भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये

ONE THOUSAND RUPEES

रु.1000

Rs.1000

सत्यमेव जयते

INDIA

बिहार BIHAR

AX 381627

Serial No. 12425

Deed No. 11455

Govt. of Bihar
District Registry Office, Patna
Summary of Endorsement

This document was presented for registration on **07/08/2024** by **Ajay Nagain**
A Stamp Duty of Rs. **12110800**/- and other Fees of Rs. **3030250**/- has been paid in it.
The document was found admissible. The Names, Photographs, Fingerprints and Signatures of the Executants and their Identifier, who have admitted execution before me, are affixed on the reverse page.
The document has been registered as Deed No. **11455** in Book No. **1**, Volume No. **262** on pages from **344** to **361** and has been preserved in total **18** pages in C.D. No. **41** / Year **2024**.

Signature with Date
(Ravi Ranjan)
Registering Officer, **Patna**

Date: 07/08/2024

Token No: 12607/2024

SCORE: 1

SCANNED BY

DEED OF ABSOLUTE SALE

THIS DEED OF ABSOLUTE SALE is executed on this 7th. day of August in the year 2024 at Patna.

Serial No. 12425 Circle:-:Patna Book No. :- 1 Deed No. 11455

-1-

भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

एक हजार रुपये ONE THOUSAND RUPEES

रु.1000 Rs.1000

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INDIA

बिहार BIHAR 7045 5/8/2024 1000 AX 381627

Serial No. 12425 Deed No. 11455

नाम एवं पता

Govt. of Bihar

District Registry Office, Patna

Summary of Endorsement, पटना

This document was presented for registration on 07/08/2024 by Ajay Nacain

A Stamp Duty of Rs. 12110800/- and other Fees of Rs. 3030250/- has been paid in it.

The document was found admissible. The Names, Photographs, Fingerprints and Signatures of the Executants and their Identifier, who have admitted execution before me, are affixed on the reverse page.

The document has been registered as Deed No. 11455 in Book No. 1, Volume No. 262 on pages from 344 to 361 and has been preserved in total 18 pages in C.D. No. 41 / Year 2024

बिहार सरकार

Date: 07/08/2024 Token No:-12607/2024 SCORE-21

Signature with Date
(Ravi Ranjan)
Registering Officer, Patna

7/8/24

पटना कोषागार 7 AUG 2024

अशोक कुमार, पेशकार, बिक्रेता

सब-रजिस्ट्रार, पटना

सन होमस सा० - पटना सुपर मार्केट फ्रेजर रोड पटना

पटना

स्टाम्प की जाँच किया गया
में अंकित वर्णित
स्वरूप सही पाया।
7/8/24
(अरुण कुमार महाराज)

SCANNED BY

Ajay Nacain 07/8/2024 Anurag Kumar 7/8/24

Ajay Nacain 7/8/24

Rajnish Ranjan 07/8/24

Shaonagh Kumar 07/08/2024

DEED OF ABSOLUTE SALE

जिला अवर निबंधक पटना

THIS DEED OF ABSOLUTE SALE is executed on this 7th. day of August in the year 2024 at Patna.

District Registry Office, Patna

Token Number 12607 Reg. Year 2024 Serial Number 12425 Deed Number

PresType	Name	Photo	Thumb	Index	Middle	Ring
Claimant	Sunrise Homes (Through Partner					
Sig.	Abhijeet Kumar)					
Claimant	Sunrise Homes (Through Partner					
Sig.	Dharmesh Kumar)					
Claimant	Sunrise Homes (Through Partner					
Sig.	Manish Chandra)					
Claimant	Sunrise Homes (Through Partner					
Sig.	Raghuendra Narayan Singh)					
Claimant	Sunrise Homes (Through Partner Ravi					
Sig.	Shankar kumar)					
Presented By	Ajay Narain					
Sig.						
Executant	Ajay Narain	N/A	N/A	N/A	N/A	N/A	N/A
Sig.						
Executant	Amit Narain					
Sig.						

