

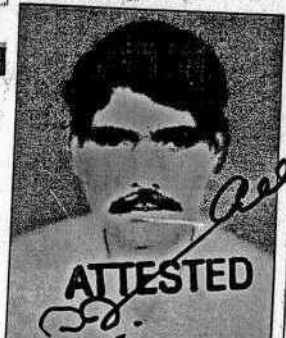
Sale Value Rs. - 8,25,000/- P.S. Birsangan. 4735



750
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4/01/2014

झारखण्ड JHARKH
महाराज नारायण गौर
पुत्रादि
गयाहला नारायण
पुत्रादि
मे 25
29/9/14



29/9/2014

Radhyumhagar
29/9/2014
Rajesh Gope
Rajesh Gour

035651
29/9/14

SALE DEED

S. S. SARKAR
Deed Writer L. No. 1

THIS DEED MADE ON THIS THE... 29 TH... DAY OF SEPTEMBER, 2014 JAMSHEDPUR, BY

23

1) Sri Kunwar Gour, son of Late Banamali Gour 2) Sri. Pardgnumna Gope, 3) Sri Rajesh Gope both sons of Late Bhiku Gour, 4) Sri. Naresh Gour, Son of Late Mitro Gour, No. 2 to 4 grand sons of late Banmali Gour, all by faith Hindu, by caste Gowala, by occupation cultivation residents of Village Hurlung, P.S. Birsangan, in town Jamshedpur District Singhbhum East, State of Jharkhand, hereinafter collectively called the VENDORS/TRANSFERERS of the ONE PART; PAN-No. 3, EKLPG8 28 2J; No. 1, ABEPG2967A; IN FAVOUR OF

Feehik

AO/01-24750
LLR-250
P.Fee-0-94

AASTHA PROMOTERS & DEVELOPERS PVT. LTD., having its registered office at 2nd. floor, Aastha Trade Centre, 'Q' Road, Bistupur, Jamshedpur, District East Singhbhum, within the State of Jharkhand, represented by its Director MR. KAUSHAL KUMAR SINGH, son of late P.N. Singh, by religion Hindu, by nationality Indian, by occupation Business, resident of 16, C.H. Area (East), P.O. & P.S. Bistupur. town

29/9/14

29/9/14

5000Rs.



S. S. SARKAR
 Deed Writer L. No. 14/2006
 D.S.R.O., Jamshedpur



Jamshedpur, District East Singhbhum, hereinafter called the PURCHASER/TRANSFEEE of the OTHER PART; PAN AAGCA3603G.

NATURE OF TRANSFER : SALE DEED

ACTUAL CONSIDERATION AMOUNT: Rs. 7,99,350/- only and

STAMP DUTY PAID FOR GOVT. VALUE at Rs. 825,000/- only.

In this Deed of Transfer by sale the following expression unless repugnant to the context, shall have the meaning assigned thereto:-

a) The term vendors mean the said Kunwar Gour, Pardgnu Gope, Rajesh Gope, Naresh Gour, includes their heirs, successors administrators, legal representatives and assigns;

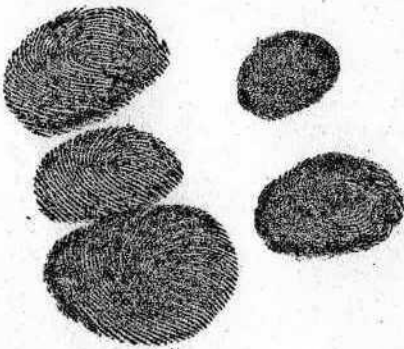
b). The term Purchaser means the said AASTHA PROMOTERS & DEVELOPERS PVT. LTD , includes, its Director, successors-in-office, administrators, nominees, representatives and assigns;

बिना १६५७

बिना १६५७

Pardgnu Gope

Rajesh Gope



ATTESTED

S. S. SARKAR
Deed Writer L. No. 14/2003 3
D.S.R.O., Jamshedpur

बि मरु गोप

Pardnu Gope


Rajesh Gope
Mitr Gope

c). The immovable property means ALL THAT piece and parcel of land measuring 11 Decimals, being in Plot No.1184, under Khata No.329, of Mouza Hurlung, P.S. Birsanagar, District Singhbhum East, including all advantages, privileges, benefit etc. is the subject matter of this Deed of Transfer by Sale, morefully described in the SCHEDULE 'A' below hereunder written;

WHEREAS one Banamali Gope (since deceased) had purchased a piece and parcel of land measuring 1.39 Acre including the Schedule "A" below land from its former owners and recorded raiyats Samal Lohar and others of Hurlung, P.S. Telco, District Singhbhum East, by virtue of different Sale Deeds being Deed Nos.3538 dated 10.03.1975 and Deed No.12053 dated 22.10.1975 both are registered at Jamshedpur Sub-Registry Office and after the purchase said Banamali Gope had been in possession till his death and on his death the above land vested to his three sons namely Bhiku Gour who subsequently expired leaving behind two sons Pardgnu Gope & Rajesh Gour, Mitro Gour who

बि मरु गोप



Poadyumna Gope
श्रीमद्गोपाल

Rajesh Gope
Narayan Gope

ATTESTED
S. S. SARKAR
 Notary Public, No. 14, Jamshedpur
 J.S. Jamshedpur
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exercising all acts of ownership thereto as its lawful owners in the eye of law, without any interruption, impediment from any corner;

