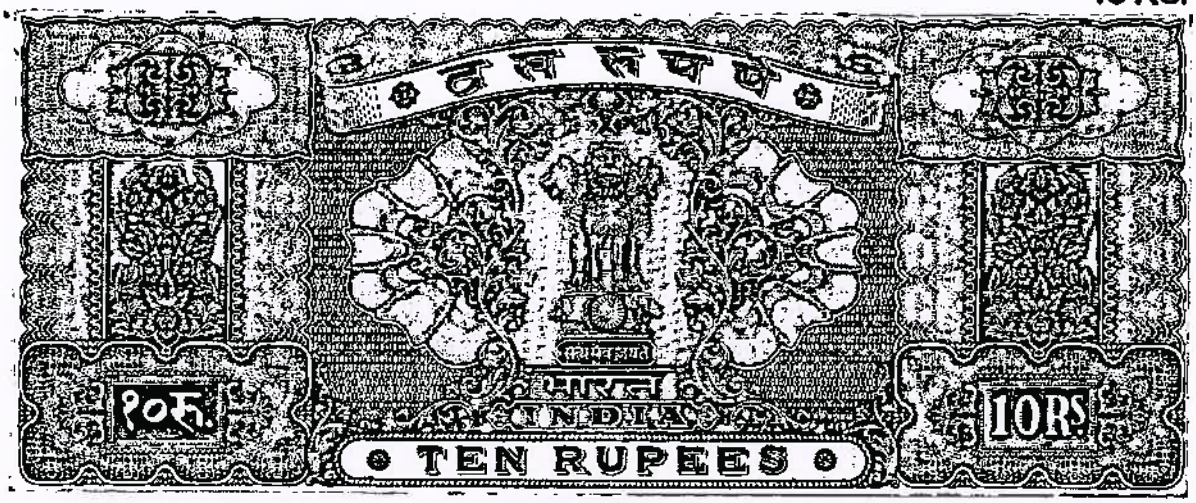
4

10 Rs.



AFFIDAVIT

I, Abhishek Jain S/o Sh. Vinod Kumar R/o of IX/2368,Gali 12 Kailash Nagar , Dehli-110031, do hereby solemnly affirm and declare as under:-

1. That the deponent is the absolute owner of built up property No. 995/229-E 6 B (Old) and new No IX/2292,area measuring 100 Sq.Yds.,Ahata No-4 out of khasra No.128 situated at abadi gali Nos.11&12 Kailash Nagar in the area of village Seelampur ,Illaka Shahdara, Dehli

2. That the deponent states that the above said property is free from all encumbrances and that the deponent has not mortgaged/charged the above said property with any bank or financial institution.

3. That the deponent shall indemnify the bank in case any loss occurred to the bank due to defect in the title of the deponent in the above said property.

4. That the original Will dt. 27.3.1979 which was registered on 28.3.1979, executed by Smt. Bishan Devi has been lost and the deponent undertakes to produce it to the bank as soon as the same is traceable.

DEPONENT

VERIFICATION

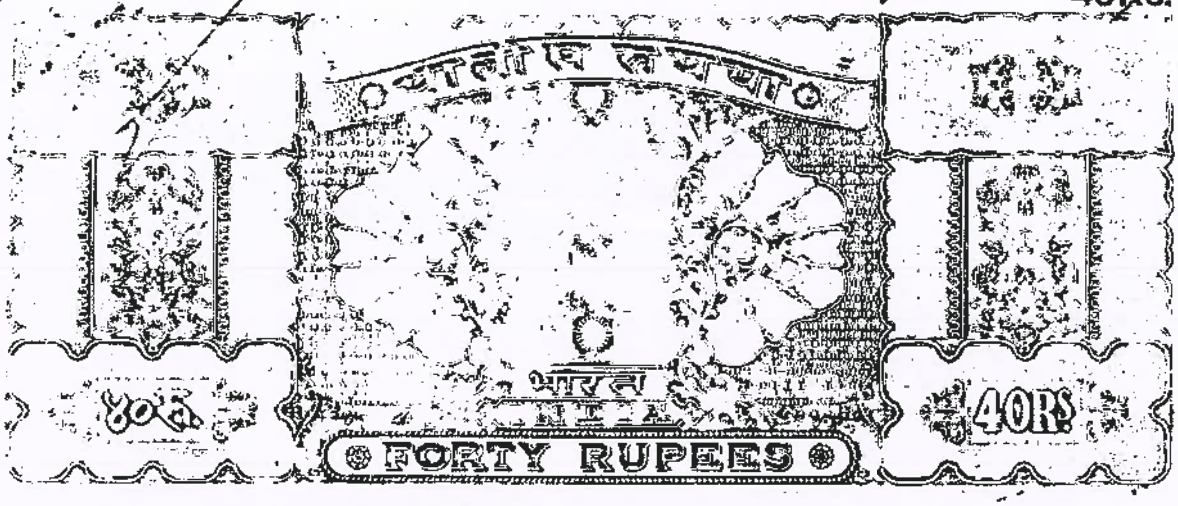
Verified at Delhi on this 9rd day of March, 2004, that the contents of the above affidavit are true and correct to the best of our knowledge and belief.