SCORE Ver.4.0 Powered by CMS & FS Technologies Ltd. Biometric Captured By 2800sop133



1. NAME & ADDRESS OF THE VENDORS :-

(1) MR. AJAY NARAIN Son of Late Dr. Mahendra Narain, age about 57 years, resident of Dr. Mahendra Narain Path, Rajendra Nagar, Arya Kumar Road, P.O.- Rajendra Nagar, P.S.- Kadamkuan, District- Patna. PIN Code-800016, State Bihar, Present Address –Villa 4131, Mangrove Village Abu Dhabi, United Arab Emirates. Hereinafter called and referred to as "Vendor of the First party" (PAN-AEDPN4528F, Mob. No.-9899095171)

(2) Dr. RAJAY NARAIN Son of Late Dr. Mahendra Narain, age about 50 years, resident of Dr. Mahendra Narain Path, Rajendra Nagar, Arya Kumar Road, P.O.- Rajendra Nagar, P.S.- Kadamkuan, District- Patna. PIN Code-800016, State Bihar Present Address- 133, Chadacre Road, Epsom. KT-17 2HQ United Kingdom. Hereinafter called and referred to as "Vendor of the Second party" (PAN-AVEPN6252G, Mob. No.-9999781035)

(3) MR. AMIT NARAIN Son of Late Dr. Mahendra Narain, age about 47 years, resident of Dr. Mahendra Narain Path, Rajendra Nagar, Arya Kumar Road, P.O.- Rajendra Nagar, P.S.- Kadamkuan, District- Patna. PIN Code-800016, State Bihar present address- Route Des Martines 411052, Le Mont Lausanne Switzerland.

Hereinafter referred to as **"VENDORS" (All are NRI),** which expression shall unless excluded by or repugnant to the context, be deemed to mean and include his heirs, successors, assignees representatives in the interest of the **FIRST PART.**

जिला अवर निबंधक का कार्यालय पटना

District Registry Office,Patna

Token Number 12607 | Reg. Year 2024 | Serial Number 12425 | Deed Number

PresType	Name	Photo	Thumb	Index	Middle	Ring
Executant	Dr Rajay Narain					
Sig.	Rajay Narain 7/8/24					
Identified By	Pranav Prakash Khetan					
Sig.	P. Khetan 7/08/24					

SCORE Ver.4.0 | Powered by IL&FS Technologies Ltd. | Biometric Captured By 2800sop133

आदेशानुसार पक्षकार द्वारा दिखाया गया मकान/भूमि का स्थल जांच किया गया। जो व्यवसायिक मुख्य सड़क श्रेणी में है जो 7000 वर्गफीट में G+1 मकान निर्मित है

8/8/24

जिला अवर निबंधक पटना

2. NAME & ADDRESS OF THE VENDEES :-

"SUNRISE HOMES" (A Partnership Firm), registered at Patna, Vide Deed no. 463 dated 29-05-2024 and having its Registered Office at Patna Super Market, B Block, Flat no. 203, Fraser Road, Dist. Patna-800023, (SUNRISE HOMES = PAN No.-AFIFS2237Q) Represented through its five partners namely :-

1. **MR. Dharmesh Kumar** Son of Sri Surendra Prasad Singh, age about 45 years, resident of 49A/1, Adarsh Path, Road No.-06, Near Lal Babu Market, West Patel Nagar, District -Patna (Bihar) -800023. Hereinafter called and referred to as 'Vendee of the first party'. (PAN- APGPK3168L AND AADHAR No.-356303722981) Mobile No.-9955115052

2. **MR. Raghuendra Narayan Singh** Son of Sri Bharat Sharma, Age about 46 years, resident at Patna Super Market, B-Block, Flat No-203, Frazer Road, District-Patna (Bihar) -800001. Hereinafter called and referred to as 'Vendee of the second party. (PAN- BAMPS0452H AND AADHAR No.- 408468822543) Mobile No.- 9334267930

3. **Mr. Manish Chandra** Son of Sri Ashok Chandra, Age about 42 Years, resident at Manju Niwash, Janak Kishore Road, Opp. Devendra Kutil, Kadam Kuan, Dist. Patna, PIN- 800003. Hereinafter called and referred to as Vendee of the third party. (PAN- AJOPC5068P AND AADHAR No.- 251485754370) Mobile No.- 9334014433

