

प्रतिबंधित भूमि से प्लॉट

संख्या...177, मुक्त है।
336



THE Deed OF LEASE

This lease deed is made on this the day of June 2021. at Hussainabad by and between:

Mr. Sanjay Kumar Singh son of Sri Ridhi Prasad Singh, by cast Rajput. By Nationality Indian. By Faith Hindu. By Occupation Cultivation. Presently Residing at G-302, Muktagiri, Ashiana Enclave, Dimna Chowk, Jamshedpur. Permanent Resident of Sidhnath Nagar, P.O. Japla, P.S. Hussainabad, Dist. Palamau, Jharkhand. PAN- ATTPS2978M, Aadhar No. 2351-2542-3764, Mob No. 8210925771, Hereinafter referred to as the "LESSOR LAND OWNER" (which expression shall unless excluded by and repugnant to the context must mean and include his legal heirs. successors. administrators. legal representatives. executors. nominees. and assings etc.) of the first part.

EXCUTED LEASE DEED
Sanjay K. Singh
07/06/2021

AND

"RPS PUBLIC SCHOOL, Japla" in village Sandha at Japla-Chhatarpur Main Road, having its Office at Vill-Sandha, P.O. Kamgarpur, P.S. Hussainabad, Dist. Palamau, Jharkhand, Pin 822116, through its Trust "SIDHNATH EDUCATIONAL TRUST" Through its Secretary Mr. Vinay Kumar Singh, son of Sri Ridhi Prasad Singh, By Faith Hindu, By Nationality Indian, By Caste Rajput, By Occupation Business, Resident at Lohra Kocha, Behind Apsara Hotel, Tharpakhana, Ranchi, Jharkhand, Permanent resident of Sidhnath Nagar, P.O. Japla, P.S. Hussainabad, Dist, Palamau, Jharkhand. PAN - AQOPS1777J, Aadhar No. 2568-3676-8509, Mob. No.9431390125, Hereinafter Known as "LESSEE" (which expression shall unless excluded by and repugnant to the context must mean and include its/his legal heirs. successors. administrators. legal representatives, executors, nominees and assings etc.) of the Second part.

Vinay Kumar Singh
21/06/2021

RPS Public School, Japla

Tharves

Principal

RPS Public School, Japla

Sanjay

Director / Manager

loan account and the mutual agreement shall remain in force and the creditor shall have absolute right for recovery of the loan amount being hypothecated pledge with bank.

5. That, the LESSOR has given full rights and liberties to the LESSEE and its constituents, employees, teacher, servants, students, and children and all the other person/s authorised by the LESSEE. to use the DEMISED PREMISES as per the work conducted by the Trust / School with name and style of "RPS PUBLIC SCHOOL"

6. That, the LESSOR agrees and undertakes to pay all outstanding, charges rates and taxes, including municipality charges, levies, and other taxes in respects of the DEMISED PREMISES if any is due, in time before commencing this lease so as not to jeopardize the rights and interests of the LESSEE conferred under this lease.

7. That, all the assets secured againts loan are / shall be the absolute property of the bank at its sole disposal. The LESSOR shall at all times idemnify and keep idemnified the creditor bank from and against any claims and demands whatsoever that may any time arise and the LESSOR irrevocably constitute the creditor / bank to be its attorney and nothing shall prejudice any rights and remedies of the bank. but the bank will not be entitled to claim any rights over the lease hold land as it solely belongs to the Lessor.

8. That, the LESSEE is engaged in school / Education / Trust and it is understood and agreed between the parties herein that the LESSEE shall use the DEMISED PREMISES for running its above mentioned purpose and which associate bunisess group accordingly, the DEMISED PREMISES can be used for any other purpose as decided from time to time by the LESSEE if it / he thinks suitable and best for the interest of the Trust i.e. "Sidnath Educational Trust".

Shaylesh
07/06/2021

Vinayk Singh
7/6/2021

श. रविंद्र कुमार सिंह
पिता - स्व. अशोक सिंह
सिद्धनाथ नगर
अपना
मलाम
7.6.21

RPS Public School, Japla


Principal

RPS Public School, Japla


Director / Manager

9. That, the LESSEE will pay all the charges for the consumption of electricity, water etc. in the DEMISED PREMISES, as per the consumption to the present in the bill that may be received by the LESSEE from the competent authority from time to time. The LESSEE has all the rights to apply for electricity and water connection or any other amenities or services from the competent authority for the DEMISED PREMISES and charges for the same shall be paid by the LESSEE.

10. That, the LESSEE shall pay the water charges and also the charges for pumping of water for its own use. The LESSEE agrees and undertakes to deliver vacant and peaceful possession of the said DEMISED PREMISES on the expiry of the lease or sooner determined of this lease in same condition as it was when the LESSEE obtained possession.

11. That, the LESSEE shall keep the DEMISED PREMISES alongwith all its fittings, fixtures, furnitures etc. in good tenanted order and condition, except the normal and reasonable wear and tear and further damages by fire, riot, earthquake, tempest or order "Vs Majure", not occasioned on account of any negligence or other acts of omission or commision attributable to the LESSEE or the occupants of the DEMISED PREMISES or their employees, agents, teachers, servants or any other person(s) working for it or on its behalf.

12. That, the LESSEE shall be responsible for the maintenance, care and cleanliness of the DEMISED PREMISES as a prudent person. The LESSEE is at librtly to brings into the DEMISED PREMISES its or their equipments, raw materials, furniture and articles etc. which may be ancillary and incidental for the purpose of to carry on its business from the said DEMISED PREMISES and to remove the same on termination of the lease or any time the LESSEE thinks fit and suitable.

