



3385



**TRANSFER DEED OF IMMOVEABLE PROPERTY IN BLOOD RELATION**

**STAMP DUTY NIL**

**STAMP DUTY EXEMPTED VIDE ORDER / NOTIFICATION NO. S.O. 82-  
C.A.2/1899/S.9/2014 DATED 16 JUNE 2014, ISSUED BY HARYANA  
GOVERNMENT REVENUE AND DISASTER MANAGEMENT DEPARTMENT.**

This Transfer Deed is made and executed at Faridabad on this ...15... Day of September 2021 by:-

**SMT. MANJU GUPTA** (Aadhaar No. 7326 9088 5849) Wife of Shri N.K. Gupta (Narinder Kumar Gupta), Resident of House No. 348, Sector-15, Faridabad, District Faridabad, Haryana, (herein after referred to as **THE TRANSFEROR**, which expression shall include her legal heirs, representatives, successors, executors and assigns).

IN FAVOUR OF

**SHRI NIKHIL GUPTA** (Aadhaar No. 5751 3713 5454) Son of Shri N.K. Gupta (Narinder Kumar Gupta), Resident of House No. 1575, Sector-15, Faridabad, District Faridabad, Haryana, (herein after referred to as **THE TRANSFEREE** which expression shall include his legal heirs, representatives, successors, executors and assigns.)

CONTD...P.2...

Manju Gupta

Nikhil Gupta

<p align="center"><b>हीड संबंधी विवरण</b></p> <p>हीड का नाम <b>TRANSFER OF IMMOVABLE PROPERTY WITHIN BLOOD RELATION</b></p>		
तहसील/सब-तहसील बडखान	गांव/शहर बडखान	स्थित <b>Nehru Gd. upto 500sq.yds.</b>
शहरी - म्युनिसिपल क्षेत्र सीमा के अन्दर		पुराना शहरी क्षेत्र
पता : B-215 B NehruGround		
<p align="center"><b>भवन का विवरण</b></p>		
<p align="center"><b>भूमि का विवरण</b></p>		
व्यवसायिक		35 Sq. Yards
<p align="center"><b>धन संबंधी विवरण</b></p>		
राशि 1 रुपये		कुल स्टाम्प ड्यूटी की राशि 0 रुपये
स्टाम्प में :	स्टाम्प की राशि रुपये	
रजिस्ट्रेशन फीस की राशि 100 रुपये	EChallan 61775155	वेस्टिंग शुल्क 3 रुपये
Drafted By: Gaurav Mendiratta, Adv		Service Charge 200

यह प्रलेख आज दिनांक 15-09-2021 दिन बुधवार समय 2:45:00 PM बजे श्री/श्रीमती/कुमारी Manju Gupta पत्नी N & Gupta निवास 348 Sector-15 fbd द्वारा पंजीकरण हेतु प्रस्तुत किया गया।

उप/संयुक्त पंजीयन अधिकारी (बडखान)

हस्ताक्षर प्रस्तुतकर्ता  
Manju Gupta

*Manju Gupta*

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामीण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अंतर्गत अधिसूचित है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनिवार्य रूप से प्रमाण प्राप्त कर लिया गया है।

प्रलेख में वर्णित क्षेत्र नगर एवं ग्रामीण आयोजना विभाग के अधिनियम 1975 की धारा 7-ए के अंतर्गत अधिसूचित नहीं है इसलिए दस्तावेज को पंजीकृत करने से पूर्व संबंधित विभाग से अनिवार्य प्रमाण पत्र की आवश्यकता नहीं है।

दिनांक 15-09-2021  
Manju Gupta

*Manju Gupta*

उप/संयुक्त पंजीयन अधिकारी (बडखान)

उपरोक्त दावेदारव श्री/श्रीमती/कुमारी Nikhil Gupta एवं N.k. Gupta हाजिर है। प्रस्तुत प्रलेख के तथ्यों को दोनों पक्षों ने सुनकर तथा समझकर स्वीकार किया। प्रलेख के अनुसार 0 रुपये के अंश में मेरे समक्ष पेशकर्ता को अंश की तथा प्रलेख में वर्णित अंश अंश की गई राशि के लेन देन को स्वीकार किया। दोनों पक्षों के बीच कोई भी विवाद नहीं है।  
Varslney पिता Chander Pal निवासी M.C. Saxena, Adv पिता — निवासी fbd व श्री/श्रीमती/कुमारी Sharad Kumar  
साक्षी नं:1 को हम नम्बरदार/अधिवक्ता के रूप में पेश किया गया है तथा वह साक्षी नं:2 की पहचान करता है।

