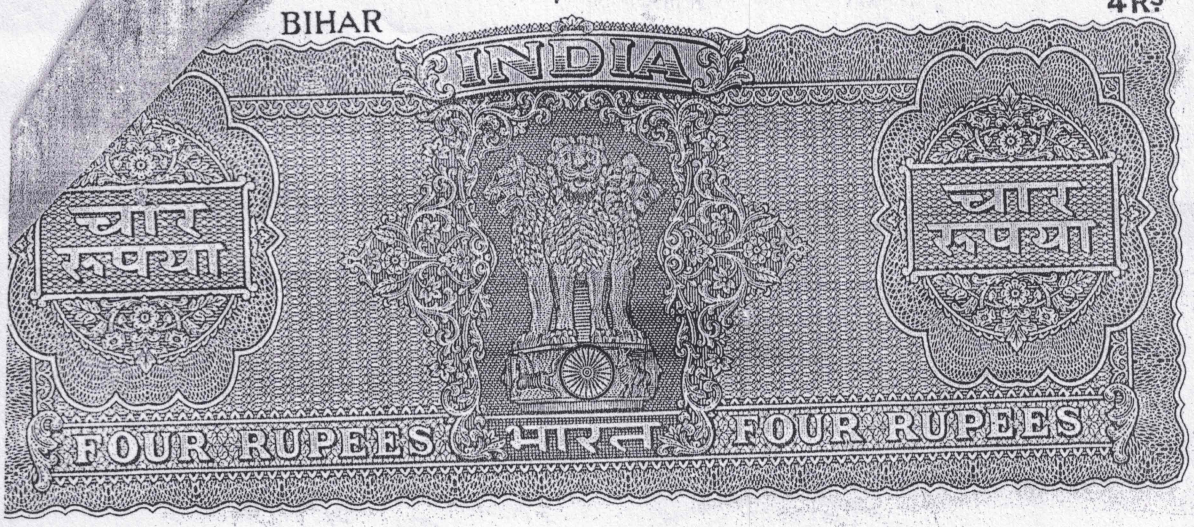


1400/

1. Name and address of the Executant. : Reveredn John E.Titus, at present residing at Chadwa Kothi in the town of Arrah, P.S.Arrah, District Shahabad, holding General Power of Attorney for disposing of certain properties belonging to the Methodist Church in Southern Asia, for and on behalf of Reverend, J.B. Satyavrata, at present residing at Byculla, Bombay 8, Secretary, Executive Board and duly constituted Attorney of the Methodist Church in Southern Asia, an Incorporate Body registered under the Societies Act (XXI) of 1860.

2. Name and address of the Claiment. : Mrs. Joyce Samuel W/O Mr. Paulus Samuel by occupation Govt. service resident of mahalla



Nayatola pargana Bisara P.S. Town, Sub-Registration Office Sub-division and District Muzaffarpur.

3. Description of Instrument: The deed of an absolute sale.

4. Amount of consideration : Rs. 1400/- (Fourteen hundred only).

5. Description of property hereby conveyed : A parcel of the land measuring 2 (Two) Kathas a part and parcel of the premises formerlyknown as " MIR GADA HIA" and at present known as "Columbia Kothi " situated on the Goshala Road, Mahalla Kanhauli, one of the quarters of the town of Muzaffarpur, Chakal Nai, Pergana Bisara, P.S. Town Circle Mushari, Sub-division and Munsif's Court Sadar, Sub-Registration Office and Distt Muzaffarpur, Ward No. XII, Circle No. VI.

T.E. Tilm. 19-8-70

Registered by Parmeshwar Nagendra Muzaffarpur 19.8.70

Tauzi No.	Plaining Plot No.	Ward No.	Holding No.	Circle No.	Municipal Area S.P.No.	B.R.D.
11098	11	12	10 Part	6	6309 part	0-2-0

North- Plainting Plot No. 12.
South- Goshala Road,
East - Plaining Plot No. 8 and Plot of Plaining Plot No. 9.
West - Plaining Plot No. 13.