Sanjay K. S. S. S.
07/06/2021

Vinayak
21/6/2021

RPS Public School, Japla

[Signature]
Principal

RPS Public School, Japla

[Signature]
Director/Manager

13. That, the LESSOR had assured the LESSEE that he has absolute and unrestricted right to leave the DEMISED PREMISES and execute this Lease Deed, as per the terms and conditions contained herein and that he have complied with all the requisite compliance under the applicble statutory provisions. in the events of there beings any defect or deficiency or inadequacy in the rights of the LESSOR, to execute this Lease Deed and or to give on lease the DEMISED PREMISES, the LESSOR undertake to indemnify the LESSEE against all cosequences arising there from, including damages, losses, cost or any other claims or demand relating thereto. However, the period of this Lease is fixed and none of the legal heirs and successors of the LESSOR can vacate the LESSEE from the DEMISED PREMISES in future until the completion of the period of this Lease.

S Jay kv. S
07/06/2021

14. That, the LESSEE is allowed to make any structure temporary or permanent of any kind and can also erect and build or permit to be ereted or built on the DEMISED PREMISES any construction or alteration withheld by the LESSOR. However, the, LESSEE is allowed.

Shri N. S. G. S
21/6/2021

(a) To make such construction that may be necessary for the LESSEE school / educational Trust, playground, laboratories, storage, watertanks, class rooms, sceptic tank, boring, security guard room, warden room, hostel, dormitory, bathrooms, swimming pool, indoor play area etc. in the DEMISED PREMISES and/or for the purpose of the LESSEE's business.

(b) To paint the name and business of the LESSEE in the exterior of the DEMISED PREMISES and to affix such names in places, boards, nameplates and neon signs for the advertisement purpose or display, as the LESSEE may reasonably required.

15. That, in case the LESSEE desires to vacate the DEMISED PREMISES earlier than the agreed lease

RPS Public School, Japla
[Signature]
Principal

RPS Public School, Japla
[Signature]
Director / Manager

period it can do so by giving at least 24 months prior written notice to the LESSOR or by payment of 24 months rent prevailing at that time in lieu of the notice period. However, the LESSOR will never vacate the LESSEE from the schedule below property till the completion of the lease period . All the expenses incidental and ancillary to the registration and stamping of this lease deed shall be borne by the LESSEE alone.

16. That, any notice, required to be given under this lease, shall be in writing and shall be served on the LESSEE at the DEMISED PREMISES and to the LESSOR at this address first here-in-above mentioned. either party shall notify to the other in writing, any change in such address(s) for service of notice(s) upon it. The notice(s) shall be served personally or by registered post.

17. That, the entire annual rent is already paid to the LESSOR under this Lease, being paid by the LESSEE and other terms and conditions and covenants as cast of the LESSEE being observed and performed by the LESSEE, the LESSEE shall peacefully enjoy the DEMISED PREMISES during the period of this Lease without any interruption by the LESSOR. The LESSOR shall duly observe and perform the obligations on his part herein and shall extend full co-operation to enable the LESSEE to enjoy the DEMISED PREMISES in accordance with the term and condition herein provided.

18. That, the LESSEE shall maintain the DEMISED PREMISES in good and tenantable condition and on the expiry of this lease or termination, as mentioned herein, shall hand over the DEMISED PREMISES to the LESSOR on an "as is where is" basis on the date of handing over of the vacant physical possession.

19. That, the original Lease Deed shall be retained by the LESSEE and a copy thereof shall be provided to the LESSOR, duly signed and attested in original by the LESSEE.

RPS Public School, Japla

Ashwini
Principal

RPS Public School, Japla

Sayaj
Director / Manager

Sayaj K.V. Sankh
07/06/2021

Shirish
19/06/2021

20. That, the LESSOR undertake that during the subsistence of the present Lease, with the LESSEE, he shall not let, rent out and/or transfer any part of the schedule below property owned by him, to any competitor of the LESSEE, or any other entity engaged in the similar line of business as that of the LESSEE.

21. That, in case the LESSOR during the period of this Lease and/or the extended period, desire to sell and/or transfer or dispose off his rights in the DEMISED PREMISES, as a whole or in any part or parts thereof, in favour of any person(s), then he shall do so only after obtaining a prior written consent from the LESSEE, which consent the LESSEE shall grant subject to the LESSOR procuring a written undertaking, from the prospective new landlord(s) in favour of the LESSEE, confirming that it / she shall be bound to bound by all the terms & conditions of the Lease Deed. In other words, the transferee would stand substituted in place of the LESSOR in respect of all covenants, as agreed herein in this lease.

22. That, in the event of any dispute or difference arising between the parties hereto or as to the rights or obligations under this contract or as to any claim monetary or otherwise of one party against the other or as to the interpretation and effect of any term and conditions of this contract, such dispute or difference shall be referred to be appointed by the each parties and such arbitration shall be governed by the provisions of the Indian Arbitration Act 1996.

SCHEDULE

(Description of the property hereby Leased)

All the piece and parcel of raiyati land measuring an area 2.00 Acre i.e. 200 Decimals, recorded under Khata No. 108, being in portion of plot Nos. 177 and 336, Situated in Mouza Sandha, Thana No. 475, P.S. Hussainabad, Halka No. 09, under the Sub Registry office at Hussainabad, District Palamau, and State Jharkhand.

