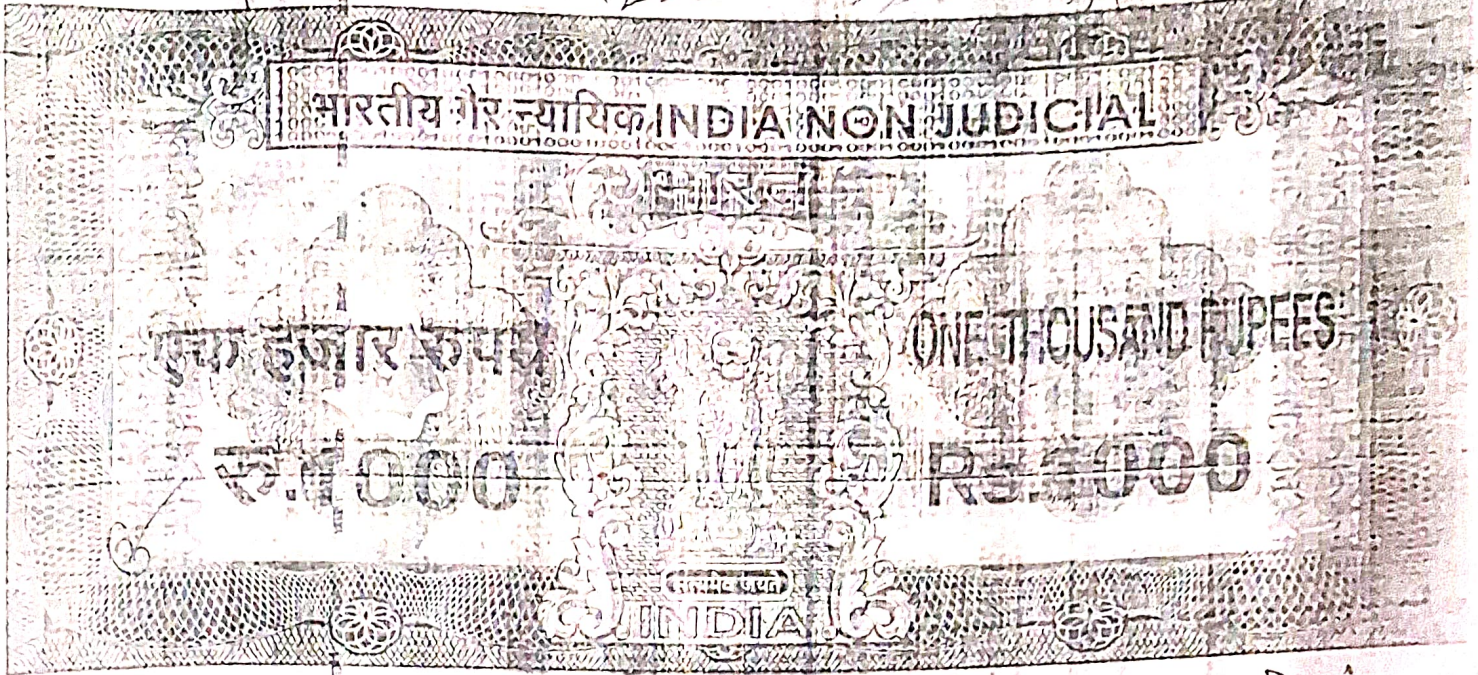


Serial No. 2807 Circle: Motihari

Book No. Deed No. 2807



बिहार BIHAR

Serial No. 48087 21-2020

श्री शिव किशोर सिंह बनाम विद्यानाथ झा  
2110 अ 29 नया न्यायनारा 7/11/2020  
2125-101/रचना 1000/

बिहार सरकार  
जिला निबंधन कार्यालय, मोतिहारी

पृष्ठांकन का सारांश

दिनांक 09/01/2020 को Kekha Devi द्वारा यह दस्तावेज निबंधन हेतु उपस्थापित किया गया। इसमें सं 32620 मुद्रांक शुल्क एवं सं 28590 निबंधन तथा अन्य शुल्क का भुगतान किया गया। दस्तावेज ग्राह्य पत्र तथा जिन पर लेखक शिरो मोहरेकासके इसका निष्पादन स्वीकार किया उनके तथा उनके पहचानकर्ता के नाम, फोटो, अंगुलियों के निधान एवं हस्ताक्षर पीछे अंकित हैं। इसी दस्तावेज सं 289 के रूप में पुस्तक सं 1 की जिल्द सं 5 के पृष्ठ सं 135 से 194 तक CD 1 में अंकित निबंधित एवं कुल 10 पृष्ठों में संघारित किया गया।

