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1000 Rs.





NO 388
17.8.79

Rs 1000/-
M/s Bhargavi

971/2024

V. கோபாலகிருஷ்ணன்
முத்திரைத்தாள் விற்பனையாளர்,
17, சைவமுத்தையா முதலி தெரு
சென்னை-600 001.

SALE DEED.

Kamla Rani Bhatia.

THIS DEED OF SALE EXECUTED AT MADRAS THIS TWELTH day of ~~AUGUST~~ SEPTEMBER, 1979, BY SMT. KAMALA RANI BHATIA, Wife of M.N.BHATIA, aged about 55 years, residing at No.12, 14th Cross Street, Sashi Nagar, Madras-600020, hereinafter called the "VENDOR" which term shall wherever the context so permits or requires mean and include herself, her heirs, executors, administrators, legal representatives and assigns of the ONE PART: TO AND IN FAVOUR OF: MRS. BHARGAVI, Daughter of Chandu Nair, aged about 36 years,

Kamla Rani Bhatia.

Document No 3490 of 1992 of Book 20 1st

Presented in the office of the Sub-Registrar of Kodambakkam and fee of Rs. 2.75 paid between the hours of 12 noon and 4 p.m. on the 12th September 1992.

Kamla Rani Bhatia.

Execution admitted by:

Kamla Rani Bhatia. w/o. M. N. Bhatia. No. 12, 14th Cross St. Sastri Nagar Ms 20

(M. N. BHATIA) S/o. Late Sri Venkata Krishna Bhatia 12-14th Cross St Sastri Nagar Madras 20

A draft for Rs 2,500/- Rupees twenty seven thousand five hundred only drawn on Canara Bank Nungambakkam. No dated No 975535 912494 was made over in my presence by the claimant to the Court

Kamla Rani Bhatia

12th September 92

தமிழ்நாடு 1000 Rs.



1979 17 AUG

17.8.79

Mrs Dhanam

V. கோபாலகிருஷ்ணன்
முத்திரைத்தாள் விற்பனையாளர்
17, சைவமுத்தையப்பா முதலி தெரு
சென்னை-600 001.

-2-

residing at No.16, Krishna Iyer Street, Madras-34, hereinafter called the "PURCHASER" which term shall wherever the context so permits or requires mean and include herself, her heirs, executors, administrators, legal representatives and assigns of the OTHER PART

WITNESSETH:-

WHEREAS the Vendor is the sole and absolute owner of all that piece and parcel of vacant land (House Site) bearing Plot No.91, measuring 6630 square feet,

Kamala Rani Bhatia

200 Rs.





Rs 200/-

Mrs. R Sharyani By

m 1334

17.8.79

K. A. விஜயகுமார்.
முத்திரைத்தாள் விற்பனை
முத்தியால்பேட்டை
மதராஸ்-1.

-3-

Comprised in Old Survey No.44,Part, present T.S. No.44/1 Part, Block No.13, of Puliyur Village, Gill Nagar, Kodambakkam, Madras more particularly described in the Schedule hereunder, she having purchased the same with her own funds from R.Govindaraja Mudaliar and others under a Sale Deed dated 12.2.1962 and registered as Document No.459 of 1962 in the Office of the Sub-Registrar, Thyagaraya Nagar, Madras; Whereas the Purchaser has been in exclusive possession and enjoyment of the said property as the sole and

Kamla Rani Bhatia

200 Rs.



TREASURY
1 AUG

Rs 200/-

M/s Bhargavi

K. A. விஜய குமார்
முத்திரைத்தாள் விற்பனை
முத்தியால்பேட்டை,
மதுரை-1.

absolute owner thereof ever since her purchase;

WHEREAS the Vendor has represented to the Purchaser that the said property is her self acquired and absolute property purchased with her own funds in which none others except herself has any manner of right, title or interest and that she is fully competent and entitled to sell the same.

WHEREAS the Vendor is desirous of disposing of

Kamla Rani Bhatia

200 Rs.



TREASURY 1979 - AUG

r 1336
17.8.79

Rs 200/-

K. A. விஜயராகவன்
மத்திய அரசு வழக்கறிஞர்
மத்தியபேட்டை,
மதுரை-1.

the schedule mentioned property and offered to sell the same for a sum of Rs.27,500/- (Rupees Twenty seven thousand and five hundred only) free from all encumbrances and the purchaser has agreed to purchase the same for the said price of Rs.27,500/- (Rupees Twenty seven thousand and five hundred only) free from all encumbrances;

WHEREAS the Vendor has assured the Purchaser that she is completely seized and absolutely entitled to deal

Kamala Rani Bhatia.

