

3594 ✓

3256

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100



ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL

झारखण्ड JHARKHAND

भारतीय गैर न्यायिक एक सौ रुपये का कागज
जो 1988 के कानून
के तहत जारी है।
इस का प्रयोग
केवल न्यायिक
उद्देश्यों के लिए ही
करा जा सकता है।

D 532208

[Signature]
27/4/18

Received Original registered Development Agreement dated 27th day of April 2018 entered between us and M/S. SRI KRISHNA CITY HOMES PVT LTD with regard to our land situated at Vill: Bariyatu, P.S: Bariyatu, P.S No: 193, Dist: Ranchi appertaining to Khata No: 34, R.C Plot No: 854 and Khata No: 54, R.C Plot No: 853, measuring total area more or less 20 Kattas bearing Deed No 3594 of the year 2018 entered in Book No I, Volume No 327 Page no 45 to 232 in the Office of District, Sub-Registrar, Ranchi with assurance, ~~readiness and~~ ~~declaration~~ to produce the same as and when required by the aforesaid Developer, without any ~~other hindrance~~ difficulty.

Renuka Sinha

27/4/18

Director

[Signature]
27.04.2018
Nikhil Kumar Saha
(One of the owner cum
Executant of Agreement)

Sri Krishna City Homes

Sri Krishna City Homes

[Signature]

3594 ✓

Devlipor

3256

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

₹. 100



ONE HUNDRED RUPEES

सत्यमेव जयते

भारत INDIA

INDIA NON JUDICIAL

झारखण्ड JHARKHAND

मूल मूल्य 100 रुपये का कागज
मूल्य 1908 की धारा
यह कागज केवल न्यायिक उद्देश्यों के लिए ही
उपयोगी है। अन्य उद्देश्यों के लिए
यह कागज वैध नहीं है।

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27/4/18

D 532208

Sri Krishna City Housing (P) Ltd.
[Handwritten Signature]

Director

Renuka Sinha
27/4/18

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22/12/18
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DEVELOPMENT AGREEMENT

THIS DEED OF DEVELOPMENT AGREEMENT is made on this 27th day of April, 2018, at Ranchi.

BETWEEN

1. Smt. Renuka Sinha, W/O- Sri. Mithilesh Kumar Sinha, by occupation- House Wife, 2. Sri. Mithilesh Kumar Sinha, S/O Late Bameshwar Prasad Sinha, by occupation- retired Govt. Officer, both by cast-Kaishtha, by faith Hindu, by nationality Indians, both permanent resident of 3 'C', Blessington Heights, Kanke Road, Ranchi- 834008, Jharkhand, thereafter called the **OWNERS /First Party (Which expression shall unless excluded by or repugnant to the context be deemed to include their heirs /executors/representativ and assigns) of the **ONE PART.****

PAN NO. of Owners No. 1 ADAPS2790N and ADR NO. 649253307077 respectively.

Mobile No- +918294057436

मिथिलेश कुमार प्रसाद सिन्हा के
पता 34/54, ब्लॉक 8B, 814
ब्लैक सिटी, राँची

PAN NO. of Owners No. 2 APYPS4208K and ADR No. 272046863644 respectively.

Mobile No- +917250207436

प्राप्त-पशुपालन की कार्य बीटाल
एवं वाशमहा, की व की नदी
वर्णित प्लॉट इन नदी की
27/4

Sri Krishna
Prakash / Kumar

Sri Krishna
Prakash / Kumar
Renuka Sinha
27/4/18



Renuka sinha
27/4/18



Little Ring

Middle

Thumb



27/4/18 _____ 10/10 /
Renuka Sinha
Mithilesh Kumar Sinha
Kanke Road Ranchi
H. wife
27/4/18

AND

M/S SRI KRISHNA CITY HOMES PVT. LTD., an Incorporated Company having its office at 501, Mangal Towers, Katatoli Chowk, Ranchi-834001, in the state of Jharkhand, represented through its Directors, (1) **Mr. RAKESH KUMAR**, S/O Mr. Shivji Singh, by caste-Bhumihar (Brahmin), by faith Hindu, By nationality-Indian, by occupation- Business, R/o-Dimna Road, Mango, Town-Jamshedpur, Distt.- Singhbhum East, Jharkhand, Indian citizen

PAN NO ABWPK3704A

ADR No. 289144144423

Mobile No- +919431303918

and (2) **AMIT KUMAR AGRAWAL**, S/O Mohan Lal Agrawal, by faith Hindu, by occupation Business, resident of 72, Kaveri Apartment, Bandar Bagicha, Dak Bunglow Chauraha, P.S. Kotwali, Patna, Bihar, an Indian Citizen,

PAN NO. ADPPA7503A

ADR No. .4303338115425.

Mobile No- +919939665769

duly authorised vide Board Resolution dated 21/04/2018 hereinafter called the **Developer/Second Party** (Which expression shall unless excluded by or repugnant to the subject or context be deemed to include their heirs, executors, authorized representatives, directors appointed through resolution and assigns) of the **SECOND PART**.

WHEREAS Owner No. 1 is seized and possessed of land and or otherwise is well and sufficiently entitled to all that piece and parcel of land with building standing over the portion of R.S. Plot No 854 under Khata No. 34, an area of 6 Khata and R.S. Plot No. 853 of Khata No. 54, an area of 4 Kathas, total measuring an area of 10 Kathas situated at Village- Bariyatu, P.S. Bariyatu, P.S. No. 193, District- Ranchi who has purchased the same by virtue of

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Sri Krishna City Homes (P) Ltd.

[Signature]

Director

Renuka Sinha
27/4/18
[Signature]
Sri Krishna City Homes (P) Ltd.
[Signature]
Director

registered Deed of Sale being no. 8246 ,book No. 1, Volume No. 296, Page No. 9 to 21, dated 8/10/1993 from one Shri Manindra Shukla, mutation of which was granted vide case no. 3784R27 /2002-03 and revenue rent stands paid up to the current year, which is more fully and particularly described in Schedule A(I).

Similarly Owner no. 1 and 2 are jointly seized and possessed of land or otherwise is well and sufficiently entitled to all that piece and parcel of land with building standing over the portion of R.S. Plot No. 854 under Khata No. 34 and Plot No. 853 under Khata No. 54, measuring an area of 10 Kathas situated at Village- Bariyatu, P.S. Bariyatu, District- Ranchi acquired by virtue of a will dated 28.02.2007, being confirmed in Probate Case No. 21/2009.

WHEREAS Raja Manindra Chandra Sinha M.B.E. of Paik Para Raj Estate died on the 4th November 1922 leaving behind three minor sons Kumar Bimal Chandra Sinha, Kumar Amaresh Chandra Sinha and Kumar Brindaban Chandra Sinha. Whereas the said Raja Manindra Chandra Sinha had executed a will in favour of his aforementioned three sons and had appointed Rani Devendra Bala Dasi and Rani Harshamukhi Dasi as the executrices to the said will.

AND WHEREAS the said executrices obtained probate of the said will from the Calcutta High Court being Probate Case No. 65 of 1922. And Whereas Rani Devendra Bala Dasi died about two years after the date of death of the aforesaid Raja and Rani Harshamukhi Dasi managed the estate as Sale (P 13, Executrix including the landed properties situated at village- Bariatu in the District of Ranchi.

AND WHEREAS C.S. Khata No. 34., Plot No.648, situated at Village- Bariatu, P.S. Ranchi, District- Ranchi was taken in settlement in her name as executrix for and on behalf of the said Kumar from the then landlord Mr. Mir Khan and others by virtue of a registered Hukumnama dated 3.11.33 and registered at Ranchi Registry Office and entered in Book No. 1, Volume No. 28, Pages 269 to 272 being Deed No. 2337 for the year 1933. And Whereas in the Revisional Survey Records of Rights and the said C.S. Plot No.648 was recorded in the name of Smt. Rani Harshamukhi Dasi the executrix of

Renuka Sinha
27/4/18
Sri Krishna City Homes(P) Ltd.
Smt. Beema Dasi

the Estate of the said Kumar as being R.S. Plot No .854 and 864. under Khata No. 34 . And Whereas C.S. Khata No. 75 , Plot No. 659 was taken in settlement in her name as Executrix for and on behalf of the said Kumar from the then landlord. Ushman Khan and others by virtue of a registered Hukumnama dated 3.11.33 and registered at Ranchi Registry Office and entered in Book No. I, Volume No. 28, Pages 265 to 268 , being No. 2334 of 1933. And whereas in Revisional Survey of Records of Rights the said C.S. Plot No. 659. was recorded in the name of Smt. Harsha Mukhi Dasi the Executrix of the estate of the said Kumar as being R.S. Plot No. 853 and 866. under Khata No. 54..

AND WHEREAS Rani Harshamukhi Dasi handed over the charge of the entire estate including the properties of Bariatu Ranchi to the aforementioned Kumar Bimal Chandra Sinha, Kumar Amaresh Chandra Sinha and Kumar Brindaban Chandra Sinha when they became Major and put them in possession of the same. And Whereas Kumar Bimal Chandra Sinha died on 17th April 1961 leaving behind his only son and legatee Sri Atish Chandra Sinha and Sri Atish Chandra Sinha took probate of the will of his father from the Calcutta High Court being Probate Case No. 207 of 1961.

AND WHEREAS Kumar Amresh Chandra Singh died on 16th November 1953 leaving behind his only son and legatee Kumar Atish Chandra Sinha who was minor then. And Whereas Rani Amiya Bala Sinha the mother of Kumar Amaresh Chandra Sinha and Smt. Abha Sinha the widow of Late Kumar Amaresh Chandra Sinha obtained probate as executrices of the will left by Late Kumar Amaresh Chandra Sinha from the Calcutta High Court being Probate Case No. 145 of 1954. And Whereas by a Deed of Declaration and Release the said Executrices on the 26th day of May 1964 relinquished their Executrixship and handed over the charge of the estate of their administration to Sri Atish Chandra Sinha the son of legatee in the will of Late Kumar Amaresh Chandra Sinha. And Whereas Kumar Brindaban Chandra Singh died on the 6th February 1966 leaving behind his only son and legatee Sri Bikash Chandra Sinha. And Whereas Sri Bikash Chandra Sinha who was appointed executor of the Estate in the will, obtained probate of the will of his father as executor from the Calcutta High Court being Probate

Sri Krishna City Homes(P) Ltd.

[4]

Director

Sri Krishna City Homes(P) Ltd.
Anil Kumar Agarwal
Director

Ms. Renuka Sinha
27/4/18

Case No. 134 of 1966. And Whereas Atish Chandra Sinha, Ashish Chandra Sinha and Bikash Chandra Sinha thus became the exclusive owners and came in possession of R.S. Plot No.854 of Khata No.34 and R.S. Plot No 853, of Khata No. 54, along with other plots situated at Village- Bariatu, P.S. Ranchi, Thana No. 193, District- Ranchi. And Whereas Atish Chandra Sinha, Adhish Chandra Sinha and Bikash Chandra Sinha on account of legal necessities sold six Kathas of land out of R.S. Plot No. 854 of Khata No. 34 and 4 Kathas out of R.S. Plot No. 853 of Khata No.54, being Sub Plot No. 38, situated at Village- Bariatu, P.S. Ranchi (now Bariatu) District- Ranchi by virtue of a Registered Deed of Sale dated 07.08.82 registered before the Registrar of Assurances at Calcutta being Deed No. 6858 and put Manindra Shukla in possession of the same. And Whereas Manindra Shukla being in urgent need of money for legal necessities sold the aforementioned land to the Owner No. 1.

AND WHEREAS, Atish Chandra Sinha, Adhish Chandra Singh and Bikash Chandra Sinha further sold and transferred 10 Kathas of land, 5 kathas in R.S. Plot No.854 of Khata no.34 and 5 kathas in R.S. Plot No.853 of Khata No. 54, being Sub-Plot 37, by virtue of a registered deed of sale being no. 6861 dated 07.08.1982, to one Ranjeet Singh S/o Kartar Singh, further Pratap Singh in need of money sold the same to the mother of Owner No. 1 namely Urmila Prasad W/o Harinandan Prasad by virtue of a registered deed of sale being no. 8283, Book No.1, Volume No. 296, Pages 244 to 255 dated 8.10.1993, mutation of which was approved vide case no. 3785R27 of 2002-03 and revenue rent stands paid upto the current year.

AND WHEREAS, Urmila Prasad during her lifetime executed a will with respect to her property i.e. the Schedule A(II) on 28.02.2007 jointly in favour of Owner No. 1 and Owner No. 2, subsequently the sole executor of the will Harinandan Prasad got the said will probated on 01.10.2012 through Probate Case No. 21/2009.

AND WHEREAS the Second Party is a property Developer requested the OWNERS to develop, construct high rise multi storied building of residential

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Sri Krishna City Homes(P) Ltd.

[Signature]
Director

Renuka Sinha
22/11/18

[Signature]

Sri Krishna City Homes(P) Ltd.
[Signature]

complexes as per the approved plan of the concerned authority and as such they agreed to the proposal of the Developer. The undersigned OWNERS agreed to enter into the present contract over the schedule A, shown as A (I) & A (II) property mentioned in the foot of this agreement (thereinafter referred to as the **Said property**).

AND WHEREAS, the OWNERS with an intention in their mind and with a desire to develop their land, decided to hand over the said property in favour of Second party/Developer only for the purpose of development of the said property, the undersigned OWNERS have agreed to grant an exclusive right to the Developer for construction of residential Flats/ apartments as per the plan to be sanctioned/ approved by the competent authority and guidelines issued by them to the Developer/second party.

AND WHEREAS on negotiation by the parties regarding all terms and conditions of the projects and regarding allotment of OWNERS's Allocation in the proposed building (s) and in order to avoid future complicity, the parties thereto have agreed upon to make and bring in writing the terms and conditions of contract.

NOW THIS DEVELOPMENT AGREEMENT WITNESSETH AS FOLLOWS:

1. DEFINITIONS- Unless it be contrary or repugnant to the subject or context, the following terms will have the meaning assigned to them as hereunder:

- "OWNERS"** 1. Smt. Renuka Sinha, W/O- Sri. Mithilesh Kumar Sinha, by occupation- House Wife, 2. Sri. Mithilesh Kumar Sinha, S/O Late Bameshwar Prasad Sinha, by occupation- retired Govt. Officer, both by cast-Kaishtha, by faith Hindu, by nationality Indians, both permanent resident of 3 'C', Blessington Heights, Kanke Road, Ranchi- 834008 Jharkhand, shall mean and include their all legal heirs/ successors/ legal representatives/ executors/ administrators/ assignees/ nominees/ authorized persons/ appointed agents/ attorney holders and other interest holders.

Renuka Sinha
27/4/18

[Signature]

Sri Krishna City Homes (P) Ltd.
[Signature]
Development

- II. **"DEVELOPER" M/S...SRI KRISHNA CITY HOMES PVT. LTD.,** an Incorporated...Company having its office at 501, Mangal Towers, Katatoli Chowk, Ranchi-834001, in the state of Jharkhand, represented through its Directors, **(1) Mr. RAKESH KUMAR,** S/O Mr. Shivji Singh, by caste-Bhumihar (Brahmin), by faith Hindu, By nationality-Indian, by occupation- Business, R/o-Dimna Road, Mango, Town-Jamshedpur, Distt.- Singhbhum East, Jharkhand, Indian citizen, and **(2) AMIT KUMAR AGRAWAL,** S/O Mohan Lal Agrawal, by faith Hindu, by occupation Business, resident of 72, Kaveri Apartment, Bandar Bagicha, Dak Bungalow Chauraha, P.S. Kotwali, Patna, Bihar, an Indian Citizen, shall mean to include each of its partners/ successors in office/ legal heirs of Developers/ Promoters with other interest holders as per its constitutions.
- III **"PROPOSED BUILDING"** shall mean and include the buildings to be constructed and the land appurtenant thereto and all common facilities, amenities provided thereto etc.
- IV. **"COMMON FACILITIES AND AMENITIES"** shall include corridors, hall-ways, stair ways, passage ways, drive ways, Landings, Machine room, Staircase, Passage, Lift Shafts, Lift pump room, tube wells, underground water reservoir, overhead water tank, water pump, motor, generator, common lavatories and other facilities which may be mutually agreed upon between the parties and required for establishment. location, enjoyment, provisions, maintenance and management of the building but excluding the roof and terrace of the proposed building.
- V **"SUPER BUILT UP AREA"** shall mean super built up area "as per land use permissible under Building Laws" and any other provision made in the relevant Acts/Rules and shall include walls, pillars .area within the walls and portions of the area occupied by lift landing, staircase, deep boring, water tank entrance corridors, lobbies, generator room, security guard's room, area meant for Fire Fighting

Renuka Sinha
27/4/18

Sri Krishna City Homes(P) Ltd.
Amit Kumar Agrawal
Director

Sri Krishna City Homes(P) Ltd.
[Signature]
Director

arrangements, Administrative Office and other common areas in the Proposed Building.

