



Valuation Report

Application No- **1121801737**

Registration Office- **JATANI**

DEED DETAILS

Application Type- **POA WITH POSSESSION**

Status- **Approved**

Application No.	Execution Date	Presentation Date	Book No.	No. of Pages	Registration No	Registration Date
1121801737	21-APR-18	21-APR-18	1	12	1121801707	21-APR-18

FEE DETAILS (In ₹)			
Stamp Duty :	155032	Registration Fee :	62583
Consideration Amount :	3100625	A18(iii) & A(1):	62263
Benchmark Value :	2489520	Incidental Fee Details	-
		User Charges :	280

FIRST PARTY DETAILS

Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
RAJANI PRAVA PRADHAN	HUSBAND	LATE BAIRAGI PRADHAN	FEMALE	65	HOUSE WIFE	General	PRINCIPAL/SELF	YES	YES	AT-PANCHAGAON, PS-AIRFIELD, BBSR, DIST-KHORDHA	
PRADYUMNA KUMAR PRADHAN	FATHER	LATE BAIRAGI PRADHAN	MALE	40	Business	General	PRINCIPAL/SELF	NO	YES	AT-PANCHAGAON, PS-AIRFIELD, DIST-KHORDHA	

SECOND PARTY DETAILS

Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD				32		GENERAL	ATTORNEY/INSTITUTION			HIG-1/14,BDA COLONY, KAPILA PRASAD, NEAR LINGARAJ STATION PS-AIRFIELD, BBSR, DIST-KHORDHA	
Representative Name			Institution Name				Representative Address		Representative Designation		
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD			SKYIES INFRAHOME OPC PVT.LTD				HIG-1/14,BDA COLONY, KAPILA PRASAD, NEAR LINGARAJ STATION PS-AIRFIELD, BBSR, DIST-KHORDHA		MANAGING DIRECTOR		

IDENTIFIER DETAILS

Name	Father/Husband's Name	Address	Gender	Age	Profession	ID Proof
PRADEEP KUMAR SINGH	LATE BHIMSEN SINGH	AS SME PLACE	MALE	0	Others	V

PROPERTY DETAILS

District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	Market Value	Sabak Khata No.	Sabak Plot No.
KHURDA	PANCHAGAON-30	469/63	2054	0.04 Acre (40Decimal)	GHAR BARI	242880	Not Available	Not Available
East West		North South		Property Transaction Details				
NM	NM	NM	NM	POWER AREA A0.040DECS OUTOF A0.060DES, TOTAL ONE MOUZA, ONE KHATA, THREE PLOTS, TOTAL POWER AREA A0.410DECS OUT OF A0.430DECS				
KHURDA	PANCHAGAON-30	469/63	2055	0.1 Acre (100Decimal)	GHAR BARI	607200	Not Available	Not Available
East West		North South		Property Transaction Details				
NM	NM	NM	NM	POWER AREA A0.100DECS FULL				
KHURDA	PANCHAGAON-30	469/63	2056	0.27 Acre (270Decimal)	GHAR BARI	1639440	Not Available	Not Available
East West		North South		Property Transaction Details				
NM	NM	NM	NM	POWER AREA A0.270DECS FULL -				

The total transacted area is:0.41 acre(s).

REMARK DETAILS

Remark

ok

SCANNED & UPLOADED

GOVT. OF ODISHA

भारत

STAMP DUTY

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SR, JATNI

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NON JUDICIAL

KHURDA



Rs. ≈ 0155032 ≈ 21.4.2018

LICENSE NO : KHDFRA005

INDIA

365530

ODISHA

Zero*OneFive*Five*Zero*ThreeTwo****

3303 5825384

1121801737

GESL Corporation

e-Registration ID No. 1121801737
e-Registration Dist. No. 1121801707
Book No. 1
Date 21/4/18 and year 18

Stamp Officer
S. R. Jata

21/4/18

Paid. Fees Paid	
A (1) =	6203
A () =	250
A18() =	40
A18() =	280
U/C =	
Rs.	62583

21.4.18
Stamp
PAID



ରାଜନୀ ପ୍ରଭା ପ୍ରଧାନ

Pradyumna Kumar Pradhan

Signature of Pradyumna Kumar Pradhan

ରାଜନୀ ପ୍ରଭା ପ୍ରଧାନ
Pradyumna Kumar Pradhan
SKYIES INFRAHOME (OPC) PVT. LTD.
Pradyumna Kumar Pradhan
Managing Director

310624-

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS that , WE
1) Rajani Prava Pradhan, aged about 65 years , W/o Late:
Bairagi Pradhan, 2. Pradyumna Kumar Pradhan, aged about 40
years S/o Late. Bairagi Pradhan, AT-Panchagarh, Airfield,
Bhubaneswar Dist: Khurdha, Odisha (herein after called the
"PRINCIPAL") do hereby constitute, nominate, retain and
appoint

Pradyumna Kumar Pradhan
Signature of Pradyumna Kumar Pradhan

674
 830 2505 383
 15030
 Stamp No. 830 2505 383
 Date 15/10/2011
 Name Pages from grade
 Address Parbhani
 Nature of Document Or to
 2000
 21/11/11

Stamp Franching Office
 Sub-Registrar Office, Jalgaon





Pradyumn Kumar Pradhan

SKYIES INFRAHOME (OPC) PVT. LTD. Represented by its **Managing DIRECTOR SRI ANIMESH SWAIN**, aged about 32 years, S/o Rajkishor Swain by caste Khandayat by profession Business, resident of HIG- 1/14, BDA Colony, Kapila Prasad, Near Lingaraj Station, PS; Airfield, Bhubaneswar, Distkhordha, odisha. (hereinafter called the "**ATTORNEY HOLDER**") as my true and lawful attorney in my name and on my behalf.

WHEREAS the property mentioned in the schedule below, stands recorded in the name of principals who are the absolute owner of the property details of which mentioned below, without any dispute as stated by the first party as per agreement between the parties For the purpose of the Development and construction of Individual Duplex Houses over the said land the owner have agreed to grant exclusive right of development to the developer of the second party on sharing basis i.e. 35% towards the land owner share and 65% share towards Builder/developer share, over the land morefully described in the schedule below.

AND WHEREAS We, the Principal are unable to develop an **INDIVIDUAL RESIDENTIAL DUPLEX HOUSING PROJECT**. Execute this General Power of Attorney in favour of the above named attorney holder **SKYIES INFRAHOME (OPC) PVT.LTD.** to do the same in my name and on my behalf.

2019 02 21/19
Pradyumn Kumar Pradhan

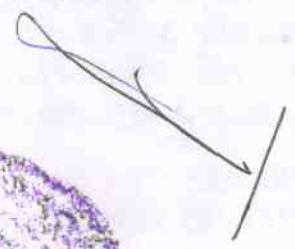
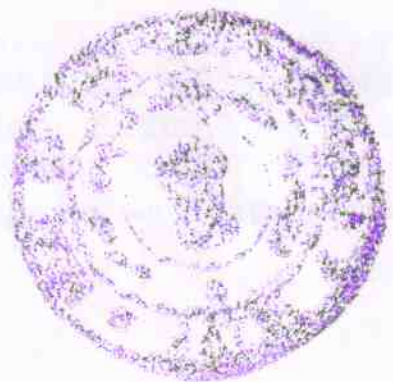
SKYIES INFRAHOME (OPC) PVT. LTD.

Animesh Swain
Managing Director

Pooja Deep Kumar Singh

Pradyumn Kumar Pradhan

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NOW THEREFORE THIS DEED WITNESSETH AS FOLLOWS:

1. That, our attorney is empower to construct individual duplex houses either ~~commercial~~ or residential and manage and supervise the construction work of the residential duplex houses over the schedule land.
2. My attorney is empowered to appear before the Tahasildar, Jatni or ~~any other~~ authority for mutation/~~conversion~~ etc. of the scheduled property, pay fees, land revenues, cess, rent etc. receive receipts thereof, avail copy of any documents solvency, E.C. etc. and to do all other acts and things required to be made in all office of the Tahasildar, Jatni in our name on our behalf ~~till completion of the project.~~
3. That, our Attorney shall advertise and negotiate to sale the Individual Duplex Houses to be constructed over the scheduled property basing on the proportion as agreed upon by both the parties in the agreement and assign various constructed spaces or constructed areas on the said property together with the proportionate share (~~Developers 65% & Land owner 35%~~) interest in the land comprised in the said property at such rates as deemed proper and or enter into agreement or contracts for sale for transfer or various portions including the proportionate interest of the said property and such terms and conditions as our attorney in their absolute ~~discretion~~ shall thing fit and proper in our name and on our behalf.
4. That, the construction will be ~~completed~~ within 30 months from the date of getting approval by BDA/BMC and RERA .

28/09/2019
Pradyumn Kumar Pradhan

SKYIES INFRAHOME (OPC) PVT. LTD.

