

4857 290.4973. 13 4667 3000Rs.

13
11.7
0.4



Stamp cancelled under the Indian Stamp (Cancellation) Act - 2001 Sec 1 A No. 22 of the Order Additional stamp duty Act-2001 Exempt from / Date not regular stamp duty. For Faidi-127-44 Registering Office



Thantulekumar Saha

At 12/7/06 6411-1590/8001-

Ar 1590
A 75
A 4
S 2
1674

DEED OF SALE

THIS DEED OF SALE made on this the 12th day of July, 2006 (Two thousand six)
BETWEEN
SRI JHANTU KUMAR SAHA aged about 64 years
son of late Nishikanta Saha , by Caste- Kuber
Occupation- Cultivation, At- Balgopalpur
P.O. Rasalpur , Via- Mitrapur, P.S. Remuna
Dist. Balasore, in the State of Orissa, herein-
after called the VENDOR (which expression unless

Devinora Disval Ratan Kishore Saha Thantulekumar Saha
Sto Raghunath Biswal G/o. Thantiek Saha
At- Sorectur At- Balgopalpur.
P.O. Nuasahi P.O. Rasalpur.
Dist. Balasore Dist. Balasore.
At 12/7/06

1900

1900

4/2/06
TREASURY OFFICE
BALASORE

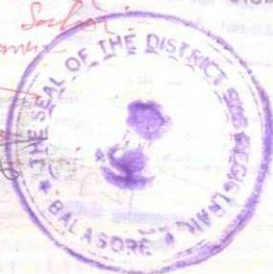
1000 x 1000
1000 x 1000
1000 x 1000

Shanta Kumar Saha

1000 x 1000

Presented for Registration
between the hours of 10 AM.
and 3 PM. on the 12th day of

July
By Shanta Kumar Saha
S/o. W/o. Ratan Kumar Saha
of Balasore
List
By Order
By Profession



Shanta Kumar Saha

10156

127

Execution is admitted
by the above

Shanta Kumar
Saha

Shanta Kumar Saha

127

10157

Ratan Kumar Saha

Identified by
S/o
of the same place and profession

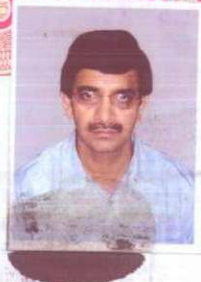
12.7.06

Registering Office
BALASORE



उड़ीसा ORISSA

2.



Sushil Kumar Khetan

813104

excluded by or repugnant to the subject or context shall be deemed to include his heirs, successors, executors, administrators and assignees) of the One Part.

A N D

M/S EMAMI PAPER MILLS LTD., Balgopalpur, P.O. Rasalpur Via- Mitrapur, P.S. Remuna Dist. Balasore, in the State of Orissa, represented through its Senior Vice-President (Finance) Mr. Sushil Kumar Khetan , aged about 41 years son of Mr. Purnamal Khetan, by Caste- Bania, Occupation- Service , At- Balgopalpur, P.O. Rasalpur, Via- Mitrapur, P.S. Remuna , Dist. Balasore , in the State of Orissa, herein-after

Contd... 3.

Theoretically correct Saha
at 12/7/06

Rajan Kishore Saha
12/7/06
Balaram Dasgupta
at 12/7/06

भारतीय गैर न्यायिक
भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये

Rs. 500

INDIAN NON JUDICIAL

उड़ीसा ORISSA

813105

3.

called the PURCHASER (which expression unless
excluded by or repugnant to the subject or context
shall be deemed to include their heirs, successors,
executors, administrators and assignees) of the
other part.

WHEREAS the land mentioned in the schedule
given below measuring A 0.53 decimals fully described
in the schedule and marked in colour Green in the
Trace map attached with this Deed of sale is the
sthitiban recorded land of the Vendor . The Major
Settlement R.O.R. was prepared in his name and also
R.M.S. record of right was prepared in his name and
the final khatian of R.M.S. operation obtained by
the Vendor from Final Publication camp of R.M.S.

Contd... 4.

Thakur Keshore Sahg
@ 12/7/06

Rabinora Mishra
@ 12/7/06
12/7/06



उड़ीसा ORISSA

615927

4.

operation in the year 1995. The new settled rent being paid by the Vendor to the Revenue authority and obtained rent receipts regularly.

