

1171609908

भारतीय गैर न्यायिक INDIA NON JUDICIAL

दस हजार रुपये

भारत

रु. 10000

Rs. 10000

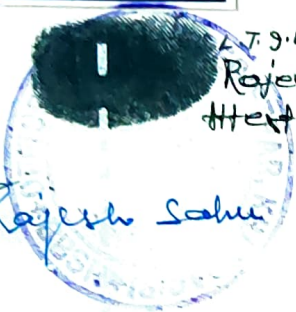
TEN THOUSAND RUPEES

INDIA

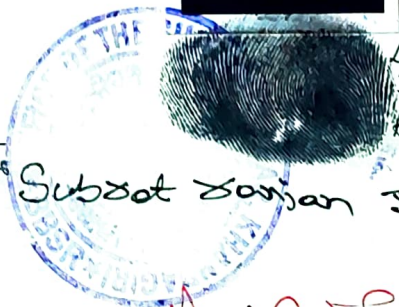
ଓଡ଼ିଶା ओड़िस



736750



L.T. 9.06
Rajesh Sahu
Attested



L.T. 9.06
Subrat Sarjan Sena
Attested

Handwritten notes:
Rajesh Sahu
Mouhant

Handwritten notes:
Subrat Sarjan Sena
Rajesh Sahu
Subrat Sarjan Sena
5/12/16

Handwritten numbers:
8358
9312
401260

SALE DEED

This Deed of Sale is made on this 5th day of Dec, 2016, at Bhubaneswar.

NAME & ADDRESS OF THE VENDOR :

SRI SUROJIT SAHU aged about 67 years, son of Late Nirajabandhu Sahu, resident of At: Swart Patna, P.O.: Tulsipur, P.S.: Bidanasi, Dist.: Cuttack (Odisha), by Caste: Bania, by Profession: Business, represented through his constituent GPA Holder, SRI RAJESH SAHU aged about 40 years, son of Ramesh

Handwritten notes:
Pratishtha Kumar Mahapatra
5/12/2016
Bhubaneswar Jms.
5/12/2016

भारतीय गैर न्यायिक INDIA NON JUDICIAL

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रु.
10000



Rs.
10000

TEN THOUSAND RUPEES

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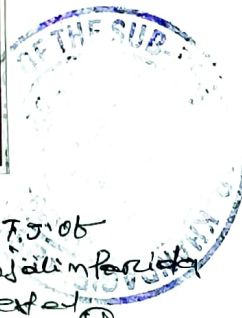
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736751



1.7.2016
Rajalin Parida
Attended

Rajalin Parida



5/12/16

Rajesh Sahu
CIPA Holder of Sravast Sahu
Subsidiary Registrar Jena

Chandra Sahu, resident of At : EB-49, Badagada BRIT Colony,
P.O.: Badagada BRIT Colony, P.S.: Badagada, Bhubaneswar,
Dist.: Khordha (Odisha), by Profession : Business, by Caste : Bania,
appointed vide registered GPA Deed No.: 41131402806 dated
26/03/2014, executed before the Sub-Registrar, Khondagiri.

NAME & ADDRESS OF THE CONSENTER :

SRI SUBRAT RANJAN JENA aged about 26 years, son
of Sri Banambar Jena, resident of At : Plot No.: 4100, Sector-5,
Niladri Vihar, P.O.: Sailashree Vihar, P.S.: Chandrasekharapur,
Bhubaneswar, Dist.: Khordha (Odisha), by Caste : Khandayat, by
Profession : Business.

Pradeptha Ku. Mahapatra

Banambar Jena

भारतीय गैर न्यायिक

पचास
रुपये

रु.50



FIFTY
RUPEES

Rs.50

INDIA NON-JUDICIAL

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E 660360

NAME & ADDRESS OF THE VENDEE :

SMT. ROJALIN PARIDA aged about 27 years,
daughter of Sri Sanatan Parida, resident of At : Atuda, P.O. : Patpur,
Via : Bahugram, P.S. : Jagatpur, Dist.: Cuttack (Odisha), by
Profession : Service, by Caste : Gopal.

AMOUNT OF CONSIDERATION :

₹.4,04,800/-

(Rupees Four lakhs four thousand eight hundred
only.