4. **MR. Ravi Shankar** Kumar son of Late Vishnu Deo Prasad Age about 51 Years, resident at 1/19, L.I.G. Flat, Hanuman Nagar, Kankarbagh, Dist. Patna Bihar PIN-800020, Hereinafter called and referred to as 'Vendee of the fourth party. (PAN- AGZPK2358L AND AADHAR No.- 853795038872) Mobile No.- 9431015624

5. **MR. Abhijeet Kumar** son of Late Harishchandra Kumar Age about 28 Years, resident at 1/19, L.I.G. Flat, Hanuman Nagar, Kankarbagh, Dist. Patna Bihar PIN-800020, Hereinafter called and referred to as 'Vendee of the fifth party. (PAN- EROPK7346Q AND AADHAR No.- 618682161346) Mobile No.- 7070532684

Hereinafter referred to as **"VENDEES",** which expression shall unless excluded by or repugnant to the context, be deemed to mean and include his heirs, successors, assignees representatives in the interest of the **SECOND PART.**

3. NATURE OF THE DOCUMENT:-

DEED OF ABSOLUTE SALE.

4. CONSIDERATION AMOUNT:-

The total market Value / consideration money Rs.- 15,13,85,000/-(Rupees Fifteen Crore Thirteen Lacs Eighty five Thousand);

VALUATION OF THE PROPERTY

Value of Land	:	10, 00, 00,000
Value of the Structure	:	5, 00, 00,000
Value of the tree & Boundary Wall	:	13, 85,000
Total Value	Rs.	15, 13, 85,000

5. DESCRIPTION OF THE PROPERTY HEREBY CONVEYED -

All that right, title and interest and possession of the Land with old house G+1, boundary wall & Trees, measuring an Area of 06 Katha 17 Dhurs (Six Katha Seventeen Dhur) alias 21.40625 Decimals (Herein after called as said Property) in which built area of house/shop about 7000 SQ.FT. and rest commercial vacant land, Situated at Main road, **Mohalla- Kavi Raman Path, (Thana Code-243 and Zone-4)** Mauza – Dhakkanpura, P.S.- Kotwali, presently Buddha colony, District – Patna (Bihar), bearing Survey Thana no. 7 (Seven), Tauzi no. 878 (Eight Hundred Seventy Eigth), Khata no. 409 (Four Hundred Nine). Cadastral Survey Plot no. 132 (One Hundred Thirty-two) and within the jurisdiction of PMC Under Ward no. 34 present ward no. 25, Circle no. 249, Holding no. 1155/556A PID :-23099582, Annual Land rent Rs. 5/- payable to the Govt. through the Circle office Patna sadar, Vide Bhag wartman :-38, Prist no. 35 and Computer Zamabandi no. 212140000287283, Detail of Boundaries of aforesaid land with structure is as follows :-

1-	District Name	:-	Patna
2-	Block Name	:-	Patna Sadar
3-	Halka Name	:-	Nutan Rajdhani 2
4-	Mauza Name	:-	Dhakkanpura
5-	Thana no.	:-	8/7

जिला अवर निबंधक का कार्यालय पटना

सभी प्रकार के रोक से मुक्त पाया

जाँचकर्ता
7/8/24

BOUNDARY OF LAND WITH STRUCTURE

NORTH - Smt. Vijay Lakshmi D/o Shri Amreshwari Narayan Singh

SOUTH - Shri Chandra Mohan Narain Singh S/o Dr. Hardeo Narayan Singh

EAST - Compound wall of Shri Nageshwar Prasad,

WEST - Main road

RECITAL

WHEREAS the property hereby to be sold, more fully described in column no.-5 above is the purchased property of Shri Sarju Prasad, son of Late Shri Mukund Sahay, resident of Mohalla – Bisar Tank, P.S.- Civil Lines, Gaya, Dist. Gaya by virtue of a registered deed of Absolute Sale dated-17-06-1971 in the Registry office Sadar Patna being vide Deed no.-4826, Book no.-1, Volume no-69, Page no 291 to 297 in the year 1971 executed by Shri Kameshwari Prasad Narayan Singh son of late Shri Gunjeshwari Prasad Narayan Singh, resident of Mouza Salmgarh, P.S.- Tarya Sujan, Dist. Deworia, Uttar Pradesh.