- VI "SAID UNITS" shall mean and include various residential units with or without car parking space in the Proposed Building to be constructed on "the said property".
- VII "SALEABLE SPACE" shall mean the space in the building available for independent use and occupation, other than the "LAND OWNER'S ALLOCATION", after making due provisions for space needed for common facilities and amenities required in the proposed building, the space, which the Developer is entitled to sell to the prospective purchasers, subject to the terms as mentioned herein below: thereof.
- VIII "LAND OWNERS'S ALLOCATION" shall mean 45% of the Super Built up area in the proposed building to be allocated to the Owners as part of Owner's portion The remaining 55% of the Super Built up area in the proposed building are the allocation of the Developer in accordance with the terms and conditions of these presents. The Owner's allocation have been fully and particularly described in Schedule- 'B' below including the proportionate share to the said extent in the common facilities and amenities as defined in clause V above. The number of residential units and car parking spaces to be allocated to the OWNERS will be decided and demarcated after sanction of building plan by the R.M.C., Ranchi or the Competent Authority and instruction/direction and sanction, modification of the building plan by the R.R.D.A., Ranchi, and/or any other Competent Authority. The Owners and the Developer shall be entitled to 45% and 55% share in the parking spaces of the of the building, Common Areas to be used by all occupants of the Constructed Proposed Building.
- IX. "DEVELOPER'S ALLOCATION" shall mean the remaining 55% of the portion of the Super Built up Area in the proposed building, as fully described in Schedule 'C' hereinafter written, left after allocation of OWNERS'S share of 45% of the Super Built up Area in the proposed building; the portion known as "Owner's Allocation", but including

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27/4/18
Sri Krishna City Homes (P) Ltd.
[Signature]
Director

proportionate share in common facilities and amenities of the building on the said property. The Owners and the Developer shall be entitled to 45% and 55% share respectively in parking spaces of the building and Common area to be used by all occupants of the Proposed Building.

- X. "SERVICE CHARGE" shall mean and include proportionate share of the premium for the insurance of the building, water, fire and taxes, electric lighting, sanitations, repairs and renewal charges, any charge for the bill collection and charges for management of common facilities, costs for renovation, replacements and maintenance and expenses in relation to the building including all common wiring, pipes, electrical and mechanical equipments, pumps, motors, generators and other electrical and mechanical installations appliances tools, implements, apparatus and the stair ways, corridors, halls, passage-ways, gardens, park ways, open spaces and all other facilities whatsoever as may be mutually agreed upon from time to time by the OWNERS's of the Flats/apartments, spaces and buildings as the case may be.
- XI. "THE/ARCHITECTS" shall mean the consulting Engineer, who has been or will be appointed by Developer for designing and planning of the Proposed Building or any other person, Firm or Company, who may be appointed hereinafter for the similar person with the consent of the LAND OWNERS.
- XII. "THE BUILDING PLAN" shall mean and include the plans to be prepared by the Architect/Engineer appointed by the Developer for the sanction of plans and/or for the construction of the Proposed Building to be submitted under the signature of the OWNERS or their attorney and submitted to and sanctioned by the Ranchi Municipal Corporation or any other Competent Authority, including any variation therein, which may subsequently be made by the Engineer and the Architect with the approval of R.M.C./ other Competent Authority, which are

Renuka Sinha
27/4/18

Sri Krishna City Homes(P) Ltd.
Shri Krishna Sinha
Director

Sri Krishna City Homes(P) Ltd.

[9]

Director

competent to approve and sanction the plan for the proposed Building to be built on "the said property".

2. **SCHEME & CONSIDERATION FOR DEVELOPMENT:**

- (a) The developer shall at its own costs and efforts, if they so require get the building plans sanctioned, modified, varied, prepared from a qualified Architect and get the same sanctioned by R.M.C., Ranchi or any other Competent Authority(ies) for the construction of the Proposed Building on the "Said Property". The Developer may submit such plans in its own name or in the name of Owners to which the OWNERS have no objection and whenever so required the OWNERS shall sign the plans, application and also swear affidavits at the cost of the Developer.
- (b) The Developer will be entitled to get the plan sanctioned, modify the approved plan, as it may deem fit and proper, provided such modifications are permissible and/or within the provisions of the building bye-laws or as per approved scheme laid down by RRDA, Ranchi, or R.M.C., Ranchi, or the other Competent Authority(ies).
- (c) The Owners will render to the Developer all reasonable assistance in obtaining all sanctions, permissions, approvals as and when required by the Developer from R. R. D..A. or R.M.C., Ranchi or the Competent Authority, Ranchi and/or other authorities. if any, and the Owners hereby agree, assure and undertake to sign and execute such plans, applications and other papers and deeds, documents as may be required of the Developer from time to time, for the construction of the proposed Building, at the cost and expense of the Developer.
- (d) The LAND OWNERS's share of flats/units shall be allotted in favour of them or their assignee/representative/legal

Sri Krishna City Homes(P) Ltd.

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Director

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Renuka
27/4/18

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Sri Krishna City Homes(P) Ltd.

[Signature]
Director

heirs/nominees or in the name of any other third party nominated by the LAND OWNERS's by an allotment-cum-construction agreement to be executed before construction of and immediately after sanction of building plan by and between the parties.

- (e) While executing this Agreement, in consideration of the OWNERS having entrusted, giving license to the Developer to enter into the said property, develop and/construct building as per plan at its own cost and conferring on him the rights, power privileges and benefits mentioned therein, the Developer therewith paid, as signing amount, Rs. 35,00,000/- (Thirty Five Lacs Only) in phases to the OWNERS , and the payment made thereof is duly acknowledged by the OWNERS to the Developer. The amount so paid by the Developer to the Owners is neither adjustable nor refundable.
- (f) The Developer shall be authorized by the Owners to apply for and obtain quotas, entitlements and other allocations of such building materials as may be necessary and also to apply for and obtain temporary and/or permanent connections of water supply, Electricity and/or other facilities for the Proposed Building.

3. **OWNERS CONVENT:** that

- (a) The Owners are seized and possessed of or otherwise well and sufficiently entitled to as the absolute Owners in respect of " the said Property" more fully described in Schedule A (i) & (ii) below and are free from all encumbrances and the Owners have acquired a good, clear and marketable title over the same.
- (b) That there are no attachment, no claims, demands, suits, decrees, injunctions, orders, lis pendens, notices, petitions or adjudication orders effecting the said property or any part thereof.

Sinha

Remuneration
27/4/18

Sri Krishna City Homes(P) Ltd.

Director

Shri Sunil Kumar Aggarwal

Sri Krishna City Homes(P) Ltd.

Director

- (c) That "the said property" has neither been acquired, requisitioned or restored nor any notice for acquisition, requisition or restoration of the same under any statutes of past or present have been received by the Owners from Competent Court or any Government Authority.
- (d) That the Owners hereby agree and covenant with the Developer not to cause any hindrance or interference in the matter of construction of the Proposed Building by the Developer nor to do any act or deed or thing whereby the Developer is prevented from booking, selling, assigning and/or disposing of any of the Developer's allocated portion in the Proposed Building.
- (e) The owners declare that they have not agreed, committed to or contracted or entered into agreement for sale, lease or transfer by any mode of "the said property" or any part thereof with any person other than the Developer and that the Owners have not created any lien charge, mortgage or encumbrance on "the said property".
- (f) The Owners further declare that they have not done any act, deed, thing or matter whereby or by reason thereof the development and construction on "the said property" may be affected or prevented in any manner whatsoever.
- (g) In the event of the Owners retaining their share known as Owner's allocation in the Proposed Building, they shall be liable to pay for the following :
- i. Electrical charges as consumed.
 - ii. Charges for generator maintenance.
 - iii. Deposits for forming a Corpus Fund of the Society of unit owners of the Building.
 - iv. Monthly maintenance charges.

Sri Krishna City Homes(P) Ltd.
Renuka Sinha
27/4/18
Director

Sri Krishna City Homes(P) Ltd.

- (h) The LAND OWNERS's of the property are entitled to decide the name of the Proposed Building and lay a foundation stone in consultation with the Developer.

And whereas the Developer (second Party) on relying on the said declaration and title over the property are executing this Agreement without any doubt..

4. DEVELOPER COVENANTS: that

- (a) The Developer shall carry out the development of "the said property" and construction of the Proposed Building thereon in accordance with the plan approved by the Owners, sanctioned by R.M.C., Ranchi and/or modified by the Competent Authority and also in accordance with the relevant Municipal Laws, Regulation, bye-laws, if any direction from time to time by Authorities.
- (b) The Developer shall arrange from his own sources, finance and/or funds, as will be required from time to time for the development of the said property or for the construction of the said Proposed Building thereon. The Owners shall not be responsible for any of the matters herein above.
- (c) Notwithstanding anything contained in these presents the Developer shall indemnify and keep indemnified the OWNERS against and from all losses, claims, damages, costs, charges and expenses that may be made, incurred or suffered by the OWNERS in relation to "the said property" for construction of the Proposed Building and in relation thereto or for any breach of any contract by the Developer or violation of any permission, rules regulations or bye-laws or occurring out of accident or otherwise.
- d) The Developer shall be responsible to obtain the completion certificate or the occupancy certificate, or both, as applicable,

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Sri Krishna City Homes(P) Ltd.

[Signature]
Director

[Signature] Renuka Sinha
27/4/18

Sri Krishna City Homes(P) Ltd.
[Signature]
Director

[Signature]

from the competent authority and make it available to the allottees or to the association of the allottees.

- (e) On completion of the Proposed Building, the Developer shall first give notice to the Owners in writing to take possession of the portion in the building known as "Owner's Allocation" and from the date of notice of taking possession of their allocated portion in the "Owner's Allocation", the Owners shall be liable to pay all taxes, service charges and other outgoings in respect of the facilities in the building, proportionate to the known as "Owner's Allocation", provided that any additional costs or expenses by way of maintenance for any particular use for any portion within the Owner's Allocation shall also be paid by the Owners in proportion to their respective share.
- (f) The Developer hereby agrees and covenants with the Owners not to violate or contravene any of the provisions of any Act, rules or regulation or orders made therein for construction of a new Building.
- (g) The Developer hereby agrees and covenants with the Owners not to do any act, deed or thing by which the Owners may be prevented from enjoying, selling, assigning and or disposing off their allocated portion in the proposed Building, as described in Schedule 'B' below.
- (h) That the Developer shall use standard quality of Building materials as per Schedule of Property 'D'. The Developer shall also ensure proper quality of construction, so as to obviate any future complaint by the Unit occupants.

5. TIME FOR COMPLETION OF PROJECT:

The Developer shall complete the construction of the Building within 36 months with the grace period of 6 months from the date of *approved / Sanctioned Plan* and complete the Project as early as possible, failing which the Developer shall be liable to pay a compensation of.

Remuka Sinha
27/4/18

Sri Krishna City Housing L.P.
Shubham Agarwal
Director

[Signature]

Rs. 50,000/- (Rupees Fifty Thousand Only) per month to the Land Owners till the completion of the Project in all respect.

6. TIME IS ESSENCE OF CONTRACT:

The Developer, on being given peaceful possession of "the said property" by the Land Owners, agrees to complete the project within the period of 36 months, as stipulated in the Agreement. However, in the event of the Developer being unable to complete the project within the stipulated period aforesaid, excluding the period affected by 'force majeure' or other circumstances beyond its control, the Developer shall be allowed a further grace period of 6 months.

7. FORCE MAJEURE:

The parties hereto shall not be considered to be liable for any obligations hereunder to the extent that the performance of the relative obligation is prevented by the existence of force majeure and such obligation shall remain suspended throughout the duration of the force majeure. In this regard force majeure shall mean and include flood, earthquake, riot, war, storm, tempest civil commotion, air raids, strike, lockout and/or court restraining the construction of the Proposed building on "the said property" or restraining construction in general and/or changes in the bye-laws, Municipal rules or policy relating to sanctioning of plans necessitating fresh sanction of plans or any act beyond the control of the parties thereof.

8. POWER OF ATTORNEY

(a) The Owners shall give to the Developer, after execution and registration of this Agreement and handing over of physical possession of the said property, a Power of Attorney in favor of the Developer or authorized nominee(s) of the Developer, referring the details of this Agreement, empowering him/ them for development of "the said property" beginning from undertaking development work up to completion of the project.

San Krishna City
Renuka Sinha
27/4/18
Director

[Handwritten Signature]

including the powers to arrange for prospective purchasers for the 55% of the Super Built up Area, being the portion known as Developer's allocation, enter into agreement with them, receive advance and other consideration money. The Owners shall also, by the said Power of Attorney, empower the Developer to sue for or defend any legal action, civil or criminal, arising out of or related to the said property and for that purpose engage lawyer/advocate, sign Vakalatnama, complaints, written statements, petitions and rejoinders and do all that which may be necessary for protection of the Owner's interest in the said property and for successful completion of the Project.

- (b) After sanction of the Construction Plans by RMC/ Competent Authority(ies) and signing of Allotment-cum-Construction Agreement between the Owners and the Developer, the Owners shall give another Power of Attorney , giving reference of the Allotment-cum-Construction Agreement, to the Developer for execution and registration of Power Conveyance/s with respect to the 55% of the Super Built up Area, being the portion known as Developer's allocation. However, although the Developer may start booking of Units from out of the portion known as the Developer's allocation., yet the Developer cannot sell and deliver possession of the same to the Purchasers, unless possession of the built up area in the Proposed Building known as the "Owner's allocation" have been delivered to the owners in completely finished condition.

9. DEVELOPER'S RIGHT:

- (a) The developer shall be entitled to advertise in its own name about the development of "the said property" and proposed sale of Flats/dwelling Units, with or without car parking space in the proposed Building to be constructed and put up Advertisement Board on the said property.

- (b) The Developer shall be entitled to obtain the services of and enter into agreement with any Building Contractor, Architect, Engineer, Electrician and Plumber etc., and to appoint agents at its own costs, risk and expenses.
- (c) The Developer shall further be entitled to book and allot residential units with or without car parking space or rights in the Proposed Building with proportionate share in the said property to prospective Purchasers in so far as they relate to Developer's allocation and to enter into agreements and receive booking money, advance amount, installments, and other payables from prospective purchasers and grant receipt thereto without in any way creating any liability for the Owners.

10. MUTUAL RIGHTS :

- (a) On completion of the Proposed Building, the Owners shall be entitled to the built up area in the Building, known as "Owner's Allocation" and described in the Schedule 'B' below.
- (b) Likewise on completion of construction of the Proposed Building, the Developer shall be entitled to the saleable space as particularly mentioned in Schedule 'C' and known as "Developer's Allocation", PROVIDED ALWAYS that the Developer shall be at liberty to enter into such agreement for sale of the Units and parking space from out of the Developer's allocation as it may deem fit and proper at any time after execution of this agreement and handing over of possession of the said property by the Owners.
- (c) The common area of the Proposed Building shall be controlled by the Owners and the Developer and/or their transferees or Association of Unit Owners or a Co-operative Society formed by the occupants of the Building for management of the Building and welfare of its occupants.

Unit - Renuka Sinha
 22/11/18
 Sri Krishna City Homes Pvt Ltd
 22/11/18

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Sri Krishna City Homes Pvt Ltd
[Signature]
 22/11/18

(d) That the agreement or agreements entered into by the Developer with prospective purchasers shall in no way bind the Owners in any manner whatsoever but it will further be obligatory upon the Developer in every such agreement to include the following clauses;

(i) Non fulfillment of any of the obligation on its part will only entitle the the said prospective purchaser to claim compensation from the Developer only and not from the Owners.

(ii) The prospective purchaser shall be bound by the condition that during their ownership or possession over the aforesaid residential units as also their successor-in-interest shall be bound to proportionately share all charges and expenses arising out of or accruing in with all the common amenities in the said building such as House Tax, Water Tax, Latrine Tax, Electricity Charges for their stair, compound, other common portion in addition to being liable for such charges in respect of their own units allotted to them or owned by them or possessed by them.

(e) The Owners and the Developer have entered into Agreement purely as a contract and nothing contained herein shall be deemed or construed as a partnership between them nor shall this Agreement be treated as Joint Venture or Adventure between them and the parties hereto do not constitute an association.

(f) It is also agreed by and between the parties hereto that the roof over the Top Floor shall be used for installation of Overhead Water Tank, Disc Antenna etc., and also from time to time visit by the technicians, plumbers, lift-man and Engineers etc., (appointed by Owners/Developer and for the Unit Owners Association, Co-operative Society or by a body formed by the

Remuka Sinha
27/4/18

Satyajit Kumar Aggarwal
Director

11-12

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occupants of the Building), for the purpose of inspection and repairs of the Lift/Lift room, Overhead water Reservoir, Disc Antenna etc.

