

846
160

4888
5/6

47 (2)

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.
25000

पच्चीस हजार रुपये

भारत



सत्यमेव जयते

INDIA

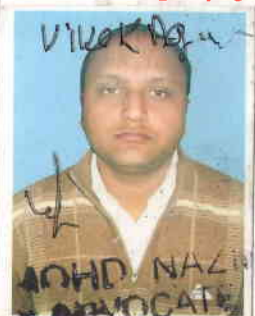
Rs.
25000

TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH



SALE DEED



D 780347

Tehsil Kanth

Village - Fatehpur Vishnoi

Valuation of Property as per

prevailing Circle Rate

Rs. 23,70,000/-
(Rupees Twenty Three Lacs Seventy
Thousand only)

Consideration Amount

Rs. 23,70,000/-
(Rupees Twenty Three Lacs Seventy
Thousand only)

Stamp Duty Paid

Rs. 1,66,000/-
(Rupees One Lac Sixty Six Thousand only)

This Sale Deed is executed on 18th day of July, 2014 by Sri Nitant Kumar S/o Sri Yogendra Singh, Caste Vishnoi R/o Village Fatehpur Vishnoi, Tehsil & Distt. Moradabad (hereinafter referred to as the 'Vendor' which expression shall, unless repugnant to the context or meaning thereof, be deemed to mean and include its successors, nominees and permitted assigns & his heirs) of the One Part;

Handwritten signatures and stamps at the bottom of the page.

17 JUL 2014

पुस्तकालय कोषागार मुरादाबाद से विक्रय किया।

कोष्ठागार मुरादाबाद से विक्रय किया।

मिना र। मिना ११२३०



402370000 -

बन्धन शल्क नकल/तूलना शल्क यांग शब्द लगा

$$10000 \div 2 = 20 \div 2 = 10020 \div 2$$

श्री ..श्री ..सिध .. पुत्र/पत्नी श्री ..श्री ..सिध ..
व्यवसाय हूट्टी निवासी मुरादाबाद
तहसील कांठ जिला मुरादाबाद ने यह लेख-पत्र
आज दि० ... 18/8/14 ... 4/5 ...

मार्गान्तर्गत मा-जिल्हाद्वय

१८-७-२०१५
पु. निबन्धन
ॐ



इस लेख-पत्र का निष्पादन करना तथे

2320000/2 ... सचिव सचिव सचिव सचिव सचिव

६. विमो समस्त नकल प्राप्त क्रमांशी .. निरान्त क्रमांशी १० मोगे १३

निम्न २१० फोल्डर विद्युत वृद्धि काठ 'विद्युत'

५ श्री राकेश सिधलं ६० राम कृष्ण विद्यालय

२।० B - १९ गणेशी भगत पुराण व लखिब

५१ विवेक अभ्यास - १० (व. वि. वि. कर्म)

आवक २/० '१६ पुढपावनी काठ रोड

मुद्रा० - $\frac{4}{100}$ व सिक्केद्वारी - २५

ਮੁਰਾਦਾਵਾਦ - ਪੰਨੇ ਵਿਚ 20-2 ਫੁਲ

~~2017~~ 2017

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.
25000
पच्चीस हजार रुपये



Rs.
25000
TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

उत्तर प्रदेश
मुख्य कोषाधिकारी
मुख्य न्यायिकारी
मुख्यालय 1400
कोषागार 1400
17 JUL 2014

D 780348

D 780348

-2-

In favour of

New Moradabad Charitable Trust, Moradabad duly registered with the Office of Sub-Registrar, Moradabad on 02.05.2014, through its Chairman Sri Rakesh Singhal S/o Sri Ram Kumar Singhal R/o B - 95, Gandhi Nagar, Moradabad & its Secretary Sri Vivek Agarwal S/o Late Sri Virendra Kumar Agarwal R/o 16, Pushpanjali, Kanth Road, Moradabad (hereinafter referred to as the 'Vendee' which expression shall, unless repugnant to the context or meaning thereof, be deemed to mean and include its successors, nominees and permitted assigns) of the Other Part;

WHEREAS the Vendor is the owner and Bhumidhar and in possession of a land bearing Khasra No. 363 admeasuring 1.465 Hects. lagan of which is Rs. 59.35 situated at Village Fatehpur Vishnoi, Tehsil & Distt. Moradabad and duly recorded in revenue records of Teshil Kanth, Distt. Moradabad & out of which 1/3 share i.e. 0.488 Hects. is

