

2134

2082

1621102229



उड़ीसा ORISSA

Admissible under the 2nd Entry,
 Excessively Stamped under the
 Indian stamp (Amendment)
 Act, 2001 Section No. 3
 read with O.T.P. & I.T. ACT, 1958

009208

118650

Date _____

Registering Officer
SAMBALPUR

[Signature]

Freehand
 ₹ 47,457.00
 31.00
 2.00
 2.00

₹ 47,771.00



Trilochan Munda

LIT. 1/2
 Trilochan Munda
 is attested by
 me
 2/5/11



Jagdish Patel LIT. 1/2

Jagdish
 Patel
 is attested
 by me
 2/5/11

DEED OF SALE

1. NAME AND ADDRESS OF THE VENDORS :

1. DAHARU MUNDA, aged about 54 years, S/o Late Chepa Munda
2. ISWARA MUNDA, aged about 27 years, S/o Daharu Munda

Witnesses :

1. Dinesh Panley 7/5/11
2. Pradeep Meher 7/5/11

Trilochan Munda
 VENDORS
 Dt 7/5/11

Document
 237280

TREASURY OFFICER
 15 MAR 2011
 DIST. TREASURY
 SAMBALPUR

No. 1108 Dt. 7/5/2011
 Sold to Daharu Munda
 Through Late chera Munda
 S/o. W/o. D/o. Sarda Kani
 Residence of Dhanupuri Sambalpur
 P.S. Dhanupuri Sambalpur

In Lieu of Single Stamp worth of Rs. 118.650/-
 Stamp No. 1109 to 1124
 has/have been attached to this Stamp.

S.N. Behera
 Stamp Vendor
 Sambalpur



Trilohan Munda

Required for registration in the
 office of the District Sub-Registrar
 Sambalpur between the hour

on the 7th
 day of May 2001/2001

of Trilochan Munda

of Daharu Munda

of Sarda Kani

P.S. Dhanupuri

Tahasil S.B.Pur

District S.B.Pur

by Profession Cultivator

Assistant (claimant/agent/repres/assignee)

Trilohan Munda
 Execution is submitted by
 the above Trilochan Munda

Registering Officer
 SAMBALPUR
 723

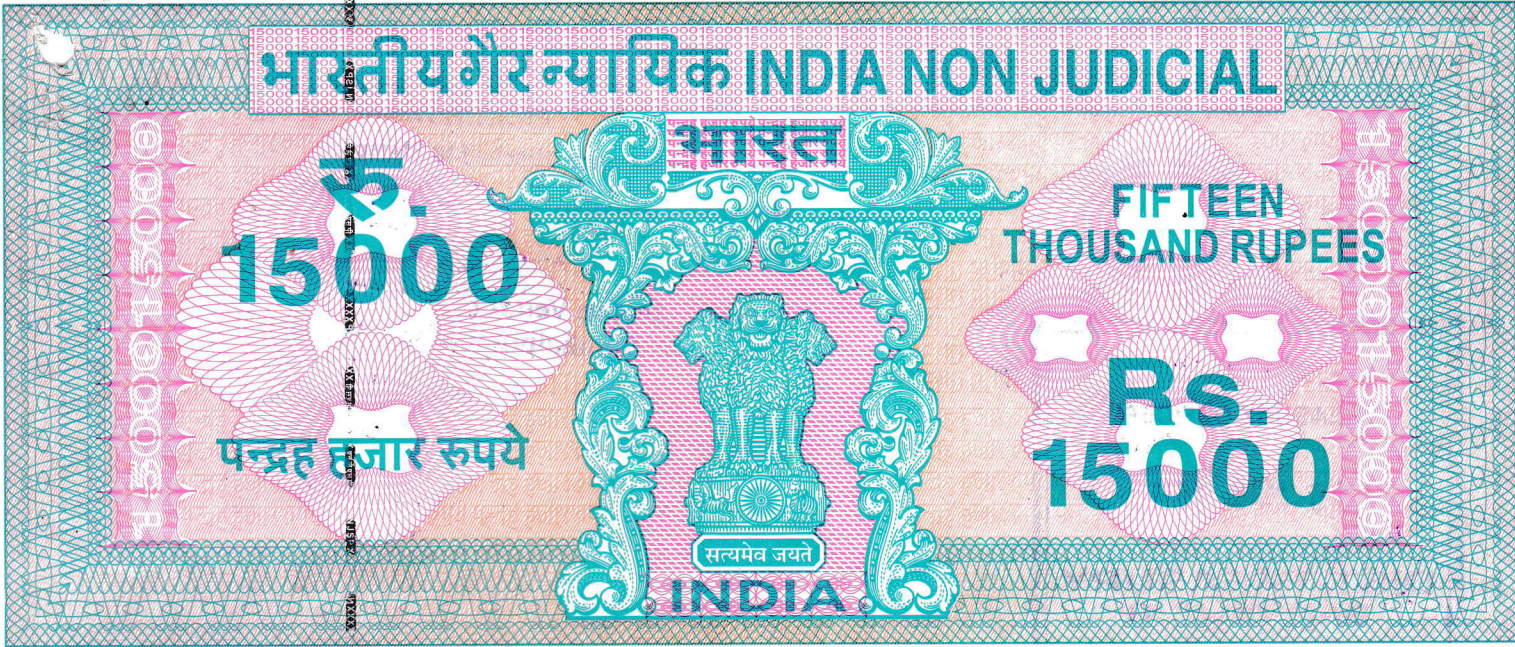
Trilohan Munda

Who are identified by Dimesh Pandey
 S/O. The Same Place & Profession.

724
 Pandey

The Sum of Rs.
 (Rupees.....)

paid in my presence
 Trilohan Munda



उड़ीसा ORISSA

009209

3. TRILOCHAN MUNDA, aged about 30 years, S/o Daharu Munda

All are by caste – Munda (ST), Occupation – Cultivation, Resident of Sankani, P.S. Dhanupali, Tahasil/ Dist. Sambalpur. The Vendor No.1 & 2 are being represented through their General Power of Attorney Holder TRILOCHAN MUNDA, the Vendor No.3. The said General Power of Attorney was registered before D.S.R. Sambalpur vide Deed No. 74 dated 10.03.2005.

2. NAME AND ADDRESS OF THE PURCHASER :

SKY ORBIT REAL INFRA PVT. LTD., situated at Poddar Tower, Opposite Income Tax Office, Sarbahal Road, Jharsuguda – 768201, represented through its Director JAGADISH PATEL, aged about 39 years, son of Bhagwanji Patel, by caste – Gujarati, by occupation – Business, Resident of Nayapara, Sambalpur Town, P.S. Town, Tahasil & Dist. Sambalpur.