After some years, Shri Sarju Prasad left behind him his one son/s named Dr. Mahendra Narain. After death of Sarju Prasad, Dr. Mahendra Narain was exclusively coming in his peaceful physical possession of over the said property.

After some years, Dr. Mahendra Narain left behind him his three son/s named 1. Ajay Narain, 2. Dr. Rajay

Narain, 3. Amit Narain. After death of Dr. Mahendra Narain, Mr. Ajay Narain is having a share of 46.67%, Mr. Amit Narain is having 33.33% and Mr. Rajay Narain is having 20% share as per family arrangement between three Brothers. And then vendors are exclusively coming in peaceful physical possession of over the said property.

And Whereas after getting mutated their name in Register-II on Bhag wartman :-38, Prist no. 35 and Computer Zamabandi no. 212140000287283, Anchal office Patna Sadar, Patna and P.M.C. Patna, the property fully described in column no. 5, the vendors became the absolute and rightful owner and came in exclusive possession of the property mentioned in column no. 5 of this Deed and are coming and continuing in exclusive possession thereof.

And Whereas the vendors is in urgent need of money to meet their legal needs, such as for purchasing suitable property at other place and doing other works/ business, so they decided to transfer the said property by way of absolute sale and hence they announced its .sale

And whereas the Vendee after knowing about the intention of the vendors, expressed his willingness/ desire before the vendors to purchase the said property and voluntarily offered a sum of Rs.-15,13,85,000/-(Rupees Fifteen Crore Thirteen Lacs Eighty-five Thousand) towards the full and final satisfaction of the price of said property and consequently the offer made by the Vendee to the vendors in respect of the said property being the highest, most reasonable, adequate and fair according to the present market rate and also nobody to pay higher than the vendee so the Vendors accepted the other in his/her/their good health, body and sense after considering

all its pros and cons for the property without any pressure, threat and coercion.

And whereas the vendors has finally agreed to sell their property in favour of the vendee for a total consideration of Rs.-15,13,85,000/-(Rupees Fifteen Crore Thirteen Lacs Eighty-five Thousand) and the vendees have also finally agreed to purchase the said property for aforesaid consideration.

NOW THESE DEEP OF ABSOLUTE SALE WITNESSES AS FOLLOWS:-

1. **THAT** in pursuance of the said agreement and in consideration of Rs.-15,13,85,000/-(Rupees Fifteen Crore Thirteen Lacs Eighty-five Thousand) only has already been paid through RTGS/DD by the Vendee at the time of the execution of the Sale Deed, the receipt of which is acknowledged herewith by the Vendor, The Vendor being in sound state of body and mind and without any duress, coercion and inducement whatsoever, hereby convey and transfer the said property fully described in column no. 5 of this Deed by way of sale to the Vendee.

2. **THAT** the Vendee will have all right, title and interest in the property sold and conveyed to him and shall **HOLD and ENJOY** the same without let, obstruction, claim or demand, whatsoever from the Vendor or any body claiming through or under his and all the right, title and interest which vested in the Vendor shall henceforth vest in the Vendee to

whom the said property has been conveyed absolutely.

3. That the Vendors are certified that they are the absolute and exclusive owners and possessor of the said property and non-else have any right, title and interest over the same and they have also possessed good, perfect, marketable and transferable right, title and interest and they have full power to transfer the same to the Vendee.

4. That the receipt of the entire consideration amount paid by the Vendee to the Vendor for the property fully described in column no. -5 of this deed hereby convey, transfer and assign in favor of vendee & his/her heirs. All the right, title & interest property, claim and demand whatsoever of the Vendor into or upon the said premises hereby conveyed towards the vendee absolutely & forever, as ordinarily pass on such sale and handed over the possession of the property fully described in column no.-5 of the property.