AND WHEREAS the above land mutated in the name of Banamali Gope within the office of C.O., Jamshedpur vide Mutation Case No. 505/2000-2001 order dated 30.10.2000 and by paying ground rent and other taxes to the Superior landlord;

AND WHEREAS the Vendors being in need of money to acquire immovable property at elsewhere, to meet up family and medical expenses, proposed to sell and outright transfer of the said land described in the Schedule "A" hereunder written, to the Purchaser for a total consideration amount of Rs. 7,99,350/- and the purchaser has accepted to purchase the same;

NOW THIS DEED OF TRANSFER BY SALE WITNESSETH:



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29/9/2014

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Rajesh Gope
Naren Gopa

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01). That in pursuance of the above agreement and in consideration amount of Rs. 7,99,350/- only paid by the Purchaser to the Vendors, the receipt whereof the said sum hereby acknowledge and admit and/or accept by them as full and final consideration amount, having been received, against ABSOLUTE SALE AND OUTRIGHT TRANSFER of ALL THAT land more specifically and particularly described in the SCHEDULE "A" hereunder written in this deed, to the Purchaser, the above Vendors hereby convey, sale, transfer, deliver and assign unto the purchaser, ALL THAT immovable property more particularly described in the SCHEDULE "A" hereunder written, together with all right, title, privileges,

Shri. B. S. S. S.
Radyunnafor
Rajesh Gope
o Naresu Goud

advantages, etc. TO HAVE AND TO HOLD the same as absolute owner thereof, without any interruption or objection or interference by and from the vendors, their heirs, successors and/or any persons claiming through or in trust of them and/or anyone else, with all right, title, interest and possession which the vendors hereinbefore enjoyed in respect of the said immovable property.

02) That the vendors are completely divested of all its rights and interest and/or claim in the schedule 'A' below property and shall cease to have any right, or claim in the said property or part thereof hereby sold to the purchaser by these presents.

03) That the vendors on receipt of full consideration amount from the purchaser/transferee, hereby deliver free and peaceful vacant possession of the said immovable property, more particularly described in the schedule 'A' hereunder written and all relevant papers, and documents to the purchaser.

04) That hence onwards the purchaser out of its own funds through any financial resource of Government, Bank, and/or other resource shall use the said land for commercial and/or any other purposes, by constructing multistoried building / Duplexes and other structures over the said plot of land and accordingly the purchaser shall install utility services, amenities, including water, electricity etc., over the said plot of land at its discretion and cost and will hold, enjoy and possess the same or part thereof without any objection or interference by and from the vendor or any one else, with full powers to convey, sale, assign and/or otherwise alienate or lien the same or part thereof to any party, concern, institute etc.

अनुपम

प्राधुमनाशु

7
Rajesh Gope

Harsh Gaur

05) That the purchaser/transferee will be at liberty to get its name mutated in the records of the superior landlord the State of Jharkhand, through the office of learned C.O. at Jamshedpur and will pay the ground rent other taxes, services, out goings, levies, cess, etc., to the superior landlord and/or concerned authorities in respect of the said land and whatsoever residential buildings, Duplex and/or commercial units to be constructed and set up thereon.

06) That the vendors hereby declare and covenant:-

(i) The vendors hereby represent that the entire aforesaid land presently under this possession and ownership and there is no other co-owners or co-perceners or co-sharers in this property except them.

(ii) Prior to sale and execution of this Deed of Transfer by sale, the vendors jointly or severally have/has not sold or transferred or conveyed or delivered or mortgaged the said land or part thereof to any party, person, concern or institution and the said land or part thereof is free from all encumbrances, charges and liens; and the vendors have clear and marketable title over the aforesaid land.

(iii) The vendors hereby assure the purchaser to execute any further paper, document, no-objection etc. that may require and/or deem to be required hereafter for mutating the said land in the name of the purchaser/transferee and for its peaceful possession forever.

(iv) The vendors further declare that in case any objection, claim or monitory demand is raised by any or more persons in respect of the said land, in such event the vendors jointly or severally shall be responsible or liable to compensate the

Birsanagar
Rajyanna Gope
Rajesh Gope
Manesh Gope

purchaser or to such persons at their own source. It is made clear that the purchaser shall no way be liable or answerable for such demand or claim etc.

(v) In case the purchaser/transferee suffers or sustains any loss or damage and/or deprived of the said property or part thereof due to defect in title of the vendors in that event the vendors jointly or severally shall be responsible or liable to compensate the purchaser for such losses and damages, together with all expenses that may incur to get its title perfected in the said land.

SCHEDULE - 'A'

(Description of the land hereby sold)

ALL THAT Piece and parcel of land measuring 11 Dec. being in Plot No. 1184, New Khata No. 329 of Mouza Hurlung, P.S. Birsanagar, Thana No. 1201, in town Jamshedpur, District Sub-Registry Office at Jamshedpur, District Singhbhum East;

Which is bounded and butted as follows:

- NORTH BY : Plot No. 1183
- SOUTH BY : Plot No. 1185
- EAST BY : Plot No. 1234
- WEST BY : Plot No. 1186 & 1188 (Part)

The land situated at Branch Road.

