



ভাৰতীয় নিৰ্বাচন আয়োগ
ELECTION COMMISSION OF INDIA



ভোটাৰ ফটো পৰিচয় পত্ৰ
ELECTOR PHOTO IDENTITY CARD

DZN9637336



ভোটাৰৰ নাম / Elector's Name

জতীন্দ্ৰ কুমাৰ পাল
JATINDRA KUMAR PAUL

সংশ্লিষ্ট ব্যক্তিৰ নাম / Relation Name

শশীন্দ্ৰ কুমাৰ পাল
SHASHINDRA KUMAR PAUL

লিংগ / Sex : পুৰুষ / Male

Date of Birth / Age : 52 Yrs

ঠিকনা : গাওঁ/চহৰ-সাতগাঁও (অংশ), থানা-নুনমাটি,
মহকুমা- গুৱাহাটী,

জিলা-কামৰূপ (মহানগৰ), (অসম)

Address : Vill./Town-SATGAON AREA,
P.S.-Noonmati, Sub-Divn.-Guwahati,
Dist.- KAMRUP (METRO), (Assam)

(Signature)

Date:01/10/13

Electoral Registration Officer

বিধানসভা সমষ্টিৰ নং ও নাম : 52, দিশপুৰ

Assembly Constituency : 52, DISPUR
No. and Name

খণ্ড নং ও নাম : 97, সাতগাঁও হাইস্কুল (সোঁতাখা)

Part No. and : 97, Satgaon High School
Name (R/W)

টোকা: (ক) কেৱল এই ফটো পৰিচয় পত্ৰ লগত থকাভাৱেই সাম্প্ৰতিক ভোটাৰ তালিকাত আপোনাৰ নাম থকাৰ নিশ্চয়তা প্ৰদান নকৰে। উত্তৰক নিৰ্বাচনৰ আগতে সাম্প্ৰতিক ভোটাৰ তালিকাত আপোনাৰ নাম আছে নাই অনুসন্ধান কৰি চাওক। (খ) এই পৰিচয় পত্ৰত উল্লেখ থকা তথ্যৰ ভাৱেই ভোটাৰ তালিকাত নাম পঞ্জীয়নৰ ব্যৱস্থা কৰা কেৱল ভোটাৰ তালিকা বা অন্য কাৰ্য্যকৰী প্ৰমাণ নহি হিচাপে ল'ব কৰা নহয়।

Note: (a) Mere possession of this card is no guarantee that you are elector in the current electoral roll. Please check your name in the current electoral roll before every Election. (b) Date of birth mentioned in this card shall not be treated as proof of age/ D.O.B. for any purpose other than registration in electoral roll.

2967927



43/30



Admission of 1800 exempted from Stamp duty Under the Assam Stamp Act adopted by मेघालय MEGHALAYA Schedule No. 5

03AA 974879

Sub Registrar
Nongpoh

LEASE DEED

20/5/22 THIS LEASE DEED is made on this the 1st day of May, 2022 BETWEEN SMTI. JOPSIMON PHANBUH, wife of (L) T.H. Rangad, aged about 72 years resident of Umsohsun, Shilong, East Khasi Hills District, Meghalaya, (hereinafter called the LESSOR) which term shall unless the context otherwise requires include her heirs, successors, executors, administrators and assigns) of the one part.

-AND-

SHRI. JATINDRA KUMAR PAUL, S/o. (L) Sachindra Kumar Paul, aged about 60 years, a permanent resident of Satgaon Area, Kamrup Metro, Assam - 781171 and presently residing at Pahamkanchoh, Khanapara, Ri Bhoi District, Meghalaya - 793101 (hereinafter called the LESSEE) which term shall unless the context otherwise requires include his heirs, successors, executors, administrators and assigns) of the other part.

WHEREAS the Lessor is the absolute owner of a plots of land situated at Paham Kynshoh, Khanapara, Raid Marwet, Ri Bhoi District, Meghalaya

Fee Paid

A - 1106

R - 72.00

C/c - 216.00

20/5/22



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03AA 974880

measuring about 45,500 sq ft (More or Less) which is within the control of the Lessor and fully described in the schedule herein below.