Total Two Kathas.

THIS DEED OF AN ABSOLUTE SALE made on the 25th day of July One thousand Nine Hundred Seventy Between Reverend John E.Titus mentioned in the column No. 1 here-in-above and here-in-after called the VENDOR (which term repugnant to the context means and includes the Methodist Church in Southern Asia, its Executive Board, its Secretary and duly constituted Attorney Reverened J.E.Satyavrata and other office bearers and members, and their successors in office, under any designation, their legal representative and assigns OF THE ONE PART AND mentioned in the column No. 2 here-in-above and here-in-after called the PURCHASER (which term unless repugnant to the context includes his heirs, successors, executors, administrators, legal representatives and assigns) Of the other part.

J.E-T WHEREAS THE parcel of land mentioned in column No. V here-in-above with measuages, tenaments, hereditaments, affixtures and eassements, of which the land mentioned in colum No. 5 is a part and parcel, originally known as " Mir Gadahia " measuring five bighas and six kathas, did originally belong to Syed Ibrahim Hussain and was purchased by Reverend John Ottis Dening, the Presiding Elder of Bengal Conference on behalf of the Methodist Episcopal Church from Mr. John E.Cumming, the then Collector of Patna and the Manager of the court of wards of the satate

J.E. Titus 14-8-70
J.R. Pattayan Pastor
Witness by
Calcutta Metro. Dist. Regn. Offices, 14/8/70

of said Syed Ibrahim Hussain, by a registered sale deed dated 12.8.1904, and the said premises and compound thereafter has been known as " Columbia Kothi" and has been in exclusive possession of the Methodist Episcopal Church till the year 1939.

AND WHEREAS THE Methodist Missionary Societies had three organisations namely (i) Methodist Episcopal Church (ii) Methodist Episcopal Church, South and (iii) Methodist Protestant Church, and the said three bodies were by the Declaration of Union adopted by the UNITING Conference held at Kansas City, Missouri, U.S.A. , on May 10, 1939, united in one Union, called Methodist Church.

AND WHEREAS the Methodist Church being a connectional organisation, all properties acquired by the said three Churches mentioned above became vested in the general organisation known as the Methodist Church in Southern Asia.

AND WHEREAS the Executive Board of the Methodist Church in Southern Asia holds as Trustees, all properties owned by the Methodist church in southern Asia, with power to dispose of any property no longer required by the organisation on the recommendation of the Finance Committee,

AND WHEREAS the land mentioned in column no.5 here-in-above and the lands and premises appertaining to Columbia Kothi at Muzaffarpur was acquired for Mathodist Episcopal Church, conventionally known as " M.E. Mission ", and it was accordingly recorded in the Jamabandi of the then superior Land lord and in the Muzaffarpur Municipal assessment roll in the said conventional name of M.E. Mission, and the Methodist church in southern Asia has been paying Municipal demands and rent to the ex-intermidiary and, after vesting of the intermediary interests to the State of Bihar , in the name of M.E. Mission as, through inadvertance, it was not altered after unification.

AND WHEREAS ON THE proposal of the Finance Committee of the Executive Board of the Methodist Church in Southern Asia, in Min. No. 66-8, the said Board at its meeting in Secunderabad on 10.2.1967, by a duly adopted resolution, approved the disposal of, amongest others, the Parcel of the three bighas of land out of the aforesaid " Columbia Kothi " to any good purchaser for proper price and the remaining area to the Chiristians in small plots for residential purposes, for concessional prices,

AND WHEREAS Reverend J.B. Satyavrata, the Secretary and duly constituted Attorney of the Executive Board of the Methodist Church in southern Asia has empowered the Vendor , mentioned in column No. 1 here-in above by a registered General Power of Attorney dated 13.7.1967 to sell and dispose of certain specified properties of the Methodist Church in Southern Asia, in various Towns of the State of Bihar, including the land and premises appertaining to the said Columbia Kothi" at Muzaffarpur, in pursuance of the resolution afore said of the Executive Board of the Methodist Church in South rn Asia,

