भारतीय गैर न्यायिक INDIA NON JUDICIAL

भारत

रु.5000 Rs.5000

पाच हजार रुपये FIVE THOUSAND RUPEES

7 दिसम्बर 2005 7 DECEMBER ARMED FORCES FLAG DAY

INDIA

बिहार BIHAR 410675

Summary of Endorsement

This document was presented for registration on this Friday, 4the 13th of November 2009 by Gulshan Gullu.

A stamp duty of Rs. 33140/- and other fees of Rs. 6489/- has been paid in it.

The document was found admissible. The names, photographs and fingerprints and signatures of the executants, and their identifiers who have admitted the same before me, are affixed on the reverse page.

The document has been registered as deed no. 21621 in Book No. 1, Volume No. 347 on pages from 141 to 148 and has been preserved in total 8 pages in Cp. No. 54 / Year 2009.

Signature with date
(Ajay Krishna Mishra)
Registering Officer Patna

Date : 13/11/2009 Token No. 25529 / 2009

1. लेख्यकारी का नाम एवं पता :-

श्री गुलशन गुल्लु, पिता श्री कृष्णा कुमार निवास स्थान ग्राम-जलालपुर, पत्रालय-सहादा, बाजार, थाना दानापुर, वर्तमान थाना-सपेसपुर, जिला- पटना, भारतीय नागरिक।

Scanned by CamScanner

Admissible under Rule 5 (duly stamped) or exempted from or does not require stamp duty) under the Indian Stamp Act. 1899. Schedule 1 or 1-A, No. 23. Also admissible under section 26(a) of the B. T. Act.

Stamp duty paid under Indian Stamp Act Rs. 24880 Amt. paid by N J Stamp Paper - Rs 5000
Addn. Stamp duty paid under Municipal Act Rs. 8260 Amt. paid through Bank Challan - Rs. 37629

FEE PAID	Registration Fee					LLR + Process Fee		Service Charge
A1	8260 C	0 H1b	0 Ka1	0 Lii	0	LLR	500	
A8	0 D	0 H2	0 K1b	0 Liii	0	Proc. Fee	50	200
A9	0 DD	0 I	150 K1c	0 Mb	25	Total-	550	
A10	0 E	250 J1	0 K2	0 Na	54			
B	0 H1a	0 J2	0 Li	0				
				TOTAL-	8739			

Total amont paid (Reg. fee+LLR, Proc+Service Charge) in Rs. - 9489

Date : 13/11/2009

Registering Officer
Patna

Endorsement under section 52

Presented for registration at Registration Office, PATNA on Friday, 13th November 2009 by Gulshan Gullu S/O-Sri Krishna Kumar Singh by profession Others, Status Executant

Gullu 13/11/2009

Signature / L.T.I. of Presentant Date : 13/11/2009

Registering Officer
Patna

Endorsement under section 58

Execution is admitted by those executants and identified by the person (identified by Prem Kr Singh age Sex f.t son/daughter of S/O-Late Arjun Singh resident of Jalalpur, PS-Rupaspur, Patna) whose names, photographs fingerprints and signatures are affixed as such on back page / pages of the instrument.

Registering Officer
Patna

Date : 13/11/2009

Endorsement of Certificate of Registration under section 60

Registered at Registration Office Patna in Book No. 1 Volume No. 347 on page no. 141 - 148 for the year 2009 and stored in CD Volume No.CD-54 year 2009. The document no. is printed on the front Page of the document.

Registering Officer
Patna

Date : 13/11/2009

Token No. 25529 Year - 2009 Sl.No. 25255 SCORE Ver. 2.1 Deed No. 21621 MIC-Bihar

Scanned by CamScanner

Book No.- 1 / Deed No. - 216

INDIA NON JUDICIAL

रु.5000 Rs.5000

पाँच हजार रुपये FIVE THOUSAND RUPEES

7 दिसम्बर - 2008 - 7 DECEMBER
ARMED FORCES FLAG DAY

सत्यमेव जयते
INDIA

बिहार BIHAR

41044

Summary of Endorsement

This document was presented for registration on this Friday, the 13th of November 2009 by Satyendra Pd. Singh.

A stamp duty of Rs. 33140/- and other fees of Rs. 9489/- has been paid in it.

The document was found admissible. The names, photographs and 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. 21601 in Book No. 1, Volume No. 346 on pages from 553 to 560 and has been preserved in total 8 pages in C.D. No. 54 / Year 2009.

