



12/5
 6000/-
 Ranchi
 4.126/-

846/4/67
 23
 8-2-42

Jupaid
 AU 33.31
 WC 3.69
 WC .44
 37.44
 Wfn. 50.
 Pfn. 94.
 1.46
 38.88

54. Column I Name of Vendor. Shri Rajendra Prasad son of Late Sheo Shankar Sahu, by faith Hindu, by profession business, resident of Lohardaga District Ranchi.

Column II Name of purchaser. Shri Sita Ram Maheshwari son of Shri Laxmi Narain Maheshwari by caste Maheshwari Hindu, by profession business, resident of Upper Bazar, Ranchi P. S. and District Ranchi.

Column III Nature of Deed. Sale-Deed (Conveyance).

Column IV Value of the property sold. Rs. 6,000/- Rupees Six thousand only.

Column V Properties subject matter of sale. The land measuring 16 Kathas 12 Chhataks 36 sft. out of plot No. 71B/E under Khata No. 129 situated in village Tupudana P.S. Ranchi Thana No. 267 Pargana Udaipur, District Ranchi coloured in Red in the map annexed hereto having Raiyati right.

Rajendra Prasad

No 450 dated 3.8.62
 N. J. Singh of Rs 100/- / Ramesh Chandra
 sold to Sri Sita Ram Malhotra of Riaz
 along with N. J. Singh of Rs 20/- and Rs 1/-

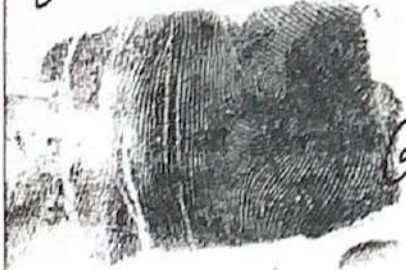
K-2-22-202
 20/8/62
 21/8/62
 22/8/62
 23/8/62
 24/8/62
 25/8/62
 26/8/62
 27/8/62
 28/8/62
 29/8/62
 30/8/62

3/8/62
 Ramesh Chandra

Rajendra Prasad
 4.8.62
 4.8.62

Execution was committed by the above
 Rajendra Prasad, who is authenticated by
 Mohamed Ramjan No MD Dussan
 of the same place, Suller

8.8.303 No. 26/62



The sum of rupees six thousand
 (Rs 6000/-) only is paid in my presence

Rajendra Prasad
 4.8.62
 Received Rs 6000/- (Six thousand) only
 in the presence of D.S.R.
 Rajendra Prasad
 4.8.62



4.8.62

8.8.304 No. 26/62



M. J. Ramjan
 4.8.62



Page. 2.

The expression "Vendor" and "Purchaser" shall unless excluded by or repugnant to the context shall include their respective heirs, administrators, executors, representative and assigns.

WHEREAS the Vendor is absolutely seized and possessed of and is sufficiently entitled to all these lands hereby conveyed having acquired the same by virtue of a Registered Deed of sale dated 25-5-62 purchased from Lal Mahendra Nath Sahdeo and

WHEREAS the Vendor has agreed with the Purchaser for the absolute sale to him of the property more particularly and fully described in Column No.5 above for and at the price of Rs.6,000/- Rupees Six Thousand only.

NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the sum of Rs.6,000/- Rupees Six Thousand only paid by the Purchaser to the Vendor the receipt whereof the Vendor doth hereby admit and acknowledges and from the same and every part thereof for ever acquit, release and discharge the purchaser by these presents the Vendor doth hereby convey transfer and assign unto the Purchaser ALL THAT LAND having Raiyati right together with all the rights, prevelages, easements, paths, ways, light air and other advantages belonging thereto and appertances whatsoever to the said land fully described in the Schedule hereto belonging or appertant thereto together with right title and interest, claim and demand whatsoever of the said Vendor in and to the said land and every part thereof TO HAVE AND HOLD the same unto and to the use of the Purchaser absolutely and for ever. And the said Vendor hereby covenants with

Rajendra Prasad
4.5.62

BIHAR

6RS



Page. 3.

with the Purchaser that the said land is free from all encumbrances and that the Vendor has Raiyati right in possession of and full power and sole and absolute right to sell convey and assign the said land and every part thereof in the manner aforesaid and the said Purchaser shall hereafter peacefully hold and use and enjoy the same as his own property without any hinderance, interruption claim or demand ~~made~~ by or from the said Vendor or any other person or persons (Whatsoever (Claiming from under or through the Vendor) and that the said Vendor will do all such acts and things as may be necessary and required for further and more perfectly assuring the title or peaceable possession of the said land hereby conveyed and transferred and assigned unto the Purchaser.