Nitish Kumar

R. Singhal

M. Agarwal

17 JUL 2014 को एक किता
 टाम्प धनराशि 25000 को धनराशि 16500
 मूल्य 79161.24 को 18711.24 60450 द्वारा प्रत्येक बरकत विपिन 510 जी
 को कोषागार मुरादाबाद से विक्रय किया।
 रॉन कुमार विपिन 120 गांधी नगर 50
 मुख्य रोकड़िया
 कोषागार मुरादाबाद



स्वाकार। कृपया जनका पहचान श्री... मयूर... गुप्ता
 श्री श्री... नरेश... पंड... निवासी A-45 गांधी नगर मुंबई
 श्री श्री... विपिन कुमार... श्री... जय... प्रकाश सिंह
 नेवासी... फरीदपुर विज्ञानी... नेक

18-7-2014
 अप निबन्धक
 फॉट

Mitankumar

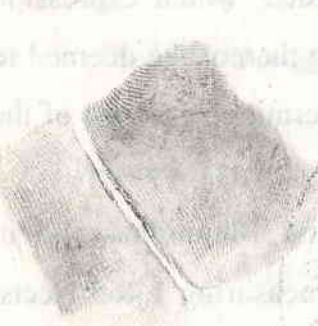
[Signature]

Mitankumar



18/7/14

Vipin Kumar



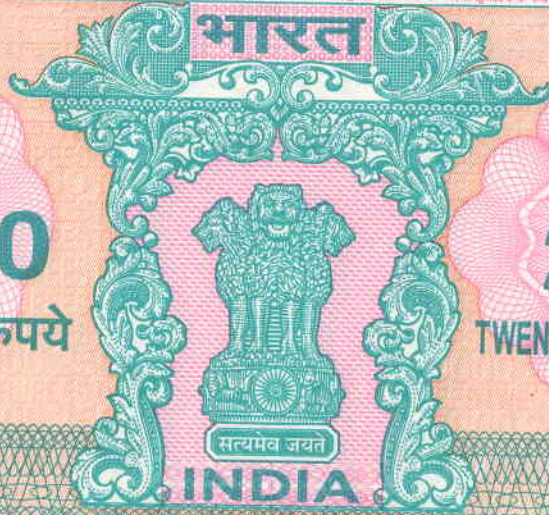
पराका प्रकटन मद्र साक्षागण के अगूठ
 चेक निगमनगार लिगे गये है।

18-7-2014
 अप निबन्धक
 फॉट

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.
25000

पच्चीस हजार रुपये



Rs.
25000

TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH



D 780349

D 780349

-3-

being sold out to the vendee, which is more particularly shown in Schedule 'A' of this deed.

AND WHEREAS the 'Vendor' is fully empowered and competent to transfer the aforesaid land i.e. 0.488 Hect. situated at Village Fatehpur Vishnoi, Tehsil Kanth, District Moradabad in full or in part, by way of sale, convey and in any other manner.

AND WHEREAS the 'Vendee' is a trust engaged in various charitable schemes to achieve its object & desirous to purchase the aforesaid 0.488 Hects. land of Khasra No. 363, situate at Village Fatehpur Vishnoi, Tehsil & Distt. Moradabad and vendor has agreed to sell the aforesaid land for a total consideration of Rs. 23,70,000/- (Rupees Twenty Three Lacs Seventy Thousand only) on the following terms & conditions :-

NOW THIS DEED WITNESSETH AS FOLLOWS :-

- 1)- In consideration of Rs. 23,70,000/- (Rupees Twenty Three Lacs Seventy Thousand only) the 'Vendor' hereby convey/ transfer/

Nabenthan

R. Singh

Manoj Kumar

कोषागार मुरादाबाद से विक्रय किया।

मुख्य रोकड़िया
कोषागार मुरादाबाद

३० अगस्त १९५१ ई. १५ अक्टूबर १९५१ ई.

१५ अगस्त १९५१ ई. १५ अक्टूबर १९५१ ई.





उत्तर प्रदेश UTTAR PRADESH



D 780350

D 780350

-4-

sell/ assign to the 'Vendee' on as is where is basis by means of this sale deed, the Demised Land admeasuring 0.488 Hects. more specifically described in Schedule 'A' of this Sale Deed and shown in annexed map which is part of this sale deed.

