | खाला का प्रकार | रैयती | | | | | |
| आशीष कुमार एवं प्रकाश सौरभ, पिता-रोहित महतो, जाति-नेली | | | | | | | | | | | | | | |
| खाला नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | | लगान | सेस | | |
| 15 | 947 | 0 ऐं 18.33 डि 0 हे | | | नामान्तरण भुकदमा संख्या 2428/2021 - 2022 | | | | | | 500 | 0 | | |
| 15 | 968 | 0 ऐं 18 डि 0 हे | | | | | | | | | | | | |
| 113 | 898 | 0 ऐं 11.33 डि 0 हे | | | | | | | | | | | | |
| | कुल परिमाण | 0 ऐं 47.66 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वास्थ्य सेस बकाया | स्वास्थ्य सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 08-22-2022 | 0184768031 | 2021-2022 | 2022-2023 | 500 | 500 | 125 | 125 | 250 | 250 | 250 | 250 | 100 | 100 | |

List Of Mutation Cases on the above transaction in Register-II Mutation Cases Not Found !!

List Of Case Status Details

असमर्थ



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर क्लिक करें।



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

October 6, 2023

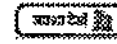
पंजी II प्रति

| | | | | | | | | | | | | | | |
|---|----------------------|-------------------|-----------|-------------|--|---------------|------------------|------------------|---------------------|------------------|---------------------|----------------|-------------------|--|
| भाग वर्तमान | 42 | पृष्ठ संख्या | 32 | | | | | | | | | | | |
| जिला का नाम | राँची | अनुमंडल नाम | सदर | अंचल का नाम | अरगोडा | हलका का नाम | हल्का-03 | इस्टेट का नाम | JHARKHAND | | | | | |
| मौजा का नाम | अरगोडा | होलिडिंग संख्या | 15 | तौजी संख्या | | धाना नम्बर | 207 | खाता का प्रकार | रेयती | | | | | |
| गिरी किशोर कुमार, पिता-नीलाम्बर राम, जाति- लेवी | | | | | | | | | | | | | | |
| खत नम्बर | प्लॉट संख्या | रकबा | | | परिवर्तन के लिए प्राधिकार | | | | | | | लगान | सेस | |
| 15 | 947 | 0 ऐ 18.33 डि 0 हे | | | नामान्तरण मुकदमा संख्या 2427/2021 - 2022 | | | | | | | 400 | 0 | |
| 15 | 968 | 0 ऐ 18 डि 0 हे | | | | | | | | | | | | |
| 113 | 898 | 0 ऐ 11.33 डि 0 हे | | | | | | | | | | | | |
| | कुल परिमाण | 0 ऐ 47.66 डि 0 हे | | | | | | | | | | | | |
| तारीख | प्राप्ति पत्र संख्या | साल से | साल तक | लागत बकाया | लागत चालू साल | रोड सेस बकाया | रोड सेस चालू साल | शिक्षा सेस बकाया | शिक्षा सेस चालू साल | स्वस्थ सेस बकाया | स्वस्थ सेस चालू साल | कृषि सेस बकाया | कृषि सेस चालू साल | |
| 08-22-2022 | 0868350889 | 2021-2022 | 2022-2023 | 400 | 400 | 100 | 100 | 200 | 200 | 200 | 200 | 80 | 80 | |

List Of Mutation Cases on the above transaction in Register-II

Mutation Cases Not Found !!

List Of Case Status Details



यह एक कम्प्यूटर जनित प्रति

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें

प्लॉट का नक्शा देखने के लिए प्लॉट नंबर दिल्क करें

RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
CHETAN KUMAR S/O DINA RAM
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/391252/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 2 6 8 0 0 Z 0

The annual rent value of this holding is Rs. 170.24 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 170.24 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 2% | Quarter: 1/ Year: 2016-2017 | 121.6 | — 1231.2 | 1109.6 | 1109.6 |
| 2 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 170.24 | 1723.68 | 1553.44 | 1553.44 |
| | Total amount | | 291.84 | 2954.88 | 2663.04 | 2663.04 |



[Signature]

Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.



For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18002904115 or 0651-3500700

In Collaboration with
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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
CHANDRA SHEKHAR KUMAR S/O PRAFULLO RAM
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259328/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 3 1 0 0 Z 0

The annual rent value of this holding is Rs. 170.38 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 170.38 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 2% | Quarter: 1/ Year: 2016-2017 | 121.72 | 1232.2 | 1110.48 | 1110.48 |
| 2 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 170.4 | 1725.08 | 1554.68 | 1554.68 |
| | Total amount | | 292.12 | 2957.28 | 2665.16 | 2665.16 |




Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008804115 or 0651-3530700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
ANJALI KUMARI D/O KISTO MAHTO
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/392001/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 3 1 4 0 0 Z 0

The annual rent value of this holding is Rs. 158.62 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No: 36 (Old Ward No. 38) , 158.62 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 158.64 | 1606.04 | 1447.4 | 1447.4 |
| 2 | Holding Tax @ 2% | Quarter: 4/ Year: 2017-2018 | 113.32 | 1147.16 | 1033.84 | 1033.84 |
| | Total amount | | 271.96 | 2753.2 | 2481.24 | 2481.24 |




Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904116 or 0651-3500700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
DIGAMBAR OH DAR S/O JAGESHWAR
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259487/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 8 0 0 0 Z 0

The annual rent value of this holding is Rs. 72.24 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 72.24 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 72.24 | 731.44 | 659.2 | 659.2 |
| 2 | Holding Tax @ 2% | Quarter: 2/ Year: 2016-2017 | 51.6 | 522.44 | 470.84 | 470.84 |
| | Total amount | | 123.84 | 1253.88 | 1130.04 | 1130.04 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904118 or 0651-3500700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
GAUTAM KUMAR S/O BANDHU MAHTO, PRITAM KUMAR S/O BANDHU
MAHTO

Memo No. : FAM/038/259323/2022-
2023

Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 2 6 0 0 Z 0

The annual rent value of this holding is Rs. 4860 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 4860 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

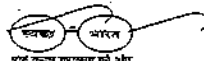
| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | 3 | 4 | 5 | 6 | |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 4860 | 5670 | 810 | 810 |
| | Total amount | | 4860 | 5670 | 810 | 810 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.



For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904118 or 0651-3500700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
GAUTAM KUMAR S/O BANDHU MAHTO, PRITAM KUMAR S/O BANDHU
MAHTO
Address: ARGORA PUNDDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259488/2022-
2023
Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 8 1 0 0 Z 0

The annual rent value of this holding is Rs. 112 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 112 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 2% | Quarter: 1/ Year: 2016-2017 | 80 | 810 | 730 | 730 |
| 2 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 112 | 1134 | 1022 | 1022 |
| | Total amount | | 192 | 1944 | 1752 | 1752 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904115 or 0651-3500700



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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
KISHWAR KUMAR S/O RANTHU SAHU, SHANKAR KUMAR S/O RANTHU SAHU
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259316/2022-2023
Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 2 1 0 0 Z 0

The annual rent value of this holding is Rs. 140 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 140 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 140 | 1417.52 | 1277.52 | 1277.52 |
| 2 | Holding Tax @ 2% | Quarter: 3/ Year: 2021-2022 | 100 | 1012.52 | 912.52 | 912.52 |
| | Total amount | | 240 | 2430.04 | 2190.04 | 2190.04 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 157 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904115 or 0661-3500700



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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
NANKU SAHU S/O SOHAN SAHU
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259322/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 2 5 0 0 Z 0

The annual rent value of this holding is Rs. 140 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 140 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First-quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 140 | 1417.52 | 1277.52 | 1277.52 |
| 2 | Holding Tax @ 2% | Quarter: 4/ Year: 2020-2021 | 100 | 1012.52 | 912.52 | 912.52 |
| | Total amount | | 240 | 2430.04 | 2190.04 | 2190.04 |



[Signature]
Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904115 or 0651-3600700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch.)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
CHANCHAL KUMAR S/O BIDESHI PRASAD YADAV, SHAILENDRA KUMAR S/O
BIDESHI PRASAD YADAV, SHIVENDRA KUMAR YADAV S/O BIDESHI PRASAD
YADAV

Memo No. :
FAM/038/259497/2022-2023

Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Effective: First Quarter 2022-
2023

You are hereby informed that your new Holding No. -

0 3 8 0 0 0 1 0 1 9 0 0 0 2 0

The annual rent value of this holding is Rs. 112 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38), 112 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 112 | 1134 | 1022 | 1022 |
| | Total amount | | 112 | 1134 | 1022 | 1022 |




Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.

For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008904115 or 9651-3500700



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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
SHIV JATAN SAHU S/O BITU SAHU
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259321/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 2 4 0 0 Z 0

The annual rent value of this holding is Rs. 98 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 98 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 98 | 992.24 | 894.24 | 894.24 |
| 2 | Holding Tax @ 2% | Quarter: 2/ Year: 2016-2017 | 70 | 708.76 | 638.76 | 638.76 |
| | Total amount | | 168 | 1701 | 1533 | 1533 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.



For Details Please Visit - www.ranchimunicipal.com
OR Call us at 18008504115 or 0651-3500700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
ASHISH KUMAR S/O ROHIT MAHTO, PRAKASH SAURABH S/O ROHIT
MAHTO
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/259485/2022-
2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 1 7 8 0 0 Z 0

The annual rent value of this holding is Rs. 667.24 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 667.24 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 667.24 | 6755.8 | 6088.56 | 6088.56 |
| | Total amount | | 667.24 | 6755.8 | 6088.56 | 6088.56 |



[Signature]
Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.



For Details Please Visit : www.ranchimunicipal.com
OR Call us at 12006904115 or 0661 3500700

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RANCHI MUNICIPAL CORPORATION, RANCHI



Ranchi Municipal Corporation, Ranchi
(Revenue branch)

Notice of property tax prescribed under section 152 (B) cum read Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules of Jharkhand Municipal Act, 2011.

Mr /Mrs /Ms
GIRI KISHOR KUMAR S/O NILAMBER RAM
Address: ARGORA PUNDAG ROAD RANCHI RANCHI

Memo No. : FAM/038/257077/2022-2023

Effective: First Quarter 2022-2023

You are hereby informed that your new Holding No.-

0 3 8 0 0 0 1 0 0 8 1 0 0 2 0

The annual rent value of this holding is Rs. 667.24 / - after local check made by Ranchi Municipal Corporation in the light of the self assessment declaration letter made by you for assessment of tax for Ward No. 36 (Old Ward No. 38) , 667.24 / - is fixed at the place.

