



AGREEMENT OF GIFT

This Deed Of Agreement Gift is executed on this 5th day of Feb. 1991 at Delhi by Shri Des Ram S/o Shri Mehar Chand R/o Village Bhalaswa Jahangir Pur Delhi State, hereinafter called the party no. 1 of the first part in favour of The Samarth Shiksha Samiti at 16-B/5 Desh Bandhu Gupta Marg, Dev Nagar, New Delhi-5, hereinafter called the party no. 2 of the other part.

The expressions the party no. 1 and the party no. 2 both include their heirs, executors representatives and assigns respectively.

Whereas the party no. 1 is the actual rightful & absolute owner and in possession of a land comprising khasra Nos. 224(3-18), 225(4-16), 232(4-16), 233(3-18), and 235min(1-16 out of 4-16 with adjoining 233) situated at Village Bhalaswa Jahangir Pur Delhi State, Delhi.

Whereas the party no. 1 has agreed to gifted the said land to the party no. 2 for love & affection.

21/11/2021
contd.p/2

28224

S.No. _____
Name _____
Address _____

Dr. Ramesh

- 5 FEB 1991

Mahesh

Postage _____
S/o _____
S/O. MANNA, Stamp Agent
L.No. 231, K. Gate, Delhi

(8) 11

Now the said executant doth hereby authorize the said attorney to manage and transfer the said property under his own signature on behalf of the executant.

1. To sell, mortgage, lease, gift etc. in favour of any one, execute the same and get it registered in the Office of the S.R. Delhi, and to receive the consideration amount.
2. To submit the plan for the construction of the property in the office of the Municipal Corporation or other authority.
3. To sign and get the sanction plan of the said property from the office of the Municipal Corporation Delhi.
4. To pay the house tax on the said property in the office of the Municipal Corporation Delhi or other competent authority.
5. To appoint any other person as attorney for the sale of the said property.
6. To let out the said property on rent to any person/persons and to realise the rents of the said property from the tenant/tenants.
7. To mutate the said land or property in favour of the purchasers in the appropriate authority concerned.
8. To file suit for the recovery of rent in the court of law and to do all, acts deeds and things which are necessary for the same, and to file the suit for possession and to receive the compensation from the Govt.
9. To file suit for the ejectment for the said tenant/tenants from the said property in the court of law and to do all acts, deeds and things which are necessary for the same.
10. To appoint an advocate in the said case/cases.
11. To apply and get the electrification, water supply and other services in the said property from the office of the appropriate authorities/authority.
12. To file affidavit or reply to any letter or notice issued by the appropriate authority regarding the said property.
13. To apply and get the compensation of the said property from the appropriate authority.
14. To execute a rectification deed/deeds of the said property and to get the same registered in the office of the Sub-Registrar, Delhi.
15. To do all deeds and things in respect of all the matters of the said property even if they are not covered by the foregoing clauses, of this Power of Attorney.
16. To apply for no objection certificate or sale permission from the appropriate authority.

This Power of Attorney shall be irrevocable.

WITNESSES:

1. _____
(Signature)
श्री २५/१० नम २१३०१३२१९

21/11/20
EXECUTANT

214 (17) 35

(पंजीकरण प्रपत्र संख्या 2)
(Registration Form 2)

पंजीकृत, उप-मण्डल कार्यालय
Registrar, Sub-Dist.

(वाक्यी-क)
(Receipt-A)

रजिस्ट्रार संख्या }
Reg. No. }

दृष संख्या }
Sl. No. }

प्रलेख प्रस्तुतकर्ता का नाम
Name of presenter of document

प्रलेख निष्पादनकर्ता का नाम
और निष्पादन की तारीख
Name of the executant and
of execution of the document

प्रलेख प्रस्तुत करने की ता. मा. ति.
व प्रलेख का स्वरूप और प्राप्ति
की तारीख
Date of presentation, nature and
of consideration of
document

मुद्रांक शुल्क
Stamp duty

प्रपत्र संख्या 3 पंजीकरण का विवरण
व लागू और उक्तकी प्रतिलिपि
Details total of registration,
copying fee charged

शब्द संख्या
No. of words

राशि
Amount

रजिस्ट्रार पंजीकरण अधिकारी
Initials of the Registration Office

UPSLR-1/Sales Use/70-21-1-71-2,000 BE



मुहत्वार नामा आम

स्टाम्प तपकोत 10 + 5

कुल योग = 15/- रुपये.