The Vendor hereby covenants with the Purchaser that the title which is hereby transferred subsists and that he had power to transfer the same.

AND the Vendor further covenants that the property hereby sold is free from all encumbrances and that he has done no act whereby the property sold is encumbered or whereby the Vendor is debarred from transferring it to the purchaser.

BE it further known that no objection will ever be raised by the said Vendor or by any other person or persons whatsoever to the said purchaser enjoying the Property in any manner convenient to them or transferring it to any one at their pleasure. It is also hereby

Lajendra Prasad
4.8.62

hereby agreed that the Purchaser shall possess absolute rights on the land transferred including that of erection of buildings, sinking of wells, construction of drains, construction of walls subject to Government and Municipal Laws, planting of trees, enjoyment of fruits thereof erection of boundary pillars and cutting of trees at their pleasure, provided also that he further agreed that the Purchaser shall be entitled to receive all the rents, issues, profits, claims and demands due and accruing from the land after the date of their presents.

The Vendor further covenants that he has not entered into any agreement with any body for sale of the property hereby conveyed in favour of any other persons.

The Vendor hereby specifically covenants that the title as conveyed be not found or if there be any defect in title of the Vendor to the property hereby conveyed or any portion thereof the Purchaser shall be entitled to recover from the Vendor all losses, damages, expenses and liabilities which the purchaser may suffer, sustain incur or be put to.

And the Purchaser shall be entitled to mutate his name in the Superior Land Lord's Sherista and henceforth pay the taxes payable therefore in his own name.

IN witness whereof the Vendor has put forth his signature on this the 4th. August 1962 at Ranchi in presence of the witnesses.

SCHEDULE.

All that part and parcel of land situated in village Tupudana Ranchi Thana No. 267 Pargana Udaipur, District Ranchi within the jurisdiction of District Sub-Registrar and District Registrar, Ranchi under Khewat 4/2, Khata No. 129 portion of plot No. 718/E. Area 16 Kathas 12 chhataks 36 sft. marked as "D" & "E" shown and coloured in Red in the attached map.

Annual rent is fixed Rs. 0.30 n.p. Naya poise Thirty only.

Rajendra Prasad
4.8.62

BOUNDED BY FOLLOWS :

North :- P.W.D.Road.

South :- Portion of plot No.718

East :- Sub-Plot No.C of plot No.718.

West :- Sub-plot No.F of plot No.718.

MEASUREMENT OF LAND AS FOLLOWS :

North to South (Eastern side)	127'-0"
North to South (Western side)	125'-0"
East to West (Northern side)	96'-0"
East to West (Southern side)	96'-0"

Rajendra Prasad
4.8.62

Vendor.

Witnesses :-

1. *Madhusudan Kaurhary*
Upper Bazar, Ranchi
4.8.62
2. *Jaguarain Prasad*
old Commissioned Engineer
Ranchi 4-8-62