Ground rent payable to the Superior landlord State of Jharkhand, through C.O. Jamshedpur

IN WITNESS WHEREOF the vendors have hereunto set their respective hands and signature today at Jamshedpur by the day, month and year first above written

Birsanagar

Amal Kumar
Radyuannafor
Rishi Gope
Narsingoud
9

Read over and explained the contents of this deed to the vendors, executants, who admitted to be true and correct.

Deed
29/9/14

WITNESSES :

1. *Amal Kumar*
2. *Moumit Prashan*

Printed through Computer

Drafted by
A. Sinha
Advocate, Jsr. Court



S. S. SARKAR
Deed Writer L. No. 14/2006
D.S.R.O., Jamshedpur

Amal
bing



SIGNATURE OF THE PURCHASER

Certified that the fingers' prints of the left hand of each persons, whose photographs are affixed in this Deed have been obtained by me.

A. Sinha
Advocate



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

Token No: 50

Token Date/Time: 29/09/2014 16:27:19

Document Type	Sale Deed	Presenter	Kunwar Gour	Date of Entry	29/09/2014
Presenter Name & Address	Vill- Hurlung, P.S- Birsanagar, Jsr	DOE		Total Pages	46
Stampable Doc. Value	825000	Stamp Value	33000	Book	1
Document/Transaction Value	799350	Serial No.	0	CNO/PNO	
Special Type		Old Serial No.	/	e-Stamp Cert. No.	
Remarks / Other Details		App. ID	31145		

Anchal	Th.No.	Wrd/Hlk	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
JAMSHEDPUR	1201	6	HURLUNG	New-329	New-1184			R_RES	11 Decimal	825000

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
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Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Caste	PAN/F 60	UID	Address
1	VENDOR	Kunwar Gour	Late Banamali Gour	Cultivation	General			Vill- Hurlung, P.S- Birsanagar, Jsr
2	VENDOR	Pardgnumna Gope	Late Bhiku Gour	Cultivation	General			Vill- Hurlung, P.S- Birsanagar, Jsr
3	VENDOR	Rajesh Gope	Late Bhiku Gour	Cultivation	General			Vill- Hurlung, P.S- Birsanagar, Jsr
4	VENDOR	Naresh Gour	Late Mitro Gour	Cultivation	General			Vill- Hurlung, P.S- Birsanagar, Jsr
5	VENDEE	Aastha Promoters & Developers Pvt. Ltd. Rep By Kaushal Kr. Singh	Late P.N. Singh	Business	General			Office At Aastha Trade Centre, 2nd Floor, Q.Road, Bistupur, Jsr
6	Identifier	Angad Gour	R. Gour	Business	General			Moharda, P.S- Telco, Jsr
7	Witness1	Angad Gour	R. Gour	Business	General			Moharda, P.S- Telco, Jsr
8	Witness2	Mohit Pradhan	C.M. Pradhan	Business	General			Asangi, P.S- N.I.T , Jsr

Fee Details:

SN	Description	Amount
1	LL	2.50
2	PR	0.94
3	A1	24,750.00
4	SP	690.00
Total	-	25,443.44

बिनाश

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

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

प्रस्तुतकर्ता का हस्ताक्षर

डाटा इंद्रि ऑफिस का हस्ताक्षर

उपर्युक्त ① कुंवर गौड़ ④ नरेश गौड़

स्वीकार किया ② प्रद्युम्न गोप ने इस दस्तावेज के निष्पादन को मेरे समक्ष

जिसकी ③ राजेश गोप

पहचान अंगद गौड़ पिता आर. गौड़

निवासी मोहरदा पेशा व्यवसाय ने की।

निबंधन पदाधिकारी का हस्ताक्षर





निबंधन विभाग, झारखंड
जमशेदपुर

Token No.50 Token Date: 29/09/2014 16:27:19
Serial/Deed No./Year :5943/4735/2014
Deed Type: Sale Deed

SN	Party Details	Photo	Thumb
1	Kunwar Gour Father/Husband Name:Late Banamali Gour (VENDOR) Vill- Hurlung, P.S- Birsanagar, Jsr		
2	Pardgnumna Gope Father/Husband Name:Late Bhiku Gour (VENDOR) Vill- Hurlung, P.S- Birsanagar, Jsr		
3	Rajesh Gope Father/Husband Name:Late Bhiku Gour (VENDOR) Vill- Hurlung, P.S- Birsanagar, Jsr		
4	Naresh Gour Father/Husband Name:Late Mitro Gour (VENDOR) Vill- Hurlung, P.S- Birsanagar, Jsr		
5	Aastha Promoters & Developers Pvt. Ltd. Rep By Kaushal Kr. Singh Father/Husband Name:Late P.N. Singh (VENDEE) Office At Aastha Trade Centre, 2nd Floor, Q.Road, Bistupur, Jsr		
6	Angad Gour Father/Husband Name:R. Gour (Identifier) Moharda, P.S- Telco, Jsr		

Book No. I
Volume 286
Page 507 To 552
Deed No 5943/4735
Year 2014
Date 29/09/2014 17:27:23

Registering Officer

Signature of Operator

निबंधन विभाग, झारखंड
जमशेदपुर

2580 Sale value 5232,700/- Birsanagar 2106



18/3/11

झारखण्ड JHARKHAND

Shop 2/4,000/-



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Malik Gour
21/03/11

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Deed Writer, No. 14/2006
D.S.R.O. Jamshedpur