- 2)- The Vendee has paid the aforesaid sum of Rs. 23,70,000/- (Rupees Twenty Three Lacs Seventy Thousand only) to the Vendor in the following manner before the execution of this Sale Deed and the receipt where of the Vendor has issued to it and again acknowledged the same and the Vendor hereby transfer, convey/ sell/ assign to the Vendee and relinquish all his rights and title, interest in the Demised Land in favour of the Vendee, as fully described in Schedule 'A' of this Sale Deed and marked in annexed Map.

Description of Payment :-

Cheque No.	Bank Name	Amount	Dated
001201	Prathama Bank	10,00,000.00	09.07.2014
Rampur Road, Moradabad			

Nutan Kumar

R. Singh

Shukh Agrawal

कोषागार मुरादाबाद से विक्रय किया। जुन द्वारा प्रक-वक राकश १५५८ ३१० जी राक

मुख्य रोकड़िया
कोषागार मुरादाबाद

मिथिल ११० तांकी तगर ५०

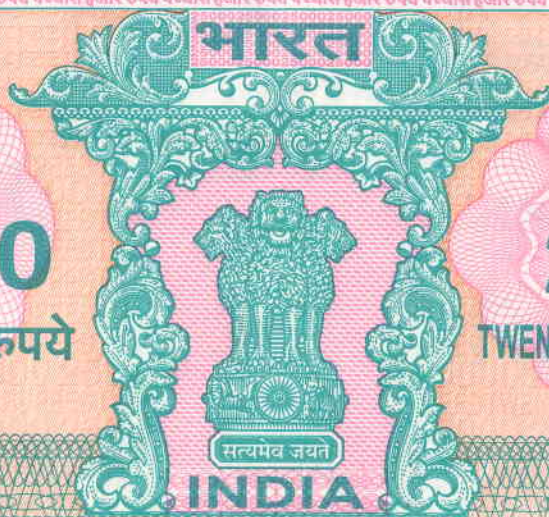


001201
Pashan
09/07/2014
Rajpur Road, Alodh

भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु.
25000

पच्चीस हजार रुपये



Rs.
25000

TWENTY FIVE THOUSAND RUPEES

उत्तर प्रदेश UTTAR PRADESH

D 780351

D 780351

मुख्य कोषाधिकारी
मुख्य न्यायाधिकारी
पुरा न्याय 1400
कोषागार 1400

M
B
D.

-5-

17 JUL 2014

001203 -do- 13,70,000.00 18.07.2014

- 3)- That the Vendee shall peacefully hold, use and enjoy the rights of the Vendor with respect to the Demised Land without any hinderance or interruption from his side or representatives or nominees or assignees as absolute owner thereof & get its name mutated in relevant revenue records.
- 4)- That the Vendor has already handed over the vacant physical possession of the Demised Land hereby conveyed and described in Schedule 'A' of this sale deed to the Vendee and the Vendee is entitled to hold, use and enjoy the Demised Land in any manner the vendee may like as absolute owner thereof.
- 5)- The Vendor has declared and satisfied the Vendee, the Demised Land is free from all sorts of encumbrances, charges, liens, mortgage, court attachment and that it is also free from any dispute, litigation and the Vendor has subsisting right title and interest in respect of the Demised Land. In case it is proved

Neelam Kumar



R. Singh



Neelam Kumar



को कोषागार मुरादाबाद से विक्रय किया।

मुख्य रोकड़िया
कोषागार मुरादाबाद

मिलाने १/० गांधी नगर ३०



भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु. 20000

बीस हजार रुपये

भारत



सत्यमेव जयते

INDIA

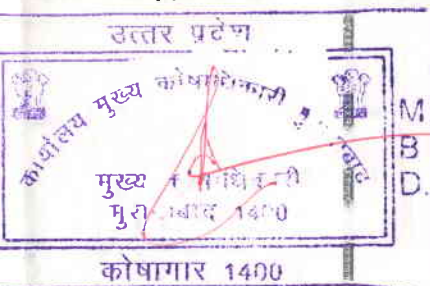
TWENTY
THOUSAND RUPEES

Rs. 20000

उत्तर प्रदेश UTTAR PRADESH

A 824739

A 824739



17 JUL 2014

-6-

otherwise the Vendor shall be responsible to rectify the defect at the cost of the Vendor or to indemnify to the Vendee.