Witnesses :

2

1. Dinesh Pandey
7/5/11

2. Pradeep meher
7/5/11

Trilochan Munda
VENDORS
Dt 7/5/11

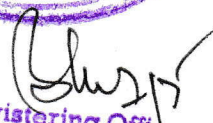
No. 1109 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108


Stamp Vendor
Sambalpur

TREASURY OFFICER
15 MAR 2011
DIST. TREASURY
SAMBALPUR

Tritakan Munda



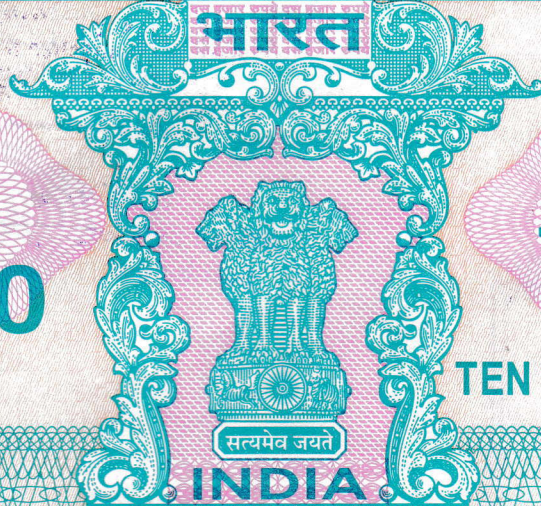

Registering Officer
SAMBALPUR

भारतीय गैर न्यायिक INDIA NON JUDICIAL

दस हजार रुपये

₹.
10000

भारत



Rs.
10000

TEN THOUSAND RUPEES

INDIA

उड़ीसा ORISSA

135344

3. NATURE OF THE DEED : SALE DEED

4. CONSIDERATION AMOUNT : Rs.23,72,810/-

(Rupees twenty-three lakhs seventy-two thousands eight hundred ten only).

5. DESCRIPTION OF THE PROPERTY SOLD :

RAYATI Land situated in the Mouza – Sambalpur Town Unit No.16, Sarla, P.S. Sambalpur, P.S. No.25, Tahasil and Dist. Sambalpur in the Sadar Sub-Registration Area of the Sambalpur District Registration jurisdiction and under Sambalpur Development Authority Area, bearing M.S. Khata No. 171/84 (one


Witnesses :

3

1. Dinesh Ranley
7/5/11
2. Pradeep Meher
7/5/11

Trilokhan Murda
VENDORS
Dt 7/5/11

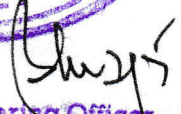
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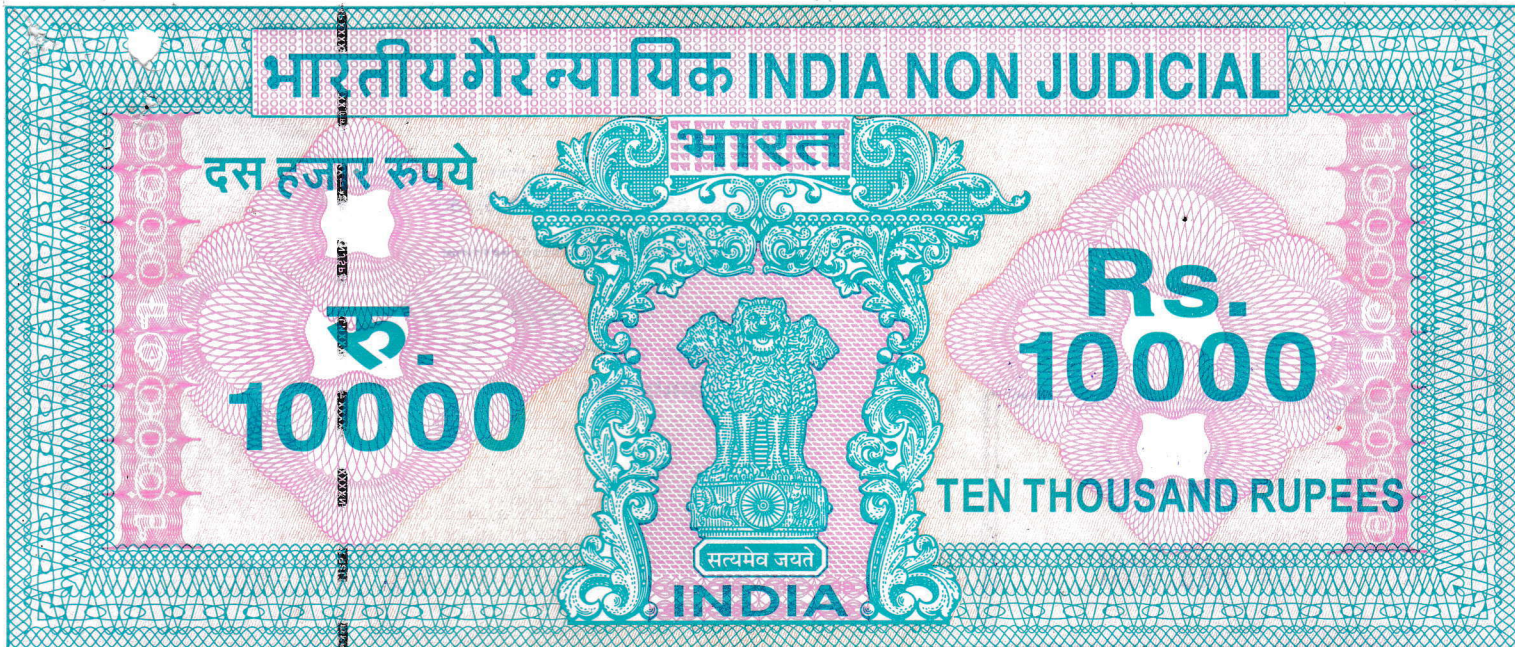

Stamp Vendor
Sambalpur


TREASURY OFFICER
05 FEB 2011
DIST. TREASURY
SAMBALPUR

Tanjahan Mund




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135343

seven one by eight four), Plot No.993/1513 (nine nine three by one five one three), Area Ac.0.170dec. (seventeen decimals), Kisam – Ma.Sa. being bounded by:-

North - Plot No. 993
South - Plot No. 1079
East - Plot No. 1080 Road
West - Plot No. 1077

AND

Plot No.1076/1514 (one zero seven six by one five one four), Area Ac.0.200dec. (twenty decimals), Kisam – Ba.Sa. being bounded by:-

Witnesses :