SALE DEED

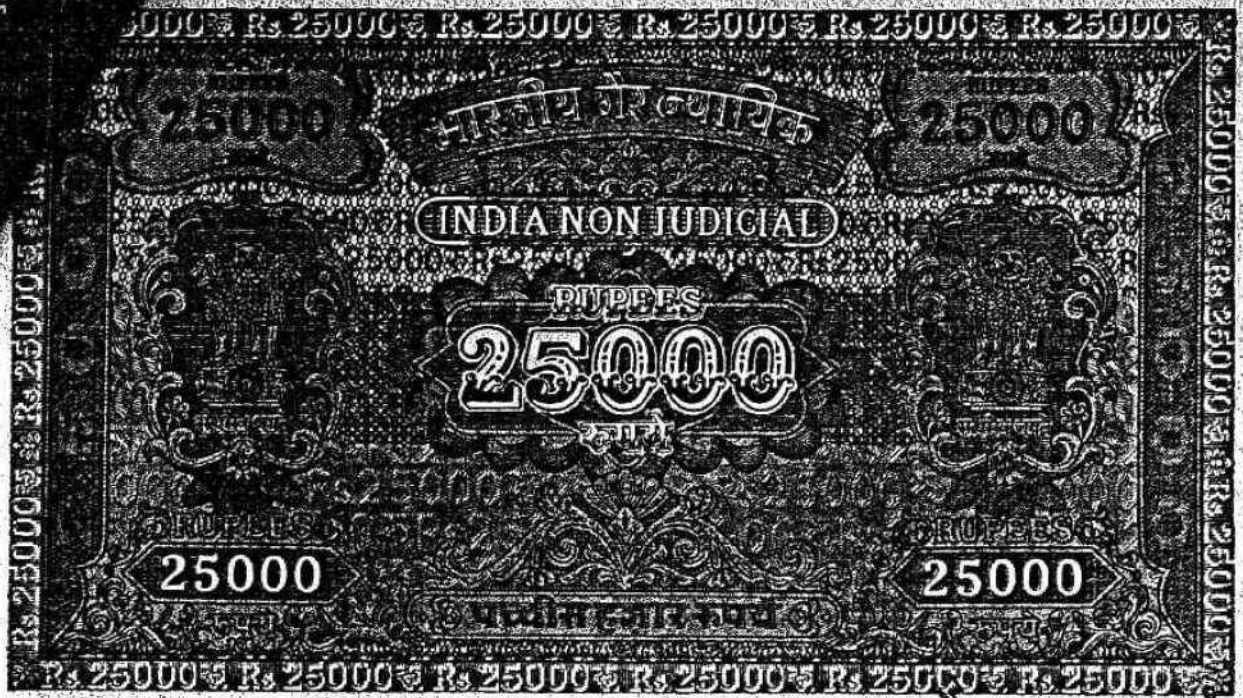
THIS DEED OF SALE DEED MADE ON THIS THE 18TH DAY OF MARCH, 2011 AT JAMSHEDPUR, BY:

01). SHRI LAKHAN GOUR, son of Late Ugrasen Gour, 02). SHRI KRISHNA GOUR, 03). SHRI MOTILAL GOUR, 04). SHRI SANATAN GOUR, all sons of Shri Lakhhan Gour and grand sons of Late Ugrasen Gour, by religion, Hindu, by caste Gowala (Non ST), by nationality Indian, by occupation Cultivation, residents of Village Hurlung, P.S. Birsanagar, in town Jamshedpur, District Singhbhum East, State of Jharkhand, hereinafter collectively called the VENDORS/TRANSFERERS of the ONE PART;

IN FAVOUR OF

AASTHA PROMOTERS & DEVELOPERS PVT. LTD., having its registered office at 2nd. floor, Aastha Trade Centre, 'Q' Road, Bistupur, Jamshedpur, District East Singhbhum, within the State of Jharkhand, represented by its Director MR. KAUSHAL KUMAR

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झारखण्ड JHARKHAND



S. S. Sarda
Deed Writer, L. No. 14/2006
D.S.R.O. Jamshedpur

KRISHNA GOUR
18/12/18



र. प. देवान बस-बस
र. प. देवान

03570
M. Lalouar
21/11/18

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SINGH, son of Sri P.N. Singh, by religion Hindu, by nationality Indian, by occupation Business, resident of 16, C.H. Area (East), P.O. & P.S. Bistupur, town Jamshedpur, District East Singhbhum, hereinafter called the PURCHASER/TRANSFEREE of the OTHER PART; PAN AAGCA3603G.

NATURE OF TRANSFER : SALE DEED

ACTUAL CONSIDERATION AMOUNT: Rs. 27,94,702/- only and
STAMP DUTY PAID FOR GOVT. VALUE at Rs.52,32,700/- only.