Signature with date
Ajay Krishna Mishra
Registering Officer, Patna

Date : 13/11/2009 Token No. : 25530 / 2009

1. लेख्यकारीगण का नाम एवं पता :-

1.श्री सत्येन्द प्रसाद सिंह, पिता स्वर्गीय प्रभु
2.श्री बिरेन्द्र कुमार सिंह नारायण सिंह

निवास स्थान ग्राम-जलालपुर, पत्रालय-सहाय कचहरी, थाना-दानापुर, वर्तमान थाना-रूपसपुर, जिला- पटना, भारतीय नागरिक।

Scanned by CamScanner

यह कि लेख्यकारीगण ने लेख्यधारी को पूर्ण विश्वास दिलाया है कि उक्त कंडिका संख्या-5 की वर्णित सम्पति हर तरह के वाद-विवाद, ऋणभार एवं कानुनी अड़चन वगैरह से बिल्कुल दोष मुक्त है अगर लेख्यधारी उक्त वजह से अपने उक्त क्रय सम्पति के अंश या कुल भु-भाग से वेदखल हो जाये या कर दिये जाये तो वैसे सुरत में लेख्यधारी को पूर्ण हक और अधिकार प्राप्त होगा कि अपनी कुल क्षति पूर्ति असल मय सूद कानुनी एवं मय हर्जा खर्चा सहित लेख्यकारीगण के अन्यान्य चल वो अचल सम्पति से कानूनी कार्रवाई करके वसुल कर लेवेंगे उस वक्त लेख्यकारीगण तथा इनके उत्तराधिकारी को कोई आपत्ति नहीं होगा और ना करेंगे।

इस वास्ते यह वसीका निर्विवाद बिक्रय-पत्र लेख्यकारीगण ने लेख्यधारी कंडिका संख्या-2 के पक्ष लिख दिया कि समय पर काम आवे तथा प्रमाण रहे।

तारीख :- 13/11/2009 ई0

टंकणकर्त्ता :-

राम प्रवेश केशरी
समाहरणालय, पटना।

प्रारूपकर्त्ता

13.11.09

Amit Kumar
लेख्यधारी का हस्ताक्षर 13/11/2009

PK 5117H

Sushil Kumar Sinha
Advocate
Bankipur Bar Association

सही है लेख्यकारीगण
13/11/09

F. 11 2(62) 96

पंजीयक का कार्यालय ★ पटना ★

Endorsement of Certificate of Admissibility

Admissible under Rule 5 : duly stamped (or exempted from or does not require stamp duty) under the Indian Stamp Act, 1899, Schedule 1 or 1-A, No. 23. Also admissible under section 26(e) of the B. T. Act.

Stamp duty paid under Indian Stamp Act Rs. 24880 Amt. paid by N.J. Stamp Paper - Rs. 5000
Addl. Stamp duty paid under Municipal Act Rs. 8260 Amt. paid through Bank Challan - Rs. 87628

FEE PAID			Registration Fee				LLR + Process Fee		Service Charge
	A1	8260 C	0 H1b	0 Ka1	0 Lii	0	LLR	500	
	A8	0 D	0 H2	0 K1b	0 Liii	0	Proc. Fee	50	200
	A9	0 DD	0 I	150 K1c	0 Mb	25	Total-	550	
	A10	0 E	250 J1	0 K2	0 Na	54			
	B	0 H1a	0 J2	0 Li	0				
					TOTAL-	8739			

Total amont paid (Reg. fee+LLR, Proc+Service Charge) in Rs. - 9489

Registering Officer
Patna

Date : 13/11/2009

Endorsement under section 52

Presented for registration at Registration Office, Patna on Friday, 13th November 2009 by Satyendra Pd. Singh S/O-Late Prabhu Narayan Singh by profession Others, Status - Executant.

13/11/2009

Registering Officer
Patna

Signature / L.T.I. of Presentant Date : 13/11/2009

Endorsement under section 58

Execution is admitted by those executants and identified by the person (identified by Prem Kr. Singh age .... Sex M son/daughter of S/O-Late Arjun Singh resident of Jalalpur, PS-Rupaspur, Patna.) whose names, photographs fingerprints and signatures are affixed as such on back page / pages of the instrument.

Registering Officer
Patna

Date : 13/11/2009

Endorsement of Certificate of Registration under section 60

Registered at Registration Office Patna in Book No. 1 Volume No. 346 on page no. 553 - 560 for the year 2009 and stored in CD Volume No.CD-54 year 2009. The document no. is printed on the front Page of the document.

Registering Officer
Patna

Date : 13/11/2009

Token No. 25530 Year - 2009 Sl.No. - 25229 SCORE Ver. 2.1 Deed No. 21601 NIC-Bih

Scanned by CamScanner

Summary of Endorsement

This document was presented for registration on this Tuesday, the 14th of December 2010 by Amit Kumar.

A stamp duty of Rs. 38600/- and other fees of Rs. 704/- has been paid in it.

The document was found admissible. The names,photographs and 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. 29728 in Book No. 1 , Volume No. 484 on pages from 197 to 205 and has been preserved in total 9 pages in C.D. No. 75 / Year 2010 .

