

Sanyas Kumar Saha
18/1/2021

Vams Raj Saha

10 Both Dorrakumar H.H. 5,000/- Th. Sanyas

9/100/-
 23
 21/12/55
 21/12/55
 39/2

This deed of Assigment made this the Nineteenth day of December of the year one thousand nine hundred and fifty-five of the Christian Era, between Sati Rani Chakraverty wife of Shree Ajit Kumar Chakraverty and Shree Ajit Kumar Chakraverty son of late Sachindranath Chakraverty, by caste Bengali Brahmin, by occupation land-holders, residents of Giridih town, Police station and Sub-Registry office at Giridih, within the district of Hazaribagh, hereinafter, in these presents called the VENDORS (which term or expression, unless repugnant to the context, shall mean and include their heirs, successors, legal representatives, administrators, executors and assigns) of the One Part; and Shreemati Anandi Devi

Sati. rani Chakraverty.
21.12.55.
Ajit Kumar Chakraverty.
21.12.55.



2.

wife of Shree Harnerain Seth by caste Kshatri, by occupation dependent, resident of Giridih Town, police-station and Sub-Registry Office at Giridih, within the District of Hazaribagh, hereinafter in these presents called the PURCHASER (which term or expression, unless repugnant to the context, shall mean and include her heirs, successors, legal representatives, executors, administrators and assigns) of the Other Part :

Whereas the Vendors are absolutely seised-in and possessed-of or otherwise well and sufficiently entitled as and for an absolute estate free from encumbrance in all the lands, messuage, hereditaments and premises, together with compound walls, well, bath-room and other structures and trees standing on the lands fully described in the Schedule hereto annexed and hereby intended to be transferred which they have acquired by purchase from Sree Samrendra Nath Das and Pravabati Dasi by means of a registered Deed of Sale dated 7-3-1950; And Whereas the Vendors having stood in urgent need of money agreed to sell to the Purchaser the said lands, messuage, hereditaments and premises together with all structures, well, compound walls and trees standing thereon and the inheritance thereof

Sati rani Chakravarty.

21.12.55.

Ajit Kumar Chakravarty
21.12.55.

Witness:-

Girja Shanker Saha
Attorney Giridih.

21.12.55.

Vans Raj Seth
Saini Kumar Seth
18/1/21

Sold to Srimati Satirani Chakraverty
w/o Sri Ajit Kumar Chakraverty of Girdih.

एतद्विषयस्य विवरणम्
यस्य नामकव्युत्पत्तिः
प्रमाणिकव-उदकायु-मन्त्रिका
सुखास्ये। मन्त्रिका विधीयते
सुखास्ये। मन्त्रिका विधीयते
मन्त्रिका विधीयते
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मन्त्रिका विधीयते
मन्त्रिका विधीयते
मन्त्रिका विधीयते

17/12/55
S.T.

मन्त्रिका विधीयते
मन्त्रिका विधीयते
मन्त्रिका विधीयते



No. 20. C.

Sati rani Chakraverty
21.12.55.

Received the sum of Rs 3000/-
Three thousands in the presence of
Subregisterar.

Sati rani Chakraverty
21.12.55.



No. 21. C.

मन्त्रिका विधीयते
मन्त्रिका विधीयते



Having noted the evidence of
Sati Rani Chakraverty of
Girdih. S. Girdih of Dist
Brahmbaria & profession
hand holded at Girdih &
have in my examination
said Sati Rani Chakraverty
who has been identified by
signature of Sati Rani
Chandra Rani & Sati Rani
Chandra Rani and the date
of the same place and year
Same date & profession &
the said Sati Rani Chakraverty
admitted the execution
of this document.
D.I. of the body executed
been taken of the identified
behind the hand. The sum
of Rs 3000/- rupees three
thousands of rupees to
the lady executed in my
presence

20.12/55

thereof free from encumbrance at or for the price of Rs.5000/- (Rupees five thousand) only; And Whereas the bargaining having been struck between the parties, the Vendors on 2-12-1955 received from the Purchaser a sum of Rs.2000/- (Rupees two thousand) towards the part of the consideration by executing an agreement for sale.