75 Rs.



Rs 75/-

1331
17.8.79

Mrs Khungani K

with the said property, that there are no encumbrances whatsoever on the said property and that the said property is not subject to any mortgage, attachment, lien, charge or proceedings in any Court and that she will deliver vacant possession of the property to the Purchaser;

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:-

That in pursuance of the foregoing and in consideration of the sum of Rs.27,500/-(Rupees Twenty seven thousand and Five hundred only) paid by the

Kamla Rani Bhatia

75 Rs.



A 1338/12.879

Rs 75/-

M/s Bhargavi

K. A. விஜயகுமார்.
முத்திரைத்தாள் விற்பனை...
முத்திரைப்பேப்பர்.
சென்னை-1.

Purchaser to the Vendor at the time of Registration of these presents before the Sub-Registrar of Assurances, Kodambakkam, the receipt of which sum of Rs.27,500/- (Rupees Twenty seven thousand and Five Hundred only) in the manner aforesaid the Vendor doth hereby admits, and acknowledges and from the same do hereby release the Purchaser, the Vendor hereby grant, convey, sell, transfer, and assign unto the Purchaser by way of absolute sale all her right, title or interest in the piece and parcel of vacant land (House Site)

>. Kamlar Rani Bhatia.

75 Rs.



1339
17.8.79
Rs 75/-
K. A. விஜயகுமார்
முத்திரைத்தாள் விற்பனையாளர்
முத்தியால்பேட்டை,
மதுரை-1.

bearing Plot No.91, measuring 6630 square feet, comprised in Old Survey No.44 Part, Present T.S. No.44/1 Part, Block No.13, of Puliyur Village, Gill Nagar, Kodambakkam, Madras, more particularly described in the Schedule hereunder together with all trees, ways, wells, water, water-courses, fences, ditches, drain, rights, liberties, privileges, easements, advantages, and appurtenances appertaining to the same or to any part thereof or reputed to so belong and usually held or enjoyed therewith, including all

Kamla Rani Bhatia.

75 Rs.



NO 1340

17.8.79

Rs 75/-

Mrs Rangani

K. A. விஜயகுமார்
முத்திரைத்தாள் வி
மத்திரைப்பேடை
பகுதி-1.

the estate, right, title and interest claims and demands of the Vendor unto and upon the said property and to every part thereof TO HAVE AND TO HOLD the same unto and to the use of the Purchaser absolutely for ever free from all encumbrances;

The Vendor hereby assures, declares and covenants with the Purchaser that the property hereunder conveyed is her absolute and self acquired property and that she is the sole and absolute

75 Rs.



NO 1361
14.8.79

Rs 75/-

owner thereof, that none others except herself have any manner of right, title or interest therein and that she has perfect lawful, absolute and good right, full power and exclusive title to sell the said property hereunder conveyed unto and to the use of the Purchaser and that she has not done or suffered to be done any act, deed or thing by which her absolute right and title to the said property is in any way affected, that accordingly she, the Vendor has delivered vacant possession to the

தமிழ்நாடு 75 Rs.



NO 1342
17.8.79

Rs 75/-
M/s Bhargavi K

Purchaser of the property hereunder conveyed and that the said property shall at all times hereafter remain unto the Purchaser and be quietly held and enjoyed and the rents and profits therefrom received by the Purchaser without any let or hindrance, obstruction, interruption, claim or demand of whatever kind by the Vendor or by any other person whomsoever claiming through her or any of her predecessors-in-title.

The Vendor further assures, declares and covenants with the Purchaser that the property hereunder conveyed is free from all encumbrances and that the said

75 Rs.



No 1343
17.8.79

Rs 75/-
M/s Bhargava &

property is not subject to any mortgage, attachment, distraint, lien, charge or proceedings in any Court and that she the Vendor at all times hereafter will sufficiently indemnify and save the Purchaser harmless against all valid, and lawful claims whatsoever by the Vendor or her predecessors-in-title and any person lawfully and equitably claiming from the Vendor or intrust for her and save the purchaser harmless from all losses, charges, damages, costs and expenses she may be put to or suffer by reason of any want of or defect in the title to the said property or any part

75 Rs.





No 1364
17.8.79

Rs 75/-
M/s Bhargavi

K. A. விஜயகுமார்.
முத்திரைத்தாள் விற்பனையாளர்
முத்தியால்பேட்டை,
புதுச்சேரி-1.

thereof or by reason of any of covenants herein contained on the Vendor's part to be observed and performed.