Based on the annual rent value determined by the corporation, the First quarter will be taxed-in writing with effect from the year 2022-2023.

| Sl. No. | Particulars | Quarter/Financial Year | Based on the Self Assessment | On the basis of ULB Calculation | Difference Amount (4-3) | 100% Penalty of Column 5 |
|---------|---------------------------------------|-----------------------------|------------------------------|---------------------------------|-------------------------|--------------------------|
| 1 | 2 | | 3 | 4 | 5 | 6 |
| 1 | Holding Tax @ 0.075% or 0.15% or 0.2% | Quarter: 1/ Year: 2022-2023 | 667.24 | 5790.68 | 5123.44 | 5123.44 |
| | Total amount | | 667.24 | 5790.68 | 5123.44 | 5123.44 |



Deputy Municipal Commissioner
Ranchi Municipal Corporation, Ranchi

Note:-

1. If there is any objection against the tax prescribed by the corporation, under the prescribed provision of Section 167 (1) of the Jharkhand Municipal Act, 2011, within 30 (thirty) days of receipt of this assessment Memo can file an objection in the prescribed form.
2. The list of tax assessment is displayed on the Ranchi Municipal Corporation website www.ranchimunicipal.com.
3. As per clause 13.4 of the Jharkhand Municipal Property Tax (Assessment, Collection and Recovery) Rules 2013, the actual amount of differential tax and one hundred percent penalty on it is also payable.
4. This property tax collected by the Ranchi Municipal Corporation does not confer any legal status on these buildings / structures and / or does not confer any legal rights to its owners / occupiers.



For Details Please Visit : www.ranchimunicipal.com
OR Call us at 18008804115 or 0661-3500700

In Collaboration with

Dr. Publication & Graphics Pvt. Ltd.

Download Date: 21/09/2020



भारत सरकार
GOVERNMENT OF INDIA



चेतन कुमार
Chetan Kumar
जन्म तिथि/DOB: 06/03/1984
पुरुष/MALE

020315091191800099

9117 3823 2678

VID: 9168741434548600

मेरा आधार मेरी पहचान

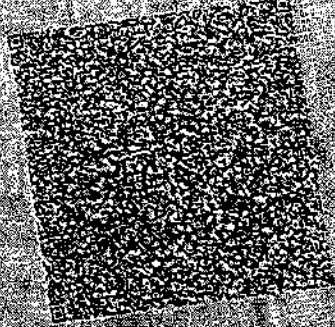


भारतीय डिजिटल पहचान प्राधिकरण
Digital Identification Authority of India



पता:
श्री. दिना राम चेतन निवास, प्लॉट - 2011, पुरदा
स्टेड अरुणदा बस्ती, इंदौरा रोड,
मोरखण्ड - 834002

Address:
Shri. Dina Ram Chetan Niwas, Pl. No. 2011,
Purdan Road, Aruna Basti, Boranda,
Ranchi,
Jharkhand - 834002



9117 3823 2678

VID: 9168741434548600



1947 | help@uidai.gov.in

www.uidai.gov.in

भारत सरकार

GOVT. OF INDIA

भारतीय डिजिटल पहचान प्राधिकरण

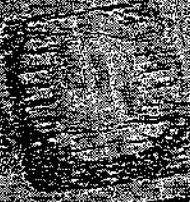
CHE TAN KUMAR





DINA RAM

06/03/1984

Personal Account Number

8E1B847C



| | |
|---|--|
|   |   |
| <p align="center">भारत सरकार Unique Identification Authority of India</p> <p>Enrollment No./ Enrolment No.: 1093/51029/02306</p> <p>To Chandra Shekhar Kumar S/O Prafulla Ram Pundag Road Argora Basti PS-Argora Near D.A.S. Ricksha Garage ARGORA Ranchi Jharkhand - 834002 9855334478</p> <p align="center">Signature valid</p> <p align="center">आपका आधार क्रमांक / Your Aadhaar No. : 6944 5892 9469 UID : 5102 5112 1472 7192</p> <p align="center">मेरा आधार, मेरी पहचान</p> | <p align="center">सूचना</p> <ul style="list-style-type: none"> आधार प्रमाण का प्रमाण है, नागरिकता का नहीं। प्रमाण का प्रमाण ऑनलाइन ऑथेंटिकेशन द्वारा प्राप्त करें। यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है। <p align="center">INFORMATION</p> <ul style="list-style-type: none"> Aadhaar is a proof of identity, not of citizenship. To establish identity, authenticate online. This is electronically generated letter. <p align="center">आधार देश भर में मान्य है।</p> <ul style="list-style-type: none"> आधार अभिन्न है सरकारी और गैरसरकारी सेवाओं का काम करने में उपयोगी होगा। Aadhaar is valid throughout the country. Aadhaar will be helpful in availing Government and Non-Government services in future. |
| <p align="center">भारत सरकार Unique Identification Authority of India</p> <p>चंद्र शेखर कुमार Chandra Shekhar Kumar पता UID/DOB: 03/09/1982 पुरुष MALE</p> <p align="center">6944 5892 9469 UID : 5102 5112 1472 7192</p> <p align="center">मेरा आधार, मेरी पहचान</p> | <p align="center">भारत सरकार Unique Identification Authority of India</p> <p>चंद्र शेखर कुमार S/O प्रफुल्ल राम, पण्डाग रोड, अगोरा बास्ती पोस्ट-अगोरा, राँची, झारखंड - 834002</p> <p align="center">6944 5892 9469 UID : 5102 5112 1472 7192</p> |

| | |
|--|--|
| <p align="center">भारत सरकार GOVERNMENT OF INDIA</p> <p align="center">आधार कार्ड</p> <p align="center">CHANDRA SHEKHAR KUMAR</p> <p align="center">S/O PRAFULLA RAM</p> <p align="center">6944 5892 9469</p> <p align="center">UID : 5102 5112 1472 7192</p> <p align="center">मेरा आधार, मेरी पहचान</p> | <p align="center">भारत सरकार GOVERNMENT OF INDIA</p> <p align="center">आधार कार्ड</p> <p align="center">CHANDRA SHEKHAR KUMAR</p> <p align="center">S/O PRAFULLA RAM</p> <p align="center">6944 5892 9469</p> <p align="center">UID : 5102 5112 1472 7192</p> <p align="center">मेरा आधार, मेरी पहचान</p> |
|--|--|

अंजलि कुमारी
Anjali Kumari
जन्म वर्ष: 08.1988
लिंग: Female

2532 1424 0352

आधार - आम आदमी का अधिकार



भारतीय विश्वविद्यालय
INDIAN IDENTIFICATION AUTHORITY OF INDIA

पति
डॉ. कस्तूर माहो
मु. राजा मठ रो. ख. 1
खरखण्ड 835216

Address
Dr. Kisto Mahto Post
Mutha P.S. Muzam, Buda
Khunti
Jharkhand 835216

Aadhaar - Aam Aadmi Ka Adhikar

आयकर विभाग
INCOME TAX DEPARTMENT
ANJALI KUMARI

KISTO MAHTO

17/04/1988



Registered Account Number





EHNPK3146R


Anjali Kumari
Signature

भारत सरकार
GOVT. OF INDIA




 Government of India
 दिगंबर ओहदार
 Digamber Ohdar
 जन्म तिथि/DOB: 04/08/1971
 पुरुष / MALE

 2048 0890 2405
 मेरा आधार मेरी पहचान


 Government of India
 पता:
 S/O जगेश्वर ओहदार, ग्राम-
 कोदेकरा, पोस्ट-पोकला, तालुका-
 कामराव, कोरेकरा, गुमला,
 झारखण्ड झारखण्ड - 835227
 Address:
 S/O Jageshwar Ohdar, vil-
 kondakera, po-pokla, ps-
 kamdara, Korakera, Gumla,
 Jharkhand - 835227
 2048 0890 2405



 www.100.gov.in

दिगंबर ओहदार
 DIGAMBER OHDAR
 जगेश्वर ओहदार
 JAGESHWAR OHDAR
 04/08/1971
 पुरुष / MALE
 2048 0890 2405


आयकर विभाग
INCOME TAX DEPARTMENT

भारत सरकार
GOVT OF INDIA

स्थायी लेखा संख्या /
Permanent Account Number (PAN)

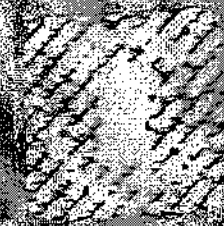
AIPPK8587P

नाम / Name
GAUTAM KUMAR

पिता का नाम / Father's Name
BANDHU MAHTO

जन्म तिथि / Date of Birth
12/02/1975

हस्ताक्षर / Signature



भारत सरकार
Government of India



गौतम कुमार
Gautam Kumar
जन्म तिथि/DOB: 12/02/1975
पुरुष/MALE

9364 1195 2387

VID: 9170 4186 5890 7724

मेरा आधार, मेरी पहचान



भारतीय पहचान संख्या /
Unique Identification Authority of India

पता:
S/O बन्धु माहो, अगोरा बास्ता, पुन्दाग रोड, अगोरा,
जखनपुरा,
झारखण्ड - 834002

Address:
S/O Bandhu Maho, Argora basti, Pundag
Road, Argora, Joranda, Ranchi,
Jharkhand - 834002

9364 1195 2387

VID: 9170 4186 5890 7724

आयकर विभाग

INCOME TAX DEPARTMENT



भारत सरकार

GOVT OF INDIA

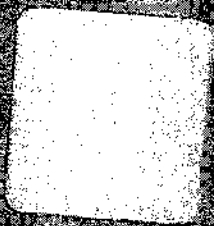
PRITAM KUMAR

BANDHU MAHFO

10/03/1983

Account Number

CTPPK8354M



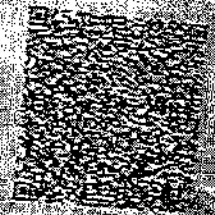
भारत सरकार
GOVERNMENT OF INDIA



प्रीतम कुमार
Pritam Kumar

जन्म वर्ष / Year of Birth 1983

पुरुष / Male



4456 4387 8590

आधार — आम आदमी का अधिकार



प्रधानमंत्री जन धन योजना
PRADHAN MANTRI JAN DHAN YOJANA

पता: S/O बन्धुमहा 28 बंदुवा रोड
बन्धुमहा 28 बंदुवा रोड, अरुण
कच्छ, जिला: डोराना, राजस्थान-332402