- (g) For the maintenance of the Building, and for looking after the common facilities of the Building, the Owners and the Developer shall form, as they may deem best, a Co-operative Society/Association of persons/ Body Corporate of all the persons owning various units in the Building. All the Co-Owners of the building shall become members of such organization shall be bound to abide by the rules and regulations as may be framed by the Organization from time to time and they shall be bound to contribute towards the cost of formation of such Organization as well as to pay to the regular maintenance charges as be fixed for maintenance and management of the entire Building Complex.
- (h) The common areas shall jointly be owned by all the unit owners of the said building with equal entitlement to use all common facilities intended for utilization by the occupants of the said Proposed Building on the same terms and conditions applicable to all for such utilization.

11. RATES AND TAXES:

Till the completion of the Project the Developer shall be liable to pay all the taxes and other dues, if any, on the said property. Thereafter the Owners, the Developer, the Purchasers of Units in the so Constructed Building shall pay/bear the same in proportion to the Areas held by them.

- (a) From the date of notice of their taking possession of their allocated areas in the newly constructed Building, the respective owners will be responsible to pay and bear the proportionate operation and maintenance/service charges for the common facilities in the newly constructed Building.

Sri Krishna City Homes (P) Ltd
Just Sunn Agrawal
Renuka Sinha
27/4/18
Director

[Handwritten Signature]

- (b) Additional operation and maintenance/service charged for such other services as may be provided over and above those mentioned in Clause 12(a) above.

12. RESIDUARY TERMS AND CONDITIONS:

- (a) The details of specifications of the unit/flat/saleable area and the parking spaces towards OWNERS's allocation is to be assigned /allotted in favour of land OWNERS to be mentioned in separate allotment-cum-construction agreement to be executed after sanction of building plan and before commencement of construction.
- (b) The Developer shall be liable to assign and the OWNERS shall be entitled to get their share as aforesaid in clause 2(d) as decided by the parties out of the total constructed super built-up area, to the extent of the area of the said property and the OWNERS shall be confirmed by the Developer after approval of the building plan regarding specific units of allotment with mutual consent. The balance saleable area of the super built-up area in the complex is specified as the allocation of the Developer's share wherein the OWNERS shall not have any claim, in any manner.
- (c) The OWNERS and Developer shall have the right to sue for specific performance of this agreement or any other supplementary contract which may be executed for non-compliance of any term and the suing party shall also have a right to recover cost and damages if any.
- (d) The Owners and Developer will have the proportionate roof rights above the top floor of the constructed Building, except the area left for installing overhead water tank, dish antenna and the lift area for inspection, and for maintenance of which the plumbers, technicians etc, shall have free access thereto.

Sri Krishna City Homes (P) Ltd.
Renuka Sinha
27/4/18
Renuka Sinha

- (e) That 45% share of roof rights shall remain with Land Owners and balance 55% share shall be with the Developer . However, in future, if the FAR is revised by RMC, Ranchi /other Competent Authority(ies), the land owners shall have discretion to construct more flats/apartments, as per competent approval, by themselves or through the Developer. All the amenities and facilities such as Water storage etc. shall however be shifted on the top terrace.
- (f) For success of the project, proper communications between the Owners and the Developer is a must and they shall communicate with each other by way of telephonic communication or by exchange of mails. Both parties agree to respond to the communication of the other party.

14. TITLE DEEDS:

Copy of Title deeds in respect of the said property shall be given by the Owners to the Developer as and when required until the Proposed Building is completed and the possession thereof is handed over, as provided to the Owners of the portion known as Owner's Allocation in completely finished condition. Thereafter it shall be handed over to the Association of the Flat owners or the Co-Operative Society formed for the management of the constructed Building.

15. ARBITRATION:

In case any dispute or difference that arise between the parties during progress of or after construction or abandonment of the work, pertaining to the construction of any terms or covenant spelt out in this contract or any clause thereof or relating either to the said building work or any incidental and ancillary disputes/differences arising out of this contract or any other supplementary contract disputes relating to payment and non-payment entitlement between the parties etc, except unilateral cancellation of this agreement by either party shall be referred to an arbitrator to be nominated by parties jointly and

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 Sri Krishna City Homes (P) Ltd.

Handwritten notes:
 Sri Krishna City Homes (P) Ltd.
 Renuka Sinha
 27/4/18
 Amal Kumar Aggarwal

acceptable to both and in accordance of Arbitration and Conciliation Act 1996

16. **JURISDICTION:**

All disputes between the parties thereto shall be settled within the jurisdiction of Ranchi only

**SCHEDULE OF PROPERTY
SCHEDULE "A"**

(AI) All that piece and parcel of land with building standing over the portion of R.S. Plot No. 854. under Khata No.34 and Plot No. 853 under Khata No. 54. being sub-plot 38, measuring an area of 10 Kathas situated at Village-Bariyatu, P.S. Bariyatu, P.S. No. 193, District- Ranchi which is butted and bounded as follows:-

North	:	20 feet wide common road
South	:	Part of R.S. Plot No.853.
East	:	25 feet Common Road
West	:	Land of Ranjit Singh

(All) All that piece and parcel of land with building standing over the portion of R.S. Plot No. 854 under Khata No.34 and Plot No. 853 under Khata No. 54, being sub-plot 37, measuring an area of 10 Kathas situated at Village-Bariyatu, P.S. Bariyatu, P.S. No. 193, District- Ranchi which is butted and bounded as follows:-

North	:	20 feet wide road
South	:	R.S. Plot No. 853.
East	:	Land of M. Shukla
West	:	Land of M. Shukla

SCHEDULE 'B'

45% of the Super Built Up Area in Building constructed, as per specification mentioned in Schedule 'D' below and it shall comprise of 3500 sq. ft. on the top floor and balance area shall be decided after the sanction of building plans from the appropriate authority, with lift facility and proportionate share

Sri Krishna City Homes (P) Ltd.
Anil Kumar Agarwal 1001 Renuka Sinha 02/01/16

Sri Krishna City Homes (P) Ltd.
[Signature]

of common facilities and amenities, as defined in clause 1(viii) above as its share for their own use and/or for sale, which will be described in detail in the Allotment-cum-Construction Agreement to be signed by the two parties, i.e. the Land Owners and the Developer.

SCHEDULE 'C'

After setting aside the Owner' Allocation as detailed in Schedule 'B' above, the rest 55% of the Super Built Up Area in the Proposed Building, after it is constructed will be retained by the Developer with lift facility and proportionate share of common facilities and amenities, as defined in clause 1(ix) above as its share for its own use and/or for sale

SCHEDULE 'D'

SPECIFIC DETAILS OF SPECIFICATION FOR CONSTRUCTION

FOUNDATION	R.C.C. Column and pedestal , with anti termite treatment both in foundation and piinth in addition to protection for Earthquake.
STRUCTURE	R.C.C. Column/Beams/Slabs
WALLS	8"/10" thick external and 5" thick internal partition brick masonry.
WALL FINISH	External and internal walls finished with plaster of Paris with light colour.
FLOORS	With Egyptian marbles.
CHOWKHATS:	Door Frames (Chowkhats) of SAL WOOD of size 5"x2½ section with Beading.
ENTRANCE DOOR	Entrance Door shutters of ISI mark one side Teak with decorative Beading and finished with natural polish.
OTHER DOORS:	ISI mark one side Teak with decorative Beading and finished with natural polish.
WINDOWS	3 channel Glazed Aluminum Sliding windows with steel grill.
KITCHEN FLOORING:	Marble/Ceramic Tiles.
b) Working Platform:	Granite Slab Platform

Sn Krishna City Homes (P) Ltd
 Anand Kumar Aggarwal
 Use Renuka Sinha
 27/4/18

Handwritten signature/initials

Handwritten signature
 Director

- With granite polish.
- c) Dado : 3' high glazed tiles.
- d) Sink : Steel Sink

BATHROOM

- a) Flooring : Non skidding ceramic tiles
- b) Walls : Glazed tiles up to roof height.
- c) Sanitary Ware: White glazed sanitary ware of ISI Mark of Jaguar, Hindware, Hindustan with light colour..
- d) Fittings: Chromium plated and glass cubicles for bathing
- e) Cistern: Cistern in light colour
- f) Hot & Cold: Hot & Cold IN All Bedroom Toilet
- g) Commode: Vacuum Type

ELECTRICALS

- a) All internal wiring in concealed conduits with Copper Wires.
- b) All electrical wiring switches and accessories.

TV&CABLE & TELE SUPPLY

One TV point and one Telephone plug provide in Drawing Room and Master Bedroom.

WATER SUPPLY: 24 hours water supply

OTHER AMENITIES

- Electric, Generator : Single phase connection
- Generator, Lift : Provided 200 watts emergency power Supply through automatic changeover from generator & lift.
- Reserve Car Parking : Reserved car parking spaces is

Available and the same will be allotted at extra cost.

U. S. Renuka Sinha
27/4/18

Shri Krishna City Homes (P) Ltd.
Shri Krishna City Homes

Shri Krishna City Homes (P) Ltd.

Shri Krishna City Homes

This Development Agreement is prepared in two copies, both copies shall be treated as original. The original registered Development Agreement, after being executed, shall be kept by the Owners with assurance to the Developer to produce the same as when required by the Developer in connection with development of the Project without any difficulty. The other copy shall be kept by the Developer for future reference.

IN WITNESS WHEREOF, the parties have thereunto put, set and subscribe their respective hands and seals on the date, month and year first above written.

WITNESSES

1. Anup K Sivasubramanian
 s/o Late Ashok Sivasubramanian
 Vill Khatanga Hotevar
 Wheelgown Ranchi

Renuka Sinha
 27/4/18
LAND OWNERS OF THE 1ST. PART

(Per Ujjwal Kumar Sinha)
 27/4/18

2. Raj Anand Kumar
 Chakia Ranchi

DEVELOPER OF THE SECOND PART

Sri Krishna City Homes(P) Ltd.



[Signature]
 27/4/18 Director



Sri Krishna City Homes(P) Ltd.
[Signature]
 27/4/18 Director



Drafted by
 Anand Kumar - Raj





झारखंड सरकार

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

जमीनदार नाम				रैयत का नाम, अभिभावक का नाम, रिश्ता								
शमीलात				रानीहाश मुखी दाशी, जोजे-कुवर शीतीश चन्द्र, जाति-कपस्त, निवासी-शाकीन देह								
जिला का नाम	राँची	अंचल का नाम	बड़ागाँई	हलका का नाम	हल्का-04	मौजा का नाम	बरियातु	खाता का प्रकार	रैयती			
खेवट नम्बर	4/14	खाता नम्बर	54	थाना का नाम	राँची	थाना नम्बर	193					
खाता नम्बर	खेसरा नम्बर	खीहटी उत्तर 3 खीहटी दक्खिन 4	किस्म जमीन	मिजान	कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान			खास शर्त		
(1)	(2)	(3)	किचारी संख्या (5)	ए	डिस	(8)	(9)	रौ (10)	आ (11)	पै (12)	(13)	
54	853	टांड खोदावकस खीवी वगै0 टांड वकाशत अबदुल वहान	टांड दो ।	3	10	वजरीय हुकुम नामा खीशटरी तारीख 3/11/32 इशवी शलामी मुवलीक 360	72	0	0	दखलकार		
	866	टांड खोदावकस खीवी वगै0 टांड वकाशत कुमा खी	टांड दो ।	2	76	वजरीय हुकुम नामा खीशटरी तारीख 3/11/32 इशवी शलामी मुवलीक 360	72	0	0	दखलकार		
खाता मे कुल प्लोट संख्या		2	खाता का कुल मिजान	5	86	खाता का कुल	72 0 0					

यह एक कंप्यूटर जनित प्रति है

4/27/2018
2:45:56
PM

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है

इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है।



झारखण्ड सरकार

झारखण्ड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

जमीनदार नाम				रैयत का नाम, अभिभावक का नाम, रिश्ता							
महमदमीर खॉ वगैरह				रानी हरश मुशी घासी, जोजे-कुवर शतीश चन्दुर सिंह वहिस्सा बराबर, जाति-काएस्त, निवासी-शाकीन देह							
जिला का रॉची नाम	अंचल का नाम	बड़ागाई	हलका का नाम	हल्का-04	मौजा का नाम	बरियातु	खाता का प्रकार				
खेवट नम्बर	4/6	खाता नम्बर	34	थाना का नाम	रॉची	थाना नम्बर	193				
खाता नम्बर	खेसरा नम्बर	चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4	किस्म जमीन	मिजान		कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान			खास शर्त
(1)	(2)	(3)	कियारी संख्या (5)	ऐ	डिस	(8)	(9)	रौ (10)	आ (11)	पै (12)	(13)
34	854	हाता राम सुनेन्द्रनाथ चौधरी टाइ वकासत पहलवान खॉ वगैरह	टाइ दो 0	2	98		वजरीए हुकूमनामा रजीस्ट्री नाफीज 3-11-33 ई. शलामी मुवलीक 535 रुपया पांच सौ पैतीश रुपया	107	0	0	दखलकार
	864	टाइ नुनवा उरौव वगैरह हाता राम सुनेन्द्रनाथ चौधरी	टाइ दो 0	4	89		वजरीए हुकूमनामा रजीस्ट्री नाफीज 3-11-33 ई. शलामी मुवलीक 535 रुपया पांच सौ पैतीश रुपया	107	0	0	दखलकार
खाता मे कुल प्लोट संख्या		2	खाता का कुल मिजान		8	87	खाता का कुल	107 0 0			

यह एक कंप्यूटर जनित प्रति है

4/27/2018

2:44:39

PM

CORRECTION SLIP SHOWING MUTATION IN RESPECT OF TEANCI ESESTATES IN GOVERNMENT

District 27th Sub-division 1931 Circle/Anchal 1931 Taluq Number 1931 Haika 1931

Sl. No.	Mutation each number in Registrar 27	Village	Time and Thana Number	Number to tenancy which the mu- tation relate	Authority sanc- tioning mutati- on with date of order	Whether muta- tion is due to sale gift, each- ange succession or other	Full details of exchanges affected by mutation	Date of correc- tion of the Haika Register by the Karmachari	Remarks
1	2	3	4	5	6	7	8	9	10
				132 VI	21-3-04 27-11-04 27-11-04 27-11-04 27-11-04 27-11-04	8883 8-10-93	4 A 1931-130-1931- 1931-130-1931- 1931-130-1931- 1931-130-1931- 1931-130-1931- 1931-130-1931-		
							1931-130-1931- 853 10 330 854		
							(36 481)		



Memo No. 250/11 Date 31/12/11
 Circle Officer / Anchal 1931
 Karmachari 1931
 For information any necessary action

Forwarded to the Karmachari, Haika No.