In this Deed of Transfer by sale the following expression unless repugnant to the context, shall have the meaning assigned thereto:-

- a). The term the Vendors mean the said 01). SHRI LAKHAN GOUR, 02). SHRI KRISHNA GOUR, 03). SHRI MOTILAL GOUR, 04). SHRI SANATAN GOUR includes their heirs, successors, legal representatives, administrators and assigns;



झारखण्ड JHARKHAND



S.S. Sarker
Deed Writer, L.No. 14/2006
D.S.R.O. Jamshedpur

Mobilal Gour



a. e. g. of Kaxhan Gour
by the pen of M. 18/12/20

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21/12/2013

b). The term Purchaser means the said AASTHA PROMOTERS & DEVELOPERS PVT. LTD., includes, its Director, successors-in-office, administrators, nominees, representatives and assigns;

c). The immovable property means ALL THAT piece and parcel of land measuring 71 Decimals, being in Plot Nos.1187, under Khata No. 14, Plot Nos.1188, 1189, 1241 & 1242 under Khata No. 15, of Mouza Hurlung, P.S. Birsanagar, District Singhbhum East, including all advantages, privileges, benefit etc. is the subject matter of this Deed of Transfer by Sale, morefully described in the SCHEDULE 'A' below hereunder written;

WHEREAS the entire lands under Khata Nos.14, 15 & 16 of Mouza Hurlung including the Schedule "A" below land, entered and recorded in the name of Ugrasen Gour (since deceased) in last Survey Settlement Operation finally published in the year 1964 and the said Ugrasen Gour had been in possession till his death;

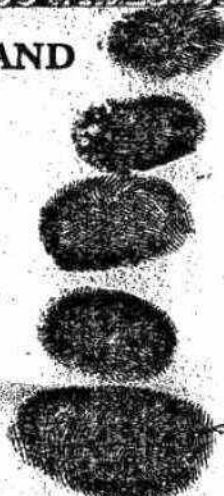


झारखण्ड JHARKHAND



S.S. 52
Deed Writer, L. No. 14/2006
D.S.R.O. Jamshedpur

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KRISHNA GOUR 035704

Mohi Lal GOUR

AND WHEREAS after the death of Ugrasen Gour the Vendors have inherited the Schedule "A" below land and the Vendors have been in possession and exercising all acts of ownership thereto as its lawful owners in the eye of law, without any interruption, impediment from any corner on payment of due ground rent and other taxes to the Superior landlord;

AND WHEREAS the Vendors being in need of money to acquire immovable property at elsewhere, to meet up family and medical expenses, proposed to sell and outright transfer of the said land described in the Schedule "A" hereunder written, to the Purchaser for a total consideration amount of Rs. 27,94,702/- and the purchaser has accepted to purchase the same;

NOW THIS DEED OF TRANSFER BY SALE WITNESSETH:

01). That in pursuance of the above agreement and in consideration amount of Rs. 27,94,702/-only paid by the Purchaser to the Vendors,



झारखण्ड JHARKHAND



Handwritten note: 20000/-
the sum of 20000/-
14/12/2011

Handwritten: KRISHNA GOUR

Handwritten: Mohi Lal Gour

Handwritten: 21/11/2011

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the receipt whereof the said sum hereby acknowledge and admit and/or accept by them as full and final consideration amount, having been received, against ABSOLUTE SALE AND OUTRIGHT TRANSFER of ALL THAT land more specifically and particularly described in the SCHEDULE "A" hereunder written in this deed, to the Purchaser, the above Vendors hereby convey, sale, transfer, deliver and assign unto the purchaser, ALL THAT immovable property more particularly described in the SCHEDULE "A" hereunder written, together with all right, title, privileges, advantages etc. TO HAVE AND TO HOLD the same as absolute owner thereof, without any interruption or objection or interference by and from the Vendors, their successors and/or any persons claiming through or in trust of them and/or anyone else, with all right, title, interest and possession which the Vendors hereinbefore enjoyed in respect of the said immovable property.



झारखण्ड JHARKHAND



*2.4.20 Lakshon Gaur
by the pen of 00-11/3/20*

KRISHNA GOUR

035706
Moti Lal GOUR
21/11/20

- 02). That the Vendors are completely divested of all their rights, title and interest and/or claim in the SCHEDULE "A" below property and shall cease to have any right or claim in the said property or part thereof hereby sold to the purchaser by these presents.
- 03). That the Vendors, on receipt of full consideration amount from the purchaser, hereby deliver free and peaceful vacant possession of the said immovable property, more particularly described in the SCHEDULE "A" hereunder written and all relevant papers and documents to the Purchaser.
- 04). That hence onwards, the purchaser out of its own funds and/or through any financial source of Bank shall use the land for residential/commercial purpose, by constructing multistoried building/Duplexes and other structures over the said plot of land, lay out roads, alleys, drainage, sewerage and to install utility services, amenities, including water, electricity etc. over the said plot of land at its discretion and will hold, enjoy and possess the same or part



झारखण्ड JHARKHAND



*Hand of dachan four by
the pen of D.D. C. S.
18/2/2011.*

KRISHANAN D

035707

*Mohi KANOUR
21/1/2011*

thereof without any objection or interference or impediment, by and from the Vendors or anyone else, with full powers to convey, sale and/or otherwise alienate or lien or assign the same or part thereof to any party, person, concern, institute, intending buyers etc.

05). That the purchaser will be at liberty to get its name mutated in the records of the superior landlord the State of Jharkhand, through the Office of learned C.O. at Jamshedpur and will pay the ground rent other taxes, services, outgoings, levies, cess, etc., to the superior landlord and/or concerned authorities in respect of the said land and whatsoever residential buildings, Duplex and/or commercial units to be constructed and set up thereon.

