

Value 2,30,000/- Birsanagar 2 & 2

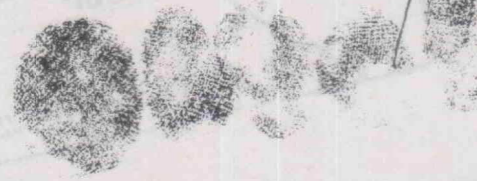


11500

05AA 115240



PRADIP R. SARKAR
DISTRICT JUDGE COURT



L.T. 2 of Bhondi Acharjee
by the son of Pravin Sarkar.
She put her L.T. 2 in
my presence.
Pravin Sarkar.
25/9/06

Pravin Sarkar
25/9/06

SALE DEED

THIS DEED OF SALE IS MADE ON THIS THE 25TH
DAY OF SEPTEMBER, 2006, AT JAMSHEDPUR; B Y :-

SMT. BHONDI ACHARJEE, Wife of Late Amar Das
Acharjee, by faith Hindu, by occupation House-
hold affairs, by Caste Brahmin, resident of
Hurlung, P.S. Birsanagar, town Jamshedpur,
District Singhbhum East, in the State of
Jharkhand, hereinafter referred to as the
SELLER of the ONE PART ;

IN FAVOUR OF

SRI UMA SHANKAR Son of Sri Baij Nath Sah,
by faith Hindu, by occupation Business, by
Nationality Indian, resident of Zeone No.1B,

Handwritten notes and calculations on the left side of the page:
2300 = 10
36 = 10
2336 = 10
7 = 50
2 = 82
2346 = 32
M. 25/9/06



Paid to Uma Shanker of ...
 for sale deed
 Rs. 11500/-
 on 17/8/06 Treasury,
 Treasurer, JSR.



LT 2 of Bhandi Acharjee
 by the pen of Pradip Sarkar.
 she put her LT 2 in my
 presence.
 Pradip Sarkar.
 25/9/06

PRADIP R. SARKAR
 DISTRICT JUDGES COURT
 JAMSHEDPUR

ना मोन्दी आचार्यजी स्व-सम (श्री आचार्यजी)
 निवास स्थान ...
 जामि ...
 द्वारा प्रमाणिकृत सुखतारनामा सख्या ... 200
 अथवा लेख्यकारि ने या दावेदारों में से एक श्री ...
 प्राधिकर्ता (अटनी) ने ता (या अपराहन)
 निरवचन के लिए पेश किया।



ना का मोन्दी आचार्यजी का नाम श्री ...
 निवास स्थान ...
 जामि ... ने जितकी पहचान श्री ...
 पिता का नाम श्री ...
 पेशा ... ने की सकारा की उन्हीने
 नपानित की (जिनी) है।

LT 2 of
 Bhandi Acharjee
 by the pen of
 Pradip Sarkar
 25/9/06

25/9/06



:- 2 :-

L.T. 2 of Bhondi
 Authorize by the part
 of Birvan Sarkar.
 She put her L.T. 2
 in my presence.
 Birvan Sarkar
 25/9/06

Birsanagar, SDPS Campus, P.S. Birsanagar, town
 Jamshedpur, District Singhbhum East, in the State
 of Jharkhand, hereinafter referred to as the
 PURCHASER of the OTHER PART ;

NATURE OF DEED : SALE DEED.

TOTAL CONSIDERATION: Rs. 2,30,000/- (Rupees two lakhs
 thirty thousand) only ;

SCHEDULE : Halka No. VI

(Description of the land hereby transferred)

District Singhbhum East, Dist. Sub-Registry Office
 at Jamshedpur, Pergana Dhalbhum, situated within Mouza
 Hurlung, P.S. Birsanagar, thana No. 1201, recorded under:-

Khata No.	Plot No.	Area	Boundary
220 (two two zero)	1697 (one six nine seven)	3 (three) decimals	N: Plot No. 1698, S: Plot No. 1696, E: Plot No. 1694, W: Plot No. 1697 ;
"	1698 (one six nine eight)	8 (eight) decimals	N: Durga Devi Mohanty ; S: Plot No. 1697 ; E: Plot No. 1694 ; W: Durga Devi Mohanty ;