Pradyumn Kumar Pradhan
Managing Director

Pradeep Kumar Singh

Pradeep Kumar Singh

5. That, our Attorney shall apply to the concerned authority or authorities for supply of electricity P.H.D. connections, Telephone lines etc as will be necessary for the said complex, and to pay all fees and other taxes, rents arising out of or in connection with the land or building.
6. To engage contractors, supervisors, managers, architects, engineers to carry out the construction work at its (developer) own risk & own cost in respect of the entire Individual Duplex Houses, to be constructed which is mentioned in the agreement.
7. To obtained BDA/BMC approval for construction and design of the Individual duplex units amendments modification or alternation of the plan as may be necessary.
8. That, our Attorney is also empowered to sale the proportionate schedule property along with Individual Duplex Houses after construction and purchase stamp papers, sign and execute sale deed and any deed of conveyance, and mortgage deed, present the same and appear before the registering authority for registration of 65%, share of the Developers only, and admit execution thereof in our name on our behalf as per allocation share of second party.
9. That, our Attorney shall file, defend, withdraw and compromise any litigations and disputes if found and/or arise in respect of the schedule property in our name on our behalf.
10. That, our Attorney shall execute and register sale deed(s), endorse ticket and deliver possession in favour of the intending/ prospective purchaser for the proportionate schedule property in our name on our behalf.

2021 09 27
 12B 13B 14B 20
 Pradyumn Kumar Pradhan

SKYIES INFRAHOME (OPC) PVT. LTD.

Pradyumn Kumar Pradhan
 Managing Director

Pradyumn Kumar Singh
 Pradyumn Kumar Singh

11. That, our Attorney shall deposit necessary fees, taxes, rents, cesses etc. relating to the schedule property in the concerned authorities and departments till the completion of the project and obtain receipts thereof in our name and on our behalf.
12. That, our Attorney shall apply for approval of building plan to the Bhubaneswar Municipal Corporation (BMC) Bhubaneswar and/or any appropriate authority in the event of construction over the schedule property in any Bank(s) and/or Financial institution(s) and concerned authorities departments and swear affidavits for the purpose if necessary in our name on our behalf.
13. That, our Attorney shall appoint Advocate, Moharir and Agents etc. sign Vakaltnama, Petitions and written statements file, suits, revisions and appeals in all courts and offices if necessary in our name on our behalf.
14. That, our Attorney shall make application to the concerned departments and/or authorities to avail water connection, electric connection and swarage connection, in our name on our behalf pertaining to the schedule property.
15. That, our Attorney is also authorized to do all other acts, deeds and things which will be required from time to time in respect of the schedule property in our name on our behalf.
16. That, our Attorney can raise funds by way of loan from any Bank and/or Financial institutions in respect of the schedule property over his share for completion the total Individual Duplex Houses.
17. That, to create equitable mortgage in respect of the schedule property except our share i.e. 35% residential salable area or any part thereof in favour of any Nationalized/Corporate Bank and/or Financial Institution/Body for availing any loan financial assistance, sign and endorse all the loan document and other documents as and when required on behalf of us, execute and register Mortgage Deed and all other

ଅଧ୍ୟକ୍ଷ ପ୍ରମିଳା ସିଂହ
Pradip Kumar Pradhan

SKYIES INFRAHOME (OPC) PVT. LTD.

Pranesh Swain

Managing Director

Pradeep Kumar Singh
Pradip Kumar Singh



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. 48(g) Fees Paid : A18(iii) & A(1)-62303 ,, User Charges-280 ,Total 62583

Date: 21/04/2018

Signature of Registering officer

Endorsement under section 52

Presented for registration in the office of the Sub-Registrar **Sub-Registrar JATANI** between the hours of 7:30 AM and 10:30 AM on the 21/04/2018 by **RAJANI PRAVA PRADHAN** , son/wife of **LATE BAIRAGI PRADHAN** , of **AT-PANCHAGAON, PS-AIRFIELD, BBSR, DIST-KHORDHA** , by caste **General** , profession **Others** and finger prints affixed.

म.प.स. ३९१६२१०

Signature of Presenter / Date: 21/04/2018

Signature of Registering officer.

Endorsement under section 58

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
RAJANI PRAVA PRADHAN		 312466505	म.प.स. ३९१६२१०	21-Apr-2018
PRADYUMNA KUMAR PRADHAN		 312466519		21-Apr-2018
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD		 241361365		21-Apr-2018

Identified by **PRADEEP KUMAR SINGH** Son/Wife of **LATE BHIMSEN SINGH** of **AS SME PLACE** by profession **Others**

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
PRADEEP KUMAR SINGH				21-Apr-2018

deed(s) and document(s) and discharge for the same fully and effectually to get such finance without making us liable for any loss on that account.

18. That, our Attorney shall lodge any F.I.R. before the police station when required on our behalf relating to the schedule of property and to do all other acts necessary for effectively exercise the power conferred under this deed in all respects as I could do the same myself.
19. That, our Attorney shall develop the schedule property and can construct building(s), Duplex Houses, and any other structure thereon as per agreement in our name on our behalf.
20. That, our Attorney shall raise funds by way of loan from any Nationalized and Private Bank in respect of the proportionate schedule property in our name on our behalf.
21. To enter into, modify, cancel, alter, draw, approve fix price or the individual units, sign contracts, agreements, applications, declarations, undertaking and other documents in connection with sale, transfer, mortgage or the building and/or individual units. Commercial places, parking lots, constructed by the Developer upon its 65% share on the lands or the constructed areas or any part thereof or any interest therein and/or any building(s) may in future be constructed thereon or any part or portion thereof in pursuance of the permission legally granted.
22. That, the Attorney may construct the above said duplex houses over the below mentioned Individual plot and/or over the entire project plot which has been arranged by the Attorney from different Land owners.

We, the above named Principals hereby undertake to ratify and confirm all acts, deeds and things, which will be done by our Attorney by virtue of this General Power of Attorney.

Pradyumn Kumar Pradhan

SKYIES INFRAHOME (OPC) PVT. LTD.

Pranesh Swain
Managing Director

Pradyumn Kumar Singh
Pradyumn Kumar Singh



Date: 21/04/2018

Signature of Registering officer

Endorsement of certificate of registration under section 60

Registered and true copy filed in : Office of the Sub-Registrar, JATANI

Book Number : 1 || Volume Number : 35

Document Number : 11121801707

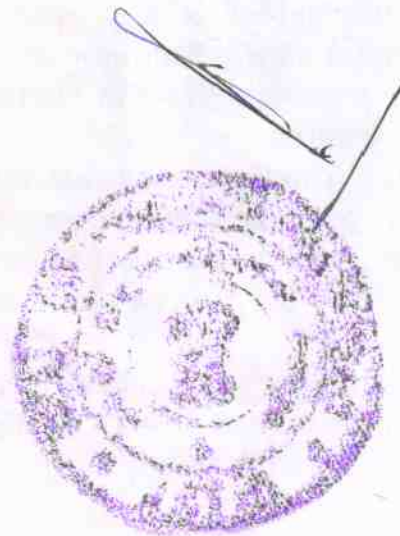
For the year : 2018

Seal :

Date: 21/04/2018

Signature of Registering officer

Print



We, the above named Principal hereby undertake to rectify and confirm all acts, deeds and things, which will be done by my Attorney by virtue of this General Power of Attorney.

Bench Mark Valuation: **Rs.31,00,625/-**

Schedule of property

District - Khurdha PS- Airfield, Tahasil: Jatni, Mouza: PANCHAGAON, Khata No. 469/63, Plot No. 2056, Area 0.270 dec, Stitiban, Klsam-Gharabari, Plot No. 2055, Klsam: Gharabari, Area Ac0.100dec., Plot No. 2054, Klsam: Gharabari, Area Ac0.040dec., out of Area Ac0.060dec. Total One Mouza, One Khata, Three Plots, Total Area Ac0.410dec. out of Ac0.430dec.

Witnesses

1. Pradeep Kumar Singh
H/o - Patrapata
Dist - Khurdha (B)
751019

2. Padmalakshmi Nayak
S/o - Sankar Nayak
H/o - 1/14, BDA Colony
Kapila Prasad
Bhubaneswar

Pradyumn Kumar Pradhan

Pradyumn Kumar Pradhan

Signature of principals

SKYIES INFRAHOME (OPC) PVT. LTD.

Animesh Swain
Managing Director

Signature of Attorney
Holder/Builder

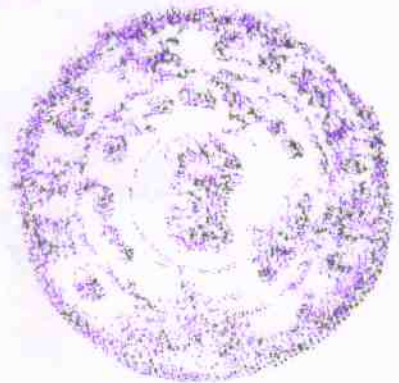
CERTIFICATE

Certificated that the executants of this deed is my client and the deed has been processed in computer by my computer operator according to my dictation and the contents of the deed was explained to the executants, who being satisfied about the correctness of the same put his signature in any presence and in presence of the witnesses.

