Money Receipt

I, Thokchom Ramesh Singh S/O Th. Chaoba Singh of Kiyam Mamang Leikai, Imphal West District, do hereby received a sum of Rs. 6,30,000/-(.Rupees six lakh thirty thousand ) only from Maibam Usha Devi D/O M. Jugeshwor Singh of Sangaiprou Maning Leikai, Imphal West District, Manipur sale of my homesteadland measuring an area .65 acre covered by C.S. Dag No. 115/284 and 115/236 under patta No. patta No. 10,131,68 angsh(old)/143/204 (new) situated at Revenue Village No. 66- Kiyam, Imphal West Tahsil on this 26 day of November, 2013.

Witness

Signature of Receiver

1. That, the said Vendor further covenant that if it transpires that his aforesaid land hereby sold and conveyed by him is not free from all encumbrances as hereinbefore stated by him and if this present transaction is required to be cancelled because of any kind of encumbrances the Vendor or his legal heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, his legal heirs, representatives and assigns and will be bound to make a good and compensate to the Vendee against any losses or damages sustained therein by making payment times of the consideration amount mentioned in this Deed by the vendor or his legal heirs, as the case may be.

SALE DEED

This SALE DEED is executed on 10 th day of January, 2014 between Thokchom Sobha SinghS/O (L) Ibochou Singh of Senjam Khunou, Imphal West District, Manipur hereinafter called "the Vendor” ( which expression shall unless repugnant to the context be deemed to include his heirs, successors, representatives and assigns) of the one part AND Thokchom Ranjita DeviW/O Th. Bidyananda Singh of Khonghamat Mantri Leikai, Imphal West District, Manipur (hereinafter called "the Vendee” which expression shall unless repugnant to the context be deemed to include her heirs, representatives and assigns) of the other part.

Whereas, the said Vendor is the absolute owner, possessor and of the Agriculturalland ( phourel class) measuring an area 1.25 acre covered by C.S. Dag No. 79/541 under patta No. patta No.411 angsh(old)/237/1057(new) situated at Revenue Village No. 46 – Phumlou, Imphal West Tahsil.

And whereas, the said Vendor has agreed to sell, transfer and convey the a piece of land i.e. .625 acre on the eastern side out of .1.25 acre which is morefully described in the schedule for a sum of Rs. 50,000/-( Rupees fifty thousand) only unto the said Vendee and the said Vendee as also agreed to purchase the said land under the following terms and conditions.

NOW THIS DEED WITNESSES AS FOLLOWS.

1. That, in pursuance of the aforesaid agreement to sell, the said Vendor does hereby sell, transfer and convey the said land which is hereunder described in the schedule below unto the said Vendee "TO HAVE AND TO HOLD" the same as the absolute owner forever.

2

1. That, by way of consideration for the said sale, transfer and conveyance, the said Vendee has paid a sum of Rs. 50,000/-( Rupees fifty thousand) only the receipt whereof the said Vendor does hereby acknowledge unto the said Vendee and the said vendor does hereby admit and confirm that now nothing is due from the said Vendee.
2. That, the Vendor does hereby declare and confirm that he has relinquished all his rights, interest and title in respect of the aforesaid sold land as described in the schedule below unto the said Vendee.

4. That, the said Vendee shall mutate her name into the Record of Rights as the owner and the pattadar in respect of the aforesaid purchased land by cancelling the name of the Vendor in the relevant Revenue land Record which is morefully described in the schedule below.

5. That, the Vendor has today delivered the actual physical possession of the aforesaid sold land which is morefully described in the schedule below unto the said Vendee.

6.That, the said Vendor does hereby assure unto the said Vendee that he has a clean and marketable title in respect of the aforesaid sold land which is described in the schedule and the same is free from all encumbrance and there is no litigation pending before any Law Court.

SCHEDULE OF SOLD LAND

A portion of land on the eastrern side measuring .62 acre out of 1.25 acre covered by C.S. Dag No. 79/541 under patta No. patta No.411 angsh(old)/237/1057(new) situated at Revenue Village No. 46 – Phumlou, Imphal West Tahsil which is bounded on the :

North : by the land of Tomba Singh ; South : by the land of Heramani Singh

East : by the land of Panjao Singh ; West by the land of Dolen Singh

IN WITNESSES WHEREOF, the parties hereto have signed this Sale Deed in presence of the attesting witnesses after having fully understood the contents of the Sale Deed as having read out and explained by the writer of this Deed as after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES:

1

SIGNATURE OF THE VENDOR

2 SIGNATURE OF THE VENDEE

Drawn by:-

This Deed of Rectification is made on this the 18th day of October, 2013 between Wangkheimayum Sudhir Singh S/O (L) Chaoba Singh of Nagama Mapal Lamabam leikai, Imphal West District, Manipur ( hereinafter called “ the Donor”) of the one part AND Wangkheimayum Vikram S/O W. Sudhir Singh of Nagmapal Lamabam Leikai, Imphal West District, Manipur ( hereinafter called “the Donee”) of other part.