DEPONENT

ATTESTED

Oath Commissioner
DELHI (INDIA)
10 MAR 2004

40Rs.



This Sale Deed is executed at Delhi on this 26th day of June, 1961, by Shri Bhoja son of Shri Ram Lal, Occupation Zamindari, resident of Seelampur, Illaqa Shahdara, Delhi, hereinafter called the vendor, in favour of Shrimati Bishan Devi daughter of Shri Anoop Singh, wife of Shri Bimal Parshad Jain, resident of House No.4246, Gali Anar Jali, Kinari Bazar, Delhi, hereinafter called the vendee.

The expression Vendor and Vendee shall mean and include their heirs, successors, administrators and assigns of the respective parts.

Whereas the Vendor is the exclusive owner and in absolute possession and co-sharer of Ahata No.4, measuring 198 sq. yds. with enclosure out of Khasra No.128, situated in the area of village Seelampur, Abadi Gandhi Nagar, within Municipal Corporation Limits, Illaqa Shahdara, Delhi and bounded as under:-

North:-	Ahata No.3.	South:-	Ahata No.5.
East:-	Passage.	West:-	Passage.

Whereas the Vendor has agreed to sell the above mentioned property and the vendee has agreed to purchase the same for a sum of Rs.1000/-/- (Rupees one thousand only).

NOW THIS SALE DEED WITNESSETH AS UNDER:-

That in consideration of Rs.1000/-/- which would be received at the time of presentation of this deed for registration, the vendor hereby absolutely assigns, conveys and transfers to the vendee all his rights of ownership and all interests in the above mentioned property under sale hereby conveyed. The Vendor has delivered the possession of the above mentioned property on the spot as it is to the vendee and no dispute is now left about its situation or area. The Vendor shall take all steps to

NO 2491 ... Gajja

FOR ... Bhaya

... under

263-266/613

5059

... Agad 60/85, Sh: Ram Lal,
Zamindars S/o ... Delhi per Bhaya Ambedkar
Nagar Delhi

at the ... of the ... Delhi

... 5th ... July ... 1961

... the house of ... Ward No. 10

Corresponding to Smt 1418 Asadha 1883 Saka,

5-7-61

Execution admitted by the Said Sh. Bhoja Vendor

... is identified by Sh. Hira Chand

S/o Sh. Mangal Sen ... occupation ... Engineer

R/o Main Bazar Kamla Nagar Delhi 3/

& Sh. Prem Nath Bansal Advocate Delhi

Witness No. 2 is known to me.

~~Rs. ... (Rupees ...)~~

~~who is alleged to have been received from the~~
~~purchaser Entire consideration in the mortgage money~~

1000/- (Rupees One thousand only)

has been paid before me in currency notes by

Sh. Bimal Parmar S/o Sh. ...

