207 MAHARASHTRA 100 Rs.




NPR
5231. 1/9
1966

Serial No. 5231
presented at the office of the
Sub-Registrar of Nagpur
between the hours of 12
and 1 on 9th Nov 1966

Joint Sub-Registrar,
NAGPUR

Received fees for:—

| | | |
|---|---|---|
| Registration | Rs. | 38.50 |
| Photographing | " | |
| Pages 89 | " | 9.00 |
| Memo. | " | -.- |
| Postage | " | 1.25 |
| Total Rs. | | 48=75 |

Joint Sub-Registrar
NAGPUR

6000/-
SALE DEED VALUED AT RS. ~~50,000/-~~ ( SIXTH THOUSAND ONLY)

THIS DEED OF SALE, made this 9th day of ~~October~~ November, 1966 between Sk.Munawer son of Papa Miya aged 63 years cultivator and resident of village Gorewara, near Gorewara Pumping Station, Nagpur,( here-in-after called the Vendor, which term shall unless repugnant to the context, mean and include his heirs, successors, claimants, executors, administrators and assigns) of the one part AND Smt. Hasina Khatun widow of Mohd.Ibrehim ex-Dy.S.P., Nagpur ( here-in-after called the purchaser which term shall, unless repugnant to th context, mean and include his heirs, successors, executors, administrators and assigns) of the other part, witnesseth as follows:

208

MAHARASHTRA

100 Rs.




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आ. श्री. पोरकुटे
टॅम्प व्हेन्डर, नागपूर सिटी प्रुफ्ट कोर्ट.

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1. THE vendor does hereby call and convey to the purchaser the Malik Makbuza field and the houses whereon they stand, described in para 2 of this Sale Deed and fully described in the schedule hereto and for greater clearness delineated on the plan hereto annexed and thereon shown with its boundaries coloured to hold the same to the purchaser as absolute owner.

2. Description of the property:-

Malik Makbuza field measuring 12.95 acres, bearing Malik Makbuza field No.95/2, paying land revenue of Rs.31/-, in Village Goreware, Tahsil and District: Nagpur, the measurement and the boundaries of the Malik Makbuza field and houses thereon sold are detailed in the annexed map, which forms part of the Sale Deed.

3. THE vendor hereby convenants with the purchaser as follows:

(i) The vendor does hereby sell and convey the property described in para above to the purchaser for a cash consideration of Rs. 60,00/- ( Sixth Thousand only) the receipt of which sum he hereby acknowledges ~~before the Sub-Registrar at the time of the Registration of the Sale Deed.~~

(ii) The vendor does hereby sell and convey to the said purchaser the Mali Makbuza field and the houses whereon they stand, here-in-under described fully in the schedule and the appended may, which forms a part of the Sale Deed to hc the same to the purchaser as absolute owner. It is his self acquired property and others have no share, title or interest in the said property.




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4. THE vendor is himself cultivating the afore mentioned fields and also residing in the house and out house mentioned in the Schedule and tha there is no litigation of any sort going on before any Revenue Authorities between the vendor or any other person claiming to have any right or interest in the Malik Makbuza field described above.

5. THE vendor is having only 12.95 acres of Malik Makbuza lands which he is hereby conveying to the purchaser and he does not possess any othe agricultural land apart from the afore mentioned Malik Makbuza land which he i conveying to the purchaser by this Deed of Sale.

6. THE vendor hereby covenants with the purchaser that the vendor has full power and absolute right to sell and assign the said house along with all the rights in the manner aforesaid and the purchaser shall peaceably hold, use and enjoy the same as her absolute property, without any hindrance, interruption, claim or demand by or from the vendor or any other person what-so-ever. And also the vendor shall do all such further acts and things as may be found necessary and required for further ascertaining the tit or the peaceable possession of the said Malik Makbuza field and houses as a aforesaid.

7. THE vendor is hereby delivering possession of the Malik Makbuza field measuring 12.95 acres and also delivering possession of the hous and out-house.

8. THE vendor is selling the property described in the Schedu to the purchaser as he is unable to cultivate the Malik Makbuza field because of old age.

MAHARASHTRA 40Rs.