Address: S/O Bandhu Mahfo 28
Bandhu Road, Arun, Kutch
District: Dahanu, Rajasthan-332402

100-100-100

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www.india.gov.in

Pradhan Mantri Jan Dhan Yojana



भारत सरकार
GOVERNMENT OF INDIA



किश्वर कुमार
Kishwar Kumar
DOB: 12-01-1988
Gender: Male



8485 2833 3060

आधार - आम आदमी का अधिकार



भारत सरकार
GOVERNMENT OF INDIA

आत्मनिर्भर भारत महोत्सव मोड
रोड, कठिन पब्लिक स्कूल, नरसोपा
अरंडा, डोरान्डा रांची, झारखण्ड
834002

Address:
S/o: Ranthuram Sahu, Katabal
More Road, Brown Public School,
Aranda, Doranda, Ranchi,
Ranchi, Jharkhand-834002



1967
4800 1001042

http://e-governance.gov.in



E-G-Box No. 154
Bangalore-560 001

आयकर विभाग
INCOME TAX DEPARTMENT
KISHWAR KUMAR
RANTHURAM SAHU

भारत सरकार
GOVT OF INDIA

12/01/1988

Permanent Account Number

DUNPK12900

Kishwar

Signature



300412115



भारत सरकार

GOVERNMENT OF INDIA



शंकर कुमार

Shankar Kumar

जन्म तिथि / DOB: 10/08/1990

पुरुष / Male

7481 4291 4353

मेरा आधार, मेरी पहचान



महत्वाकांक्षी मिशन प्रौद्योगिकी प्राधिकरण

UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता

असिला, रण राम साहू मंदिर मार्ग, अरयोडा बस्ती, अरयोडा

दरभंगा

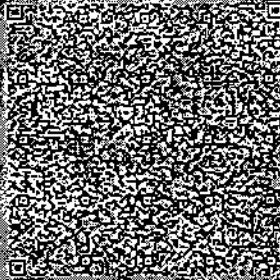
झारखण्ड - 834002

Address

C/O Ranthu Ram Sahu Mandir Marg

Argora Basti, Argora, Doriaida Ranchi

Jharkhand - 834002



7481 4291 4353



1027



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1027

आयकर विभाग
INCOME TAX DEPARTMENT

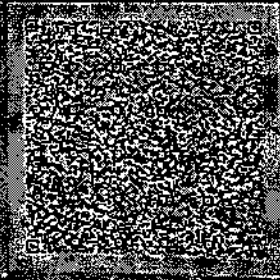


भारत सरकार
GOVT OF INDIA



स्थायी लेखा संख्या कार्ड
Permanent Account Number Card

JGZPFK2699F



नाम / Name
SHANKAR KUMAR

पिता का नाम / Father's Name
RANTHU RAM SAHU

जन्म का तिथि / Date of Birth
10/08/1990

हस्ताक्षर / Signature



आधार कार्ड



नंकु साहु
Nanku Sahu

जन्म वर्ष / Year of Birth : 1965
पुरुष / Male



6156 0642 3048

आधार - आम आदमी का अधिकार



भारतीय विधि प्रह्वान प्राधिकरण
भारत सरकार

पता: S/O सोहन साहु, अर्गोरा बस्ती,
मंदिर मार्ग, अशोक नगर, अशोक नगर,
रांची, झारखण्ड, 834002

Address: S/O Sohan Sahu,
ARGORA BASTI, MANDIR
MARG, ASHOK NAGAR, Ashok
Nagar, Ranchi, Jharkhand,
834002



1947
1800 180 1947

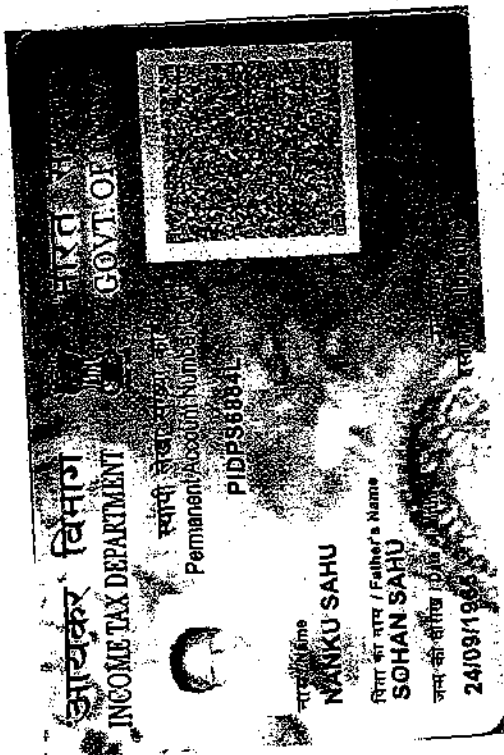


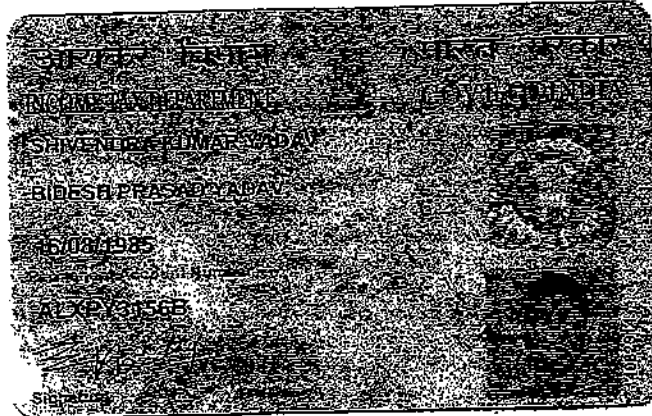
help@uidai.gov.in



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P.O. Box No. 1347,
Bangalore-560 091





Download Date: 06/01/2021

शिवेन्द्र कुमार यादव
Shivendra Kumar Yadav
जन्म तिथि/DOB: 16/08/1985
पुरुष MALE

Issue Date: 08/10/2020

6425 3899 7137
VID : 9182 4955 9981 2142

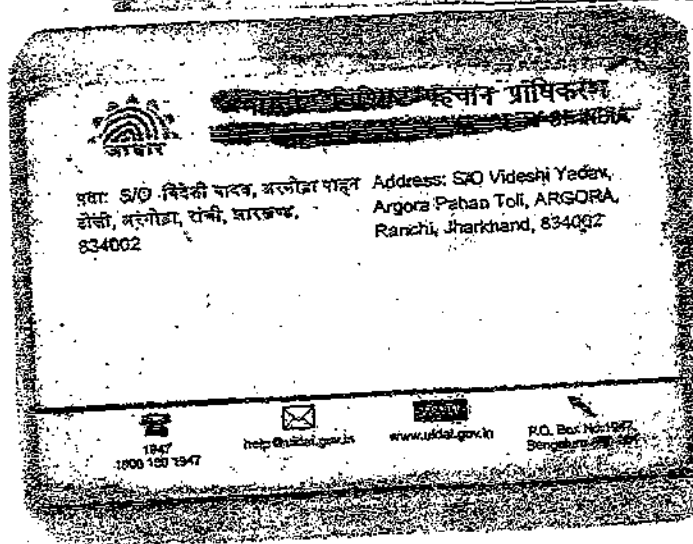
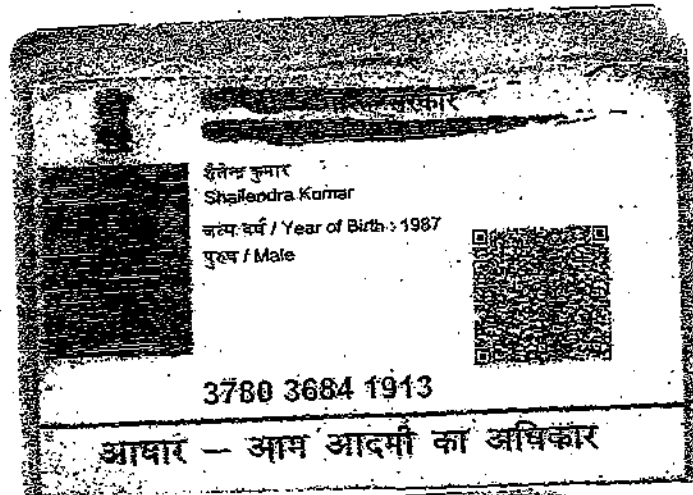
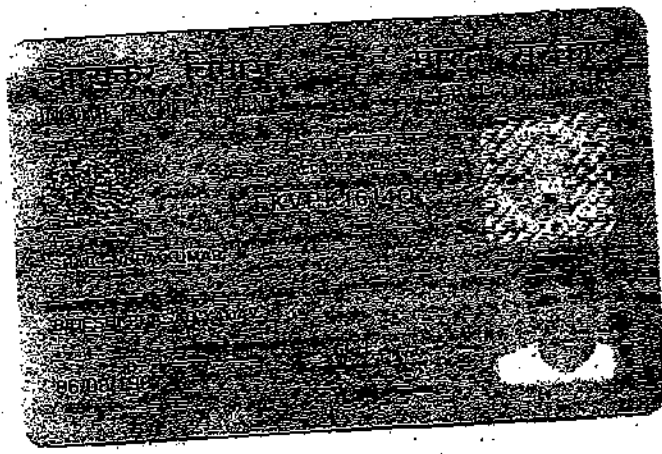
मेरा आधार, मेरी पहचान

पता:
S/O बिदेशी प्रसाद यादव, देवी मंडप रोड, शिव मंदिर के पास, पटान टोली अर्गोरा, जर्खण्ड, रांची, झारखण्ड - 834002

Address:
S/O Bideshi Prasad Yadav, Devi Mandap Road, Near Shiv Mandir, Pahan Tohi Argora, Argora, Ranchi, Jharkhand - 834002

6425 3899 7137
VID : 9182 4955 9981 2142

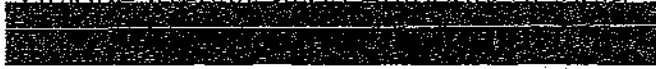
1547 | help@uidai.gov.in | www.uidai.gov.in





भारत सरकार

Unique Identification Authority of India



नामांकन क्रम / Enrollment No.: 2017/78337/74954

To
चंचल कुमार
Chanchal Kumar
S/O Bideshi Prasad
House No-75 Pahan Toli
Near Shiv Mandir Argora
Doranda
Doranda
Ranchi Ranchi
Jharkhand-834002
9102722285