RPS Public School, Japla

Abhinav
Principal

RPS Public School, Japla

S. Jay
Director / Manager

S. Jay K.V. Singh
12/02/2020

Umesh Chandra
21/12/2019

This is bounded by:

Khata no. 108, Plot No. 177, Area 184 Decimals

North: Plot No. 183, South: Boundary B.Ed. College

East: Village Road, West: Japla Chattarpur Road

Khata no. 108, Plot No. 336, Area 16 Decimals

North, South, East, West: Ridhi Prasad Singh

In witness whereof the LESSOR & LESSEE has here unto set and subscribed their hands jointly on this Lease Deed today at Hussainabad, on the date aforementioned

S. Jay K. Singh
07/06/2021

WITNESSES:

1. *मेघनाथ सिंह*

2. *रविन्द्र कुमार सिंह*



Vinay Kumar Singh
21/6/2021

Persons whose photographs are affixed on this Deed of Lease have put their left hand finger-prints before me and their photographs also are certified by me.

No. 4130/05
Jagmohan Kutir
At & P.O. Japla, P.S. Hussainabad
Distt. Palamau State of Jharkhand

Alok Kumar 'Advocate'

अलोक कुमार (अधिवक्ता)
अलोक कुमार
07/06/2021

RPS Public School, Japla

Principa
Principal

RPS Public School, Japla

S. Jay
Director / Manager

तहसीलनाबाद | सण्डा | 475 | श्री संजय कुमार सिंह

खाता संख्या 108	खेसारा संख्या 177,336	रकबा (एकड़ में) 1 एकड़ 100 डिसमील 0 हेक्टर
--------------------	--------------------------	---

अराजी नकदी	अराजी भावली	तफसील हिसाब लगान भावली
------------	-------------	------------------------

जोत वग सालाना रांग मय तफसील (बकाया घो हाल) मीजूदा साल का।

भाग बाबत	सालाना	बकाया				हाल (2020-2021)
		तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष	
माल (नकदी)	32.00					32.00
गुजारी (भावली)	8.00					8.00
सेस	16.00					16.00
सूद	16.00					16.00
मुतफरकात	6.40					6.40
मीजान	78.40					78.40

तफसील अदायकारी

अदायकारी बाबत	बकाया				मोतालवा हाल (2020-2021)	फजिल
	तीन वर्ष से ज्यादा	3 रा वर्ष	2 रा वर्ष	1 ला वर्ष		
माल (नकदी)					32.00	
गुजारी (भावली)					8.00	
सेस					16.00	
सूद					16.00	
मुतफरकात					6.40	
मीजान अदायकारी					78.40	

(1) मीजान कुल (लफजों में) : Seventy Eight Rupees and Fourty Paise

(2) नाम देहिन्दा -

(3) कुल बकाया- 78.40

तारीख अमला तहसील कुनिन्दा : 25-08-2021

खस महाल का बकाया मालगुजारी पर (सिवाय ऐसे बकायों पर जिन पर कि सर्टिफिकेट जारी हो) सूद नहीं लिया जाता है।



यह एक कम्प्यूटर जनित प्रति है।

यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है।

किसी भी प्रकार की अशुद्धियों के लिए सम्बन्धित अंगलाधिकारी से संपर्क करें।

Sanjay K. Singh

07/06/2021

RPS Public School, Japla

Principal

RPS Public School, Japla

Director / Manager

झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग
अधिकार अभिलेख

खेत का नाम, अभिभावक का नाम, रिश्ता

रिधी प्रसाद सिंह पिता विरजा प्रसाद सिंह ॥ जाति-राजपूत निवासी निवासी नीज ग्राम

जिला का नाम	पलामू	अंचल का नाम	हुसैनाबाद	हलका का नाम	हल्का नं०- 09	मौजा का नाम	सण्डा	खाता का प्रकार	खेती
खेवट नम्बर		खाता नम्बर	108	थाना का नाम	हुसैनाबाद	थाना नम्बर	475		

खाता नम्बर	खेसरा नम्बर	चौहद्दी उत्तर 3 चौहद्दी दक्खिन 4	किस्म जमीन	कियारी सख्या (5)	मिजान	कैफियत / अभ्युक्ति	हाकिम के तहकीकात मुताबिक लगान/सेस	लगान	खास शर्त
(1)	(2)	(3)				(8)	(9)	रौ (10) आ (11) पै (12)	(13)
108	177	1 रामचन्द्र सिंह 1 सडक	टाड दो 0	3	84	एकड डिसमील	अलावे सेस	42 0 0	कायमी
	585	2 रामेश्वर यादव 2 रिधी प्रसाद	टाड दो 0	0	46	एकड डिसमील	अलावे सेस		कायमी
	587	1 रिधी सिंह 1 भजी यादव	टाड दो 0	0	27	एकड डिसमील	अलावे सेस		कायमी
	601	1 जगेश्वर 1 रजवार 1 हरिशचन्द्र दुसाध	टाड दो 0	0	53	एकड डिसमील	अलावे सेस		कायमी
	335	1 0 0	मकान 0	0	4	एकड डिसमील	अलावे सेस		कायमी
	336	2 0 0	सहन 0	0	65	एकड डिसमील	अलावे सेस		कायमी
	144	1 रामनरेश सिंह 1 केशर राम	टाड दो 0	0	41	एकड डिसमील	अलावे सेस		कायमी
	352	1 रामनरेश सिंह 1 सहदेव यादव	टाड दो 0	0	24	एकड डिसमील	अलावे सेस		कायमी
	87	1 राजेश्वर सिंह 1 जतल यादव	टाड दो 0	0	48	एकड डिसमील	अलावे सेस		कायमी