सूचना
नाम मोंजा मय
पता: थाना नम्बर



फरद मसकी / फरद रैयती
नाम रैयत मय वसिदयत जम्बन्दी
वो सकुनत नम्बर।

Page No. : 10
Vol. No. : 11
Receipt No. : 1468849220

गाई | बरियातु | रौंची 01 | श्रीमती उर्मिला प्रसाद

खाता संख्या	खेसरा संख्या	रकबा (एकड़ में)
34,54	853,854	10 एकड़ 0 एकड़ 0 एकड़

अराजी नकदी	अराजी भावती	तफसील हिसाब लगान भावती
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जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2016-2017)
		तीन वर्ष से ज्यादा (2002-2003) - (2012-2013)	३ रा वर्ष (2013-2014)	२ रा वर्ष (2014-2015)	१ ला वर्ष (2015-2016)	
माल (नकदी)	5.00	55.00	5.00	5.00	5.00	5.00
गुजारी (भावती)	1.25	13.75	1.25	1.25	1.25	1.25
सेस	2.50	27.50	2.50	2.50	2.50	2.50
सूद	2.50	27.50	2.50	2.50	2.50	2.50
मुतफरकाल	1.00	11.00	1.00	1.00	1.00	1.00
मीजान	12.25	134.75	12.25	12.25	12.25	12.25

तफसील अदायकारी

अदायकारी बावत		बकाया				मौतालबा हाल (2016-2017)	फजिस
		तीन वर्ष से ज्यादा (2002-2003) - (2012-2013)	३ रा वर्ष (2013-2014)	२ रा वर्ष (2014-2015)	१ ला वर्ष (2015-2016)		
माल (नकदी)		55.00	5.00	5.00	5.00	5.00	
गुजारी (भावती)		13.75	1.25	1.25	1.25	1.25	
सेस		27.50	2.50	2.50	2.50	2.50	
सूद		27.50	2.50	2.50	2.50	2.50	
मुतफरकाल		11.00	1.00	1.00	1.00	1.00	
मीजान अदायकारी		134.75	12.25	12.25	12.25	12.25	

(1) मीजान कुल (लफजों में) : One Hundred Eighty Three Rupees and Seventy Five Paise

(2) नाम देहिन्दा -

(3) कुल बकाया- 183.75

तारीख अमला तहसील कुनिन्दा : 18-07-2016

खास महान का बकाया मालगुजारी पर (सिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।




यह एक कम्प्यूटर जनित प्रति है।
यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।
इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है।
किसी भी प्रपत्र की अशुद्धियों के लिए सम्बन्धित अधिकारी से संपर्क करें।

Print

CORRECTION SLIP SHOWING MUTATION IN RESPECT OF TEANCI ESESTATES IN GOVERNMENT

Sub-division 2736 Circle/Anchal 2736 Taluza Number 2736 Haika IV

Name of State 2736

Mutation Serial Number before Registration	Village	Thana and Thana Number	Number of tenancy to which the mutation relate	Authority sanctioning mutation on with date of order	Whether mutation is due to sale gift, exchange or other	Full details of exchange effected by mutation	Date of correction of the Haika Register by the Karmachari	Remark
1	3	4	5	6	7	8	9	10
<p>131</p> <p>VI</p> <p>193</p> 	<p>वडा नं. ३</p> <p>३१-३-७५</p> <p>२९ मंसिर १९७५</p> <p>३२५६</p> <p>१८-१०-७३</p>	<p>३१-३-७५</p> <p>२९ मंसिर १९७५</p> <p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>	<p>३२५६</p> <p>१८-१०-७३</p>

Memo No. 2736 Date 27/10/73

Forwarded to the Karmachari, Haika No. 2736 for information or necessary action

Circle Officer Anchal 2736

Sub-divisional Adhikari 2736

ई | बरियातु | रॉची 01 | श्रीमती रेणुका सिन्हा

खाता संख्या

34,54

खेसरा संख्या

853,854

रकबा (एकड़ में)

10 कठ 0 छटाक 0 वर्गफीट

अराजी नकदी

अराजी भावती

तफसील हिस्सा लगान भावती

जोत का सालाना मांग मय तफसील (बकाया वो हाल) मौजूदा साल का।

मांग बावत	सालाना	बकाया				हाल (2016-2017)
		तीन वर्ष से ज्यादा (2003-2004) - (2012-2013)	3 रा वर्ष (2013-2014)	2 रा वर्ष (2014-2015)	1 ला वर्ष (2015-2016)	
माल (नकदी)	5.00	50.00	5.00	5.00	5.00	5.00
गुजारी (भावती)	1.25	12.50	1.25	1.25	1.25	1.25
सेस	2.50	25.00	2.50	2.50	2.50	2.50
सूद	2.50	25.00	2.50	2.50	2.50	2.50
मुतफरकत	1.00	10.00	1.00	1.00	1.00	1.00
मीजान	12.25	122.50	12.25	12.25	12.25	12.25

तफसील अदायकारी

अदायकारी बावत		बकाया				मौतासबा हाल (2016-2017)	फाजिल
		तीन वर्ष से ज्यादा (2003-2004) - (2012-2013)	3 रा वर्ष (2013-2014)	2 रा वर्ष (2014-2015)	1 ला वर्ष (2015-2016)		
माल (नकदी)		50.00	5.00	5.00	5.00	5.00	
गुजारी (भावती)		12.50	1.25	1.25	1.25	1.25	
सेस		25.00	2.50	2.50	2.50	2.50	
सूद		25.00	2.50	2.50	2.50	2.50	
मुतफरकत		10.00	1.00	1.00	1.00	1.00	
मीजान अदायकारी		122.50	12.25	12.25	12.25	12.25	

(1) मीजान कुल (लकड़ों में) : One Hundred Seventy One Rupees and Fifty Paise

(2) नाम देहिन्दा -

(3) कुल बकाया- 171.50

तारीख अमला तहसील कुनिन्दा : 18-07-2016

खास महाल वर बकाया मालगुजारी पर (शिवाय ऐसे बकर्या पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्यूटर जनित प्रति है।

यह प्रभाव केवल धारों की जानकारी के लिए है।

इसका उपयोग किसी भी न्यायलय में साक्ष्य के रूप में नहीं किया जा सकता है।

किसी भी प्रकार की अधुदियों के लिए सम्बन्धित अंशदाधिकारी से संपर्क करें।

Print

1000Rs



(2)

The terms and expression VENDOR and PURCHASER unless excluded by shall mean and include their respective heirs, successors, assignees, legal representatives, executors, and administrators.

WHEREAS, Raja Manindra Chandra Sinha, M. B. E. of Paik Para Raj Estate, died on the 4th November, 1922 leaving behind three minor sons, Kumar Bimal Chandra Sinha, Kumar Anarash Chandra Sinha and Kumar Brindaban Chandra Sinha.

WHEREAS the said Raja Manindra Chandra Sinha, had executed a will in favour of his aforementioned three sons and had appointed Rani Devendra Bala Dasi and Rani Harshamukhi Dasi as the executrices to the said WILL.

AND WHEREAS the said executrices obtained probate of the said WILL from the Calcutta High Court being Probate Case No. 65 of 1922.

AND WHEREAS Rani Devendra Bala Dasi died about two years after the date of death of the aforesaid Raja and Rani Harshamukhi Dasi managed the estate as sole

Manindra
Probate
8/10/1923



(3)

Executrix including the landed properties situated at Village Bariatu in the District of Ranchi ;

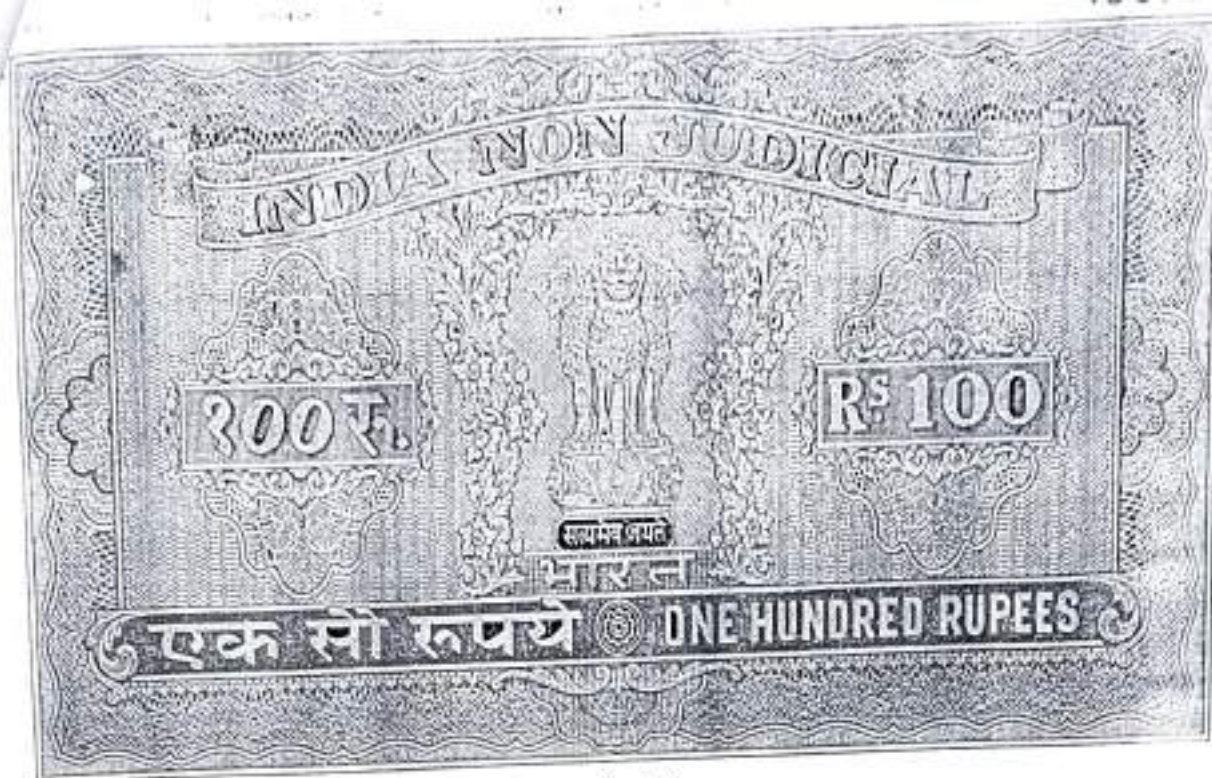
AND WHEREAS C.S.Khata No. 34, Plot No. 648, situated at Village Bariatu, P.S. Ranchi, District Ranchi, was taken in settlement in her name, as Executrix for and on behalf of the said Kumar from the then Landlord Mr. Mir Khan and others by virtue of a registered Hukumnama dated 3.11.33 and registered at Ranchi Registry Office and entered in Book No.1, Volume No.28, pages 269 to 272 being Deed No. 2337 for the year 1933.

AND WHEREAS in the Revisional Survey Records of Rights and the said C.S. Plot No. 648 was recorded in the name of Smt. Rani Harshamukhi Dasi, the Executrix of the Estate of the said Kumar as being R.S. Plot No. 854 and 864, under Khata No. 34.

AND WHEREAS C.S. Khata No. 75, Plot No. 659, was taken in settlement in her name, as Executrix for and on behalf of the said Kumar from the then Landlord, Ushman Khan and others by virtue of a registered Hukumnama dated 3.11.33 and registered at Ranchi Registry Office and entered in Book No.1, Volume No. 29, pages 265 to 269,

.... p/4

Mamini
S. S. S.
 8/10/93



(4)

being No.2334 of 1933.

AND WHEREAS in Revisional Survey of Records of rights the said C. S. Plot No. 659 was recorded in the name of Smt. Harsha Mukhi Dasi, the Executrix of the Estate of the said Kumar as being R. S. Plot No. 853 and 866 under Khata No. 54.

AND WHEREAS Rani Harshamukhi Dasi handed over the charge of the entire estate including the properties of Bariatu ; Ranchi, to the aforementioned Kumar Bimal Chandra Sinha, Kumar Anuresh Chandra Sinha and Kumar Brindaban Chandra Sinha when they became Major and put them in possession of the same.

AND WHEREAS Kumar Bimal Chandra Sinha died on 17th April, 1961 leaving behind his only son and legatee Sri Atish Chandra Sinha, and Sri Atish Chandra Sinha took Probate of the Will of his father from the Calcutta High Court being Probate Case No. 207 of 1961 ;

AND WHEREAS Kumar Anuresh Chandra Sinha died on 16th November, 1953 leaving behind his only son and legatee Kumar Adhish Chandra Sinha who was minor then.

... P/3

8/10/93

M. Anuresh
Sinha



(5)

AND WHEREAS Rani Aniya Bala Sinha, the mother of Kumar Amaresh Chandra Sinha and Smt. Abha Sinha, the widow of Late Kumar Amaresh Chandra Sinha, obtained Probate as Executrices of the WILL left by Late Kumar Amaresh Chandra Sinha, from the Calcutta High Court, being Probate Case No.145 of 1954. ✓

AND WHEREAS by a Deed of Declaration and Release, the said Executrices on the 26th day of May, 1964 relinquished their Executrixship and handed over the charge of the estate to their administration to Sri Adhish Chandra Sinha, the son of legatee in the WILL of Late Kumar Amaresh Chandra Sinha ; ✓

AND WHEREAS Kumar Brindaban Chandra Sinha died on the 6th February, 1966 leaving behind his only son and legatee Sri Bikash Chandra Sinha ; ✓

AND WHEREAS Sri Bikash Chandra Sinha, who was appointed Executor of the Estate in the Will, obtained Probate of the Will of his father as Executor from the Calcutta High Court, being Probate Case No. 134 of 1966, ✓

AND WHEREAS Atish Chandra Sinha, Adhish Chandra

....p/6

8/10/92

M. Anand
Seal



(6)

Sinha and Bikash Chandfa Sinha thus became the exclusive owners and came in possession of R.S. Plot No. 854, of Khata No. 34 and R.S. Plot No. 853, of Khata No. 54, alongwith other Plots situated at Village Bariatu, P.S. Ranchi, Thana No. 193, District Ranchi .

AND WHEREAS Atish Chandra Sinha, Adhish Chandra Sinha and Bikash Chandra Sinha on account of legal necessities sold six kathas of land out of R.S. Plot No. 854, of Khata No. 34 and 4 kathas out of R.S. Plot No. 853, of Khata No. 54, being Sub-Plot No. 38, situated at Village Bariatu, P.S. Ranchi (now Bariatu), District Ranchi, by virtue of a Registered Deed of Sale dated 7.8.82 registered before the Registrar of Assurances at Calcutta being Deed No. 6858 and put the Vendor in possession of the same and the Vendor is coming in peaceful possession from the date of purchase.

AND WHEREAS the Vendor being urgent need of money for legal necessities requested the Purchaser to purchase the aforementioned land, morefully described in the schedule below and delineated in RED wash in the map attached for consideration of Rs. 45,000/- and Purchaser agreed to purchase the same at the said price.

8/10/93
Sinh

....P/7



(7)

AND WHEREAS the Vendor gave notices u/s. 26 of the Urban Land Ceiling & Regulation Act, 1976 to the Competent Authority-cum-Deputy Commissioner ; Ranchi which was numbered as U.L.C.Case No.312 of 1992 ;

AND WHEREAS the Competent Authority, vide order dated 10.8.92, rejected the prayer of the Vendor for sale of the lands to the Purchaser ;

AND WHEREAS the Vendor filed a writ application before the Hon'ble High Court, Ranchi Bench being CWJC No. 2860/93(R) challenging the order dated 10.8.92 passed by the Deputy Commissioner ; Ranchi, dated 10.8.92 passed in the said ULC Case No.312 of 1992.

AND WHEREAS the Hon'ble High Court, by terms of judgement and order dated 4.10.93 allowed the said Writ application and quashed the order passed by the Deputy Commissioner ; Ranchi.

NOW THIS INDENTURE OF SALE WITNESSETH that in pursuance of the said agreement and in consideration of the payment of the said sum of Rs.45,000/- (Rupees forty five thousand only)by the Purchaser to the Vendor as per memo of consideration(the receipt whereof the said Vendor

..... p/5

Memorandum
Shakti
 8/10/93



(8)

doth hereby admit and acknowledge and from the same and every part thereof, atquit, release, absolve and discharge the Purchaser and the said property for ever)the said Vendor doth hereby grant, convey, assign, assure, sell and transfer absolutely and for ever unto the said Purchaser — ALL THAT piece and parcel of land alongwith trees standing thereon measuring more or less 10 kathas out of R. S. Plot No. 354, of Khata No. 34 and out of R. S. Plot No. 353, of Khata No. 54, bearing Sub-Plot No. 38, situated at Village Bariatu, P. S. Ranchi, Thana No. 193, District Ranchi, more fully described in the schedule below and shown in RED wash in the map attached, free from all encumbrances, leases, liens and charges, of whatever kind and nature together with all rights of us or 20' wide proposed common passage in between the plots, hedges, drains, water courses, lights, liberties, privileges, easements, appendices and appurtenances whatsoever to the said piece and parcel of land belonging to or in any way appertaining to or appurtenant thereto and the reversion or reversions, remainder or remainders, rents, issues and profits, thereof and all the rights, title, interest, property, claim or demand of whatsoever kind or nature both in equity and law of the said Vendor into, out and upon the said piece and parcel of land. It is being however, provided and

.....p/9

M. S. S. S.
S. S. S.
 8/10/95

✓ agreed between the Vendor and the Purchaser that the proposed passage to be constructed by Purchaser, which will be connected with Housing Colony Road, will be used by the Purchaser for all times. Further the Purchaser has agreed to use the Colony Road for his entrance and exit. The Vendor will never be responsible for providing any road for the exit, and entrance of the Purchaser through their land and garden.

AND the Vendor doth hereby covenant with the said Purchaser that the properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever are free from all encumbrances and the said Vendor has permanent heritable and transferable Raiyati rights and the Vendor has exclusive right to grant convey, assign, assure, sell and transfer absolutely and for ever the properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever and that the Purchaser who has been put in vacant possession shall hereafter peaceably hold, use and enjoy the same as his own property without any hindrance or let, interruption, claim or demand by or from the said Vendor or any other person whatsoever claiming from or under the Vendor either in equity or law or whatsoever. AND the Vendor further covenants with the Purchaser that the Purchaser shall get his name mutated in the office of the Landlord and wherever necessary and pay rent and taxes in his own name.