I the Vendor have received a sum of ₹.4,04,800/-
(Rupees Four lakhs four thousand eight hundred) only in shape of
Demand Draft No.: 984124 dated 24/11/2016 of Axis Bank Ltd.,
from the aforementioned Vendee towards the full and final
consideration money in advance through the Attorney Holder at
my residence.

Rajesh Sahu GPA Holder
of Subrat Sahu
Subrat Sahu Jena

Pradip Kumar Mishra

Sambalpur

भारतीय गैर न्यायिक

पचास
रुपये

रु.50



FIFTY
RUPEES

Rs.50

INDIA NON JUDICIAL

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E 6603

DESCRIPTION OF THE SCHEDULE PROPERTY

(Under Sub-Registrar, Khandagiri)

District : Khordha, Tehsil : Bhubaneswar,
P.S. : Chandaka No.: 41, Mouza : **SUNDARPUR**, Sthitiban Hal
Settlement Khata No.: **835** (Eight hundred thirty five), Plot
No.: **2358** (two thousand three hundred fifty eight),
Kissam : Sarada Anajalasechita-3, Sold Area : **Ac.0.026** decimals
out of Ac.0.200 decimals and Plot No.: **2357** (two thousand three
hundred fifty seven), Kissam : Sarada Anajalasechita-3, Sold
Area : **Ac.0.020** decimals out of Ac.0.100 decimals, in toto one
mouza, one Khata, two Plots, admeasuring total Sold
Area : **Ac.0.046 (forty six) decimals**, marked as **Sub-Plot No.: 2**
with RED colour in the sketch map attached herewith, which
corresponds to Sabik Khata No.: 176/8, Plot No.: 590/970/989,
Annual Rent : ₹.1.00.


Bounded by :-

- NORTH** : Sub-Plot No.: 4 & 5.
SOUTH : Revenue Road.
EAST : Sub-Plot No.: 3.
WEST : Sub-Plot No.: 1.

Rajesh Sahu
GPA Holder
of Sarada-3
Subplot 2
Jana

Pradip Kumar Mishra
Bhubaneswar

59433
3-12-16

Rajesh Sahu
At. 49, Badaga


DISTRICT
KHURDA, Orissa
05 NOV 16
ADDL. TREASURER

Rajesh Sahu



Ajay K. Panda
Stamp Vendor
Bhubaneswar Court

Endorsement of the certificate of admissibility

Admissible under rule 25; duly stamped under the Indian stamp (Orissa Amendment act 1 of 2008) Act 1899, Schedule 1-A No. 23 Fees Paid : A(1)-8096 ,I-3-2 ,A-18(VII)-40, User Charges-260 ,Total 8398

Date: 05/12/2016

Signature of Registering officer

Endorsement under section 52

Presented for registration in the office of the Sub-Registrar KHANDAGIRI between the hours of 10:30 AM and 2:30 PM on the 05/12/2016 by RAJESH SAHU , son/wife of RAMESH CHANDRA SAHU , of AT - EB-49, BADAGADA BRIT COLONY, PO - BADAGADA BRIT COLONY, PS - BADAGADA, BBSR, DIST - KHURDA , by caste General , profession Business and finger prints affixed.

Rajesh Sahu




A.

Signature of Presenter / Date: 05/12/2016

Signature of Registering officer

Endorsement under section 58

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
RAJESH SAHU				05-Dec-2016

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY
RUPEES

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07AA 269930

NOW THIS DEED WITNESSES that, in consideration with a sum of ₹.4,04,800/- (Rupees Four lakhs four thousand eight hundred) only, i.e. the total cost of the land, being paid by the Vendee to the Vendor through the Attorney Holder, to which the Vendor hereby agrees and acknowledges having been received, do hereby conveys, transfers and assigns unto and delivers peaceful possession to the use of the Vendee, his/her heirs, executors, administrators and assignees, the landed property more fully described in the schedule hereto along with all other right, title, and interest in the property, claims, demands whatsoever of the Vendor unto the Vendee, his/her heirs, executors, administrators and assignees, absolutely and forever through the Attorney Holder with consent of the Consenter; and from today onwards and in future the Vendor, his heirs, executors, administrators and assignees will have no right, title and interest over the same. And the Vendee is at liberty to get his/her name mutated and get the official records corrected in his/her name and to pay land revenue, to which neither the Vendor nor his successors-in-interest shall have any objection.