4

1. Binesh Paulay
7/5/11
2. Pradeep Meher
7/5/11

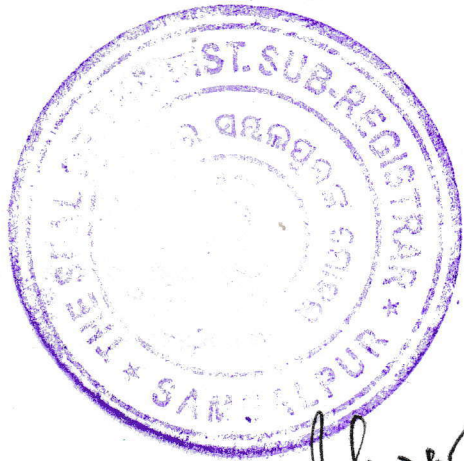
Trijochan Meher
VENDORS
Dt 7/5/11

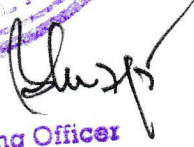
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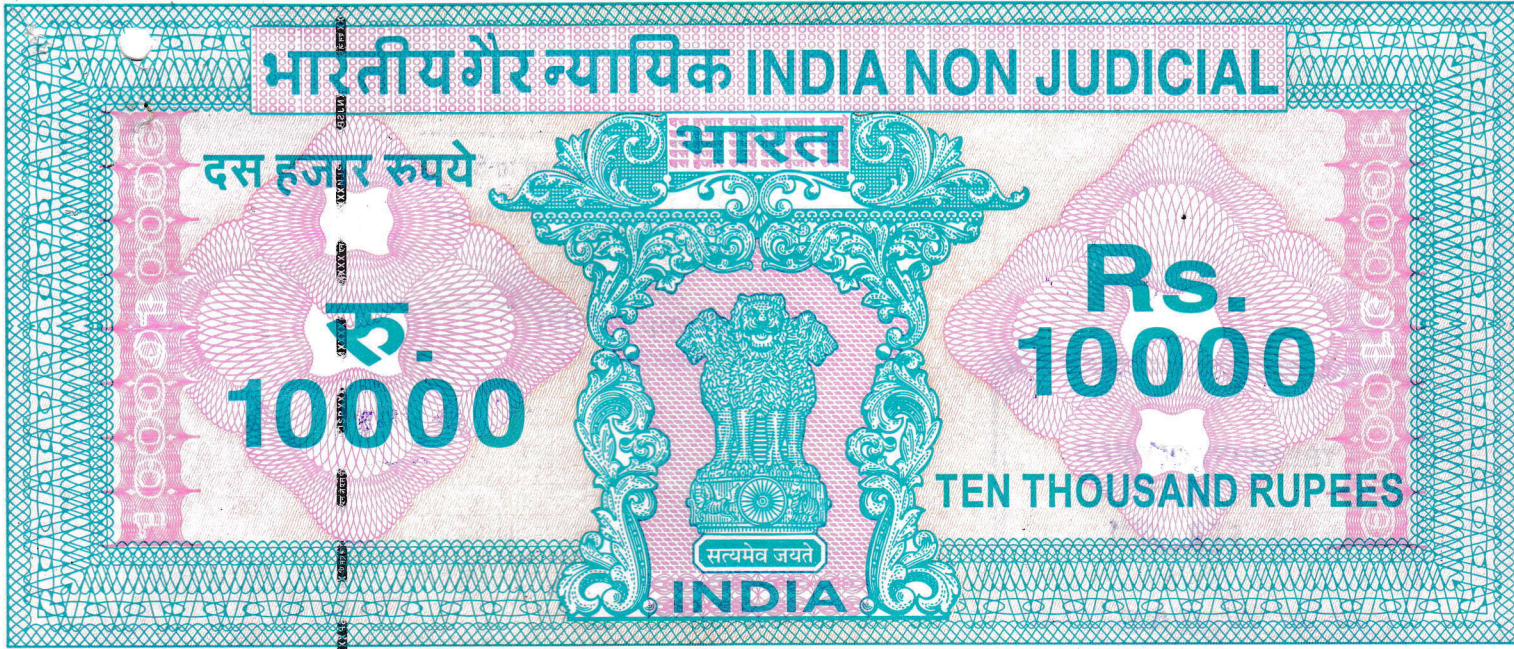

Stamp Vendor
Sambalpur


TREASURY OFFICER
05 FEB 2011
DIST. TREASURY
SAMBALPUR

Trifukan Munda.


THE DIST. SUB-REGISTRAR
SAMBALPUR


Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135342

- North - Plot No. 994
South - Plot No. 1076
East - Plot No. 993 & 1077
West - Plot No. 1076 & 996

AND

Plot No.1081/1517 (one zero eight one by one five one seven), Area
Ac.0.040dec. (four decimals), Kisam – Be.Sa. being bounded by:-

- North - Plot No. 1083
South - Plot No. 1081
East - Plot No. 1082
West - Plot No. 1081


Witnesses :

5

1. Bineta Paulay
7/5/11
2. Pradeep meher
7/5/11

Tosilahan Munda
VENDORS
DA 7/5/11

No. 1112 Dt. 7/5/2010
This Stamp has been attached to Stamp
No. 1108

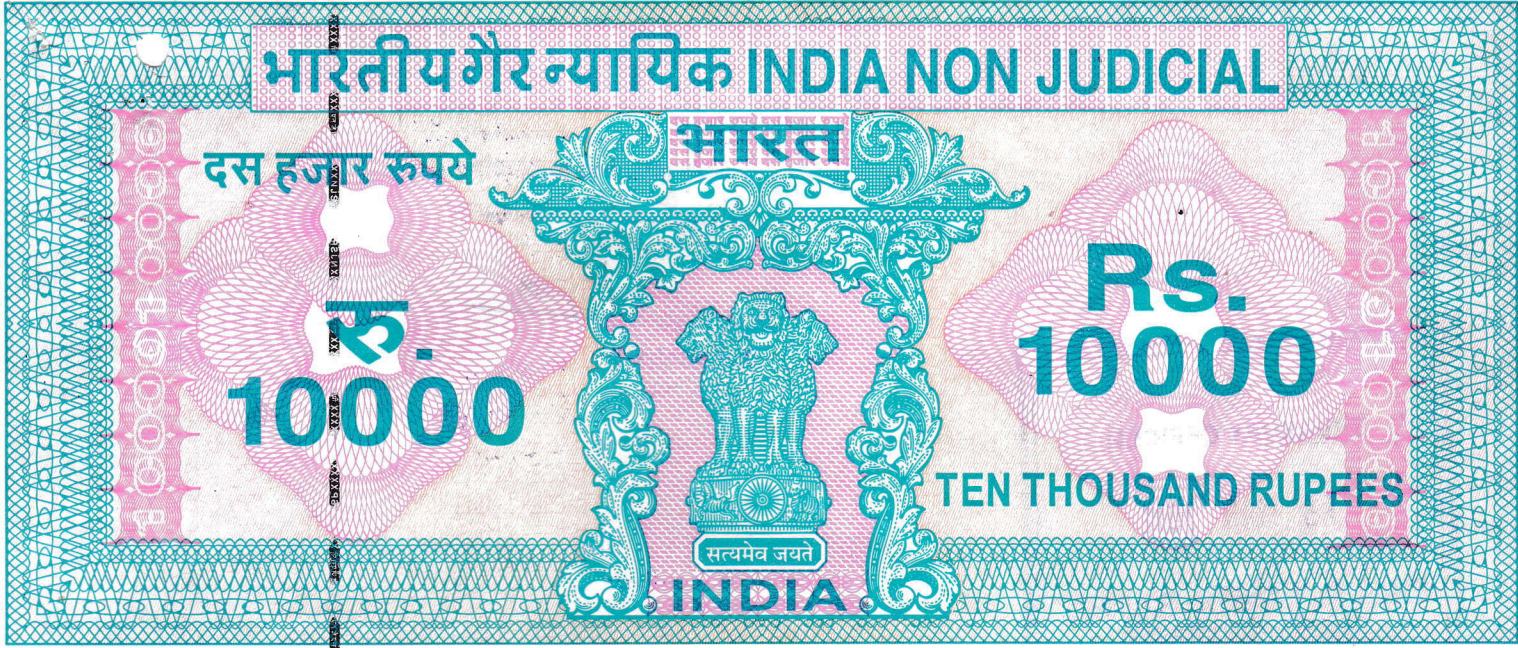

Stamp Vendor
Sambalpur



Tripahan Munda




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135568

AND

Plot No. 1081/1518 (one zero eight one by one five one eight), Area
A 0.120 dec. (twelve decimals), Kisam – Be.Sa. being bounded by:-

North - Plot No. 1082
South - Plot No. 1097
East - Plot No. 1096
West - Plot No. 1081

Witnesses :