28/12/2011

81867730



MD818677301FH



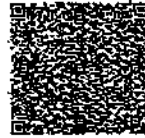
आपका आधार क्रमांक / Your Aadhaar No. :

3160 4253 2000

मेरा आधार, मेरी पहचान

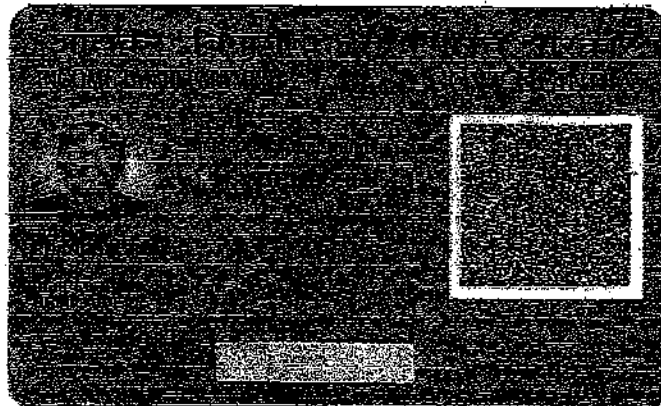




चंचल कुमार
Chanchal Kumar
जन्म तिथि / DOB : 15/03/1990
पुरुष / Male



3160 4253 2000

मेरा आधार, मेरी पहचान


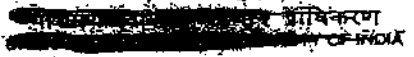


SHIV JATAN SAINI
 SHIV JATAN SAINI
 19/06/1973
 MALE

4991 1827 5225

आधार कार्ड प्राप्त करने का अधिकार





पता: Address:
 S/O शिव साहू, शास्त्री नगर
 गुमना, गुमना, गुमना,
 पिनकोड - 835207


4991 1827 5225

Aadhaar - Aam Aadmi ka Adhikar


SHIV JATAN SAINI
 SHIV JATAN SAINI
 19/06/1973
 MALE



Shiv Jatan Saini




 आशीश कुमार
 Ashish Kumar
 जन्म तिथि/DOB: 28/04/1992
 लिंग/ GENDER: MALE




7172 3519 2312
 VID: 9171 6963 9178 7837

सेवा आधार सेरी सहयान


 Unique Identification Authority of India


पता:
 S/O Rohit Mahto, House No-1823 A, Basant
 Vihar, Sahu Complex, Hamru, Doranda,
 Ranchi,
 Jharkhand - 834002

Address:
 S/O Rohit Mahto, House No-1823 A, Basant
 Vihar, Sahu Complex, Hamru, Doranda,
 Ranchi,
 Jharkhand - 834002

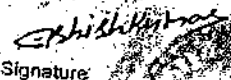



7172 3519 2312
 VID: 9171 6963 9178 7837

आयकर विभाग
 INCOME TAX DEPARTMENT
 ASHISH KUMAR
 ROHIT MAHATO


 भारत सरकार
 GOVT. OF INDIA

28/04/1992
 Permanent Account Number
 CZTPK9059B


 Signature



आयकर विभाग
Prakash Saurabh
जनम वर्ष / Year of Birth : 1993
पुरुष / Male

5143 2076 5540

आयकर - आय आयणी का अधिकांक

आयकर विभाग

INCOME TAX DEPARTMENT

PRAKASH SAURABH

ROHIT MAHTO

21/08/1993

Permanent Account Number

FAEPS5293C

Prakash Saurabh

Signature



भारत सरकार
GOVT. OF INDIA

पता:
S/O Rohit Mahto, HOUSE
NO-1823 A, BASANT VIHAR
7-1-143 F, रवींद्र नगर नगर
आनंदपुरा, एन. राजीव गांधी नगर
एन. राजीव गांधी नगर, एन. राजीव
गांधी, आनंदपुरा, 834002

Address:

S/O Rohit Mahto, HOUSE
NO-1823 A, BASANT VIHAR
SAHU COMPLEX HARAMU
HOUSING COLONY
HARAMU, HARAMU, Ranchi,
Jharkhand, 834002



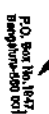
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980 100 1417



help@voter.gov.in



www.voter.gov.in

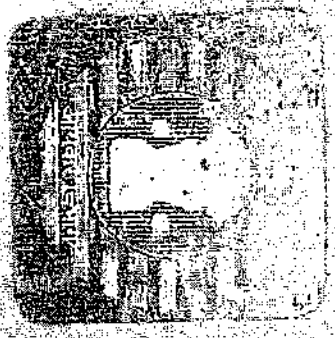


P.O. Box No. 1417
Ranchi-834002



भारत सरकार

GOVT. OF INDIA



भारत सरकार
श्री केशव कुमार
Shri Kishor Kumar
जन्म तिथि/DOB: 30/06/1978
पुल्ल/MALE

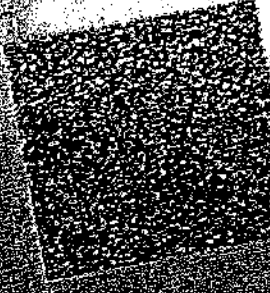
943043012041



भारत सरकार
भारत के न्यायिक प्रणाली के अधिकारी/India
श्री केशव कुमार
श्री केशव कुमार
जन्म तिथि/DOB: 30/06/1978
पुल्ल/MALE


210 Nilambari Camp, 2000
BASTI NEAR ARGHUNAN
MORSE ROAD, ANAND

943043012041



भारत सरकार
PERMANENT ACCOUNT NUMBER
श्री केशव कुमार
श्री केशव कुमार
जन्म तिथि/DOB: 30/06/1978
पुल्ल/MALE

210 Nilambari Camp, 2000
BASTI NEAR ARGHUNAN
MORSE ROAD, ANAND





भारत सरकार

GOVERNMENT OF INDIA



अंजलि कुमारी

Anjali Kumari

जन्म तिथि / DOB: 17/04/1988

महिता / FEMALE

2532 1424 0352

VID : 9142 4249 2411 0950

मेरा आधार, मेरी पहचान



भारतीय पहचान प्राधिकरण

UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता:

D/O किस्तो महतो, पोस्ट-मुरुहु, यान-मुरुहु, डूडरी, खूंटी,
झारखण्ड - 835216

Address:

D/O Kisto Mahto, Post-Murhu, PS-Murhu,
Dudri, Khunti, Jharkhand - 835216

2532 1424 0352

VID : 9142 4249 2411 0950

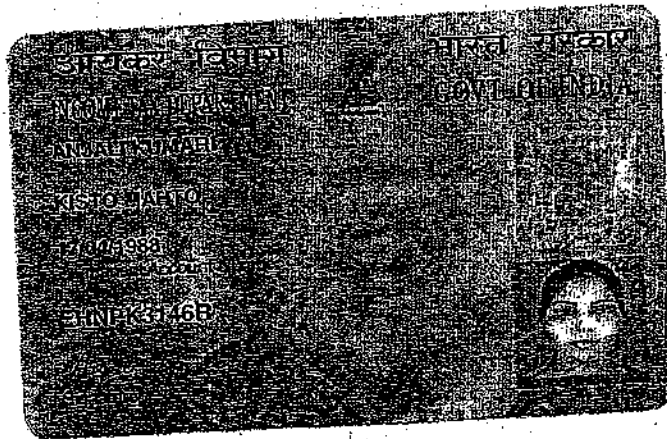


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uidai.gov.in

P.O. Box No. 1987,
Bangalore-560 001



Argora

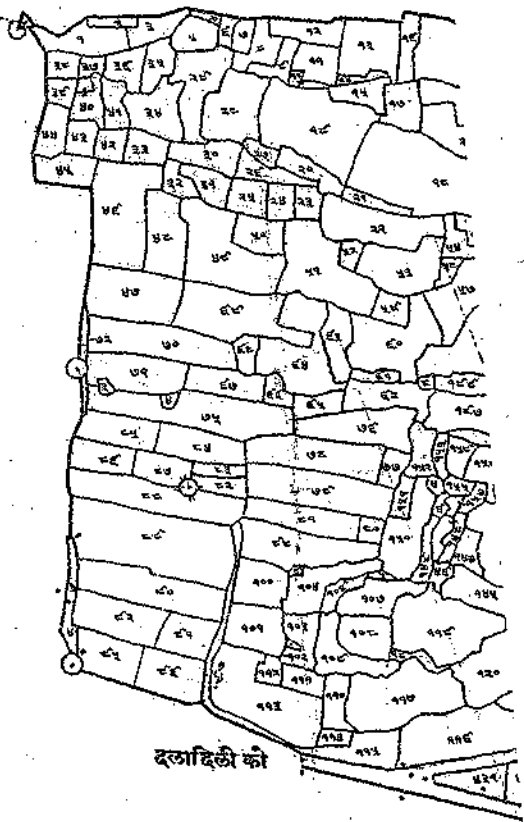
नाममौज़ा अरगोड़ा सीरनाम्बर

नाम चना रंजी
पाना नम्बर २०७

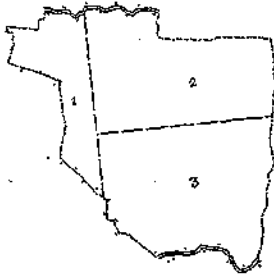
ज़िला राँची

खेस एक माइल ज़रामर १६ इन्च
सद १६३२ - ३३ इन्च

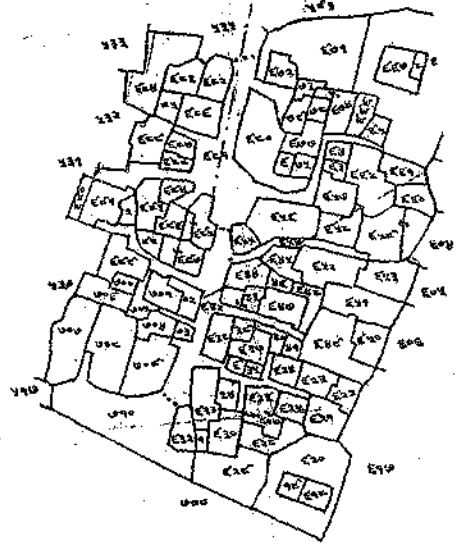
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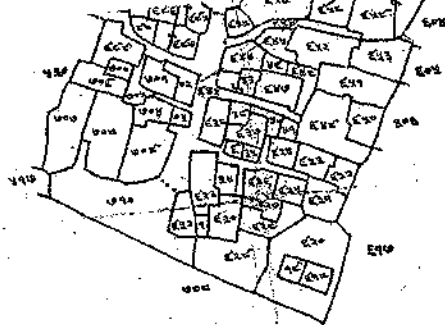


Index to sheets.