06). That the Vendors hereby declare and covenant:

i. The Vendors hereby represent that the entire aforesaid land presently under their possession and ownership and there is no other



झारखण्ड JHARKHAND



*A. T. Jaganathan has put
the pen of A. T. Jaganathan
-18/12/2011.*

8 KRISHNA GOUR

Matilal GOUR
21/12/2011

035708

co-owners or co-perceners or co-sharers in this property, except them.

ii. Prior to sell and execution of this Deed of Transfer by sale, the Vendors have not sold or transferred or conveyed or delivered or mortgaged the said lands or part thereof to any party, person, concern or institution and the said land or part thereof is free from all encumbrances, charges and liens and the Vendors have clear and marketable title over the aforesaid lands.

iii. The Vendors hereby assure the purchaser to execute any further papers, documents, no-objection etc. that may require and/or deem to be required hereafter for mutating the said lands in the name of the purchaser and for its peaceful possession forever.

iv. The Vendors further declare that in case any objection, claim or monitory demand raises by any or more persons in respect of the said lands, in such event the Vendor shall be responsible or liable to



05AA 221473



*attestation given by
the pen of Mr. C. S. Gaur
18/12/2011*

KRISHNA GAUR

*Mohi Lal GAUR
21/12/11*

compensate the purchaser or to such persons at their own source. It is made clear that the purchaser shall no way be liable or answerable for such demand or claim etc.

v. In case the purchaser suffers or sustains any loss or damage and/or deprives or disposes from the said property or part thereof due to defect in title of the Vendors, in that event the Vendors shall be responsible or liable to compensate the purchaser for such losses and damages, together with all expenses that may incur to get its title perfected in the said lands, and/or building or structures to be erected there upon.

SCHEDULE "A"

(Description of the land hereby sold)

Within District Singhbhum East, District Sub-Registry Office at Jamshedpur, Thana No. 1201, P.S. Birsanagar, in Mouza Hurlung, under.



*A.T. Jafar Khan Gaur
by the pen of A.T. Jafar Khan
18/12/2001*

KRISHNA GAUR

*Mohit Gaur
21/11/2013*

10

Khata Nos.	Plot Nos.	Area	Boundary
14	1187	6 Dec.	North: Plot No. 1188; South: Plot No. 1186; East : Plot No. 1188; West : Plot No. 1188;
15	1188	39 Dec.	North: Motiarh; South: Plot No. 1187; East : Plot No. 1183; West : Plot No. 1189;
15	1189	4 Dec.	Motiarh;
15	1241	3 Dec.	Motiarh;
15	1242	19 Dec.	North: Motiarh; South: Motiarh; East : Plot No. 1182; West : Plot No. 1243;

Total 71 Dec. of land

Ground rent payable to the Superior landlord the State of Jharkhand, through C.O. Jamshedpur.



d.v. g. of daxnan gaur
by the pen of 00
18/2/2011

KRISHNA GOUD

Mohit Gaur
21/2/2011

11

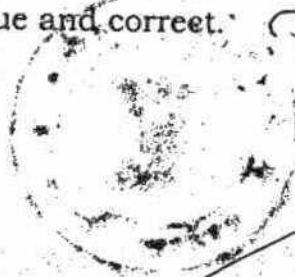
IN WITNESS WHEREOF the Vendors have hereunto set their hands and signature as record and reference, on this the day, month, year and place first above written.

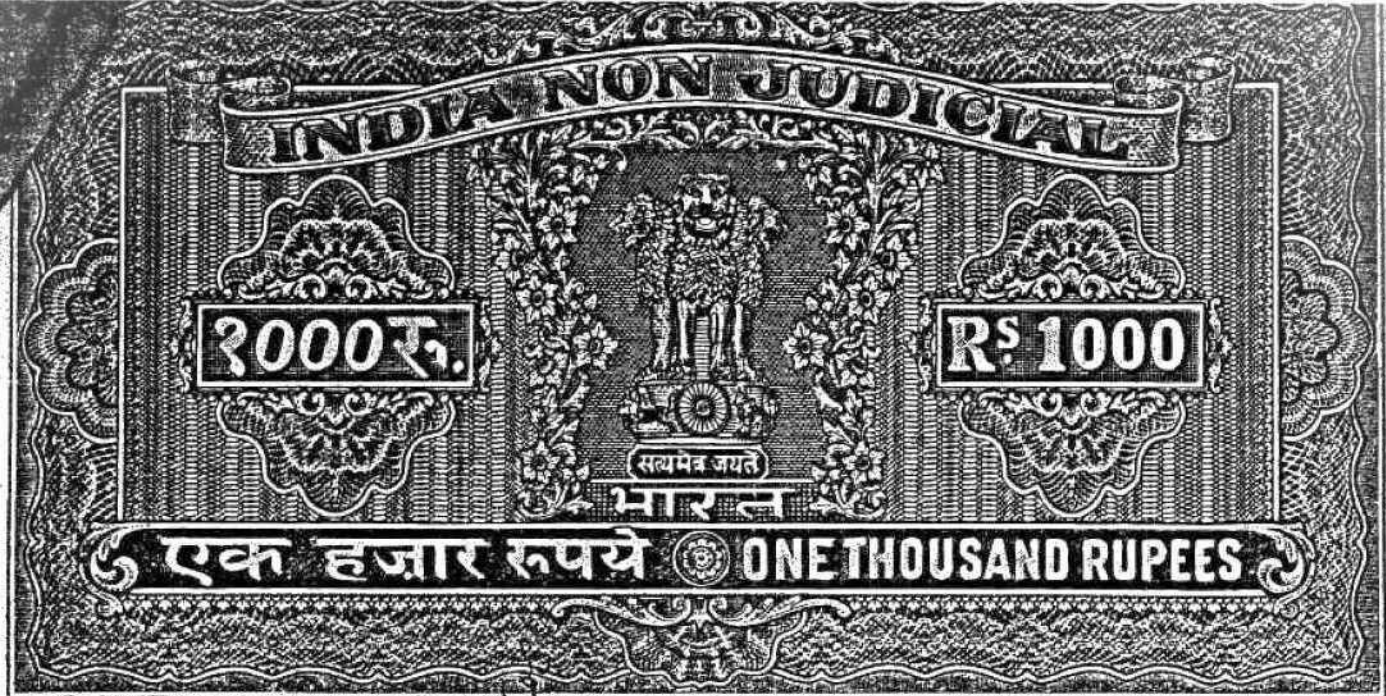
Read over and explained the contents of this deed to the Executants who admitted it to be true and correct. 00. 18/2/11