Whereas, the Donor and Donee have executed a registered Gift Deed on 31st day of January, 2011 being No. 202(V) and Deed of Rectification 2nd day of February, 2013 being No. 182 (V) before the Office of the Sub- Registrar (HQ) Imphal hereinafter called the Principal Deed And Whereas, by a bonafide mistake in the said two principal deed i.e. in the patta No. it is written as Patta No. 196, 1433,1461(Old)/1623(new),covered by C.S. Dag No. 10241 measuring an area of .0413 hectare situated at Revenue Village No. 90 - Thangmeiband and now it will be written as Patta No.198,1433,1461(Old)/ 1623(new), covered by C.S. Dag No. 10241 measuring an area of .0413 hectare situated at Revenue Village No. 90- Thangmeiband

**NO OBJECTION CERTIFICATE**

This is to certify that, I have no objection for construction of pucca building in the homestead land under Patta No. 33 (new) covered C.S. Dag No. 168 /P measuring an area of .12335 acre situated at Revenue Village No. 26-Wangkheirakpam Leikai recorded in the name of Smt. Khumbongmayum (O) Anita Devi W/O (L) Kh. Surjit Singh @ Bobby of Wangkheirakpam Leikai, Imphal East District, Manipur, P. O Imphal and P.S. Porompat.

She is known to me for the few years

She is not related to me.

Witness. Signature

( Ksherimayum Umesh Singh )

Councillor (Ward No.21, IMC

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GIFT DEED

This Gift Deed made on this 25th day of March, 2014 between Irengbam Puinyabati Devi D/O (L) Gokulchasndra Singh of Naoremthong Laishram leikai, Imphal West District, Manipur (hereinafter called the Donor) of the one part.

2

AND

Irengbam Keilabati Devi D/O (L) I. Gokulchandra Singh of Naoremthong Laishram Leikai, Imphal West District, Manipur ( hereinafter called the Donee ) of the other part.

3

Whereas, the donor is the absolute owner, possessor and recorded patttadar of the homesteadland under Patta No 604 angsh(old)/637/1242(New) covered by C.S. Dag No. 1146/1345 measuring an area of .0174 hectare of Village No. 88- Lalambung, Imphal West Tahsil.

4

Whereas, the Donor is desirous to make a gift the said land to the Donee which is morefully described in the schedule, who is the younger sister of the Donor out of natural love and affection.

NOW THIS GIFT DEED WITNESS AS UNDER;

1. That, in consideration of natural love and affection which the donor has for the donee, the donor hereby freely and voluntarily and without taking any consideration conveys, transfers and assigns unto the donee the said land which is morefully described in the schedule by way gift with all rights whatsoever thereto “TO HAVE AND TO HOLD” to possess to enjoy the same as absolute owner forever.

5

1. That, the donor hereby declare and confirms that she has relinquished all her rights title and interest in respect of the said gifted land which is morefully described in the schedule unto the said donee.

6

1. That, the donor hereby declare that she has deliver the actual physical possession of the said gifted land to the donee and the said donee has also accepted the gift and has taken over possession of the said land which is morefuly described in the schedule.
2. That, the donor has no objection to the mutation in the name of the donee the said land in relevant Revenue land Records.
3. That, after execution of this deed the donee becomes full and absolute of the said land which is morefully described in schedule.

7

1. That, the value of the gifted land is fixed at Rs. 5,000/- ( Rupees Five Thousand ) only for the purpose of the Registration.

8

SCHEDULE

( description of the gifted land)

The homesteadland under Patta No 604 angsh(old)/637/1242(New) covered by C.S. Dag No. 1146/1345 measuring an area of .0174 hectare of Village No. 88- Lalambung, Imphal West Tahsilwhich is bounded on the;

9

North : by the land of A. Tomba Singh

South ; by the land of S. Shamungou Singh

East ; by the land of Lai Gadi

West ; by the Naoremthong Laishram Leirak

10

In witnesses whereof the parties hereto set their hands by way of execution of this Deed and acceptance of this Gift after knowing the contents of this as read over, explained and made known to them in their full state of mind on the day, month and year appearing at the outset of this Gift Deed.

Witnesses:

Signature of the Donor

1.

I, the donee do hereby accept the gift.

2. made by Donor

The Donee.

Drawn up by:

GIFT DEED

This Gift Deed made on this 10th day of April, 2014 between Hawaibam ongbi Rebika Devi W/O H. Thoithoi Singh of Singjamei Kwakeithel Haorokchambi, Imphal West District, Manipur (hereinafter called the Donor) of the one part AND R.K. Ibomcha Singh S/O (L) R.K. Sanahal Singh of Thangmeiband Lourungpurel Leikai, Imphal West District, Manipur (hereinafter called the Donee ) of the other part.

Whereas, the donor is the absolute owner, possessor and recorded patttadar of the Homesteadland under Patta No 82/873 angsh(old) /1809/2316(New) covered by C.S. Dag No. 7101/7274 measuring an area of .0162 hectare of Village No. 90- Thangmeiband, Imphal West Tahsil.

2

Whereas, the Donor is desirous to make a gift the said land which is morefully described in the schedule to the Donee, who is brother in law of the Donor out of natural love and affection.