मे, कि देश राम लुधु श्री मेडर बन्द निजातो गांव भलवा, जहांगीर पुरो, दिल्ली हात निजातो श्री हरियाणा का हूं जो कि प्यारा नं- 224/3-18, 225/4-16, 232/4-16, 233/3-18, ओर 235 मोन 1-16 आउट आरु 4-16 238 स्थित गांव भलवा जहांगीर पुरी, दिल्ली को पूर्ण रूप से मालिक व श्री हूं जो कि हर कित्त के भार से मुक्त को अपनी नर्त से अपने पूरे होंशो उवात में विना किसी सहकाय के, विना किसी दवाय के श्री लुधु विज्ञा समिति, पता 16-बी/5, देश लुधु सुप्रता मार्ग, देव नगर, दिल्ली जिला अध्यक्ष श्री आनन्द प्रकाश रहेजा है, को अपना मुहत्वार आम निरुक्त करता हूं जो कि हर कित्त उन्तमान करे - वैनामा तवादानामा - किरायनामा - तित्तमानामा - उकरार नामा - आदि में हर कित्त के दत्तावेगत तडरीर तडनीत कराये - दत्तउत व निमान अंगूठा करे - तथा रुद्र सख - रजिस्टर तादिक जेवा. होंकर, रजिस्ट्री कराये रुपय को वतूती करे - वतूतो ततलीम करे - स्टाम्प करीद करे - स्टाम्प रिपेच कराने का लुमता कार्यवाही करे - हर महकमा हर अदालत दिवानो - माल - फौजदारो में लुमता कार्यवाही करे - कालीनामा - राजीनामा करे - अपील उवरदारो - नगरतानी - निगरानो करे - कोर्ड पकील निरुक्त करे या मुहत्वार आत निरुक्त करे - ब्यान व ब्यान हफो देवे हर महकमा डी.डी.र. दिल्ली नगर निगम पुरिता, जिली, आदि में हर कित्त को लुमता कार्यवाही करे - उपरोक्त प्रोपर्टी को किराये पर देवे - किराया वतूत करे - वतूती करे स्वीद देवे - किरायेदार को वेदका करे - विज विवातो जमा करावे - हाका टैक्स पाटर टैक्स जमा करावे - कम्पलीशन ल्टीपिचेट प्राप्त करे आई.टी.सी. लेने की लुमता कार्यवाही करे - महकमा डी.डी.र. दिल्ली नगर निगम से बिजो का परमोशन लेवे - मेरी तरफ से कोर्ड दावा दावर करे - नकल लेवे - नशान देही करावे

राम लुधु

...2/-

नं. 5755
10-15

देशीय का सैद्धांतिक 1 जादगी (प्रतीदिना)
गुणक का एक मान्यताशे रैडिंग
दिना

केशव पण्डित
7-2-91

गुणक
7/2/91
देशीय का सैद्धांतिक 1 जादगी (प्रतीदिना)
गुणक का एक मान्यताशे रैडिंग
दिना

देशीय
देशीय पण्डित



देशीय का सैद्धांतिक 1 जादगी (प्रतीदिना)
गुणक का एक मान्यताशे रैडिंग
दिना

देशीय
देशीय पण्डित

देशीय का सैद्धांतिक 1 जादगी (प्रतीदिना)
गुणक का एक मान्यताशे रैडिंग
दिना

देशीय का सैद्धांतिक 1 जादगी (प्रतीदिना)
गुणक का एक मान्यताशे रैडिंग
दिना



: 2 :

झिगरी कराये - झररा कराये - गवाहान तलव कराये - आर्टिटर निकुत करे
- उवरोक्त प्रोपर्टी का उकरार नामा करे - उवरोक्त प्रोपर्टी का नो ओक्युपेशन
सर्टिफिकेट प्राप्त करे - ब्यान देवे - कोर्ड दरखास्त देवे मतलब यह है कि ऊत
प्रोपर्टी को निवृत्त जो जो कार्य में मूह कर सकता हूँ पाहे उत्तका जिकर उमर है
या नहीं है ऊत सुख्तयार आम कर सकता है । उत्तका किया हुआ प्रत्येक कार्य
सुई छुूर व कबूत होगा । तथा अपने दिसर जैता होगा । अतः यह सुख्तयार नाना
आम सुन समक्षर तथा तहो मानकर लिखा है कि तनद रहे और तन्य पर काम आवे
पचत ।

