

572

5000Rs.

Law

Sd/-

RAJANI

BAR CHAM

Memo No. 8 of 1945

100

NOC



WEST DIST. DELHI  
24 JAN 2005  
Stamp Duty 5% ..... Rs. 500/-  
Corpn. Tax 3% ..... Rs. 150/-  
Total 8% ..... Rs. 650/-  
Regn. Fee Charged .....  
Sign of Cashier

This Sale Deed is made and executed at New Delhi on this 24th day of January, 2005, BY :- SMT. CHANCHAL RANI WIFE OF SHRI DEVI DASS R/O. H. NO. A-22, SECTOR-7, J.J. COLONY, (SLUM), DNARKA, NEW DELHI, as General Attorney of Shri M. P. Kataria S/o. Shri Singh Raj Kataria vide GPA duly registered as Document No. 270, In Addl. Book No. IV, Volume No. 8113, on pages: 108 to 109, Registered on 03/01/2002, in the Office of the SR, Delhi, who is also GPA of Shri Iota Ram son of Shri Megh Raj vide GPA duly Attested by Notary Public, Delhi, on dated 09/01/1997, who is also GPA of Shri Balwan Singh son of Shri Sabha Chand vide GPA duly Attested by Notary Public, Delhi, on dated 09/09/1996, who is also GPA of Shri Ram Chander and Shri Sabha-Chand sons of Shri Tulsi Ram vide GPA duly Attested by Notary Public, Delhi, on dated 03/03/1986, who is also GPA of Shri Rattan Singh and Shri Subhey Singh sons of Shri Tulsi Ram vide GPA duly registered as Document No. 11825, In Addl. Book No. IV, Volume No. 1065, on pages: 110 to 111, Registered on 18/06/1984, in the Office of the SR, Delhi, hereinafter called the VENDOR.

G. B. Mahajan

contd. 2/p  
and 2/10

127101

17

5000x1  
1000x3  
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8000  
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वि. 218A

32/04

12.1.05

P.P. J.K.S.

Vijay Bhatnagar  
S.P. Bhatnagar  
Sud. Pushpa Bhatnagar  
V.K. Bhatnagar  
Rajesh  
Rani Bhat

S/D:

B-218 A, Vill

Nawada Mazra  
Hastal Uttam  
Nagar R

S.O. C.O.  
R/O  
Sub-Station  
21/11/04

Chanchal Bani

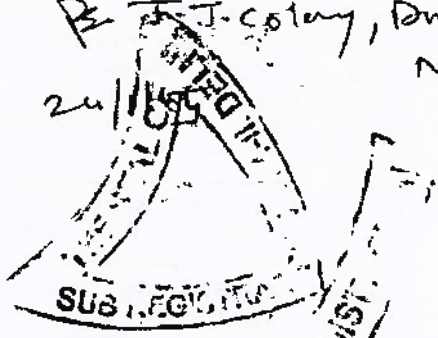
Hosn. Devi Daus

Mo. A-12, Sec-7,

B. T. Colony, Dwarak

Nazim

24/11/04



Stamp Duty

5000 x 1 = 5000/-  
1000 x 3 = 3000/-  
Total 8000/-

21/11/04  
Only one received  
(One face only)  
from the same party

वि. 218A

4450  
135-139  
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12455

BAJAN MAHAJAN  
Advocate

Gabhatnagar

Chanchal Bani  
Vedder

V.K. Bhatnagar

Sud. Pushpa Bhatnagar  
(Bethune Vedder)

Gangay Sharma  
(m/w)

Rajan Mahajan  
(Adv)

25/11/04





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IN FAVOUR OF

SHRI V. K. BHATNAGAR S/O. LATE SH. J. P. BHATNAGAR & SMT. PUSHPA BHATNAGAR W/O. SH. V. K. BHATNAGAR BOTH R/O. B-13/51, DEV NAGAR, NEW DELHI, hereinafter called the VEDEES.

The expression of the VENDOR AND VENDEE shall mean and include their respective legal heirs, successors, executors, administrators representatives and legal assigns.

WHEREAS the vendor is the absolute owner and in possession of BUILT UP PROPERTY NO. B-218-A, LAND MEASURING AREA 76.5 SQ. YDS., OUT OF TOTAL LAND MEASURING 153 SQ. YDS., OUT OF KHASRA NO. 534/1, SITUATED IN THE AREA OF VILLAGE NAWADA MAJRA HASTSAL, DELHI STATE DELHI, NOW COLONY KNOWN AS MOHAN GARDEN, NEW DELHI, with the free hold rights of the land under the said property,

which is bounded as under :-

EAST : ROAD  
WEST : GALI 10 FT.  
NORTH : OTHER'S PLOT.  
SOUTH : OTHER'S PLOT.