Page 7 of 7
751019

e-Registration ID No. 1121801237
e-Registration Doc. No. 1112481907
Book No. 1
Date 21-4 and year 18

21.4.18
REGISTRAR GENERAL
RAJIV



2453
26/5/17

CERTIFICATE OF ENCUMBRANCE ON PROPERTY

Name: S. K. KAR
Address: M.M.W.

Certificate No 2613 of 20 17
Application No 4457 of 20 17

Having applied to me for a certificate given particulars of registered acts and encumbrances if any in respect of under mentioned property

M. Panchang
Wh. 469 P1-2057 A0755
469 2056 A0220
469 2055 A0100
469 2054 A0060
Wh 469/63 P1-2057 A0755 P1-2056 A0220 P1-2055 A0100 P1-2054 A0060
Wh 36 P1-2053 A0330 Wh 469/261 P1-2053 A0330
Wh 63 P1-2050 A0290 Wh 469/2953 P1-2050 A0290

310 Rajani Prave Pradhani Jant

I hereby certify that a search has been made in book 1 and in the indexes relating there to for 27 years 1st day of 28 2015 to the day of 20 2017 for acts and encumbrances affecting the said property and on such search on acts or encumbrances affecting the said property has been found

Search made and Certificate
Prepared by
Search verified and Certificate
Examined by

Signature K.M. C. Patil 17.5.17

Designation
Signature
Designation

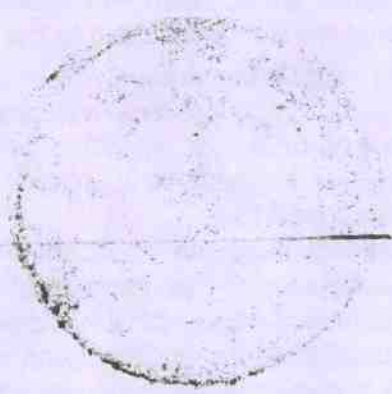
17/5/17
Signature of registering Officer

OFFICE
20

- Note (1) The acts and encumbrances shown in the Certificate are those discovered with reference to the description of properties furnished by the applicant if the same properties have been described in registered documents in a manner different from the way in which the applicant has described them transactions evidenced by such documents will not be included in the Certificate
- (2) Under Section 57 of the Registration Act and Rule 137 (1) persons desiring to inspect entries in the registers and indexes or requiring copies there of or certificate of encumbrances on specified properties should make the search themselves when the registers and indexes will be placed before them on payment of the described fees.
- (a) But as in the present case the applicant has not undertaken in the search himself the requisite search has been made as carefully as possible by the office but the department will search embodied in the certificate.
- (b) and as in the present case the applicant has made the requisite search himself and as its results is shown in the certificate after the necessary verifications the department will not any account and self responsible for the commissions in it of any other acts and encumbrances affecting the said property not discovered by the applicant.

Description of property	Date of presentation	Nature of Value	Executant	Claimant	Reference
1. mt. Pambhung Wh. 26 Pt. 2053 to 330	19.8.89	Sale 3000.	Naranda with SM	Agniraj. Pradha	1408
2. Wh. 63 Pt. 2050 to 290	1.5.92	Sale 4600	Koulth Cl SM	Dhanuradham Ahor	22.129.659

/



12/5/19
 12/5/19
 12/5/19

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**Form No.26
Certificate Of Encumbrance On Property**

Application No. 2017112002840

Certificate No. EC1122017002492

Applicant Name : D K KAR

Owner Name(as per application) : RAJANI PRAVA PRADHAN AND OTHERS

Application applied to me for a certificate giving particulars of registered acts and encumbrances,if any in respect of undermentioned property :-

Sl. No.	Village	Khata Number	Plot Number	Area	North	West	East	South
	PANCHAGAON-30	469/63	2057	755 Decimal1000D=1Acre				
	PANCHAGAON-30	469/63	2056	220 Decimal1000D=1Acre				
	PANCHAGAON-30	469/261	2053	330 Decimal1000D=1Acre				
	PANCHAGAON-30	469	2054	60 Decimal1000D=1Acre				
	PANCHAGAON-30	469/63	2055	100 Decimal1000D=1Acre				
	PANCHAGAON-30	469/63	2054	60 Decimal1000D=1Acre				
	PANCHAGAON-30	63	2050	290 Decimal1000D=1Acre				
	PANCHAGAON-30	469	2057	755 Decimal1000D=1Acre				
	PANCHAGAON-30	469	2056	220 Decimal1000D=1Acre				
	PANCHAGAON-30	36	2053	330 Decimal1000D=1Acre				
	PANCHAGAON-30	469/2253	2050	290 Decimal1000D=1Acre				
	PANCHAGAON-30	469	2055	100 Decimal1000D=1Acre				

I hereby certify that a search has been made in book and in the indexes relating thereto for 16 years from 01-Jan-2002 to 16-May-2017 for acts and encumbrances affecting said property, and that on such search the following acts and encumbrances as detailed on the reverse appear.

So as to certify that save the aforesaid acts and encumbrances no other acts and encumbrances effecting the said property have been found.

Search made and certificate prepared by

Search verified and certificate examined by

Office : JATANI
Date : 16-May-2017

Signature & Designation

Signature & Designation

Signature of Registering Officer

Property Transaction Details

Sl. No.	Registration Office	Description Of Property (Village/Khata Number/Plot Number/Area/Boundary (East/West/North/South)/Chaka Number/Flat Number)	Registration Number	Execution Date	Sub-Deed Type	Consideration Amount	First Party	Second Party
	KHURDA (BBSR)	PANCHAGAON-30 63/2050 0.29 Acre (290Decimal) NM/NM/NM/NM POWER AREA AC 0.290 DCS FULL PLOT	11081114939	22/06/2011	POA WITH POSSESSION	1000	1 DHANURDHAR BHOI	1 PABITRA KUMAR MOHAPATRA MANAGING DIRECTOR OF AP PROMOTERS AND DEVELOPERS PVT LTD
	KHURDA (BBSR)	PANCHAGAON-30 469/261 2053 0.33 Acre (330Decimal) PLOT NO-2026,2027,2028 AND 2051 PLOT NO-2054,2055,2056 PLOT NO-355 NO-2052 AND 2055 POWER AREA AC 0.330 DCS FULL PLOT, OLD KHATA NO-36,	11081114940	22/06/2011	POA WITH POSSESSION	2000	1 RAJANI PRAVA PRADHAN 2 PRADYUMNA PRADHAN 3 PUSPITA PRADHAN	1 PABITRA KUMAR MOHAPATRA MANAGING DIRECTOR OF AP PROMOTERS AND DEVELOPERS PVT LTD
	KHURDA (BBSR)	PANCHAGAON-30 469/261 2053 0.33 Acre (330Decimal) PLOT NO-2026,2027,2028 AND 2051 PLOT NO-2054,2055,2056 PLOT NO-355 NO-2052 AND 2055 POWER AREA AC 0.330 DCS FULL PLOT, OLD KHATA NO-36,	11081508550	03/10/2015	CANCELLATION OF POA	2000	1 RAJANI PRAVA PRADHAN 2 PRADYUMNA PRADHAN 3 PUSPITA PRADHAN	1 PABITRA KUMAR MOHAPATRA MANAGING DIRECTOR OF AP PROMOTERS AND DEVELOPERS PVT LTD
	KHURDA (BBSR)	PANCHAGAON-30 469/63 2057 0.755 Acre (755Decimal) NM/NM/NM/NM POWER AREA AC 0.755 DCS OF FULL PLOT, TOTAL ONE MOUZA ONE KHATA, FOUR PLOT, TOTAL POWER AREA AC 1.185 DCS	11081114947	22/06/2011	POA WITH POSSESSION	2000	1 RAJANI PRAVA PRADHAN 2 PRADYUMNA PRADHAN	1 PABITRA KUMAR MOHAPATRA MANAGING DIRECTOR OF AP PROMOTERS AND DEVELOPERS PVT LTD
		PANCHAGAON-30 469/63 2056 0.27 Acre (270Decimal) NM/NM/NM/NM POWER AREA AC 0.270 DCS FULL PLOT						
		PANCHAGAON-30 469/63 2055 0.1 Acre (100Decimal) NM/NM/NM/NM POWER AREA AC 0.100 DCS FULL PLOT						
		PANCHAGAON-30 469/63 2054 0.06 Acre (60Decimal) NM/NM/NM/NM POWER AREA AC 0.060 DCS FULL PLOT						
	KHURDA (BBSR)	PANCHAGAON-30 469/63 2057 0.755 Acre (755Decimal) NM/NM/NM/NM POWER AREA AC 0.755 DCS OF FULL PLOT, TOTAL ONE	11081508551	03/10/2015	CANCELLATION OF POA	2000	1 RAJANI PRAVA PRADHAN	1 PABITRA KUMAR