NOW THIS GIFT DEED WITNESS AS UNDER;

1. That, in consideration of natural love and affection which the donor has for the donee, the donor hereby freely and voluntarily and without taking any consideration conveys, transfers and assigns unto the done the said land which is morefully described in the schedule by way gift with all rights whatsoever thereto “TO HAVE AND TO HOLD”to possess to enjoy the same as absolute owner forever.
2. That, the donor hereby declare and confirms that she has relinquished all her rights title and interest in respect of the said gifted land which is morefully described in the schedule unto the said donee.
3. That, the donor hereby declare that she has deliver the actual physical possession of the said gifted land to the donee and the said donee has also accepted the gift and has taken over possession of the said land which is morefuly described in the schedule.
4. That, the donor has no objection to the mutation in the name of the donee the said land in relevant Revenue land Records.

3

1. That, after execution of this deed the donee becomes full and absolute of the said land which is morefully described in schedule.
2. That, the value of the gifted land is fixed at Rs. 5,000/- ( Rupees Five Thousand ) only for the purpose of the Registration.

SCHEDULE

( description of the gifted land)

The Homesteadland under Patta No 82/873 angsh(old) /1809/2316 (New) covered by C.S. Dag No. 7101/7274 measuring an area of .0162 hectare of Village No. 90- Thangmeiband, Imphal West Tahsil, which is bounded on the;

North : by the land of R.K. Vimajit Singh

South ; by the land of Th. Ibungo Singh

East ; by the Inter Village Road

West ; by the land of R.K. Sanajaoba Singh

In witnesses whereof the parties hereto set their hands by way of execution of this Deed and acceptance of this Gift after knowing the contents of this as read over, explained and made known to them in their full state of mind on the day, month and year appearing at the outset of this Gift Deed.

Witnesses:

Signature of the Donor

1.

I, the donee do hereby accept the gift.

2. made by the donor

The Donee

Drawn up by:

GIFT DEED

This Gift Deed made on this 15th day of April, 2014 between Khwairakpam Joychandra Singh S/O (L) Babuchand Singh of Keishampat Kongjeng Hajari Leikai, Imphal West District, Manipur (hereinafter called the Donor) of the one part AND Thokchom Somorendro Singh S/O (L) Amubi Singh of Khurai Nandeibam Leikai, Salanthong, Imphal East District, Manipur ( hereinafter called the Donee ) of the other part.

Whereas, the homestead land under Patta No. 33,154 angsh (Old) 315/464 (New) covered by C.S. Dag No. 1149 measuring an area of .76 acre of Village No. 45- Sangaiprou, Imphal West Tahsil.

Whereas, the Donor is desirous to make a gift the said land to the Donee, who is the son in law of the Donor out of natural love and affection.

NOW THIS GIFT DEED WITNESS AS UNDER;

1. That, in consideration of natural love and affection which the donor has for the donee, the donor hereby freely and voluntarily and without taking any consideration conveys, transfers and assigns unto the donee the said land which is morefully described in the schedule by way gift with all rights whatsoever thereto “TO HAVE AND TO HOLD” to possess to enjoy the same as absolute owner forever.

2

1. That, the donor hereby declare and confirms that he has relinquished all his rights title and interest in respect of the said gifted land which is morefully described in the schedule unto the said donee.
2. That, the donor hereby declare that he has deliver the actual physical possession of the said land to the donee and the said donee has also accepted the gift and has taken over possession of the said land which is morefuly described in the schedule.
3. That, the donor has no objection to the mutation in the name of the donee the said land in relevant Revenue land Records.

5. That, after execution of this deed the donee becomes full and absolute of the said land which is morefully described in schedule.

6. That, the value of the gifted land is fixed at Rs. 5,000/- ( Rupees Five Thousand ) only for the purpose of the Registration.

3

SCHEDULE

( description of the gifted land)

The homestead land under Patta No. 33,154 angsh (Old) 315/464 (New) covered by C.S. Dag No. 1149 measuring an area of .76 acre of Village No. 45- Sangaiprou, Imphal West Tahsil which is bounded on the :-

North : by the land of Y. Tejkumar Singh

South ; by the Pond

East ; by the land of L. Tiken Singh

West ; by the Mera Khong ( Mera Canal )

4

In witnesses whereof the parties hereto set their hands by way of execution of this Deed and acceptance of this Gift after knowing the contents of this as read over, explained and made known to them in their full state of mind on the day, month and year appearing at the outset of this Gift Deed.

Witnesses:

Signature of the Donor

1.

I, the donee do hereby accept the gift.

2. made by donor

The Donee.

Drawn by:

DEED OF CANCELLATON

This Deed of Cancellation is made on this 02nd Day of Jamuary, 2014 between Smt. Yambem ongbi Khuraijam Thareima Devi W/O Roshan Singh resident of Uripok Yambem Leikai, Imphal West District, Manipur (hereinafter called the first party/Vendor ) of the one part AND Longjam Nandakishor Singh S/O Keishamthong Maning Longajam Leirak, Imphal West District, Manipur(hereinafter called the second party/ Vendee ) of the other part.

Whereas, a Sale Deed Under No. 3342 on 20th September, 2013 executed between the First party and Second party as Vendor and Vendee respectively in the Sub-Registrar (HQ), Imphal (hereinafter called the Principal Deed).

AND WHEREAS, dispute in the schedule of the sold areaof the Principal deed, the first party and second party have now agreed to cancel the said sale deed under the terms and conditions as laid down in this Deed of Cancellation.