-: 3 :-

L.T. 2 of Board
 Exchange by the P
 of Daim Sarkar
 she put her L.T.
 in my presence
 Daim Sarkar
 25/9/06

Khata No.	Plot No.	Area	Boundary
220 (two two zero)	1699 (one six nine nine)	2 (two) Decimals;	N: Road; E: Plot No. 1694, S: Plot No. 1698; W: Durga Devi Mohanty;
"	1703 (one seven zero three)	10 (ten) Decimals	N: Plot No. 1697, S: Plot No. 1704, E: Plot No. 1696; W: Nildih Boundary;
34 (three four)	1722 (one seven two two)	6 (six) Decimals	N: Plot No. 1721, S: Plot No. 1725, E: Plot No. 1723, W: Jharkhand Sarkar;
"	1723 (one seven two three)	4 (four) decimals	N: Plot No. 1722, S: Plot No. 1724, E: Plot No. 1718; W: Plot No. 1725;
"	1724 (one seven two four)	5 (five) decimals	N: Plot No. 1725, S: Plot No. 1824, E: Plot No. 1723; W: Plot No. 1729;
"	1727 (one seven two seven)	6 (six) decimals	N: Plot No. 1722, S: Plot No. 1724; E: Plot No. 1725 & 1726, W: Plot No. 1728;
33 (three three)	1696 (one six nine six)	7 (seven) decimals	N: Plot No. 1697; E: Plot No. 1704, E: Plot No. 1694 & 1695; W: Plot No. 1703;

Total land: 51 (fifty one) decimals of Dhani-II land.



L.T. 2 of Bhondi Acharjee
 by the part of P. Sivan Sarkar
 She put her L.T. 2 in my
 presence.
 P. Sivan Sarkar.
 25/9/06

--: 4 :-

Annual rent payable to the landlord, the State
 of Jharkhand through the C.O. Jamshedpur ;

WHEREAS, Khatiyon of the last Survey settle-
 ment operation in respect of aforesaid landed
 property comprising of Plot Nos. 1697, 1698, 1699,
 1703, under Khata No. 220, morefully described in
 the schedule above, has been published in the name
 of Bipin Kumar Acharjee, Son of Amar Das Acharjee ;

AND WHEREAS, while in possession of the afore-
 said property aforesaid Bipin Kumar Acharjee died
 unmarried and issue less leaving behind the Seller
 above named as his only legal heirs and successors,
 and the name of the Seller was mutated with respect
 to the said property, vide Mutation Case No. VI/36/
 1990-91, and she has been paying rent for the said
 land to the landlord, the State ;

--: 5 :-

L.T. I of Bhondi Acharjee
by the per of Pravin Sankar.
she further L.T. I in my
presence.
Pravin Sankar.
25/9/06

AND WHEREAS, Khatiyani of the last Survey Settlement Operation with respect to the landed property comprising of Plot Nos. 1722, 1723, 1724, 1727, 1696, under Khata Nos. 34 & 33 respectively, morefully described in the schedule above, has been published in the name of Kamla Gouri Acharjee W/o. Amar Das Acharjee. Kamla Gouri Acharjee died some time in the past and being issueless her husband Amar Das Acharjee was the only legal heir and as such inherited the properties left behind by Kamla Gouri Acharjee. After the death of Kamla Gouri Acharjee, her husband Amar Das Acharjee married with Bhondi Acharjee and thereafter Amar Das Acharjee also died leaving behind Bhondi Acharjee, the Seller above named as his only surviving legal heir and successor with respect to his properties and as such Bhondi Acharjee became the lawful and absolute owner by way of inheritance of the aforesaid properties ;

--: 6 :-

L.T. 2 of Bhandi Acharjee
by the pen of Pooja Sarkar
She put her L.T. 2 in my
presence.