& ... occupation ... R/o ... &

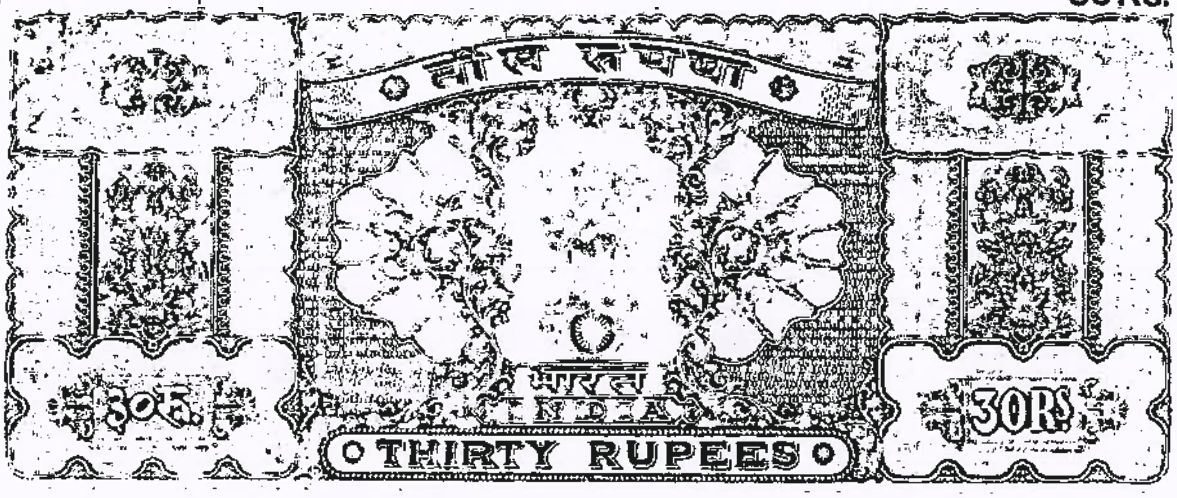
~~who is also identified by the aforesaid witnesses~~

on behalf of the Vendor of the Said Vendor

... contents of the document explained to the execu-
... parties who understands the conditions and
... admits them as correct.

5-7-61

30Rs.



get the property under sale, transferred in the name of the vendee in the Revenue Record or the vendee may have the same entered and sanctioned on the basis of the sale deed. The Vendee shall hereinafter hold, use, enjoy as she likes and sell the same as her own property without any hindrance, claim or demand whatsoever from the vendor.

The Vendor hereby assures the vendee that the aforesaid property under sale is free from all sorts of encumbrances, burden, decree or transfer, and the vendor has power to alienate and transfer the same and there is no defect in the title of the vendor, if proved otherwise or if the vendee is deprived of the property under sale or part thereof owing to the above reasons, the vendor shall be liable to indemnify the vendee in full or part to the extent of loss sustained by the vendee.

The Vendee has spent all costs of stamps and registration etc.

The Stamp paper of Rs.30/-/- for sale deed and Rs.40/-/- for Municipal Corporation Tax, total Rs.70/-/- has been affixed.

In witness whereof this sale deed is executed at Delhi on the day, month and year above-written.

Witnesses:-

1. [illegible]

2. [illegible]

VENDOR

R.O. & A.C.