NOW THIS DEED WITNESSETH AS FOLLOWS:

1. The first party/Vendor has repaid the consideration amount to the second party/Vendee and the second party hereby also acknowledged the receipt of the said amount from the first party.
2. The above parties hereby confirm that the Sale Deed executed between the first party and the second party shall remain cancelled and no untoward effect shall be survived.
3. The Second party further assured that no objection shall be raised to cancel the executed Sale Deed and shall be responsible for any objection to arise in future regarding the existence of such a Sale Deed.

4. The Second party relinquished all his rights in respect of the said property to the First Party.

In witnesses whereof the first and second parties have put their signature in presence of the attesting witnesses after knowing the contents of this Deed as read over explained and made known to them in their full state of mind on the day, month and year appearing at the outset of this Cancellation Deed.

WITNESSES: Signature of the First party

1.

Signature of the Second party

2.

Drawn up by:

3

IN WITNESSES WHEREOF, the parties hereto have signed this Deed in presence of the attesting witnesses after having fully understood the contents of the Deed as having read out and explained by the writer of this Deed as after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES:

SIGNATURE OF THE DONOR

SIGNATURE OF THE DONEE

Drawn by:-

Amendment of Trust

“SOCIO-ECONOMIC DEVELOPMENT TRUST”

Regn. No. 1469 of 4th August, 1997

This Deed of Amendment of Trust is made on the th day of June 2013 between **Irengbam Bharat Singh** S/O Irengbam Tomba Singh , by occupation, Social Worker a resident of Palace Compound Near Postal Colony, Imphal East, P.O & P.S. Imphal, Manipur, India ( hereinafter referred to as the “SETTLOR” ) of the one part.

AND

1. **Irengbam Sonamani** S/O I. Tomba Singh of Palace Compound Imphal, Imphal East District, Manipur .

2. **Kunjarani Guruaribam** D/O GA. Bangkabihari Sharma of Wangkhei Koijam Leikai, Imphal East District, Manipur ( hereinafter referred to as the “TRUSTEES”) of the other part.

Whereas, Deed of Trust dated 4th August, 1997 which is registered in book No. 1 Volume No. at Page No. to under1469 of 4th August, 1997 in the office of Sub Registrar (HQ) Imphal ( hereinafter called the “PRINCIPAL DEED” ).

this deed is amendmentded to the

Whereas, in the principal Deed Irengbam Bharat Singh S/O Irengbam Tomba Singh , by occupation, Social Worker a resident of Palace Compound Near Postal Colony, Imphal East, P.O & P.S. Imphal, Manipur, India ( hereinafter referred to as the “SETTLOR” )

SALE DEED

Sd/- Ch. Bimola Devi

This SALE DEED is made on this 22nd day of July, 2013 between Chabungbam ningol Kangbam ongbi Bimola Devi W/O Mangi Singh of Thangmeiband Yumnam Leikai, Imphal West District, Manipur ( hereinafter called "the Vendor” which expression shall unless repugnant to the context be deemed to include her heirs, representatives and assigns) of the one part. AND Elangbam ningol Konsam Babita Devi W/O Pravninkumar Singh of Thangmeiband Yumnam Leikai, Imphal West District, Manipur­ ( hereinafter called the "Vendee" which expression shall unless repugnant to the context be deemed to include her heirs, representatives and assigns ) of the other part.

Whereas, the said Vendor was the absolute owner possessor and recorded pattadar of the homestead land measuring .0061 hectare sd/- Illegible covered by C.S. Dag No. No. 2069/2458 under Patta No. 90/249,27(old)/ 2661/3161(new) situated at Revenue Village No. 90- Thangmeiband, Imphal West Tahsil. The said land include Unit 2 (xxii),(ii) of Minimum Guidance Value of Land. Sd/- Illegible

2 Sd/- Ch. Bimola Devi

And Whereas, by a sale deed No. 1667 dated 20/6/2005 in the office of the Sub Registrar, Porompat the name of the Vendee was entered in the relevant Land Records Vide Mutation Case No. 222/AS&SO/IW-I dt. 22-6-2005, in respect of the said land which is morefully described in the schedule. But registration of the said sale deed in the office of the Sub-Registrar, Porompat is not the Jurisdiction of the said land.

And whereas, the said Vendor has agreed to execute sale deed in favour of the Vendee in proper Jurisdiction i.e. Sub-Registrar (HQ)Imphal and said   
Vendor further resell, transfer and convey the said land which is morefully described in the schedule for a sum of Rs. 73,000/-( Rupees seventy three thousand ) only unto the said Vendee and the said Vendee as also agreed to purchase the said land under the following terms and conditions.

NOW THIS DEED WITNESSES AS FOLLOWS.

1. That, in pursuance of the aforesaid agreement to sell, the said Vendor does hereby sell, transfer and convey the said land which is hereunder described in the schedule below unto the said Vendee "TO HAVE AND TO HOLD" the same as the absolute owner forever. Sd/- Illegible

3 Sd/- Ch. Bimola Devi

1. That, by way of consideration for the said sale, transfer and conveyance, the said Vendee has paid a sum of Rs. 73,000/-( Rupees seventy three thousand ) only the receipt whereof the said Vendor does hereby acknowledge unto the said Vendee and the said vendor does hereby admit and confirm that now nothing is due from the said Vendee
2. That, the Vendor does hereby declare and confirm that she has relinquished all her rights, interest and title in respect of the aforesaid sold land as described in the schedule below unto the said Vendee.
3. That, the Vendor has today redelivered the actual physical possession of the aforesaid sold land which is morefully described in the schedule below unto the said Vendee.
4. That, the said Vendor does hereby assure unto the said Vendee that she has a clean and marketable title in respect of the aforesaid sold land which is described in the schedule and the same is free from all encumbrance and there is no litigation pending before any Law Court.