NOW THIS DEED OF ABSOLUTE SALE WITNESSETH :

That in pursuance of the said Agreement and in consideration of the said sum of Rs.5000/- (five thousand) out of which Rs.2000/- (two thousand rupees) was received by the Vendors from the purchaser on 2-12-1955 on executing the Agreement for Sale and the rest Rs.3000/- (Rupees three thousand) to the Vendors paid by the Purchaser on or before the execution of these presents (the receipt whereof the vendors do hereby admit and acknowledge and from the same and every part thereof for ever acquit, release and discharge the Purchaser by these presents) the Vendors do hereby grant, transfer, convey and sell out and out unto the Purchaser all that messuage, Dar-Mokarrari land, hereditaments and premises measuring Thirteen Kathas by standard measurement together with the compound walls, well, bath-room and other structures and trees standing thereon lying and situate in village Makatpur within Giridih Town and bearing original holding no.312 of Ward no.1 and present holding no.327 of Ward no.1 of the Giridih Municipality within Giridih p.s.(Town), Thana no.95, Pergana Kharakdiha, Sub-Registry office at Giridih within the district of Hazaribagh fully described in the schedule below or howsoever otherwise the said messuage, land, hereditaments and premises hereby transferred or any part thereof now are or is or heretofore were or was situate, butted, bounded,

Sati Sani Chakravarty

21.12.55

Apik Kumar Chakravarty

21.12.55

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Jais 18/01/21
Vans Raj Sank

called, known, numbered, described or distinguished: Together with all structures, compound walls, well, bath-room, trees etc. and all rights, liberties, privileges, easements, profits, appendages and appurtenances whatsoever to the said land, messuage, hereditaments and premises belonging or anywise appertaining to or with the same or any part thereof now or at any time heretofore holden, used, occupied, enjoyed, accepted, reputed, deemed, taken or known as part or parcel or number thereof or appurtenant thereto with these and any of these appurtenances; And all the estate, right, title, interest, inheritance, use, trust, possession, property, claim and demand whatsoever both at law and in equity of the Vendors into and upon the said land, messuage, hereditaments and premises or any part thereof: TO HAVE AND TO HOLD the said land, messuage, hereditaments and premises hereby transferred or expressed or intended so to be with appurtenances thereto unto and to the Purchaser for ever: And the vendors do hereby covenant with the Purchaser that notwithstanding any act, deed or thing by the Vendors done or executed or knowingly suffered to the contrary the Vendors now have good right, full power and absolute authority to grant, transfer, convey and sell out and out the said messuage, land, hereditaments and premises hereby transferred or expressed so to be unto and to the Purchaser in the manner aforesaid: And that the Purchaser shall and may at all times hereafter peaceably and quietly possess and enjoy the said messuage, land, hereditaments and premises and construct residential buildings thereon and either reside therein or receive rents and profits thereto by letting out the same without any interruption, claim or demand whatsoever from or by the Vendors or any

Sati rani Chakravarty.

21.12.55.

Opit Kumar Chaurany
21.12.55.

Sati rani Chakravarty
Sami 5, 18/01/2024

Vans Raj Seth

5.

any person or persons lawfully or equitably claiming from, under or in trust for them: And that free from all encumbrances whatsoever made or suffered by the Vendors or any person or persons having or lawfully or equitably claiming any estate or interest in the said message, land, hereditaments and premises or any part thereof from, under or in trust for them. The Vendors further covenant that they shall and will from time to time and at all times hereafter, upon the request and at the cost of the Purchaser do and execute all such acts, deeds and things whatsoever for further and more perfectly assuring the said message, land, hereditaments and premises and every part thereof unto and to the Purchaser in manner aforesaid as shall or may be reasonably required. The Vendors further covenant that the Purchaser shall have full right and authority to get her name mutated in the Municipal Office and the Sherista of the landlord and pay the Municipal tax and rent payable so long by the Vendors and obtain receipts in her own name. The Vendors further hereby covenant that the property hereby conveyed and transferred is absolutely free from all sorts of liens, charges, attachments, encumbrances whatsoever; Should there appear at any time in future any lien, charges, attachments or encumbrances over the property contrary to the assurances hereby given or any defect in title is found or the Purchaser is dispossessed from the property and suffers any loss or damage by reason thereof, the Vendor shall be bound to indemnify the Purchaser of all such loss or damages.