M. Amin
8/10/95

AND the Vendor further declares that if the land hereby conveyed comes under the purview of or becomes subject to any law affecting the competence of the Vendor to retain or dispose of and the Purchaser due to its effect is dispossessed, the said Vendor shall indemnify the Purchaser against all losses, damages, claims, demands and liability whatsoever, if any, which the Purchaser may sustain, pay or incur or be put to by aforesaid reason to the properties hereby granted, conveyed, assigned, assured, sold and transferred, absolutely and for ever or any portion thereof. PROVIDED ALWAYS the Vendor shall at all times hereafter upon and on reasonable request and at the cost of the Purchaser do and execute or cause to be done and executed all such acts, deeds and assurances that may be necessary for further or more perfectly assuring the title of the Purchaser to the properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever according to the true intent of these presents.

SCHEDULE OF THE PROPERTIES ABOVE REFERRED TO

ALL THAT piece and parcel of land measuring 10(ten)Kathas, situated at Village Bariatu, P.S. Ranchi; Thana No. 193, (New Bariatu), District Ranchi, comprising of R.S. Plot No. 854, of Khata No. 34 an area of 6 kathas and R.S. Plot No. 853, Khata No. 54 an area of 4 kathas, shown in RED wash in the map attached and marked as sub-plot No. 38, having permanent heritable and transferable raiyati Right together with the trees standing thereon and the right to use the 20' ft. wide common road shown in the map attached lying

M. Aminul Haque

8/10/93

within the jurisdiction of the District Registrar and the District Sub-Registrar ; Ranchi and bounded and butted as follows :-

- North - 20' wide common road
- South - Part of R.S. Plot No. 853.
- East - Common Road.
- West - Land of Ranjit Singh.

MEMO OF CONSIDERATION :-

Paid to-day by the Purchaser to the Vendor in shape of Bank Draft No. 068419 dated 9/10/93, drawn on Syndicate Bank Masaffar Bhabli at Ranchi for Rs. 45,000-00

(RUPEES FORTY FIVE THOUSAND ONLY)

IN WITNESS WHEREOF the VENDOR has put his hand on the day, month and year first herein above mentioned after fully understanding the contents of these presents.

WITNESSES :

1. Pradeep Kumar Agarwal
8/10/93
Res- Madra Colony Ranch
2. Anand Kumar
8/10/93
Kaveli

Manning Singh
8/10/93

V E N D O R .

Typed by :-

N. C. Das
(N. C. Das)



854

853

VILLAGE - BARIATU
 THANA - RANCHI N. 193
 DISTRICT - RANCHI
 SCALE - 1" = 100 FT.

PURCHASED PLOT SHOWN IN RED WASH
 SUB PLOT N. 38

SUB PLOT N.	AREA
854	6 KATHAS
853	4 "
TOTAL -	10 KATHAS



8/1/81
 M. S. S.

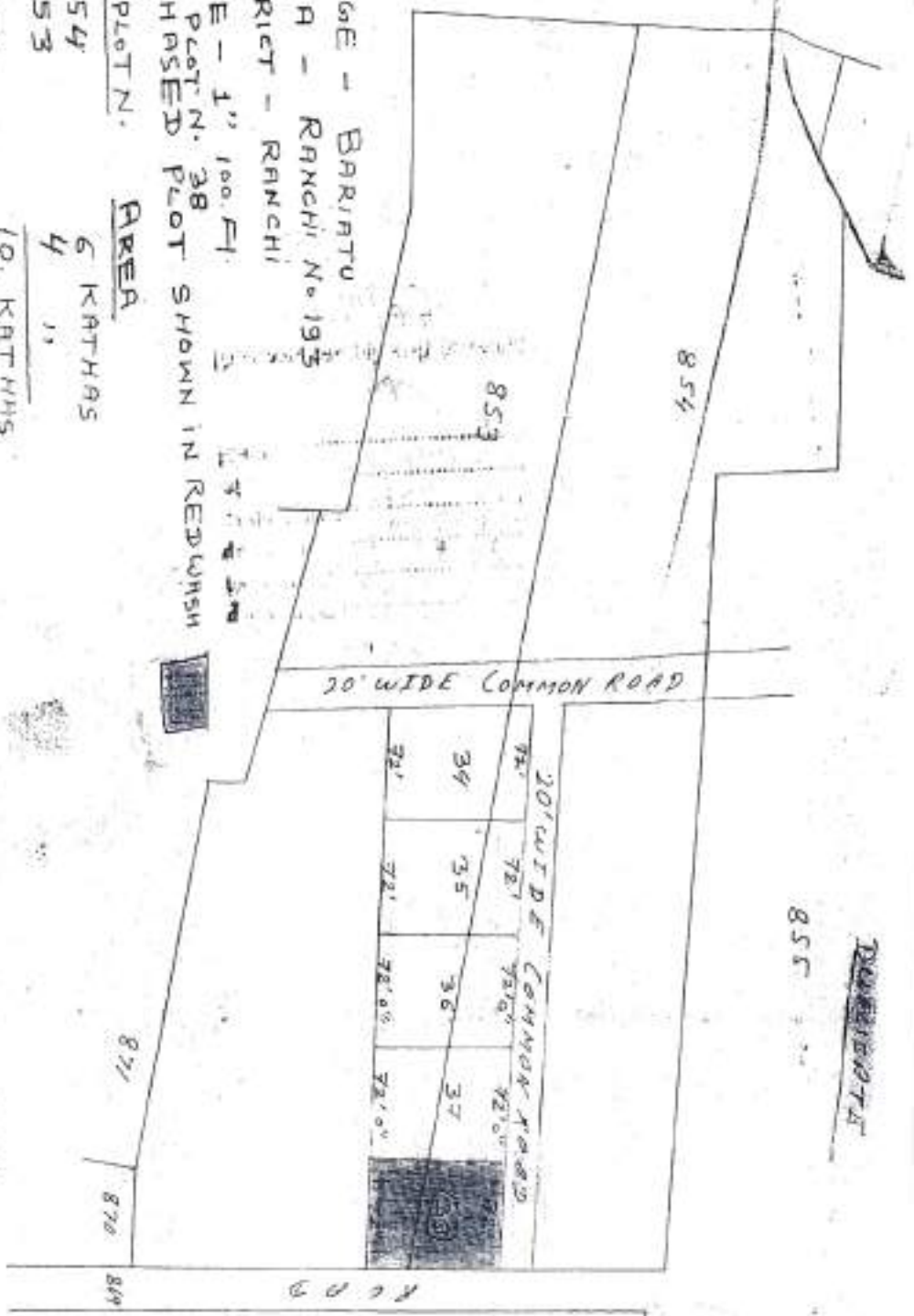
Traced by
 A. K. Tiwari



Traced by
A. W. ...

VILLAGE - BARRINTU
 THANA - RANCHI No 195
 DISTRICT - RANCHI
 SCALE - 1" = 100 FT.
 SUB PLOT N. 38
 PURCHASED PLOT SHOWN IN RED WASH

R. S. PLOT N.	AREA
854	6 KATHAS
853	4 "
TOTAL -	10. KATHAS



Main
Shank
Plot

~~DEVELOP~~
855

5276

5203 5000Rs.



1170

11/11/93

01/11/93

Ranjit Singh
21/11/93

Sale
Rs 4500/-
Basantpur
11/11/93
1993
14-7-92
10-10-93

Muzaffarpur
Apr 1800 -
Rs 54 -
2.50
0.94
1857-44

THIS INDENTURE OF SALE is made on this the 8th day of
October, One thousand Nine hundred and ninety three.

BETWEEN

Sri Ranjit Singh son of Sri Pratap Singh by caste Rajput,
by occupation cultivation resident of Piska More, P.S. Sukhdeo
Nagar District Ranchi, at Present Harmu Colony P.S. Argora,
District Ranchi. (hereinafter called the VENDOR) of the
ONE PART ;

AND

Smt. Urmila Prasad W/o Sri Harinandan Prasad, by caste
Hindu, by occupation House wife resident of Govindpur, P.S.
Sarya, P.O. Basantpurpatti, Dist. Muzafferpur (hereinafter
called the PURCHASER) of the OTHER PART ;

The terms and expression VENDOR and PURCHASER

No. 2050 Date 8/X/93.

Rs. 6925/-

~~Received of~~
~~Pradeep Kumar~~

[Handwritten signature]

~~Pradeep Kumar~~
~~12/10/93~~

11-10-93

T.F. No. 1134

~~Pradeep Kumar~~
12-10-93

8/10/93
10/10/93



Pradeep Kumar
12/X/93



Received Rs. 45,000/- (Forty five thousand) by bank draft from ~~Pradeep Kumar~~ before O.S.R. Ranchi

Pradeep Kumar
12/X/93

T.F. No. 120 v 20



Pradeep Kumar
12/10/93



~~Pradeep Kumar~~
12/10/93

8-10-93

11-10-93
12-10-93

~~Pradeep Kumar~~
12/10/93

~~Pradeep Kumar~~
12/10/93



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unless excluded by shall mean and include their respective heirs, successors, assignees, legal representatives, executors and administrators.

WHEREAS Raja Manindra Chandra Sinha M.B.E. of Paik Para Raj Estate died on the 4th November, 1922 leaving behind three minor sons, Kumar Bimal Chandra Sinha, Kumar Ameresh Chandra Sinha and Kumar Brindaban Chandra Sinha.

WHEREAS the said Raja Manindra Chandra Sinha had executed a will in favour of his aforementioned three sons and had appointed Rani Devendra Bala Dasi and Rani Harshamukhi Dasi as the executrices to the said will.

AND WHEREAS the said executrices obtained probate of the said will from the Calcutta High Court being probate Case No. 65 of 1922.

AND WHEREAS Rani Devendra Bala Dasi died about two years after the date of death of the aforesaid Raja and Rani Harshamukhi Dasi managed the estate as sole

Ranjit Singh
2/10/23



131

executrix including the landed properties situated at village Bariatu in the District of Ranchi:

AND WHEREAS C.S.Khata No. 34 plot No. 648 situated at village Bariatu P.S. Ranchi District Ranchi was taken in Settlement in her name, as executrix for and on behalf of the said Kumar from the then landlord Mr. Mir Khan and others by virtue of a registered Hukumnama dated 3.11.33 and Registered at Ranchi Registry Office and entered in Book No. 1, Volume No. 28 pages 269 to 272 being Deed No. 2337 for the year 1933.

AND WHEREAS in the Revisional Survey Records of rights and the said C.S-Plot No. 648 was recorded in the name of Smt. Rani Harshamukhi Dasi, the executrix of the Estate of the said Kumar as being R.S-Plot No. 854 and 864 under Khata No. 34.

AND WHEREAS C.S-Khata No. 75 Plot No. 659 was taken in settlement in her name, as executrix for and on behalf of the said Kumar from the then Landlord. Ushman Khan & others by virtue of a registered Hukumnama dated 3.11.33 and

Ranchi Registry
8/10/23



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registered at Ranchi Registry Office and entered in Book No. 1 Volume No. 28 pages 265 to 268 Being No. 2334 of 1933.

AND WHEREAS in Revisional Survey of Records of roghts the said C.S. Plot No. 659 was recorded in the name of Smt. Harshamukhi Dasi, the executix of the Estate of the said Kumar as being R.S. Plot No. 853 and 866 under Khata No. 54.

AND WHEREAS Rani Harshamukhi Dasi handed over the charge of the entire estate including the properties of Bariatur, Ranchi to the aforementioned Kumar Bimal Chandra Sinha, Kumar Amaresh Chandra Sinha and Kumar Brindaban Chandra Sinha when they became major and put them in possession of the same.

AND WHEREAS Kumar Bimal Chandra Sinha died on 17th April, 1961 leaving behind his only son and legatee Sri Atish Chandra Sinha, and Sri Atish Chandra Sinha took probate of the will of his father from the Calcutta High Court being Probate Case No. 207 of 1961 ;

Ranjit Singh
8/10/63



151

AND WHEREAS Kumar Amresh Chandra Sinha died on 16th November, 1953 leaving behind his only son legatee Kumar Adhish Chandra Sinha who was minor then. Kumar Amresh Chandra Sinha and Shrimati Abha Sinha, the widow of late Kumar Amresh Chandra Sinha obtained probate as executrices of the Will left by Late Kumar Amresh Chandra Sinha from the Calcutta High Court being probate case No. 145 of 1954.

AND WHEREAS by a Deed of Declaration and Release, the said Executrices on the 26th day of May, 1964 relinquished their executrixship and handed over the charge of the estate to their administration to Sri Adhish Chandra Sinha, the son legatee in the Will of Late Kumar Amresh Chandra Sinha.

AND WHEREAS Kumer Brindaban Chandra Sinha died on the 6th February, 1966 leaving behind his only son and legatee Sri Bikash Chandra Sinha,

AND WHEREAS Sri Bikash Chandra Sinha, who was appointed Executor of the estate in the Will, obtained probate of the Will of his father as Executor from the Calcutta High Court Being Probate Case No. 134 of 1966,

Sanjit Sinha

2/10/23



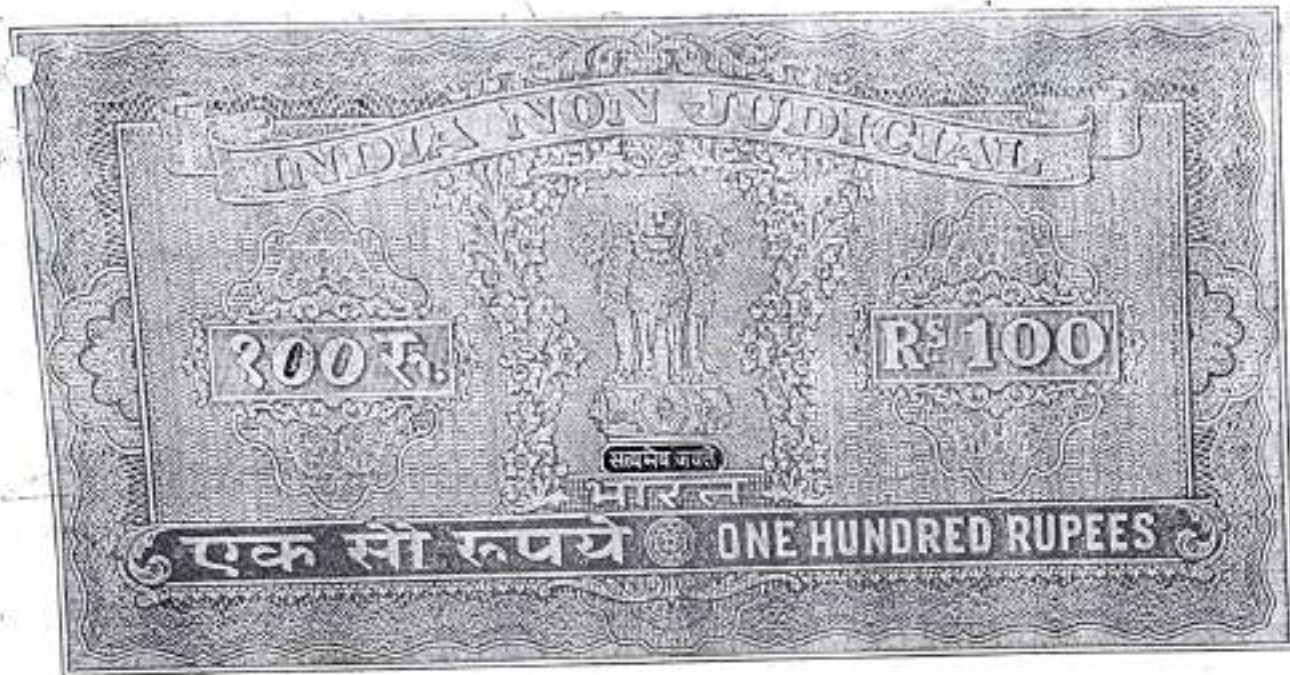
: 6 :

AND WHEREAS Atish Chandra Sinha, Adhish Chandra Sinha and Bikash Chandra Sinha this became the exclusive owners and came in exclusive possession of R.S-plot No. 854 of Khata No. 34 and R.S-Plot No. 853 of Khata No. 54 along with other plots situated at village Bariatu, P.S. Ranchi Thana No. 193 District Ranchi.

AND WHEREAS Atish Chandra Sinha, Adhish Chandra Sinha and Bikash Chandra Sinha on account of legal necessities sold 5 kathas of Land out of R.S-Plot No. 854 of Khata No. 34 and 5 Kathas out of R.S-Plot No. 853 of Khata No. 54 being Sub plot No. 38 situated at village Bariatu P.S. Ranchi (New Bariatu) District Ranchi by virtue of a registered of sale dated 7.8.82 registered before the Registrar of Assurances at Calcutta being Deed No. 6861 and put the VENDOR in possession of the same and the VENDOR is coming in peaceful possession from the date of purchase.

AND WHEREAS the VENDOR being urgent need of money for legal necessities requested the PURCHASER to purchase the aforementioned land morefully described in the schedules below and delineated in red wash in the map attached for

Ranchi Sinha's
8/10/23



: 7 :

consideration of Rs. 45,000/- and PURCHASER agreed to purchase the same at the said price.