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बा. श्रा. पोरकुटे
स्टॅम्प व्हेन्डर, नागपूर डिस्ट्रिक्ट कोर्ट

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9. THE vendor further conventans with the purchaser that he has not done or been a party to any act by which this property is or may be under any charge or encumbrance and it has not been gifted, sold, mortgaged or alienated in manner what-so-over.

10. THE vendor hereby puts the purchaser in possession of the house hereby sold to him. The vendor agrees to inform to the Municipal Corporation and other authorities to substitute the name of the purchaser in place of the vendor and the purchaser shall here-in-after be liable to pay all taxes accruing after 7-10-1066.

" S C H E D U L E "

Malik Makbuza field measuring 12.95 acres bearing Malik Makbuza field No. 95/2 in Village Goreware, Tahsil and District Nagpur, along with a house and out-house, to the east is the property and field of Mandeo Manna Patel, to the west is the property of Babboo, Hotelwala, Mominpura, Nagpur, to the south is the property of Jagan Abbiman, to the north is the property of Ratinjar's field and house.

IN WITNESS WHEREOF the vendor has put his hand to this Deed of Sale on the date, month and year above written in the presence of the following witnesses.

VENDOR.

WITNESSES:

1.

2.

MAHARASHTRA 40Rs.




बा. श्रा. पारकुटे
व्हेन्डर, नागपूर डिस्ट्रिक्ट कोर्ट

5

The property sold is within the area of Improvement Trust Nagpur and Municipal Corporation Nagpur.

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JOINT SUB-REGISTRAR
MAHARASHTRA
UR

MAHARASHTRA 25 Rs.




बा श्रा. पोरकुटे
टॅम्प व्हेन्ड , नागपूर डिं. अदा कोर्ट.

Mr Ahmad
7/X/66

6

That Mr Vendor has obtained permission to sell the land from the SDO. Nagpur vide order dt 7.11.66 in Rev. Case no 8/59-23/66-67.

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ब. पै. पोरकुटे
बँक पहेली नागपूर डिट्रक्ट कोर्ट.

Shall the purchaser has also been permitted to purchase the land from the vendor vide order dtd 7.11.66 of the

SDO Nagpur in Rev. Case no. 8/55-28/66/67

Nagpur dated the 9th November 1966.

Witnesses :-

(1) H. Chitnavis

(2) Kold. Sawai

(3) [illegible]

Shri Sk Munawar S/o Paloa Miyan

executing party 69, Gulli, Gorewara Nagpur

admits execution of the so called Sale deed.

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Shri D. S. Chinchalkar
Advocate, Nagpur

&

Shri Mohd Ismail S/o Sk Munawar, Gorbs service, Jawad - T. & D Mandsaur M.P.

state that they personally know the above executant and identify him.

Mohd. Ismail.

9th Nov 1966

Joint Sub-Registrar,
NAGPUR

Registered No. 5231
of Book No. 1

Date Joint Sub-Registrar, Nagpur
9th Nov 1966.

THE SEAL OF THE JOINT SUB-REGISTRAR STATE OF MAHARASHTRA सह-दुय्यम निबंधक, नागपुर शहरी गट ३ NAGPUR

# SALE DEED VALUED AT Rs. 6000/-
## OF 12.95 ACRES OF FIELD WITH HOUSE & OUT HOUSE
## AT VILLAGE GOREWARA. TEHSIL & DIST NAGPUR

NOTE:- VENDOR'S PROPERTY SHOWN IN RED

VENDOR:- SHRI SHEIKH MUNAWWAR S/o SHEIKH PAPAMIYYA OF GOREWARA NAGPUR.

PURCHASER:- SMT. HASINA KHATOON W/o LATE SHRI MOHD-IBRAHIM DY. SUPDT. OF POLIC STATE TRAFIC NAGPUR




WEST
PROPERTY OF BABBOO HOTEL WALA

NPR 5-21-9/1-6 1966

FIELD No. 95/2 12.95 ACRES

OUT HOUSE

HOUSE

NORTH
PROPERTY OF HAFINJANS FIELD & HOUSE

SOUTH
PROPERTY OF JAGAN ABHIMAN

WITNESSES
1 ____
2 ____

VENDOR
SHRI SHEIKH MUNAWWAR S/o SHEIKH PAPAMIYYA OF GOREWARA NAGPUR.

EAST
PROPERTY OF HAMDEO NANA PATEL

ROAD FROM KATOL ROAD R O A D TO GOREWARA TANK