- 6)- That the Vendee shall be entitled at his own cost to get the Demised Land recorded in its name in the relevant records maintained by the local authorities, revenue authorities and the Vendor agree to sign any papers or documents as may be necessary and required for this purpose.
- 7)- That the Vendee shall be responsible to pay all levis, charges, taxes as may be imposed by the concerned authorities on the Demised Land with effect from the date of execution of this Sale Deed.
- 8)- That the Vendee has paid and borne the cost of stamp duty, registration fee, documentation charges in respect of this Sale Deed executed by the vendor in favour of the vendee.

Metankumar



R. Singh



Nishant



ज दिनांक..... 2014 ...को एक किता

राम्य धनराशि. 2.0000 ... धनराशि. 1.6500

को कोषागार मुरादाबाद से विक्रय किया।

रिप्ले 120 गांधी नगर 30

मुख्य रोकड़िया
कोषागार मुरादाबाद



भारतीय गैर न्यायिक INDIA NON JUDICIAL

रु. 20000

बीस हजार रुपये

भारत



TWENTY
THOUSAND RUPEES

Rs. 20000

उत्तर प्रदेश UTTAR PRADESH

A 824740

A 824740



-7-

17 JUL 2014

**Schedule of the Demised Land situate at Village Fatehpur Vishnoi,
Tehsil Kanth, District Moradabad :-**

Khasra No.	Area	Lagan	Share
363	1.465 Hects.	59.35	1/3 share of total land i.e. 0.488 Hects.

and bounded as below :-

East	:-	Land of Sri Rajveer Singh
West	:-	Road
North	:-	Land of Sri Nitant Kumar (Vendor)
South	:-	Land of Sri Bhopal Singh

The Demised Land which is being sold through this sale deed is situated at Village Fatehpur Vishnoi and as per Village Code No. 1105 page 41 the circle rate notified by local administration is 48,30,000/- per hect., hence as per the aforesaid circle rate, the stamp duty is being paid accordingly including the cost of boring amounting Rs. 10,000/-.

Nitant Kumar



R. Singh



Shubh Kumar



को कोबागार मुरादाबाद से विक्रय किया।

मुख्य रिकॉर्डिया
कोबागार मुरादाबाद

मिले २१० गांड़ी तगर



Schedule of the District Land Revenue at Village Fatehpur Vishnu

1. Serial Number of the Land Revenue

2. Area of the Land Revenue

3. The District Land Revenue is being sold through this sale deed is situated at Village Fatehpur Vishnu and as per Village Revenue Act No. 1 of 1947 the rate notified by the Government is Rs. 100/- per acre. Hence as per the District Revenue Act the rate is being paid accordingly including the cost of preparation Rs. 100/-



Signature



उत्तर प्रदेश UTTAR PRADESH

AL 146231

- 4 JUL 2014

-8-



In faith and testimony whereof the parties hereto have set and subscribed their respective hands and executed this sale deed at Tehsil Kanth, District Moradabad in presence of the following witness on the day, month and year, first above written.

Witnesses :-

1- Mayur Gupta
S/o Sri Naresh Chandra
R/o A-45, Gandhi Nagar,
Moradabad.



2- Vipin Kumar
S/o Sri Jay Prakash Singh
R/o Vill. & P.O. Panchgiri Vishnoi,
Teh. Kanth, Distt. Moradabad

1- Nitant Kumar
S/o Sri Yogendra Singh
'Vendor'

2-New Moradabad Charitable
Trust, through its Chairman
Sri Rakesh Singhal &
Secretary, Sri Vivek Agarwal
Moradabad.

Vendee

Drafted by :- Mohd. Nazim, Advocate
Typed by :- Shiv Kumar.



क्रय सवन्धक शकेष्ट सिमल २० फग
1870/1 गान्धी

हस्ताक्षर.....
क्रम संख्या.....
स्टाम्प जनरल मूल्य 12/ दिनांक 16-7-14 रुपये.....
स्टाम्प वास्ते बयतामा, ईकी रीरनाम
कुल किते..... कुल मूल्य स्टाम्प 1000
नमूनेलिखित मूल्य के स्टाम्प सेनाविष्ट है।
वीर सिंह स्टाम्प विक्रेता
विश्वजी प्रसिद्ध पुरातानाद ला.सं.102/C
वाटाल 16-7-14

ही नो 1 जिल्द 1497 के पृष्ठ 349-366
का क्रमांक 4858 पर आज दिनांक 18/6/4 ई
जिल्ला की गई।
[Signature]
राय निबन्धस
कोर्ट