6

1. *Suneta Pandey*
7/5/11
2. *Pradeep meher*
7/5/11

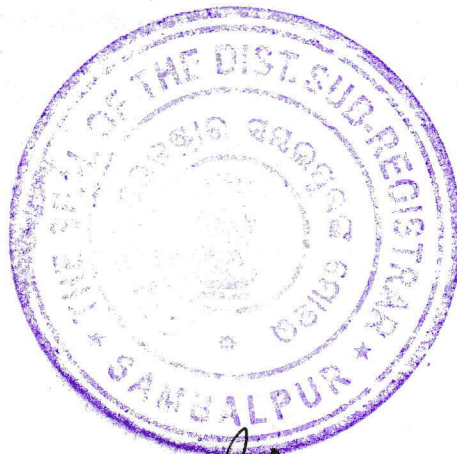
Tripalaban Mur
VENDORS
7/5/11

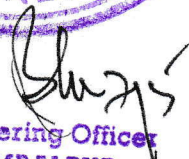
No. 1113 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108


Stamp Vendor
Sambalpur



Trilokan Mehta




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135569

Total one Khata, four full plots having a total area Ac.0.530 dec. (fifty-three decimals) having annual rent of Rs.50.00, the land is more particularly delineated in red colour with ways, water, liberties, privileges, appurtenances, easementary rights and all this rights of the VENDORS thereon which includes all trees, ways, fisheries, apasi rights and other all other Rayaiti and as well easementary rights existing over the lands thereon with all privileges.

The aforesaid plots have been valued at Rs.44,770/- per decimal as per bench mark valuation.

Witnesses :

1. *Dinendra Ranby*
25/11
2. *Pradeep meher*
7/5/11

7

Tripalen Munda
VENDORS
Dt 7/5/11

No.....1114.....Dt...7/5/2011
This Stamp has been attached to Stamp
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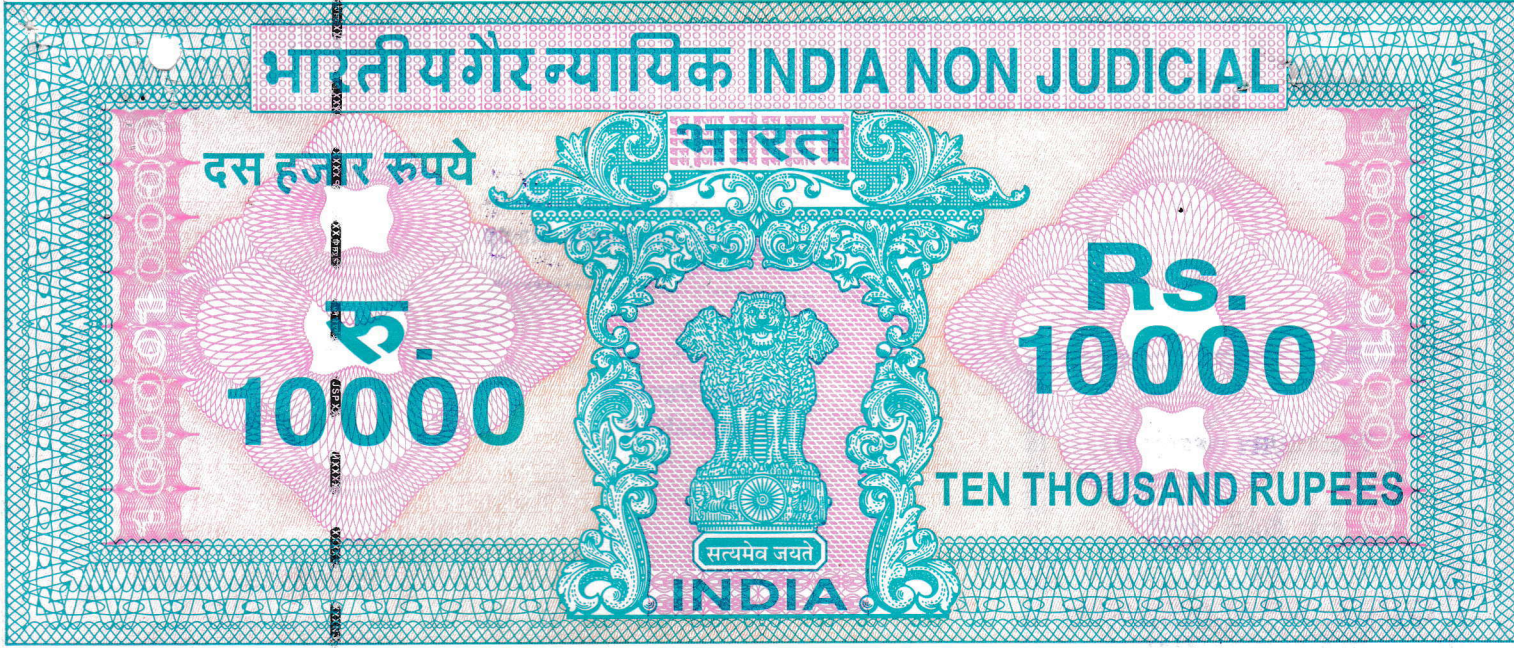


[Signature]
Stamp Vendor
Sambalpur

Trikhan Munda



[Signature]
Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135570

WHEREAS the VENDORS are coming under Schedule Tribe Community and the PURCHASER is not coming under Scheduled Tribe Community, hence to transfer the aforesaid land the Vendors have obtained necessary permission U/s 22 of the OLR Act, 1960 from the Additional Sub-Collector, Sambalpur vide Permission Case No. 27 of 2010 communicated vide Memo No. 33/OLR dated 15.02.2011.

DESCRIPTION OF THE DEED :

WHEREAS the land described in column five of this deed stands recorded in the name of Chepa Munda son of Bujuru Munda and the said record of right has been prepared vide order of the Tahasildar dated 31.12.1988 passed in Mutation Case No. 1199/88. Said recorded owner Chepa Munda died leaving

Witnesses :

8

1. *Dinku Anley*
2. *Pradeep meher*

Tribalan Munda
VENDORS
27/5/11

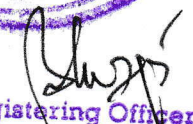
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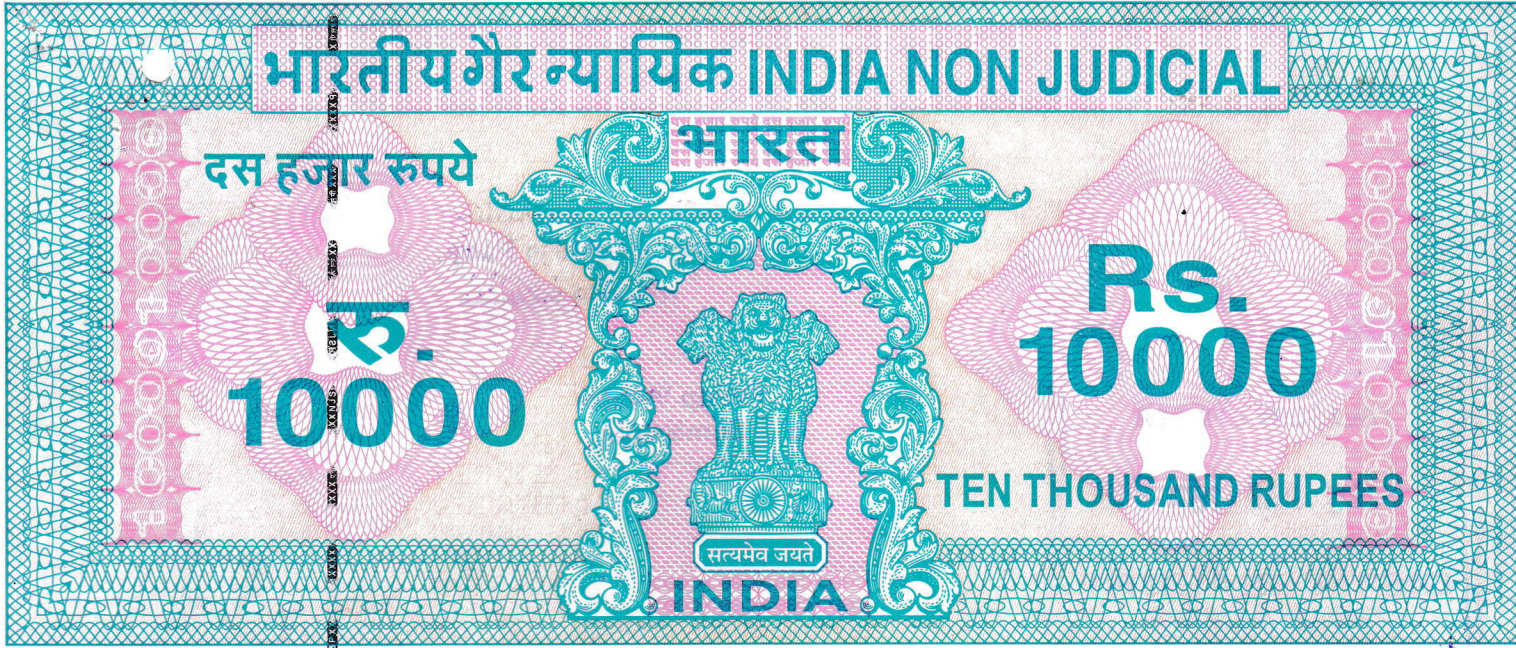