चयन 21/11/11  
contd. 3/p

पुष्पा भट्टाचार्य

11 12/1/05

through Sri...

Delhi Treasury  
Delhi

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your 12-1011

12/1/05

12/1/05





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AND WHEREAS the said Shri Ram Chander, Shri Sabha Chand Shri Rattan Singh and Shri Subhey Singh sons of Shri Tulsi Ram are the Zamindars and absolute owner as per revenue records.

AND WHEREAS the Vendor has agreed to sell and Vendee has agreed to purchase the above said property for a total sale consideration of Rs.1,00,000/- (Rupees One Lac Only).

NOW THIS SALE DEED WITNESSETH AS UNDER :-

1. That in pursuance of the said agreement and in consideration of the said amount of Rs. 1,00,000/- (Rupees One Lac Only), paid by the Vendee to the Vendor, prior to the execution of this Sale Deed in cash in advance, and the Vendor doth hereby sells, conveys, transfers and assigns the above mentioned property, ABSOLUTELY AND FOREVER with all Free Hold rights, titles, and interest etc. unto the Vendee who shall hereafter become the absolute owner of the said property and shall enjoy all rights of ownership, possession, easements, privileges, appurtenances etc. of the said property without any claim of the Vendor or any other person claiming under the Vendor.

contd.4/p.

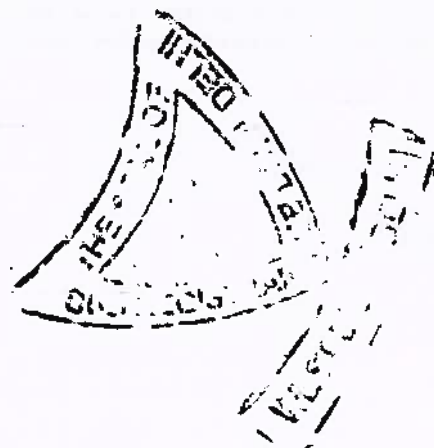
चेचेर रोती

Shri Ram Chander

पुष्पा भट्टनाज

Delhi Treasury  
Delhi

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-4-

2. That the Vendor has delivered the actual, physical vacant possession of the said property to the Vendee on the spot.
3. That all the relevent photostate of previous documents with regard to the said property have been delivered to the Vendee.
4. That the expenses for the cost of stamp papers and registration fee and other incidental charges of this Sale Deed have been borne and paid by the Vendee.
5. That the Vendee shall be entitled to get the said property mutated in her own name in the office of the MCD and other allied offices, on the basis of this Sale Deed.
6. That all dues, demands, taxes and other bills accruing on the said property upto the date hereof shall be paid by the Vendor and thereafter the Vendee shall be responsible to pay the same.

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पंचल २१०१

D. Bhatnagar

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7. That hereafter the Vendor/her heirs has been left with no claim, title, right or interest of whatsoever nature in the said property and the Vendee has become the sole and absolute owner thereof, to hold, use and enjoy the same in any manner she/he likes.

8. That the Vendor hereby declares and assures the Vendee that the said property hereby conveyed is free from all kinds of encumbrances, such as prior sale, mortgage, gift, liens, and if it is proved otherwise, or if the whole or any part of the property hereby conveyed is taken away or goes out from the possession of the Vendee on account of any defect in the title and rights of the Vendor or on account of any claim to be made by any claimant, then the Vendor and his property movable and immovable, shall be responsible to make good all the losses and damages thus sustained by the Vendee on this account and keep the Vendee fully indemnified against all such losses, costs, damages and expenses accruing to the Vendee in this connection.

9. That the said principal is alive and she has not revoked the said power of attorney/s.

IN WITNESS WHEREOF, the VENDOR has signed and executed this Sale Deed on the day, month and year first written in the presence of the following witnesses.

WITNESSES :-

1. Sanjay Sharma Smt

90 R.B. Sharma

90 B-141, Narada

2.

Ram Park, Narada

RAJAN MAHAJAN  
Advocate

वृत्ति रित  
VENDOR

VENDEE

90 R.B. Sharma

90 R.B. Sharma