देशरामभादव

§ देश राम §

§ सुख्तयार नामा आन निकुत करने वाला §

गवाहान
बलदामराम नरु (दाए)
जगन्नाथपुरा (अ) अमर
दा बलदामराम

Drafted by
Rohit Sharma
Advocate

1.
2.
लक्ष्मी नन्द / सुपुत्र
श्री परमानन्द
डी२/१० नॉ५००२१३१ दिल्ली ९

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RELINQUISHMENT DEED

THIS DEED OF RELINQUISHMENT DEED is executed on this 23rd day of June, 1989 at Delhi by Sarvshri Ramesh Kumar and Rajesh Yadav sons of Late Shri Balwant Singh R/o Village Bhalaswajhangirpur Delhi State hereinafter called the Relinquishers of the first part in favour of Shri Des Ram S/o Shri Mehar Chand R/o Village Bhalaswajhangirpur Delhi State hereinafter called the Relinquishee of the other part.

The expressions the Relinquishers and the Relinquishee all these include their heirs, executors, representatives and assigns respectively-

WHEREAS the said Relinquishers and the Relinquishee are the co. owner of the land comprising khasra Nos-224(3-18); 225 (4-16), 232(4-16) 233 (3-18) and 235min (1-16 out of 4-16 with adjoining 238) situated at Village Bhalaswajhangirpur Delhi State

[Handwritten signature]

[Handwritten signature]

contd. P/2

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Pameth Kumar S 10
Balwara S

del

Sh. Ramesh Kumar 32yr
20 Sh. Balwara S
No. V.P. & Co. Balwara S
Date
4/7/89
11-12
4-7-89

Ramesh Kumar

35
1/84

54-56
6132

7562

Ramesh Kumar
Kajesthakar

Sh. Ramesh Kumar
2 Sh. Kajesthakar
2) 1/84
Retirement

Sh. Kailash Yadav
Sh. MN Sharma
Adv

4-7-89

~~Ramesh Kumar~~



PAGE...2

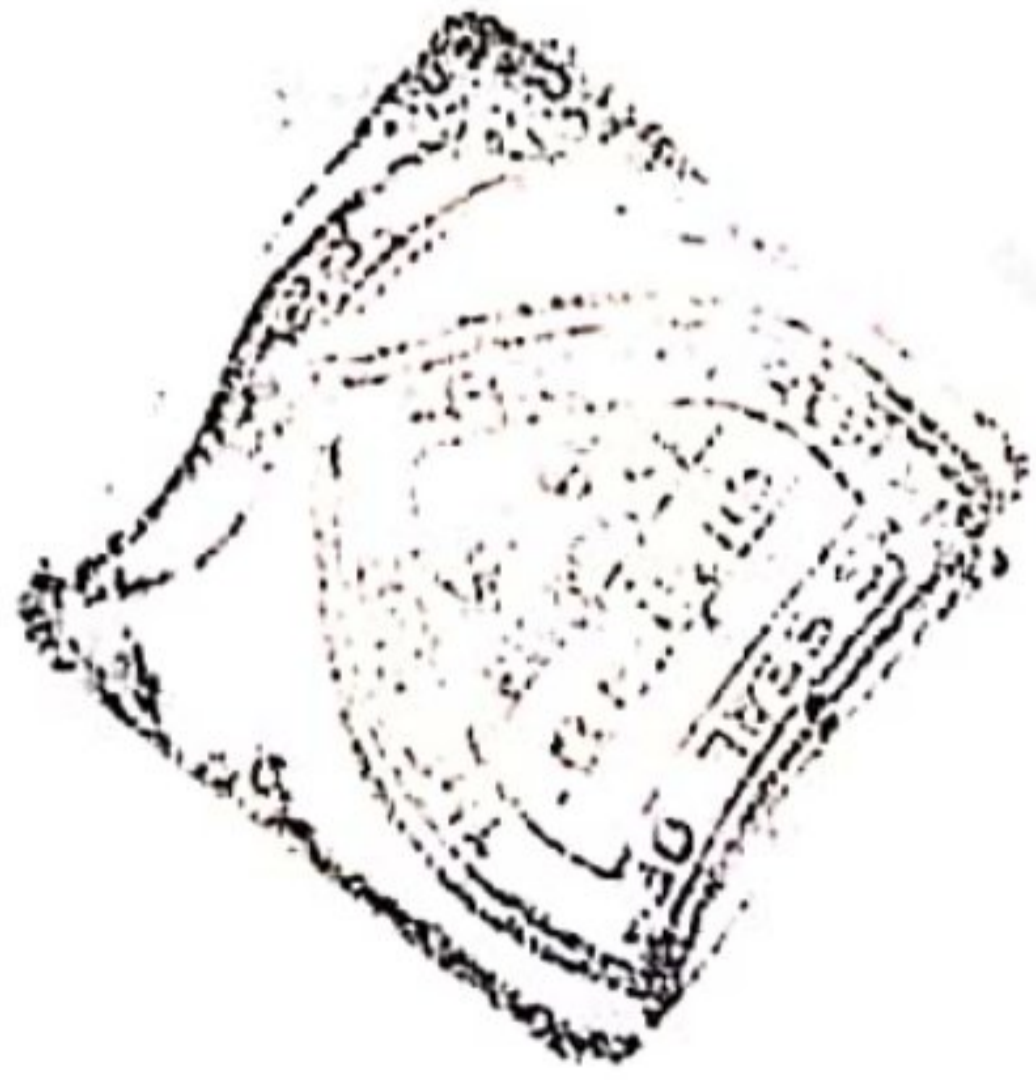
WHEREAS the said Relinquishers wants to relinquish their ownership rights in the above mentioned khasra Nos in favour of the Relinquishee for love and affection and without taking any money from the relinquishee.