ONLINE
खतियान जाँचा
Date 10/6/2021
हस्ताक्षर ऑपरटर

https://jharbhoomi.nic.in/jhrrmsmis/MISROR_REG2/KhatiyariReportNew.aspx

RPS Public School, Japla

Ashwini
Principal

S Jay Kr. Singh
RPS Public School, Japla
10/6/2021

S Jay
Director / Manager

गसहूर नाम - सदा

पादर न- १

थाना - कुसैनावाट

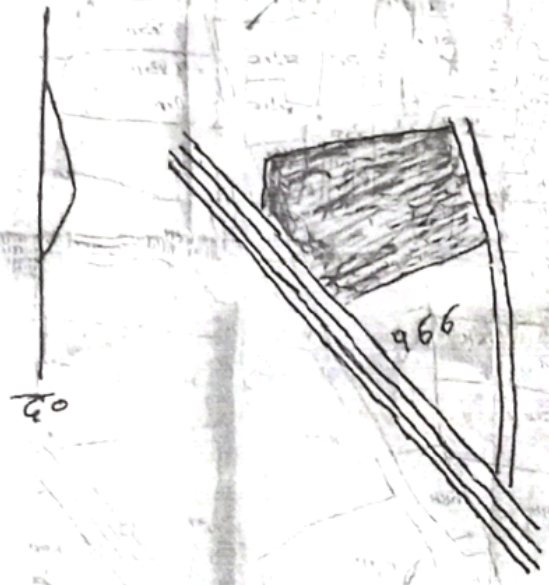
न - ४६५

जि. - पलामू

पैमाना - १६ इंच = १ मील

खाना - प्लॉट - २३६
१०८ १७७ १.२० उर कोट नं १२३ द. छाता वि. ७२
श्रीमती. श्री. वरमणि सदाक फ. सेड

उ० १०८ - ३३६ ०.१६ - उ० द. फ. फ. सिटी. उ० सिटी



खानापुर

Sajay Kr. Saha

07/06/2021

Principal
16/12/2021

RPS Public School, Japla

Aharne

Principal

RPS Public School, Japla

Sajay

Director / Manager



समाप्त
महा-भा...
माना...
१०८
१००...
२३६...

S. Jay...
07/06/2021

RPS Public School, Japla

RPS Public School, Japla

A. K. ...
Principal

S. Jay...
Director / Manager



झारखंड सरकार
राजस्व एवं भूमि सुधार विभाग

नामांतरण शुद्धि-पत्र

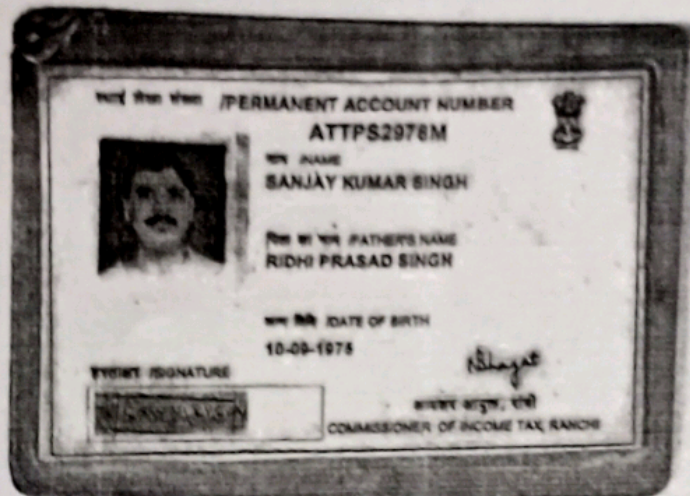
Duplicate-copy CRSLP13011344

8/25/2020



जिला का नाम	पलामू	अनुमंडल नाम	हुरैनाबाद	अंचल का नाम	हुरैनाबाद	हल्का	हल्का नं०-09
इस्टेट का नाम	झारखण्ड	भाग	2	प्लॉट संख्या वर्तमान	4	धाना नं.	475
क्रमिक संख्या	केस नं.	नीजा का नाम/ राजस्व धाना नं.	धाना का नाम	स्वीकृत द्वारा और तिथि	परिवर्तन प्रकार	अभिपूत जिसमें नामांतरण संबंधित है	कारोबार विस्तृत सूचना
1344	515 /R27 2020 - 2021	सण्डा/ 475	हुरैनाबाद	25/08/2020	By Gift Gift Decd 435 Dated 09/06/2020	खाता नं. वर्तमान 108 108	खाता नं. प्लॉट नं. 108 108
						पृष्ठ संख्या वर्तमान	शेषफल 1 एकड़394 डिसमील 16 डिसमील
							रजिस्टर 2 लगाव अपेक्षा अपेक्षा
क्रैता का नाम :	विक्रेता का नाम :						
(श्री संजय कुमार सिंह पिता-श्री रिदि प्रसाद सिंह, जति- राजपुल, पला-याम - जपला धरहरा सिद्धनाथ नगर, पो०- जपला, थाना - हुरैनाबाद, जिला - पलामू)	श्री रिदि प्रसाद सिंह, पिता-स्वर्गीय बुजकिशोर सिंह, जति- राजपुल, पला-याम - जपला धरहरा सिद्धनाथ नगर, पो०- जपला, थाना - हुरैनाबाद, जिला - पलामू						
हल्का नं०- राजस्व कर्मचारी 09	को आवश्यक कार्यवाही एवं सूचनाय हस्तान्तरित।						
यह एक कंप्यूटर जनित प्रति है	यह प्रपत्र केवल प्रार्थी की जानकारी के लिए है						
इसका उपयोग किसी भी न्यायालय में साक्ष्य के रूप में नहीं किया जा सकता है।							
Signature valid				Digitally signed by			
EMANUEL JAYBIERS LAKRA				अंचलधिकारी हुरैनाबाद			
RPS Public School, Japla				RPS Public School, Japla			
Principal				Director/Manager			

