

15534

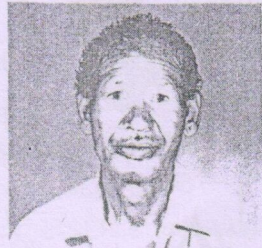
1945-7 1000RS.



8

निबंधन क्रि.सं 71 के अधीन तथा झोलानागपुर  
 टैक्सली एक 908 की बारा 46 अ. 8. 2005  
 अधिन. का. 1 भारतीय राज्य अधिनियम  
 1899 की अनुसूची 1 का 1 क. सं. 23  
 के अधीन सहायत राज्य सहित (के टैक्स) पूरक  
 से विमुक्त का टैक्स शुल्क अधिनियम 1923

sky



Attested

M. N. Shah. Adv.

निबंधन बदायिनी, (कै. 1) (कै. 2) (कै. 3)  
 26-9-2005  
 Finger



Index  
 Finger



Middle  
 Finger



Ring  
 Finger Little  
 Finger



certified that the photograph  
 and fingers impressions put every  
 presence.

M. N. Shah. Adv.

KR 20/20/1944  
 19.5.05  
 Agul land

This Deed of Sale is made on this the 26th. day of Sept. 2005 (Two thousand five).

BETWEEN

**JHUBLA MAHTO** Son of Late Dwarika Mahto, by faith Hindu, by Caste -  
 Kumhar, by occupation - Cultivation resident of Village - Boreya, P.S. - Kanke,  
 Dist. - Ranchi, Jharkhand, herein after called the **VENDOR** of the **ONE PART**.

Contd. .... 2nd

*(Signature)*



[ 2 ]  
AND

**DINANATH PRASAD** son of Late Manger Prasad by faith Hindu, resident of C/o Sri Bindeswari Prasad, Bara Gamharia, Near Lal Building, Dist. - Saraikela - Kharsawan A/p Quarter No. - HI-133, Harmu Housing Colony, Ranchi, Jharkhand, herein after called the PURCHASER of the OTHER PART.

The expression, VENDOR and PURCHASER shall unless the context otherwise requires include their respective heirs, successors, executors administrators, representatives and assigns.

WHEREAS the land being R.S. Plot No. 2059 under khata no. 5 area 48 decimils of village Boreya, P.S. - Ranchi, now Kanke, Thana No. - 185, District - Ranchi was recorded in R.S. Khatiyar in the name of Dwarika Kumhar as Kaymi.

AND WHEREAS recorded Tenant Dwarika Kumhar died leaving behind five sons namely Jhara Mahto, Jhubla Mahto, Chamra Mahto, Karma Mahto and Bhaiya Ram Mahto.

AND WHEREAS after death of Dwarika Kumhar, his sons came in peaceful physical possession over the land and as per family partition between all brothers the above land allotted in the share of Jhubla Mahto, VENDOR of this Sale Deed.

AND WHEREAS after Partition VENDOR Came in Peaceful Physical Possession over the land and Paying rent to the State of Bihar now Jharkhand through Anchal office, Kanke, Ranchi.

AND WHEREAS being in need of money to fulfil legal necessity for family and other business the VENDOR approached to the PURCHASER for sale the

*Handwritten notes and signatures on the left margin:*  
2/5  
[Fingerprint]  
[Fingerprint]  
[Fingerprint]  
[Fingerprint]  
[Fingerprint]

*Signature of Dinanath Prasad*

Contd. .... 3rd



[ 3 ]  
 land, PURCHASER agreed to Purchased 06 decimils equivalent to 03 kathas  
 10 chattak 04 sq.ft. of land more fully described in the Schedule below.