**13**

1. That, the said Vendor further covenant that if it transpires that their aforesaid land hereby sold and conveyed by them as hereunder described in the schedule is not free from all encumbrances as hereinbefore stated by them, the Vendor, their heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, their heirs, representatives and assigns and will be bound to make a good and compensate against any losses or damages sustained by them.

Sd/- Ch. Bimola Devi

4

SCHEDULE

( description of the sold land)

The homestead land measuring .0061 hectare sd/- Illegible covered by C.S. Dag No. No. 2069/2458 under Patta No. 90/249,27(old)/ 2661/3161(new) situated at Revenue Village No. 90- Thangmeiband, Imphal West Tahsil which is bounded on the :-

North : by the land of K. Pravinkumar Singh

South ; by the land of A. Jayenta Singh

East : by the land of Ch. Bimola Devi

West : by the Road.

Sd/- Illegible

3

1. That, by way of consideration for the said sale, transfer and conveyance, the said Vendee has paid a sum of Rs. 1,70,000/-( Rupees one Lakh Seventy Thousand) only the receipt whereof the said Vendor does hereby acknowledge unto the said Vendee and the said vendor does hereby admit and confirm that now nothing is due from the said Vendee.
2. That, the Vendor delivered Jamabandi copy of the said so sold, homestead land to the Vendee and the same is free from all encumbrance and there is no litigation pending in any Law Court

9

SCHEDULE

( description of the land hereby sold by the Vendor )

A portion of homesteadland on the Southern side measuring .01575 hectare out of .0315 hectare under patta No. 570 ang (old) corresponding to new patta No. 5023/5662 covered by C.S. Dag No. 8108/8519 situated at Revenue Village No. 85-Sagolband, Imphal West Tahsil which is bounded by :-

North : by the share portion Co-pattadar No. 1 ( H. Shyamjai Singh )

South : by the homesteadland of Th. Ibotomcha Singh

East : by the lambi

West : by the homesteadland of Th. Ibotomcha Singh

**ACKNOWLEDGEMENT RECEIPT**

I, Thokchom Chandrahas Singh S/O (L) Parijat Singh of Yurembam, Imphal West District, Manipu , do hereby received a sum of Rs. 5,00,000 /- ( Rupees Five lakh) only from Thokchom Premkanta Singh /O (L) Deban Singh of Yurembam Makha Leikai, Imphal west District, Manipur­, Manipur­ for sale of my agricultural( Anganphou class) under patta NO.626(new) dag No. 1025, measuring an area .69 acre situated at Village |No. 79- Yurembam on this 19 th day August, 2013.

Signature of Receiver

DEED OF CANCELLATION

This Deed of Cancellation is made on this 5th January, 2013 betwee Shri Akoijam Subhachandra Singh S/O (L) Mani Singh of Thoubal Wangma Taba, Thoubal District, Manipur ( hereinafter called the 1st party/Mortgagor ) of the one part AND Surensangbam Padamkumar Singh S/O Nillo Singh of Kakwa Naorem Leikai, Imphal West District ( hereinafter called the 2nd party/Mortgagee )

Whereas, the 1st party and 2nd party execute a Mortgage Deed on 20/10/2012 in the Office of Sub-Registrar, Porompat and Registered in Book No.I , Volume No. XVII, page No. 97/98. And Whereas, both parties have agreed to Cancel the said Deed and the Mortgagor has paid the principal amount with interest to the Mortgagee and the Mortgagee received the said amount in fu

5

SALE DEED

This SALE DEED is made on this 28th day of March, 2014 between Kangabam Anita Devi W/O Ibotomba Singh of Kangambam Leikai, Imphal West District, Manipur ( hereinafter called "the Vendor” which expression shall unless repugnant to the context be deemed to include her heirs, representatives and assigns) of the one part.

AND

Sultina Razia W/O M.A Razaque of Minuthong Hatta, Imphal East District, Manipur­ ( hereinafter called the "Vendee" which expression shall unless repugnant to the context be deemed to include his heirs, representatives and assigns ) of the other part.

Whereas, the said Vendor is the absolute owner possessor and recorded pattadar of the homestead land (1st Class Shop Site) under patta No. 191,304(old)/45(new) covered by C.S. Dag No. XVI/395 measuring an area .0059 hectare situated at Revenue Village No. 87(A)- Khwai Bazar, Imphal West Tahsil.

And whereas, the Vendor has agreed to sell, transfer and convey the said land i.e. .0057 hectare which is morefully described in the schedule below for a sum of Rs. 8,00,000/-( Rupees Eight Lakh ) only unto the said Vendee and the said Vendee as also agreed to purchase the said land under the following terms and conditions.

NOW THIS DEED WITNESSES AS FOLLOWS.