AND WHEREAS the Vendor was/is in peaceful possession over the schedule sale land without any hindrance and interruption and has not transferred the said land to any body by way of sale, gift, lease, exchange or mortgage, So no body has any right, title, interest or possession over the said land. So it is free from all encumbrances and litigations.

NOW the Vendor being in need of money for his business capital and reconstruction of his residential building decided and offered proposal to sell the schedule land measuring A 0.53 decimals free from all encumbrances and litigation with a consideration of

Contd... 5.

Thakur Kumar Saha
01/12/76

Rajin & Rhove Laha
12/7/06
Reabinder Singh
01/12/76



उड़ीसा ORISSA

5.

615928

Rs. 79,500/- (Rupees Seventy nine thousand and Five hundred) only and M/S Emami paper Mills Ltd., Balgopalpur , Balasore through its Senior Vice-President (Finance) Mr. Sushil Kumar Khetan agreed to purchase the aforesaid land measuring A 0.53 decimals free from all encumbrances and litigation with a consideration of Rs. 79,500/- (Rupees Seventy nine thousand five hundred) only for the development purpose of their paper industry.

Theophile Levensels
Dt 12/7/66

Rajan Kishore Saha
12/7/66

NOW THIS DEED OF SALE WITNESSETH as follows ::
In pursuance of this agreement and in consideration of Rs. 79,500/- (Rupees Seventy nine thousand Five hundred) only paid by the Purchaser to the Vendor at the time of execution of this Deed of Sale in presence of the witnesses vide A/C Payee Cheque No. 016269

Rabin Chandra Biswal
Dt. 12/7/66

भारतीय गैर न्यायिक

भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये

Rs. 500

INDIA NON JUDICIAL

उड़ीसा ORISSA

6.

dtd. 11.07.2006 of State Bank of India, Balgopalpur
Branch which shall the Vendor hereby acknowledged having
received the consideration amount in full.

The vendor hereby transfer and assign and deliver
possession of the said sale land to the purchaser through
the Senior Vice-President (Finance) Mr. Sushil Kumar Khetan
all that land measuring A 0.53 decimals fully described
in the schedule and marked in colour Green in the trace
map attached with this Deed of Sale.

In pursuance of this agreement for the
transaction and in pursuance of receipt of the consideration
money there under as the beneficial owner hereby sell and
convey to the Purchaser all his right, title, interest and
possession and hold the same as an absolute owner of the
schedule property.

Contd... 7.

Thakur Kumar Sanyal
615929
At 12/7/06

Rajan Kishore Saha
12/7/06
Rabindra Biswal
At 12/7/06

भारतीय गैर न्यायिक
भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये



सत्यमेव जयते

Rs. 500

INDIA NON JUDICIAL

उड़ीसा ORISSA

7.

615930

That, the Vendor hereby transfer all his right, title, interest over the land hereby sold in favour of the purchaser with all privileges, easements, appurtenances what-so-ever belonging to or enjoyed his appurtenants there to or reputed so to be.

The purchaser will have good right, title, and interest over the land hereby conveyed and if Purchaser is deprived of the property or any portion of it due to any defect in the title and possession of the Vendor, the Vendor himself, his heirs and successors, executors, administrators in-interest shall keep the Purchaser effectually indemnified against all risks, costs, interest claims and damages in respect of the aforesaid land or any portion of it.

Contd... 8.

Thakur Kumar Saha
At 12/7/06

Rabin Kumar Biswas
At 12/7/06

Rajam K Bhore Saha
12/7/06



उड़ीसा ORISSA

8.

The Purchaser and its successors, executors administrators shall herein-after peaceably use, enjoy and utilise the aforesaid land without any objection by the side of the vendor or any ~~person~~ person claiming through him.

The Vendor abovenamed do hereby for himself his heirs, successors, executors, administrators and assignees covenants with the said Purchaser and declared that he has not any way encumbered or any charged the property hereby conveyed this deed of sale and the said purchaser, its successors, office executors, administrators and assignees shall and may all times peaceably and quietly possess and enjoy the property hereby conveyed.

The Vendor deliver to the Purchaser the xerox copy of R.M.S. R.O.R., Rent receipt, other documents standing

Contd... 9.