Print Certificate Of Encumbrance

				MOUZA ONE KHATA, FOUR PLOT, TOTAL POWER AREA AC 1.185 DCS			
PANCHAGAON-30	469/63/2056	0.27 Acre (270Decimal)	NM/NM/NM/NM	POWER AREA AC 0.270 DCS FULL PLOT			
PANCHAGAON-30	469/63/2055	0.1 Acre (100Decimal)	NM/NM/NM/NM	POWER AREA AC 0.100 DCS FULL PLOT			
PANCHAGAON-30	469/63/2054	0.06 Acre (60Decimal)	NM/NM/NM/NM	POWER AREA AC 0.060 DCS FULL PLOT			

Note :

- (1) The acts and encumbrances shown in the certificate are those discovered with reference to the description of properties furnished by the applicant. If the same properties have been described in registered documents in a manner different from the way in which the applicant has described them transactions evidenced by such documents will not be included in the certificate.
- (2) Under Section 57 of the Registration Act and Rule 137(i), persons desiring to inspect entries in the registers and indexes, or requiring copies thereof or requiring certificates of encumbrances on specified properties should make the search themselves, when the registers and indexes will be placed before them on payment of the prescribed fees.
- a) But as in the present case, the applicant has not undertaken the search himself, the requisite search has been made as carefully as possible by the office; but the department will not on any account hold itself responsible for any errors in the results of the search embodied in this certificate.
- b) And as in the present case, the applicant has made the requisite search himself and as the acts and encumbrances discovered by him are shown in the certificate, after verification, the department will not, on any account, hold itself responsible for the omission in it of any other acts and encumbrances affecting the said properties not discovered by the applicant.

Print



ELECTION COMMISSION OF INDIA

ଭାରତୀୟ ନିର୍ବାଚନ आयोग
IDENTITY CARD OR/09/051/359039
ପରିଚୟ ପତ୍ର



Elector's Name : Rajani Pradhan
 ଭୋଟରଙ୍କ ନାମ : ରାଜନୀ ପ୍ରଧାନ
 Father's/Mother's/Husband's Name : H - Bairagi Pradhan
 ପିତା/ମାତା/ସ୍ୱାମୀଙ୍କ ନାମ : ଶ୍ରୀ - ବୈରାଜୀ ପ୍ରଧାନ
 Sex / ଲିଙ୍ଗ : Female ସ୍ତ୍ରୀ
 Age as on 1.1.1995 : 43
 ୧.୧.୧୯୯୫ ରେ ବୟସ : ୪୩

Address
 Vill./Ward : Panchagam
 G.P./Town : Padhanasahi
 P.S. : Bhubaneswar
 Dist. : Khurda

ପିଠି :
 ଗ୍ରାମ/ଓର୍ଡ : ପାଞ୍ଚଗାମ
 ଗ୍ରାମ/ସହର : ପାଧନାସାହି
 ଥାନା : ଭୁବନେଶ୍ୱର
 ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

This card can be used as an Identity Card under different Government Programmes

ଏହି ପରିଚୟ ପତ୍ର ବିଭିନ୍ନ ସରକାରୀ ଯୋଜନାରେ ପରିଚୟ ପତ୍ର ରୂପେ ବ୍ୟବହାର କରାଯାଇପାରିବ ।

Facsimile Signature of
 Electoral Registration Officer
 for Jatni A.C.

Bhubaneswar
 ଭୁବନେଶ୍ୱର
 15/01/95
 ୧୫/୦୧/୯୫

ବିଧାନସଭା ନିର୍ବାଚନ ମଣ୍ଡଳୀର ନିର୍ବାଚନ-
 ରେଜିଷ୍ଟ୍ରାରର ଅତି ସହକାରୀ ଅଧିକାରୀ



ELECTION COMMISSION OF INDIA

ଭାରତୀୟ ନିର୍ବାଚନ ହିସାବ

IDENTITY CARD OR/09/051/359041

ପରିଚୟ ପତ୍ର



Elector's Name : Padjumn Pradhan
 ଭୋଟରଙ୍କ ନାମ : ପଦ୍ମଜୁମ୍ମ ପ୍ରଧାନ
 Father's/Mother's/
 Husband's Name : F - Bairagi Pradhan
 ପିତା/ମାତା/ସ୍ୱାମୀଙ୍କ ନାମ : ଫି - ବୈରାଜି ପ୍ରଧାନ
 Sex / ଲିଙ୍ଗ : Male ପୁରୁଷ
 Age as on 1.1.1995: 18
 e.e.୧୯୯୫ ରେ ବୟସ : ୧୮

Address :
 Vill./Ward : Panchagam
 G.P./Town : Padhanasahi
 P.S. : Bhubaneswar
 Dist : Khurda

ଠିକଣା :
 ଗ୍ରାମ/ଘାଟ : ପାଞ୍ଚଗାମ
 ଗ୍ରାମ/ସହର : ପଧାନସାହି
 ଥାନା : ଭୁବନେଶ୍ୱର
 ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

This card can be used as an Identity Card
 under different Government Programmes.

ଏହି ପରିଚୟ ପତ୍ର ବିଭିନ୍ନ ସରକାରୀ ଯୋଜନାରେ
 ପରିଚୟ ପତ୍ର ରୂପେ ବ୍ୟବହାର କରାଯାଇପାରିବ ।

Facsimile Signature of
 Electoral Registration Officer
 for Jatni A.C.

Bhubaneswar
 ଭୁବନେଶ୍ୱର
 15/01/95
 ୧୫/୦୧/୯୫

ବିଧାନସଭା ନିର୍ବାଚନ ମଣ୍ଡଳୀର ନିର୍ବାଚନ
 ରେଜିଷ୍ଟ୍ରାରଙ୍କର ଅତିଥିକୃତ ଦସ୍ତଖତ

Padjumn Kumar Pradhan

Handwritten scribble

Handwritten scribble

Handwritten scribble


ଭାରତ ନିର୍ବାଚନ ଆୟୋଗ
ELECTION COMMISSION OF INDIA
 ଭାରତର ଚାକର ଚିତ୍ରର ଉପ - ELECTOR PHOTO IDENTITY CARD


OR/09/061/359040



ନାମ : ପୁଷ୍ପିତା ହରିଚନ୍ଦନ
Name : Puspita Harichandan
ସ୍ୱାମୀଙ୍କ ନାମ : ବିଜୟ କୁମାର ହରିଚନ୍ଦନ
Husband's Name : Bijaya Kumar Harichandan

ଲିଙ୍ଗ/Sex : ଓ 1 / Female OR/09/061/359040
ଜନ୍ମ ତାରିଖ/ବୟସ (Date of Birth/Age) : 15/07/1974
ଠିକଣା :
 ଗ୍ରାମ/ସ୍ଥାନ : ହୁସିମବୋର୍ଡା (ଫେଜ-1,2,3)
 ଗ୍ରାମପଞ୍ଚାୟତ : ହୁସିମବୋର୍ଡା ଥାନା ଖଣ୍ଡଗିରି ଜିଲ୍ଲା
Address :
 Village/Locality - Dumuduma
 Hausimborda (Phase-1,2,3) G.P./Town -
 Bhubaneswar P.S. - Khandagiri District -

Date : 6/1/2015 *B. Singh*
ନିର୍ବାଚନ ରେଜିଷ୍ଟ୍ରାର ଅଧିକାରୀ
 Electoral Registration Officer

114 ଏକାମ୍ରା-ଭୁବନେଶ୍ୱର ବିଧାନସଭା ନିର୍ବାଚନ ମଣ୍ଡଳୀ
 114-Ekakra-Bhubaneswar Assembly Constituency
ଭାଗ ନମ୍ବର ଏବଂ ନାମ : 114-ଡୁମ୍‌ଡୁମା-7
Part No and Name : 114-Dumduma-7
ଟିପ୍ପଣୀ / Note :
 1. ଏହି କାର୍ଡର ଅଧିକାରୀଙ୍କ ଦ୍ୱାରା କେବଳ ଏକଥା ଯାଞ୍ଚ କରାଯାଇପାରେ ଯେ କଣ୍ଡିଡେଟ୍ ତାଙ୍କ ନାମର ସମ୍ପର୍କରେ କେଉଁ କେଉଁ ନାମରେ ନିର୍ବାଚନ ପୂର୍ବରୁ ନାମ ରଖିଛନ୍ତି କି ନାହିଁ।
 Here possession of this card is no guarantee that you are elector in the current electoral roll. Please check your name in the current electoral roll before every election.
 2. ଏହି କାର୍ଡର ଅଧିକାରୀଙ୍କ ଦ୍ୱାରା କେବଳ ଏକଥା ଯାଞ୍ଚ କରାଯାଇପାରେ ଯେ କଣ୍ଡିଡେଟ୍ ତାଙ୍କ ନାମର ସମ୍ପର୍କରେ କେଉଁ କେଉଁ ନାମରେ ନିର୍ବାଚନ ପୂର୍ବରୁ ନାମ ରଖିଛନ୍ତି କି ନାହିଁ।
 Date of Birth mentioned in this card shall not be treated as a proof of age/D.O.B for any purpose other than registration in electoral roll.