Handwritten signatures in Devanagari script.

contd.P/3

11

11946/1
25 JUN 1963



NOW THIS DEED WITNESSETH AS UNDER:-

1. That the said relinquishor is already in physical possession of the above said property under relinquishment on the spot.
2. That the said relinquishor shall hereafter enjoy all the ownership rights over the above said property.
3. That the said relinquishor shall have the rights to transfer, convey and assign the above said property without any interruption or disturbance of any one.
4. That the said relinquishor shall have the rights to use or utilise the above said property for any purpose.
5. That the said relinquishor can get mutation of the above said property effected in the relevant records on the basis of this deed.
6. That the said relinquishor shall have to enjoy all the ownership rights to derive all the benefits from the above above said property.

In Witness whereof the relinquishers have signed this deed on the day, month and year first above written.

Witnesses:-

1. Kailash Yadav
Kailash Yadav s/o.
Sh. Des Ram Yadav B.
A-17 Panch Vasth - Adush
Nager Delhi - 33

Relinquishers.

Kailash Yadav
Des Ram Yadav

2. M. H. SHARMA
ADVOCATE

Drafted by me.
M. H. SHARMA
ADVOCATE



7562
6132 54-
56 31/7/89
4/7/89



214
6/2/91

W I L L .

This is the last will of the testimonial of Des Ram son of Shri Mehar Chand R/o Village Bhalaswa Jahangir Pur Delhi State made on this 5th day of Feb. 1991 at Delhi.

That life is uncertain and God knows when and at what time life comes to an end. Hence I do hereby made this will so that no dispute may arise amongst the heirs of the deceased.

Whereas the said testator is the actual rightful owner owner and in possession of a land comprising khasra Nos. 224(3-18), 225(4-16), 232(4-16), 233(3-18), and 235min (1-16 out of 4-16 with adjoining 233) situated at Village Bhalaswa Jarangir Pur Delhi State, Delhi

Whereas after death of the testator, The Samarth Sniksha Samiti at 16-B/5 Desh Bandhu Gupta Marg, Dev Nagar New Delhi-5

shall be the exclusive owner of the said property and no other legal heirs, shall have concern or claim over the same.

Whereas the said testator has signed this will without any undue influence or pressure of any one presence of the witnesses.

Testator.

Witnesses:-

1. *Mehar Chand*
Shri Mehar Chand
D-2/10 Model Town

2. **M. N. SHARMA**
ADVOCATE

M. N. SHARMA
ADVOCATE
Drafted by me.

Shi Ong Ong - 72

Siosu Melin Chey

121 5-9-91

Su Ong Ong

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9-9-91

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Affidavit

I. Des Ram son of Shri. Mehar Chand F/o Vill. Bhalaswa Jahangirpur Delhi State. do hereby solemnly affirm and declare as under:-
That The Samarth Shiksha Samiti at 16-B/5 Desh Bandhu Gupta Marg, Dev Nagar New Delhi-5 through its President Shri Anand Parkash Facheja is my Gen. att. of the property of a land comprising khasra Nos. 224(3-18), 225(4-16), 232(4-16), 233(3-18). and 235min (1-16 out of 4-16 with adjoining 238) situated at Village. Bhalaswa Jahangir Pur Delhi State. Delhi.).

vide G.P.A. dated 5.2.1991

which will not be revoked or cancelled.