1. That, in pursuance of the aforesaid agreement to sell, the Vendor does hereby sell, transfer and convey the said land which is also hereunder described in further details in the schedule unto the said Vendee "TO HAVE AND TO HOLD" the same as the absolute owner forever.

2. That, by way of consideration for the said sale, transfer and conveyance, the said Vendee has paid a sum of Rs. 8,00,000/-( Rupees Eight lakh ) only unto the said vendor, the receipt whereof the said Vendor does hereby acknowledge unto the said Vendee and the said vendor does hereby admit and confirm that now nothing is due from the said Vendee.

3. That, the said Vendor does hereby declare and confirm that she has relinquished all her rights, interest and title in respect his aforesaid sold land which is also hereunder described in further details in the schedule unto the said Vendee.

4. That, the said Vendee shall mutate his name into the Record of Rights as the owner and the pattadar in respect of the aforesaid purchased land which is hereunder described in further details in the Schedule.

5.That, the Vendor has today delivered the actual physical possession his aforesaid sold land which is hereunder described in further details in the schedule unto the said Vendee.

6.That, the said Vendor does hereby assure unto the said Vendee that she has a clean and marketable title in respect of the aforesaid sold land which is described in the schedule and the same is free from all encumbrance and there is no litigation pending before any Law Court.

7.That, with execution of this Sale Deed the purchaser becomes the full and absolute owner of the said land with all interest connected herewith as aforesaid as fully described in the schedule herein below and the purchaser his heirs, administrators and assigns shall hold, possess, enjoy and utilized the same and shall be competent to sell, transfers or to do anything with the same as full and absolute owner thereof.

**SCHEDULE**

(description of the land hereby sold )

The homestead land (1st Class Shop Site) under patta No. 191,304(old)/45(new) covered by C.S. Dag No. XVI/395 measuring an area .0059 hectare situated at Revenue Village No. 87(A)- Khwai Bazar, Imphal West Tahsilwhich is bounded by :

North ; by the land of P. Arunkumar Singh

South ; by the land of Bijoy Singh

East ; by the land of Md. Mangi

West ; by the land of Approach Road

In Witnesses whereof the parties hereto have signed this Sale Deed in presence of the attesting witnesses after having fully understood the contents of the Sale Deed as having read out and explained by the writer of this Deed and after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES :-

1

Signature of the Vendor

2

Signature of the Vendee

Drawn up By

To

The Sub Deputy Collector

Imphal West.

Sub; - Request for Withdrawal of Caveat Petition

No. 58 of dt. 26/12/2013.

Sir,

I, have the honour to state that I would like to withdraw my Objection/Caveat Petition No. 58 of 2013 in respect of homestead land under patta No. 255/1535 (new) covered by C. S. Dag No. 2262/2601 measuring an area of .0100 hectare of Village No. 48 –Singjamei.

With Regards.

Dated 22nd April, 2014

Yours faithfully

5

1. That, the said Vendor further covenant that if it transpires that his aforesaid land hereby sold and conveyed by him as hereunder described in the schedule is not free from all encumbrances as hereinbefore stated by him, the Vendor, his heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, his heirs, representatives and assigns and will be bound to make a good and compensate against any losses or damages sustained by him or them or anybody else.

4

**12**

1. That, with execution of this Sale Deed the purchaser becomes the full and absolute owner of the said land with all interest connected herewith as aforesaid as fully described in the schedule herein below and the purchaser their heirs, administrators and assigns shall hold, possess, enjoy and utilized the same and shall be competent to sell, transfers or to do anything with the same as full and absolute owner thereof.

4

In Witnesses whereof the parties hereto have signed this Sale Deed in presence of the attesting witnesses after having fully understood the contents of the Sale Deed as having read out and explained by the writer of this Deed and after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES :-

1

Signature of the Vendor

2

Signature of the Vendee

Drawn up By:-

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**SCHEDULE**

(description of the land hereby sold )

Agriculturalland ( phourel class ) measuring an area 1.20 acre covered by C.S. Dag No. 1163 under patta No. patta No. 313 (old)/648/947 (new) situated at Revenue Village No. 49-Mayang Langjing, Imphal West Tahsil Imphal West Tahsil which is bounded by :-

North : by the Dag No. 1005 & 1056

South : by the Dag No. 1164 & 1166

East : by the Dag No. 1162

West : by the dag No. 1166,1167,1168 & 1169

1. That, the said Vendor further covenant that if it transpires that his aforesaid land hereby sold and conveyed by him is not free from all encumbrances as hereinbefore stated by him, the Vendor, his heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, his heirs, representatives and assigns and will be bound to make a good and compensate ten times of consideration amount against any losses or damages sustained by them.

**SCHEDULE**

(description of the sold land)

The homesteadland measuring an area .0090 hectare covered by C.S. Dag No. 2065/2489 under patta No. patta No. 48/560(old)/198/1140 (new) situated at Revenue Village No. 48- Singjamei, Imphal West Tahsil which is bounded on the :-

North : by the Dag No. 2065

South : by the Dag No. 2534

East : by the Dag No. 2065

West : by the Dag No. 2422 and Road.

1. That, the said Vendor further covenant that if it transpires that his aforesaid land hereby sold and conveyed by him as hereunder described in the schedule is not free from all encumbrances as hereinbefore stated by him, the Vendor, his heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, his heirs, representatives and assigns and will be bound to make a good and compensate against any losses or damages sustained by him or them or anybody else.