AND WHEREAS in pursuance of the aforesaid resolution of the Executive Board of the Methodist Church in southern Asia, the Vendor has already sold three bighas of land from East with messuage, tenements and hereditaments, lichi trees, structures, buildings standing thereon, out of the said five bighas and six kathas of land appertaining to the aforesaid Columbia Kothi to different purchaser, namely (i) Sri Prabir Kumar Mitra (2) Sri Pradeep Kumar Mitra, (3) Sri Dev Kumar Mitra (4) Sri P.B. Agarwal, Mrs. E.C.Agarwal ad Sri Hari Agarwal for proper price by sale deed xxpx respectively the further details of which are not necessary fot these presents AND.

WHEREAS in further implementation of the aforesaid resolution the remaining two bighas and six kathas

of land out of the afore said Columbia Kothi has been appertained in small plots for twentysix Christians to be sold to them at a concessional and non-competative price according to its intransic value AND.

WHEREAS the purchased mentioned in the column No. 1 here-in-above has selected the parcel of the land mentioned in the column no. 5 here-in-above and decision has been taken to sell, the said parcel of the land to the Purchaser for a consideration of Rs. 1400/- mentioned in the column No. 4 here- in-above:

NOW THIS DEED OF AN ABSOLUTE SALE WITNESSETH AS FOLLOWS :-

(1) That in pursuance of the afore said decision the Vendor does hereby sell, transfer, convey and assigns absolutely the Parcel of land measuring 2 kathas mentioned in the column No. 5 here-in-above TO AND UNTO THE Purchaser mentioned in the column No. 1 here-in-above with al l right, title, interest, claim and demands for a consideratio ion of Rs. 1400/. mentioned in the column No. 4 here-in above (the receipt of which is hereby acknowledged by the Vendor) and does hereby put the Purchaser in absolute possession of the parcel of land mentioned in Col. No. 5 and hereby conveyed ed free from all encumbrances, charges, claims and demands.

(2) That the Purchaser , mentioned in the column no. 2 here-in-above shall have the same right, title interest, claims and demands as the Methodist Church in Southern Asia, formerly known as Methodist Episcopal Church Mission, has in the afore said Parcel of the land mentioned in the column no. 5 here-in- above and hereby conveyed to the Purchaser and the Methodist Church in Southern Asia does not reserve, either express by or impliedly any right, title and interest, what-so-ever, in the said Parcel of the land hereby conveyed to the purchaser.

(3) That the Vendor has demarcated the Parcel of the land mentioned in the column no. 5 here-in-

above and hereby conveyed to the Purchaser mentioned in the column no.2 here-in.-above, by well defined boundary, lines on the spot as shown in the red colour in the maps appended hereto as part of these presents with measurement in foot mentioned therein.

(4) That it will, always, be open to the Purchaser to get his name mutated in the Rent Roll maintained by the State of Bihar and in Municipal Records or where-ever necessary in place of the conventional name of the " M.E. Mission " respecting the parcel of the land mentioned in the column no. 5 here-in-above and hereby conveyed to the Purchaser and from this day the Purchaser shall be liable for the payment of the ground rent and the Municipal demands and for all taxes and demands and enhancement of the rent or taxes, if any, that may be imposed from time to time, on the parcel of the land mentioned in the column no. 5 here-in.above and hereby conveyed to Purchaser by the State of Bihar and for the Municipal authorities as the case may be and shall obtain rent receipts from the State of Bihar and the Municipal Board in his own name.

(5) That the Purchaser will, also be, entitled to use and enjoy the parcel of the land hereby conveyed to him in any manner according to his liking, choice and convenience as his own chattel and will be at liberty to build house or houses for his own residence or for the resedence of his dependents.