Rajesh Sahu Pa Halder
of Suroyeta Saha
Subrat Sanjan Jena

Pradip Kumar Mahapatra
Srinivas Jena

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY
RUPEES

INDIA NON JUDICIAL

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07AA 269937

AND I the Vendor hereby declare that, I will be held entirely responsible to be prosecuted for any mis-representation, suppression, distortion of facts with regard to ownership, right, title, interest, possession, valuation/consideration and the right to convey / transfer etc. of this property.

AND I the Consenter, having the purchase right over the scheduled above property vide Agreement Sl. No.: 153 dated 20/05/2016, executed before Notary Public, Dusasan Samantaray, Bhubaneswar, do hereby declare that the present Vendee being my nominated person and the present Vendor had executed this Sale Deed through his Attorney Holder as per my request, I do hereby give my consent against this alienation of the scheduled above property by the Vendor through his Attorney Holder in favour of the present Vendee. I do hereby further declare that, in future neither I nor any of my legal heirs and successors-in-interest shall raise any obstruction over the peaceful possession of the Vendee or claim any purchase right against the schedule above property by virtue of aforementioned Agreement dated 20/05/2016, if caused or claimed then the same shall be null and void according to this Sale Deed.

AND if, in future, any defect is found in the title to the said property and the Vendee became dispossessed of it fully or any part thereof in legal process, the Vendor and his heirs,

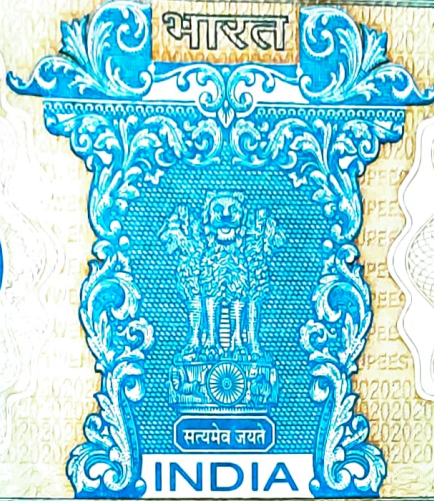
Rajesh Sahu G.P.A. holder
of Suman & Saka
Subsat Suman Sena

Pandeyra Kumar Patra
Bambar Ins.

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY
RUPEES

INDIA NON JUDICIAL

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07AA 2699

executors etc. shall be liable to indemnify the Vendee or refund the consideration money to the Vendee together with consequential damages including all costs and interests from the date of dispossession.

AND the Vendee shall hereafter peacefully hold, use and enjoy the same as his/her own property, without any hindrances, interruption and claim or demand by or from the Vendor or any other person whomsoever.

AND the Vendor and all persons claiming through the Vendor and will from time to time upon the request and at the cost of the Vendee, his/her heirs, executors, representatives, assignees do and execute or cause to be done and execute all such cause, deeds and things whatsoever for further and more perfectly assuring the said land and every part thereto unto the Vendee, his/her heirs, executors, representatives, assignees and placing him/her in possession of the same according to the true intent and meanings of these present as shall or may be reasonably required.

AND the Vendor further declares that the property hereby transferred is free from all sorts of encumbrances, charges, claims or demands and the Vendor has not done anything whereby the property may be subject to any attachment or lien of any Court of law or person whatsoever.

Rajesh Sahu CPA
At Secoraj, Odisha

Subrat Sarin Sena

Pradip Kumar Mahapatra

Bamambar Jena



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07AA 269973

AND the expressions "Vendor" "Consenter"& "Vendee" hereto used unless excluded by or repugnant to the subject shall mean and include his/her/their legal heirs, successors, executors, administrators and assignees.

DECLARATION

1. The Vendor, Consenter and the Vendee of the said property do not belong to Schedule Caste or Schedule Tribe Community.
2. The land hereby sold is neither publicly endowed within the meaning of O.H.R.E. Act, 1951 nor covered under consolidation operation under O.C.H. & P.F.L. Act, 1972. The land is also neither a ceiling surplus land within the meaning of Urban Land (Ceiling & Regulation) Act, 1976 nor coming under the Odisha Land Reforms Act, 1965.
3. The land hereby sold is neither a Govt. leasehold land nor has been obtained from "Bhoodan". The land is a vacant land.
4. I, the Vendee do hereby declare that, I have purchased the property on payment of full consideration amount to the Attorney Holder of the Vendor.