WITNESSES:

1. Anand Gaur

2. Mohit Prashan





अ-10 of dashan baur
by the pen of
18/2/2011

Kaishina Gour

12

Mohilal Gour
अ-10 दश बौर

Printed through Computer by:

Lalit K. Bahal, Jsr.

18/2/2011

Drafted by :

Advocate, Jsr. Court



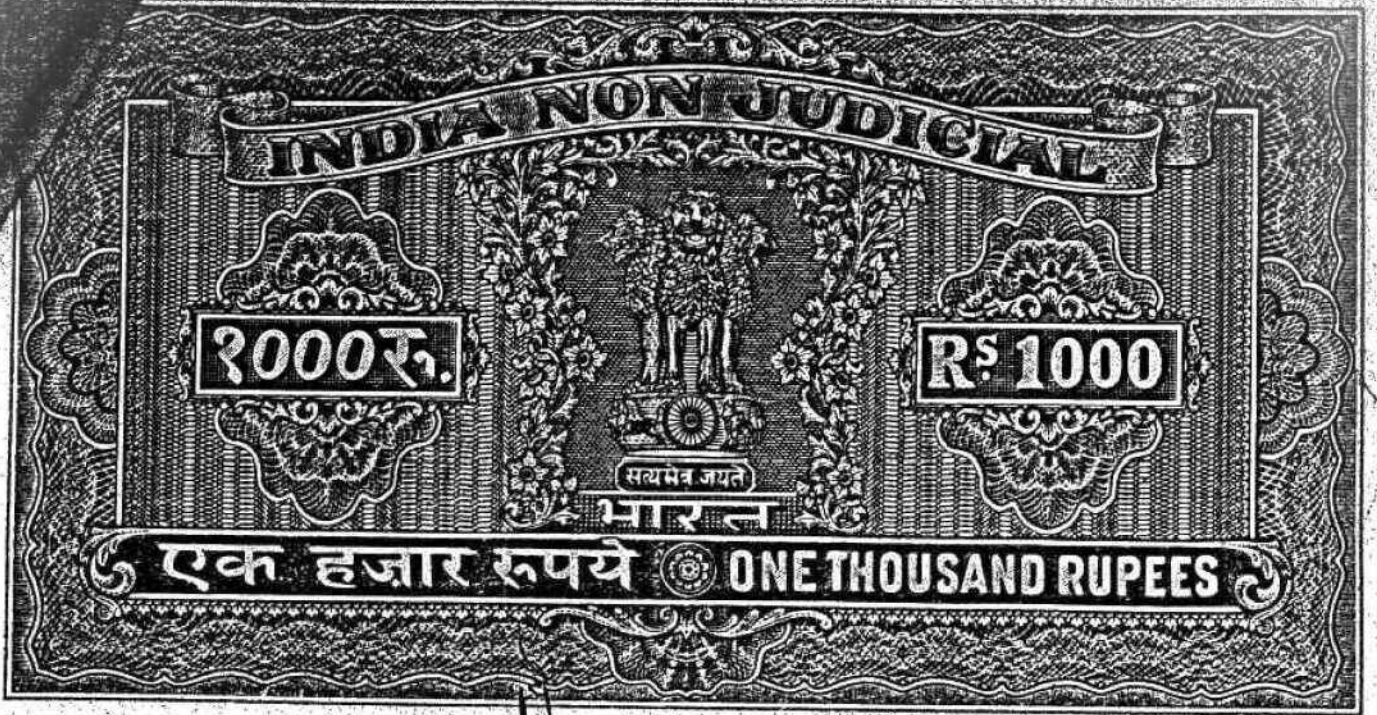
Attested

S. S. Sarkar
Deed Writer, L. No. 14/2006
D.S.R.O. Jamshedpur

[Handwritten signature]



SIGNATURE OF THE PURCHASER



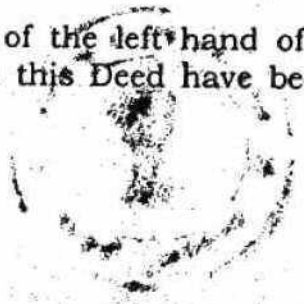
Handwritten note: द. व. गौड़ का खान बगस
बगस का पत्रा सं. २०

Handwritten name: KRISHNA GOUR

Handwritten name: Multi Lal Gour
21/11/2011

Certified that the fingers' prints of the left hand of each persons, whose photographs are affixed in this Deed have been obtained by me.