(6) That the vendor doth hereby covenant that to further assure the right, title, interest and possessions of the Purchaser over the parcel of the land conveyed to him (the Purchaser) the Vendor or his successors-in-office or his principals for the time being in office, shall DO ALL acts and Execute all deeds and cause to be done and executed all deeds and to submit their statements and affidavits and shall produce and caused to be produced all docements of title relating to the parcel of the land land hereby conveyed, as and when required by the Purchaser at his cost.

(7) That it is, further covenanted by the vendor that

the Parcel of the land hereby conveyed to the purchaser , is free from all encumbrances, charges, claims and demands and should any encumbrances, charges, claims or demands came to light and the purchaser is called upon to discharge such encumbrances, charges, claims or demands and also in the event the purchaser sustains or suffers any loss or account of the defect in the title of the Methodist Church in southern Asia, or the purchaser is dispossessed from the whole or any portion of the parcel of the land hereby conveyed, the said Mathodist Church in Southern Asia, shall, in all events, be laibdé to re-imburse the purchaser all losses sustained or suffered by him according to the intrisic value of the land obtaining at that time with interest at the rate of one rupee per cent per month from the date of the said loss till realisation, that the Parcel of the land mentioned in the column No. 5 here-in-above and hereby conveyed to the purchaser has, accurately been described as far as possible and should any error in the description of the property hereby conveyed be discovered subsequently, it will not vitiate these presents, but it shall, always to all intents and purposes mean the parcel of the land hereby-intended to be conveyed to the purchaser

J. E. Tilin. 19.8.70.

In witness whereof the vendor has set and subscribed his hands to these presents and has affixed his signature hereto in presence of the witnesses, on the date, monthand year mentione above.

J. E. Tilin
19-8-70

Tyd by Jan Hanschwan Hayadork Mangalore

19.8.70



प्रतिलिपि के लिए आवेदन की तारीख Date of application for the copy.	स्टाम्प और फोलिओ की अपेक्षित संख्या सूचित करने की निश्चित तारीख Date fixed for notifying the requisite number of stamps and folios.	अपेक्षित स्टाम्प और फोलिओ देने की तारीख Date of delivery of the requisite stamps and folios.	तारीख, जबकि देने के लिए प्रतिलिपि तैयार थी Date on which the copy was ready for delivery.	आवेदक को प्रतिलिपि देने की तारीख Date of making over the copy to the applicant.
663 17/11/03				15/11/03

स्टेची प्रतिलिपि वाणिज्य वाद सं० 1454 सन् 2003-04 अंचल मुजाहरी।

Serial Number and date of order	order and Signature of officer	Note of action taken on order with date
1 30/8/03	श्री राजेश अर्जेन्ट सेमुअल पिता- पौलस सेमुअल ग्राम- मीरनपुरा चर्च रोड ने निम्नवर्णित मुक्ति के दाखिल खारिज हेतु आवेदन पत्र दिया। ग्राम मध्य भाग नं० खाता नं० खेसरा नं० रकबा महमदपुर काजी 388 382 601 0.2.0 वार्ड - 22 खलिहानी टैक्स 0.34x हैं० आवेदन पत्र की एक प्रति हल्का कर्मचारी की जाँच हेतु दी। दें। बीच में सामान्य सूचना आपत्ति आमंत्रित करें। प्रतिवेदन दिनांक 15.9.03 को प्रस्तुत करें।	
	ह० अस्पष्ट 30/8/03 अंचल अधिकारी मुजाहरी	
2 15/9-03	आम सूचना का तामिला प्रभु कुमार आपत्ति नहीं की गई। हल्का कर्मचारी एवं अंचल निरीक्षक ने प्रतिवेदित दाखिल खारिज की स्वीकृति हेतु अनुशंसा किया है। जमीन रैयती खाते की मुद्दालही से क्रय एवं क्रेता के दखल कब्जा में है। अतः हल्का कर्मचारी एवं अंचल निरीक्षक के प्रतिवेदन मुताबिक ग्राम- महमदपुर काजी खाता नं० 382 खेसरा नं० रकबा 0.34x हैं० के दाखिल खारिज की स्वीकृति दी जाती है। तदनुसार मुक्ति पत्र निर्गत करें।	
	ह० अस्पष्ट 15/9/03 अंचल अधिकारी मुजाहरी	