Signature of Emanuel Jaybiers Lakra
Director/Manager
07/06/2021



S Jay Kr. Saha

07/06/2021

RPS Public School, Japla

[Signature]
Principal

RPS Public School, Japla

[Signature]
Director / Manager

PERMANENT ACCOUNT NUMBER
AQOPS1777J

NAME
VINAY KUMAR SINGH

FATHER'S NAME
RIDHI PRASAD SINGH

DATE OF BIRTH
27-01-1972

PROVIDER SIGNATURE
[Signature]

ISSUE DATE
27-01-1972

ISSUE BY
N. Singh

ISSUE OFFICE
ISSUE OFFICE OF INCOME TAX

Vinay Singh
 21/6/2021

RPS Public School, Japla
[Signature]
 Principal

RPS Public School, Japla
[Signature]
 Director/Manager



10

Pre Registration Docket

Date :- 08-06-2021 10:37 am

Office Name :- SRO - Hussainabad
Token No:- 20210000051203

Appointment :- 08-Jun-2021 Time:- 11:36

Article	Lease
Pre Registration Date	07-Jun-2021
No. Of Pages	36
Stamp Duty	44000
Paid Stamp Duty	0
Total Fees	₹ 36,080.

Property Id: 523103

Valuation No. : 697864 / 2021	:- 2021-2022	User Id : 30246	Date : 08-June-2021 10:39:AM
State : Jharkhand		District : Palamu	Tahsil : Hussainabd
Land Type : Rural		Corporation :	Village/City : Sandha
Sandha Word No 9 Village Code 475 - Other Road			-
Volume Number - 2			
Page Number - 4			
Khata Number - 108			
Plot Number - 177			
Valuation Rule : Commercial land			
Property Details			
1	Land area	184 Decimal	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	1. 184 x 9987 = 1837608	₹18,37,608/-
A	Total		₹18,37,608/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹18,37,700/-
Total Amount in Words : Eighteen Lakhs Thirty Seven Thousands Seven Hundred Rupees Only.			

Land measurement, Sub Part and House No.	Property Boundaries East: VILLAGE ROAD, West: JAPLA, CHHATARPUR ROAD, South: BOUNDARY B.ED. COLLEGE. North: PLOT NO.183
Area	Land area : 184.00 Decimal
	RPS Public School, Japla

RPS Public School,
Ashwini
Principal

S. Jay
Director / Manager

Government/Market Value	1837608
Transaction Amount	1997500

Property Id: 523131

Valuation No. : 697868 / 2021	:- 2021-2022	User Id : 30246	Date : 08-June-2021 10:39:AM
State : Jharkhand		District : Palamu	Tahsil : Hussainabd
Land Type : Rural		Corporation :	Village/City : Sandha
Sandha Word No 9 Village Code 475 - Other Road			
Volume Number - 2			
Page Number - 4			
Khata Number - 108			
Plot Number - 336			
Valuation Rule : Commercial land			
Property Details			
1	Land area	16 Decimal	
Calculation Details			
Sr.No.	Description	Calculation	Total
1	Open Land Valuation	$16 \times 9987 = 159792$	₹1,59,792/-
A	Total		₹1,59,792/-
Note : Final Valuation is Rounded to Next 100/-			
Total Valuation (A)			₹1,59,800/-
Total Amount in Words : One Lakh Fifty Nine Thousands Eight Hundred Rupees Only.			


Land measurement, Sub Part and House No.	Property Boundaries East: RIDHI PRASAD SINGH, West: RIDHI PRASAD SINGH, South: RIDHI PRASAD SINGH, North: RIDHI PRASAD SINGH
Area	Land area : 16.00 Decimal
Other Description of the Property	Address - SANDHA
Government/Market Value	159792
Transaction Amount	-

LESSEE	✓ Mr. VINAY KUMAR SINGH, Address - PRESENT ADD. LOHRA KOCHA, BEHIND APSARA HOTEL, THARPAKHANA, RANCHI. PERMANENT ADD. SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU. Father/Husband Name RIDHI PRASAD SINGH, PAN No. - *****777], Permission Case No. - , Aadhaar No. *****8509
LESSOR	✓ Mr. SANJAY KUMAR SINGH, Address - PRESENT ADD. HOUSE NO. G-302 ASHIANA ENCLAVE, DIMNA CHOWK, JAMSHEDPUR, PURBI SINGHBHUM, PERMANENT ADD. SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU. Father/Husband Name RIDHI PRASAD SINGH, PAN No. *****978M, Permission Case No. - , Aadhaar

RPS Public School, Japla

RPS Public School, Japla


Principal


Director / Manager

Witness Information ✓ **Mr. MEGHNATH SINGH** , Address - BENI KHURD, HUSSAINABAD, PALAMU-, **Father/Husband Name-LATE AJAY SINGH**
 ✓ **Mr. RAVINDRA KUMAR SINGH** , Address - SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU-, **Father/Husband Name-LATE JAGESHWAR SINGH**

Identifier Details ✓ **Mr. SANTOSH KUMAR PANDEY** , Address - VIVAH MANDAP, JAPLA, HUSSAINABAD, PALAMU-, **Father/Husband Name-KAMLAKANT PANDEY**

Fee Rule:Government Original Lease Deed		
1	Stamp Duty	44,000

1	SP	1,080
Total		1,080

Fee Rule:Government Original Lease Deed		
1	E	2,000
2	A1	33,000
Total		35,000

All the entries made, have been verified by me and are found same as the entries of the document presented.