Thakur Chandra Mohan Saha

615931

At 12/1/46

Ratan K. Saha

Ratan K. Saha

12/1/46

Debendra Prasad

At 12/1/46

भारतीय गैर न्यायिक
भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये



सत्यमेव जयते

Rs. 500

INDIA NON JUDICIAL

उड़ीसा ORISSA

9.

in his name in proof of his right, title and possession.

The Purchaser named above will get their name mutated by the Tahasildar, Balasore or will record their name in the coming settlement operation without any objection from the side of the vendor or his successors.

SCHEDULE OF PROPERTY HEREBY SOLD

District, Collectorate and Sub-Registry, Balasore
Tahasil- Sadar Balasore, R.I. Naraharipur,
P.S. Remuna, Thana No. 105, Mouza- Balgopalpur
under T.P. area, R.M.S. Khata No. 65 (Sixty five)
R.M.S. Plot No. 217 (Two hundred Seventeen) Sarad
Anajalasechita- II A 0.53 decs. (Fifty three decimals)
Rent Rs. 8.00, bounded by :-

North- Anabadi

South- Plot No. 218

East- Sapana Nala

West- Plot No. 698

Contd... 10.

615932

Thakur Kishor Sahu
Dt. 12/7/66

Rajendra Biswal Ratan Kishore Sahu
Dt. 12/7/66

भारतीय गैर न्यायिक
भारत INDIA

रु. 500

FIVE HUNDRED
RUPEES

पाँच सौ रुपये

Rs. 500

INDIA NON JUDICIAL



सत्यमेव जयते

उड़ीसा ORISSA

10.

shown thus in colour Green in the trace map attached with this Deed of sale which is also a part and parcel of this Deed.

N.B. In page 8, 4th line the word 'portion' has been cut.

IN WITNESSES WHEREOF the abovenamed Vendor put his signature to this day of sale, the date, month and year mentioned in this context.

Read over the contents of this Deed and explained to the Vendor who admitted it to be correct.

Jhanki Kusmar Saha.
Dt. 12/7/06
Vendor

Advocate.
Dt. 12/7/06

615933
Jhanki Kusmar Saha
Dt. 12/7/06
Ralan Kusmar Saha
Dt. 12/7/06
Rabindra Biswal
Dt. 12/7/06



उड़ीसा ORISSA

11.

The Vendor hereby declares that he is
 " Kuber " by caste does not belong to Schedule Caste/
Tribe and has not got the land from the Government
 within 10(Ten) years by way of lease. The above property
 is not the waklf or Endowment property nor the said
 properties belong to any Public Religious property.

Thakur Kumar Saha
 12/7/06
 Vendor

The Purchaser hereby declares that he does
 not belong to any Schedule Caste/Tribe.

Sushil Kumar Khara
 12/7/06
 Purchaser.

Contd... 12.

615934

Thakur Kumar Saha
 12/7/06
Rajan Kishore Saha
 12/7/06

Prabir Kumar Biswal
 12/7/06



12.

We, the vendor and Purchaser hereby declare that there is no such house or any other constructions over the land sold. In case it is so detected in future this deed shall held to be invalid one.

Jhoshikunwar Sahu
Vendor Dt. 12/7/06

Pershad Kumar Khator

Purchaser 12/7/06

Typed by ::

Manoranjan Das
(Manoranjan Das) 12/7/06
R.C. No. 131/06
At- Kurunja P.O. Kanrali
P.S. Remuna Dist. Balasore.

Ratan K Pehave Sahu
12/7/06

CERTIFICATE

Certified that the executant is my client and has dictated the terms of this deed typed by my clerk to my direction in my office.

Advocate. 12/07/06

Rabin Das Biswal
Dt. 12/7/06

କଟକ ୧୨



୧୨/୧୦/୦୬

ପ୍ରକାଶନ ଦେଖି ।

Thantukunao Sahg.