Rajesh Sahu G.P.A. Haldia
at Secy of Jeejeebhai Sahai
Subot Sarajan Jena
Bambar Jena

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY RUPEES

INDIA NON JUDICIAL

07AA 269934

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5. We, the Vendor, Consenter and the Vendee hereby declare that we, being read out the contents of the sale deed and explained, have satisfied as about the correctness of the recitals of the same as true and correct, do hereby execute the Sale Deed with our clear volition without any duress, inducement, alluremt or any kind of promise or extraneous influence on either or both part to sell and purchase the property.

Rajesh Sahu
Signature of the Vendor
5/12/16

Susmita
Signature of the Consenter
5/12/16

Rejalin Parida
Signature of the Vendee
5/12/2016

Signatures of the WITNESSES with full address :

1. Pradyota Kumar Patra
S/O V. B. Kumar Patra
36, Sahasrabudhi BSR
5/12/2016

2. Pradyota Kumar Patra
S/O V. B. Kumar Patra
Plot-410, Sec-5, Niladri Vihar
C-9, Pur, BSR
5/12/2016

Drafted & prepared by me.

Advocate, Bhubaneswar
5/12/2016

Page No. 10 out of 10

Susmita

Registered Sale Deed

Nature of the Document : SALE IMMOVABLE
 Date of Execution : 05/12/2016
 Document Number : 11131609033
 Volume Number : 182
 Place of Execution : KHANDAGIRI
 Registration Date : 17/12/2016

FIRST PARTY DETAILS



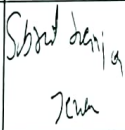
Name	Photo	Thumb Impression	Signature
RAJESH SAHU			

PRINCIPAL DETAILS

Name	Address	Profession	Age	Caste	Party Type
SUROJIT SAHU	AT - SWART PATNA, PO - TULSIPUR, PS - BIDANASI, DIST - CUTTACK	Business	65	General	PRINCIPAL

CONSENTER DETAILS

Name	Address	Profession	Age
SUBRAT RANJAN JENA	PLOT NO - 410, SECTOR - 5, NILADRI VIHAR, PO - SAILASHREE VIHAR, PS - C S PUR, BBSR DIST - KHURDA		26

Name	Photo	Thumb Impression	Signature
SUBRAT RANJAN JENA			

SECOND PARTY DETAILS

Name	Photo	Thumb Impression	Signature
ROJALIN PARIDA	---	---	---

PROPERTY DETAILS

Sl.No.	District	Village/Thana	Khata	Plot	Property Area	Kisam	Market Value	Sabak Khata No.	Sabak Plot No.
2	KHURDA	SUNDAR PUR-1	835	2357	20Decimal	SARAD ANA JALA SECHITA-3	176000	Not Available	Not Available



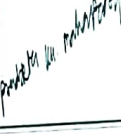
East	West	North	South	Property Transaction Details
SUB PLOT NO - 3	SUB PLOT NO - 1	SUB PLOT NO - 4 AND 5	REV. ROAD	SOLD AREA AC. 0.020 DEC, OUT OF AC. 0.100 DEC, TOTAL ONE MOUZA, ONE KHATA, TWO PLOTS, TOTAL AREA AC. 0.046 DEC, SUB PLOT NO - 2. SABIK KHATA NO - 176/8, PLOT NO - 590/970/989.

East	West	North	South	Property Transaction Details					
1	KHURDA	SUNDAR PUR-1	835	2358	26Decimal	SARAD ANA JALA SECHITA-3	228800	Not Available	Not Available

East	West	North	South	Property Transaction Details
SUB PLOT NO - 3	SUB PLOT NO - 1	SUB PLOT NO - 4 AND 5	REV. ROAD	SOLD AREA AC. 0.026 DEC, OUT OF AC. 0.200 DEC.

IDENTIFIER DETAILS

Name	Father's / Husband's Name	Identifier Address	Profession
PRADIPTA KUMAR MOHAPATRA		BBSR, DIST - KHURDA	Others

Name	Photo	Thumb Impression	Signature
PRADIPTA KUMAR MOHAPATRA			

REMARK DETAILS

Remark

ok

DECLARATION

1.
 - I / we the vendor (s) of the said property do /so not belong to scheduled caste or scheduled tribe communities.
 - I / We the vendee (s) do/ do not belong to scheduled caste or scheduled tribe communities
2. The land is not publicly endowed
3. The land is not a lease hold one within ten years
4. The land is covered under consolidation operation.
5. The land is vacant land / land with structures
6. I / We the vendee (s) do hereby declare that I / We have reasonably enquired and verified the documents relating to the right, title and interest of the vendor and have purchased the property on payment of full / part consideration. I / We further declare that we will be held entirely responsible if we committed and mis-representation, suppression or distortion of facts or have deceived / defrauded the seller (s) in any manner.
7. We the vendor (s) and Vendee (s) hereby declare that we have executed the sale deed with our clear volition without any duress inducement, allurements or any kind of promise or extraneous influence on either or both part to sell and purchase the property.