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

AJIMESH SWAIN
RAJKISHORE SWAIN

25/10/1985
Permanent Account Number
BTWPS6162H

A Swain
Signature

In case this card is lost / found, kindly inform / return to :

Income Tax PAN Services Unit, UTITSL
Plot No. 3, Sector 11, CBD Belapur,
Navi Mumbai - 400 614.

इस कार्ड के खोने/पाने पर कृपया सूचित करें/लौटाएं :
आयकर पैन सेवा यूनिट, ए टी आई एस एल,
प्लॉट नं: ३, सेक्टर ११, सी बी डी बेलपुर,
नवी मुंबई-४००६१४.

Ajimesh Swain

ଭାରତ ସରକାର
GOVERNMENT OF INDIA




ପ୍ରଦୀପ କୁମାର ସିଂହ
Pradeep Kumar Singh
ପିତା : ଭୀମସେନ ସିଂହ
Father: BHIMSEN SINGH
ଜନ୍ମ ବର୍ଷ / Year of Birth: 1975
ପୁରୁଷ / Male



9697 2197 3576


ଆଧାର - ସାଧାରଣ ଜନତାର ଅଧିକାର


Pradeep Kumar Singh


ଭାରତୀୟ ବିଶିଷ୍ଟ ପରିଚୟ କର୍ତ୍ତୃପକ୍ଷ
UNIQUE IDENTIFICATION AUTHORITY OF INDIA


ଠିକଣା:
ପାତ୍ରପାଡ଼ା, ପାତ୍ରପାଡ଼ା, ପାତ୍ରପାଡ଼ା, ଖର୍ଦ୍ଧା,
ଓଡ଼ିଶା, 751019

Address:
PATRAPADA, Patrapada,
Patrapada, Khordha, Odisha,
751019

 1947
1800 190 1947

 1947@uidai.gov.in

 www.uidai.gov.in

 P.O. Box No 1947
Bengaluru-560 001

ଖତିୟାନ

ମୌଜା : ପାଞ୍ଚ

ତହସିଲ : ଛତଶା

ଥାନା : ଭୁବନେଶ୍ୱର

ତହସିଲ ନମ୍ବର : .

ଥାନା ନମ୍ବର : 30

ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

ଜମିଦାରଙ୍କ ନାମ ଓ ଖେତାଟ ବା ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		ଓଡିଶା ସରକାର ଖେତାଟ ନମ୍ବର ।				
1) ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		469/63				
2) ପ୍ରଧାନ ନାମ, ପିତା ନାମ, ଜାତି ଓ ବାସସ୍ଥାନ		ରଜନୀପ୍ରଭା ପ୍ରଧାନ ସ୍ତ୍ରୀ: ବୈରାଗୀ ପ୍ରଧାନ, ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ ପି: ବୈରାଗୀ ପ୍ରଧାନ ଜା: ଖଣ୍ଡାୟତ ବା: ନିକିଗାଁ				
3) ସବୁ	ହିସାବ					
4) ଦେୟ :	ଜମାକର	ଖଜଣା	ସେସ୍	ନିଷ୍କାର ସେସ୍ ଓ ଅନ୍ୟାନ୍ୟ ସେସ୍ ଯଦି କିଛି ଥାଏ	ମୋଟ	5) କ୍ରମବର୍ଦ୍ଧନଶୀଳ ଖଜଣାର ବିବରଣୀ
		132.00	99.00	13.20	244.20	
6) ବିଶେଷ ଅନୁସଙ୍ଗ ଯଦି କିଛି ଥାଏ	ବା ଖା କେସ୍ ନଂ 3152/08 ହୁକୁମ ମୁତାବକ ଉକ୍ତ ଖାତାର ଉତ୍ତର କ ନାମ ଖାତକ କରି ତତ୍ପରେ ରଜନୀପ୍ରଭା ପ୍ରଧାନ ଓ ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ କ ନାମ ବରଜ କରାଗଲା ଓ ଅନ୍ୟାନ୍ୟ ଇନ୍ଦ୍ରାଜ କାଏମ ରଖାଗଲା । OLR 8(A) Case No 4893/11 ହୁମୁ ପୁଟ ନଂ 2057 , 2056 , 2055 ଓ 2054 ର ବିଷୟ ଘରବାରୀ କରାଗଲା । ଖଜଣା ଟ 132.00 କୁ ବୃଦ୍ଧି କରାଯାଇ ଅନ୍ୟାନ୍ୟ କାଏମ ରଖାଗଲା ।					
BLANK SPACE FOR STAMPING						
ଅତିରିକ୍ତ ପ୍ରକାଶନ ତାରିଖ -						
ଖଜଣା ଧାର୍ଯ୍ୟ ତାରିଖ -						

ବାସ୍ତୁାୟ ସୁଚନା ବିଜ୍ଞାନ କେନ୍ଦ୍ର 20/04/2018 09:36:52 IP :10.172.0.71

ଖରିଦାନ୍ତର କ୍ରମିକ ନଂ : 469/63		ମୌଜା : ପାଞ୍ଚଗାଁ			ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା	
ପୁର ନମ୍ବର ଓ ଡକ୍ଟର ନାମ	କିସମ ଓ ପୁର ଖଜଣା	କିସମର ବିସ୍ତାରିତ ବିବରଣୀ ଓ ଚୌହଦି	ରକବା			ମତବ୍ୟ
			ଏ.	ଡି.	ହେକ୍ଟର	
7	8	9	10		11	12
2057	ଘରବାରି		0	755	0.3055	
2056	ଘରବାରି		0	270	0.1093	
2055	ଘରବାରି		0	100	0.0405	
2054	ଘରବାରି		0	060	0.0243	ବା ଖା ନଥା ନଂ 791/73 ଛୁ. ମୁ. ବା ଖା 469 ଡା ରୁ ।
4 plots			1	185	0.4796	

ଗାନ୍ଧୀୟ ସୂଚନା ବିଜ୍ଞାନ ଭେଣ୍ଡୁ 20/04/2018 09:37:00 IP :10.172.0.71



Valuation Report

Application No- **1121801737**

Registration Office- **JATANI**

DEED DETAILS						
Application Type- POA WITH POSSESSION						Status- Approved
Application No.	Execution Date	Presentation Date	Book No.	No. of Pages	Registration No	Registration Date
1121801737	21-APR-18	21-APR-18	1	12	11121801707	21-APR-18

FEE DETAILS (In ₹.)			
Stamp Duty :	155032	Registration Fee :	62583
Consideration Amount :	3100625	A18(iii) & A(1):	62263
Benchmark Value :	2489520	Incidental Fee Details	-
		User Charges :	280

FIRST PARTY DETAILS											
Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
RAJANI PRAVA PRADHAN	HUSBAND	LATE BAIRAGI PRADHAN	FEMALE	65	HOUSE WIFE	General	PRINCIPAL/SELF	YES	YES	AT-PANCHAGAON, PS-AIRFIELD, BBSR, DIST-KHORDHA	
PRADYUMNA KUMAR PRADHAN	FATHER	LATE BAIRAGI PRADHAN	MALE	40	Business	General	PRINCIPAL/SELF	NO	YES	AT-PANCHAGAON, PS-AIRFIELD, DIST-KHORDHA	

SECOND PARTY DETAILS											
Name	Relation	Relation's Name	Gender	Age	Profession	Caste	Interest/Type	Presenter	Signed	Present Address	Permanent Address
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD				32			GENERAL ATTORNEY/INSTITUTION			HIG-1/14,BDA COLONY, KAPILA PRASAD, NEAR LINGARAJ STATION PS-AIRFIELD, BBSR, DIST-KHORDHA	
Representative Name			Institution Name				Representative Address			Representative Designation	
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD			SKYIES INFRAHOME OPC PVT.LTD				HIG-1/14,BDA COLONY, KAPILA PRASAD, NEAR LINGARAJ STATION PS-AIRFIELD, BBSR, DIST-KHORDHA			MANAGING DIRECTOR	

IDENTIFIER DETAILS							
Name	Father/Husband's Name	Address	Gender	Age	Profession	ID Proof	
PRADEEP KUMAR SINGH	LATE BHIMSEN SINGH	AS SME PLACE	MALE	0	Others	V	

PROPERTY DETAILS									
District	Village/Mouja-Thana	Khata	Plot	Area	Kisam Type	MarketValue	Sabak Khata No.	Sabak Plot No.	
KHURDA	PANCHAGAON-30	469/63	2054	0.04 Acre (40Decimal)	GHAR BARI	242880	Not Available	Not Available	
East	West	North	South	Property Transaction Details					
NM	NM	NM	NM	POWER AREA A0.040DECS OUTOF A0.060DES, TOTAL ONE MOUZA, ONE KHATA, THREE PLOTS, TOTAL POWER AREA A0.410DECS OUT OF A0.430DECS					
KHURDA	PANCHAGAON-30	469/63	2055	0.1 Acre (100Decimal)	GHAR BARI	607200	Not Available	Not Available	
East	West	North	South	Property Transaction Details					
NM	NM	NM	NM	POWER AREA A0.100DECS FULL					
KHURDA	PANCHAGAON-30	469/63	2056	0.27 Acre (270Decimal)	GHAR BARI	1639440	Not Available	Not Available	
East	West	North	South	Property Transaction Details					
NM	NM	NM	NM	POWER AREA A0.270DECS FULL -					

The total transacted area is:0.41 acre(s).