ASHOKA DEVELOPERS &SERVICES

25 P.



प्रतिलिपि के लिए आवेदन की तारीख Date of application for the copy.	स्टाम्प और फोलिओ की अपेक्षित संख्या सूचित करने की निश्चित तारीख Date fixed for notifying the requisite number of stamps and folios.	अपेक्षित स्टाम्प और फोलिओ देने की तारीख Date of delivery of the requisite stamps and folios.	तारीख, जबकि देने के लिए प्रतिलिपि तैयार थी Date on which the copy was ready for delivery.	आवेदक को प्रतिलिपि देने की तारीख Date of making over the copy to the applicant.

नामान्तरण (दाखिल खारिज) के आवेदन पर तहसीलदार या अमीन की रिपोर्ट का फार्म

ग्राम- महमदपुर काजी वर्ष- 22 थाना- मीनापुर सन् 2003-04
हल्के का नाम- बिहार सरकार जिला- मुजफ्फरपुर थाना नं०- 322
① लिखे विक्रय दान वटवारा या ② उत्तराधिकार द्वारा हस्तिांतर या ③ पूर्ति
उत्तराधिकार
④ पूर्ति का संक्षिप्त: बिक्री द्वारा अन्तरित क्षेत्र का रकबा - 0-2-0
⑤ यहाँ देखने का प्रयोजन लिखें अभिलेख में नाम दाखिल करना —

जमाबंदी नं०	अभिधारी का नाम	खाता०	रकबा	लगान रुपये में	अनुमति
3220 खतियान 322	मिलेजा जे० एस० सेमुअल पति - पौलस सेमुअल	607	0-2-0	1.00	प्रस्तावित जमीन रैयती खाते की है। जमीन मुद्दत एवं मुद्दतवं दी से मुक्त है। जमाबंदी आवेदक के-मुताबिक के नाम से है। पिता द्वारा भी शपथ पत्र प्रस्तुत किया गया है जमीन आवेदक के हवाले करना में है। अतः राजस्व वसूली हेतु उत्तराधिकार नामान्तरण की सिफारिश दी जा सकती है।
	श्रीमती V.D.S ex मुजफ्फरपुर				
जमाबंदी नं० 322	श्री राजेश अर्नेस्ट सेमुअल पिता - पौलस सेमुअल नि०- मीनापुर-चर्च-रोड ग्राम - मीनापुर, पोस्ट मुजफ्फरपुर	607	0-2-0 का खतियानी रकबा 0.32 है०	1.00	मुजफ्फरपुर कर्मी

अं० का०
जमा/ उत्तराधिकारी
नामान्तरण हेतु
अनुशंसित
ex मुजफ्फरपुर
C.9

19.0
3/8/03 284/SI (2) 99

Schedule XIV -Form No. - 562

ORDER SHEET

हल्का संख्या- 92

(See rule 129 of the racord manual 1941)