Stamp Vendor
Sambalpur

Trifukan Munde




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135571

the Vendor No.1 as his son and Vendor No. 2 & 3 as his grandsons and as such the vendors are possessing and enjoying the aforesaid property in their own right, title and interest without any disturbance from any corner and are competent to deal with the same in any manner they like.

AND WHEREAS, the VENDORS are in need of money to meet the medical expenses of Vendor No.1 and educational expenses of younger brother and to meet other legal binding necessities and for the said purposes they decided to sell away the above mentioned land.

Witnesses :

9

1. *Bineth Puri*
 2. *Pradeep Meher*
- 7/5/11

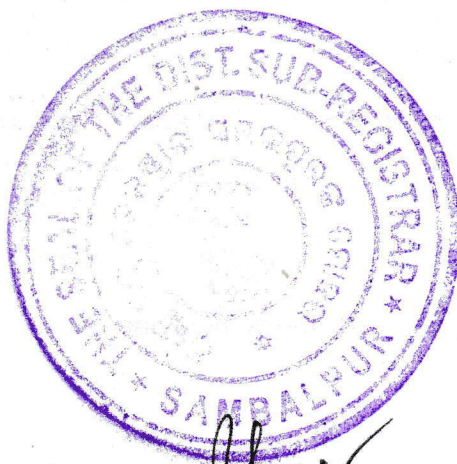
Trilochan Meher
VENDORS
7/5/11

No. 1178 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108

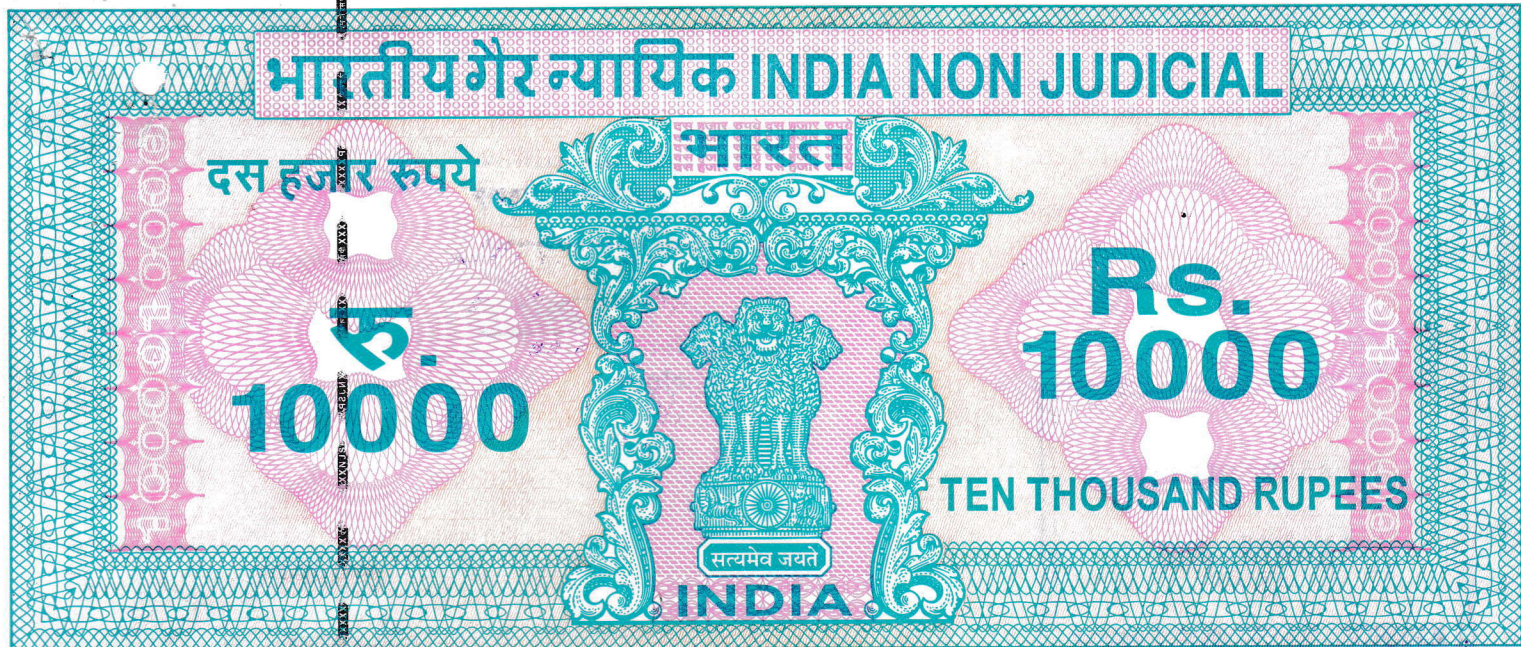


[Signature]
Stamp Vendor
Sambalpur

Trifahan Munde



[Signature]
Registering Officer
SAMBALPUR



उड़ीसा ORISSA

135572

WHEREAS the VENDORS in order to meet with the aforesaid needs have offered and agreed to sell and the purchaser in accepting the said offer agreed to purchase the above land at the agreed sale consideration as stated in column four of this deed, which is the reasonable price of the same in the locality.