पुस्तक संरक्षण विभाग
मुंबई

वीर सिंह स्टाम्प विक्रेता
विश्वजी बरिहार पुरातनाकार ला.सं.102/C
16-7-14

श्री नं० १ जिल्हा १५९७ के पृष्ठ ३५९-३६६
 क्रमांक ५८५८ पर आज दिनांक १७/०५/१८
 जिल्हा की गई।

म निबन्धस
काँट



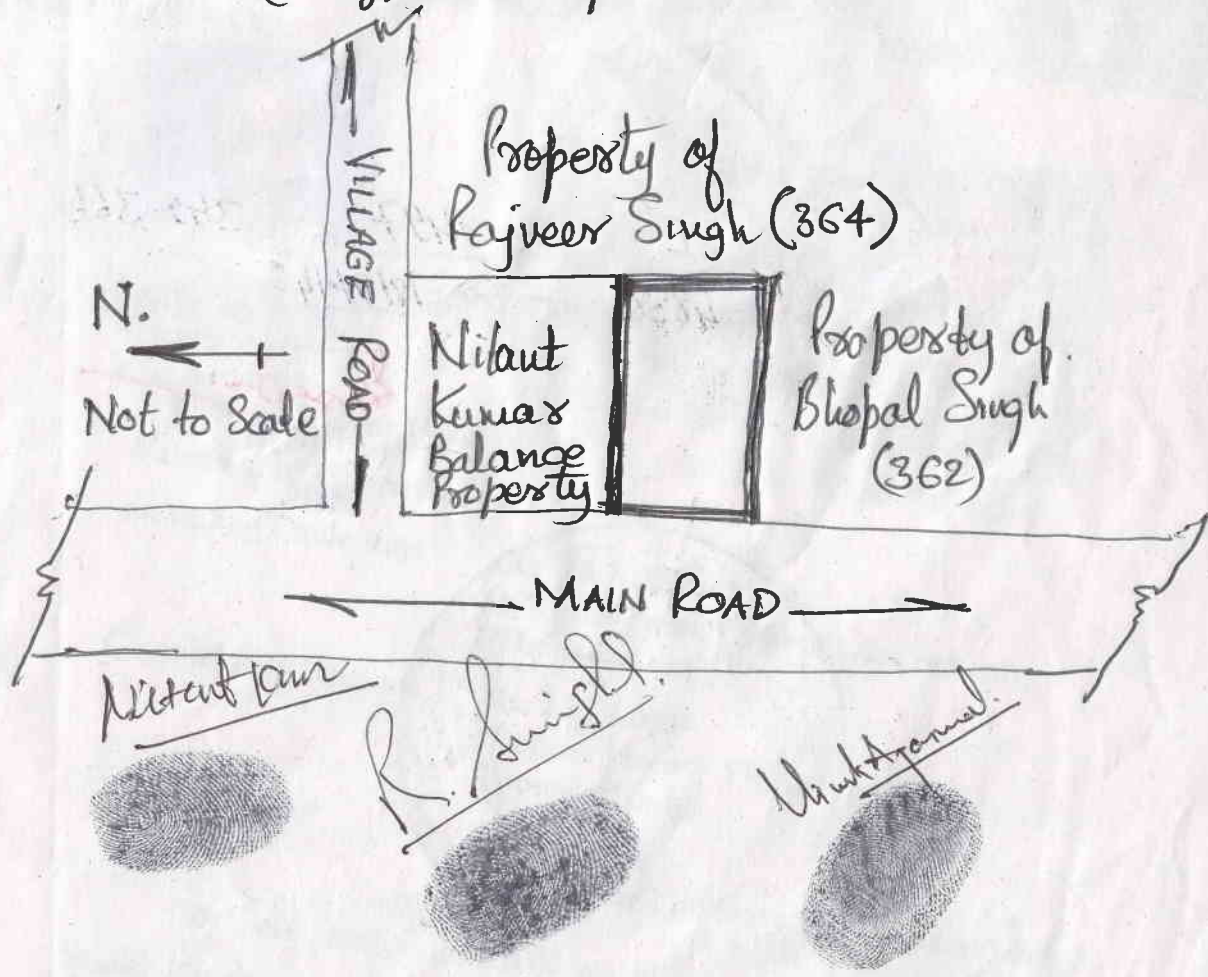
Site Layout Plan.

Date: 18.07.2014

Seller : Nitant Kumar.

Buyer : New Moradabad Charitable
Trust, Moradabad
Through its Chairman
Shri Rakesh Singhal

Gram (Village): Fetehpur Vishnoi



सिद्धा की गई !

