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PAN CARD

DONOR

DONEE

GIFT DEED

Value of land Rs. /- Value of e-Stamps Rs.

Circle Rate Rs. per Sq. mtrs (cultivated land category-v)

Circle Rate Rs. /- per Sq. mtrs (un-cultivated land category-v)

Certificate No. IN-HP02111034366148P Dated 24th day of January, 2017

THIS DEED OF GIFT IS MADE at Shimla on this day of February, 2017 between

(HEREIN AFTER CALLED THE FIRST PARTY/DONOR) which expression shall include her heirs, executors, administrator, legal representatives and assigns, of the one part.

AND

(HEREIN AFTER CALLED THE SECOND PARTY/DONEE) which expression shall include his heirs, executors, administrator, legal representatives and assigns, of the other part.

...2...

AND WHEREAS the first party/donor is owner in possession of

[Redacted]

[Redacted]

[Redacted] as per Nakal Jamabandi for the year 2014-2015 which is attached herewith.

AND WHEREAS the SECOND PARTY / DONEE is the close relative of the FIRST PARTY/DONOR and the DONOR has great love and affection with the said DONEE, out of love and affection the DONOR has agreed to donate and the DONEE has also agreed to accept

[Redacted]

[Redacted]

[Redacted]

AND WHEREAS THE DONEE is the close relative of the FIRST PARTY and also belong to Himachali Agriculturist Family and has to right to take the above mentioned gifted land.

NOW THIS DEED OF GIFT WITNESSETH ASUNDER :-

IN PURSUANCE OF AFORESAID consideration the DONOR being the owner of the above mentioned land and the DONOR having subsisting right to donate / gift the above mentioned

[Redacted]

[Redacted]

[Redacted] ALONGWITH ALL

RIGHTS easement paths, drainage, right of construction etc. whatsoever the said land belonging to or in any way appertaining to or the same or with any part thereof forever in favour of DONEE.

NOW THIS DEED OF GIFT WITNESSETHAS UNDER :--

1. That the DONOR has already handed over the vacant possession of the said gifted land to the Donee on spot and the said gifted land does not falls within 1000 mtrs from the link road.
2. That the DONOR hereby undertakes and agrees to get the mutation entered in all relevant revenue records and the DONOR shall have no- objection in case the mutation of the gifted land be attested in favour of DONEE in the absence of DONOR.
3. That the land hereby gifted is free from all encumbrances, charges, claim, litigation etc. and the DONOR has sufficient right to donate the said land.
4. That the DONEE has right to construct/develop/utilize the said Gifted land and avail any kind of loan from any bank / financial institution/ Society/Govt. department for the same or sale the said land.
5. That the DONEE has right to use the above mentioned gifted land in any manner.
6. That after the transfer of above said property the doner and his legal heirs will not claim back the said said property at any time in future and will not file any court case.
7. That the stamp duty and registration charges has been borne by the donee.
8. That the second party will be liable for any type of liability/ taxes (incuding income tax) if any. All taxes and liability regarding the above said land will be borne by the second party.
9. That the DONOR and DONEE are executing this deed of gift without any mental infirmity or any undue influence or pressure from any person.
10. That there is no any type of financial transaction regarding this deed has been taken between the parties.

...4....

IN WITNESS WHEREOF the DONOR has executed this DEED OF GIFT and delivered the same to the DONEE who has also executed the same in token of acceptance thereof the day, month & year first above written.

DONOR/ FIRST PARTY

DONEE/SECOND PARTY

WITNESS No-1

WITNESS No-2

NOTE:- This Deed drafted by me under the instruction of parties. All cuttings in this deed are confirmed and this deed explained to parties in vernacular and signed in my presence.