In witness whereof the Vendors do hereby put their hands with their free will and consent on the day, the month and the year above written.

Schedule above referred to.

Salti rani Chakraborty.

21. 12. 55.

Dejit Kumar Chakraborty

21. 12. 55.

Vanraj Seth
Jass 18/01/2024
Kop as Seth

2020
XIV- F.No. 180v

मालगुजारी
नाम मौजा मय
थाना वो थाना नम्बर



फरद मलकी / फरद रैयती Page No. : 117
नाम रैयत मय वलिदयत जमाबन्दी Vol. No. : 20
वो सकुनत नम्बर। Receipt No. : 0070032945

ANNEX-2

गिरडीह मकतपुर 0095 विश्वनाथ सेठ वो प्रकाश सेठ		
खाता संख्या TH 347	खेसरा संख्या HN 482	रकबा (एकड़ में) 0 एकड़ 21.5 डिसमील 0 हेक्टर

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

मांग बावत	सालाना	बकाया				हाल (2020-2021)
		तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष	
माल (नकदी)	1.00					1.00
गुजारी (भावली)	0.25					0.25
सेस	0.50					0.50
सूद	0.50					0.50
मुतफरकात	0.50					0.20
मीजान	0.20					0.20
	2.45					2.45

तफसील अदायकारी

अदायकारी बाबत	बकाया				मौतालबा हाल (2020-2021)	फाजिल
	तीन वर्ष से ज्यादा	३ रा वर्ष	२ रा वर्ष	१ ला वर्ष		
माल (नकदी)					1.00	
गुजारी (भावली)					0.25	
सेस					0.50	
सूद					0.50	
मुतफरकात					0.20	
मीजान अदायकारी					0.20	
					2.45	

(१) मीजान कुल (लफजों में) : Two Rupees and Fourty Five Paise

(२) नाम देहिन्दा -

तारीख अमला तहसील कुनिन्दा : 10-09-2020

(३) कुल बकाया- 2.45

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



यह एक कम्प्युटर जनित प्रति है।
यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।
किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंचलाधिकारी से संपर्क करें।

Handwritten signature and date: 10/09/20

ANNEX-3

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

September 10, 2020

पंजी 11 प्रति

भाग वर्तमान	20	पृष्ठ संख्या	117	हस्ता का नाम	गिरिडीह	अनुमंडल नाम	गिरिडीह	हलका का नाम	गिरिडीह	हत्का - IX	0095	इस्टेट का नाम	JHARKHAND	
कोटा का नाम	गिरिडीह	अनुमंडल नाम	गिरिडीह	अचल का नाम	गिरिडीह	हलका का नाम	गिरिडीह	हत्का - IX	0095	इस्टेट का नाम	JHARKHAND	खाता का प्रकार	--	
कोटा का नाम	मकतपुर	होस्टिंग संख्या	0	तौजी संख्या	15	धाना नम्बर								
विश्वनाथ सेठ घो प्रकाश सेठ , पिता-हरि नारायण सेठ , जति-														
खाता नम्बर	प्लॉट संख्या	रकबा	परिवर्तन के लिए प्राधिकार										लगान	सेस
			दखिल खरिज केषा नं -603/2000-01										1	0.25
कुल परिमाण		0 बीघा 3 कठ 0 छ												
		0 रे 21.5 डि 0 हे												
सारीख	प्राप्ति पत्र संख्या	साल से	साल तक	लागत बकाया	लागत चालू साल	रोड सेस बकाया	रोड सेस चालू साल	शिक्षा सेस बकाया	शिक्षा सेस चालू साल	स्वास्थ्य सेस बकाया	स्वास्थ्य सेस चालू साल	कृषि सेस बकाया	कृषि सेस चालू साल	
0-12-2000	8986336	2019	2020	20	20	5	5	10	10	10	10	4	4	
09-10-2020	0070032945	2020-2021	2020-2021	0	1	0	0.25	0	0.5	0	0.5	0	0.2	