This is a Computer Generated Certificate



Valuation Report

Application No- **1131609908**Registration Office- **KHANDAGIRI**

DEED DETAILS						
Application Type- SALE IMMOVABLE				Status- Pending for Fee collection		
Application No.	Execution Date	Presentation Date	Book No.	No. of Pages	Registration No	Registration Date
1131609908	05-DEC-16	05-DEC-16	1	12		

FEE DETAILS (In `.)			
Stamp Duty :	20240	Registration Fee :	0
Consideration Amount :	404800	A(1):	8096
Benchmark Value :	404800	Incidental Fee Details	
		A-18(VII) :	40
		I-3 :	2
		User Charges :	260

FIRST PARTY DETAILS											
Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
RAJESH SAHU	FATHER	RAMESH CHANDRA SAHU	MALE	38	Business	General	ATTORNEY/POWER OF ATTORNEY	YES	YES	AT - EB-49, BADAGADA BRIT COLONY, PO - BADAGADA BRIT COLONY, PS - BADAGADA, BBSR, DIST - KHURDA	

PRINCIPAL DETAILS										
Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Present Address	Permanent Address	
SUROJIT SAHU	FATHER	LATE NIRAJABANDHU SAHU	MALE	65	Business	General	PRINCIPAL/SELF	AT - SWART PATNA, PO - TULSIPUR, PS - BIDANASI, DIST - CUTTACK		

CONSENTER DETAILS										
Name	Father/Husband's Name	Gender	Age	Profession	Caste	Present Address	Permanent Address			
SUBRAT RANJAN JENA	BANAMBAR JENA	MALE	26	Others		PLOT NO - 410, SECTOR - 5, NILADRI VIHAR, PO - SAILASHREE VIHAR, PS - C S PUR, BBSR DIST - KHURDA				

SECOND PARTY DETAILS											
Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
ROJALIN PARIDA	FATHER	SANATAN PARIDA	FEMALE	27		General	BUYER/SELF	NO	YES	AT - ATUDA, PO - PATPUR, VIA - BAHUGRAM, PS - JAGATPUR, DIST - CUTTACK	

IDENTIFIER DETAILS							
Name	Father/Husband's Name	Address	Gender	Age	Profession	ID Proof	
PRADIPTA KUMAR MOHAPATRA		BBSR, DIST - KHURDA	MALE	0	Others	0	

PROPERTY DETAILS

District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	MarketValue	Sabak Khata No.	Sabak Plot No.
KHURDA	SUNDAR PUR-1	835	2357	0.02 Acre (20Decimal)	SARAD ANA JALA SECHITA-3	176000	Not Available	Not Available
East	West	North	South	Property Transaction Details				
SUB PLOT NO - 3	SUB PLOT NO - 1	SUB PLOT NO - 4 AND 5	REV. ROAD	SOLD AREA AC. 0.020 DEC, OUT OF AC. 0.100 DEC, TOTAL ONE MOUZA, ONE KHATA, TWO PLOTS, TOTAL AREA AC. 0.046 DEC, SUB PLOT NO - 2. SABIK KHATA NO - 176/8, PLOT NO - 590/970/989.				
KHURDA	SUNDAR PUR-1	835	2358	0.026 Acre (26Decimal)	SARAD ANA JALA SECHITA-3	228800	Not Available	Not Available
East	West	North	South	Property Transaction Details				
SUB PLOT NO - 3	SUB PLOT NO - 1	SUB PLOT NO - 4 AND 5	REV. ROAD	SOLD AREA AC. 0.026 DEC, OUT OF AC. 0.200 DEC.				

The total transacted area is:0.046 acre(s).

APPLICATION ID CREATED BY : ANIL KUMAR MOHANTY

DOCUMENT ENTERED BY : MALAY RANJAN SAHOO

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