Witnesses :

10

1. Dinesh Pandey
7/5/11
2. Pradeep meher
7/5/11

Tripathy Meher
VENDORS
Dt 7/5/11

No. 1117 Dt. 7/5/2011

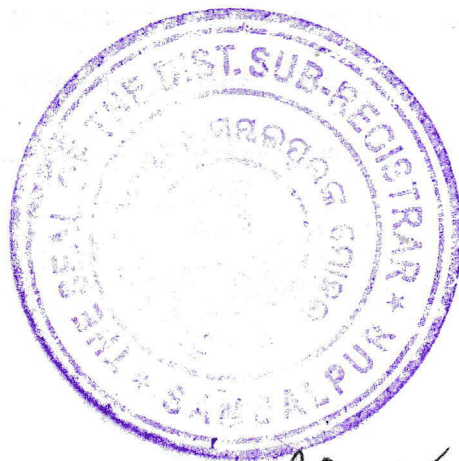
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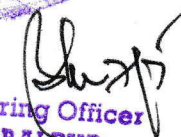
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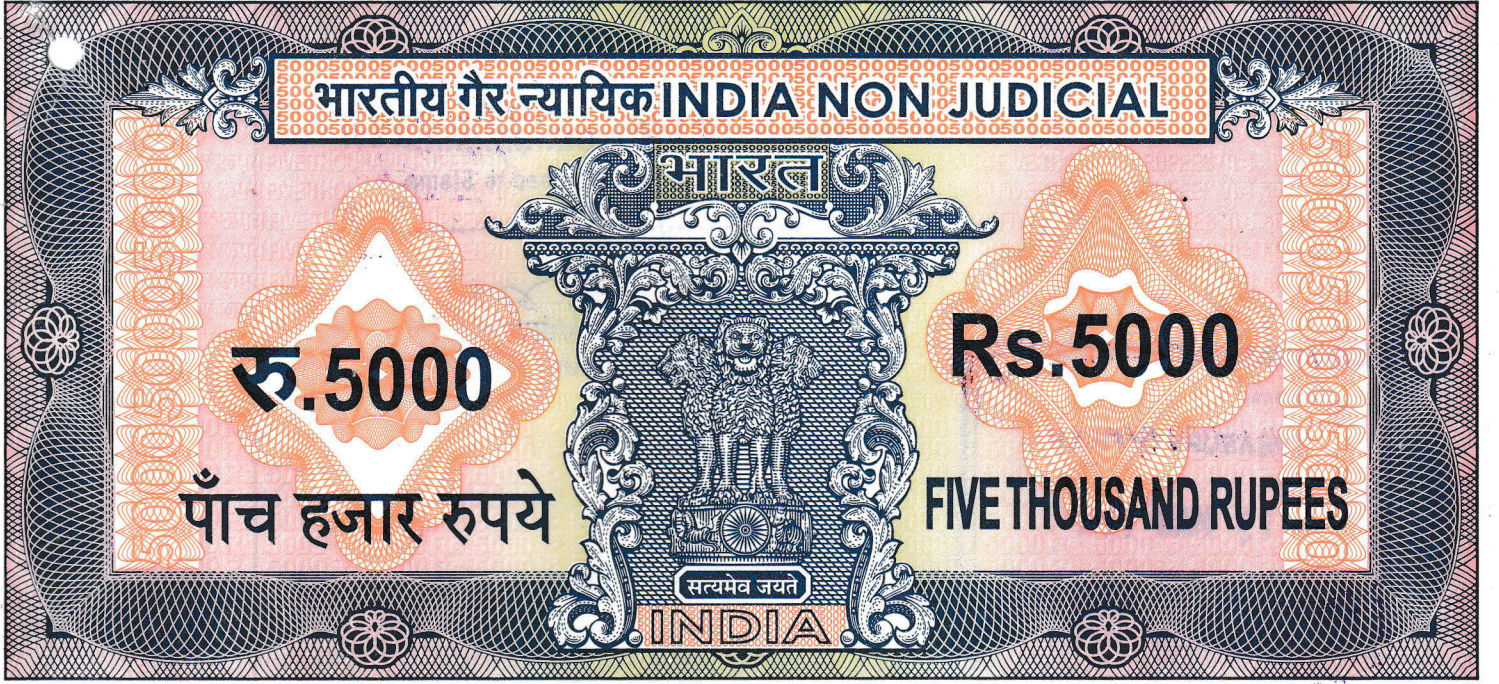

Stamp Vendor
Sambalpur

TREASURY OFFICER
15 MAR 2011
DIST. TREASURY
SAMBALPUR

Tripukan Munda.




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

017988

NOW, THIS DEED WITNESSETH that in presence of the above agreement and in consideration of Rs.23,72,810/- (Rupees twenty-three lakhs seventy-two thousands eight hundred ten only) paid by the Purchaser to the Vendor in cash in presence of the witnesses and the VENDORS hereby admit and acknowledge the receipt of the entire consideration amount in full and convey and deliver absolute physical possession of the above property to the PURCHASER, as described in column five above free from all encumbrances, charges and demands together with passage, ways, water, trees, liberties, privileges, appurtenances, easementary rights and all other rights of the VENDORS thereon.


Witnesses :

11

1. Dinesh Jaiswal
7/5/11
2. Pradeep Meher
7/5/11

Trikaran Meher
VENDORS
7/5/11


No. 1118 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108


Stamp Vendor
Sambalpur



Trifukan Munde.




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

B 226347

And the PURCHASER, its heirs, successors, administrator and assigns should hold and possess the same absolutely and for ever, without any claims and demands by or from the VENDORS or from any person or persons, whomsoever.

The VENDORS hereby deliver and also promise to show and deliver now in their possession and custody all papers, documents etc. showing their title over the above property to the PURCHASER.

Witnesses

12

1. *[Handwritten Signature]*
7/5/11
2. Pradeep meher
7/5/11

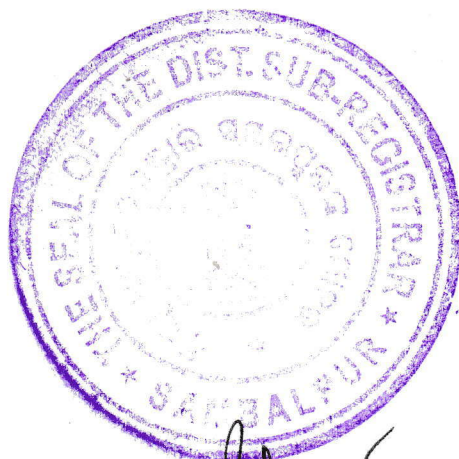
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VENDORS
7/5/11

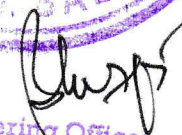
No. 11019 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108




Stamp Vendor
Sambalpur

Tripathy Munde.




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

B 226348

And the PURCHASER shall get its name mutated in respect to the above land in all Government papers in place of the VENDORS or concerned recorded owner and pay the annual rent etc. for the same to the Government.

That the land hereby sold cease to be the property of the VENDORS and the PURCHASER as the owner should own and possess the same as its own land and to deal with the same in any manner it like without any claim or demand from the VENDORS or any other person or persons, whom-so-ever.