REMARK DETAILS
Remark
ok

APPLICATION ID CREATED BY : MEHMOOD MOHAMMAD
DOCUMENT ENTERED BY : MEHMOOD MOHAMMAD

କ୍ଷେତ୍ର : ଗଞ୍ଜାମ

ପଞ୍ଚାୟତ : କୁଳଦେବପୁର

ପଞ୍ଚାୟତ ନମ୍ବର : 30

AUTHORISED U/S-76
ACT-1 OF 1872



କର୍ମଚାରୀ : ଜଣେ

କର୍ମଚାରୀ ନମ୍ବର :

କର୍ମଚାରୀ : ଜଣେ



କମିଶନର ନାମ
ଓ ଶେକାଟ ବା ଡିପ୍ୟୁଟିର
ନମ୍ବର

ଓଡ଼ିଶା ପରକାର ଶେକାଟ ନମ୍ବର 1

୧) ଡିପ୍ୟୁଟିର କ୍ରମିକ ନମ୍ବର

469/63

୨) ପ୍ରଧାନ ନାମ,
ପିତାଙ୍କ ନାମ,
ଜାତି ଓ ବସସ୍ଥାନ

ରଜନୀପ୍ରଭା ପ୍ରଧାନ ସ୍ତ୍ରୀ ବୈରାଗୀ ପ୍ରଧାନ, ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ ପି. ବୈରାଗୀ ପ୍ରଧାନ ଜା. ଶତ୍ରୁଘ୍ନ ବା ନିକିରୀ

କ) ସ୍ୱତ୍ୱ ପ୍ରକାର

କ) ସ୍ୱତ୍ୱ	ପ୍ରକାର	ଖଜଣା	ସେସ୍	ନିୟାମ ସେସ୍ ଓ ଅନ୍ୟାନ୍ୟ ସେସ୍ ଯଦି କିଛି ଥାଏ	ମୋଟ	୫) କ୍ରମବର୍ଦ୍ଧନଶୀଳ ଖଜଣାର ବିବରଣୀ
୪) ଭୋଗ୍ୟ		1.54	0.77	0.05	2.36	

୬) ବିଶେଷ ଅନୁସଙ୍ଗ ଯଦି କିଛି ଥାଏ

ବା ଖା. ଭେସ୍ ନଂ 3152/08 ଦୁଇମୁ ମୁତାବକ ଉକ୍ତ ଖାତାର ରାସ୍ତା କା ନାମ ଖାରଜ କରି ତତ୍ପରେ ରଜନୀପ୍ରଭା ପ୍ରଧାନ ଓ ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ କା ନାମ ଦରଜ କରାଗଲା ଓ ଅନ୍ୟାନ୍ୟ ଇତ୍ୟାଦି କା-ଏମ ରଖାଗଲା ।

Certified to be true copy as generated from the computerised data of the Record - 1. Rights

[Signature]
8.7.09
ADDL, TAHASILDAR, JATNI

BLANK SPACE FOR STAMPING

ଅତିରିକ୍ତ ପ୍ରକାଶନ ଚାରିଟ
ବଦଳ ଧାର୍ଯ୍ୟ ଚାରିଟ

ଖତିୟାନର କ୍ରମିକ ନଂ: 469/63

ମୌଜା : ପାଞ୍ଚଗାଁ

ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

ପୁସ୍ତକ ନମ୍ବର ଓ ଚକର ନାମ	କିସମ ଓ ପୁସ୍ତକ ଖଜଣା	କିସମର ବିସ୍ତାରିତ ବିବରଣ ଓ ଚୌହୁଦି	ରକବା		ମନୁଷ୍ୟ
			ଏ.	ଡି.	
୭	୮	୯	୧୦	୧୧	୧୨
2057	ଶାରଦ ତିନି		0	755	0.3055
2056	ଶାରଦ ତିନି		0	270	0.1093
2055	ଶାରଦ ତିନି		0	100	0.0405
2054	ଶାରଦ ତିନି		0	060	0.0243
4 ପୁସ୍ତକ			1	185	0.4796

ବା ଖା ନଫୀ ନଂ 791/73 ରୁ
ମୁ ବା ଖା 469 ବା ରୁ ।

C.A.No-1846 dt-08.07.09

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 08/07/09
 Assesd House

ଖତିୟାନ

ମୌଜା : ପାଞ୍ଚଗାଁ
ଥାନା : ଭୁବନେଶ୍ୱର
ଥାନା ନମ୍ବର : 30

ତହସିଲ : ଜଗଣା
ତହସିଲ ନମ୍ବର :
ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

ଜମିଦାରଙ୍କ ନାମ ଓ ଖେତାଟ ବା ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		ଓଡ଼ିଶା ସରକାର ଖେତାଟ ନମ୍ବର ।				
1) ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		469/3056				
2) ପ୍ରଜାର ନାମ, ପିତାର ନାମ, ଜାତି ଓ ବାସସ୍ଥାନ		ଭୁବନେଶ୍ୱର ଡେଭଲପମେଣ୍ଟ ଅଥରେଟି ତରଫ ସେକ୍ରେଟାରି , ପି.: ବା: ଆକାଶ ସୋଭା ବିଲ୍ଡିଂ , ପଶ୍ଚିତ ଜବାହରଲାଲ ନେହେରୁ ମାର୍ଗ, ଭୁବନେଶ୍ୱର				
3) ସ୍ୱତ୍ୱ	ଛାଡ଼ିବାନ					
4) ଦେୟ :	ଜଳକର	ଖଜଣା	ସେସ୍	ନିଷ୍କାର ସେସ୍ ଓ ଅନ୍ୟାନ୍ୟ ସେସ୍ ଯଦି କିଛି ଥାଏ	ମୋଟ	5) କ୍ରମବର୍ଦ୍ଧନଶୀଳ ଖଜଣାର ବିବରଣୀ
		62.00	46.50	6.20	114.70	
6) ବିଶେଷ ଅନୁସଙ୍ଗ ଯଦି କିଛି ଥାଏ		ବାଖଲ ଖାରଜ କେଶ ନଂ- 10362/2019 ହୁକୁମ ମୁତାବକ ପୁରାତନ ଖାତା ନଂ 469/63 ରୁ ।				
BLANK SPACE FOR STAMPING						
ଅଦ୍ୱିତୀୟ ପ୍ରକାଶନ ତାରିଖ -						
ଖଜଣା ଧାର୍ଯ୍ୟ ତାରିଖ -						

ଖତିୟାନର କ୍ରମିକ ନଂ : 469/3056		ମୌଜା : ପାଞ୍ଚଗାଁ			ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା	
ପୁର ନମ୍ବର ଓ ଚକର ନାମ	କିସମ ଓ ପୁରର ଖଜଣା	କିସମର ବିସ୍ତାରିତ ବିବରଣୀ ଓ ଚୌହଦି	ରକବା			ମନ୍ତବ୍ୟ
			ଏ.	ଡି.	ହେକ୍ଟର	
7	8	9	10	11	12	
2057/5367	ଘରବାରୀ		0	446	0.1805	କ୍ରମବୃଦ୍ଧି 0.446.3 ଡି.
2 2056/5369	ଘରବାରୀ		0	094	0.0380	
2055/5368	ଘରବାରୀ		0	018	0.0073	କ୍ରମବୃଦ୍ଧି 0.018.3 ଡି.
3 plots			0	558	0.2258	

ଖତିୟାନ

ମୌଜା : ପାଞ୍ଚଗାଁ
 ଥାନା : ଭୁବନେଶ୍ୱର
 ଥାନା ନମ୍ବର : 30

ତହସିଲ : ଜଟଣୀ
 ତହସିଲ ନମ୍ବର : ..
 ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା

ଜମିଦାରଙ୍କ ନାମ ଓ ଖେତାଟ ବା ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		ଓଡ଼ିଶା ସରକାର ଖେତାଟ ନମ୍ବର ।				
1) ଖତିୟାନର କ୍ରମିକ ନମ୍ବର		469/63				
2) ପ୍ରଜାର ନାମ, ପିତାର ନାମ, ଜାତି ଓ ବାସସ୍ଥାନ		ରଜନୀପ୍ରଭା ପ୍ରଧାନ ସ୍ତ୍ରୀ: ବୈରାଗୀ ପ୍ରଧାନ, ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ ପି: ବୈରାଗୀ ପ୍ରଧାନ ଜା: ଖଣ୍ଡାୟତ ବା: ନିଜିଗାଁ				
3) ସ୍ୱତ୍ୱ	ସ୍ଥିତିବାନ					
4) ବେୟ:	ଜଳକର	ଖଜଣା	ସେସ୍	ନିଷ୍କାର ସେସ୍ ଓ ଅନ୍ୟାନ୍ୟ ସେସ୍ ଯଦି କିଛି ଥାଏ	ମୋଟ	5) କ୍ରମବର୍ଦ୍ଧନଶୀଳ ଖଜଣାର ବିବରଣୀ
		70.00	52.50	7.00	129.50	
6) ବିଶେଷ ଅନୁସଙ୍ଗ ଯଦି କିଛି ଥାଏ		ଦା ଖା କେସ୍ ନଂ 3152/08 ହୁକୁମ୍ ପ୍ରତାବକ ଉକ୍ତ ଖାତାର ରୟତ କ ନାମ ଖାରଜ କରି ତହସିଲ ରଜନୀପ୍ରଭା ପ୍ରଧାନ ଓ ପ୍ରଦ୍ୟୁମ୍ନ କୁମାର ପ୍ରଧାନ କ ନାମ ବରଜ କରାଗଲା ଓ ଅନ୍ୟାନ୍ୟ ଇନ୍ଦ୍ରାଜି କାଏମ ରଖାଗଲା । OLR 8(A) Case No 4893/11 ହୁମ୍ ପୁଟ୍ ନଂ 2057, 2056, 2055 ଓ 2054 ର କିସମ ଘରବାରି କରାଗଲା । ଖଜଣା ଟ 132.00 କୁ ବୃଦ୍ଧି କରାଯାଇ ଅନ୍ୟାନ୍ୟ କାଏମ ରଖାଗଲା । ଦାଖଲ ଖାରଜ କେଶ ନଂ -10362/2019 ହୁକୁମ୍ ପ୍ରତାବକ ପୁଟ୍ ନଂ- 2055 ରକବା ଏ 0.018.3ଡ଼ି, 2057 ଏ 0.446.3, ପୁଟ୍ ନଂ - 2056 ଏ 0.094 କୁ ଜମା ଟ -62.00 ରୁଚନ ଖାତା ନଂ- 469/3056 କୁ .				
BLANK SPACE FOR STAMPING						
ଅତିମ ପ୍ରକାଶନ ତାରିଖ -						
ଖଜଣା ଧାର୍ଯ୍ୟ ତାରିଖ -						

ଖତିୟାନର କ୍ରମିକ ନଂ : 469/63		ମୌଜା : ପାଞ୍ଚଗାଁ			ଜିଲ୍ଲା : ଖୋର୍ଦ୍ଧା	
ପ୍ଲଟ ନମ୍ବର ଓ ଚକର ନାମ	କିସମ ଓ ପ୍ଲଟର ଖଜଣା	କିସମର ବିସ୍ତାରିତ ବିବରଣୀ ଓ ଚୌହଦି	ରକବା			ମତ୍ରବ୍ୟ
			ଏ.	ଡି.	ହେକ୍ଟର	
7	8	9	10		11	12
1 2057	ଘରବାରି		0	309	0.1250	
2 2056	ଘରବାରି		0	176	0.0712	
3 2055	ଘରବାରି		0	082	0.0332	
2054 4	ଘରବାରି		0	060	0.0243	ବା ଖା ନଥା ନଂ 791/73 ହୁ. ପୁ. ବା ଖା 469 ଡା ରୁ ।
4 plots			0	627	0.2537	

182.1905141

SCANNED & UPLOADED



MSA 100 47AA 853976
02 250

GIFT DEED

THIS DEED OF GIFT made on this 16th day of NOV 2019

BETWEEN

16/11/19

1) Rajani prava pradhan
AD.NO- 890624066750

2) Pradyumna Kumar Pradhan
AD.NO- 524053163667

3) Animesh Swain
AD.NO- 247873676063

PINO 9337909110

(1) Smt. Rajani Prava Pradhan, aged about 63 years, Wife of Late- Bairagi Pradhan, by caste- Khandayat, by profession-house wife, At-Panchagaon, PS-Airfield, Dist-Khordha,Odisha at present residing at Panchagaon,Padhansahi,PS-Bhubaneswar.

(2) Sri Pradyumna Kumar Pradhan, aged about 41 years, son of Late Bairagi Pradhan, by caste-Khandayat,by profession- Business, at Panchagaon,PS-Airfield,Dist -Khordha at present residing at Panchagaon, Padhansahi,Bhubaneswar

AND

Registration ID No. 1191905141
e-Registration Doct. No. 1151415141

Animesh Swain
Pradyumna Kumar Pradhan
Smt. Pradhan
Bijaya Kumar Hanchanda

160
60

(3) M/s SKYIES INFRAHOME (OPC) Pvt. Ltd represented by its Managing Director Sri Animesh Swain, aged about 33 years, son of Rajkishore Swain, by caste-Khandayat, by profession-Business, resident of HIG-1/14, BDA Colony, Kapil Prasad, near Lingaraj Station, PS-Airfield, Bhubaneswar, Dist-Khordha, Odisha (GPA Holder of Sl.1 to 2 above vide GPA Document No.11121801707, dated-21.04.2018 and GPA Deed No.1121801737, dated-21.04.2018 and GPA Document No.11121802374, dated- 02.06.2018 and GPA Deed No.1121802451, dated- 2.6.2018 (hereinafter called the 'Donor's which expression shall mean and include its successors, executors, administrators, assignees and representative) of **ONE PART**

AND

Bhubaneswar Development Authority represented by its Secretary at Akash Sova Building, Pandit Jawaharlal Nehru Marg, Bhubaneswar (hereinafter called the 'Donee' which expression shall mean and include its official successors, assignees, and representatives, administrators) of the **OTHER PART**.

WHEREAS, the 'Donor's are the absolute owner of the property mentioned in the schedule below and is in peaceful and exclusive possession over the same without any dispute and to the knowledge of all concerned.

AND WHEREAS the Donor's are desirous to make a gift of the said schedule property in favour of the Donee for the purpose of public road, Civic amenities, open space as envisaged in the CDP 2010 and lay out plans

Animesh Swain
21.04.2018
Pradyumna Kumar Pradhan

Pradyumna Kumar Pradhan
Sarmita Pradhan

for the development, planned growth of the Urban Area for the interest of general public.

HENCE, THIS DEED OF GIFT WITNESSETH AS UNDER;

- 1) The 'Donor's are hereby conveys, grants, transfers and assigns by way of this GIFT the said property scheduled below here under in favour of the 'Donee' for use of Public purpose as per convenience of Donee.
- 2) The 'Donor's are hereby delivers possession of the developed road, with other infrastructures as per CDP'2010/ lay out plan to the Donee over the schedule property for free access of general public
- 3) The 'Donee' shall mutate the land in its name and all other records and shall pay rent & taxes to which the 'Donor's or any of their successors, executors, administrators, assignees and representatives will have no objection whatsoever.
- 4) Neither the 'Donor's nor any of their successors, executors, administrators, assignees and representatives will have right to claim or demand the gifted property more fully described in the schedule at any point of time and in case, any such claim is raised shall be invalid and will stand extinguished, in view of operation of this clause of the deed. The donee shall exercise right, title, interest and possession over the scheduled property and the gift deed acts upon on and from the time and movement of execution of deed before Registering Authority.
- 5) The 'Donor's be fully satisfied with the contents of the deed executes this gift deed in favour of the Donee in free will and without practice of any fraud or coercion.

Arinmesh Sarain
2011 2011 2011
Pradyumna Kumar Pradhan

Bijaya Kumar Hanchandan
Sarmila Pradhan

11.11.2019



Endorsement of the certificate of admissibility

Admissible under rule 25: duly stamped under the Indian stamp (Orissa Amendment act I of 2008) Act 1899, Schedule I-A No. 33 Fees Paid : -100 ,, User Charges-250 ,Total 350

Date: 16/11/2019

[Signature]
Signature of Registering officer

Endorsement under section 52

Presented for registration in the office of the Sub-Registrar **Sub-Registrar JATANI** between the hours of 10:30 AM and 2:30 PM on the 16/11/2019 by **ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD** , son/daughter/wife of , of **HIG-1/14,BDA COLONY, KAPILA PRASAD, NEAR LINGARAJ STATION PS-AIRFIELD, BBSR, DIST-KHORDHA** , by caste **GENERAL** , profession and finger prints affixed.

Animesh Swain

Signature of Presenter / Date: 16/11/2019

[Signature]
Signature of Registering officer.