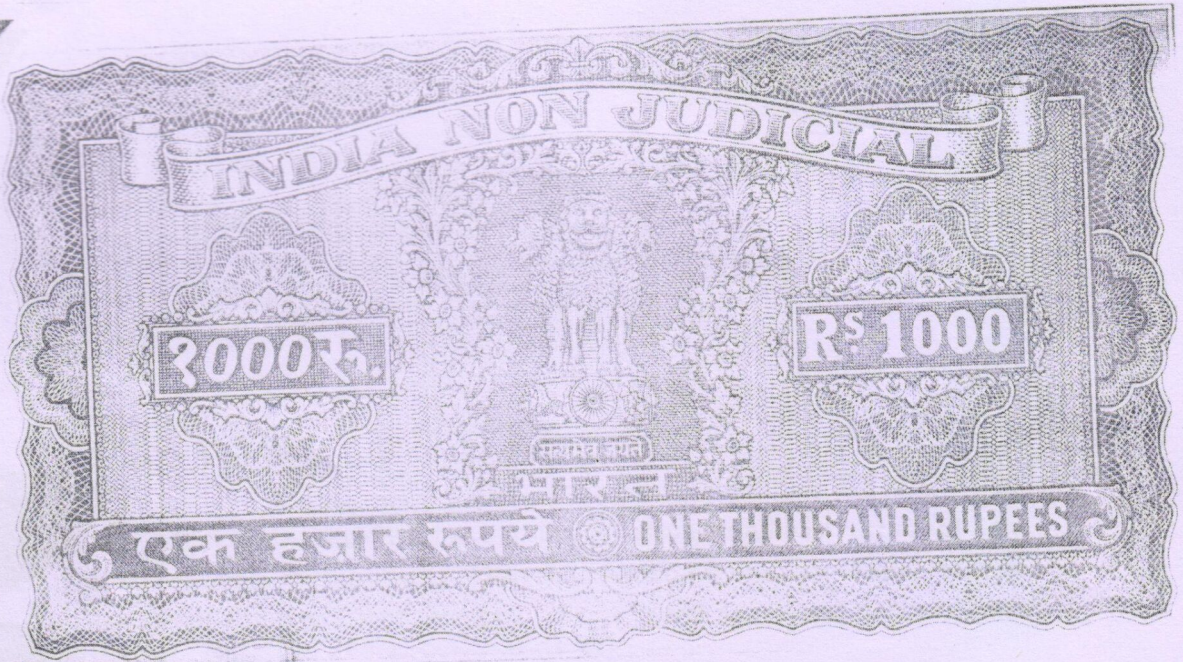
**NOW THIS DEED OF SALE WITNESSETH as follows :-**

1. 7/10/20  
 2. 1/11/20  
 3. 1/11/20  
 4. 1/11/20  
 5. 1/11/20

1. That in pursuance of the said agreement and in consideration of the said sum of Rs. 1,25,000/- ( Rupees one lakh twenty five thousand) only paid by the PURCHASER as mentioned in the memo of consideration below in full and final settlement of the price, the receipt whereof the VENDOR does hereunder admit, acknowledge and confirm and from the same acquit, release and discharge the Purchaser and the said property VENDOR as the absolute owner does hereby freely and voluntarily and of his own accord and free will without any coercion, intimidation or undue influence from any one whosoever, grant, transfer, convey, sell assure and assign the said property measuring 06 decimils equivalent to 03 kathas 10 chattak 04 sq.ft. more or less fully described in the schedule hereunder and particularly depicted and delineated in RED WASH in the sketch map annexed hereto forming part of these presents, UNTO and to the PURCHASER free from all encumbrances, charges and demands whatsoever together with all right, title, interest, possession, claims and demand whatsoever of this VENDOR in the said property and also the easements, passages, path, light, water, water sources and other privileges and benefits appertaining to the said property and also the thereof TO HAVE AND TO HOLD the same absolutely and for ever. And that the VENDOR does hereby and hereunder covenant that he the VENDOR now has in their good right, complete title and absolute authority

Contd. .... 4th  
 Ananath Prasad





[ 5 ]  
**SCHEDULE**

All that piece and parcel of land being R.S. Plot No. 2059 under Khata No. - 5, Area - 06 decimils equivalent to 03 kathas 10 chattak 04 sq.ft. more or less of village Boreya, P.S. - Ranchi Now Kanke, Thana No. 185, Dist. - Ranchi, Jharkhand, Particularly delineated in RED-WASH in the map annexed herewith marked as Sub-Plot No. 2059/B.