दिनांक-09/01/2020

टांकन नं. 253/2020

विनय कुमार  
निबंधन प

LEASE DEED

01. Rekha Devi, P.O. - Narendra Prasad Singh aged about 46 years, P.O. - Barwa, resident at Barwa (East), P.O. Barwa, Up to Senior Secondary Level, P.S. - Lakhaura, Distt. - East Champaran, Mob No. - 9855000000, Panjara - Laberiasarai, Lakhaura - 846001  
Principal  
Principal  
J.R. Convent  
Done, Shivan

Swingh  
PRINCIPAL  
V.A. Holy Mission High School  
Barwa (East), Lakhaura

SHIVA KISHORE SINGH  
Chairman  
V.A. Holy Mission High School  
Barwa (East), Lakhaura

Handwritten notes and signatures on the right margin, including a large signature at the top and vertical text below.

District Registry Office, Motihari

Deed Number 253

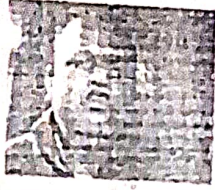
Reg. Year 2020

Serial Number 280

Deed Number 289

PresType Name Photo Thumb Index Middle Ring Little

Lessee Shiv Kishor Singh In Favour Of Va Holy Mission High School



शिव किशोर सिंह

09-01-2020

Presented Rekha Devi



By Rekha Devi

09-01-2020

Lessor Rekha Devi

Sig. Photo Thumb Index Middle Ring Little

Identified Chandan Kishor



By Chandan Kishor

09-01-2020

Principal

Holy Mary International School  
Up to Senior Secondary Level  
Pandeynagar, Baheriasarai  
Dist. Siwan

Principal  
J.R. Convent  
Done, Siwan

Principal

V.A. Holy Mission High School  
Barwa (East), Lakhaura

7/1/2020

SHIVA KISHORE SINGH  
Chairman  
V.A. Holy Mission High School  
Barwa (East), Lakhaura

AND

V.A. Holy Mission High School, At- Barwa (East), P.O.- Barwa, P.S.- Lakhaura, Distt.- East Champaran (Bihar) a unit of "Vishwa Anu Social & Educational Trust" At- New Chandmari, Motihari, East Champaran (Bihar) through its Chairman of Trust & SMC Mr. Shiva Kishor Singh S/O- Vishwanath Singh, aged about 57 years, By Cast-Rajput resident At- New Chandmari, Motihari, Distt.- East Champaran (Bihar), Mob No-9470235689

Second Party (Lessee)

Type of Deed : Lease Deed  
Period of Lease : 29 Years & 11 months  
Mode of Rent : yearly Rent Rs -30000/-  
(Thirty Thousand Only)

Details of the hold property:

Situated At- Barwa (East), PO-Barwa, PS- Lakhaura, PS no.- 135, Anchal-Motihari Distt.-East Champaran (Bihar) measuring a total area 204 decimal or 2.04 acres or 8255.6 Sq. meter Or 88862.4 Sq.ft. bounded as follows:-

<u>Khata No.</u>	<u>Khesra No.</u>	<u>Area</u>
		<u>Acre</u>
226	1255	0.2 acre
Rs-9,29,000/-		Or 20.64 Decimal
173	1276	0.35 acre
Rs-15,17,000/-		Or 33.71 Decimal
161	1145	0.3 acre
Rs-13,94,000/-		Or 30.90 Decimal

Principal  
Shibu W. R.  
Holy Mary International School  
Up to Senior Secondary Level  
Pandananarai, Lakhaurai  
Darbhanga - 846001

Principal  
J.R. Convent  
Dona, Siwan

SHIVA KISHORE SINGH  
Chairman

V.A. Holy Mission High School  
Barwa (East), Lakhaura

T. Singh  
PRINCIPAL

A. Holy Mission High School  
Barwa (East), Lakhaura

श्री शिव केशोर सिंह जी का प्रस्ताव  
मोबा नं. 9470235689  
7/1/2020

<u>Khata No.</u>	<u>Khesra No.</u>	<u>Area</u> <u>Acre</u>
185	1135	0.63 acre Or 63.47 Decimal
Rs-28,47,000/-		
161	1187	0.31 acre Or 31.48 Decimal
Rs-14,17,000/-		
161	1188	0.26 acre Or 23.74 Decimal
Rs-10,69,000/-		
Total Land Value-91,73,000/-		Total Area-204 Decimal