5. That the vendee shall have all right, title and interest in the property sold and conveyed to them and shall hold, possess use and enjoy the same in the manner liked by them without any obstruction, hindrance, interruption, claim or demand, whatsoever from the vendor or anybody claiming through or under their and all the right, title and interest which was vested in the vendors shall henceforth has been conveyed absolutely.

6. That now the Vendors has no claim over the said property, if the Vendors or his heirs or successors or legal representatives make any claim on the

Vended property or and ground whatsoever may be that will not be entertained by any court or justice.

7. That this property is free form any litigation and not acquired by the Govt. or any other authority. That the Vendors has also further assured & guaranteed to the Vendee that the said property is free from all sorts of defects of title and encumbrances, lien, charges, dues all kind of attachment, selling, and also free from Khas Mahal, Gairmazarua, Celing, Bhoodan, Red Card, Kaisari Hind, Religious Trust Board, Waqf Board and other kinds of Govt. land. If any type of defect in title is found for any reason, the vendors of this deed shall be liable and responsible for the same. That in case the purchaser is deprived of whole or part of the said property by the reason of defect in the right title, interest , possession or any encumbrances then the vendee shall be entitled to realize the consideration money or such part of it to the extent of dispossession from the said property.

8. That after the registration of the sale deed if any fee, tax rent etc. or any other demand by the Govt. or any other Authority payable by the vendor for the period prior to the date of execution of this sale deed, then the same shall be paid by the vendor. If vendor fails to do so, then it shall be realized from the vendor or his/her/their property.

That now the vendee is entitled to get his name mutated in ll the govt. / Zamindari Serista of the state of Bihar, Municipal records and in any other department whenever and wherever purchaser feels necessary, in respect of the said property. Any or all stamp duty, registration charges and other charges payable in relation to the execution and

/ or registration f this deed and all other incidental expenses shall be borne exclusively by the Vendees.

PAYMENT SCHEDULE

SL No	BANK	DD/RTGS	AMOUNT (Rs.)	DATE
1	ICICI	ICICR52024071200342725 Dr. Rajay Narain	23,38,417	12-07-2024
2	ICICI	ICICR52024071200343054 Mr. Amit Narain	1,00,00,000	12-07-2024
3	ICICI	ICICR52024071200343290 Mr. Ajay Narain	1,00,00,000	12-07-2024
4	ICICI	ICICR52024071600442165 Dr. Rajay Narain	1,00,00,000	16-07-2024
5	ICICI	ICICR52024071600441287 Mr. Amit Narain	1,00,00,000	16-07-2024
6	ICICI	ICICR52024071600441120 Mr. Ajay Narain	1,00,00,000	16-07-2024
7	ICICI	ICICR52024072600260026 Mr. Amit Narain	1,00,00,000	26-07-2024
8	ICICI	ICICR52024072600262853 Mr. Ajay Narain	1,00,00,000	26-07-2024
9	ICICI	ICICR52024072900334587 Dr. Rajay Narain	50,00,000	29-07-2024
10	ICICI	ICICR52024072900333907 Mr. Amit Narain	50,00,000	29-07-2024
11	ICICI	ICICR52024072900335138 Mr. Ajay Narain	50,00,000	29-07-2024
12	ICICI	ICICR52024080300591826 Dr. Rajay Narain	91,53,958	03-08-2024
13	ICICI	ICICR52024080300590982 Mr. Amit Narain	91,53,958	03-08-2024
14	ICICI	ICICR52024080300591247 Mr. Ajay Narain	91,53,958	03-08-2024
15	ICICI	ICICR52024080700795437 Mr. Ajay Narain	1,76,61,583	07-08-2024

जिला अवर निबंधक का कार्यालय पटना

16	ICICI	TDS Dr. Rajay Narain	37,84,625	07-08-2024
17	ICICI	TDS Mr. Amit Narain	63,07,708	07-08-2024
18	ICICI	TDS Mr. Ajay Narain	88,30,792	07-08-2024
Total Amount Rs. 15,13,85,000/- only				
Total Amount: - Fifteen Crore Thirteen Lakh Eighty Five Thousand Only.				