**BOUNDED AND BUTTED**

North : 50' wide Proposed Road.  
 South : R.S. Plot No. 2060  
 East : Sub Plot No. 2059/C  
 West : Sub Plot No. 2059/A

**MEMO OF CONSIDERATION**

Being full & final amount of Rupess 1,25,000/- (Rupees One lakhs twenty five thousand only) paid to the VENDOR within named by the PURCHASER in cash.

Certified that the land hereby sold and transfer is agriculture land as per R.R.D.A. vide letter No. 444 Dt. 19.05.2005.

Certified that the Schedule land does not come under the Government land the Schedule land has not been acquired by the Government for military or civilian purpose nor the Bhudhan as well as it is out of forest land and BCCL or ECCL land.

Contd. .... 6th

*22/05/2005*

And it is also certified that this land is not under Adibasi records of right or comes under the purview of Urban Land Ceiling Act or under Maath, Mosque, Temple or Church, Sarna, Hargari, Pahnai, Land Scam and Fodder Scam, Vide affidavit no. 2182 dt. 26/9/05

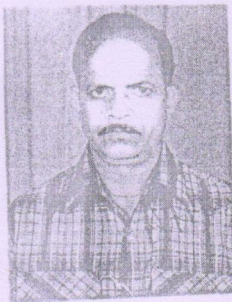
In WITNESS WHEREOF the VENDOR has set and subscribed his hand to these presents the day, month and year first above written.

Witnesses :

- 1. *श्रीगणेशाय नमः*  
26/9/05
- 2. *अश्विन महाराज*
- 3. *शिव अचान महाराज*
- (4) *शिव महाराज*

*L.T.G. Dr. Thakla Mahrao*  
**VENDOR**

*Rasank*  
Typed by



Drafted by  
*M.N. Shah.*  
Advocate  
Ranchi

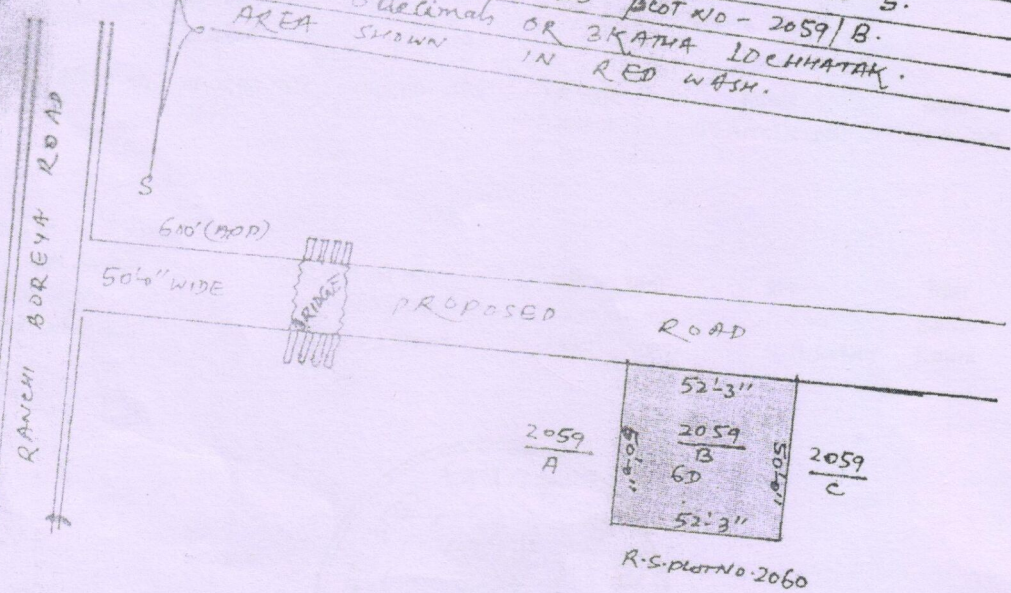
*Thakla Mahrao*  
*Shivanath Prasad*  
*Index finger*  
*Middle finger*  
*Ring finger*  
*Little finger*

Certified that the signature and fingers impressions of Shivanath pd. pat-enry are preserved.  
*M.N. Shah*

*Shivanath Prasad*

ORIGINAL

VILLAGE-BOREYA. THANA No-185. Scale-1" = 50'  
THANA - KANKE. DIST- RANCHI. KHATA No-5.  
R.S. Plot No- 2059. SUB Plot No- 2059/B.  
AREA - 6 Decimals OR 3 KATHA 1 DEHHATAK.  
AREA SHOWN IN RED WASH.