खेस एक माइल ज़रामर १६ इन्च

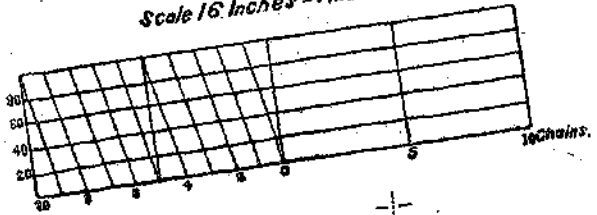


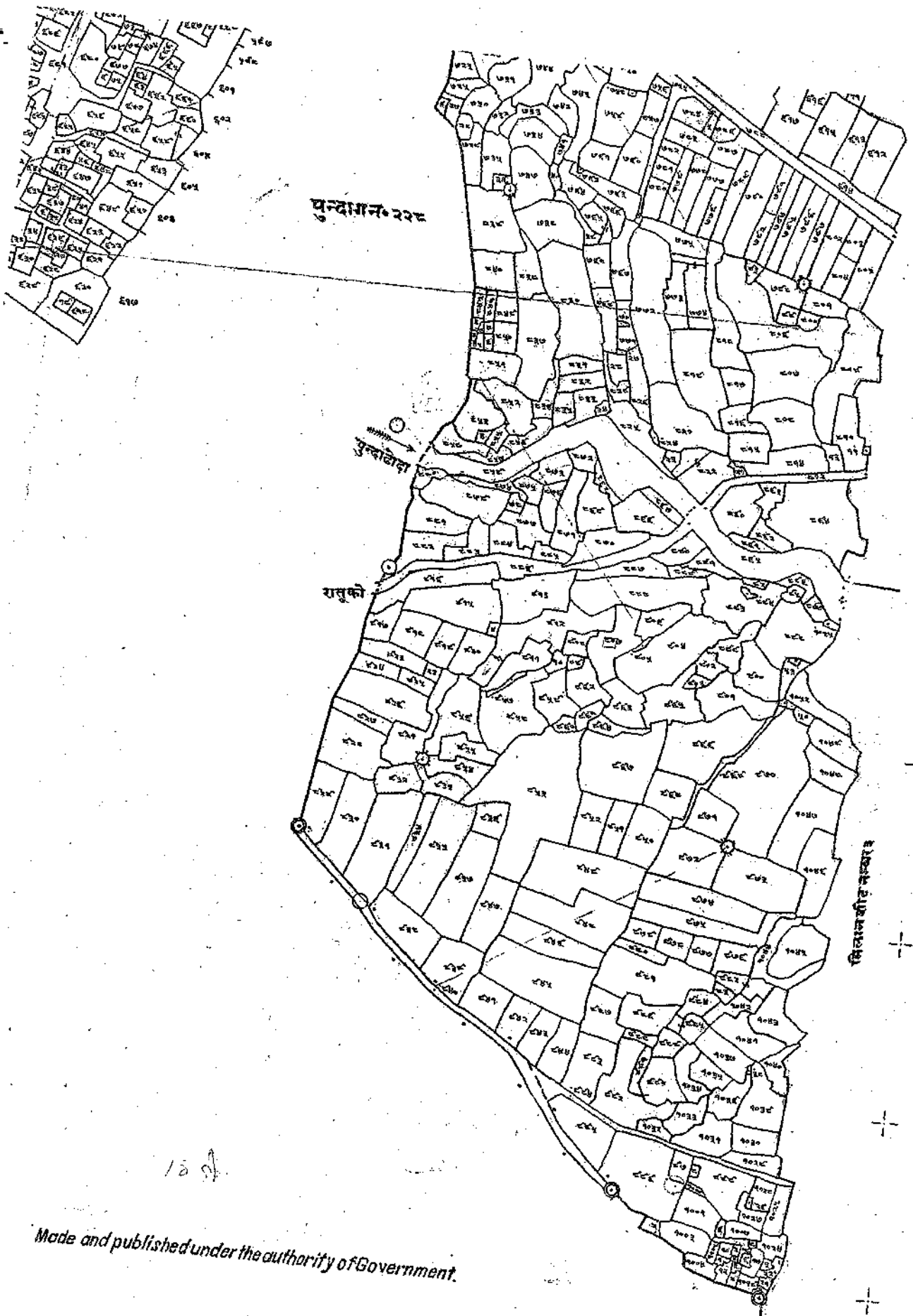


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Scale 1/6 Inches = 1 Mile.





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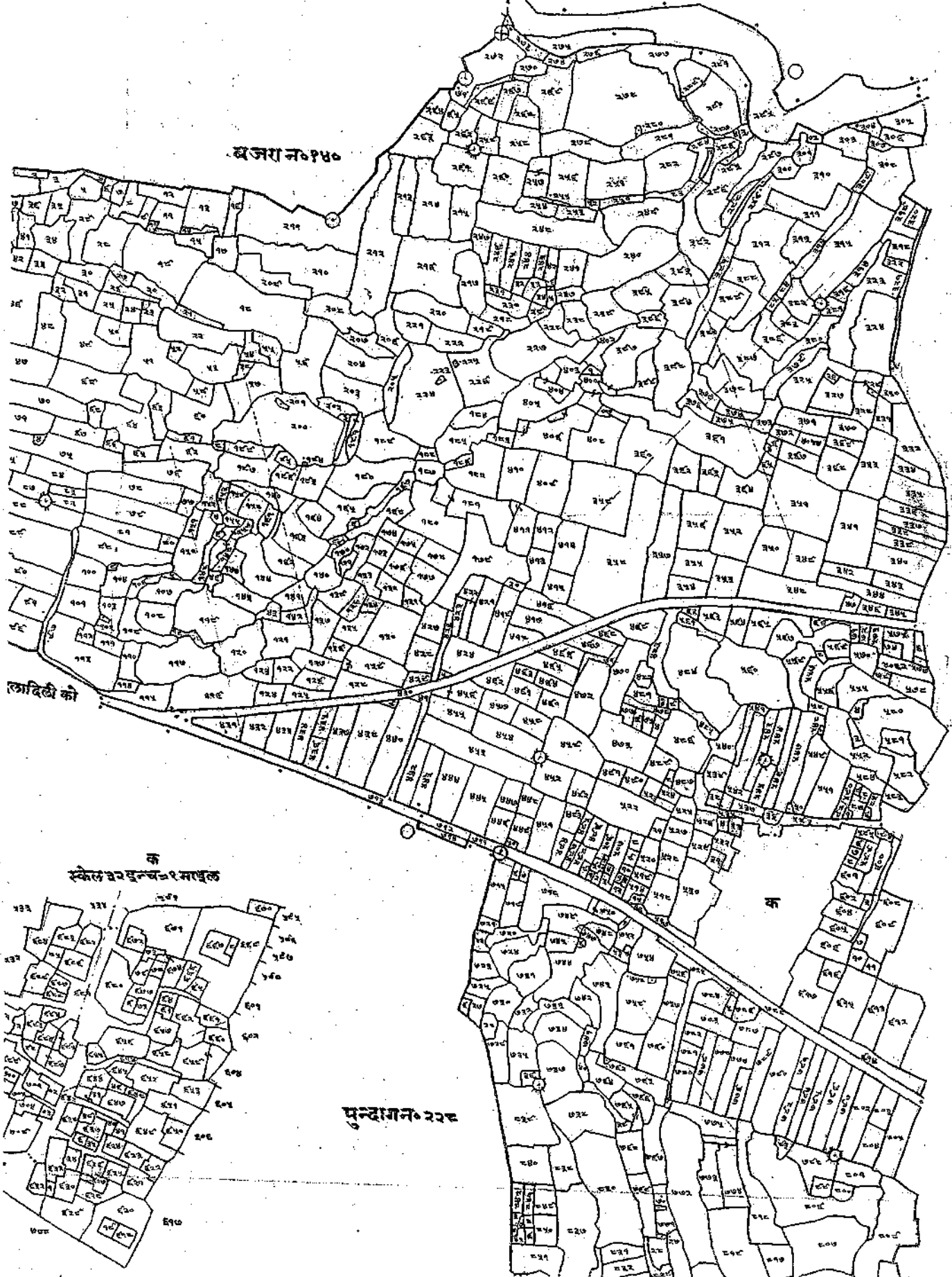
Made and published under the authority of Government.

[Signature]
 Superintendent of Survey.

उत्तर नदी

खंड नं० २०३

खजरा नं० १४०



मिशन सीट नम्बर

स्कूल वर पुन्च १ साइल

मुन्दागन नं० २२८

निबंधन कार्यालय में दस्तावेज की जाँच हेतु चेकलिस्ट

| क्र० सं० | चेकलिस्ट का विषय | Yes | No |
|----------|--|-----|----|
| 1 | अतियान की सत्यापित प्रति | ✓ | |
| | अतियान उपलब्ध न होने की स्थिति में अंचल कार्यालय से ई-मेल के माध्यम से प्राप्त - | | |
| | (i) अंचलाधिकारी द्वारा प्रमाणित पंजी - II अथवा | | |
| | (ii) भू-स्वामित्व प्रमाण पत्र अथवा | | |
| | (iii) शुद्धि पत्र | | |
| | (iv) अंचलाधिकारी द्वारा निर्गत प्रमाण-पत्र अप्राप्त रहने की स्थिति में पक्षकार द्वारा अंचल कार्यालय में आवेदन समर्पित करने की प्राप्ति रसीद। | | |
| 2 | भूमि से संबंधित हाल सर्वे नक्शा तथा इसके उपलब्ध न होने की स्थिति में पक्षकार द्वारा तैयार स्वप्रमाणित "नजरी नक्शा" जिससे भूमि की अवस्थिति के संबंध में पता चल सके। | ✓ | |
| 3 | पंजी - II का वोल्यूम संख्या तथा पृष्ठ संख्या का वर्णन | | |
| 4 | मुद्रांक शुल्क का भुगतान | ✓ | |
| 5 | निबंधन शुल्क का भुगतान | ✓ | |
| 6 | आधार सत्यापन | | |
| 7 | PAN सत्यापन | | |
| 8 | होल्डिंग संख्या का वर्णन (शहरी क्षेत्र होने की स्थिति में) | ✓ | |