List Of Case Status Details

जमा से



यह एक कंप्यूटर जनित प्रति है।
यह प्रथम केवल प्राप्ति की जानकारी के लिए है।
किसी भी प्रकार की असुविधा के लिए सम्बन्धित अधिकारियों से संपर्क करें।
पत्र का नश्वर देखने के लिए प्लॉट नंबर देखें।

Handwritten signatures and dates:
Vansh Raj
Kumar Sahu
10/9/21

LAND POSSESSION CERTIFICATE

S.No- 193/200-21

Place : सिन्धी

Date : 28.08.2020

Certified that Shri

① विश्वनाथ सेठ ② प्रकाश सेठ

S/o श्री हरिनाथ सेठ and Shri

S/o of village सिन्धी बुधनाका - सिन्धी

P/o सिन्धी Dist सिन्धी Whose Signature is / are attested

Below, owns exclusively acres 0-13-0 decimals of agricultural cultivating land under / his / their possession as per land schedule given below :-

the revenue of the land under reference has been paid upto the year 2017-18

LAND SCHEDULE

Mouza& Thana no.	Touzi No.	Khata No.	Khesra No.	Area Acres Dec.	BOUNDARY North South East West
मधुपुर 85		चौका सेठ 347		810 अरु 482	उत्तर 0-13-0 पूर्व उत्तर पूर्व
		310310 महाशय			

आवेदन क्रमिक पंजीयन की शर्त में

11/06/2020 को हाउस नं. 1016 सी. नं. 603/2000-01 द्वारा श्री श्री विश्वनाथ सेठ एवं प्रकाश सेठ-510 एवं श्री हरिनाथ सेठ-3 नाक से चौका नं. 347 पर जमाबन्दी कायम है। तन्हा तन्हाक रसीद वर्ष 2017-18 तक मिलान है। तन्हा आपस पर सी. नं. 20 दिनांक 11/06/2020 पर प्रमाणित है। आवेदन क्रमिक आवेदन क्रमिक से उ अन्वयन है।
 दि. 28/08/2020 त.प.क. निवासी श्री जगदीश सेठ

Total
 Signature of the owner / s of the land

Above signature / attested
 Signature Name 28/08/2020

Signature of Anchal Adhikari
 Office Seal



18/01/2021

Vans Raj Sethi

GIRIDIH NAGAR NIGAM, GIRIDIH

ANNEX-5

HOLDING TAX RECEIPT

Receipt No. 1979611012111131

Department / Section : Revenue Section
Account Description : Holding Tax & Others

Date : 11-01-2021

Ward No : 12

Holding No. : 0120000293000A1

Name SANJAY SETH

S/O,- LATE VIDWANATH SETH

Address : PANJABI MOHALA GIRIDIH, GIRIDIH, GIRIDIH - 815301

MOB : 9931124118

A Sum of Rs. 2107.00 (in words) Two Thousand One Hundred and Seven Only

towards Holding Tax & Others vide Cash

Dated _____ Drawn on _____

Place Of The Bank.