Witnesses

13

1. *Pradeep Meher*
7/5/11
2. *Pradeep Meher*
7/5/11

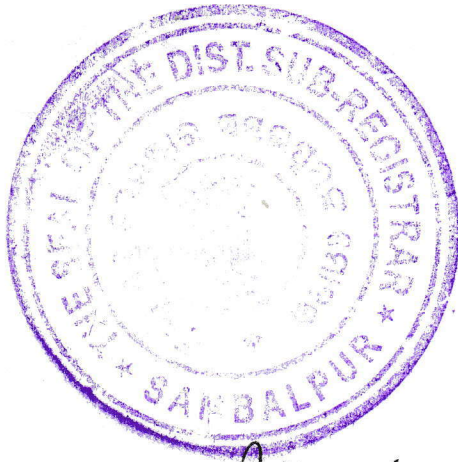
Pradeep Meher
VENDORS
7/5/11

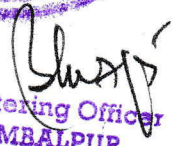
No. 1120 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108


Stamp Vendor
Sambalpur


TREASURY OFFICER
10 APR 2011
DIST. TREASURY
SAMBALPUR

Tribhuvan Munda




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

B 226349

The VENDORS, their heirs, successors, administrators and assigns do hereby covenant with the PURCHASER, its heirs, successors, administrators and assigns to save harmless and to keep the purchaser indemnified against all claims and demands whatsoever and the VENDORS his heirs, successors, administrator and assigns do hereby further covenant with the PURCHASER and its heirs to do all such lawful acts, deeds and things at the request and cost of the PURCHASER and its heirs, in case it is ever dispossessed or its rights over the above property are interfered with and to place the purchaser in possession of the same, according to the true intent, nature and meaning of this deed and in case

Witnesses

14

1. *[Signature]*
27/5/11
2. *[Signature]*
7/5/11

[Signature]
VENDORS
27/5/11

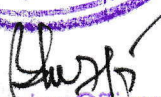
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No. 1108

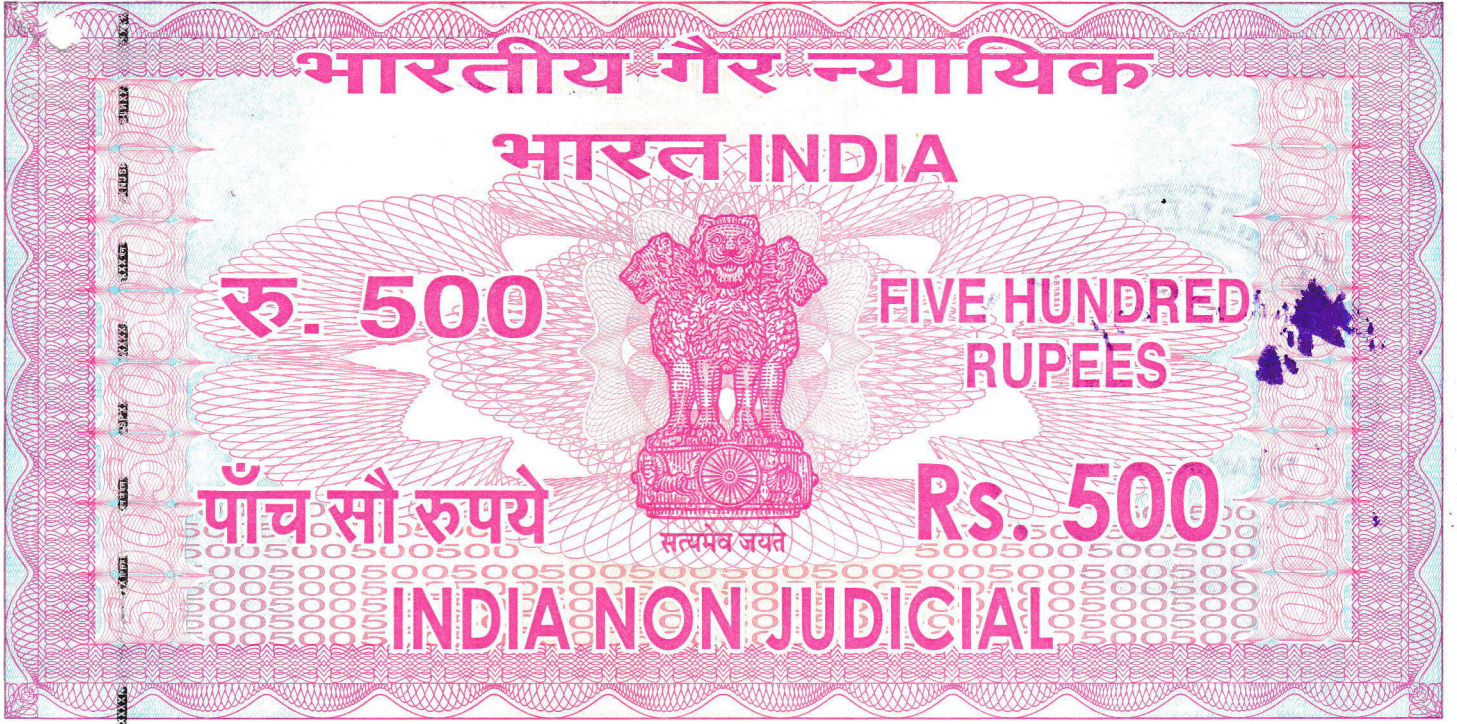

Stamp Vendor
Sambalpur



Tripathi Meender




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

B 929199

of failure of the VENDORS to put the PURCHASER in possession of the above property, the VENDORS and his heirs shall refund that consideration money paid by the PURCHASER along with interest at Government rate per annum as well as cost of improvements if any, made by the PURCHASER thereon.

The above land is not the lease hold property of the VENDORS, acquired from Government for cultivation or other purpose during last ten years.

Witnesses :

15

1. *Dinesh Ranley*
2/5/11
2. *Pradeep meher*
7/5/11

Trijalabh Munda
VENDORS
2/5/11

No. 1122 Dt. 7/5/2011
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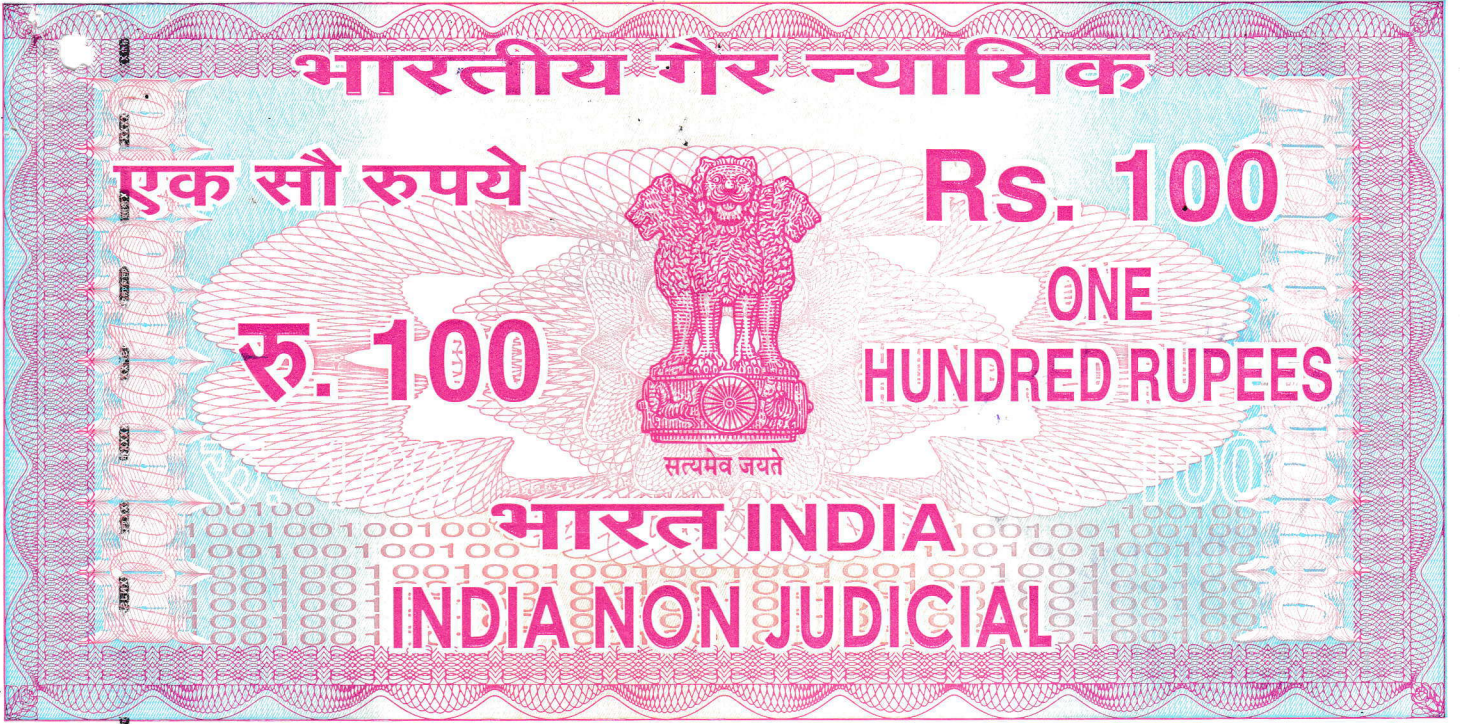
[Signature]
Stamp Vendor
Sambalpur