जाँच लिपिक का हस्ताक्षर
तिथि सहित

09/10/23



निबंधन पदाधिकारी का हस्ताक्षर
तिथि सहित

4/

C
97A



Pre Registration Docket

Date :- 08-10-2023 09:07 pm

Office Name :- SRO - Ranchi

Token No:- 202300134322

Appoinment :- 09-Oct-2023 Time:- 12:45

| | |
|-----------------------|-----------------------|
| Article | Development Agreement |
| Pre Registration Date | 08-Oct-2023 |
| No. Of Pages | 98 |
| Stamp Duty | 4 |
| Paid Stamp Duty | 0 |
| Total Fees | ₹ 72,944. |

Property Id: 1081706

| Valuation No. : 1467241 / 2023 | :- 2023-2024 | Date : 08-October-2023 20:48:PM | |
|--|--|---------------------------------|----------------|
| State : Jharkhand | District : Ranchi | Tahsil : Argora | |
| Land Type : Urban | Corporation : Ranchi Municipal Corporation Argora | Village/City : Argora | |
| Argora Ward No 36 Village Code 207 - Main Road | | | |
| Khata Number - 113 | | | |
| Plot Number - 898 | | | |
| Volume Number - 33, 32, 30, 42 | | | |
| Page Number - 12, 27, 96, 89, 43, 32 | | | |
| Holding Number - 0380001026800Z0, 0380001013100Z0, 0380001051400Z0, 0380001018000Z0, 0380001012400Z0, 0380001017800Z0, 0380001008100Z0 | | | |
| Property Rates | | | |
| Commercial Land (Y) | | | |
| ₹1158065/- Decimal | | | |
| Valuation Rule : Commercial land | | | |
| Property Details | | | |
| 1 | Land area | 70.48 Decimal | |
| Calculation Details | | | |
| Sr.No. | Description | Calculation | Total |
| 1 | Open Land Valuation | 1. 70.48 x 1158065=81620421.2 | ₹8,16,20,421/- |
| A | Total | | ₹8,16,20,421/- |
| Note : Final Valuation is Rounded to Next 100/- | | | |
| Total Valuation (A) | | | ₹8,16,20,500/- |
| Total Amount in Words : Eight Crore Sixteen Lakhs Twenty Thousands Five Hundred Rupees Only | | | |

| | |
|--|--|
| Land measurement, Sub Part and House No. | Property Boundaries East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD |
| Area | Land area : 70.48 Decimal |
| Other Description of the Property | Pin Code - 834002 |
| Government/Market Value | 81620421.2 |
| Transaction Amount | 169633700 |

Property Id: **1081707**

| | | | |
|---|---|--|----------------|
| Valuation No. : 1467230 / 2023 | :- 2023-2024 | Date : 08-October-2023 20:42:PM | |
| State - Jharkhand | District - Ranchi | Tahsil - Argora | |
| Land Type - Urban | Corporation - Ranchi Municipal Corporation Argora | Village/City - Argora | |
| Argora Ward No-36 Village Code-207 - Main Road | | | |
| Khata Number - 113 | | | |
| Plot Number - 900 | | | |
| Volume Number - 42 | | | |
| Page Number - 42 | | | |
| Holding Number - 038000101260020 | | | |
| Property Rates | | | |
| Commercial Land (Y) | | | |
| ₹1158065/- Decimal | | | |
| Valuation Rule : Commercial land | | | |
| Property Details | | | |
| 1 | Land area | 27 Decimal | |
| Calculation Details | | | |
| Sr.No. | Description | Calculation | Total |
| 1 | Open Land Valuation | 1. 27 x 1158065 = 31267755 | ₹3,12,67,755/- |
| Total | | | ₹3,12,67,755/- |
| Note : Final Valuation is Rounded to Next 100/- | | | |
| Total Valuation (A) | | | ₹3,12,67,800/- |
| Total Amount in Words : Three Crore Twelve Lakhs Sixty Seven Thousand Eight Hundred Rupees Only | | | |

| | |
|--|--|
| Land measurement, Sub Part and House No. | Property Boundaries East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD |
| Area | Land area : 27.00 Decimal |
| Other Description of the Property | Pin Code - 834002 |
| Government/Market Value | 31267755 |
| Transaction Amount | - |

Property Id: 1081710

| Valuation No. : 1467245 / 2023 | | :- 2023-2024 | | Date : 08-October-2023 20:51:PM | |
|--|---------------------|---|--|---------------------------------|--|
| State : Jharkhand | | District : Ranchi | | Tahsil : Argora | |
| Land Type : Urban | | Corporation : Ranchi Municipal Corporation Argora | | Village/City : Argora | |
| Argora Ward No 36 Village Code 207 - Main Road | | | | | |
| Khata Number - 113 | | | | | |
| Plot Number - 901 | | | | | |
| Volume Number - 42,39,40 | | | | | |
| Page Number - 42,99,1 | | | | | |
| Holding Number - 0380001012600Z0, 0380001012100Z0, 0380001012500Z0 | | | | | |
| Property Rates | | | | | |
| Commercial Land (Y) | | | | | |
| ₹1158065/- Decimal | | | | | |
| Valuation Rule : Commercial land | | | | | |
| Property Details | | | | | |
| 1 | Land area | 33 Decimal | | | |
| Calculation Details | | | | | |
| Sr.No. | Description | Calculation | | Total | |
| 1 | Open Land Valuation | 1. 33 x 1158065 = 38216145 | | ₹3,82,16,145/- | |
| A | | | | ₹3,82,16,145/- | |
| Note : Final Valuation is Rounded to Next 100/- | | | | | |
| Total Valuation (A) | | | | ₹3,82,16,200/- | |
| Total Amount in Words - Three Crore Eighty Two Lakhs Sixteen Thousands Two Hundred Rupees Only | | | | | |

| | |
|--|--|
| Land measurement, Sub Part and House No. | Property Boundaries East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD |
| Area | Land area : 33.00 Decimal |
| Other Description of the Property | Pin Code - 834002 |
| Government/Market Value | 38216145 |
| Transaction Amount | - |

Property Id: 1081712

| | | | | | |
|--------------------------------|--|-------------------|--|---------------------------------|--|
| Valuation No. : 1467237 / 2023 | | :- 2023-2024 | | Date : 08-October-2023 20:45:PM | |
| State : Jharkhand | | District : Ranchi | | Tahsil : Argora | |

| Land Type : Urban | Corporation : Ranchi Municipal Corporation Argora | Village/City : Argora | |
|--|---|----------------------------|----------------|
| Argora Ward No 36 Village Code 207 - Main Road | | | |
| Khata Number - 113 | | | |
| Plot Number - 1053 | | | |
| Volume Number - 16 42 | | | |
| Page Number - 157 38 | | | |
| Holding Number - 0380001018100Z0, 0380001019000Z0 | | | |
| Property Rates | | | |
| Commercial Land (Y) | | | |
| ₹1158065/- Decimal | | | |
| Valuation Rule : Commercial land | | | |
| Property Details | | | |
| 1 | Land area | 14 Decimal | |
| Calculation Details | | | |
| Sr.No. | Description | Calculation | Total |
| 1 | Open Land Valuation | 1. 14 x 1158065 = 16212910 | ₹1,62,12,910/- |
| A | Total | | ₹1,62,12,910/- |
| Note : Final Valuation is Rounded to Next 100/- | | | |
| Total Valuation (A) | | | ₹1,62,13,000/- |
| Total Amount in Words : One Crore Sixty Two Lakhs Thirteen thousands Rupees Only | | | |

| | |
|--|--|
| Land measurement, Sub Part and House No. | Property Boundaries East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD |
| Area | Land area : 14.00 Decimal |
| Other Description of the Property | Pin Code - 834002 |
| Government/Market Value | 16212910 |
| Transaction Amount | - |

Property Id: 1081715

| | | |
|--|---|---------------------------------|
| Valuation No. : 1467239 / 2023 | :- 2023-2024 | Date : 08-October-2023 20:46:PM |
| State : Jharkhand | District : Ranchi | Tahsil : Argora |
| Land Type : Urban | Corporation : Ranchi Municipal Corporation Argora | Village/City : Argora |
| Argora Ward No 36 Village Code 207 - Main Road | | |
| Khata Number - 113 | | |
| Plot Number - 1054 | | |
| Volume Number - 42 | | |
| Page Number - 38 | | |
| Holding Number - 0380001019000Z0 | | |

| Property Rates | | | |
|---|--|--------------------------|--------------|
| Commercial Land (Y) | | | |
| ₹1158065/- Decimal | | | |
| Valuation Rule : Commercial land | | | |
| Property Details | | | |
| 1 | Land area 2 Decimal | | |
| Calculation Details | | | |
| Sr.No. | Description | Calculation | Total |
| 1 | Open Land Valuation | 1. 2 x 1158065 = 2316130 | ₹23,16,130/- |
| A | Total | | ₹23,16,130/- |
| Note : Final Valuation is Rounded to Next 100/- | | | |
| Total Valuation (A) | | | ₹23,16,200/- |
| Total Amount in Words : Twenty Three Laks Sixteen Thousands Two Hundred Rupees Only | | | |

| | |
|--|--|
| Land measurement, Sub Part and House No. | Property Boundaries East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD |
| Area | Land area : 2.00 Decimal |
| Other Description of the Property | Pin Code - 834002 |
| Government/Market Value | 2316130 |
| Transaction Amount | - |

| | |
|------------|--|
| CLAIMANT | -Ms. MOTI INFRAHEIGHTS PVT LTD THRO ITS DIRECTOR CHANDAN KUMAR, ,Father/Husband Name LATE MOTI RAM SAHU , PAN No.- Date Of Birth-11-Jul-1987,Permission Case No.- , Aadhaar No. *****9859, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - H. NO. 1862/A, ARGORA BASTI, PUNDAG ROAD, ARGORA, RANCHI, Pin Code-834002 |
| EXECUTANTS | -Mr. CHANDRA SHEKHAR KUMAR, ,Father/Husband Name PRAFULLO RAM , PAN No.- Date Of Birth-03-Sep-1982,Permission Case No.- , Aadhaar No. *****9469, Country-INDIA, State Name-Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. DIGAMBAR OHDAR, ,Father/Husband Name JAGESHWAR OHDAR , PAN No.- Date Of Birth-04-Jun-1971,Permission Case No.- , Aadhaar No. *****2405, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-GUMLA, Locality-GUMLA,Address - KODEKERA, KAMDARA, GUMLA, Pin Code-835227 |