Typed By : *A. Prasad*

5391

VILLAGE TUPODANA THANA RANCHI THANA No 261

DISTRICT RANCHI

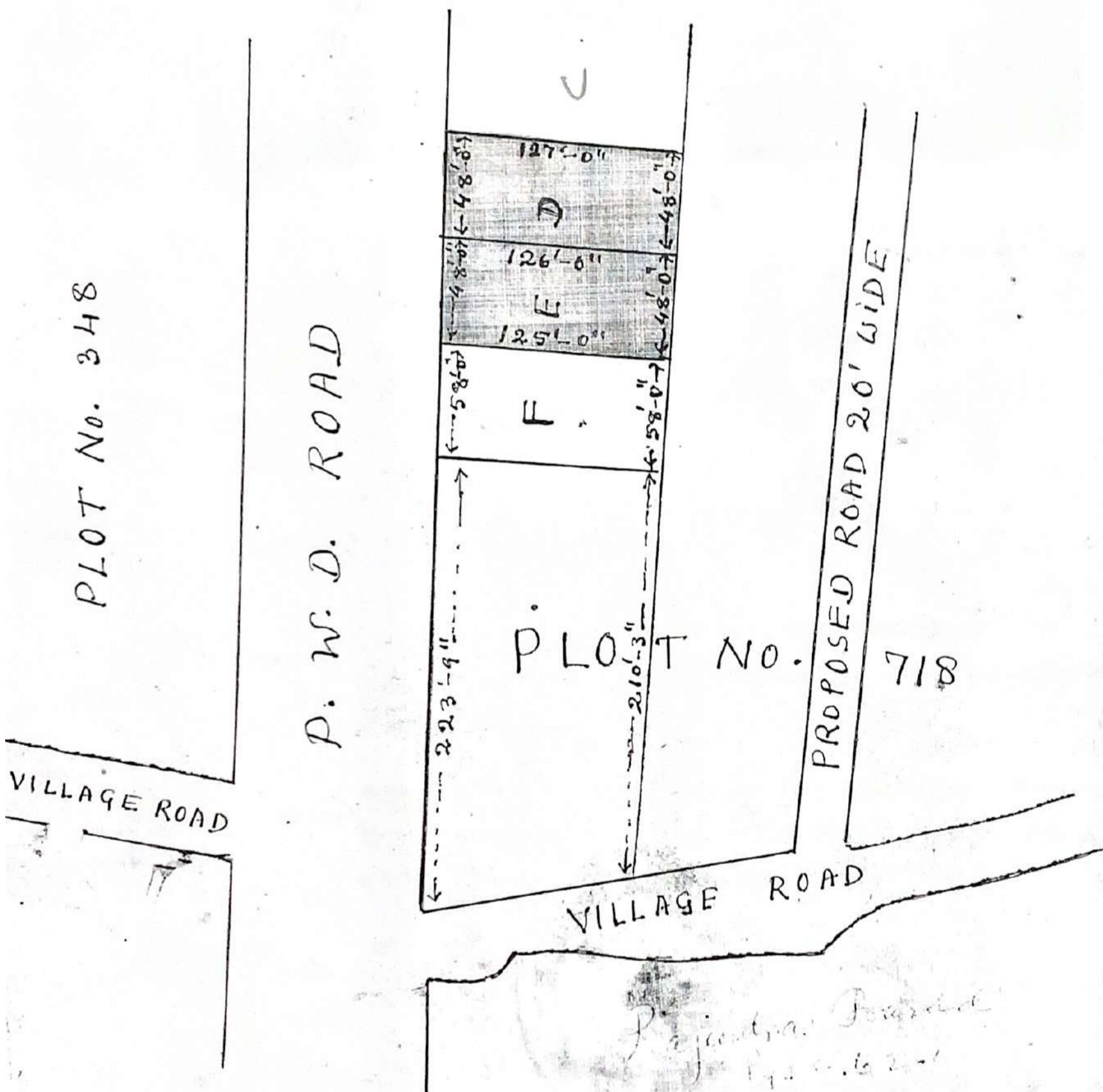
SCALE 1" = 82 1/2'

PORTION OF PLOT NO 718 SUB PLOTS "D" & "E"

AREA 16 K. 12 CHH. 36 SFT SOLD AREA SHOWN IN RED



ORIGINAL



Rajendra Prasad
19.10.2001

Traced by J. Prasad



Page. 2.

Column III
Nature of Deed.

Sale-Deed (Conveyance).

Column IV
Value of the
property sold.

Rs. 2,000/- Rupees Two thousand only.

Column V
Properties subject
matter of sale.

The land measuring 12 Kathas 14 chhataks 42 sft out of plot No.718, marked as sub-plots G and G-4 coloured and shown in red in the map annexed hereto under Khewat No. 4/2 (Samilat) Khata No.129 in village Tupudana, P.S. Ranchi Thana No.267 Pargana Udaipur, District Ranchi having Raiyati right.

The expression "VENDORS" and "PURCHASER" shall unless excluded by or repugnant to the context shall include their Respective Heirs, Administrators, Executors, Representatives and assigns.

WHEREAS the Vendors are absolutely seized and possessed of and are sufficiently entitled to all these lands hereby conveyed having acquired by inheritance and amicable partition and the Vendors and their Co-Sharers have been selling their own share of land since partition.

AND

Handwritten notes in Hindi and English:

कल रवीन्द्र नाथ
 29-2-22
 सहायक न्यायाधीश
 नं० 2912-52
 मालिकों का नाम
 29-2-22

that the said land is free from all encumbrances and that the Vendors have permanent, heritable, transferrable Raiyati right in possession of and full power and sole and absolute right to sell, convey and assign the said land and every part thereof in the manner aforesaid and the said Purchaser shall hereafter peacefully hold, use and enjoy the same as his own property and also shall be entitled to use the proposed common Road of 20' wide within plot No.718 connecting the village path as shown ^{annexed} in the map/hereto, without any hinderance, interruption claim or demand by or from the said Vendors ~~and~~ or any other person or persons whatsoever (Claiming from under or through the Vendors) and that the said Vendors will do all such farther acts and things as may be necessary and required for further and more perfectly assuring the title or peaceable possession of the said land hereby conveyed, transferred and assigned unto the Purchaser.

The Vendors hereby covenant with the Purchaser that the title which is hereby transferred subsists and that they had power to transfer the same.

