**Sale Deed**

This DEED OF ABSOLUTE SALE executed on dated January 18, 2017 by shri Ramlal s/o shyamlal , age 32 years, residing at 1, Gayatri Nagar, University Road, Ward 30, Udaipur Rajasthan.

Hereinafter called as 1st vendor of this Sale deed.

And,

Shri Mohan s/o Sohan age 29 residing at 11, Moti Mahal, Ambamata , ward 16, Udaipur Rajasthan. Hereinafter called as Purchaser “2nd Vendor”

Whereas Vendor no 1 is the absolute owner of the house no1 , Gayatri Nagar, University Road, Ward 30, Udaipur Rajasthan and bounded by as follows:

Direction Area(Sq. Ft.) Neighbouring

On the north by

On the south by

On the east by

On the west by

Total Area of the house 3000 square feet

Carpet area of the House- 2700 sq feet

Width of the Road (opening side of the house) - 30 feet

AND THAT the Vendor hereby assure and declared that he is convince deed holder and he is the sole, absolute and right full owner of the aforesaid property under the sale along with free hold rights of the land and he has full rights and power to sale and transfer the same. And the same is free from all sorts of burden, sale, mortgage, stay orders and there is no legal defect in the title of the vendor.

Therefore this property (House ), is free from all kind of litigation and completely belongs to the 1st vendor.

Therefore, for the requirement and fulfilment of personal and family needs,he is selling his house in Indian Rs. 45,00,000 in words Forty five lacs only the VENDEE (buyer) herein has also agreed to purchase the same for the said price and to the effect they entered into an agreement to sell dated .

NOW THIS DEED OF SALE WITNESSETH

1. THAT in pursuance of the aforesaid agreement and in consideration of a sum of Rs. 45, 00,000 received by the VENDOR.
2. Now the seller has complete ownership of the house.
3. That the Ramlal hereby declares with the Mohan that the Ramlal has paid all the taxes, rates and other outgoings due to Local bodies, revenue, urban and other authorities in respect of the property more fully described in the Schedule hereunder up to the date of execution of this sale deed.
4. From the date of sale deed, Mohan is the absolute owner of the house. He has complete rights, therefore Ram and his successor has no right to interfere in this house in future.
5. From the date of deed, Mohan has complete right and free to sale , dispose, transfer of the property.
6. This property is free from all kind of dues and hereafter all kind taxes will be bear by Mohan only.
7. That all expenses of this sale deed such as stamp duty, execution and registration fee, etc, has been paid by the Mohan.

IN WITNESS WHEREOF, the parties have signed and affixed their signatures t on this Sale Deed after understanding the contents of the same on the day18, January and 2017 first above written in the presence of the following witnesses:

Witnesses:

1. Name Vendor