Order Sheet Dated from to

District - मऊ

No. 1454 of 2003-04

Nature of case दा०व०प्र०

Serial Number and date of order 1	Order and Signature of Officer	Note of action taken on order with date
1 30/8/03	श्री/श्रीमती दाखेश्वर उपेन्द्र मैसूपल पिता/प्रति पोलस मैसूपल ग्राम मि/o नपुरा चर्च रोड पो० ..... जिला मऊ ने निम्नवर्णित भूमि के दाखिल हेतु आवेदन-पत्र दिया। रकबा ग्राम मय थाना नं० खाता नं० खेसरा नं० ए० डी० मदनपुर मऊ 384 6.09 0.2.0 384 दाखिल 0.22 0.0322 है०	
	आवेदन-पत्र की एक प्रति हल्का कर्मचारी की जाँच हेतु दें। वे अपना जाँच प्रतिवेदन अंचल निरीक्षक के माध्यम से शीघ्र दें। इसी बीच सामान्य सूचना आपत्ति आमन्त्रित करें। अभिलेख दिनांक ..... को प्रस्तुत करें। 30/8/03 अंचल अधिकारी मुहाडरी	
2 15/9/03	आम सूचना का तामिला प्राप्त हुआ आपत्ति नहीं की गई। हल्का कर्मचारी एवं अंचल निरीक्षक ने प्रासंगिक दा० खा० की स्वीकृति हेतु अनुशंसा किया है। जमीन रैयति खाते की भूहदबंदी से मुक्त एवं क्रेता के दखल-कब्जा में है। अतः हल्का कर्मचारी एवं अ० नि० के प्रतिवेदनानुसार ग्राम मदनपुर खाता नं० 384 खेसरा 6.09 रकबा० 0.322 है० दाखिल खारिज की जाती है। तदनुसार शुद्धि-पत्र निर्गत करें। 15/9/03 अंचल अधिकारी मुहाडरी	15/9/03

11/9/03 11/9/03 11/9/03

सच्ची प्रतिलिपि प्रमाणित किया

01/09/03

विशेष नामान्तरण फारम सं०—५-४०

सरकार में निहित स्टेटों के अभिधारियों (रैयतो) का नामांतरण दाखिल खारिज दिखानेवाला शुद्धि-पत्र

जिला ··· मुज० ··· ··अनुमण्डल ·· मुजफ्फरपुर ··· ·· सर्किल/अंचल ·· मुजफ्फरपुर ·· हल्का ·· 12 ··· ·· इस्टेट का नाम ··Darbhanga ··· ··· ···

क्रम सं०	पंजी 27 में नामांतरण केश सं०	गांव	थाना और थाना न०	नामांतरण से सम्बद्ध अभिभूति की सख्या	नामांतरण मंजुर करनेवाले प्राधिकार और आदेश की तारीख	नामांतरण किस कारण से होना है बिक्री दान विनियम, उत्तराधिकार या बटवारा हुआ है ?	नामांतरण से प्रभावित विनियम का पूरा ब्योरा	कर्मचारी द्वारा हलका पंजी किस तारीख को शुद्ध की गई ?	अभ्युक्ति
1	2	3	4	5	6	7	8	9	10
	1454 30.03.04	मद्दाउपुर कोर्ट ताई-३३६	३४४	३२२० तिरसेज दि० एस० लमुपल	३८-३८	३५।।चमार	श्री राजेश कुमेर लोमुपल पिता- पोलस लोमुपल निवासी - मोहनपुरा-चर्चरोड थाना - मोहनपुरा जिला - मुज० खाता ३४२ खेसरा ६०१ रकबा 0-2-0 जमाबन्दी रकबा ०३२२		सच्चा प्रतिलिपि प्रमाणित किया जाता है। अंचल अधिकारी मजफ्फरपुर

ज्ञाप सं० ··· ··· ··· ·· तारीख ··· ··· ··· ···२००

कर्मचारी हलका सं० ··· 12 ·· की जानकारी और आवश्यक कारंवाई के लिए भेजी जाती है।

8/9/20

सर्किल पदाधिकारी/अंचलाधिकारी ··· ··· ·····

सर्किल/अंचल ··· ··· मुजफ्फरपुर ··· ···

बी-१४ फारम सं०-१८४

नामांतरण (दाखिल खारिज) के आवेदन पर तहसीलदार या अमीन की रिपोर्ट का फारम

नामान्तरण (दाखिल-खारिज)