Tripalhar Munde



[Signature]
Registering Officer
SAMBALPUR



उड़ीसा ORISSA

A 476391

The property hereby transferred does not belong to or given or endowed for the purpose of any public religious institutions and also not a ceiling surplus land.

The VENDORS are coming under Scheduled Tribe (ST) community and the Purchaser is not coming under Scheduled Caste (SC) or Scheduled Tribe (ST) community.

Witnesses :

16

1. *Jyoti Pandey*
7/5/11
2. *Pradeep Meher*
7/5/11

Tripuram Munda
VENDORS
7/5/11

No. 1123 Dt. 7/5/2011
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No. 1108

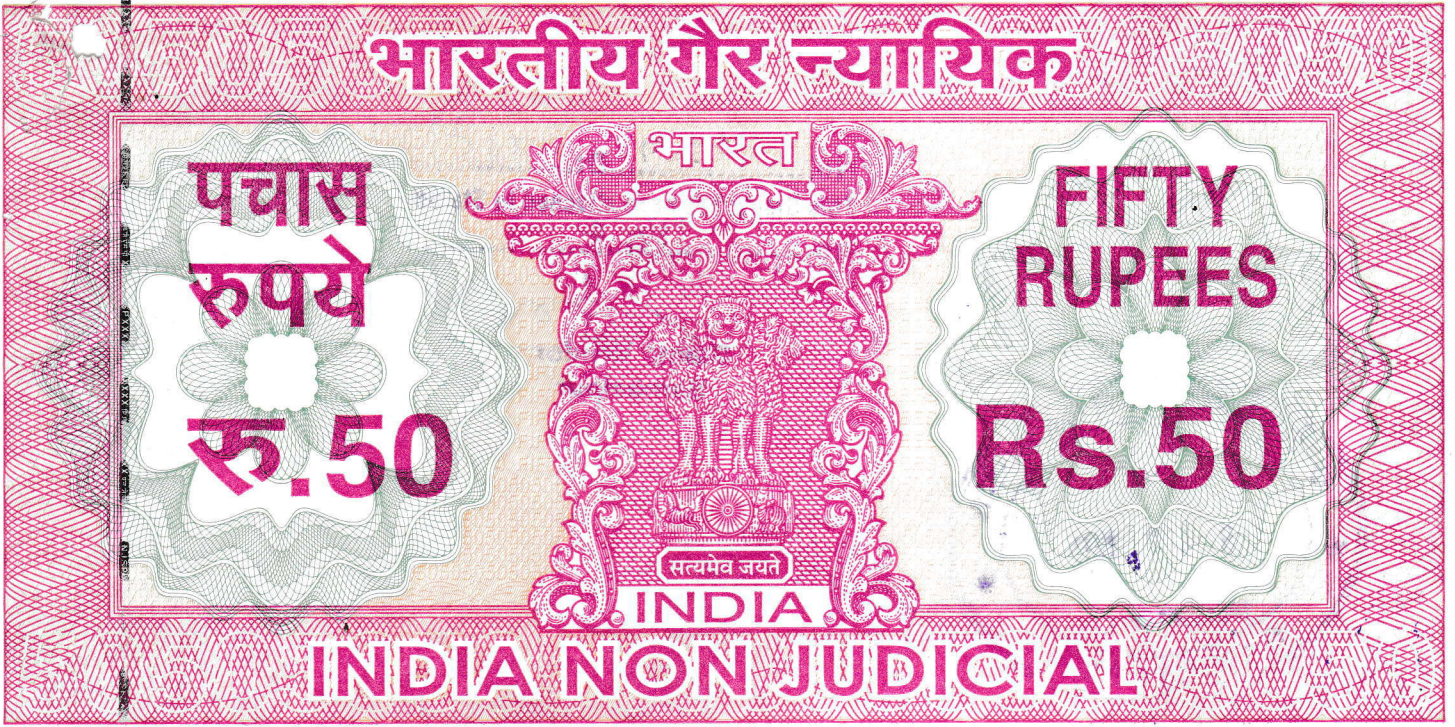

Stamp Vendor
Sambalpur



Trifalen Munda
Dt 26/11




Registering Officer
SAMBALPUR



उड़ीसा ORISSA

A 858172

THUS, IN WITNESS whereof the VENDORS, with normal mind, without being intoxicated, without any body's pressure or fear or influence, the VENDORS has executed this Deed of Sale in favour of the PURCHASER, in presence of following witnesses at Sambalpur, on this 7th day of May, 2011.

Witnesses :

1. Surendra Pandey
S/o - L.P. Pandey,
Adv. S.B.P.
7/5/11

Foraker Munda
7/5/11

Vendor No.3
(For Self & for GPA of Vendor No.1 & 2)
Vendors

2. Pradeep meher
S/o Tatu meher
Badbazar
Sambal Pur
7/5/11

Jagdish Patel
7.5.11
PURCHASER

Drafted as per the instructions of the parties, readover and explained by me, the client of the deed in Oriya, the parties admitted the same to be correctly scribed and signed in presence of witnesses.

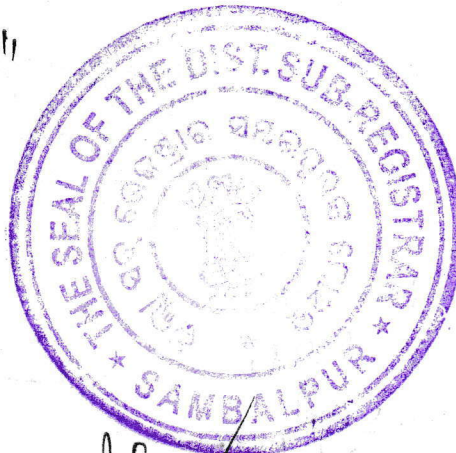
P.K. Singhdeo
7/5/11
(P.K. Singhdeo)
Advocate, Sambalpur

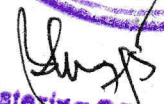
No. 1124 Dt. 7/5/2011
This Stamp has been attached to Stamp
No. 1108


Stamp Vendor
Sambalpur



Tritaban Munda
Dt 7/5/11




Registering Officer
SAMBALPUR

Recd. and True Copy Filed in
Book No. P Vol. 164
Page 3-17 93
Being No. 2082 for the yr. 2011


Registering Officer
SAMBALPUR