AND WHEREAS the VENDOR gave notices u/s 26 of the Urban Land Ceiling and Regulation Act 1976 to the competent authority cum Deputy Commissioner Ranchi which was numbered as U L C case No. 313 of 1992.

AND WHEREAS the competent authority vide order dated 10.8.92 rejected the prayer of the vendor for sale of the lands to the PURCHASER, AN

AND WHEREAS the VENDOR filed a writ application before the Hon'ble High Court Ranchi Bench being CWJC No. 2855/93(R) challenging the order dated 10.8.92 passed by the Deputy Commissioner Ranchi dated 10.8.92 passed in the said ULC Case No. 312 of 1992.

AND WHEREAS the Hon'ble High Court by terms of judgment and order dated 4.10.93 allowed the said writ application and quashed the order passed by the Deputy Commissioner Ranchi.

NOW THIS INDENTURE OF SALE WITNESSETH that in Pursuance of the said agreement and in consideration of the

Ranjit Singh
8/10/93



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payment of the said sum of Rs. 45,000/- (Rupees Forty five thousand) only by the Purchaser to the Vendor as per memo of consideration (the receipt whereof the said Vendor doth hereby admit and acknowledge and from the same and every part thereof, acquit, release, absolved and discharge the Purchaser and the said property for ever) the said Vendor doth hereby grant, convey, assign, assure, sell and transfer absolutely and for ever unto the said Purchaser ALL that piece and parcel of land along with trees standing thereon measuring more or less 10 Kathas out of R.S-Plot No. 854 of Khata No. 34 and out of R.S-Plot No. 853 of Khata No. 54 bearing sub-Plot No. 38 situated at village Bariatu P.S-Ranchi Thana No. 193 District Ranchi more fully described in the schedule below and shown in RED wash in the map attached, free from all encumbrances, leases, lieu and charges of whatever kind and nature together with all rights of us or 20' wide proposed common passage in between the plots, hedges, drains, water courses, lights, liberties, privileges, essements, appendices, and appurtenances whatsoever to the said piece and parcel of land belonging to or in any way appertaining to or appurtenant thereto and the reversion or reversions,

Ranjit Singh
8/10/98

remainder or remainders, rents, issues and profits thereof and all the rights, title, interest, property, claim or demand, or demand of whatsoever kind or nature both in equity and law of the said Vendor into, out and upon the said piece and parcel of land. It is being however provided and agreed between the Vendor and the Purchaser that the proposed passage to be constructed by Purchaser, which will be connected with Housing Colony Road, will be used by the Purchaser has agreed to use the Colony Road for his entrance and exit. The Vendor will never be responsible for providing any road for the exit, and entrance of the Purchaser through their land and garden.

AND the Vendor doth hereby covenant with the said Purchaser that the Properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever are free from all encumbrances and the said Vendor has permanent heritable and transferable raiyati rights and the Vendor has exclusive right to grant, convey, assign, assure, sell and transfer absolutely and for ever the Properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever and that the Purchaser who has been put in vacant possession shall hereafter peaceably hold, use, and enjoy the same as his own property without any let or hindrance, interruption, claim or demand by or from the said Vendor or any other person whatsoever claiming from or under the Vendor either in equity or law or whatsoever.

Sanjit Singh
8/12/1973

(10)

AND the Vendor further covenants with the Purchaser that the Purchaser shall get his name mutated in the office of the Landlord and wherever necessary and pay rent and taxes in his own name.

AND the Vendor further declares that if the land hereby conveyed comes under the purview of or becomes subject to any law affecting the competence of the Vendor to retain or dispose of and the Purchaser due to its effect is dispossessed, the Said Vendor shall indemnify the Purchaser against all losses, damages, claims, demands and liability whatsoever, if any, which the Purchaser may sustain, pay or incur or be put to by aforesaid reason to the properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever or any portion thereof. PROVIDED ALWAYS the Vendor shall at all times hereafter upon and on reasonable request and at the cost of the Purchaser do and execute or cause to be done and executed all such acts, deeds, and assurances that may be necessary for further or more perfectly assuring the title of the Purchaser to the properties hereby granted, conveyed, assigned, assured, sold and transferred absolutely and for ever according to the true intent of these presents.

SCHEDULE OF THE PROPERTIES ABOVE REFERRED TO

All that piece and parcel of land measuring 10(ten)Kathas, situated at village Bariatu, Policed Station Ranchi, Thana No. 193(New Bariatu), District Ranchi, comprising of R.S.Plot No. 854, of khata No.34 an area of 5 kathas and R.S.Plot No.853, Khata No.54 an area of 5 kathas, shown in RED wash in the map attached and marked as sub-Plot No.37, having permanent

Kanish Singh
8/10/93

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21/11/09
21/11/09

VILLAGE - BARINTU
 THANA - RANCHI
 DISTRICT - RANCHI
 SCALE - 1" = 100 FT.
 PURCHASED PLOT SHOWN IN
 SUB PLOT N 37

R.S PLOT N. AREA

854 5 KATHAS
 853 5 "

Total - 10 KATHAS

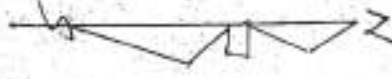
Traced by
 A. K. Rawat

Confident that the duplicate
 and original is exact copy
 of the original map.

Handwritten signature



855 ORIGINAL



VILLAGE - BARIATU
 THANA - RANCHI N 193
 DISTRICT - RANCHI
 SCALE - 1" = 100 FT
 PURCHASED PLOT SHOWN IN RED WASH
 SUB PLOT N 37

R.S. PLOT N.	AREA
854	5 KATHAS
853	5 "
TOTAL -	10 KATHAS

Traced by
A. V. Chivani

Certified that the original
 and Duplicate is exact copy of the
 original map.

[Signature]
 26/10/13



Government of India



Name: Renuka Sinha
DOB: 05/02/1954
GENDER: FEMALE

6492 5330 7077

सर्वोच्च न्यायालय



Election Commission of India

Address: W/O Mithlesh Kumar Sinha, L
703, Premier Terraces, Enisar
MGF Palm Drive, Sector 66, Golf
Course Extension Road,
Gurgaon, Gurgaon,
Haryana - 122001

Address: W/O Mithlesh Kumar Sinha, L
703, Premier Terraces, Enisar
MGF Palm Drive, Sector 66, Golf
Course Extension Road,
Gurgaon, Gurgaon,
Haryana - 122001

6492 5330 7077

सर्वोच्च न्यायालय

For holding no: use
Renuka Sinha
24.11.2017



एन. सी. डी. अथवा आम आदमी का अधिकार
 UNIQUE IDENTIFICATION AUTHORITY OF INDIA

एन. सी. डी. अथवा आम आदमी का अधिकार
 एन. सी. डी. अथवा आम आदमी का अधिकार
 एन. सी. डी. अथवा आम आदमी का अधिकार
 110019

Address: S/O Late Bameshwar
 Prasad Sinha, C-201, RISHI
 APARTMENTS, NEAR G. K-2,
 ALAKNANDA, South Delhi, Delhi,
 110019



1800 180 1347



info@uidai.gov.in



www.uidai.gov.in



P.O. Box No. 1947
 Bangalore-560 001



भारत सरकार
 GOVERNMENT OF INDIA



नाम: ...
 पता: ...
 मोबाइल: ...



2720 4686 3644

आधार - आम आदमी का अधिकार

Handwritten mark



भारत सरकार
Ministry of Information & Public Relations



राकेश कुमार
Rakesh Kumar
जन्म तिथि DOB: 03/11/1976
पुरुष / MALE



2891 4414 4423

मेरा आधार, मेरी पहचान



भारत सरकार
Ministry of Information & Public Relations

पता:
S/O: शिव जी सिंह शिव जी सिंह
मकान, डीमना रोड: मानगो,
जमशेदपुर, बाहर - 71, पूर्वी सिंहभूम,
झारखण्ड - 8310 2

Address:
S/O: Shiv Ji Singh, Shiv Jee
singh Building, DIMNA ROAD
MANGO, JAMSHEDPUR, Bahar
Darl, East Singhbhum,
Jharkhand - 831012

2891 4414 4423

help@uidai.gov.in

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भारतीय विशिष्ट पहचान प्राधिकरण
भारत सरकार

Juguo Identification Authority of India
Government of India



E-Aadhaar Letter

आधार का क्रमांक/Enrolment No.: 2020/75007/00080

Amit Kumar Agarwal (अमित कुमार अग्रवाल)

S/O: Mohan Lal Agarwal, 72, kaveri apartment, Bandar bagicha, 9 To 9 Super market, New Dak Bungalow, Phulwar, Patna, Bihar - 800001

Date: 20/07/2014

आपका आधार क्रमांक Your Aadhaar No.:

4303 3811 5425



आधार-आम आदमी का अधिकार



- आधार देश भर में मान्य है।
- आधार के लिए आपको एक ही बार सामंजस्य दर्ज करवाने की आवश्यकता है।
- सूचना अधिनियम 2009 के तहत सूचनाओं को सुरक्षित रखने के लिए, हमने आपको विशिष्ट सुविधाएँ प्रदान करने में सहमिषित होंगे।

सूचना

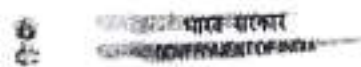
- आधार पहचान का प्रमाण है, नागरिकता का नहीं।
- पहचान का प्रमाण अनिवार्य अभिव्यक्तिजन द्वारा प्राप्त करें।
- यह एक इलेक्ट्रॉनिक प्रक्रिया द्वारा बना हुआ पत्र है।

INFORMATION

- Aadhaar is a proof of identity, not of citizenship.
- To establish identity, authenticate online.
- This is electronically generated letter.

Validity unknown
Digitally signed by Amit Kumar Agarwal
Date: 2014.07.20 12:29:57

- Aadhaar is valid throughout the country.
- You need to enroll only once for Aadhaar.
- Please update your mobile number and e-mail address. This will help you to avail various services in future.



भारतीय विशिष्ट पहचान प्राधिकरण
JUGUO IDENTIFICATION AUTHORITY OF INDIA



अमित कुमार अग्रवाल
Amit Kumar Agarwal
जन्म तिथि/DOB: 11/07/1978
पुरुष / MALE



पता:

संबोधित: मोहन लाल अग्रवाल, 72, कावेरी अपार्टमेंट, बंदर बागिचा, 9 टू 9 सुपर मार्केट, नई दक बंगला, फुलवारी, पटना, बिहार - 800001

Address:

S/O: Mohan Lal Agarwal, 72, Kaveri apartment, Bandar Bagicha, 9 To 9 Super market, New Dak Bungalow, Phulwar, Patna, Bihar - 800001

4303 3811 5425

4303 3811 5425

आधार-आम आदमी का अधिकार

Aadhaar-Aam Admi ka Adhikar

Form XIV - F.No. 180v

श्रीमती अमिता प्रसाद

श्रीमती अमिता प्रसाद

श्रीमती अमिता प्रसाद

V

फारम नंबर / फारम रैकॉर्ड

नाम रैकॉर्ड एवं रजिस्ट्रेशन नंबर

श्री अमिता प्रसाद

Page No.

Vol. No.

Receipt No.

1

1

180v.2

पंजीकृत / परिचय / सी 01 / श्रीमती अमिता प्रसाद

राजा संख्या	छेसा संख्या	रकबा (एकड़ में)
34.54	853,854	10 (एकड़ में) 00 (पैसे)

सजा की अवधि	अराजी भावनी	तकसील हिसाब लगान 389 पैसे
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जोत का सलाना मांग मय तकसील (बकाया वी हाल) मीजूदा साल का

सजा कावत	साजना	सलाना				कुल (2010-2011)
		तीन वर्ष से ज्यादा (2002-2003) - (2012-2013)	3 रा वर्ष (2013-2014)	2 रा वर्ष (2014-2015)	1 रा वर्ष (2015-2016)	
सजा (सजादी)	5.00	55.00	5.00	5.00	5.00	5.00
सजा (भावनी)	1.25	13.75	1.25	1.25	1.25	1.25
सजा	2.50	27.50	2.50	2.50	2.50	2.50
सजा	2.50	27.50	2.50	2.50	2.50	2.50
अन्य संख्या	1.00	11.00	1.00	1.00	1.00	1.00
मीजूदा	12.25	134.75	12.25	12.25	12.25	12.25

तकसील अदायगरी

अदायगरी कावत	साजना	बकाया				सलाना (2010-2011)
		तीन वर्ष से ज्यादा (2002-2003) - (2012-2013)	3 रा वर्ष (2013-2014)	2 रा वर्ष (2014-2015)	1 रा वर्ष (2015-2016)	
सजा (सजादी)	5.00	55.00	5.00	5.00	5.00	5.00
सजा (भावनी)	1.25	13.75	1.25	1.25	1.25	1.25
सजा	2.50	27.50	2.50	2.50	2.50	2.50
सजा	2.50	27.50	2.50	2.50	2.50	2.50
अन्य संख्या	1.00	11.00	1.00	1.00	1.00	1.00
मीजूदा अदायगरी	12.25	134.75	12.25	12.25	12.25	12.25

(1) मीजूदा कुल (सजादी में) - One Hundred Eighty Three Rupees and Seventy Five Paise

(2) नाम रैकॉर्ड -

(3) कुल बकाया - 183.75

सलाना अदायगरी नही करीया - 183.75 पैसे

यह अदायगरी बकाया सलाना सजादी पर शिफारस से बकाया पर जिन पर भी अतिरिक्त जरूरत है (सजादी में) करीया।



यह एक कम्प्यूटर जनित प्रति है।
 यह पत्र केवल धारों की जानकारी के लिए है।
 इसका उपयोग किसी भी न्यायालय में सजा के रूप में नहीं किया जा सकता है।
 किसी भी प्रकार से अतिरिक्त के लिए सम्बन्धित अदायगरी से संपर्क करें।

180v.2

District: 27th

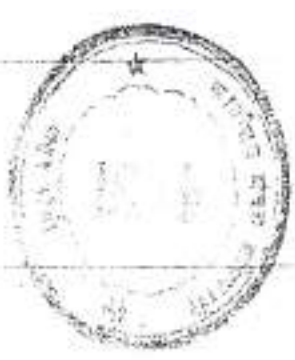
Sub-division: MS 2005

Name of estate: MS 2005

CORRECTION SLIP SHOWING MUTATION IN RESPECT OF TEANCI BEARER IN GOVERNMENT

1	2	3	4	5	6	7	8	9	10
Mutation each num. Put in register	Village	Tanda and Thana Number	Number tenancy to which the mutation refers	Authoritative ruling made on with date of order	Whether mutation is due to sale gift, exchange or otherwise	Full or full of land area with date by mutation	Date of order. Date of the Hukam registered by the Government		

MS 2005
MS 2005
MS 2005
MS 2005



MS 2005
MS 2005
MS 2005
MS 2005

MS 2005
MS 2005
MS 2005
MS 2005

MS 2005
MS 2005
MS 2005
MS 2005

MS 2005
MS 2005
MS 2005
MS 2005

(MS 2005)

Forwarded to the Commissioner, High Court

For information of the Government

Signature of the Officer

Date

District - Ranchi.

IN THE COURT OF DISTRICT JUDGE, XIITH, RANCHI.

Present : Pravas Kumar Singh,
District Judge XIith, Ranchi.

Probate Case No 21 of 2009.

Dated, Ranchi the 3rd day of May, 2012.

Hari Nandan Prasad, s/o Yamuna Prasad ----- Petitioner.

- VERSUS -

1. Smt. Renuka Sinha wife of Mithlesh Kumar Sinha
2. Smt. Nirupama Sharan, wife of Ramesh Sharan,
3. General Public of village P.S Kanke.
4. General Public of village Gari,
5. General Public of village Dariatu
6. General Public of ward no 18 of R.M.C, P.S Lalpur, Ranchi.
..... O.Ps.

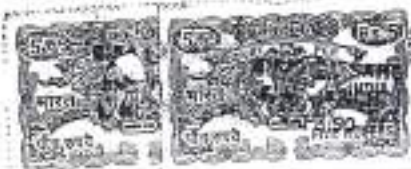
Counsel for the Petitioner :- Sri Ram Prit Prasad, Advocate.
 Counsel for the O.Ps :- None.

J U D G M E N T

1. This probate petition has been brought by the applicant/executor for grant of the probate of the last will dated 28.2.2007 executed by the testatrix late Urmila Prasad regarding the property mentioned in schedule of the petition. The O.P no 1 and 2 have appeared and filed their W.S regarding the claim of the petitioner.