[Handwritten signature]

deponent.

verified on this 5th day of Feb. 1991 that my above statement is true to the best of my knowledge.

[Handwritten signature]
deponent.

Attested

NOTARY, DELHI

5 FEB 1991

78957
R.No. _____
Name _____
Address _____

S/o *[Signature]*

5 FEB 1951

Purpose _____
In favour of _____
S. K. KHANNA, Stamp Agent
L.No. 251, K. Gate, Delhi

[Signature]





GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT I, Des Ram S/o Shri Mehar Chand R/o Village Bhalaswa Jahangir Pur Delhi State do hereby appoint, nominate and constitute The Samarth Shiksha Samiti at 16-B/5 Desh Bandhu Gupta Marg, Dev Nagar, New Delhi-5 through its President Shri Anand Parkash Raheja as my true and lawful general attorney to act in the following manners:-

Whereas the said executant is the actual rightful owner and in possession of a land comprising khasra Nos. 224(3-18), 225(4-16), 232(4-16), 233(3-18), and 235min(1-16 out of 4-16 withadjoining 233) situated at Village Bhalaswa Jahangir Pur Delhi State, Delhi.

Handwritten signature in blue ink.

contd. p/2

2-8722
S.No. _____
Name _____
Address _____
- 5 FEB 1991
Sd/-
Office of _____
K. KHANNA, Secy. Area
L.No. 251, S. Gate, Delhi

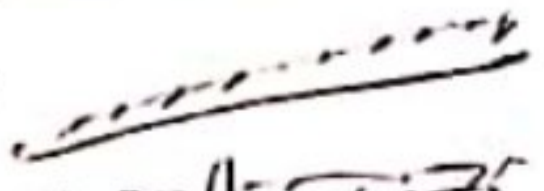
Jay Ram
Mehra and
V. Phalguna

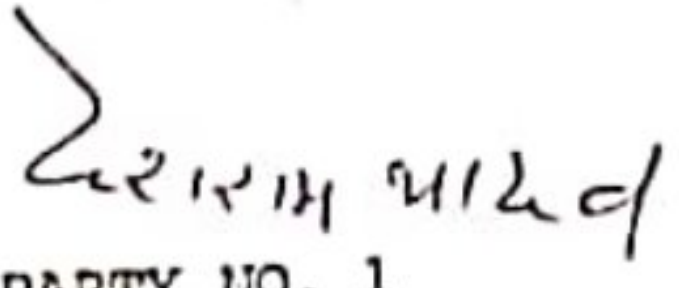
HOW THIS DEED WITNESSETH AS UNDER:

1. That in consideration of above said amount the party No.1 doth hereby transfer, convey and assign the above said property with all rights, title and interest unto the party No.2.
2. That the first party has delivered the vacant possession of the said property to second party at the spot.
3. That all the expenses of the relevant documents shall be borne by the party No.2.
4. That the property tax or other dues of the said property shall be borne by the party No.1 prior to the date of execution of this deed and after that date by party No.2.
5. That the party no.1 has not create and charge on the said property.
6. That the second party shall realise all the rents and profits of the said property from this date of execution of this agreement and the first party shall not demand any rents and profits of the said property from the second party after execution of this agreement.
7. That if the party no.1 infrings the terms of this deed then the party No.2 shall are the right to get the sale deed registered by the specific performances of the deed through the court of law and the party No.1 shall be responsible for all damages of the Party No.2.
8. That the Party No.1 or the appointed attorney thereof shall get the sale deed or sale deeds, executed and regd., in favour the Party No.2 or his nominee, nominees and get the same registered in the office of the S.R. Delhi and admit the execution thereof, after getting the necessary permission from the appropriate authority without any interruption or disturbances of any one.
9. That the Party No.1 hereby assures the Party No.2 that the said property under sale is free from all sorts of encumbrances such as sale, mortgage, lien, gift, etc. and if proved otherwise then the Party no.1 shall be liable to indemnify the Party No.2 in full or party upto extent of loss sustained by the Party No.2.
10. That the Party No.1 has been handed over the documents to the Party No.2.

IN WITNESS WHEREOF the Party No.1 has signed this deed on the day, month and year above written.

WITNESSES:

1. 
(कानून-सल्लाहकार)
श्री २/१० मसूमयउमरिफत ९.
- 2.


PARTY NO. 1

PARTY NO. 2