SCANNED

Date :14/12/2010 Token No 35801 / 2010

Signature with date
(Ajay Krishna Mishra)
Registering Officer , Patna

Challan No. 558, 559 dated 14-12-2010

Deed of Agreement

THIS DEED OF UNDERTAKING IS MADE THIS DAY THE 14th DAY OF DECEMBER 2010 AT PATNA.

BETWEEN

Amit Kumar S/O Shri Endesh Kumar Singh, Resident of village Post- Rampurrudra, P.S.-Panapur (Masrakh) Distt.-Chapra (Saran), citizen of India ----Party of the First part.

AND

M/S STAR INDIA CONSTRUCTION (P) LTD, A Company Registered under the Companies Act, 1956 having its registered office 210, Adharshila Complex, South Gandhi Maidan, Patna -800001 represented through its Chairman cum Managing Director Mr. Shashi Bhushan Prasad son of Late Chandrika Prasad, Indian citizen, hereinafter referred to as Party of the Second Part.

For Star India Construction (P) Ltd.

Chairman cum Managing Director

Scanned by CamScanner

FULL DETAILS OF VALUATION

1. Total Area of Land 5.334 decimal of vacant land (equal to 2323.27 Sq. Ft.)

2. Total cost of Land value comes to Rs. 13,76,000/- Only.

3. Stamp Duty is according paid a sum of Rs. 27,500/- only @ 2% of the Total land valuation amount+ Rs. 100/- only+ Rs. 11,000/-only (For valuation of Rs. 5,50,000/-only).

4. Registration Fee and scanning Fee also paid through another Challan vide Challan No. 558, 559, dated 14-12-2010 of S.B.I. Main Branch, Patna.

IN WITNESSES WHERE OF, the parties here to set and subscribed their respective hands on the day, month and year written above.

Amit Kumar 14/12/2010

(Mr. Amit Kumar)
Income Tax PAN: ALWPK5117H
SIGNATURE OF THE LAND OWNER

Construction (P) Ltd.
14/12/10

(Mr. Shashi Bhushan Prasad)
For, M/S STAR INDIA CONSTRUCTION (P) LTD
Income Tax PAN: ADLPS9118F
SIGNATURE OF THE DEVELOPERS

WITNESSES:

Sanjeev Kr. Sharma
S/o - Sri R.N. Sharma
Gurugovind Path, Patna city.
14/12/10

Bharat Kumar
Shashi Bhushan Kumar
RNR PATNA
14.12.2010

As per statement of the Land OWNERS and the Developers I have drafted the Deed of Agreement documents in 6 pages.

Anil Kumar, Advocate
14/12/2010
District Bar Association
Patna
Enrolment No - 2078/93

Scanned by CamScanner

Endorsement of Certificate of Admissibility

Admissible under Rule 5 - duly stamped (or : Scripts d from off duty not require stamp duty) under the Indian Stamp Act, 1899, Schedule 1 or 1-A, No. 48 - Also admissible under section 26(a) of the B. T. Act.

Stamp duty paid under Indian Stamp Act Rs. 38600 Amt. paid by N.J. Stamp Paper - Rs. 0

Addl. Stamp duty paid under Municipal Act Rs. Amt. paid through Bank Challan- Rs. 39304

Registration Fee LLR + Process Fee Service Charge

FEE PAID

A1	0	C	0	H1b	0	Ka1	0	Lii	0	LLR	0	
A8	0	D	0	H2	0	K1b	0	Liii	0	Proc. Fee	0	225
A9	0	DD	0	I	150	K1c	0	Mb	25	Total-	0	
A10	0	E	250	J1	0	K2	0	Na	54			
B	0	H1a	0	J2	0	Li	0					

TOTAL- 479

Total amont paid (Reg. fee+LLR, Proc+Service Charge) in Rs. 704

Registering Officer

Patna

Date : 14/12/2010

Endorsement under section 52

Presented for registration at Registration Office, Patna on Tuesday, 14th December 2010 by Amit Kumar S/O-Shri Endesh Kumar Singh by profession Others. Status - Executant

Amit Kumar 14/12/2010

Signature / L.T.I. of Presentant *Date : 14/12/2010*

Registering Officer

Patna

Endorsement under section 58

Execution is admitted by those executants and identified by the person (identified by Sanjeev Kumar Sharma age .... Sex M son/daughter of S/O-Sri R. N. Sharma resident of Guru Govind Path, Patna City.) whose names, photographs, fingerprints and signatures are affixed as such on back page / pages of the instrument.

Date : 14/12/2010

Registering Officer

Patna

Endorsement of Certificate of Registration under section 60

Registered at Registration Office Patna in Book No. 1 Volume No. 484 on page no. 197 - 205 for the year 2010 and stored in CD Volume No.CD-75 year 2010. The document no. is printed on the front Page of the document.

Date : 14/12/2010

Registering Officer

Patna

Token No. 35800 Year - 2010 Sl.No. 35220 SCORE Ver. 2.1 Deed No. 29728 NIC-Bihar

Scanned by CamScanner