Endorsement under section 58

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOME OPC PVT.LTD		 313474687	<i>Animesh Swain</i>	16-Nov-2019
ANIMESH SWAIN MANAGING DIRECTOR OF SKYIES INFRAHOMES OPC PVT LTD		 313474689	<i>Animesh Swain</i>	16-Nov-2019
RAJANI PRAVA PRADHAN		 313474948	<i>[Signature]</i>	16-Nov-2019
PRADYUNA KUMAR PRADHAN		 313474949	<i>[Signature]</i>	16-Nov-2019
SECRETARY BHUBANESWAR DEVELOPEMENT AUTHORITY	---	---	---	---



Identified by **BIJAY HARICHANDAN** Son/Wife of **PRANAKRUSHNA HARICHANDAN** of **AT- DUMDUMA HOUSING BOARD COLONY, KHANDAGIRI, DIST- KHURDA** by profession: **Others**

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution

SCHEDULE OF PROPERTY

District-Khordha PS-Bhubaneswar, PS No.30 ,Tahasil-Jatni under SR-Jatni, Mouza-Panchagaon Khata No.469/63, Plot No.2055, Area.Ac.0.018.34 out of Ac.0.100,(for road), Plot No.2056, area Ac.0.094 out of area Ac.0.270 (for road), and Plot No.2057, area Ac.0.241(for road),Ac.0.115.28(for civic amenities) Ac.0.090(for open space) out of area Ac.0.755 **admeasuring total area of Ac.0.558.62 decimal.** The kism of the plot is Gharabari. For better appreciation of schedule land, a sketch map of road (developed), civic amenities and open space area shown in coloured form is attached herewith. It forms part of the deed, Rent Rs. 100/-, approximate valuation Rs. 54,20,000/-

The land is not lease hold and it is not within the consolidated operation. The land is not situated within Jatni area. It is not an endowment land.

IN WITNESS HEREOF THE Donor's signed, this 16th day of NOV 2019 first above written in presence of following witnesses:

16.11.2019
SECRETARY
BHUBANESWAR DEVELOPMENT AUTHORITY
BHUBANESWAR
Donee

1. Animesh Sain
2. ସୁକମ୍ପା ପ୍ରଧାନ
3. Pradyumnakumar Pradhan

Donor's

WITNESSES:

1. Dibakar Dash
SECRETARY, BDA
2. Rameswar Singh
SO, BDA

WITNESSES:

1. Bijaya Kumar Anandaram
4/295, Pt II, Dumudumati B.Colony
2. Sasmita Pradhan M/SR-751019
At/Post-Panchagaon, P/S-Air field

BIJAY HARICHANDAN



41345512

[Faint signature]

16-Nov-2019

[Handwritten signature]

Signature of Registering officer

Date: 16/11/2019

Endorsement of certificate of registration under section 60

Registered and true copy filed in : Office of the Sub-Registrar, JATANI

Book Number : 1 || Volume Number : 100

Document Number : 11121905015

For the year : 2019

Seal :

[Handwritten signature]

Signature of Registering officer

Date: 18/11/2019

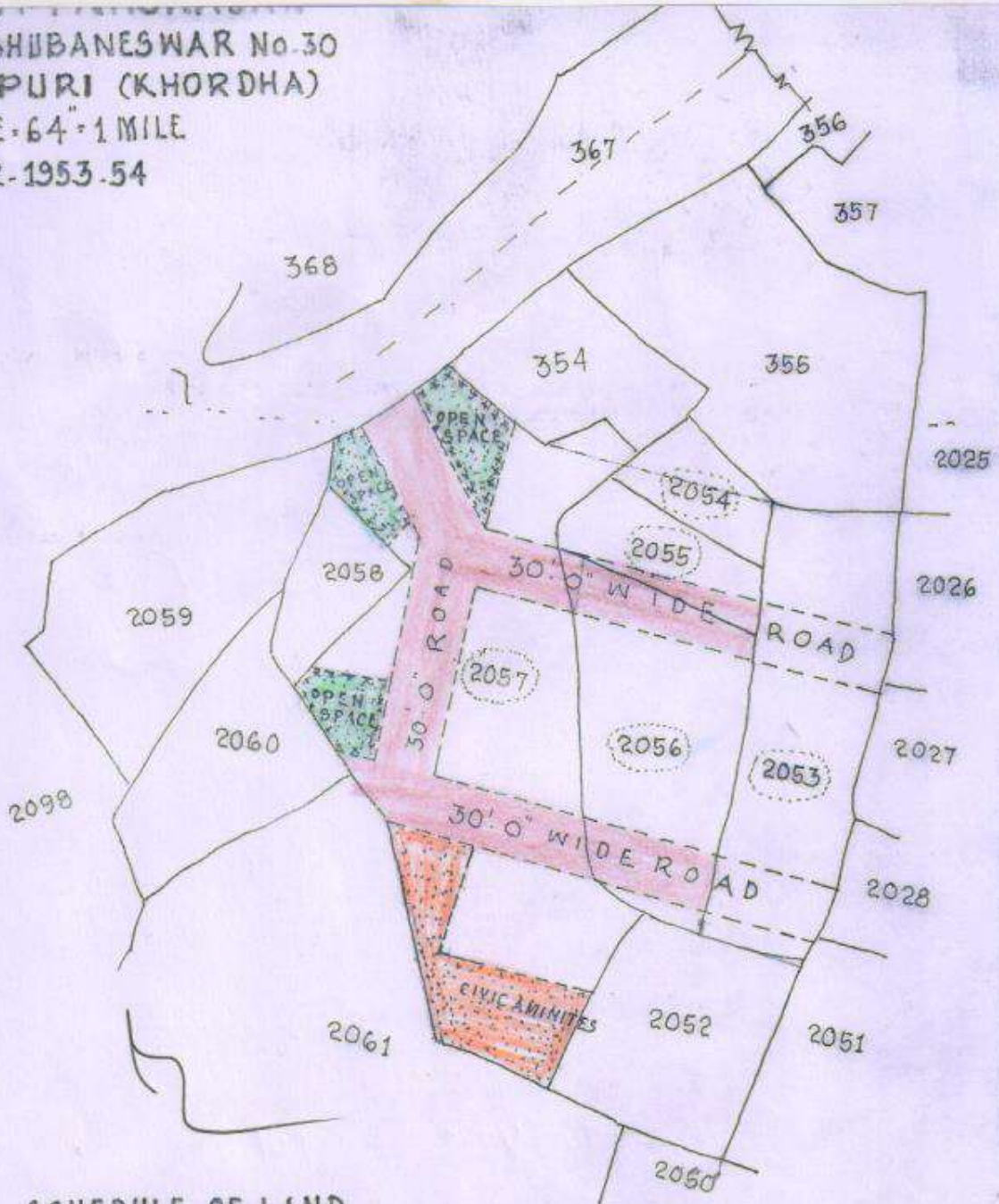
Print

Registration ID No. 117905141
Registration Dist. No. 117905015
Book No. 1
Date 16.11.19 and year 19



[Handwritten signature]
16.11.19
REGISTERING OFFICER
JATANI

P. S. BHUBANESWAR No. 30
 DIST. PURI (KHORDHA)
 SCALE - 64" = 1 MILE
 YEAR - 1953-54



SCHEDULE OF LAND

KHATA No	PLOT No	K I S A M	TOTAL AREA	PRO. AREA	REMARKS
469/63	2055	Gharabara	ACO. 100	ACO. 01834	ROAD
"	2056	-do-	ACO. 270	ACO. 094	-do-
"	2057	-do-	ACO. 755	ACO. 241	-do-
"	"	"	"	ACO. 115.28	CIVIC AMENITIES
"	"	"	"	ACO. 090	OPEN SPACE
TOTAL AREA				ACO. 558.62	

B. Bahera
 (TS)

REFERENCE

SECRETARY
 BHUBANESWAR DEVELOPMENT AUTHORITY
 11.2.19 Animesh Swar.

FORM NO - A
DECLARATION

(Land / Property where there is no structure / House)

We the Executant/s and Claimant/s do here by declare that there is no structure / house on schedule property transacted in this document if existence of any structure / house is defected at later stage the document would be treated as invalid



Animesh Serais
ಅನಿಮೆಶ್ ಸರಿಸ್
Pradyumna Kumar Pradhan

SIGNATURE OF EXECUTANT/S SELLER

SIGNATURE OF CLAIMANT/S PURCHASER

CLARIFICATION FOR PLOT NO. -2055

To The Chairperson

ORERA , Bhubaneswar.

(Clarification regarding the mismatch of area in annexure-2 and GPA for plot No.-2055)

Sir,

I beg to say the following few lines for favour of your kind consideration for your favourable orders that the area of the plot having No. -2055 was area Ac. 0.100. As per approval plan area Ac. 0.018.34 was reserved for internal road and this area has been gifted to BDA vide gift deed No.11121905015,Date-18/11/2019. As per this gift deed, area of this plot-2055, Ac. 0.018.34 has been mutated in favour of BDA and ROR also has been corrected in the name of BDA vide mutation ROR No.469/3056 and mutation plot No. 2055/5387, area Ac. 0.018.34. After this mutation the remaining area Ac. 0.081.66 out of area Ac. 0.100 stands records in the name of Rajaniprava Pradhan and Pradyumna Pradhan. When the area of this plot -2055 was area Ac. 0.100 in the name of land owner, the GPA and development agreement was executed by the land owner in the favour of the promoter for an area of Ac. 0.100.

It is submitted for your kind information and necessary action.

Yours Faithfully

SKYIES INFRAHOME (OPC) PVT. LTD.


Managing Director