Certified that land of this deed is free from all kinds of encumbrances, acquisition and requisition, liens, charges and attachments and also free from Khas Mahal, Gairmazarua, Ceiling, Bhoodan, Red Card, Kaisari Hind, Religious Trust Board, Waqf Board and other kinds of Government land. If the said land is found effected, the vendor of this deed shall be liable and responsible for the same.

IN WITNESSES whereof the Vendor aforesaid has put his/her/their respective signature on this Deed of Absolute Sale after fully understanding the contents of this Deed, on the day, month and year first above written in presence of below noted attesting witnesses who have also signed on this Deed in their presence.

WITNESSES: -

1 P. Khetan.

Pranav Prakash Khetan
S/o P. L. Khetan
Flat No. 102, ANANDMATH
Apt. Road No. 10 Indrapuri
Patna

7/8/2024

Signature of the VENDOR

1 Dharmesh Kumar 07/08/2024

Aadhaar No. [illegible] 7/8/24

Ravi Shankar Kumar 7/8/24

Ajay Narain 07/08/2024

Ajay Narain 7/8/24

M. Narain 7/8/24

Witness:-

(2) Amit Kumar
C/o Surendra Prasad Singh
49A/1 7/8/24
Adarsh Path Road no:-6
Near Lal Baby Market
Patel Nagar, Board Colony
CBS. Nagar, Patna Bihar
800023
7/8/24

Signature of the
VENDEE

1) Dharmesh kumar
07/08/24

2) R. Singh
07/08/2024

3) 7/8/24

4) Ravi Shankar Kumar
7/08/2024

5) Abhijeet Kumar
7/8/24

Ajay Kumar 07/08/2024

Rajiv Nayan 7/8/24

A. Kumar 7/8/24





जिला अवर निबंधक का कार्यालय
पटना

SKETCH MAP

1. Name of the Executant (Vendor):-

(1) MR. AJAY NARAIN (2) Dr. RAJAY NARAIN (3) MR. AMIT NARAIN Sons of Late Dr. Mahendra Narain, age about 47 years, resident of Dr. Mahendra Narain Path, Rajendra Nagar, Arya Kumar Road, P.O.- Rajendra Nagar, P.S.- Kadamkuan, District- Patna.

2. Name of the Claimant (Vendee) :-

"SUNRISE HOMES" (A Partnership Firm), registered at Patna, Vide Deed no. 463 dated 29-05-2024 and having its Registered Office at Patna Super Market, B Block, Flat no. 203, Fraser Road, Dist. Patna-800023, (SUNRISE HOMES = PAN No.-AFIFS2237Q)

3. DESCRIPTION OF THE PROPERTY -

Area of 06 Katha 17 Dhurs alias 21.40625 Decimals Situated at Mohalla-Kavi Raman Path, Mauza – Dhakkanpura, P.S.- Kotwali, presently Buddha colony, District – Patna (Bihar), bearing Survey Thana no. 7 (Seven), Tauzi no. 878 (Eight Hundred Seventy Eigth), Khata no. 409 (Four Hundred Nine). Cadastral Survey Plot no. 132 (One Hundred Thirty-two) and within the jurisdiction of PMC Under Ward no. 34, Circle no. 249,



Endorsement of Certificate of Admissibility

...nder Rule 5 : duly Stamped (or exempted from or does not require stamp duty) under the Indian ... 1899, Schedule I or I-A, No. '23'. Also admissible under section 26(a) of the B. T. Act.