Disclaimer : I hereby declare that all the contents of uploaded document and the original document are exactly same, and all the information provided by me are true to itself. The detail of property's holding number has been verified by me at the time of entry through alert generated by the system. I am satisfied with the verification and hence proceeding further for registration after seeing the alert.

[Signature]
 08/06/2021
 Deed Writer / Advocate

[Signature]
 08/06/2021
 Vendee / Claimant

[Signature]
 08/06/2021
 Vendor / Executant



RPS Public School, Japla
[Signature]
 Principal

RPS Public School, Japla
[Signature]
 Director / Manager

Document Registration Summary 1

Date : 08-Jun-2021

- Government/Market Value: ₹1997500/-
- Transaction Amount: ₹1997500 /-
- Paid Stamp Duty: ₹44000 /-

On Date 08-06-2021 Presented at SRO - Hussainabad
Signature of Presenter

SRO - Hussainabad

Receipt : 477779

Receipt Date : 08-06-2021

Presenter Name : -

E	₹2000
SP	₹1080
A1	₹33000
Stamp Duty	₹44000

Total	₹80080
-------	--------

Payment Head	Amount To Be paid	Paid Amount	Balance Amount	Payment Mode	Payer Name	Reference No.	Payment Amount
Stamp Duty	44000	44000	0	GRAS	VinayKumarSingh	GRN Number : 2105886817 DEPT Transaction Id : 6fa0594e325192d71d82 Transaction Type :	44000
E	2000	2000	0	GRAS	SanjayKumarSingh	GRN Number : 2105886918 DEPT Transaction Id : 37aad238bf7a847d0205 Transaction Type :	2000
SP	1080	1080	0	GRAS	SanjayKumarSingh	GRN Number : 2105886918 DEPT Transaction Id : 37aad238bf7a847d0205 Transaction Type :	1080
A1	33000	33000	0	GRAS	SanjayKumarSingh	GRN Number : 2105886918 DEPT Transaction Id : 37aad238bf7a847d0205 Transaction Type :	33000
Sub Total	80080	80080	0				

Article : Lease Number of Pages : 72

S/L 8/6/21
Signature of Operator
PHOTO VERIFIED

Signature of Head Clerk

RPS Public School, Japl a

Principal

S. J. B. M. BAD
Signature of Registering Officer

RPS Public School, Japl a


Director / Manager



OFFICE OF THE SUB REGISTRAR

Office Name :- SRO - Hussalnabad

District Name :- Palamu

State Name :- Jharkhand

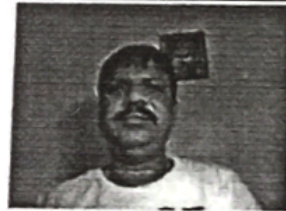
Deed Endorsement

Token No :- 20210000051203

Deed Type	Lease
Number of Pages	72
Fee Details	Stamp Duty :- Rs. 44000, E :- Rs. 2000, SP :- Rs. 1000, A1 :- Rs. 33000,
Property No.	1
Valuation Details	Value :- Rs.1837608/- ,Transaction Amount :- Rs.1997500/-
Property Details	District :- Palamu , Tehsil :- Hussalnabd , Village Name :- Sandha Location :- Other Road, Sandha Word No 9 Village Code 475 Property Boundaries :- East: VILLAGE ROAD, West: JAPLA, CHHATARPUR ROAD, South: BOUNDARY B ED COLLEGE, North: PLOT NO.183 Volume Number - 2Page Number - 4Khata Number - 108Plot Number - 177 Area Of Land :- 184.00 Decimal
Property No.	2
Valuation Details	Value :- Rs.159792/- ,Transaction Amount :- Rs.0/-
Property Details	District :- Palamu , Tehsil :- Hussalnabd , Village Name :- Sandha Location :- Other Road, Sandha Word No 9 Village Code 475 Property Boundaries :- East: RIDHI PRASAD SINGH, West: RIDHI PRASAD SINGH, South: RIDHI PRASAD SINGH, North: RIDHI PRASAD SINGH Volume Number - 2Page Number - 4Khata Number - 108Plot Number - 336 Area Of Land :- 16.00 Decimal

Sh./Smt.SANJAY KUMAR SINGH s/o/d/o/w/o RIDHI PRASAD SINGH has presented the document for registration in this office

today dated :- 08-Jun-2021 Day :- Tuesday Time :- 13:48:23 PM



SANJAY

KUMAR SINGH(Individual)

Party Name	Document Type	Document Number
SANJAY KUMAR SINGH	PAN/UID	ATTPS2978M





Sr.NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
-------	------------------------	--------------------	---------------	-------------------	------------	-------------	--------------	-----------

RPS Public School, Japla



Pharmig
Principal

RPS Public School, Japla

S Jay
Director / Manager

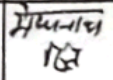
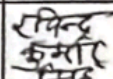
NO	Party Name and Address	Is e-KYC Verified?	e-KYC Details	Power Of Attorney	Party Type	Party_Photo	Finger Print	Signature
1	SANJAY KUMAR SINGH Address1 - PRESENT ADD. HOUSE NO. G-302 ASHIANA ENCLAVE, DIMNA CHOWK, JAMSHEDPUR, PURBI SINGHBHUM, PERMANENT ADD. SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU, Address2 - ... Jharkhand PAN No.: ATTPS2978M, Permisslon Case No.-	Yes	Sanjay Kumar Singh Address:- House No- G-302.. Ashiana Enclave, Dimna Chowk, PO- M G M, JAMSHEDPUR, , Purbi Singhbhum, 831018, , Jharkhand, India		LESSOR Age:45			Sanjay kv Singh 08/08/2021
2	VINAY KUMAR SINGH Address1 - PRESENT ADD. LOHRA KOCHA, BEHIND APSARA HOTEL, THARPAKHANA, RANCHI. PERMANENT ADD. SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU, Address2 - ... Jharkhand PAN No.: AQOPS1777J, Permisslon Case No.-	Yes	Vinay Kumar Singh Address:- , , , viii-sidhnath nagar ps- husainabad, JAPLA, , Palamu, 822116, , Jharkhand, India		LESSEE Age:49			Vinay Singh 8/6/2021