M. Prasad  
Ranchi

Zenonath Prasad



जिला अवर निबंधन कार्यालय, राँची, झारखण्ड

(31)



दस्तावेज सारांश (फॉर्म नं - 2)  
निबंधन विभाग, झारखण्ड

दिनांक :

26-09-2005

जिला निबंधन कार्यालय, राँची  
जीव पर्वत-सह-घोषणा-प्रपत्र (नियम 114)

1. दस्तावेज का प्रकार : विक्रय पत्र  
2. प्रस्तुतकर्ता : विक्रेता  
3. प्रस्तुतकर्ता का नाम व पता : Jhubla Mahto, Ranchi  
4. लिखने की तारीख : 26-09-2005  
5. प्रस्तुत करने की तारीख : 26-09-2005  
6. कुल पृष्ठ : 9  
7. सम्पत्ति का मूल्य : 125,000 रुपये  
8. मुद्रांक का मूल्य : 5,000 रुपये  
9. सम्पत्ति का विवरण : अचल धाना नं० मौजा/मोहल्ला  
Ranchi 185 Bodeya

वार्ड नं० 5, ख्वाता नं० 2059, होलिडिंग नं० 2059, आर०एस० प्लॉट एम०एस० प्लॉट सच प्लॉट क्षेत्रफल स्थिति  
5, 2059, 2059/B, 0/6 Acre/Decimal, सहायक सड़क

10. पार्टी की विवरणी :

पार्टी का प्रकार	पार्टी का नाम	पिता/पति का नाम	जाति	धाना	ग्राम	जिला
विक्रेता	Jhubla Mahto	Late Dwarika Mahto	Other	Kanke	Boreya	Ranchi
क्रैता	Dina Nath Prasad	Late Manger Prasad	Other	Argora	H. H. Colony	Ranchi



शुल्क का विवरण : अनुच्छेद -

A(d) : 1,250.00 N(a) 81.00 LL 2.50 P: 94 Total: 1,334.44

उपर्युक्त प्रविष्टियाँ दस्तावेज में अंकित तथ्यों के अनुरूप हैं।

L.T.G. of Jhubla Mahto

Sh. by m. P. N. Prasad, 26/9/05

प्रस्तुतकर्ता का हस्ताक्षर

निबंधन पूर्व सारांश में इनपुट फॉर्म के अनुरूप डाटा इंटी की गई है।

Counter 26-9-05  
डाटा इंटी ऑपरेटर का हस्ताक्षर

उपर्युक्त Jhubla Mahto ने इस दस्तावेज के निष्पादन को मेरे समक्ष  
स्वीकार किया जिसकी पहचान Jhubla Mahto पिता Late Dwarika Mahto  
निवासी Ranchi पेशा ... ने की।

Jhubla Mahto



L.T.G. of Jhubla Mahto



26/9

Date: 26/09/2005

निबंधन विभाग, झारखंड  
रांची (झारखण्ड)

Token No.: 31  
Serial No./Deed No./Year : 15534/14457/2005  
Document Type : SALE

Role	Name & Address	Father/Husband Name	Occupation	Photograph	Thumb
Identifier	Abhai Tiwari Vill. - Borea Dist. - Ranchi State - Jharkhand	rajendra Narayan Tiwari	Business		

Vendor	Jhubla Mahto Vill. - Boreya Dist. - Ranchi State - Jharkhand	Late Dwarika Mahto	Culti		
		निबंधित			
		पुस्तक संख्या.....	1		
		जिल्द संख्या.....	331		
		पृष्ठ संख्या.....	519से 536		
		दस्तावेज संख्या.....	14457		
		वर्ष.....	2005		
		दिनांक.....	26/09/2005		
		जिला अवर निबंधक, रांची (झारखण्ड)			

26/9

Jhubla Mahto, Boreya