MAHARASHTRA

750 Rs.

INDIA NON JUDICIAL

७५० रु.

Rs 750

भारत

सात सौ पचास रुपया SEVEN HUNDRED & FIFTY RUPEES

सौ. कुसुम जगदाळे

SALE DEED FOR Rs. 30,000/-.

THIS DEED OF SALE MADE THIS 4th DAY OF JUNE, 1963 BETWEEN Shri Krishnarao Vinayakrao Deshpande, resident of Government Nazul Plot No. 46, Farmland lay-out, Ramdaspeth, Nagpur-1, and bearing Municipal House No. 47, Ward No. 41, Circle No. 20, Nagpur, Tahsil and District Nagpur, hereinafter called the "VENDOR" of the one part and Shrimati Kusum Jagdale wife of Vithal Parvatrao Jagdale, resident of Walker Road,

... 2

no. 943
14-5-63

Value 750/-

Kesavan w/o Vithal Nagpur to Vithal

B K Kotha

MAHARASHTRA 750 Rs.

INDIA NON JUDICIAL

७५० रु. Rs 750

भारत

सात सौ पचास रूपया SEVEN HUNDRED & FIFTY RUPEES

Mahal, Nagpur-2, Tahsil and District Nagpur, hereinafter called the "PURCHASER" of the other part, WITNESSES AS FOLLOWS:-

1. In consideration of Rs. 30,000/- (Rupees Thirty Thousand) only out of which the sum of Rs. 5,000/- (Rupees Five Thousand) only has been paid by the "PURCHASER" to the "VENDOR" on 8-4-1963 as an earnest money (the receipt of which sum the "VENDOR" hereby acknowledges) and the remaining balance of Rs. 25,000/- (Rupees Twenty-five Thousand) only has been paid by the "PURCHASER" to the "VENDOR" on this 4th day of June, 1963, the "VENDOR" as owner hereby transfers to the "PURCHASER" by way of sale all that Government Nazul Plot No. 46 (held in lease-hold rights) more specifically described in the Schedule given below and as per plan attached hereto, situated in Ramdaspeth, Farmland layout, Nagpur, Tahsil and District Nagpur, within the limits of Nagpur Corporation and all rights, title, interest in or upon the said property and every part thereof to hold the same to the "PURCHASER" absolutely for ever as owner.

K.U.D.

K.V.R

2-547
14-5-63

Resume w/o letter May file the letter.

MAHARASHTRA 200 Rs.

INDIA NON JUDICIAL

२००रु. Rs 200

भारत

दो सौ रुपया TWO HUNDRED RUPEES

SCHEDULE (REFERRED TO WITHIN THIS)

DESCRIPTION OF PROPERTY

Government Nazul Plot No. 46 (held in leasehold rights) bearing Municipal Corporation House No. 47, and Ward No. 41, in Civil Station Expansion Scheme, Farmland layout, Ramdaspeth, Circle No. 20, Division No. 8, Tahsil and District Nagpur, admeasuring 20,492'-5" Sq. ft. enclosed with barbed wire fences, wooden and R.C.C. Posts and wooden Gates, together with a pucca well, Municipal Taps (5 Nos.), a temporary Tin-shed and a Pucca Single Storeyed Building constructed thereon consisting of a residential Block having a big kitchen, 2 rooms, one covered Varandah Room, a small store Room and an attached Bath Room and Latrine, a Staircase, and another Unit of 2 Baths, 2 Latrines, all of which is constructed on a Plinth of 25'-9" X 92'-6" and the fixtures and fittings, situated on Bazar Back Road of the Farmland lay-out, Ramdaspeth, Nagpur-1, with boundaries:-

On the North - Conservancy Lane and Plot No. 45,

On the South - Plot No. 45 and Bazar Back Road,

On the East - Bazar Back Road,

and On the West - Plot No. 47.

K.V.D

W-945
145 63

Kensington with Vithal Nay for the Vithal

Amount 78

[illegible]

MAHARASHTRA 200 Rs.

INDIA NON JUDICIAL

२००रु. Rs 200

भारत

दो सौ रुपया TWO HUNDRED RUPEES

-4-

2. The "VENDOR" does hereby covenant with the "PURCHASER" as follows:-

(i) That the "VENDOR" is the owner of the property hereby sold and has power to sell the same. He will be responsible for the ownership of the property hereby sold.

(ii) That the premises hereby sold shall be quietly entered into and upon and held and enjoyed and the rents and profits received therefrom by the "PURCHASER" without any interruption or disturbance by the "VENDOR" or any person claiming through and under him and without any lawful disturbance or interruption by any other person whatsoever.

(iii) That the property hereby sold is free from encumbrances.

(iv) The "VENDOR" shall support any application made by the "PURCHASER" for mutation of names of the property hereby sold.

(v) That the "PURCHASER" shall from time to time and at all times, pay and discharge all land revenue, rents, rates,

K.V.P.

Val B. 200

Museum w/o Vithal Nagpur the Vithal

B K Keith

BOMBAY STATE 50Rs.

पचास रुपया

भारत
INDIA

५०रु. 50Rs.

FIFTY RUPEES

taxes, charges and assessments of every description which are now and at any time hereafter may be assessed, charged or imposed upon the said property hereby sold and adjoining Roads and lanes or the buildings erected thereon.

(vi) That the "VENDOR" has paid the Corporation and Improvement Trust Taxes upto date hereof i.e. 4-6-1963.

(vii) That the "VENDOR" will execute and do every such assurance or thing necessary for further or more perfectly assigning the said plot to the purchaser, his heir or assigns as may reasonably be required.

IN WITNESS WHEREOF THE VENDOR has signed this DEED OF SALE on this 4th day of June, 1963, in the presence of the witnesses.

WITNESSES :-

1. S G Deo
(S G. DEO)

2. D. J. Kamdar
(D. J. KAMDAR)

Krishnarao Vinayakrao Deshpande.
VENDOR

VENDEE

Typed by
H.G. Aphale
(H.G. Aphale)
Ruikar Road,
Cir. 7,
NAGPUR-2.

No. 940 Vol 52
145 53

Kusum w/o Vithal Nag further Vithal

(1) Shri Krishnarao Vinayakrao Deshpande, 46, Nagpur. Ramtek path

(2) Shrimati Kusum wife of Vithalrao Jaglale, 28, Walker Road, Nagpur

executing party.....

.....

.....

admits execution of the so called Sale deed

No(1) is paid R- 25,000 twenty five thousand only by No(2) in Sri presence

Krishnarao Vinayakrao Deshpande.

श्री. कुसुम जगळे

Shri Sadasivram Sr Govindrao Deo, land lord, Nagpur Dharampeth

&

Sr Durgadas Co Jethalal, Kanjar business of Cantt Bazar Nagpur.

.....

state that they personally know the executant and identify him.

V. J. Kamdar

G. Deo

Date 4th June 1963
Shree

Registered No. 2770
at pages 187 to 196 Vol. 52
in Book No. 1.
Dt. 26-8-63.

Sub-Registrar,
Nagpur.

S.D. 1800
N.I.T. 150
1950

SEAL OF THE SUB-REGISTRAR STATE OF MAHARASHTRA NAGPUR

Sub-Registrar NAGPUR