दिनांक 15-09-2021

उप/संयुक्त पंजीयन अधिकारी (बडखान)

**M.C. SAXENA**  
Advocate  
Distt. Courts, Sec.12, Faridabad

*Kul*

*Sh. Manju*

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WHEREAS the transferor is the absolute and sole owner and in possession of Commercial Shop No. 215, B-Type, measuring 35 Sq. Yds., Situated at Nehru Park (Nehru Ground), NIT Faridabad, Tehsil Badkhal Distt. Faridabad, along with construction made thereon, (herein after referred to as the "**SAID PROPERTY**"), vide sale deed registered in the office of the Sub Registrar Faridabad at Sr. No. 9449 Dated 11-01-1999.

RCW 4  
FD  
15-9-21  
9/15  
15-9-21  
AND WHEREAS the Transferee is the **REAL SON** of the Transferor. The Transferor has great love and affection towards the Transferee, has decided to transfer the above said property i.e. Commercial Shop No. 215, B-Type, measuring 35 Sq. Yds., Situated at Nehru Park (Nehru Ground), NIT Faridabad, Tehsil Badkhal Distt. Faridabad, along with construction made thereon, to the Transferee and the Transferee has agreed to accept the above said property as gift.

After execution of this transfer deed, the TRANSFeree shall become the absolute and sole owner and in possession of above said property i.e. Commercial Shop No. 215, B-Type, measuring 35 Sq. Yds., Situated at Nehru Park (Nehru Ground), NIT Faridabad, Tehsil Badkhal Distt. Faridabad, along with construction made thereon.

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**NOW THIS TRANSFER DEED WITNESSETH :-**

1. In pursuance of the said intention and in consideration of natural love and affection which the said Transferor has for the said TRANSFEREE, the said Transferor out of her free will, without fraud, coercion or undue influence from anybody whomsoever, and in full possession of her senses do hereby give, convey, grant, transfer, gift and confirm unto the said TRANSFEREE ALL THAT the said property i.e. Commercial Shop No. 215, B-Type, measuring 35 Sq. Yds., Situated at Nehru Park (Nehru Ground), NIT Faridabad, Tehsil Badkhal Distt. Faridabad, along with construction made thereon, together with all her rights, title, interest, privileges, profits, advantages and all other appurtenances whatsoever to the said property hereditaments or premises TO HAVE AND TO HOLD the said property hereditaments and premises hereby transferred unto and to the use of the said TRANSFEREE forever and absolutely. And the TRANSFEREE hereof is now the absolute owner of the said property.
2. The TRANSFEREE accepts the said property as gift and have this day received physical vacant possession of the said property from the Transferor.

CONTD...P.4..

Mani Gupta



**3. THE TRANSFEROR DOTH HEREBY COVENANT AND DECLARE as follows:**

- (a) That the Transferor herself or any predecessors-in-title of the Transferor has never made or done anything, or executed any deed or committed or knowingly suffered to the contrary to the absolute title of the Transferor and the Transferor is lawfully and rightfully seized and possessed of or otherwise well and sufficiently entitled to the said property hereby granted as an absolute and indefeasible estate equivalent thereto free from all encumbrances and charges whatsoever and that the Transferor have full power and absolute and indefeasible right and authority to grant, convey, settle, transfer, gift and assure the said property hereby granted unto the TRANSFEREE in the manner aforesaid and according to the true intent and meaning of these presents.
- (b) That it shall be lawful for the TRANSFEREE at all times hereafter peacefully and quietly to enter into and upon and hold occupy and enjoy the said property hereby granted, and to receive the rents issues and profits thereof without any hindrance interruption disturbances claim or demand whatsoever by the Transferor or any person or persons claiming any right title or interest from under through or in trust for the Transferor and freely and clearly and absolutely acquitted exonerated and forever discharged or otherwise by the Transferor well and sufficiently saved defended kept harmless and indemnified of and from and against all charges and encumbrances whatsoever made done executed or occasioned by the Transferor.