सन २००३-०४

गांव महमद्पुर डाली पाई थाना मीनापुर थाना नं० ३४४

इस्टेट का नाम बिहार सरकार जिला मुजफ्फरपुर

(१) लिखें बिक्रय, दान बटवारा या उत्तराधिकार (१) उत्तराधिकार द्वारा होल्डिंग का (२) मूल अन्तरण

बिक्री द्वारा अन्तरित क्षेत्र का रकबा -२-०० एकड़

(२) पूर्ण या अंशतः

चुकाया गया मूल्य — दा० न० — तारीख —

(३) यहाँ रैयत या महाजन लिखे खरीदार का पेशा — रुपया

(३)

जमाबदी नं०	अभिधारी का नाम	प्लाट नं०	रकबा	लगान और हैसियत	अभ्युक्ति
	नामान्तरण (दाखिल-खारिज) के पहले मूल होल्डिंग				
3220 अनार्ज 34८	मिसमि जो एस० समुपल पति - पोलस समुपल	६०१	-२-०	१-००	मृत्यु प्रमाण पत्र की छाया प्रति संलग्न है जमीन झगड़ा एवं कुर्कबन्दी से मुक्त है जमाबन्दी आवेदक के नाम में है नाम सही पिता द्वारा भी अपना पत्र प्रस्तुत किया गया है जमीन आवेदक है चतुर्थ - ४०७ में है अतः दाखिल योग्य है।
	नामान्तरण (दाखिल-खारिज) के बाद मूल होल्डिंग				
	शून्य				
वार्ड नं० बातान०					
४८	श्री राजेश अनेट समुपल पिता - पोलस समुपल नि० - मीनापुर चन्दरी थाना - मीनापुर अंचल मुजफ्फरपुर	नया होल्डिंग खेसरा नं० ६०१	-२-० पर खतियानी रकबा ०३५२ है०	१-००	श्री स्वीकृति की छाप सकते हैं।

३।०३।०४

उत्तराधिकारी (illegible)

अनुशंसित।

तहसीलदार का हस्ताक्षर

पंचा प्रतिलिपि प्रमाणित किया

अंचल अधिकारी

मुजफ्फरपुर

२।३।०४

Sch. XIV—F. No. 180V.

रसीद मालगुजारी।
नाम सर्कल। नाम मौज मय
थाना वो थाना नम्बर।

V

वगैरह मय फरद मालकी/फरद रैयती।
नाम रैयत मय वल्दियत साकिन
वो सराय नोत। नम्बर।

मुशद्दी मध्यस्थकारी श्री राकेश अग्रवाल 187957 84422

अराजी नगदी अराजी भावली तहसील हिसाब जमा। भावली

0 2 0 पत्ता पालम गुरुग्राम

खाते जोत का सालाना भाग मय तफसील (बकाया वो हाल) मौजूदा साल का।

0355

मांग बाबत 2019-20	सालाना	बकाया: तीन वर्ष से ज्यादा।	३रा वर्ष।	२रा वर्ष।	१ला वर्ष।	हाल
मालगुजारी (नकदी)	16					16
मालगुजारी (भावली)	16					16
सेस ...	16					16
सूद ...	16					16
मुतफरकात ...	16					16
मीजान	80					80

तफसील अदायकारी।

अदायकारी बाबत। 2019-20	बकाया: तीन वर्ष से ज्यादा।	३रा वर्ष।	२रा वर्ष।	१ला वर्ष।	मोतावला हाल।	फाजिल
मालगुजारी (नकदी)					16	
मालगुजारी (भावली)					16	
सेस					16	
सूद					16	
मुतफरकात					16	
मीजान अदायकारी					80	(80)

(१) मीजान कुल (लफ्जों में) — पच्यासी रुपये नए
(२) नाम देहिन्दा
(३) कुल बकाया

दस्तखत वो तारीख अमला तहसील कुनिन्दा।

*खास महाल का बकाया मालगुजारी पर (सेवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।

348 601

30/5/19

ASHOKA DEVELOPERS &SERVICES
Proprietor