2. It has been stated that testatrix Urmila Prasad came in possession of the suit property and remained in possession of the same till her life. It has been stated that in her sound and fit mental condition she executed a will dated 28.2.2007 at Ranchi in presence of her husband and two independent witnesses namely Uma Shankar Prasad and Sachida Nand Prasad regarding the property given in schedule of the petition. It has been asserted that the said will was executed without any undue influence or pressure from anybody, the contents of the will was explained to her in Hindi after which she had given her signature.

It is case of the petitioner that testatrix Urmila Devi had appointed her husband Harinandan Prasad (petitioner) for execution of the said will and to obtain this probate. The testatrix Urmila Prasad died on 9.11.2008 at Hyderabad after a prolonged illness. The fixed place of residence/aboard was at local H.B Road P.S Lalpur within jurisdiction of this Court. It has been stated that testatrix Urmila Prasad died leaving



behind her husband and two daughters namely Mrs. Renuka Sinha and Mrs Nirupama Sharan (O.P no 1 and 2). The testatrix had no male issue. The O.Ps by way of supporting the case of the prosecutrix have filed their respective W.S. None appeared for general public and others.

FINDINGS

3. I have to see here that whether the will is fit for grant of probate?

4. In support of the case following evidences could be produced on behalf of the petition. PW 1 Sachidanand Prasad is one of the attesting witnesses of the will. He has proved the original will as Ext 1. PW 1 has come to say that Ext 1 was executed by the testatrix on 28.2.2007 and in witness thereof he has signed at the will. He has further stated that the other witness of the will also signed before him. PW 2 Uma Shankar Prasad is another attesting witness of the will who has come to support the execution of the will in proper manner. PW 3 Hari Nandan Prasad is the petitioner himself who has come to say regarding the facts of the case, execution of the will and death of her wife Urmila Prasad, the death certificate issued by the Municipal Corporation had been produced by this witness and marked as Ext 2. The W.S by O.P No 2 Nirupama Sharan has been produced by this witness and which has been marked as Ext 3 on admission. He has further stated that the ordinary place of residence of the testatrix was at Ranchi.

5. O.P no 1 has appeared as O.P.W 1. She has come to support the case of the petitioner. The property stated in the will had been bequeathed in favour of this witness and her husband.

6. In view of the discussion I am of the opinion that petitioner of the case has proved its case for saying that Ext 1 is the last will of the testatrix and it has been executed at her ordinary place of abode in fit state of mind. I find that the will is fit to be probated. Accordingly is ordered

ORDER

The petition of probate is allowed without cost. The will dated 28.2.2007 executed by testatrix Urmila Devi is hereby probated.

Dictated and corrected by me.

P.K. Singh
(Pravas Kumar Singh),
District Judge XIIth, Ranchi.

P.K. Singh
3-5-12
(Pravas Kumar Singh),
District Judge XIIth, Ranchi



UPT

Account of ... 5000 Rs.



Certified that Succession Certificate has been prepared on court fee stamp
Rs. 30,000/- (rupees thirty thousand only).

[Signature]
District Judge XII -
Cum-Spl. Judge IV, CBI,
Ranchi.

Schedule XLII - High Court [1] 36 (Old C.P. 107)

GRANT OF PROBATE OF WILL (1)

(SECTION 289 OF THE INDIAN SUCCESSION ACT, 1925)

Probate Case No. 21/2009



(1) Judge of the District of (or Delegate appointed for granting probate or Letters of Administration in (here insert the limits of the Delegates Jurisdiction

I, Pravas Kumar Singh, District Judge XII, Ranchi, appointed for granting probate in the jurisdiction of Ranchi, hereby made known that 02nd day of February 2009 that last will in the 28th day of February 2007 of deceased Late Urmila Prasad, w/o Sri Hari Nandan Prasad, Resident of Flat No. 706, The Regency ^{mode} complex in 7th Floor in Residency Estate Phase No. 1, Hazaribag Road, Ranchi, P.S. Lalpur, District - Ranchi. Original Resident of Vill - Govindpur, P.S. Saraiya, Distt.- Muzaffarpur (BIHAR) a copy whereof is hereunto annexed, was proved and registered before me





and that administration of the property and credit of the said deceased, and in any way concerning her Will was granted to Hari Nandan Prasad S/o Late Yamuna Prasad, Resident of Flat No. 706, The Regency^{medi} complex in 7th Floor in Residency Estate Phase No. 1, Hazaribag Road, Ranchi, P.S. Lalpur, District - Ranchi. the Executor in the said Will named, he having undertaken to administer the same and made a full and true inventory of the said property and credits and exhibit the same in this Court within six months from the date of this grantor within such further time as





the Court may from time to time Appoint and also to
render to this Court a true account of the said Property and
credit within one year from the same date or within such
Further time as the court may from time to time appoint.

Grant 3rd day of May in the year 2012 under the seal
of the court.

Pawan Gupta
Muharrir 1-10-12

Brach
Shristedar 31e

Prasanna Sx-12
(Judge of District Delegate)
District Judge XII -
Cum- Spl. Judge IV, CBI,
Ranchi.





IN THE COURT OF SRI PRAVAS KUMAR SINGH
DISTRICT JUDGE XII, RANCHI

GRANT OF PROBATE OF WILL (1)

Probate Case No. 21/2009

Pawan Gupta
Muharrir 1-10-12

G. S. Sharma
Shristedar 1-10-12

P. S. Singh
S-7-12
(Judge of District Delegate)
District Judge XII -



Chief Spl. Judge IV, CBI,
Ranchi.



IN THE COURT OF SRI PRAVAS KUMAR SINGH
DISTRICT JUDGE XII, RANCHI

GRANT OF PROBATE OF WILL (1)

Probate Case No. 21/2009

Pawan Kumar
Muharrir 1.10.12

G. K. Singh
Shristedar 10/12

Prasanna
5.2.12
(Judge of District Delegate)
District Judge XII -
Spl. Judge IV, CBI,
Ranchi.



Notarial Certificate

I, Mohammed Enam ul-Haque duly appointed by Govt. of Bihar as a Notary & Practitioner within Dist. of Ranchi (Jharkhand, India) do hereby certify that the Paper Writing collectively marked "A" and the hand hereinafter called the executant(s) were presented before me by the executant(s)

W I L L

Sri. MINILA PRASAD wife of Sri Hari Landan Prasad, by caste- Hindu, resident of Village-Govindpur, P.S.- Saraya, Dist.-Muzaffarpur (Bihar) presently residing at Flat No. 706, The Regency Modi Complex in 07th floor, in Residency Estate Page No.- I, Hazaribagh Road, Ranchi, P.S.- Lalpur, Dist.- Ranchi (Jharkhand).

In favour of

My daughter Sri. RINUKA SINHA wife of Sri Mithlesh Kumar Sinha and my Son-in-law Sri Mithlesh Kumar Sinha Son of Late Rameshwar Prasad Sinha, both are resident of Flat No. 3/C, Blashtone Apartment, Bank Road Ranchi, P.S.- Gonda, Dist.-Ranchi (Jharkhand).

ferred - to as the 'executant(s)' on this the 28 FEB 2007 day
28 FEB 2007 Two Thousand Six Seven

executants have fully understood the contents of Paper Writing "A" in full senses and in presence of the witnesses who have been identified by Advocate Ranchi.

executants having admitted the execution of Paper Writing "A" and being satisfy as to the executants. I have attested and authenticated the execution.

Where of Being required of a Notary, I have granted These Presents as my Notarial and avail as need and occasion shall or may required.

In Faith And Testimony Where of
1. The said Notary have hereunto set and subscribed my hand and affixed my Notarial Seal of Office at District Court Compound, in the District, Ranchi on the
28 FEB 2007 28 FEB 2007



MOHAMMAD ENAM-UL-HAQUE
NOTARY

Govt. of Bihar Regd. No. 2086/97
District Court, Ranchi
(Jharkhand, India)
Dial : (Res.) 2490465, (ON) 2307472
Mobile : 9431580745

Original
Mohammad Enam-ul-Haque
28/2/07

Probate 21/09
Ext 1 + 2nd
with form 98/99
01/10/07

28/2/07

28/2/07

W I L L



I, Smt. Urmila Prasad, wife of Sri Hari Nandan Prasad, by faith Hindu, resident of Village Govindpur, P.S. Sareya, Muzaffarpur (Bihar) at present residing at Flat No. The Regency Modi Complex in 07th floor in residency Estate Page No. I, Hazaribagh Road, Ranchi, P.S. Lalpur, District Ranchi, in good health, sound disposing mental condition and full senses and knowledge hereby execute this WILL and declare on this the 28th day of February Two Thousand Seven (2007) at Ranchi that this is my last WILL and Testament whereby and whereunder I bequeath and give my self acquired properties morefully described in the schedule hereinbelow to my daughter Smt. Renuka Sinha, wife of Sri Mithilesh Kumar Sinha and my son-in-law Sri Mithilesh Kumar Sinha, Son of Late Bameshwar Prasad Sinha both are resident of Flat No. 3/C Blashintone apartment, Kanke Road, Ranchi, P.S. Gonda, District Ranchi.

I hereby revoke and cancel my all previous WILL, if any with respect to the property morefully described in the Schedule hereinbelow and my this last WILL shall supersede my all previous WILLS.

By virtue of and in pursuance of my this last WILL and Testament after my demise the properties described in the schedule hereinbelow shall go to my above named daughter Smt. Renuka Sinha and my son-in-law Sri Mithilesh Kumar Sinha



28 FEB 2007
A

Urmila Prasad

28 FEB 2007

27

equally and they shall be absolute and exclusive ~~of all~~ that properties described in the schedule hereinafter



Schedule of the properties referred to above

1. All that piece and parcel of land situated at Village Ulatu, P.S. Kanke, Thana No. 37, District Ranchi under

<u>Khata No.</u>	<u>Plot No.</u>	<u>Area</u>
12	613	0.39
"	613	0.23
"	622	0.37
"	607	0.32
37	609	0.44
70	603	0.35
"	608	0.55
Total area		2.65 acre



2. All that piece and parcel of land situated at Village Gari, P.S. Ranchi, Thana No. 194, District Ranchi, under :

<u>Khata No.</u>	<u>Plot No.</u>	<u>Area</u>
155	763	06 Kathas 08 Chhataks.

3. All that piece and parcel land situated at Village Bariatu, P.S. Ranchi, now P.S. Bariatu, Thana No. 193, Dist. Ranchi, under

<u>Khata No.</u>	<u>Plot No.</u>	<u>Area</u>
34,54	853 854	10 (Ten) Kathas

A
 Khata No. 155
 RTI of same submitted for Ranchi



Flat No.706 in 7th Floor in residency Estate measuring in area 1556 sq. feet situated within Ward No. 19 of the Ranchi Municipal Corporation, Ranchi, Hazratganj Road, Ranchi, P.S. Lalpur, Dist. Ranchi.



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I, being in sound disposing mental state and condition, in sound health, with free will and voluntarily without any force, pressure, undue influence and coercion and with the desire, wish and intention that there may not be any dispute and differences amongst and between my other heirs regarding inheritance of my self acquired properties described in the schedule hereinabove, I demise, bequeath and give the same to my above named daughter Smt. Renuka Sinha and my son-in-law Sri Withilesh Kumar Sinha. I hereby appoint and nominate my husband Sri Hari Nandan Prasad as sole executor of this WILL, who shall be entitled to obtain probate of the WILL without being required to furnish any security. In case of death my husband before me the beneficiary under this WILL i.e. my above named daughter and son-in-law shall obtain letters of Administration and/or probate of my this last WILL.

This WILL has been drawn up and prepared under my instruction and contents of this WILL have been explained to me in Hindi by my husband which I fully understood and after being

satisfied that my instructions have been truly and correctly executed I have put my signature and thumb impression in this WILL in presence of the witnesses who have also put their respective



[Handwritten signature]

Ursini Prasad

Rt of Smt Ursini Prasad

signatures in my presence and in presence of each other.
Due to old age my hands tremble as such besides my signature
I have also put my right hand thumb impression.



Testatrix



Identified the signature of Smt. Urmila Prasad and her husband (Mr. Baksh Singh) RTI of Smt. Urmila Prasad

Urmila Prasad
(Urmila Prasad)



Signature Attested on Identification of Lawyer

Signature Attested on Identification of Lawyer

The above named Testatrix Smt. Urmila Prasad has declared and executed this WILL in our presence and we have also put our signatures in this WILL in her presence as witnesses. The contents of this WILL have been explained to her by her husband in our presence which she understood.

WITNESSES:

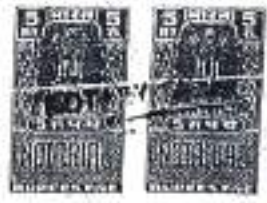
1. V. J. Prasad
28/2/2007
Uma Shankar Prasad
s/o Late Hanuman Prasad
L-9-6, R-251, Harmony Housing colony, Ranchi
2. S. H. Prasad 28.2.2007
(Sachin Prasad Prasad)
Sukhdev Prasad Prasad
Ranchi

RTI of Smt. Urmila Prasad

Urmila Prasad

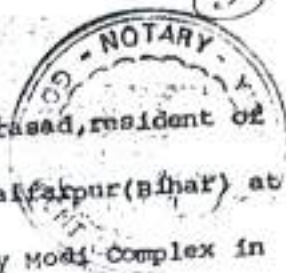
28 FEB 2007

981



Certificate

30



I, Hari Nandan Prasad, Son of Late Yamuna Prasad, resident of Village Govindpur, P.S. Sareya, District Muzaffarpur (Bihar) at present residing at Flat No. 706, the Regency Modi Complex in 07th Floor, in residency Estate Page No. 1, Hazaribagh Road, Ranchi, P.S. Lalpur, Dist. Ranchi, do hereby certify that Smt. Urmila Prasad is my wife as such personally known to me. The contents of this WILL have been read over and explained to her by me in Hindi which she fully understood and she put her signature as well as her right thumb impression in this WILL in my presence and in presence of the witnesses who have also put their signatures in my presence.

A

Urmila Prasad



Hari Nandan Prasad
28-1-2007
(Hari Nandan Prasad)

Identified the signature of
Hari Nandan Prasad by

Signature Attested
on Identification
of Lawyer (Bire Bahadur Singh)
28-01-07

Typed by

Dinesh Prasad
(Dinesh Prasad)

28 FEB 2007

981

J. S. S. S.



Signature
of Lawyer
(Bire Bahadur Singh)

MOHAMMAD ENAMUL HAQUB
B.A., LL.B.
DISTRICT, RANCHI
(JHARKHAND)

Dated 28 FEB 2007 Day of

282568/2007

28 FEB 2007



In the Matter of :


Instrument "A"

and

In the Matter of :

Notarial Certificate




MOHAMMAD ENAM-UL-HAQUE
B.Sc., L.B.
Advocate & Notary Public
Ranchi, Jharkhand (India)
Regd. No. 2086/97

Residence & Chamber

UMMAT MANZIL

Arvind Nagar, Street-1, (Resaldar Nagar Extension)
Doranda, Ranchi- 834 002, Jharkhand (India)
Dist : (Resi) 2490465 (OR) 2307472
Mobile 9431580745

Bd. No. 4399



St. No. 4399/14

GREATER HYDERABAD MUNICIPAL CORPORATION

Form No. 6
(See Rule 8)



Government of Andhra Pradesh
Department of Medical & Health

DEATH CERTIFICATE

(Issued Under Section 12/17)

This is to certify that the following information has been taken from the original record of death which is the register for ward 8A, circle 10 of Greater Hyderabad Municipal Corporation of District Hyderabad of State Andhra Pradesh, India.

Name	URMILA PRASAD		
Date Of Death	9-Nov-2008	Sex	FEMALE
Place of Death	PLOT NO.23, HUDA HEIGHTS, MLA COLONY, BANJARAHILLS, HYDERABAD		
Father/Husband Name	HARINANDAN PRASAD		
Mother Name	PHOOLJHARI DEVI		
Registration Number	1629	Date Of Registration	19-Nov-2008
Residential Address	PLOT NO.23, HUDA HEIGHTS, MLA COLONY, BANJARAHILLS, HYD.		



Probate 24/09
Ext 2
D. J. A.
13/11/12

REGISTRAR
BIRTH & DEATH CIRCLE NO. 10
G.H.M.C.
Registrar
Birth & Death
Circle-10 G.H.M.C.