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Mamie Lupton



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- (c) That the Transferor and all persons claiming any right title or interest in the said property hereby transferred through from under or in trust for the Transferor shall and will from time to time and at all times hereafter at the cost of the TRANSFEREE do or execute or cause to be done or executed all such lawful acts, deeds things whatsoever for further and more perfectly conveying and transferring the said property and every part thereof hereby granted unto the TRANSFEREE as may be reasonably required according to the true intent and meaning of this Deed.
- (D) That the TRANSFEREE shall have all the rights, title, interest to use the said property in any manner's he deems fit, to make any construction on the said property, to letout the said property in any manner, to convey, sell, gift, the said property, in any manner's, to any person(s) as he deems fit and proper. Further the Transferor hereby declares that this gift is irrevocable and transferor has executed this deed voluntarily, without any pressure or influence of any type from any quarter.
- (e) That all taxes and dues in respect of the said property shall be paid by the Transferor upto the date hereof and thereafter it shall be liability of the TRANSFEREE to pay all such dues and taxes.
- (F) That the transferor has delivered all the documents of title of the above said property to the transferee.
- (G) That the above said property is free from all kinds of encumbrances and the said property is her self acquired property.
- (H) That the TRANSFEREE shall enjoy all rights to get the said property transferred in the records of MCF or any other concerned authorities in his own name on the basis of copy of this transfer deed.

CONTD...P.6...

*Manjiv Rukhla*

*[Signature]*



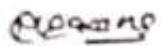
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- (I) That the Transferor has delivered the possession of the above said Property to the TRANSFEREE and the TRANSFEREE have accepted the possession.
- (J) That now the Transferor and her legal heirs have been left with no right, title, interest, claim or concern of any nature with the said Property and the Transferee is fully entitled to use and enjoy the same in any manner without any objection/hindrances by the Transferor.

IN WITNESSES WHEREOF the said TRANSFEROR and the TRANSFEREE have set and subscribed their hands on this transfer deed on the day, month and year first above mentioned in presence of the witnesses signing hereunder.

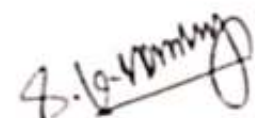
WITNESSES:-

1.

  
M.C. SAXENA  
Advocate  
Distt. Courts. Sec.12, Faridabad

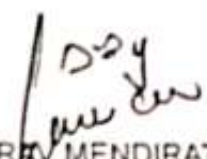
TRANSFEROR



-   
2. Shri Sharad Kumar Varshney  
(AADHAAR No. 3194 1528 7636)  
S/o Shri Chander Pal Varshney  
R/o H. No. A-308, Second Floor, Double Storey  
Nehru Place, Kalkaji, Delhi-110019.

TRANSFEREE



  
GAURAV MENDIRATTA  
Advocate  
Distt. Court, Sec.-12, Faridabad  
Mob.: 9873300051



पेशकर्ता



दावेदार



गवाह

उप/संयुक्त पंजीयन अधिकारी

पेशकर्ता :- Manju Gupta Manju Gupta

दावेदार :- Nikhil Gupta

गवाह 1 :- M.C. Saxena, Adv M.C. Saxenaगवाह 2 :- Sharad Kumar Varshney Sharad Kumar Varshneyप्रमाण पत्र

प्रमाणित किया जाता है कि यह प्रलेख क्रमांक 3385 आज दिनांक 15-09-2021 को बही नं 1 जिल्द नं 4 के पृष्ठ नं 46 पर किया गया तथा इसकी एक प्रति अतिरिक्त बही संख्या 1 जिल्द नं 99 के पृष्ठ संख्या 82 से 84 पर छिपकाई गयी। यह भी प्रमाणित किया जाता है कि इस दस्तावेज के प्रस्तुतकर्ता और गवाहों ने अपने हस्ताक्षरनिशान अंगूठा मेरे सामने किये हैं।

दिनांक 15-09-2021



उप/संयुक्त पंजीयन अधिकारी( बडखल )