The Vendor hereby assures the Purchaser that she will at all times hereafter at the request of the Purchaser and at the expenses of the Vendor execute and do all such acts, deeds things and further assurances, as by the Purchaser be reasonably required for further or more perfectly assuring the title or

M/s Bhargavi Real Estate

75 Rs.





No 1355
17.8.79

Rs 75/-
Mrs Bhargavi

K. A. விஜயகுமார்,
மத்திரைத்தாள் விற்பனையாளர்
முத்தியால்பேட்டை
புதுச்சேரி-1.

peaceable possession and enjoyment of the property hereunder conveyed and to the use of the Purchaser and for indemnifying against all losses, damages, claims, expenses, demands, liabilities, and whatsoever if any which the Purchaser may sustain or be put to by any reason or in respect of the purchase hereof.

The Vendor hereby declares and assures

தமிழ்நாடு

75 Rs.



No 1350
17.8.79

Rs 75/-
M/s Bhargavi

K. A. விஜயகுமார்,
பட்டிரைத்தாள் விற்பனையாளர்,
முத்தியால்பேட்டை,
புதுச்சேரி-1.

the Purchaser that she has paid in full all assessments, taxes, land revenue quit rent levies and other public charges payable to the Corporation of Madras and the Government in respect of the property hereunder conveyed upto date and undertakes to indemnify the Purchaser against any loss she may be put to by any demand, that may be made on her for any such arrears.

The Vendor covenants that the Purchaser is

75 Rs.



1357
17.8.79

K. A. விஜயகுமார்,
முத்திரைத்தாள் விற்பனையாளர்,
முத்தியால்பேட்டை.
புதுச்சேரி-1.

entitled to have mutation in all the public records in respect of the property hereunder conveyed and the Vendor undertakes to support all such applications as may be made in this behalf by the Purchaser.

The Vendor further declares that she has not dealt with the property hereunder conveyed by any Will, Gift or otherwise derogatory to



50 Rs.

A 1358
17.8.99

Rs 50/-

M/s. Rakargani &

T. A. விஜயராகவன்,
வெற்றிகரமான விற்பனை
முத்திரைத்தாள் விற்பனையாளர்,
சென்னை-1.

the absolute right, title and interest hereby conveyed.

The Vendor has this day delivered vacant possession of the property to the Purchaser hereunder conveyed.

SCHEDULE OF PROPERTY.

All that piece and parcel of vacant land (House Site) bearing Plot No.91, measuring 6630 sq.feet,

50 Rs.



Rs 50/-

420

19.8.79

M/s Bhargavi

V. கோபாலகிருஷ்ணன்,
முத்திரைத்தாள் விற்பனையாளர்,
17, சைவமுத்தையா முதலி தெரு,
சென்னை-600 001.

18.8.79

i.e. 65' x 102' comprised in Old Survey No.44 Part, present T.S.No.44/1 Part, Block No.13, of Puliyur Village, Gill Nagar, Kodambakkam, Madras, Bounded On the North by Plot No.89, South by Plot No.93, West by Road, and East by Plot No.90, within the

தமிழ்நாடு 50 Rs.



Rs 50/-

N 42/

18.8.79

Mrs Bhargavi G

V. கோபாலகிருஷ்ணன்,
முத்திரைத்தாள் விற்பனையாளர்,
17, சைவமுத்தையா முதலி தெரு
சென்னை-600 001.

18.8.79

Sub-Registration District of Kodambakkam and
Registration District of South Madras.

IN WITNESS WHEREOF THE VENDOR has set her hand and signed this Sale deed on the day, month and year first above written;-

Witnesses;-

1. M N Bhatia (M.N.BHATIA)
12-14 H Class 8(
Sushinagar Madras 20

For Bhargavi Khanna.

VENDOR.

2.

M. [illegible]
[illegible]



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