And the Vendors further covenants that the propoerty hereby sold is free from all encumbrances and that they had done no act whereby the property sold is encumberred or whereby the Vendors are debarred from transferring it to the Purchaser.

BE it further known that no objection will ever be raised by the said Vendors or by any person or persons whatsoever, to the said purchaser enjoying the property in any manner convenient to him or transferring it to any one at his pleasure. It is also hereby agreed that the purchaser shall possess absolute permanent rights on the land transferred including that of erection of buildings, sinking of wells, construction of drains, construction of walls, subject to the Municipal laws, planting of trees, enjoyment of fruits thereof erection of boundary

ଅନୁକୂଳ୍ୟ ଓ ଶାନ୍ତିର ସମସ୍ତ ସୁବିଧା
 ଚା.ନଂ-୧-୧୨୧

ମାମୁଲିଦାର ନାମ
 ଲକ୍ଷ୍ମଣ ଚନ୍ଦ୍ର

ମାମୁଲିଦାର ନାମ ଶ୍ରୀ ଚନ୍ଦ୍ର କୁମାର

ମାମୁଲିଦାର ନାମ ଶ୍ରୀ ରାମଚନ୍ଦ୍ର

ମାମୁଲିଦାର ନାମ ଶ୍ରୀ ରାମଚନ୍ଦ୍ର

ଦାତା Rabinadar Nath Saha

ପ୍ରକାଶନାମାଳୀ

VILLAGE TUPODANA THANA RANCHI THANA NO. 267

DIST. RANCHI

SCALE 1" = 82 1/2'

PLOT NO. 718

SUB PLOT NOS. "G" & "G-1"

SOLD AREA 12 KATHA 14 CHH 42 SF SHOWN IN RED

ORIGINAL

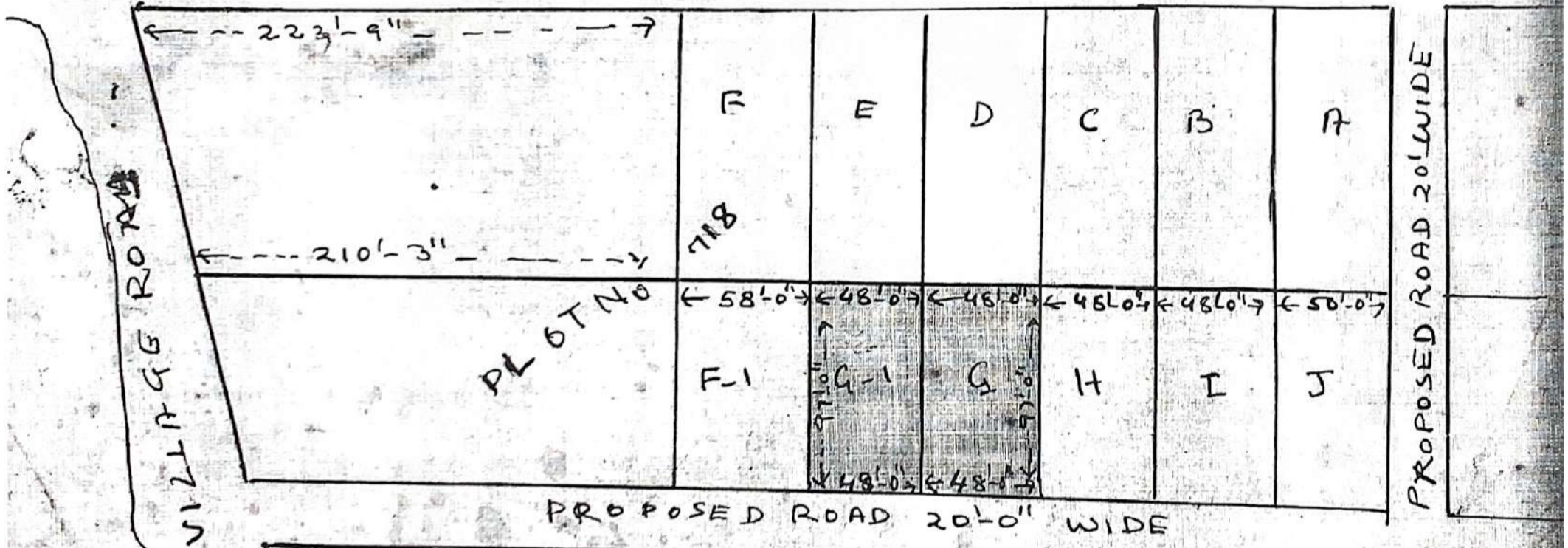
5634

VILLAGE ROAD

PLOT NO. 348



R. W. D. ROAD - - - -> TO NAMKUM



Proposed & Revised
 21-2-22
 21-2-22
 21-2-22