7/1/2020  
 7/1/2020  
 7/1/2020

North : Birendra Singh and Others  
 South : Road  
 East : Pradeep Narayan Singh  
 West : Parmanand Singh and others

Nature of Land- Commercial Land  
 AND

Whereas the lessee which is private public school, V.A. Holy Mission High School, At- Barwa (East), P.O.- Barwa, P.S.- Lakhaura, Distt.- East Champaran (Bihar) a unit of "Vishwa Anu Social & Educational Trust" At- New Chandmari, Motihari, Distt.- East Champaran (Bihar) constituted of imparting and to promote the educational interest of the children of all caste, colors and creeds through its Chairman of Trust & SMC (Lessee) are desirous to talking on the property on lease the property fully detailed above the lessor has agreed for giving on lease to both the parties i.e. the lessor and lessees have mutually agreed on the terms and conditions here in after

mentioned.  
**PRINCIPAL**  
 V.A. Holy Mission High School  
 Barwa (East), Lakhaura

Principal  
 J.R. Convent  
 Barwa, Siwan

SHIVA KISHORE SINGH  
 Chairman  
 V.A. Holy Mission High School  
 Barwa (East), Lakhaura

This lease deed commences from the 07 day of January, 2020 for a total period of 29 Years & 11 months.

purpose under legal obligation to pay to electric supplier without involving the land owner or the land to pay for the Electric Supply.

10. That shall be the responsibility of the lessor to make the payment of Civil and revenue rent but all other rates rents, tax or charges shall be paid by Lessee on account of their occupancy on the Lease hold property.
11. That any tax or charges which is due on the Lessee hold property prior to the date of execution of this shall be payable by the lessor and shall be discharged by him alone.
12. That the lessee shall be entitled to use the vacant position of the lease hold property as playground for the students.
13. That after the expiry the lease or at the time of vacation of the building by the lessee, the lessee shall be free and entitled to remove their furniture and other material at their own cost kept in the premises by them without causing damage raises by them to the basic structure. The total costs of construction or anything will be the Trust Property or School property. The land lord will pay the construction at that time than he will be able to remove the school after expiry the lease hold property.
14. That the Lessee is able to mortgage the lease hold property to any bank or financial company for the development and further construction of the above said V.A. Holy Mission High School, At- Barwa (East), P.O.- Barwa, P.S.- Lakhaura, Distt.- East Champaran (Bihar). But the lessee shall be responsible for the repayment or installment of the loan.

*Shibu V. R.*  
**Principal**  
Holy Mary International School  
Up to Senior Secondary Level  
Pandasarai, Laheriasarai  
Darbhanga - 846001

*Amrit*  
**Principal**  
J.R. Convent  
Done, Siwan

*Jyoti*  
**PRINCIPAL**  
V.A. Holy Mission High School  
Barwa (East), Lakhaura

*Shiv*  
**SHIVA KISHORE SINGH**  
Chairman  
V.A. Holy Mission High School  
Barwa (East), Lakhaura

2022/11/17 10:20:13 AM  
2022/11/17 10:20:13 AM

IN WITNESS of the execution the parties above as mentioned and witness have signed this agreement in taken of acceptance of the terms above mentioned.

Lessee

सही शिव किशोर सिंह

Lessor

सही रेखा देवी

सही रेखा देवी 7/1/2020  
सही शिव किशोर सिंह

Witness

1. चंदन किशोर पिता - रिन किशोर सिंह  
शांतीन लखौर बल्वा पूर्व भागा - लखौर

2. सराज कुमारा पाण्डेय

पिता - स्व. शोभा नरु पाण्डेय

सह - मोरिया

सह - मोरिया

Sibu V. R.  
**Principal**  
Holy Mary International School  
Up to Senior Secondary Level  
Pandastara, Lakhsarai  
Varanasi - 221001

**Principal**  
J.R. Convent  
Done, Siwan

McL harl Enroll (No - 2229/98

Dated - 7-01-2020

**Swainh**  
**PRINCIPAL**  
A. Holy Mission High School  
Barwa (East), Lakhaura

**SHIVA KISHORE SINGH**  
Chairman  
V.A. Holy Mission High School  
Barwa (East), Lakhaura