Identification:

Sr.NO	Party Name and Address	Photo	FingerPrint	Signature
1	SANTOSH KUMAR PANDEY S/o-D/o KAMLAKANT PANDEY Address1 - VIVAH MANDAP, JAPLA, HUSSAINABAD, PALAMU, Address2 - ... Jharkhand PAN No.:			संतोज कुमार पांडेय 8-6-2021

Witness:

(We individually/Collectively recognize the Seller(S) and Buyer(s))

Sr.NO	Party Name and Address	Photo	Thumb	Signature
1	MEGHNATH SINGH Address1 - BENI KHURD, HUSSAINABAD, PALAMU, Address2 - ... Jharkhand			
2	RAVINDRA KUMAR SINGH Address1 - SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU, Address2 - ... Jharkhand			

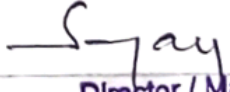
Signature of Operator
PHOTO VERIFIED

S.D REG. H. BAD
Seal and Signature of Registering Officer

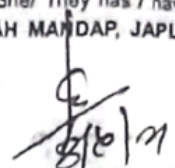
Above signature & thumb Impression are affixed in my presence.

RPS Public School, Japla

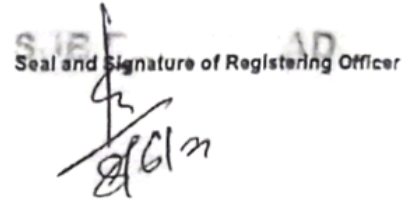
Principal

RPS Public School, Japla

Director / Manager

mentioned, (SANJAY KUMAR SINGH), has/have admitted the execution before me. He/ She/ They has / have been identified by (MOSH KUMAR PANDEY) Son/Daughter/Wife of (KAMLAKANT PANDEY) resident of (VIVAH MANDAP, JAPLA, HUSSAINABAD, AMU) and by occupation (Cultivation).

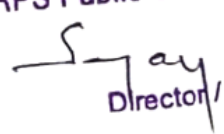

Signature of Registering Officer

Date - 08-Jun-2021


Seal and Signature of Registering Officer

RPS Public School, Japla

Principal

RPS Public School, Japla

Director / Manager

Token No.: 20210000051203

CERTIFICATE

Office of the SRO - Hussainabad

This Lease was presented before the registering officer on date 08-Jun-2021 by SANJAY KUMAR SINGH, S/O, D/O, W/O RIDHI PRASAD SINGH resident of PRESENT ADD. HOUSE NO. G-302 ASHIANA ENCLAVE, DIMINA CHOWK, JAMSHEDPUR, PURBI SINGHBHUM, PERMANENT ADD. SIDHNATH NAGAR, JAPLA, HUSSAINABAD, PALAMU ..

This deed was registered as Document No.- 2021/HUS/591/BK1/585 in Book No :- BK1, Volume No :- 58 from Page No :- 51 to 122 at. office of SRO - Hussainabad

Date:- 08-Jun-2021

RPS Public School, Japla
Principal

SIB P...
Registering Officer

RPS Public School, Japla
Director / Manager

भारत सरकार
GOVERNMENT OF INDIA

संजय कुमार सिंह
Sanjay Kumar Singh
वर्ष 1975 Year of Birth 1975
पुरुष Male

2351 2542 3764

आधार - आम आदमी का अधिकार

पारतीय विधिगत पहचान प्राधिकरण
INDIAN IDENTIFICATION AUTHORITY OF INDIA

पता Address
S/O संजय के सिंह मकान Si/O R P Singh House No
G-302 Ashana Enclave
दिना चौक पो. एम जी Dimna Chowk PO. M G M
जमशेदपुर पुरुब JAMSHEDPUR Purb
एम. जमशेदपुर एबी सिडमल Singhbhum Jharkhand
पिनकोड 831018 831018

1447 1400 180 184
1400 180 184
www.iaa.gov.in
www.iaa.gov.in
Box No 184
Bengaluru 560 001