4

In Witnesses whereof the parties hereto have signed this Sale Deed in presence of the attesting witnesses after having fully understood the contents of the Sale Deed as having read out and explained by the writer of this Deed and after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES :-

1

Signature of the Vendor

2

Signature of the Vendee

Drawn up By:-

LEASE AGREEMENT

4

1. That, the said Vendor further convenant that if it transpires that his aforesaid land hereby sold and conveyed is not free from all encumbrances as hereinbefore stated by him and if this present transaction is going to be cancelled because of any kind of encumbrances the Vendor or his legal heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, his legal heirs, representatives and assigns and will be bound to make a good and compensate to the vendee against any losses or damages sustained by making payment of fifteen times of the consideration amount mentioned in this deed by the Vendor or his legal heirs, as the case my be.
2. That, with execution of this Sele Deed the purchasers becomes the full and absolute owner of the said land with all interest connected herewith as aforesaid as fully described in the schedule herein below and the purchaser his heirs, administrators and assigns shall hold, possess, enjoy and utilized the same and shall be competent to sell, transfers or to do anything with the same as full and absolute owner thereof.

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**LEASE AGREEMENT**

This agreement is made on 5th December, 2012 R.K. Bin Bin S/o (L) R.K. Madhuryajit Singh of Yaiskul Janmasthan, Imphal West District, Manipur ( hereinafter called the Lessor ) and Ruth Ngoruh D/o Ngoruh Babilon Monsang of Japhou Village, P.O. & P.S. Chandel, Chndel District, Manipur at present RIMS Nurses Quarter Type IV, House No.40, Lamphel, Imphal West District, Manipur ( hereinafter called the Lessee) in respect of a Room lease out described below under the terms and conditions hereinafter mentioned.

DESCRIPTION OF LEASE PROPERTY

1. The building R.C.C. structure named Room No.16,17,18&19 ( Sixteen, Seventeen, Eighteen and Nineteen) in the 1st floor having an area of ( 40X23 ) sq.ft. inside the said building having a total area of ( 120X90 ) sq. ft. which is standing inside the Western side of the patta land under patta No.34(old)/318(new) under Dag No. 3/470 mesuring an area of .24 acre of Ingkhol Classs situated at Village No. 25(A) Kabo Leikai. The said lease property/room is bounded on the South -National Highway (Ukhrul road),north & east- land of lessor, West- room 2.
2. The lessee has agree to take on Lease and the lessor has agreed to given to give on lease the said building/room i.e Room No.16,17,18&19 described above, situated at Khuman Lampak (Kabo Leikai ), Imphal East, Manipur for a period of 1 (one) years for running a shop by the lessee. The said room has been leased in favour of the lessee on a monthly rent/rate of Rs. 12,000/- ( Rupees Twelve thousand ) only payable each month in advance on or before the 5th, thereof to the lessor at his premises.

2

If the lessee has fail to pay the rent for two consecutive months, the due rent shall be adjusted from the deposited advance money, a sum of Rs. 8,00,000/- ( Rupees Eight lakh ) only which has been advance by the lessee to the lesssor for the purpose of security for the running the same.

1. That, the Lessee undertakes that she shall repair (minor) the Building/  
   Room and shall keep same fit for running the shop.
2. That, the Lessee shall pay electric charges for the said shop.
3. That, the Lessor and the Lessee has agreed that the working hour of the said shop shall be 7 a.m. to 7 p.m. in the winter season and 6 a.m. to 8 p.m. in the Summer.
4. That the Lessor shall agree to pay the land revenue charge of the premises
5. That, the Lease is renewable from time to time after expiry of the said period 1(one) years.
6. That, the Lessee will not transfer, mortgage or sub-let the said room during the period of the Leasee.
7. That, the security deposit (Money) of the said building/room should be refunded when the Lessee has demanded to shift to another place of the reporting before 3 (three) months notice to the Lessor.

3

1. That, the Lessor has given delivery of the possession of the building/room so lease in favour of the lessee and the Lessee has taken possession of the same
2. That, this agreement is also binding upon all the heirs, successors in the interest of the Lessor and Lessee.
3. That, in case, however, any destruction by acts of God or natural demolition there of and otherwise of the premises, the Lessor shall be bound to rebuild, re-erect or effect such major repairing itself within the said period of such destruction or injury and the recoup itself from the insurance money if received from the insurer, if possible.

In witness whereof the parties above mentioned have signed this Agreement/deed in token of acceptance of the terms and consitions there of this 5 th December, 2012.

Witness:

**Signature of the Lessor**

**Signature of the Lessee**

Drawn by:

Advocate. MORTGAGE DEED

This Deed of Mortgage is made on this 14th Day of December, 2009 between Philem Yaima Singh S/O (L) Ph. Thambaljao Singh of Moirang Panshang Leikai, Bishnupur District, Manipur, (hereinafter called the MORTGAGOR) of the one part AND Konjengbam Suresh Singh S/O K. Manihar Singh of Moirang Mairembam Leikai, Bishnupur District, Manipur (hereinafter called the MORTGAGEE) of the other part.