(Ishar Dass Chawla)
Petition Writer, Delhi,
Reg. No. 1305

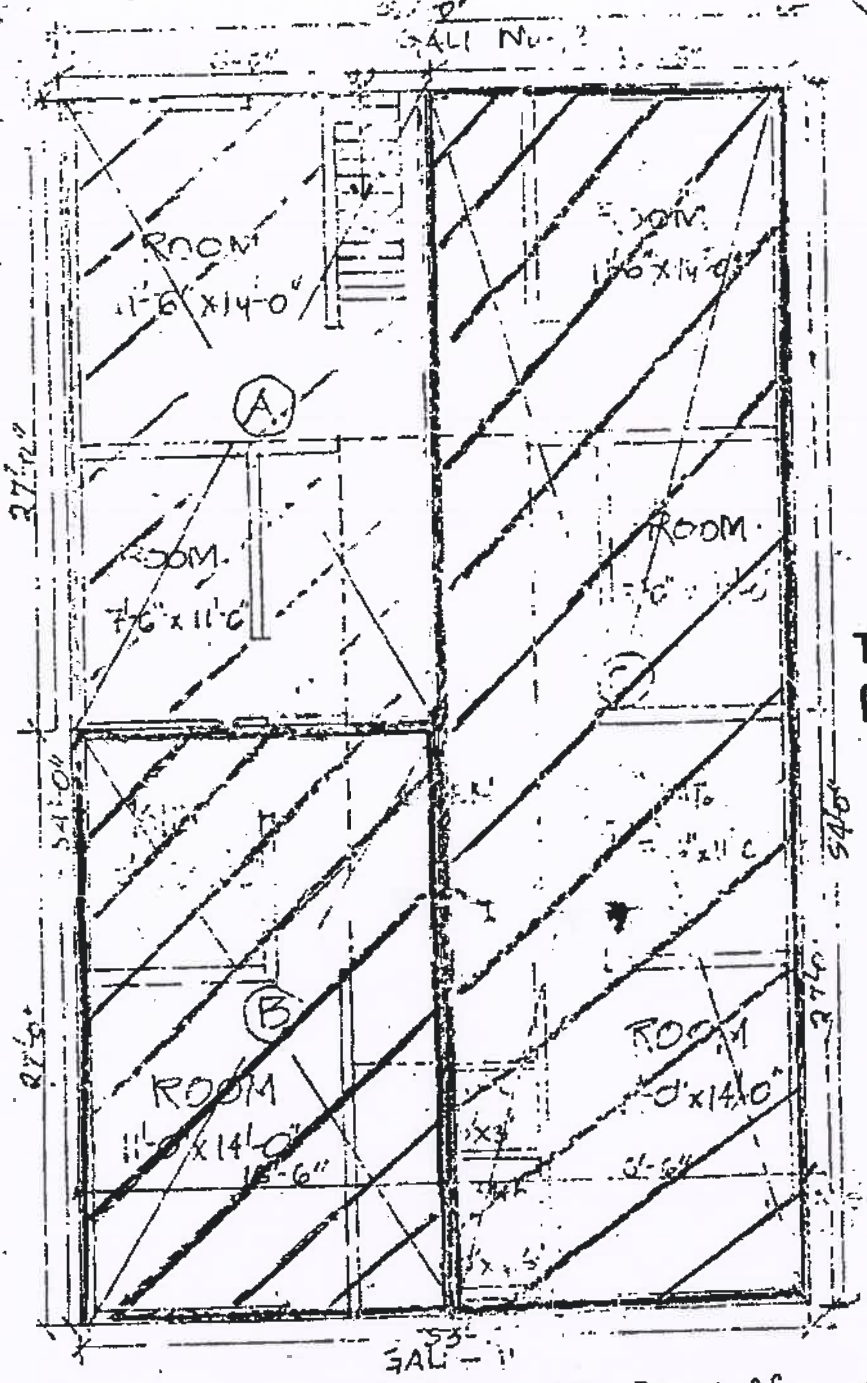
NO ..... THIS STAMP ... Rs. .....
FOR
S/O
Tr
F. no
G
Su ..... Vender
... HI.

Vender — Left-I — Left-4 — Vendee

Mark Ali Sood
Advocate

... No 5059 ... Add ...
... No 613 ... 263 ... 266
6 ... day ... July ... 61 ...

Pseudo Stamp



6

TOTAL AREA OF THE PLOT = 33'-0" x 54'-0" = 1782.00 Sq. Ft. OR 198.00 SQ YDS.

SIGN OF OWNERS

ARCHITECT

Architect & Approved Valuer
M. C. D. Licence No. A-97
Approved Valuer CAT. I/
E-1/9, Mandir Marg
Krishna Nagar, Delhi-110

EXISTING BUILDING PLAN OF PROP NO – 995/229 - E - 63 (OLD) GR. 22-Y2 GALI NO 1 KAILASH NAGAR DELHI

NOW:-

(1) PORTION (A) MEASURING 99 SQ YDS. SHOWN IN COLOUR RED BELONG TO SH. MUKESH KUMAR

(2) PORTION (B) MEASURING 99 SQ YDS. SHOWN IN COLOUR GREEN BELONG TO SH. RAMESH CHAND

(3) PORTION (C) MEASURING 99.00 SQ YDS. SHOWN IN COLOUR BLUE BELONG TO SH. MUKESH KUMAR & SHEURASH CHAND