मो. नं. 9210925171

Sanjay Kr. Singh
07/06/2021

RPS Public School, Japla

Sharma
Principal

RPS Public School, Japla

Sanjay
Director / Manager



 Government of India

 Ministry of Education

 Department of School Education

 New Delhi

 25668 3676 8509

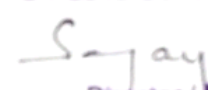
 94313 90125

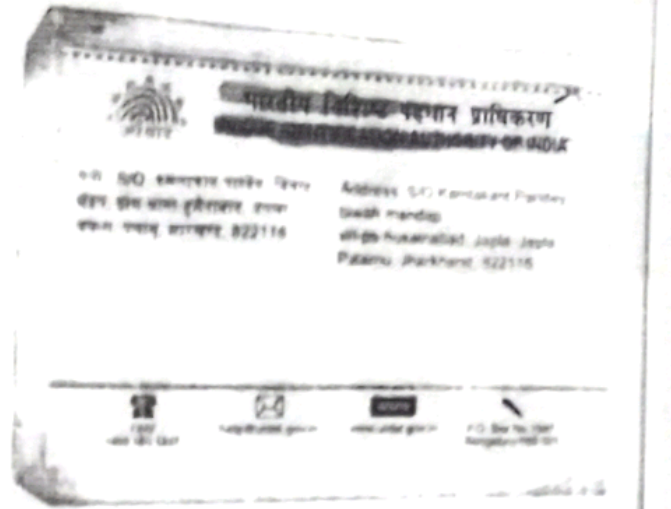
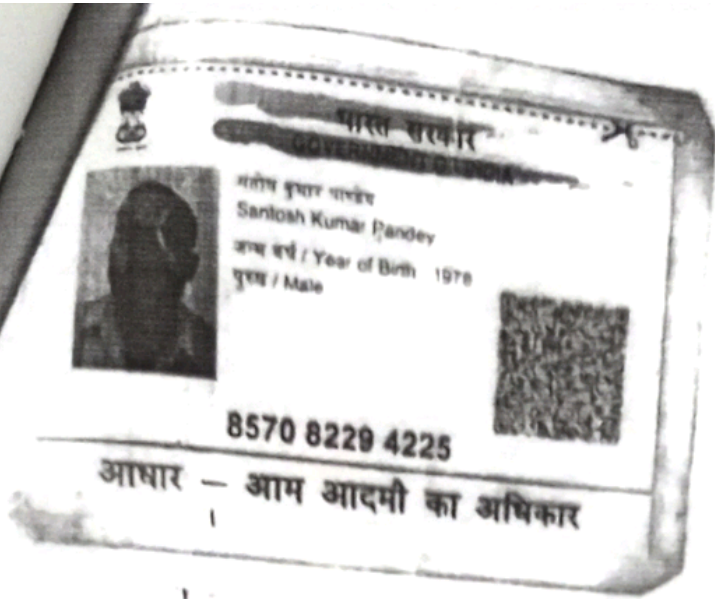
 94313 90125

Vinayak Saini
 7/6/2021

RPS Public School, Japi

 Principal

RPS Public School, Japi

 Director / Manager



संतोष कुमार पण्डेय

7.6.2021

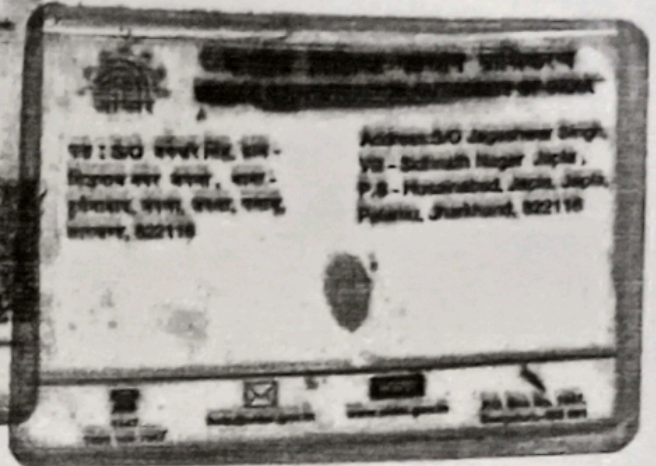
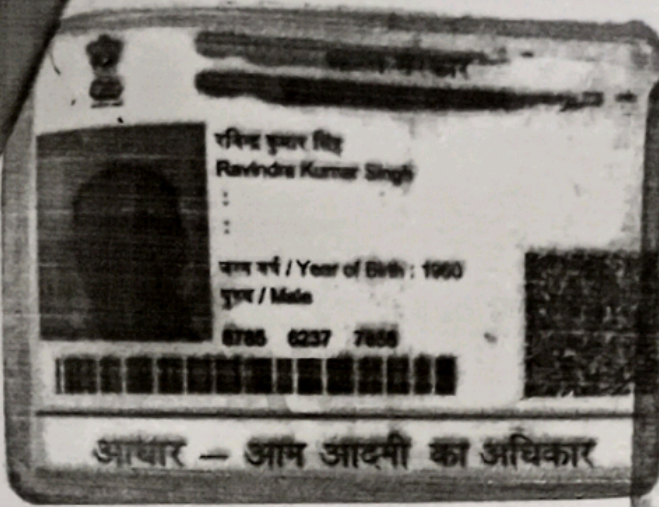
9471125549

RPS Public School, Japla

Ghanu
Principal

RPS Public School, Japla

Say
Director / Manager



9852002597

~~रविन्द्र कुमार सिंह~~
रविन्द्र कुमार सिंह
7.6.21

RPS Public School, -

[Signature]

Principal

RPS Public School, Japla

[Signature]

Director / Manager

मेघनाथ सिंह
Meghnath Singh
 पन्ना लिपि / DOB: 01/01/1992
 पुरुष / MALE

5823 4335 5142

मेरा आधार, मेरी पहचान

श्री 50 ए अक्षर सिंह, एन. 28
 पुं, पन्ना गुरुवाडा, पन्ना,
 पन्ना, छत्तीसगढ़, 492118

Address: S/O Late Ajay Singh, N-28H
 GHURU, pa-hussanabad, Japla, Patamu,
 Jharkhand, 822118

5823 4335 5142

1947 help@uidai.gov.in www.uidai.gov.in

मेघनाथ सिंह

07/06/2021

सं. क्र. 8789765923

RPS Public School, Japla

Sharma
 Principal

RPS Public School, Japla

Singh
 Director / Manager