| | |
|--|--|
| | -Mr. SHANKAR KUMAR, ,Father/Husband Name RANTHU RAM SAHU , PAN No.- Date Of Birth-10-Aug-1990,Permission Case No.- , Aadhaar No. *****4353, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. KISHWAR KUMAR, ,Father/Husband Name RANTHU RAM SAHU , PAN No.- Date Of Birth-12-Jan-1988,Permission Case No.- , Aadhaar No. *****3060, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. PRAKASH SAURABH, ,Father/Husband Name ROHIT MAHTO , PAN No.- Date Of Birth-21-Aug-1993,Permission Case No.- , Aadhaar No. *****5540, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - BASANT VIHAR, SAHU COMPLEX, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. PRITAM KUMAR, ,Father/Husband Name BANDHU MAHTO , PAN No.- Date Of Birth-10-Mar-1983,Permission Case No.- , Aadhaar No. *****8590, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. SHAILENDRA KUMAR, ,Father/Husband Name LATE BIDESHI YADAV , PAN No.- Date Of Birth-06-Aug-1987,Permission Case No.- , Aadhaar No. *****1913, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. CHETAN KUMAR, ,Father/Husband Name LATE DINA RAM , PAN No.- Date Of Birth-06-Mar-1984,Permission Case No.- , Aadhaar No. *****2678, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. GIRI KISHOR KUMAR, ,Father/Husband Name NILAMBAR RAM , PAN No.- Date Of Birth-30-Jun-1978,Permission Case No.- , Aadhaar No. *****2041, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mrs. ANJALI KUMARI, ,Father/Husband Name KISTO MAHTO , PAN No.- Date Of Birth-17-Apr-1988,Permission Case No.- , Aadhaar No. *****0352, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. GAUTAM KUMAR, ,Father/Husband Name BANDHU MAHTO , PAN No.- Date Of Birth-12-Feb-1975,Permission Case No.- , Aadhaar No. *****2387, Country-INDIA, State Name- Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |

| | |
|--|---|
| | -Mr. SHIVENDRA KUMAR YADAV, ,Father/Husband Name LATE BIDESHI PRASAD YADAV , PAN No.- Date Of Birth-16-Aug-1985,Permission Case No.- , Aadhaar No. *****7137, Country-INDIA, State Name-Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. CHANCHAL KUMAR, ,Father/Husband Name LATE BIDESHI PRASAD , PAN No.- Date Of Birth-15-Mar-1990,Permission Case No.- , Aadhaar No. *****2000, Country-INDIA, State Name-Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. SHIV JATAN SAHU, ,Father/Husband Name LATE BITU SAHU , PAN No.- Date Of Birth-19-Jun-1973,Permission Case No.- , Aadhaar No. *****5225, Country-INDIA, State Name-Jharkhand, District Name-Gumla, City/Village/Town Name-GUMLA, Locality-GUMLA,Address - SHASTRI NAGAR GUMLA, GUMLA, Pin Code-835207 |
| | -Mr. NANKU SAHU, ,Father/Husband Name LATE SOHAN SAHU , PAN No.- Date Of Birth-24-Sep-1965,Permission Case No.- , Aadhaar No. *****3048, Country-INDIA, State Name-Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - ARGORA BASTI, ARGORA, RANCHI, Pin Code-834002 |
| | -Mr. ASHISH KUMAR, ,Father/Husband Name ROHIT MAHTO , PAN No.- Date Of Birth-28-Apr-1992,Permission Case No.- , Aadhaar No. *****2312, Country-INDIA, State Name-Jharkhand, District Name-Ranchi, City/Village/Town Name-RANCHI, Locality-RANCHI,Address - BASANT VIHAR, SAHU COMPLEX, ARGORA, RANCHI, Pin Code-834002 |

| | |
|---------------------|--|
| Witness Information | Mr. PRATISH SWETABH , Address - BAULI TOLA SAHU CHOWK, PUNDAG, RANCHI-, Father/Husband Name-DURGA PRASAD |
|---------------------|--|

| | |
|--------------------|--|
| Identifier Details | Mr. PRATISH SWETABH , Address - BAULI TOLA SAHU CHOWK, SAHU CHOWK, PUNDAG, RANCHI-, Father/Husband Name-DURGA PRASAD |
|--------------------|--|

| Fee Rule:Development Agreement | | |
|--------------------------------|------------|---|
| 1 | Stamp Duty | 4 |

| | | |
|-------|----|-------|
| 1 | SP | 2,940 |
| Total | | 2,940 |

| Fee Rule:Development Agreement | | |
|--------------------------------|----|-----------|
| 1 | A1 | 42,40,843 |
| 2 | LL | 3 |
| 3 | PR | 1 |
| Total | | 42,40,847 |

Sr.No. Exemption Detail Amount

Exemption for Low Income Group

1 A1 4170843

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.

MOTI INFRAHEIGHTS PVT. LTD.

Deed Writer / Advocate
9/10/23

Chandan Kumar
Director
Vendee / Claimant

Shefan Kumar
Vendor / Executant

कोरोना को हराना है सफाई को अपनाना है



दो मज की दूरी मास्क हैं जरूरी

Prateem Kumar
Ajale Kumar
Kumar

Ashu Kury
Prakash Sawrath

Prakesh
नंदा 2-11/2
Shankar Kumar

Shailendra K
Digamber Ojha

Shiv Satam Sahu

Omchakri

[Signature]



Document Registration Summary 1

Date :-09-Oct-2023

- Government/Market Value: ₹169633700/-
- Transaction Amount: ₹169633700 /-
- Paid Stamp Duty: ₹100 /-

Receipt : 914285

Receipt Date : 09-10-2023

Presenter Name: -

On Date 09-10-2023 Presented at SRO - Ranchi

Signature of Presenter

SRO - Ranchi

| | |
|------------|--------|
| PR | ₹1 |
| SP | ₹2940 |
| LL | ₹3 |
| A1 | ₹70000 |
| Stamp Duty | ₹100 |

| | |
|--------------|---------------|
| Total | ₹73044 |
|--------------|---------------|

| Payment Head | Amount To Be paid | Paid Amount | Balance Amount | Payment Mode | Payer Name | Reference No. | Payment Amount |
|--------------|-------------------|-------------|----------------|--------------|---|---|----------------|
| Stamp Duty | 4 | 100 | -96 | GRAS | MotilnfraheightsPvtLtdThroltsDirectorChandanKumar | GRN Number : 2319630978 DEPT Transaction Id : 00f791b72a233a65d2cf Transaction Type : | 100 |
| PR | 1 | 1 | 0 | GRAS | MotilnfraheightsPvtLtdThroltsDirectorChandanKumar | GRN Number : 2319632668 DEPT Transaction Id : 9794dc3d96b10e565406 Transaction Type : | 1 |
| SP | 2940 | 2940 | 0 | GRAS | MotilnfraheightsPvtLtdThroltsDirectorChandanKumar | GRN Number : 2319632668 DEPT Transaction Id : 9794dc3d96b10e565406 Transaction Type : | 2940 |
| A1 | 70000 | 70000 | 0 | GRAS | MotilnfraheightsPvtLtdThroltsDirectorChandanKumar | GRN Number : 2319632668 DEPT Transaction Id : 9794dc3d96b10e565406 Transaction Type : | 70000 |

| | | | | | | | |
|--------------|-------|-------|-----|------|---|---|---|
| LL | 3 | 3 | 0 | GRAS | MotiInfraheightsPvtLtdThroltsDirectorChandanKumar | GRN Number : 2319632668 DEPT Transaction Id : 9794dc3d96b10e565406 Transaction Type : | 3 |
| Sub Total | 72948 | 73044 | -96 | | | | |

Article : Development Agreement Number of Pages : 196

| Exemption Fee Rule | Fee Exemption |
|--------------------------------|---------------|
| Exemption for Low Income Group | 4170843 /- |

M/S

Signature of Operator

Amal

Signature of Head Clerk

WA

Signature of Registering Officer





OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Ranchi

District Name :- Ranchi

State Name :- Jharkhand

Deed Endorsement

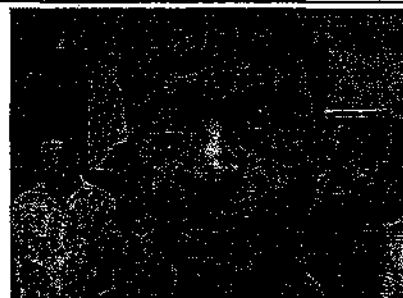
Token No :- 202300134322

| | |
|--------------------------|--|
| Deed Type | Development Agreement |
| Number of Pages | 196 |
| Fee Details. | Stamp Duty :- Rs. 4, PR :- Rs. 1, SP :- Rs. 2940, A1 :- Rs. 70000, LL :- Rs. 3, |
| Property No. | 1 |
| Valuation Details | Value :- Rs.81620421/- ,Transaction Amount :- Rs.169633700/- |
| Property Details | District :- Ranchi , Tehsil :- Argora , Village Name :- Argora Location :- Main Road, Argora Ward No 36 Village Code 207 Property Boundaries :- East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD Khata Number - 113Plot Number - 898Volume Number - 33, 32, 30,42Page Number - 12, 27,96, 8,9, 43, 32Holding Number - 0380001026800Z0, 0380001013100Z0, 0380001031400Z0, 0380001018000Z0, 0380001012400Z0, 0380001017800Z0, 0380001008100Z0 Area Of Land :- 70.48 Decimal |
| Property No. | 2 |
| Valuation Details | Value :- Rs.31267755/- ,Transaction Amount :- Rs.0/- |
| Property Details | District :- Ranchi , Tehsil :- Argora , Village Name :- Argora Location :- Main Road, Argora Ward No 36 Village Code 207 Property Boundaries :- East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD Khata Number - 113Plot Number - 900Volume Number - 42Page Number - 42Holding Number - 0380001012600Z0 Area Of Land :- 27.00 Decimal |
| Property No. | 3 |
| Valuation Details | Value :- Rs.38216145/- ,Transaction Amount :- Rs.0/- |

| | |
|--------------------------|---|
| Property Details | District :- Ranchi , Tehsil :- Argora , Village Name :- Argora Location :- Main Road, Argora Ward No 36 Village Code 207 Property Boundaries :- East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD Khata Number - 113Plot Number - 901Volume Number - 42,39,40Page Number - 42,99, 1Holding Number - 0380001012600Z0, 0380001012100Z0, 0380001012500Z0 Area Of Land :- 33.00 Decimal |
| Property No. | 4 |
| Valuation Details | Value :- Rs.16212910/- , Transaction Amount :- Rs.0/- |
| Property Details | District :- Ranchi , Tehsil :- Argora , Village Name :- Argora Location :- Main Road, Argora Ward No 36 Village Code 207 Property Boundaries :- East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD Khata Number - 113Plot Number - 1053Volume Number - 16, 42Page Number - 157,38Holding Number - 0380001018100Z0, 0380001019000Z0 Area Of Land :- 14.00 Decimal |
| Property No. | 5 |
| Valuation Details | Value :- Rs.2316130/- , Transaction Amount :- Rs.0/- |
| Property Details | District :- Ranchi , Tehsil :- Argora , Village Name :- Argora Location :- Main Road, Argora Ward No 36 Village Code 207 Property Boundaries :- East: PLOT NO. 2600, 2602, 2603 & 2607, West: PLOT NO. 912, 913, 956 & 953, South: PLOT NO. 967, 968, 971 & 973, North: ARGORA PUNDAG ROAD Khata Number - 113Plot Number - 1054Volume Number - 42Page Number - 38Holding Number - 0380001019000Z0 Area Of Land :- 2.00 Decimal |