...duty paid under Indian Stamp	Rs.	9083100/-	Amt.Paid By N.J Stamp Paper	Rs.	1000/-
...Stamp duty paid under Municipal ...ct	Rs.	3027700/-	Amt.paid through Bank Challan	Rs.	15140050/-

Registration Fee

FEE PAID										
A1	3028700	C	0	H1b	0	K1a	0	Lii	0	
A8	0	D	0	H2	0	K1b	0	Liii	0	
A9	0	DD	0	I	0	K1c	0	Mb	0	
A10	0	E	0	J1	0	K2	0	Na	0	
B	0	H1a	0	J2	0	Li	0			
								TOTAL-	3028700	

LLR + Proc Fee		Service Charge
LLR	500	1000
Proc.Fee	50	
Total	550	

Total amount paid (Reg. fee+LLR, Proc+Service Charge) in Rs. - 3030250

Registering Officer
Patna

Date: 07/08/2024

Endorsement under section 52

Presented for registration at Registration Office, Patna on Wednesday, 07th August 2024 by Ajay Narain S/O Late Dr Mahendra Narain by profession Others. Status - Executant

Ajay Narain 07/08/2024

Signature/L.T.I. of Presentant **Date:07/08/2024**

Registering Officer
Patna

Endorsement under section 58

Execution is admitted by those Executants and Identified by the person (Identified by 'Pranav Prakash Khetan' age '51' Sex 'M', 'S/O Purushotam Lall Khetan', resident of 'Flat No 102 Anand Math Appt Indrapuri Raod No 10 Patna'.), whose Names, Photographs, Fingerprints and Signatures are affixed as such on back page / pages of the instrument.

Registering Officer
Patna

Date : 07/08/2024

Endorsement of Certificate of Registration under section 60

Registered at Registration Office Patna in Book 1 Volume No. 262 on pages on 344 -361, for the year 2024 and stored in CD volume No. CD-41 year 2024 .The document no. is printed on the Front Page of the document.

जिला अवर निबंधक पटना

Registering Officer
Patna

Date : 07/08/2024

Token No. : 12607 **Year : 2024** **S.No. : 12425** **SCORE Ver.4.1** **Deed No . :d No . : 11455**

INDIA NON JUDICIAL
Government of Bihar

e-Stamp

Certificate No.	:	IN-BR-2401300663
Certificate Issue Date	:	07-Aug-2024 12:23 PM
GRN No.	:	BHR2024080019867218
Unique Doc Reference	:	BST-BR-2800-24000158/4
Party Name	:	SUNRISE HOMES
Purchased by	:	SUNRISE HOMES
Purpose	:	NA Article no (NA)
Stamp Duty Paid (Rs.)	:	1550 (One Thousand Five Hundred Fifty Only)
Reg. Fee (Rs.)	:	0 (Zero Only)
LLR & P Fee (Rs.)	:	0 (Zero Only)
Miscellaneous Fee (Rs.)	:	0 (Zero Only)
Discore SC (Rs.)	:	0 (Zero Only)
Total Amount (Rs.)	:	1550 (One Thousand Five Hundred Fifty Only)

जिला अवर निबंधक का कार्यालय
पटना

IN 2401305655

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at https://enibandhan.bihar.gov.in or using enibandhan Mobile App. Any discrepancy in the details on this Certificate and as available on the website/Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

INDIA NON JUDICIAL
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e-Stamp

Certificate No.	:	IN-BR-2401296422
Certificate Issue Date	:	06-Aug-2024 03:37 PM
GRN No.	:	BHR20240600102848E, BHR20240800166370E, BHR20240800198672E
Unique Doc Reference	:	EST-BR-2800-2400015822
Party Name	:	SUNRISE HOMES
Purchased by	:	SUNRISE HOMES
Purpose	:	Sale/Conveyance Article no (23)
Stamp Duty Paid (Rs.)	:	12108250 (One Crore Twenty One Lakh Eight Thousand Two Hundred Fifty Only)
Reg. Fee (Rs.)	:	3028700 (Thirty Lakh Twenty Eight Thousand Seven Hundred Only)
LLR & P Fee (Rs.)	:	550 (Five Hundred Fifty Only)
Miscellaneous Fee (Rs.)	:	0 (Zero Only)
Discore SC (Rs.)	:	1000 (One Thousand Only)
Total Amount (Rs.)	:	15138500 (One Crore Fifty One Lakh Thirty Eight Thousand Five Hundred Only)

जिला अवर निबंधक पटना

IN 2401301399

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