AND WHEREAS the Lessor has agreed to lease out to the Lessee and the Lessee has agreed to take on lease the aforesaid land for the purpose of agriculture, setting up of a cow shed, residential house along with laborers camp and for any other purpose as the Lessee deem fit and proper for a period of 30 years. On the following terms and conditions:

NOW THIS AGREEMENT WITNESSESETH AS FOLLOWS:

1. In consideration of the rent hereinafter reserved and the covenants and conditions hereinafter contained to be observed and performed on the part of the **LESSEE** the **LESSOR** does hereby grant the right to agriculture, setting up of a cow shed, residential house along with laborers camp and for any other purpose as the Lessee deem fit and proper, demise by way of lease to the **LESSEE** all that piece and parcel of lands situated at Paham Kynshoh, Khanapara, Raid Marwet, Ri Bhoi District, Meghalaya measuring about 45,500 sq ft (More or



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Less), and more particularly described in the schedule below **TO HAVE AND TO HOLD** the same unto and to the use of the **LESSEE** as stated, for the term of 30 (Thirty) years commencing from the 1st May 2022 at a rental amount of Rs 24,000/- (Rupees Twenty Four Thousand) Only /- per year.

2. The LESSOR also hereby acknowledges that she has received the amount for the Lease Period.

3. That the Lessee shall hold the premises hereby demised to him with effect from 1st May 2022 for a period of 30 years.

4. That the Lessor shall ensure that no disturbance is caused which will affect the smooth operation of the leasehold right of the Lessee in the demised premises.

5. That henceforth the land as mentioned and more particularly described in the schedule below stands leased out to the Lessee for a period of 30 years.

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6. That the Lessee shall be entitled to cultivate, setting up of a cow shed, residential house along with laborers camp and for any other purpose as the Lessee deem fit and proper with all liberties, obligations and rights mentioned in this agreement.
7. That the Lessee shall be entitled to excavate, dig or other wise use the demised premises or any part thereof as he may deem fit and shall be entitled to all the rights of easements and access appertaining to the demised premises and for such purpose shall be entitled to remove the soil or earth from the demised premises and deposit the same in nearby land in consultation with the owners of nearby lands.
8. That the Lessee shall have full authority to mortgage the land to any financial institution/ institutions for the purpose of raising funds for the development etc. in respect of the demised premises.
9. The LESSEE shall have the right to undertake any construction works in the demise premises in any manner as the LESSEE deems fit and proper with the understanding with the LESSOR.



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10. The trees, bamboos or any kind of stones which are found in the land can be utilize by the LESSEE in any manner as required by the LESSEE for the any purpose.
11. The LESSEE is at liberty to construct road leading to the land as per his requirements without encroaching or trespassing into the land of the adjacent land owner and can construct road within the demise premises and use the same as he may deem fit.
12. The LESSEE shall be solely responsible and liable for any untoward incidents if it occurred within the land during the lease period.
13. That within the Lease period the LESSEE can undertake work as much as he can with the help of laborers or machine.
14. That the LESSEE shall have the right to sub-lease the demised premises to any individual, domestic or multinational company for undertaking any activities and following all statutory guideline as may

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be required. The LESSOR hereby confirm that she has no objection to such sub lease to any individual domestic or multinational company.

15. That the LESSEE shall be entitled to create any charge in respect of the land, shown in the schedule below, within the stipulated period of lease in favour of anybody whatsoever the LESSEE deems fit and proper.

16. The lease shall be for a period as stipulated and agreed above, upon the expiration of the original term the lease shall be automatically renewed for another period of 30 (Thirty) years and upon the expiry of the renewal term of the lease, the lease shall be automatically renewed for another period of 30 (Thirty) years. During any renewal term of the lease, the terms, conditions and provisions set forth in this Lease shall remain in effect unless modified.

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SCHEDULE

All that piece and parcel of land situated at Paham Kynshoh, Khanapara, Raid Marwet Ri Bhoi District, Meghalaya, measuring about 45,500 sq ft (More or Less) and bounded as follows:

NORTH: Land of Smti. Jopsimon Phanbuh
SOUTH: Land of Smti. Jopsimon Phanbuh
EAST: Land of Smti. Jopsimon Phanbuh and common road
WEST: Land of Smti. Jopsimon Phanbuh

AREA: 45,500 sq ft (More or Less)

IN WITNESS WHEREOF the parties herein have signed and executed these presents on the day, month and year first above-written.



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WITNESSES Suman Paul



Name: Suman ch. Paul
Father's Name: Jatindra K. Paul
Age: 38
Address: Guwahati
Occupation: Business

J. Phantulu
LESSOR



J. Paul



Rangad
Name: Amy S. Rangad
Father's Name: (L) Dr. M.R. Diengdeh
Age: 79 yrs
Address: Labon, Shillong, East Khasi Hills
Occupation: Retired Govt Servant.