Signature: Asimha
15/5/2011
Advocate.





निबंधन चक्रमाग, झारखंड
जमशेदपुर
जांच पर्चा-सह घोषणा प्रपत्र (नियम 114)

Token Date/Time: 18/03/2011 11:37:56

Type	Sale Deed	Presenter	Lakhan Gour
Name & Address	Village: Hurlung, Ps: Birsanagar, Jamshedpur	Date of Entry	18/03/2011
Doc. Value	5232700	DOE	Total Pages 32
Net Value	5232700	Stamp Value	214000
Doc. Type		Serial No.	0
Remarks / Other Details			CNO/PNO

Anchal	Th.No.	Wrd/Hik	Mauza	Kh. No.	Plot No	Plot Type	H No	Category	Area	Min. Value
JAMSHEDPUR	1201	6	HURLUNG	14	1187			OR_RES	71 Decimal	5232700
JAMSHEDPUR	1201	6	HURLUNG	15	1188,1189			OR_RES	0 Decimal	0
JAMSHEDPUR	1201	6	HURLUNG	15	1241,1242			OR_RES	0 Decimal	0

Other Property Details:

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
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Party Details:

SN	P Type	Party Name	Father/Husband	Occup.	Caste	PAN/F 60	Address
1	VENDOR	Lakhan Gour	Late Ugrasen Gour	Cultivation	Other		Village: Hurlung, ps: Birsanagar, Jamshedpur
2	VENDOR	Krishna Gour	Shri Lakhan Gour	Cultivation	Other		Village: Hurlung, Ps: Birsanagar, Jamshedpur
3	VENDOR	Motial Gour	Shri Lakhan Gour	Cultivation	Other		Village: Hurlung, Ps: Birsanagar, Jamshedpur
4	VENDOR	Sanatan Gour	Shri Lakhan Gour	Cultivation	Other		Village: Hurlung, Ps: Birsanagar, Jamshedpur
5	VENDEE	Aastha Promoters & Developers Pvt.Ltd.Rep.By Mr.Kaushal Kr.Singh	Sri P.N.Singh	Business	Other		R/O: 16, C.H.Area(East), po & ps: Bistupur, jar
6	Witness1	Angad Gour	Ranjit Gour	Business	Other		moharda, ps: Birsanagar, Jamshedpur
7	Witness1	Angad Gour	Ranjit Gour	Business	Other		Moharda, Ps: Birsanagar, Jamshedpur
8	Witness2	Mohit Pradhan	Chintamon Pradhan	Business	Other		NIT Asangi, Dist: Seraikella-Kharsawan

Fee Details:

SN	Description	Amount
1	ST	5.00
2	P	1.88
3	AT	52,327.00
4	SP	480.00
Total		52,813.88



Lakhan Gour

उपर्युक्त प्रविष्टियों दस्तावेज में अंकित तथ्यों के अनुरूप है।

निबंधन पूर्व सारांश में इंपूट फार्म के अनुरूप डाटा इंट्री की गई है।

प्रस्तुतकर्ता का हस्ताक्षर
डाटा इंट्री ऑफिसर का हस्ताक्षर

उपर्युक्त स्वीकार किया गया कि [Handwritten Name] के [Handwritten Address] के [Handwritten Details] में इस दस्तावेज के निष्पादन को मेरे समक्ष

निष्पत्ति [Handwritten Signature] पिता [Handwritten Name] पेशा [Handwritten Profession] के [Handwritten Details]

निबंधन पदाधिकारी का हस्ताक्षर



निबंधन विभाग, झारखंड
जमशेदपुर

6.2 Token Date: 18/03/2011 11:37:56
Deed No./Year :2580/2106/2011
Type: Sale Deed

Sl. No.	Party Details	Photo	Thumb
1	Lakhan Gour Father/Husband Name:Late Ugrasen Gour (VENDOR) Village:Hurlung,ps:Birsanagar,Jamshedpur		
2	Krishna Gour Father/Husband Name:Shri Lakhan Gour (VENDOR) Village:Hurlung,Ps:Birsanagar,Jamshedpur		
3	Motilal Gour Father/Husband Name:Shri Lakhan Gour (VENDOR) Village:Hurlung,Ps:Birsanagar,Jamshedpur		
4	Sanatan Gour Father/Husband Name:Shri Lakhan Gour (VENDOR) Village:Hurlung,Ps:Birsanagar,Jamshedpur		
5	Aastha Promoters & Developers Pvt.Ltd.Rep.By Mr.Kaushal Kr.Singh Father/Husband Name:Sri P.N.Singh (VENDEE) R/O:16,C.H.Area(East),po & ps:Bistupur,jsr		
6	Angad Gour Father/Husband Name:Ranjit Gour (Identifier) moharda,ps:Birsanagar,Jamshedpur		

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Page 549 To 580
Deed No 2580/2106
Year 2011
Date 18/03/2011 15:42:10

District Sub Registrar

Signature of Operator



निबंधन विभाग, झारखंड
जमशेदपुर