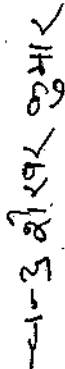


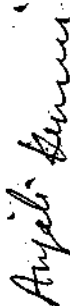


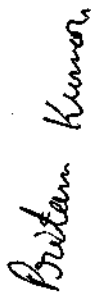
Sh./Smt.**CHETAN KUMAR s/o/d/o/w/o LATE DINA RAM** has presented the document for registration in this office






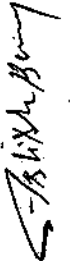



today dated :- **09-Oct-2023 Day :- Monday Time :- 14:43:42 PM**















CHETAN KUMAR(Individual)







| Party Name | Document Type | Document Number |
|---------------------|----------------------|------------------------|
| CHETAN KUMAR | PAN/UID | 911738232678 |






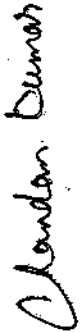
| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|---|--------------------|---|-------------------|----------------------|---|---|---|
| 1 | CHANDRA SHEKHAR KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , Jharkhand PAN No.: , Permission Case No.- | Yes | Chandra Shekhar Kumar Address:- , Near D.R.S. Riksha Garage, Pundag Road, Argora Basti PS-Argora, ARGORA, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:41 |  |  |  |
| 2 | ANJALI KUMARI Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , Jharkhand PAN No.: , Permission Case No.- | Yes | Anjali Kumari Address:- , , , Post-Murhu, PS-Murhu, Dudri, , Khunti, 835216, , Jharkhand, India | | EXECUTANTS Age:35 |  |  |  |
| 3 | PRITAM KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , Jharkhand PAN No.: , Permission Case No.- | Yes | Pritam Kumar Address:- 28, , Pundag Road, Argora, Teli Kocho, Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:40 |  |  |  |

| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|---|--------------------|--|-------------------|----------------------|---|---|---|
| 4 | GIRI KISHOR KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: , Permission Case No.- | Yes | Giri Kishor Kumar Address:- 2669 ARGORA BASTI, NEAR ARGORA MANDIR, , KATHAL MORE ROAD, Argora, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:45 |  |  |  |
| 5 | ASHISH KUMAR Address1 - BASANT VIHAR, SAHU COMPLEX, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: , Permission Case No.- | Yes | Ashish Kumar Address:- House No- 1823 A, Sahu Complex, Basant Vihar, Harmu, Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:31 |  |  |  |
| 6 | GAUTAM KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: , Permission Case No.- | Yes | Gautam Kumar Address:- Argora basti, , Pundag Road, Argora, Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:48 |  |  |  |



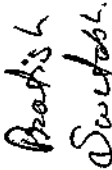
| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|---|--------------------|---|-------------------|----------------------|---|---|-------------------------|
| 7 | SHAIENDRA KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: ,Permission Case No.- | Yes | Shailendra Kumar Address:- , , , Argora Pahan Toli, ARGORA, , Ranchi, , 834002, , Jharkhand, India | | EXECUTANTS Age:36 |  |  | <i>Shailendra Kumar</i> |
| 8 | SHIVENDRA KUMAR YADAV Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: ,Permission Case No.- | Yes | Shivendra Kumar Yadav Address:- , Near Shiv Mandir, Devi Mandap Road, Pahan Toli Argora, Argora, , Ranchi, , 834002, , Jharkhand, India | | EXECUTANTS Age:38 |  |  | <i>Shivendra Yadav</i> |
| 9 | CHANCHAL KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: ,Permission Case No.- | Yes | Chanchal Kumar Address:- House No-75, Near Shiv Mandir, Pahan Toli, Argora, Doranda, , Ranchi, , 834002, , Jharkhand, India | | EXECUTANTS Age:33 |  |  | <i>Chanchal Kumar</i> |

| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|--|--------------------|--|-------------------|----------------------|---|---|------------------------|
| 10 | CHETAN KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: Permission Case No.- | Yes | Chetan Kumar Address:- Chetan Niwas, H No. - 2011, , Pundag Road, Argora Basti, Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:39 |  |  | <i>Chetan Kumar</i> |
| 11 | PRAKASH SAURABH Address1 - BASANT VIHAR, SAHU COMPLEX, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: Permission Case No.- | Yes | Prakash Saurabh Address:- HOUSE NO- 1823 A, , , BASANT VIHAR SAHU COMPLEX HARMU HOUSING COLONY HARMU, HARMU, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:30 |  |  | <i>Prakash Saurabh</i> |
| 12 | SHANKAR KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: Permission Case No.- | Yes | Shankar Kumar Address:- Mandir Marg, Argora, Argora Basti, , Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:33 |  |  | <i>Shankar Kumar</i> |

| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|---|--------------------|--|-------------------|----------------------|---|---|------------------------|
| 13 | DIGAMBAR OHDAR Address1 - KODEKERA, KAMDARA, GUMLA, Address2 - GUMLA , , , Jharkhand PAN No.: Permission Case No.- | Yes | Digamber Ohdar Address:- , , , vill- kondekera,po- pokla,ps- kamdara, Korekera, , Gumla, 835227, ; Jharkhand, India | | EXECUTANTS Age:52 |  |  | Digambar Ohdar 2023 |
| 14 | NANKU SAHU Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , , Jharkhand PAN No.: Permission Case No.- | Yes | Nanku Sahu Address:- , , , ARGORA BASTI, MANDIR MARG, ASHOK NAGAR, Ashok Nagar, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:58 |  |  | Nanku Sahu 2023 |
| 15 | SHIV JATAN SAHU Address1 - SHASTRI NAGAR GUMLA, GUMLA, Address2 - GUMLA , , , Jharkhand PAN No.: Permission Case No.- | Yes | Shiv Jatan Sahu Address:- , , , SHASTRI NAGAR GUMLA, Gumla, , Gumla, 835207, , Jharkhand, India | | EXECUTANTS Age:50 |  |  | Shiv Jatan Sahu |

| Sr.NO | Party Name and Address | Is e-KYC Verified? | e-KYC Details | Power Of Attorney | Party Type | Party_Photo | Finger Print | Signature |
|-------|---|--------------------|---|-------------------|----------------------|---|---|---|
| 16 | KISHWAR KUMAR Address1 - ARGORA BASTI, ARGORA, RANCHI, Address2 - RANCHI , , Jharkhand PAN No.: Permission Case No.- | Yes | Kishwar Kumar Address:- , CROWN PUBLIC SCHOOL, KATAHAL MORE ROAD, ARGORA, Doranda, , Ranchi, 834002, , Jharkhand, India | | EXECUTANTS Age:35 |  |  |  |
| 17 | MOTI INFRAHEIGHTS PVT LTD THRO ITS DIRECTOR CHANDAN KUMAR Address1 - H. NO. 1862/A, ARGORA BASTI, PUNDAG ROAD, ARGORA, RANCHI, Address2 - RANCHI , , Jharkhand PAN No.: Permission Case No.- | Yes | Chandan Kumar Address:- HOUSE NO- 1862/A, NEAR JAYSHREE GREEN CITY, , ARGORA PUNDAG ROAD, Ranchi, , Ranchi, 834002, , Jharkhand, India | | CLAIMANT Age:36 |  |  |  |

Identification:

| Sr.NO | Party Name and Address | Photo | FingerPrint | Signature |
|-------|--|--|---|---|
| 1 | PRATISH SWETABH S/o-D/o DURGA PRASAD Address1 - BAULI TOLA SAHU CHOWK, SAHU CHOWK, PUNDAG, RANCHI, Address2 - , , Jharkhand PAN No.: |  |  |  |

Witness:

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

| Sr.NO | Party Name and Address | Photo | Thumb | Signature |
|-------|--|-------|-------|-----------|
| 1 | PRATISH SWETABH Address1 - BAULI TOLA SAHU CHOWK, PUNDAG, RANCHI, Address2 - ,,, Jharkhand | | | |

Signature of Operator

Seal and Signature of Registering Officer

Above signature & thumb Impression are affixed in my presence.

Above mentioned, (CHETAN KUMAR , CHANDRA SHEKHAR KUMAR , GAUTAM KUMAR , KISHWAR KUMAR , SHANKAR KUMAR , ANJALI KUMARI , PRITAM KUMAR , NANKU SAHU , DIGAMBAR OHDAR , SHIVENDRA KUMAR YADAV , SHAILENDRA KUMAR , CHANCHAL KUMAR , SHIV JATAN SAHU , ASHISH KUMAR , PRAKASH SAURABH , GIRI KISHOR KUMAR), has/have admitted the execution before me. He/ She/ They has / have been identified by (PRATISH SWETABH) Son/Daughter/Wife of (DURGA PRASAD) resident of (BAULI TOLA SAHU CHOWK, SAHU CHOWK, PUNDAG, RANCHI) and by occupation (Business).

Signature of Registering Officer

Date:- 09-Oct-2023

Seal and Signature of Registering Officer



Token No.: 202300134322

CERTIFICATE

Office of the SRO - Ranchi

This Development Agreement was presented before the registering officer on date 10-Oct-2023 by CHETAN KUMAR, S/O, D/O, W/O LATE DINA RAM resident of ARGORA BASTI, ARGORA, RANCHI, RANCHI. This deed was registered as Document No:- 2023/RAN/8843/BK1/8127 in Book No :- BK1, Volume No :- 1092 from Page No :- 57 to 252 at, office of SRO - Ranchi

Date:- 10-Oct-2023


10/10
Registering Officer

