

SALE DEED OF AN AGRICULTURE LAND Revenue Block/Survey No. ....Hr..... Are of .....(sim) in the Registration District & Sub-District .....for Rs. ..../-.

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THIS SALE DEED MADE AT .....on .....th day of ..... BETWEEN :

....., aged about....., occupation :....., residing at ..... hereinafter called "The Vendor". (Which expression shall unless repugnant to the context or meaning thereof be deemed to include his heirs, executors, administrators, assignees etc. of the ONE PART).

....., aged about....., occupation :....., residing at .....hereinafter called "The Purchaser". (Which expression shall unless repugnant to the context or meaning thereof be deemed to include his heirs, executors, administrators, assignees etc. of the OTHER PART).

WHEREAS the Vendor is absolutely seized and possessed or otherwise well and sufficiently entitled to the piece or parcel of an Agriculture Land bearing Revenue Block/Survey No. ....admeasuring about Hr..... Are, Akar Rs..... Paisa of Computer A/c. No. ....of ..... in the Registration District & Sub District....., more particularly described in schedule, and hereafter called as THE SAID LAND, agreed with the Purchaser to sell to him to the Purchaser. The said land free from any encumbrances.

WHEREAS the Vendor have agreed to sell to the Purchaser and other has agreed to purchase THE SAID LAND for Agriculture use described in the schedule for consideration of the sum of Rs..... /- (i.e. Rupees .....Only) and WHEARAS the purchaser have paid Rs..... /- to the Vendor on or before of the execution of THIS DEED by following manners:-

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Total Rs...../- (i.e. Rupees .....Only) to the Vendor on or before the execution and the payment whereof the Vendor do hereby admit and acknowledge and from the same and every part thereof forever acquit, release and discharge the Purchaser. The Vendor do hereby grant, sale, assign, release, convey and assure unto the Purchaser forever the freehold an Agriculture Land for Agriculture Use i.e. THE SAID LAND being at ..... in the Registration District & Sub District ....., bearing Revenue Block/Survey No. .... bearing Computer A/c. No.....and Akar Rs..... Paisa Agriculture land, more particularly described in the schedule hereunder written and called as THE SAID LAND.

WHEREAS the Vendor do hereby handover the actual and vacant possession of THE SAID LAND with all rights, title, interest, easements, right of way, and all privileges connected with THE SAID LAND. Now the Vendor have no interest, title, rights over THE SAID LAND. That the Purchaser shall hereafter peaceably hold, use and make construction after taking the N. A. Permission and enjoy the same as his own properties without any hindrance, interruption, claim or demand by or from the Vendor, or any other person or persons.

AND IT IS HEREBY further declare and assure by The Vendor that the title of THE SAID LAND is clear and marketable and the said land is not transferred or assigned to anybody by sale, gift, mortgage, agreement for sale or any other agreement. And the Vendor have not created any encumbrance or equitable mortgage and there is no any case, suit, proceedings, appeal, application or reversion pending before any Court of Law and in any Government offices. And the Vendor have not done any things whereby the said land may be subject to any attachment or lien of any Court or person whatsoever.

WHEREAS the Vendor assure and represent that there are no arrears of assessment, taxes of Gram Panchayat or Government pending for the said land sold hereunder this sale deed and that if there be any due or outstanding up to this day the same shall be paid by the Vendor. All taxes due hereafter for the said land shall be paid by the Purchaser.

The Vendor agree that mutation be made for this sale in favour of the Purchaser in Pani Patrak record at ..... and the Vendor give hereby authority to the above authorities to make mutation for this sale in record in favour of the Purchaser in the absence of Vendor, on the basis of this sale deed.

All the expenceses of this sale-deed like Stamp Duty, Registration fees, etc, bears by the Purchaser. The Vendor have no libility of the said expenceses.

**SCHEDULE OF AN AGRICULTURAL LAND**

**ABOVE REFFERED TO**

All THAT Piece or Parcel of an Agriculture land situated lying and being at ..... in the Registration Distict & Sub-District ....., bearing Revenue Block / Survey No..... of Computer A/c. No. .... and Akar Rs. ....Paisa, admeasuring about Hr..... Are an agriculture land of Old Tenure bounded as follows :-

On or towards East By :

On or towards West By :

On or towards North By :

On or towards South By :

IN WITNESS WHERE OF The Vendor have hereunto set his hands the day and year first hereinabove written.

Signed & Delivered by

the within named THE VENDOR

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**WITNESSES :-**

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