N.B. Online Payment/Cheque/Draft/ Bankers Cheque are Subject to realisation

Account Description	Period	Amount
Holding Tax Arrear		0.00
Holding Tax Current	2020-2021 / 1 - 2020-2021 / 4	1,364.00
	Total	1,364.00
	Additional Tax	682.00
	Penalty Amount	61.00
	Rebate on current Demand	0.00
	Adjust amount	0.00
	Amount Received	2,107.00
	Advance Amount	0.00



Note:-

- This is a Computer generated Receipt. This receipt does not require physical signature.
- Avail 5% rebate yearly Holding Tax amount by paying the tax before 30th june of the Financial Year.
- without prejudice to land right

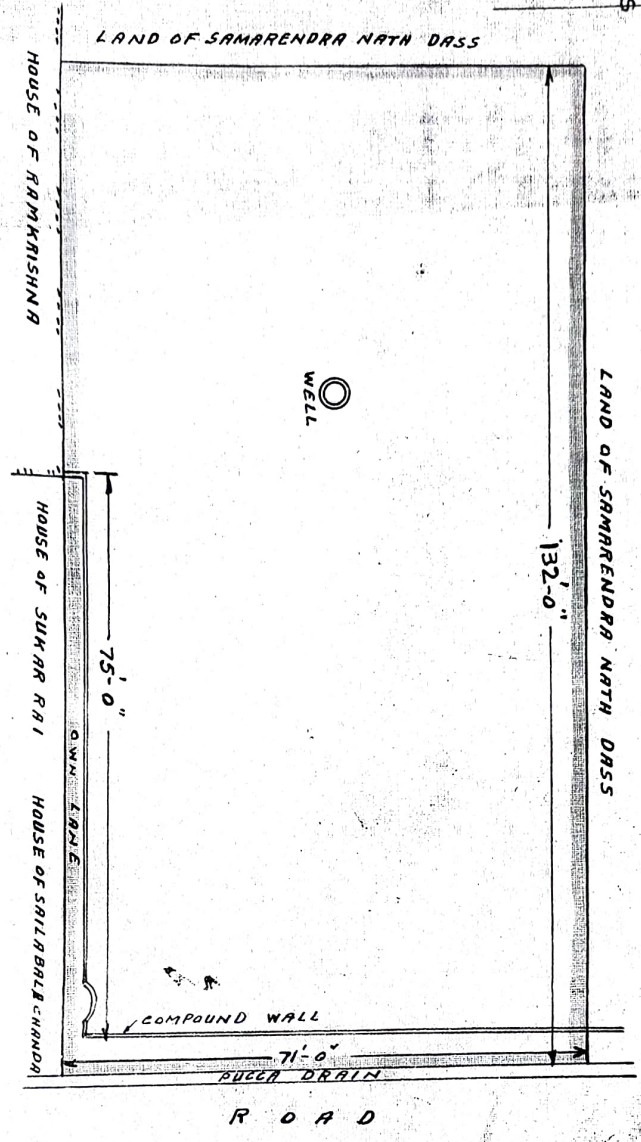
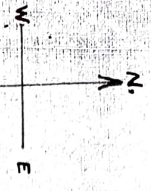
For Details Please Visit : www.udhd.jharkhand.gov.in
or Call us at 18001237785

In Collaboration With
Sri Publication & Stationers Pvt. Ltd.

Sanjay Kumar Seth
18/01/2021

Vand Raj Seth

Handwritten: Vans Raj Seth
 Sany's Kumar Seth, 8/10/2024



PLAN OF LAND SHOWN IN RED SOLD BY
 S.M. SATHIRANI CHAKRABARTY WID WIFE K. CHAKRABARTY
 TO S.M. ANANDI DEVI WID HUSBAND NARAIN SETH
 AT MAHAT PUR
 Scale 20 FT. = 1 Inch.
 AREA { B.K. CH } STD.
 { 0-13-0 }
 WRD No. I
 HOLDING No. 387

Handwritten: DRAWN BY
 K. K. S. S. S.
 7-12-55

TRUE COPY OF ORIGINAL

This is the true & exact
 copy of the original
 Sathirani Chakraborty
 21.12.55.
 Anil Kumar Chakraborty
 21.12.55.