Whereas, the Mortgagor is the absolute owner, possessor and recorded pattadar of the agricultural land (Phourel class) measuring an area of 1.00 (one point zero zero) acre covered by C.S.Dag No.1396/1566 under Patta No. 635/Angsh (Old)/850/1727 (New) Moirang Tahsil of 51-Ngangkhalawai Village which is morefully described in the schedule below.

Whereas, the said Mortgagor has agreed to mortgage his agricultural land measuring 1.00 acre which is morefully described in the schedule below for a sum of Rs. 50,000/-(Rupees fifty thousand**)** only unto the said mortgagee for a period of one year @ 4% per month and the mortgagee said has also agreed to the same.

NOW THIS DEED WITNESSES AS FOLLOWS:

1. That in pursuance of the said agreement and in consideration of the said sum of Rs. 50,000/-(Rupees fifty thousand) only paid to the Mortgagor by the mortgagee, the receipt of which the mortgagor do hereby acknowledged and confirm.
2. That the Mortgagor will repay the consideration amount within 1(one) years from the date of execution of this deed.
3. That, the Mortgagor will pay interest annually at the rate of 4%(four per cent) per month to the Mortgagee.
4. That, this deed further witnessed that as a security for the repayment of the said loan with interest the Mortgagor do hereby charge, assure and mortgage by way of simple mortgage to the said mortgagee, the aforesaid land as mentioned above the particulars of which are more fully described in the schedule below.

If any third party objection or claim has arisen on the mortgaged property, the mortgagor shall be responsible for this mortgage and further the mortgagor assures that in case of their failure to redeem the mortgage property on the said due date, the mortgagor has no objection to the legal action being taken up by the mortgagee to recover the full amount of principal amount and the interest secured thereof.

S C H E D U L E

The agricultural land measuring an area of 1.00 acre of Phourel class covered by C.S.Dag No. 1396/1566 under Patta No.635 Angsh (Old)/850/1727 (New) Moirang Tahsil of 51- Ngangkhalawai, which is bounded on the:

North: by the land of Salam Shyamkishwor Singh;

South: by the Uyung Makhong Lambi;

East :- by the land of Ningthoujam Ibobi Singh ; and

West : by the land of Moirangthem Matum Singh.

IN WITNESSES the parties hereto set their hands by way of execution of this deed as read over, explained and made known to them in their full state of mind on the day, month and year appearing at the outset of this Mortgage Deed.

Signed in presence of

WITNESSES: Signature of the Mortgagor

1.

(Laishram Deben Singh)

Signature of the Mortgagee.

2.

( Chirom Sukumar Singh)

Drawn up by:

And whereas, by an unregistered sale deed (kutcha sale deed) the said Vendor had sold a portion of land on the eastern side measuring .045 acre out of the said land measuring .095 acre to the Vendee which is morefully described in the schedule for a sum of Rs. 2,00,000/-( Rupees Two lakh ) only unto the said Vendee , In pursuance of the said sale the name of the vendee had already mutated in the relevant land Record Vide Mutation Case No. 345/ SDC/IW/P/13 dated 17/4/13 in the Court of SDC Patsoi.

And Whereas, the vendor is ready and has agreed to register the earlier Kutcha sale deed of the said sold property in favour of the Vendee.

NOW THIS DEED WITNESSES AS FOLLOWS.

1. That, in pursuance of the aforesaid agreement to sell, the said Vendor does hereby sell, transfer and convey the said land which is hereunder described in the schedule below unto the said Vendee "TO HAVE AND TO HOLD" the same as the absolute owner forever.

4

1. That, by way of consideration for the said sale, transfer and conveyance, the said Vendee had paid a sum of Rs. 2,00,000/-( Rupees two lakh ) only the receipt whereof the said Vendor does hereby acknowledge unto the said Vendee and the said vendor does hereby admit and confirm that now nothing is due from the said Vendee.
2. That, the Vendor does hereby declare and confirm that he has relinquished all his rights, interest and title in respect of the aforesaid sold land as described in the schedule below unto the said Vendee.
3. That, the Vendor had delivered the actual physical possession of the aforesaid sold land unto the said Vendee.

5

SCHEDULE

( Description of Sold Land )

A portion homesteadland on the eastern side measuring an area.045 acre out of .095 acre covered by C.S. Dag No. 1491/1715 under Patta No. 74 angash(old)/234/1137(new) situated at Revenue Village No. 80- Patsoi, Imphal West Tahsil, which is bounded on the :-

North :- by the L. Pramo Devi

South :- by the land of N. Sanatombi Devi

East :- by the Inter Village Road

West :- by the land N. Nobindro Singh

IN WITNESSES WHEREOF, the parties hereto have signed this Sale Deed in presence of the attesting witnesses after having fully understood the contents of the Sale Deed as having read out and explained by the writer of this Deed as after having admitted the same to be true and intended on the Day, Month and Year first mentioned above.

WITNESSES.

1.

SIGNATURE OF THE VENDEE

2

SIGNATURE OF THE VENDOR

Drawn by:-

1. That, the said Vendor further covenant that if it transpires that her aforesaid land hereby sold and conveyed by her as hereunder described in the schedule is not free from all encumbrances as hereinbefore stated by her, the Vendor, her heirs, representatives and assigns will be civilly and criminally liable unto the said Vendee, her heirs, representatives and assigns and will be bound to make a good and compensate against any losses or damages sustained by her or them.