आयुक्त प्रशासन

INCOME TAX DEPARTMENT

बेनगल सिटी

बेनगल प्रशासन

05/02/95

BE/PS/2001

10/10/01



भारत सरकार

GOVT OF INDIA

भारत
सरकार





आधार पहचान प्रधिकरण
UNIQUE IDENTIFICATION AUTHORITY OF INDIA

पता: W/O मिशेष कुमार सिन्हा,
 एडी-2-1, कवि अपार्टमेंट्स, जि.के.-2 के
 पास, अलकनंदा, अलकनंदा, साउथ दिल्ली,
 दिल्ली, 110019

Address: W/O Mihlesh Kumar
 Sinha, C-201, RISHI
 APARTMENTS, NEAR G.K.-2,
 ALAKNANDA, ALAKNANDA,
 South Delhi, Delhi, 110019



1947
 1800 180 1947



help@uidai.gov.in



www.uidai.gov.in



P.O. Box No.1947,
 Connaught Place 580 001



आधार कार्ड
UID CARD



रंजना सिन्हा
 Renuka Sinha
 जन्म वर्ष / Year of Birth : 1954
 महिला / Female



6492 5330 7077

आधार - आम आदमी का अधिकार



भारतीय विधिप्रमाण प्रमाणिकरण
भारत सरकार, नई दिल्ली

श्री. S/O लेट बामेश्वर प्रसाद सिन्हा,
डी-201, रishi अपार्टमेंट्स, ए के -2 के
एक, अलाखनंदा, साउथ दिल्ली, दिल्ली,
110019

Address: S/O Late Bameshwar
Prasad Sinha, C-201, RISHI
APARTMENTS, NEAR G. K-2,
ALAKNANDA, South Delhi, Delhi,
110019

1947
1800 190 1947

help@udtal.gov.in

www.udtal.gov.in

P.O. Box No. 1947,
Bangalore-560 061



आधार प्रमाणिकरण



मिथिलेश कुमार सिन्हा
Mithilesh Kumar Sinha
जन्म वर्ष / Year of Birth : 1944
पुरुष / Male



2720 4686 3644

आधार - आम आदमी का अधिकार



Extract of Board of Directors meeting of the Company held on its registered office on 21.04.2018 at 11:00 A.M to transact the following Business.

Signatures

01. Amit Kumar Agarwal
S/o Sri Mohan Lal Agarwal
72, Kaveri Apartment, Bandar Bagicha,
Patna-800001 (Bihar)
DIN : 02300248
DOB: 11.07.1976
PAN: ADPPA7503A
Mobile No.: 9431011493
Email ID: ksp.patna@gmail.com

SRIKRISHNA CITY HOMES (P) LTD.
Amit Kumar Agarwal
21/4/18 DIRECTOR

02. Rakesh Kumar
S/o Sri Sheoji Singh
Shivji Singh Building, Dimna Road
Mango, Jamsedpur-831012 (Jharkhand)
DIN: 01069212 DOB:03.11.1976
PAN: ABWPK3704G
Mobile No. 9431303918/Emailrcpljsr@Gmail.com

SRIKRISHNA CITY HOMES (P) LTD.
Rakesh Kumar
DIRECTOR

After assembly with the consent of other members present **Mr. Rakesh Kumar** has unanimously elected as a chairman of the meeting and after election as a chairman to the chair, **Mr. Kumar** called it to order and read out the Agenda of the meeting.

Resolution No.01: Chairman of the Meeting read out the proceedings of last Board Meeting and the Board consider the same, after approval, has signed in its margin and order to the concern director to keep it as Permanent Records of the Company.

Resolution No.02: Authorization to Director to execute development agreement with the Land Lord of Rani Bagan, Bariyatu Land, Ranchi in the State of Jharkhand in the name of Company.

Chairman of the meeting asked to the concern Director to read the agenda of this meeting and one of the agenda of this meeting was to authorize one of the Directors to execute development agreement of land RS Plot No.854 Khata No.34 and Plot No.853 Khata No.54, measuring an area of 20 Kathas situated at Vill+Post-Bariyatu, Dist-Ranchi (Jharkhand) with the Land.

Ph: 0651-2532834, +91 9431303918

Contd. 2

An ISO:9001-2008 COMPANY

SRIKRISHNA CITY HOMES PVT.LTD.

Builders & Developers

Office No.8, Ground Floor,
Madhusudan Devenderiok Complex,
Jamshedpur -831012,
Jharkhand

Majra Tower
Room No.501, 5th Floor
Burdwan Compound, Old Hazaribagh Road,
Ranchi, Jharkhand.

Notice is hereby given by hand circulation to all the Directors (present) of the Company in pursuance of provisions of the **Section 173 (3) of the Companies Act 2013 (amended)** that a meeting of the Board of Directors of the Company proposed to be held on its Registered Office on 21.04.2018 AT 11.00 AM to transact the following Business.

- (1) To elect Chairman of the Meeting.
- (2) To Authorization to Director to execute development agreement.
- (3) Other subject with the consent of Chairman of the Meeting.

Yours Faithfully

SRIKRISHNA CITY HOMES (P) LTD.
Amit Kumar Agarwal
 (Amit Kumar Agarwal) 21/4/18
 DIN 02300248
 21.04.2018 DIRECTOR

Signature in token being Notice received.

01. Amit Kumar Agarwal
 S/o Sri Mohan Lal Agarwal
 72, Kaveri Apartment, Bandar Bagicha,
 Patna-800001 (Bihar)
 DIN : 02300248
 DOB: 11.07.1976
 PAN: ADPPA7503A
 Mobile No.: 9431011493
 Email ID: ksp.patna@gmail.com

SRIKRISHNA CITY HOMES (P) LTD.
Amit Kumar Agarwal
 21/4/18
 DIRECTOR

02. Rakesh Kumar
 S/o Sri Sheoji Singh
 Shivji Singh Building, Dimna Road
 Mango, Jamsedpur-831012 (Jharkhand)
 DIN: 01069212 DOB:03.11.1976
 PAN: ABWPK3704G
 Mobile No.9431303918/Emailrcpljsr@Gmail.com

SRIKRISHNA CITY HOMES (P) LTD.
Rakesh Kumar
 DIRECTOR

Ph: 0651-2532834, +91 9431303918

An ISO-9001-2008 COMPANY
SRIKRISHNA CITY HOMES PVT.LTD.
 Builders & Developers

Office No.8,Ground Floor, Madhusudan Devenderlok Complex, Jamshepur -831012.	Manga Tower Room No.501, 5th Floor Burdwan Compound, Old Hazanbagh Road, Raechl, Jharkhand
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[2]

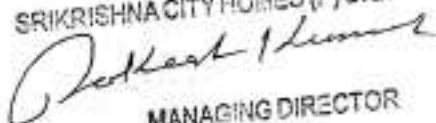
"RESOLVED THAT, Mr Amit Kumar Agarwal and Mr. Rakesh Kumar, Directors of the Company be and is hereby authorized to verify, sign affirms and/ or present the Agreements, petition, affidavits and other papers/ documents and statements in the matter of execute development agreement with the Land Lord of Rani Bagan, Bariyatu Land, Ranchi in the State of Jharkhand in the name of Company.

No Director is interested or concerned in this resolution.

Resolution No.03: There being no other matter to discuss, therefore the meeting terminated with vote of thanks to the chair.

Certified to be the copy of original resolution.

SRIKRISHNA CITY HOMES (P) LTD.



MANAGING DIRECTOR

(Rakesh Kumar)

Chairman of the meeting

21.04.2018

Ph: 0651-2532834, +91 9431303918

An ISO:9001-2008 COMPANY

SRIKRISHNA CITY HOMES PVT. LTD.

Builders & Developers

Office No.8, Ground Floor,
Madhusudan Devenderaj Complex,Mangal Tower
Room No.501, 5th Floor
Sector 1, Compound, Old Hazratganj Road



निबंधन विभाग, झारखंड
Ranchi

Token No.69Token Date: 4/27/2018
Party Name: Renuka Sinha
Father/Husband Name:Mithilesh Kumar Sinha
(Executant)
3 C, Blessington Heights, Kanke Road, Ranchi

Deed Type: Development Agreement

Party Details

Name :	Renuka Sinha
Gender :	F
DOB :	05-02-1954
C/o :	W/O Mithlesh Kumar Sinha
District :	Gurgaon
House/Building No. :	L-703, Premier Terraces
Locality :	Golf Course Extension Road
Pincode :	122001
Post Office :	Gurgaon
State :	Haryana
Village/Town/City :	Gurgaon
Aadhaar No :	xxxxxxxx7077
Photo :	




Registering Officer

Renuka Sinha
Party Signature



Operator's Signature



निबंधन विभाग, झारखंड
Ranchi

Token No.69Token Date: 4/27/2018
Party Name: Mithilesh Kumar Sinha
Father/Husband Name:Late Bameshwar Prasad
(Executant)
3 C, Blessington Heights, Kanke Road, Ranchi

Deed Type: Development Agreement

Party Details	
Name :	Mithilesh Kumar Sinha
Gender :	M
DOB :	28-11-1944
C/o :	S/O Late Bameshwar Prasad Sinha
District :	Gurgaon
House/Building No. :	L-703, Premier Terraces, Palm Drive
Locality :	Sector-66
Pincode :	122001
Post Office :	Gurgaon
State :	Haryana
Village/Town/City :	Gurgaon
Aadhaar No :	xxxxxxxx3644
Photo :	

Registering Officer

Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Ranchi

Token No.69Token Date: 4/27/2018


Party Name: M/s Sri Krishna City Homes Pvt. Ltd. thro its Director Amit Kumar Agrawal

Father/Husband Name: Mohan Lal Agrawal

(Claimant)

72, Kaveri Apartment, Bahdar Bagicha, KDak Bunglow Chauraha, Kotwali, Patna, Bihar

Deed Type: Development Agreement

Name :	Amit Kumar Agarwal
Gender :	M
DOB :	11-07-1976
C/o :	S/O: Mohan Lal Agarwal
District :	Patna
House/Building No. :	72, kaveri apartment
Locality :	New Dak Bunglow
Pincode :	800001
Post Office :	Patna G.p
State :	Bihar
Village/Town/City :	Phulwari
Aadhaar No :	xxxxxxxx5425
Photo :	


Registering Officer


Party Signature


Operator's Signature



निबंधन विभाग, झारखंड
Ranchi

Token No.69Token Date: 4/27/2018


Party Name: M/s Sri Krishna City Homes Pvt. Ltd. thro its Director Rakesh Kumar

Father/Husband Name:Shivji Singh

(Claimant)

Dimna Road, Mango, Jamshedpur, East Singhbhum

Deed Type: Development Agreement

Party Details	
Name :	Rakesh Kumar
Gender :	M
DOB :	03-11-1976
C/o :	S/O: Shiv Ji Singh
District :	East Singhbhum
House/Building No. :	Shiv jee singh Building
Locality :	JAMSHEDPUR
Pincode :	831012
Post Office :	Mango
State :	Jharkhand
Village/Town/City :	Bahar Dari
Aadhaar No :	xxxxxxxx4423
Photo :	

Registering Officer

Party Signature

Operator's Signature



निबंधन विभाग, झारखंड
Ranchi

Token No.69Token Date: 4/27/2018

Party Name: Anup Kumar Srivastava

Father/Husband Name: Ashok Kumar Srivastava
(Identifier)

Khatanga, Hotwar, Ranchi

Deed Type: Development Agreement

Name :	Anup Srivastava
Gender :	M
DOB :	01-01-1972
C/o :	S/O: Ashok Kumar Srivastava
District :	Ranchi
House/Building No. :	
Locality :	Kokar
Pincode :	834009
Post Office :	Bariatu
State :	Jharkhand
Village/Town/City :	Bariatu
Aadhaar No :	xxxxxxxx6534
Photo :	


Registering Officer


Party Signature


Operator's Signature

**निबंधन विभाग, झारखंड
Ranchi**
जांच पट्टी-सह घोषणा प्रपत्र (नियम 114)

Token Date/Time: 27/04/2018 12:56:37.

Token No: 89	Development Agreement	Presenter	Renuka Sinha
Document Type	3 C, Blessington Heights, Kanke Road, Ranchi	DOE	
Presentor Name & Address	13488735	Stamp Value	100
Salable Doc. Value	0	Serial / Deed No	/
Document/Transaction Value		Old Serial No.	/
Special Type		App ID	190108
Remarks / Other Details			
Property Details:			e-Stamp Cert. No.

Archid	Th.No.	Wrd/Hk	Mauza	Kh. No.	Plot No.	Register/ Vol.No.	Register/ Page.No.	Plot Type	Boundary North	Boundary South	Boundary East	Boundary West	H No	ULB	Category	Area	Min. Value
Baraga	103	d	Baraga	34 & 54	853 & 854	11	10 & 11	RSP	20 Feet wide Proposed Road	R.S. Plot No. 853	25 feet wide Proposed Road	R.S. Plot No. 854 & 853	008000569200020	RANCHI MUNICIPAL CORPORATION	U_COM	33.05 Decimal	13488734.3

Property Type	Th. No.	Wrd	Mauza	Location	Area	Rate	Amount
---------------	---------	-----	-------	----------	------	------	--------

SN	P Type	Party Name	Father/Husband	Occup.	Relation	Caste	Gender	PAN/ PAN 60	UID	Mobile	Pres. Address	Perm. Address
1	Executant	Renuka Sinha	Mithlesh Kumar Singh	Housewife	पत्नी	सुरजन	Female	ADAP52790N	xxxxxxxx7077	xxxxxxxx36	3 C, Blessington Heights, Kanke Road, Ranchi	3 C, Blessington Heights, Kanke Road, Ranchi
2	Executant	Mithlesh Kumar Sinha	Late Bameshwar Prasad	Retired	पिता	सुरजन	Male	ADYP54208K	xxxxxxxx3644	xxxxxxxx36	3 C, Blessington Heights, Kanke Road, Ranchi	3 C, Blessington Heights, Kanke Road, Ranchi
3	Claimant	M/s Sri Krishna City Homes Pvt Ltd thro its Director Rakesh Kumar	Sury Singh	Business	पिता	मुन्शीय	Male	ABWPK3704A	xxxxxxxx4423	xxxxxxxx18	Dimna Road, Mango, Jamshedpur, East Singhbhum	Dimna Road, Mango, Jamshedpur, East Singhbhum
4	Claimant	M/s Sri Krishna City Homes Pvt Ltd thro its Director Amit Kumar Agrawal	Mohan Lal Agrawal	Business	पिता	सुरजन	Male	ABWPK3704A	xxxxxxxx5425	xxxxxxxx18	72, Kaveri Apartment, Bahdar Bagicha, KDK Bungalow Chauraha, Kotwali, Patna, Bihar	72, Kaveri Apartment, Bahdar Bagicha, KDK Bungalow Chauraha, Kotwali, Patna, Bihar
5	Identifier	Anup Kumar Srivastava	Ashok Kumar Srivastava	Business	पिता		Male	NOT REQUIRED	xxxxxxxx2534	xxxxxxxx18	Khatanga, Hahwa, Ranchi	Khatanga, Hahwa, Ranchi

SN	Description	Amount
1	E1	335,718.35
2	SP	2,620.00
Total		338,338.35

Renuka Sinha

Holding Details provided by the user has been mutated in the name of - RENUKA SINHA
 Register/ Details provided by the user has been mutated in the name of - Name: रेंकुा सिंहा Address: _____, C/o: इंजीनियर बसंत
 Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same. And the information provided by me are true to itself.
 The details of property's Holding & Register/ 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.

Signature's of Executant & Claimant

Renuka Sinha

उपरोक्त प्रतिपिठा दाखलेत ये अधिकार्यां के अनुसार
 उपरोक्त स्विकृत किया जिसकी फायदा निवासी
 ① Renuka Sinha ② Mithlesh Kumar Sinha ③ Rakesh Kumar ④ Amit Kumar Agrawal
 फायदा निवासी Anup Kumar Srivastava पिता Ashok Kumar Srivastava
 निवासी Notwar पता Bur
Renuka Sinha used
Anup





निबंधन विभाग, झारखंड
रांची

Token No.69 Token Date: 2018-04-27
Serial/Deed No./Year :3594/3256/2018
Deed Type: Development Agreement

SN	Party Details	Photo	Thumb
1	Renuka Sinha Father/Husband Name:Mithilesh Kumar Sinha (Executant) 3 C, Blessington Heights, Kanke Road, Ranchi		
2	Mithilesh Kumar Sinha Father/Husband Name:Late Bameshwar Prasad (Executant) 3 C, Blessington Heights, Kanke Road, Ranchi		
3	M/s Sri Krishna City Homes Pvt. Ltd. thro its Director Rakesh Kumar Father/Husband Name:Shivji Singh (Claimant) Dimna Road, Mango, Jamshedpur, East Singhbhum		
4	M/s Sri Krishna City Homes Pvt. Ltd. thro its Director Amit Kumar Agrawal Father/Husband Name:Mohan Lal Agrawal (Claimant) 72, Kaveri Apartment, Bahdar Bagicha, KDak Bungalow Chauraha, Kotwali, Patna, Bihar		
5	Anup Kumar Srivastava Father/Husband Name:Ashok Kumar Srivastava (Identifier) Khatanga, Hotwar, Ranchi		

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Year 2018
Date 2018-04-27

Registering Officer

Signature of Operator