୧୨/୧୦/୦୬
ପ୍ରାମାଣିକ
କାଲେଣ୍ଡର

Registering Officer
BALASORE



Registered and True Copy
Filed in---

Book No. ୧
Volume No. ୨୭୦
Page ୫୭ to ୭୩
Page No. ୫୬୬
For the Year - ୨୦୦୬

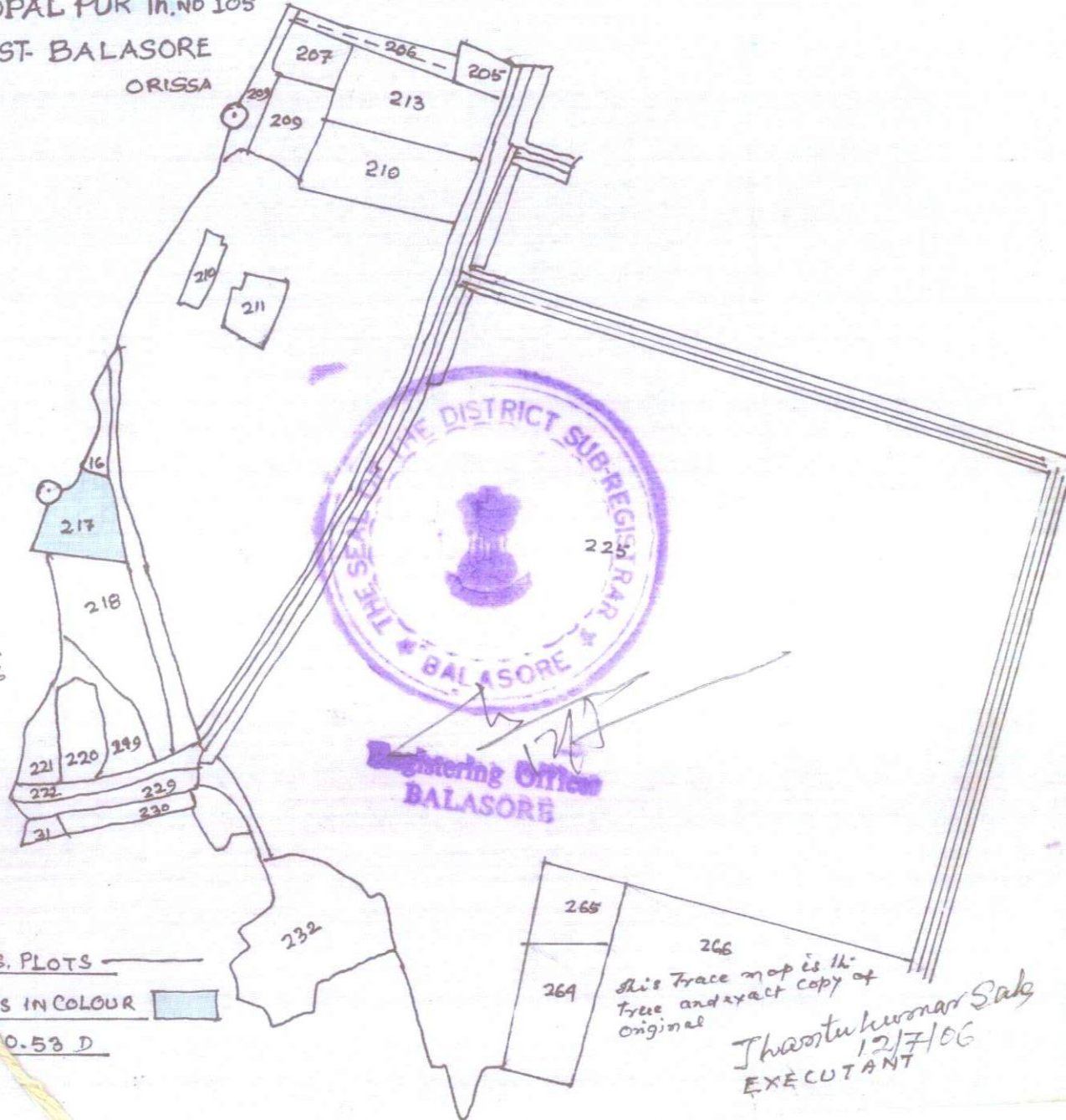
Registering Officer
Balasore

12.7.06

m. eno 7508/06
Allowance 23.10.06
Appropriation 24.10.06
sd _____
Addl. Tdr Mr

**MOUZA - BALAGOPAL PUR Th. NO 105
P.S. - REMUNA - DIST. BALASORE**

ORISSA



REFERENCES

1. BOUNDARY LINE OF P.M.S. PLOTS
2. SALE LAND SHOWN T OUS IN COLOUR
3. AREA OF SALE LAND 10.53 D

266
This Trace map is the
True and exact copy of
Original

Thantulu Kumar Saha
12/7/06
EXECUTANT