Pooja Sarkar.
25/9/06

AND WHEREAS in the aforesaid manner Bhandi Acharjee became the sole, absolute and lawful owner of the schedule above landed property and she has been in peaceful physical possession over the same without any let, hindrance or disturbances from any corner and she is the absolute owner thereof by exercising all acts of ownership thereto ;

AND WHEREAS , now being in urgent need of money the Seller proposed to sell the schedule above land for a total consideration money of rupees 2,30,000/- (Rupees two lakhs thirty thousand) only and whereas the Purchaser has agreed to purchase the same ;

NOW THIS DEED OF SALE WITNESSETH:-

That in pursuance of the above agreement and in consideration of the said sum of Rs.2,30,000/-

--p/7

-7 :-

L.T. 2 of Bhandi Acharije
by the name of P. S. Sarker.
She put her L.T. 2 in my
presence.

P. S. Sarker.
25/9/06

(Rupees two lakhs thirty thousand) only, paid by the Purchaser to the Seller, the receipt of which sum the Seller hereby admit and acknowledge as full, final and highest consideration of the schedule above land, the Seller by these presents do hereby absolutely sell, convey, transfer the all that property in favour of the purchaser by this deed of sale TO HAVE AND TO HOLD the same unto the purchaser his heirs, successors togetherwith all right, title, interest and possession without any interruption from the side of the Seller or any person claiming under her.

That the Seller has delivered possession of the above schedule land to the Purchaser and from this day the purchaser will possess and enjoy the same as absolute owner in all possible ways with power to dispose of the same by way of sale, Gift, mortgage or any other way whatsoever in manner he

--: 8:-

L.T. I of Bhondi Achurjare
by the part of Pavin Sarkar,
She put her L.T. 2 in my
possession.
Pavin Sarkar.
25/9/06

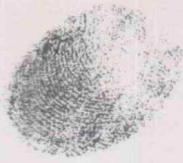
likes and the purchaser shall be at liberty to get his name mutated in the Office of the landlord and pay rent for the same in his own name.

That from this day all the right, title, interest and possession of the Seller in the schedule above land will cease to exist and will vest unto the Purchaser. The property hereby conveyed by this deed of sale is free from all encumbrances, charges, liens, lispensens etc.

That the Seller has not charged or transferred the above schedule land in any way to any one else and if for any defect of title or possession the Purchaser suffers any loss, then the Seller will be liable to compensate the same.

That the terms Seller and purchaser used in this deed shall mean and include their legal heirs, successors etc. unless the same are repugnant to the context.

--: 9 :-



L.T. I of Bhondi Acharjya
by the pen of Pdivan Sarkar.
She put her L.T.I in my
presence.

Pdivan Sarkar,
25/9/06

In witness whereof the Seller have hereunto
set her L.T.I. on this Deed of Sale on the day,
month and year first above written.

Read over and explained the contents of this
Deed to the Executrix who admits the same to be
true and correct.

Pdivan Sarkar.

WITNESSES:-

1. Subhas Raj S/O N.M. Raj
of Senari Jsr Court
25/9/06
2. पंकज शिंदे मुस्त
25/9/06

Typed by:-

Jsr Court.

Drafted by:-
Advocate, Jsr. Court.

25/9/06

Certified that the original and typed duplicate
are true and exact copy of each other and each
contains 1100 words.

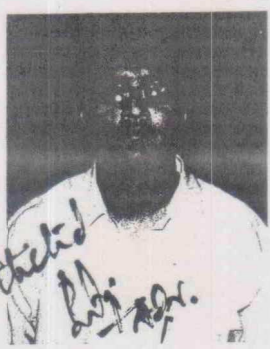
Pdivan Sarkar.

L.T. I of Bhandi Acharya
by the son of Binu
Sarkar. She put her L.T.I
in my presence.

Pradip Sarkar
25/9/06

--: 10 :-

PURCHASER



PRADIP R. SARKAR
Advocate
DISTRICT JUDGES COURT
JAMSHEDPUR.

*Attended
Binu Sarkar*

*Pradip Sarkar
25/9/06*



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

Advocate.
[Signature]
25/9/06

[Faint handwritten notes]